

Case Study: Building Envelope & Heat Pumps

Customer
93 Hicks Partners, LLC.

Contractor
Stratco Property

Location
Brooklyn, NY

Overview

The managers of 93 Hicks St. specialize in repositioning old tenement buildings with antiquated systems as modern properties with marketable amenities and higher rents. They wanted to add energy-efficient upgrades to the 7,600 sq. ft. building to help their bottom line, be a leader in sustainability, and have higher tenant retention.

With **\$100,572 in incentives from Con Edison**—or 30% of the project cost—they used Stratco Property to make enhancements to the building envelope like installing energy-efficient windows and 15 mini-split heat pumps.

Stratco Property emphasized the importance of thoughtfully improving the building envelope while installing state-of-the-art heat pumps because they didn't have to worry about tenant disruption.

To help with tenant retention, Stratco stressed that marketing buildings as sustainable would provide a competitive advantage, as would replacing drafty windows and installing modern heating and cooling that tenants control themselves.

After using heat pumps for the past two winters, the managers are very pleased and recommend them to buildings that want to make energy-efficient updates.

Highlights

| | | |
|-------------------------|-----------------------|---|
| Total Project Cost: | Con Edison Incentive: | Customer Copay: |
| \$344,202 | \$100,572 | \$243,630 |
| Energy Savings (MMBtu): | Building Info: | |
| 503 | Built in 1900 | 7,600 sq. ft. 4 Stories |

*Cost savings are based on a \$0.20 per kWh rate and \$1.27 per therm rate. Your rate could be higher or lower.

Testimonials

“Thanks to incentives, we were able to enhance the building envelope and move towards heating electrification. These upgrades would have been cost prohibitive otherwise. I highly recommend Con Edison’s Multifamily Clean Heat Program.”

— Robert Sedaghatpour, Stratco Property Owner

“I chose this apartment since I can climate control my heating and cooling. This is far better than living in a building with steam heat.”

— Tenant, 93 Hicks St.

Get Started

Multifamily Energy Efficiency Program

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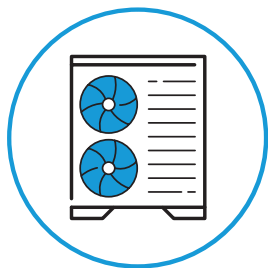
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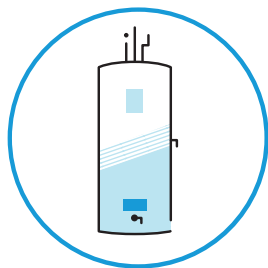


Join the Thousands of Local Multifamily Building Owners Saving Energy & Money

We also provide incentives for the following upgrades:



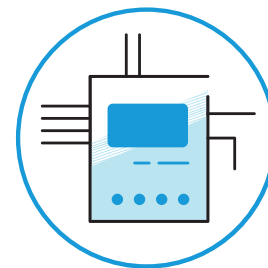
Heating, Cooling, Ventilation (HVAC)



Hot Water System



Building Envelope



Energy Management Systems

Get Started

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