

POWER SMART SUCCESS STORY
PRODUCT INCENTIVE PROGRAM
FOR ADMINISTRATIVE AND COMMERCIAL FACILITIES

ENERGIZING A COMMUNITY

ST. JAMES COMMUNITY SERVICE SOCIETY



St. James
Community Service Society

Saving on energy bills lets the St. James Community Service Society focus their resources where they're needed—on the people who rely on them every day. That's exactly what our Product Incentive Program helped them do.

With a long history of community building in Vancouver's Downtown Eastside, the St. James Community Service Society strives to provide support for men, women and children facing challenges like illiteracy, chronic illness, and homelessness. After over four decades in operation, the Society manages eleven facilities, including residential, counseling and administrative buildings. As a not-for-profit organization with a limited budget, they were eager to find new and innovative ways to manage the cost of running these facilities.

It was Vancity Credit Union that first suggested to the Society that an energy audit could help free up funds for their critical work. With the help of Vancity Energy Manager Maureen Cureton, they reviewed the opportunities for savings and other energy rebates under the Power Smart Product Incentive Program. Cureton soon found that even very simple changes—like using screw-in compact fluorescent lightbulbs instead of traditional incandescent bulbs—could save the Society several thousand dollars a year.

Encouraged by the audit, the Society decided to upgrade nine of their buildings, including offices, the common areas of residential buildings, and a variety of other multi-use spaces. Vancity provided a loan to finance the upgrade, as well as a grant to offset all of the interest, making it a zero-interest loan. And repaying the loan over a three-year term won't be a problem, thanks to nearly \$12,000 in Power Smart incentives, annual energy savings of more than \$16,000, and maintenance savings approaching \$10,000 a year.

"Our buildings are lighter and brighter, and the energy cost savings will help us do our important work."

—Cheryl Hogg, Society Administrator

ENJOYING THEIR SUCCESS

Improved comfort

The Society's staff has been delighted with the enhanced quality of lighting in their workspaces.

Remarkable savings

The nine upgraded facilities are now saving enough electricity to power 32 homes for a year, cutting the Society's annual bill by \$16,000.

Focused resources

The Product Incentive Program allowed the Society to focus funds and human resources away from day-to-day operations and on to their core mission—supporting at-risk citizens in the city of Vancouver.

A CLOSER LOOK

The lighting upgrades were carried out by BC Hydro Power Smart Alliance contractor Buy the Right Light Co., a Division of Emax Electric Inc. Major upgrades included:

TYPE OF UPGRADE	NUMBER
Incandescent lamps changed to T5 fixtures	43
Incandescent exit signs converted to LED signs	113
Traditional lightbulbs replaced with screw-in CFLs	1,110
Old T12 fluorescents converted to Energy-Saver T8s	395

The initial energy audit predicted a two-year payback time for the upgrades based on electricity savings alone. Still, the not-for-profit Society was keen to avoid drawing from their operating budget. Vancity's loan and project grant let them do just that.

Electricity saved each year (kilowatt hours)	320,000
Annual savings on bills and maintenance	\$26,000
Value of Power Smart rebates and incentives	\$12,000
Interest paid on project loans	0%

YOU CAN SAVE TOO

Discover just how much your administrative or commercial facility can benefit from energy-efficient lighting technologies—right now and for years to come. Under the Power Smart Product Incentive Program, a variety of products qualify for incentives that can lower paybacks and make upgrade projects even more attractive:

- Compact fluorescent lamps save up to 75 per cent in energy costs over incandescent lamps.
- Energy-Saver T8 fluorescents with electronic ballasts save 40-50 per cent in energy costs over the older T12s with magnetic ballasts.
- LED exit signs are 90 per cent more efficient than incandescent signs and last up to 25 years.
- Lighting occupancy sensors can save up to 70 per cent in energy costs, depending on the room, while prolonging the lifespan of your lighting products.

CONTACT US

For more on how you can benefit from energy-efficient technologies through our Product Incentive Program.

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