

Investor Ready Energy Efficiency

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Madrid

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Lack of standardization is a problem

Lack of standardization (in project development and documentation) is one of the major barriers to increasing investment into energy efficiency

Energy Efficiency – the first fuel for Europe



Energy efficiency projects do not yet meet the requirements of capital markets. No two projects or contracts are alike.

Michael Eckhart, MD & Global head of Sustainable Finance



Standards are like DNA. They are the basic building blocks for all technology and economic systems.

D.E. Purcell

Lack of standardization results in:



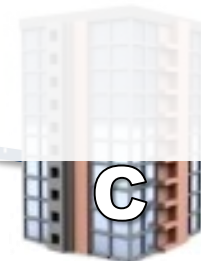
Greater performance risk

Uncertainty limiting demand

Higher transaction costs

Difficult to build capacity

Difficult to aggregate



An international framework for reducing owner and investor risk, lowering due diligence costs, increasing certainty of savings achievement and enabling aggregation.



Ensures transparency, consistency and trustworthiness through **best practice and independent verification.**

The Investor Ready Energy Efficiency™ Certification

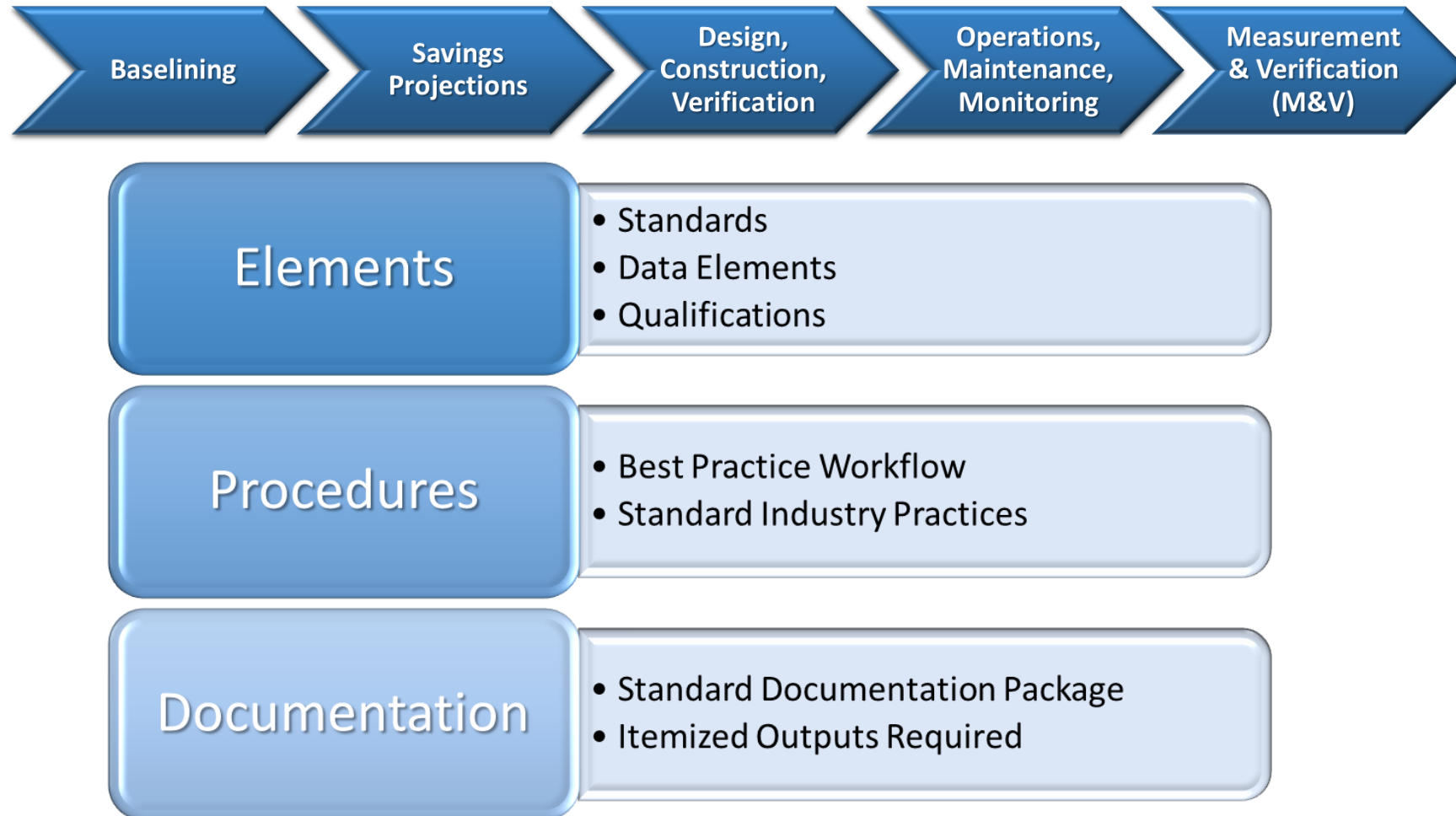


IREE™ is the quality mark like BREEAM or LEED but for a **BUILDING, DISTRICT ENERGY, INDUSTRY OR STREET LIGHTING EFFICIENCY PROJECT**

