



Building Performance Improvement Board

11/20/2024

Learn more at <https://www.montgomerycountymd.gov/green/energy/beps.html>

Agenda

- **Admin Items**
- **General Updates**
 - **FY25 Low and Middle Income (LMI) Electrification Grant Program**
 - **Energy Summit Presentation RFP**
 - **DEP Climate Engagement PMI recruitment**
- **Potential Site EUI Modifications**
- **Proposed Denver BEPS Policy Updates, Target Cap**



Administrative Items

Actions

- Approve 10/16 meeting notes



General Updates

FY25 Low and Middle Income (LMI) Electrification Grant Program

The Department of Environmental Protection (DEP) and the Office of Grants Management (OGM) is soliciting grant applications from nonprofits for one competitively selected federally funded subgrantee to upgrade one or more low-income communities with energy-efficient electric appliances, heating, and hot water systems.

The goal of the grant project is to complete fuel-switching activities in at least 30 single-family units or at least 1 multifamily building serving at least 15 units. The single award will total roughly \$1.8 million.

This is the first County grant program funded by a Federal grant. Learn more:

<https://mcmdgrants.smapply.org/prog/FY25LMI-Electrification/>

Grant program will use a multi-stage application process. In the First Stage/Eligibility Screening, applicants will submit basic organizational details and summary information that broadly outlines their eligibility, proposed eligible affordable housing communities, and ability to fulfill the terms of the Federal grant requirements. **First stage applications due Nov 21, 2024, 11:59 PM.**

