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| **ACCELERATE** PERFORMANCE

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## **Seventhwave and Partners Join DOE in Procurement Evolution for Next Generation of Buildings**

*New procurement approach delivers superior building performance and verifiable energy outcomes*

SEPTEMBER 15, 2015 – Seventhwave, in partnership with the National Renewable Energy Lab and the Institute for Sustainable Energy at Eastern Connecticut State University entered a \$2 million cooperative agreement with the U.S. Department of Energy to launch a groundbreaking pilot program that will transform the procurement paradigm for the built environment.

This national initiative, Accelerate Performance, will deploy innovative DOE resources that focus specifically on the performance-based procurement approach. Building owners will be empowered to include required energy outcomes in new construction contracts and to ensure accountability for building performance after construction. It will shift the market from energy analysis that focuses on relative savings versus a baseline, toward one where the expected performance is clearly stated up front and measured during operations. This brings results within typical construction budgets without sacrificing other building functions or amenities.

By leveraging the DOE investment, Accelerate Performance will revolutionize the way building contracts are established. It will make energy performance a key metric for selecting design teams and contractors, and will catapult performance to the forefront of design decisions. “New buildings will account for 25 percent of building energy use by 2030,” said Adam McMillen, Director of Energy Consulting, Seventhwave. “Codes aren’t always enforced, but contracts are.”

Accelerate Performance will impact 100 buildings over the next three years. It will equip utility incentive programs to reward achievement of energy goals in buildings while supporting owners and developers to adopt the approach across their portfolio. ComEd in northern Illinois is the leading utility partner making an early commitment to the initiative. Eversource and United Illuminating in Connecticut will also integrate the use of this program. The University of Chicago is the leading owner partner while Lend Lease will also be joining the initiative.

As part of its efforts to meet efficiency goals and support customers, ComEd is partnering to pilot Accelerate Performance within its *Smart Ideas*® New Construction Service. “ComEd offers one of the country’s largest and most cost effective energy efficiency portfolios and is committed to helping customers manage their energy,” said George Malek, Energy Efficiency Director, ComEd. “As codes become more stringent, we need to provide our customers with creative options to get deeper saving commitments.”

Buildings are more advanced than ever and often don’t meet the energy reductions promised in the design phase. By including an energy performance metric in the contract, new buildings will be required to hit that number. “The current procurement methodology for new buildings is outdated and has not kept pace with the innovations of new design concepts and technologies,” said Paul Torcellini, Principal Engineer for Commercial Buildings

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Research, NREL. “Accelerate Performance has the opportunity to bridge policy and practice for the next generation of new buildings.”

The University of Chicago has pioneered performance-based procurement in the higher education sector. “The contract is used as a mechanism to spark creativity on how to integrate energy efficiency in the design,” said Mike Stopka, Director of Sustainability, University of Chicago. “Selecting an energy goal engages the architect in the discussion.”

“Performance-based procurement allows design teams to bring their best approaches forward for superior building performance and teaches owners how to evaluate these approaches for energy performance and quality,” said Lynn Stoddard, Director of the Institute for Sustainable Energy at Eastern Connecticut State University. “The approach will also allow room for designers, contractors and owners to benefit financially from cost savings in both construction and operation.”

Accelerate Performance is part of a greater \$6 million effort from the DOE to support innovative pilot programs in the commercial building sector that will increase energy efficiency in buildings across the country.

“We are thrilled that the DOE is giving us the opportunity to scale this approach across the country,” said McMillen. “Our premier group of partners and supporters are ready to drive down energy use by leveraging contracts to achieve real-world building performance.”

The Accelerate Performance team is currently seeking building owners interested in constructing the next generation of low- and zero-energy buildings with little or no cost premium. Projects should be in the pre-planning phase and before the design team is selected.

Learn more by contacting Dave Vigliotta at (608) 210-7143 or [dvigliotta@seventhwave.org](mailto:dvigliotta@seventhwave.org), or visit [www.seventhwave.org/accelerateperformance](http://www.seventhwave.org/accelerateperformance).