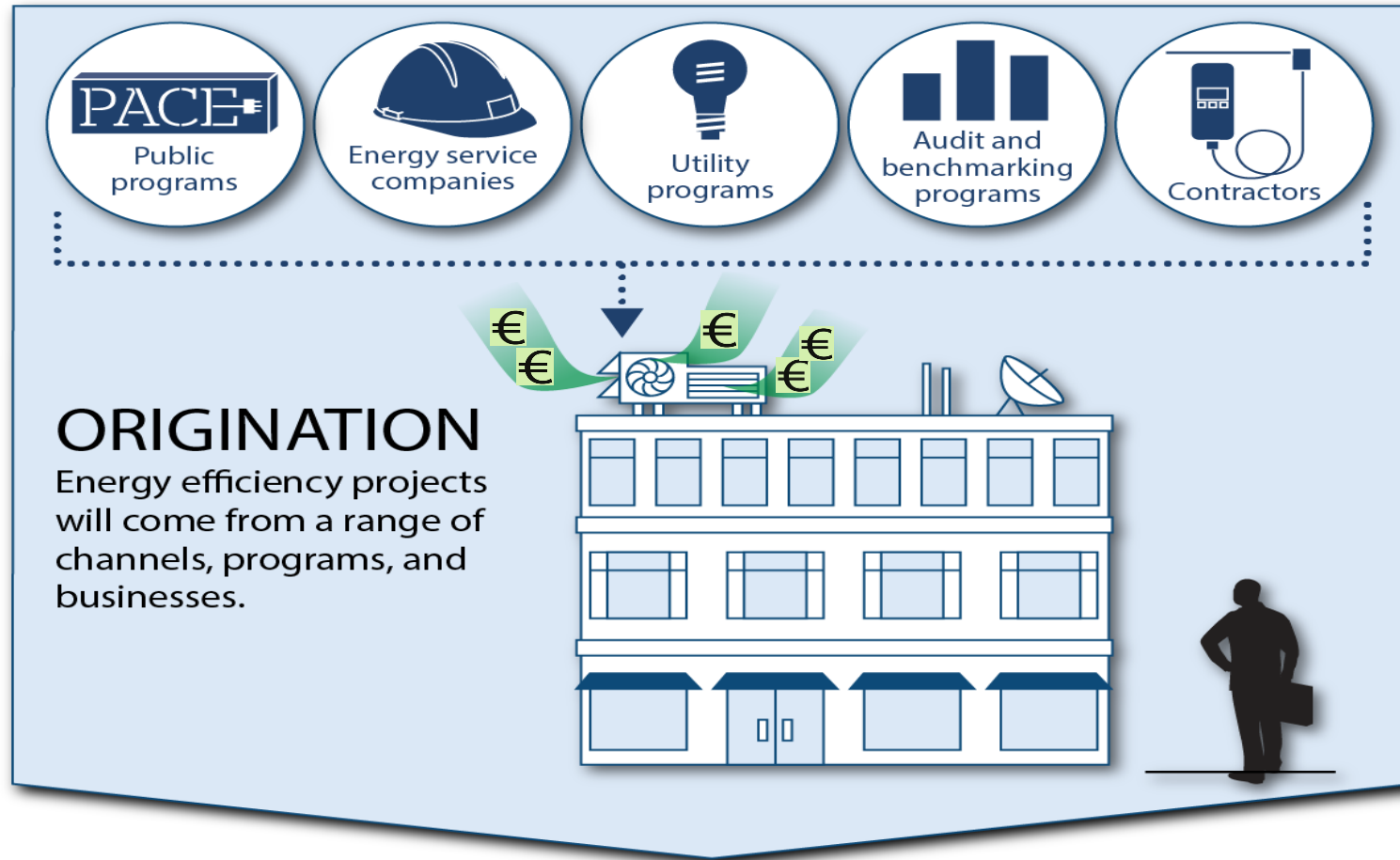


IREE™ can be used with any energy efficiency project performance indicator – it is certifying individual energy efficiency projects

What is the content of the IREE™ Certification?