Energy Summit Presentation RFP

- The Montgomery County Department of Environmental Protection (DEP) is seeking proposals for the educational sessions that will be part of the 12th Annual Montgomery County Energy Summit. The summit's theme, "Beyond Benchmarking: Navigating Energy Performance," will explore advanced strategies and innovations in building energy performance.
- The summit will take place April 8-9 at the Silver Spring Civic Building at Veterans Plaza.
- **Proposals for educational sessions are due Friday, Dec. 6.**
- <https://mcenergysummit.org/request-for-proposals/>

DEP Climate Engagement PMI recruitment

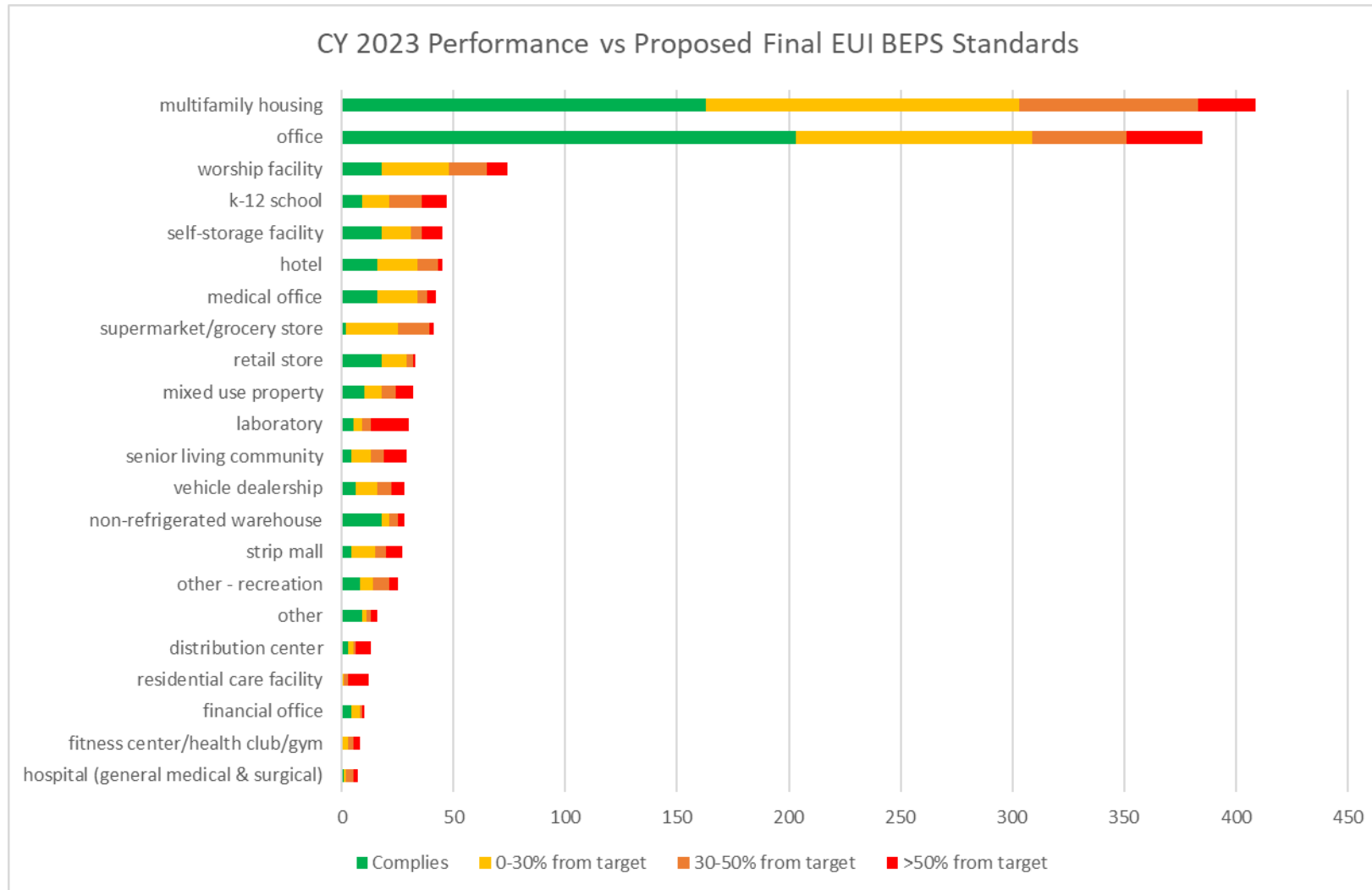
- The Department of Environmental Protection is seeking a Program Manager I (Download PDF reader) to join the Energy, Climate, and Compliance Division to engage the community as partners in climate action. This position will lead a range of climate-related engagement and communication activities, with a particular focus on efforts to involve underserved community members who are likely to feel the impacts of climate change most acutely.
- Apply by 12/2:
<https://www.governmentjobs.com/careers/montgomerycountymd/jobs/4711202/program-manager-climate-engagement-program-manager-i-grade-23>



