Building Energy Saving Ordinance (BESO)

BayREN
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BESO would Replace Existing Energy Efficiency Requirements

• Residential and Commercial Energy Conservation Ordinances (RECO and CECO) have been in place for nearly 30 years

• RECO and CECO benefits are minimal:
  – Requirements are out of date
  – Only affect a maximum of 3% of properties per year
Climate Action Plan (CAP) Target: Additional GHG Reductions Needed

Gap between projected reductions and CAP target
Purpose of BESO is to reduce emissions (and utility bills)

- Energy Performance Awareness
- Efficiency Action Plan
- Rebates and incentives
- Assistance to navigate available resources
- Increased investment in energy upgrades
# Energy Saving Ordinance

<table>
<thead>
<tr>
<th>Large</th>
<th>Medium</th>
<th>Small</th>
<th>Single Family</th>
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</thead>
<tbody>
<tr>
<td>25,000 sq ft or more</td>
<td>5,000-24,999 sq ft</td>
<td>Up to 5,000 sq ft, (5 or more units)</td>
<td>1-4 residential unit buildings</td>
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<tr>
<td>Owners must report energy use every year. Buildings must undergo an energy efficiency audit every 5 years.</td>
<td>Buildings must undergo an energy efficiency audit every 8 years or at time of sale (whichever comes first)</td>
<td>Buildings must undergo an energy efficiency audit every 10 years or at time of sale (whichever comes first)</td>
<td>Buildings must undergo an energy efficiency audit at time of building sale</td>
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<tr>
<td>Phase-in starting 2016</td>
<td>Phase-in starting 2015</td>
<td>Phase-in starting 2020; Point of sale starting 2015</td>
<td>Point of sale requirements starting 2015</td>
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</tbody>
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Costs of BESO Compliance

• Energy assessment costs
  – $200 to $600 for small buildings (every 10 years)
  – 5 to 20 cents per square foot for other buildings

• Filing fees
  – $0 high performance exemption, hardship deferrals
  – $79 single family filing (every 10 years)
  – $152 medium commercial filing (every 8 years)
  – $240 large commercial filing (every 5 years)
Total GHG Emissions:
Residential Single Family (1-4 Unit) Buildings

*Note: Graph depicts emissions starting at 30,000 MT CO₂e*