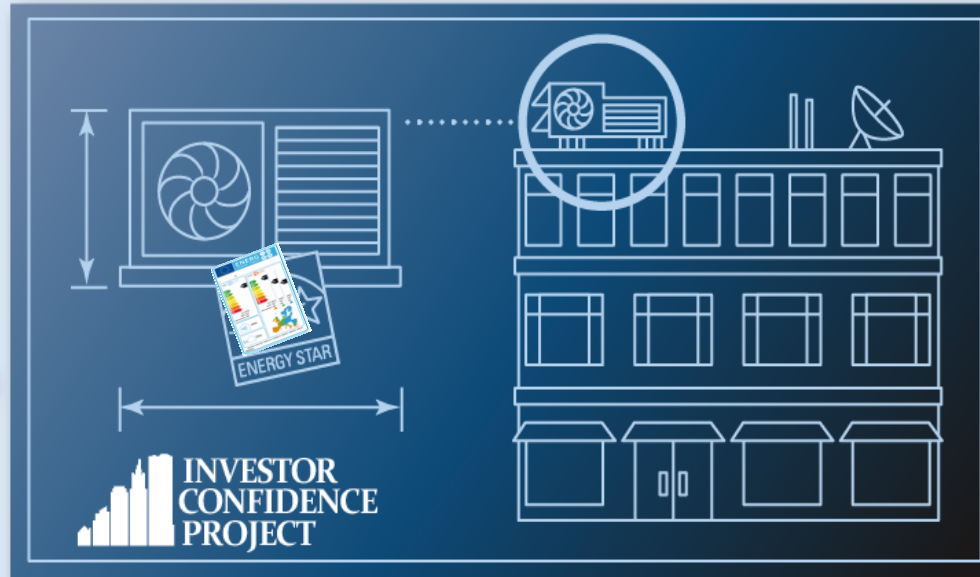


The process of IREE™ Certification



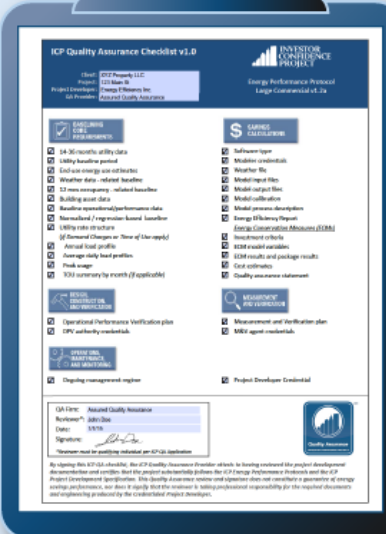
PROJECT DEVELOPMENT

Credentialed Project Developer develops and documents projects according to ICP Protocols.