Potential Site EUI Modifications

Context: Site EUI Standards

- DEP now has CY 2023 benchmarking reports for almost 90% of covered buildings
- Property types with 7 or more buildings distance from final EUI standards (buildings “in compliance” only):



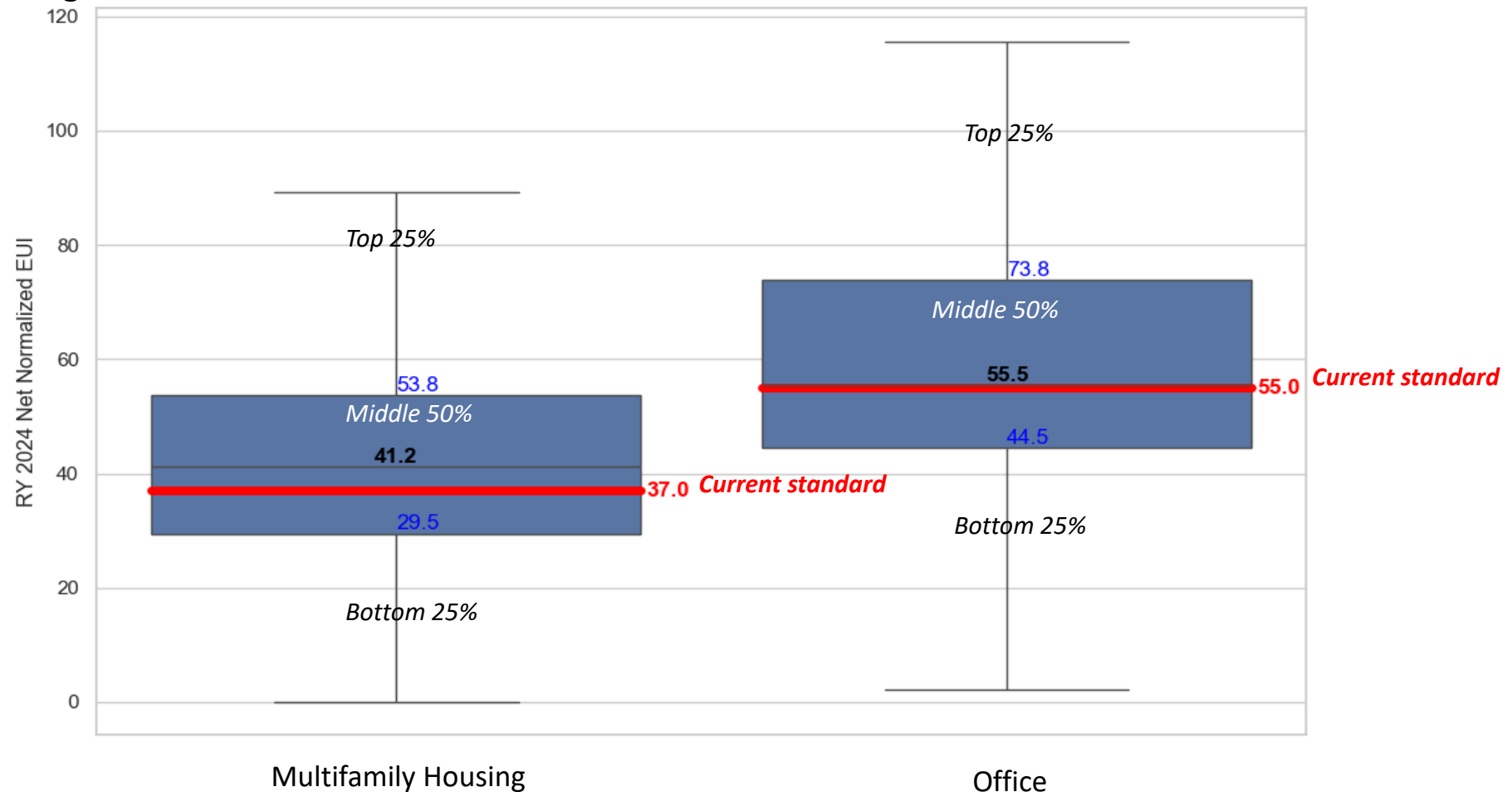
Context: Site EUI Standards

Primary Building Type	Count of Buildings					% of Buildings			
	Complies	0-30% from target	30-50% from target	50%+ from target	Total Buildings	Complies	0-30% from target	30-50% from target	50%+ from target
All buildings	554	452	268	210	1484	37%	30%	18%	14%
multifamily housing	163	140	80	26	409	40%	34%	20%	6%
office	203	106	42	34	385	53%	28%	11%	9%
worship facility	18	30	17	9	74	24%	41%	23%	12%
k-12 school	9	12	15	11	47	19%	26%	32%	23%
hotel	16	18	9	2	45	36%	40%	20%	4%
self-storage facility	18	13	5	9	45	40%	29%	11%	20%
medical office	16	18	4	4	42	38%	43%	10%	10%
supermarket/grocery store	2	23	14	2	41	5%	56%	34%	5%
retail store	18	11	3	1	33	55%	33%	9%	3%
mixed use property	10	8	6	8	32	31%	25%	19%	25%
laboratory	5	4	4	17	30	17%	13%	13%	57%
senior living community	4	9	6	10	29	14%	31%	21%	34%
non-refrigerated warehouse	18	3	4	3	28	64%	11%	14%	11%
vehicle dealership	6	10	6	6	28	21%	36%	21%	21%
strip mall	4	11	5	7	27	15%	41%	19%	26%
other - recreation	8	6	7	4	25	32%	24%	28%	16%
other	9	2	2	3	16	56%	13%	13%	19%
distribution center	3	2	1	7	13	23%	15%	8%	54%
residential care facility		1	2	9	12		8%	17%	75%
financial office	4	4	1	1	10	40%	40%	10%	10%
fitness center/health club/gym		3	2	3	8		38%	25%	38%
hospital (general medical & surgical)	1	1	3	2	7	14%	14%	43%	29%

