

Solutions and Incentives for Building and Design Professionals

A Blueprint for Energy-Efficient Construction

Property developers are turning to PECO for help implementing high-efficiency building upgrades into their new construction designs. Whole-building approaches, combined with proven energy-saving equipment, can increase property value, improve occupant retention and lower maintenance costs for a wide range of new construction projects.

To help achieve the benefits of more energy-efficient new construction, PECO offers incentives for high-performance (beyond code) properties and for the installation of energy-efficient equipment.

Benefits of Developing Green Properties

Commercial properties that receive Leadership in Energy and Environmental Design (LEED) certification often set the competitive price scale for the real estate market.¹ Rental prices per square foot are 4% higher, and tenant retention rates are improved, with increases in occupancy rates of nearly 10%.²

According to the U.S. Green Building Council,³ developers who make upfront investments to construct more energy-efficient properties receive, on average, a 4% increase in property value. Plus, LEED-certified buildings report almost 20% lower maintenance costs than typical commercial buildings. The financial opportunities of energy efficiency, coupled with incentives from PECO, give new meaning to the concept of “green buildings.”

Market demand for energy-efficient properties is on the rise for commercial properties. Higher-quality equipment and energy savings can result in greater sale value. A survey of potential homebuyers within the PECO territory found more than 70% are likely to pay more for a high-performance home.



Commercial architects and engineers can showcase their knowledge of building science best practices, energy efficiency skills and PECO incentives can be listed on the Provider Hub Contractor Database.⁴

To gain access to additional energy efficiency trainings, exclusive networking events and a dedicated PECO Outreach Manager, commercial architects are encouraged to join the PECO Trade Ally Program.⁵

Incentives for Energy-Efficient Construction

Developers of commercially metered properties can receive a maximum of \$0.17 kWh saved for taking a whole-building systems approach to integrated energy-efficient design. Incentives are offered in tiers for whole-building designs, beginning with energy efficiency achievements greater than 5% performance over code.

Alternatively, incentives are available on a per-unit basis for commercial developers who install high-efficiency heating, ventilation and air conditioning (HVAC) equipment as well as exterior or interior lighting upgrades.

Incentives are available for New Construction interior and exterior lighting projects with Lighting Power Density levels at least 5% above code . New Construction Interior Lighting controls projects that exceed code requirements are also available for incentives.

HVAC equipment incentives include \$40 per ton for ENERGY STAR ductless mini-split heat pumps, \$0.10 per kWh saved for energy management systems and demand-controlled ventilation, plus other control measures.

- ▶ Property developers interested in maximizing the energy efficiency potential of their buildings should contact PECO at **1-844-4BIZ-SAVE** (1-844-424-9728) or visit **PECO.com/Business**.

¹ <https://www.usgbc.org/articles/business-case-green-building?elqTrackId=48428afea0ac4595a4d199e23a4d808a&elqaid=54&elqat=2>

² <https://www.consumeraffairs.com/news/green-buildings-great-for-the-environment-and-for-landlords-102615.html?elqTrackId=6c1c7f6bb91d456c81f0c68556274142&elqaid=54&elqat=2>

³ <https://new.usgbc.org/press/benefits-of-green-building>

⁴ <https://pecotradeallies.icfwebservices.com/?elqTrackId=b6d6624dfdd84f6fb52f02d5d6e82794&elqaid=54&elqat=2>

⁵ <https://knowledge.pecotradeally.com/peco-smart-ideas-trade-ally-program-application>