CERTIFICATION

Independent Credentialed
Quality Assurance Provider
reviews project for
ICP compliance and certifies
qualifying projects as
Investor Ready Energy Efficiency™.



ICP Quality Assurance Checklist v1.0

Client: ICF Property LLC
Project: 10000
Project Location: Energy Efficiency Inc.
ICP Provider: Investor Ready Energy Assurance

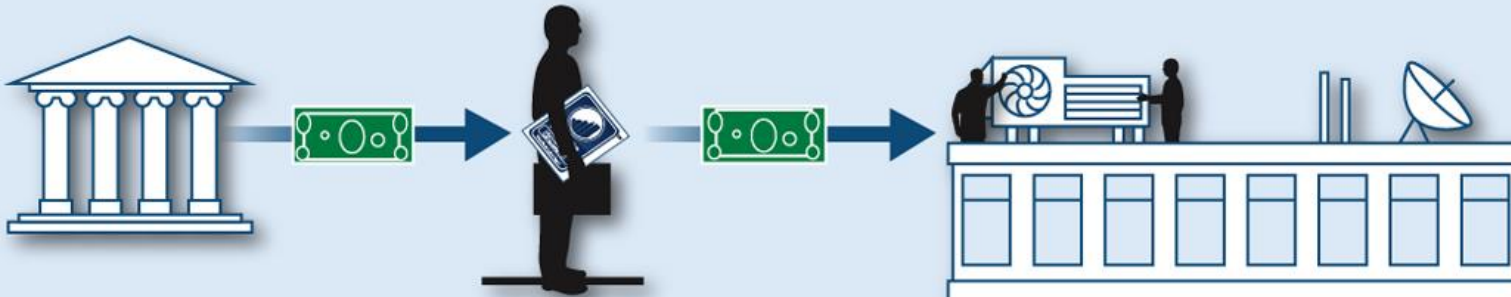
Energy Performance Protocol
Large Commercial v1.0a

EXCLUSIONS (ICP Exclusions)	ISSUES (Exclusions)
<input checked="" type="checkbox"/> 14-30 months of utility data	<input checked="" type="checkbox"/> Software type
<input checked="" type="checkbox"/> Utility baseline period	<input checked="" type="checkbox"/> Weather conditions
<input checked="" type="checkbox"/> End use energy use not tracked	<input checked="" type="checkbox"/> Weather file
<input checked="" type="checkbox"/> Metering data - related hardware	<input checked="" type="checkbox"/> Model input files
<input checked="" type="checkbox"/> 21 month occupancy - related hardware	<input checked="" type="checkbox"/> Model output files
<input checked="" type="checkbox"/> Building input data	<input checked="" type="checkbox"/> Model calibration
<input checked="" type="checkbox"/> Weather spreadsheet/performance data	<input checked="" type="checkbox"/> Model general description
<input checked="" type="checkbox"/> Manualized / regression-based loadsheet	<input checked="" type="checkbox"/> Energy Efficiency Report
<input checked="" type="checkbox"/> Utility rates or factors	<input checked="" type="checkbox"/> Energy Conservation Measures (ECMs)
<input checked="" type="checkbox"/> If Demand Charges or Time of Use apply	<input checked="" type="checkbox"/> Treatment of risks
<input checked="" type="checkbox"/> Annual load profile	<input checked="" type="checkbox"/> EUI or model variables
<input checked="" type="checkbox"/> Average daily load profile	<input checked="" type="checkbox"/> EUI results and package results
<input checked="" type="checkbox"/> Peak usage	<input checked="" type="checkbox"/> Cost estimates
<input checked="" type="checkbox"/> kWh consumption monthly (if applicable)	<input checked="" type="checkbox"/> Quality assurance statement
<input checked="" type="checkbox"/> ENERGY STAR certification	<input checked="" type="checkbox"/> Measurement and verification plan
<input checked="" type="checkbox"/> Operational Performance Verification plan	<input checked="" type="checkbox"/> M&V report checklist
<input checked="" type="checkbox"/> OPEX and/or maintenance	
<input checked="" type="checkbox"/> Dispatch management engine	<input checked="" type="checkbox"/> Project Developer Checklist