Context: 2023 Benchmarking Data: Multifamily and Office Buildings

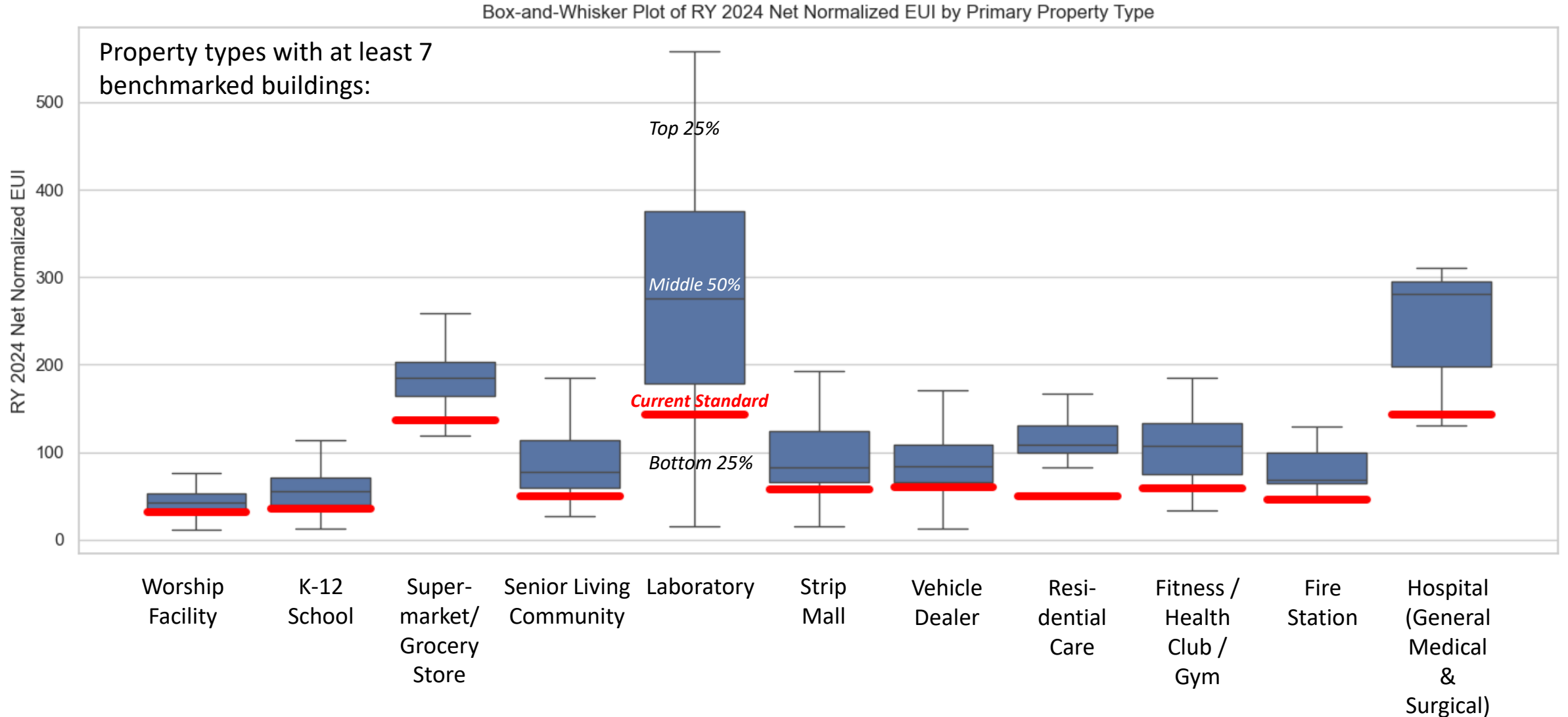
Some building types show a large percentage of buildings already meeting or near their final EUI standard. No recommended modification.

- **Multifamily – ~40% meeting final standard**
- **Office – ~50% meeting final standard**



Context: 2023 Benchmarking Data + Site EUI Standards

For some building types, fewer than 25% of buildings (or no buildings) meet the proposed standard.



Potential EUI Modification Approach

Reevaluate EUI standard for property types where:

