



There are a Lot of Ways to Save...Here's One
From the BOMA Legislative Committee, Subcommittee on Sustainability
Interviewed by Paul Johnson, USSI Janitorial
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Tim Arwood serves as Chief Engineer for Lexington MKP at their 6277 Sea Harbor Dr. facility. This Class A, 359,000-plus square-foot building is cooled by two 600-ton chillers. The building was paying sewer charges on between 7,000 and 30,000 gallons of water per-day being used in its two cooling towers. Water costs an average of \$1.43 per 1,000 gallons consumed, and the sewer fee charged to process that same 1,000 gallons averages an additional \$3.47. Since cooling tower water is consumed mostly through evaporation, the building was paying sewer charges every month for water that was not making its way back into the sewer system.

Tim asked his water purveyor to provide some relief on sewer charges for water consumed by his cooling towers, arguing that since this water was not going back into the sewer system his building should not be charged for that service. The purveyor installed a device known as a Deduct Meter, which enables them to measure volumes of water passing into the cooling towers. They are now using this data to deduct cooling tower water from total monthly sewer charges. In Tim's case that will possibly result an in immediate savings of between \$200 and \$1,800 per month!

There are lots of ways to save money, reduce our carbon footprint, and run our facilities more intelligently. What ideas do you want to share?!