QA Firm: Investor Ready Energy Assurance
Reviewer's initials: [redacted]
Date: 12/18
Signature: [redacted]

By signing this ICP-QA checklist, the ICP Quality Assurance Provider attests to having reviewed the project development documentation and certifies that the project substantially follows the ICP Energy Performance Protocol and the ICP Project Development Guidelines. This Quality Assurance review and signature does not constitute a guarantee of energy savings performance, nor does it imply that the reviewer is taking professional responsibility for the reported documents and/or engineering or related to the construction project developer.

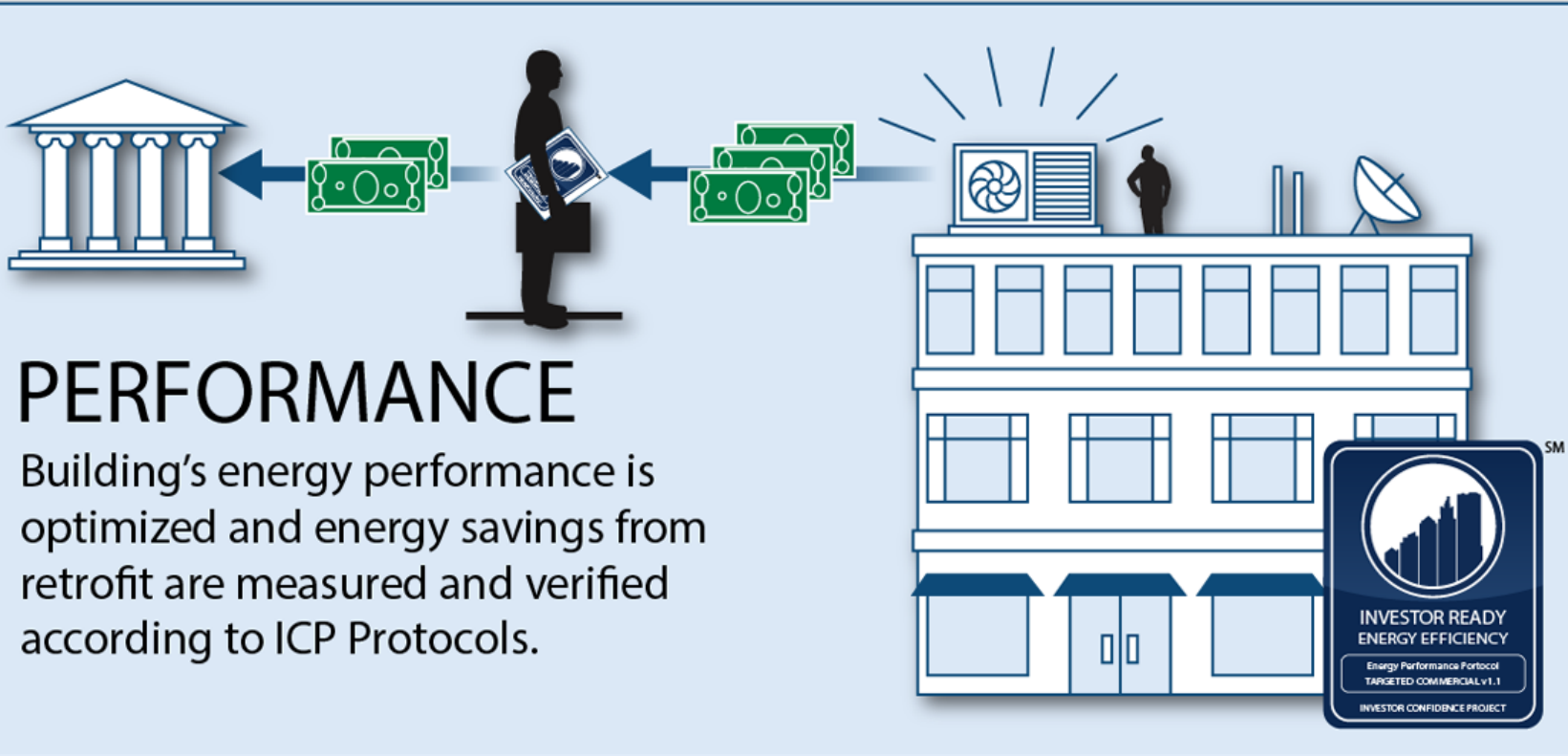




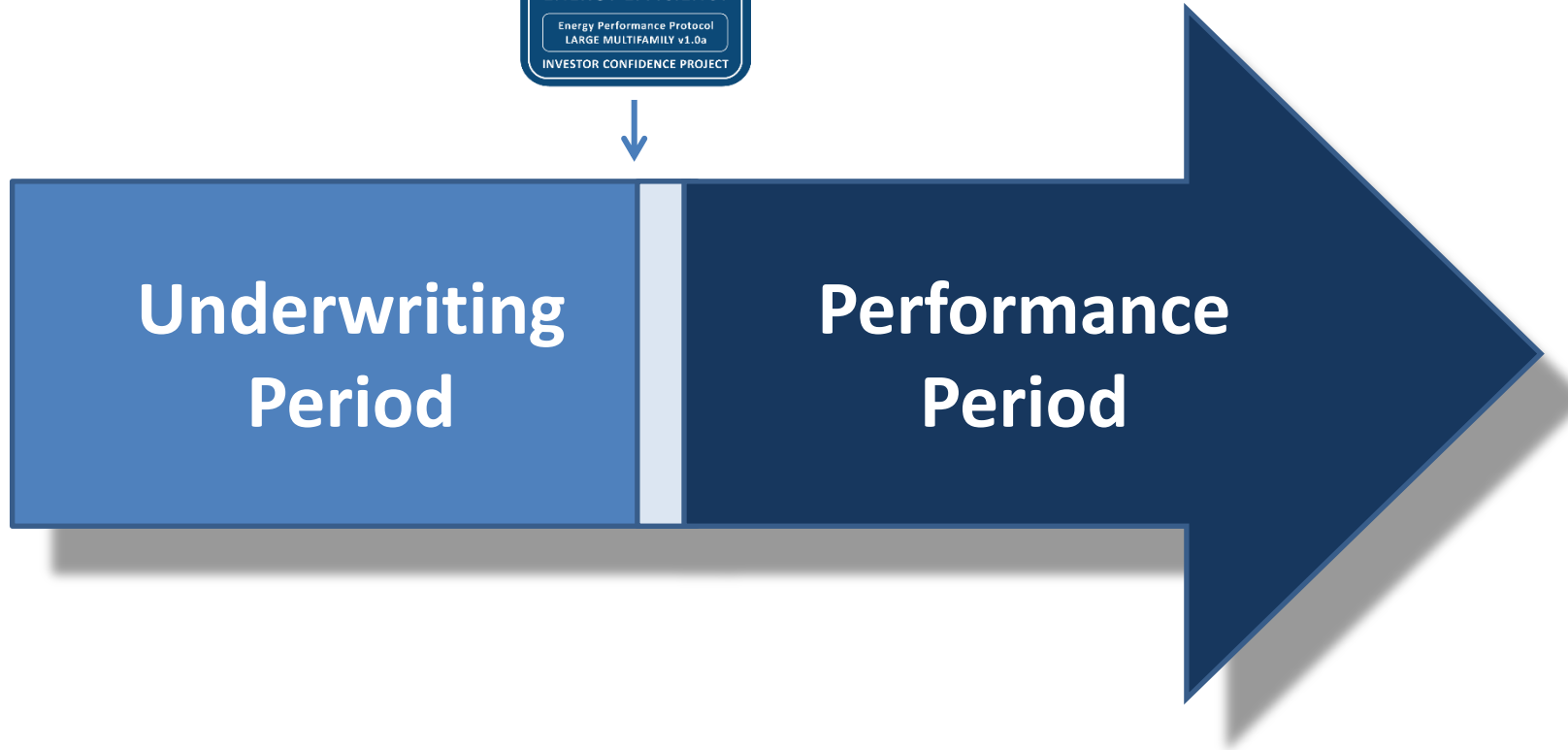
INVESTMENT

Building owners and investors can make investment decisions with increased confidence based on predicted savings.





The IREE™ Certification is delivered prior to investment decision



What project types is IREE™ designed for?



BUILDINGS



INDUSTRY



DISTRICT ENERGY SYSTEMS



STREET LIGHTING UPGRADES

Benefits: Project owners

IREE's **independent review and certification** of proposed projects:

- Gives owners **confidence in project development and savings achievement.**
- Enables the **comparison of projects** and access to more **project investment.**
- Can function as a “**Tender in a box**” and **underwriting criteria** for buildings and portfolios.



Benefits: Investors

- IREE **reduces due diligence costs** and **speeds underwriting**.
- opens **access to quality projects** through Credentialed Project Developers