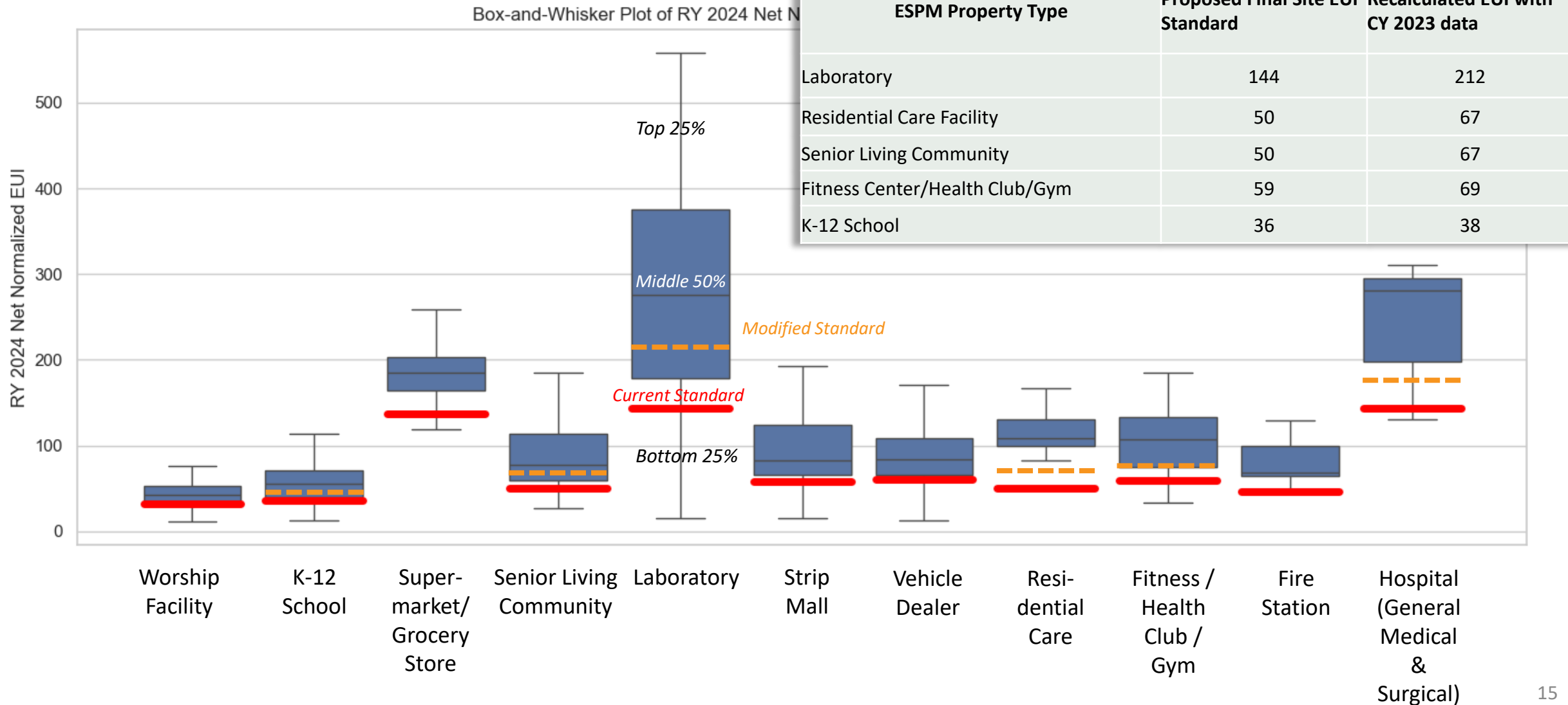
1. Fewer than 25% of buildings are currently meeting the proposed EUI standard
2. A newly calculated EUI standard is higher than the currently proposed standard

Recalculate Zero Net Carbon Compatible (ZNC) standard using latest (2023) County benchmarking data for those property types.

- ZNC standard was used previously in calculating the current EUI standards
- More local data now available, residential (senior care, residential living communities) and smaller commercial buildings (25k – 50k sq ft) have begun reporting
- If recalculated using the most recent 2023 data, EUI standards for several property types would increase

Visual: Site EUI Standards, Potential Modifications

Using screening approach + recalculating ZNC targets with latest data:



Modify site EUI standards for some building types

- **Impacts:**

- Reevaluation approach would apply to **~10% of buildings covered by law**
- May sacrifice modest energy / GHG reductions from this small building set but make EUI standards more realistic to achieve.
- Likely to reduce the number of BPIPs filed which will take owner/staff effort to complete/review.
- As proposed, most site EUI targets aligned with MD BEPS first set of regulations. Alignment is now unclear as MDE will publish site EUI targets in 2027.

Discussion

- Reactions to this concept
- Strengths
- Concerns
- Unintended consequences
- Equity



Proposed Denver BEPS Policy Updates, Target Cap

Background

- Denver BEPS has similarities to County BEPS:
 - Trajectory, EUI standards with interim targets in 2024 and 2027 and final standards in 2030
 - Renewable energy allowance
 - Timeline adjustment option (somewhat akin to the BPIP)
- Final 2030 targets were set for every Covered Building type in Denver such that 30% total weather-normalized site energy savings across all Covered Buildings is achieved

