



# MACARTHUR HOUSE

## ENERGY PERFORMANCE CONTRACTING

Innovative lighting upgrade

### CASE STUDY

## ENVIRONMENT ACT

CANBERRA

The ACT Government is very pleased with the results following completion of its first Energy Performance Contract.

The works were carried out on behalf of Environment ACT at their Macarthur House headquarters building, an eight-storey office building with three attached annex levels containing a useable floor area of approximately 9000m<sup>2</sup>.

An ECS8000 series lighting control system had been previously installed in the complex and could not be altered under the terms of the contract.

“I would like to thank you, your staff and contractors for your efforts on this project. We have been impressed by your responsiveness, timeliness and the quality of the works that have been undertaken.”

*Rod Florence, Environment ACT.*

A Detailed Facility Study carried out as part of the contract process revealed very high light levels, especially in perimeter areas due to ingress of natural light, permitting

ECS to modify these luminaires, reduce energy consumption and reduce annoying light levels.

Repositioning lamps, installation of new custom made highly polished reflectors and top of the range triphosphor lamps, ensured ample light levels are preserved.

All luminaires were cleaned and re-lamped leading to improved and better light distribution throughout the complex.

Works were carried out after hours to alleviate staff inconvenience.

#### KEY OUTCOMES

##### ENERGY SAVINGS

**\$34,300 PER ANNUM OR 225,000KWH P/A**

##### GREENHOUSE GAS SAVINGS

**218 TONNES CO<sub>2</sub> PER ANNUM**

##### PAYBACK

**3.2 YEARS**

#### KEY SOLUTIONS

MODIFICATION OF SELECTED LUMINAIRES, RE-LAMPING AND CLEANING OF LUMINAIRES.



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