- increases **confidence in project fundamentals and engineering**.
- Standard projects and document packs with third party allows for the **aggregation of projects** across borders and programmes.



Benefits: Project developers

- Offers a **repeatable project process**, aiding Quality Assurance
- Enables **more project approvals** due to industry standards and 3rd party review
- **Differentiates your company** and increases credibility with customers
- Increases ability to **connect with finance**, insurance, utility programmes, without additional transaction costs



Benefits: Government programmes

- Investor Ready Energy Efficiency™ is based on internationally recognized and off-the-shelf technical standards **ready to deploy.**
- Ready made provider **credentialing and training programme.**
- Allows for the ability to distribute Quality Assurance **costs to the market.**



ICP Europe Ally Members



INVESTOR
CONFIDENCE
PROJECT

ICP Investor Network

ICP Investor Network represents €1.5 billion in energy efficiency project capital. They are looking for quality projects built to IREE™ standards and some provide incentives for IREE projects.



INGENIOUS INFRASTRUCTURE



Menhaden



ICP Credentialed providers: Project Developers



ICP Credentialed Project Developers (PDs) have been **trained** by ICP, their **qualifications and experience** have been vetted and are the only ones that can develop an **IREE™ project**.

PDs can be ESCOs, Engineering firms, facility managers, building owners, or others that develop project proposals.