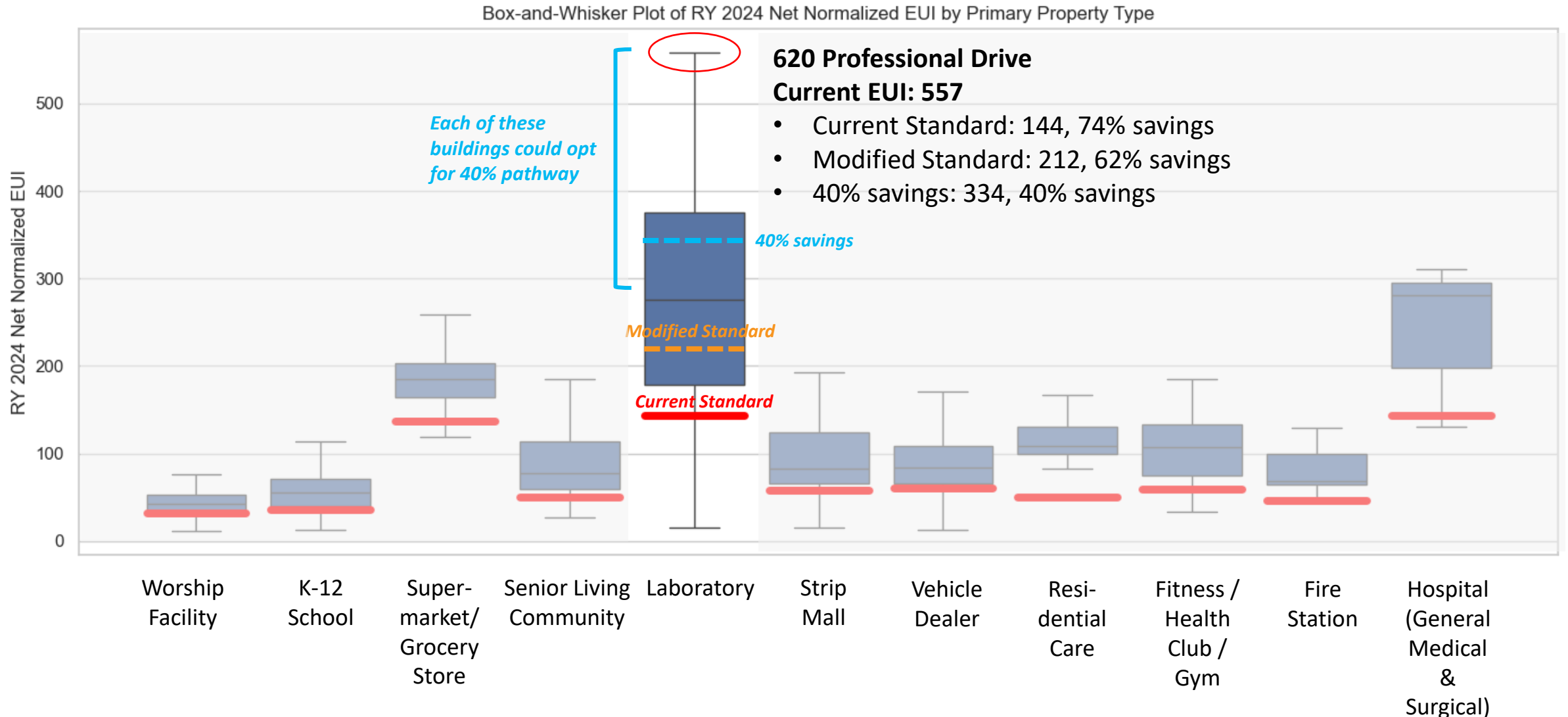
Concept

- Denver proposing several updates to the policy, including:
 - Target Cap: A cap for the maximum required reduction so that no building has to save more than 42%. With this change, one-third of the buildings would benefit and Denver would still meet its goals [of 30% total weather-normalized site energy savings across all Covered Buildings].
- Denver's proposed policy text:

No Covered Building shall have a 2030 site EUI target that is more than a 42% weather-normalized site EUI reduction from their baseline year EUI.

Visual: savings cap option

Example: capping savings at 40% would give buildings more than 40% away from their standard an additional performance path to compliance:



County Data

- Data from 1,509 buildings that benchmarked in 2023 and have enough data to project final standards

	Energy Savings, if all buildings meet std	Energy Savings, 42% cap example
kBtu	5,009,949,236	3,964,945,306
% energy reduction if all buildings meet standard	33%	26%
% savings of current standard path	-	79%
# buildings using EUI standard path	944	631
% of buildings using EUI standard path	63%	42%
# to buildings benefitting from performance cap	0	313
% of covered buildings benefitting from performance cap	0%	21%

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