ICP Credentialed providers: Quality Assurance Providers



ICP Credentialed Quality Assurance Providers offer **independent and documented verification** of project compliance for IREE™ designation. They have been **trained** by ICP, their **qualifications and experience** have been vetted and can be an individual, independent firms or programs.

First IREE™ certified project in Europe

National Health Service Liverpool Trusts



Project	NHS Trusts - Liverpool, England
Project Developer	Carbon and Energy Fund
Quality Assurance Provider	Verco
Investment	£ 13,000,000
Contract duration	15 years
Predicted annual savings	£ 1,850,000
Average annual energy savings	50%
Average annual carbon savings	33%



Investor Confidence Project news

January 2017

- ICP taken over by Green Business Certification Inc. (GBCI), a not-for-profit, which operates LEED, GRESB, ParkSmart, EDGE, PEER and ZeroWaste. Gives ICP global presence and additional resources.

April 2017

- European Commission signed agreement with European ICP consortium for €1.5m, 2 year project to develop ICP for Industry and Infrastructure (street lighting and district energy). Project start 1st May.

How Can We Help You?

- We can **certify** your project
- We can **connect** you with investors
- We can **connect** you with industry-leading project developers
- We can help you **make your city/regional/national programme more attractive** to investors
- We can **train** and credential you which will enable you to stand out in your industry
- We can add you to our **Ally Network**

Contacts

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