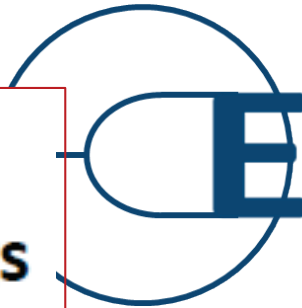
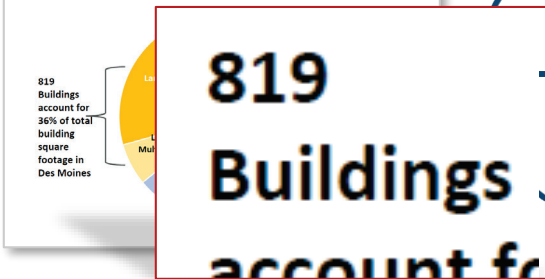
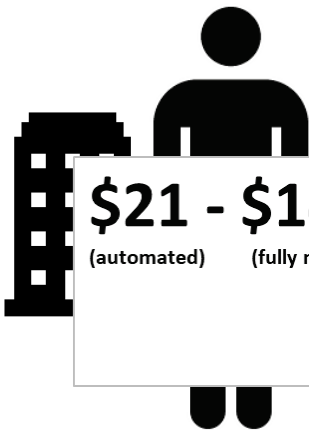




The following combined summary of three different Meidh analyses uses Energize Des Moines program return estimates, historical energy density values for the Des Moines metro area, and ENERGY STAR and AB802 compliance costs to calculate the average minimum square feet per utility meter ratio that must exist to conservatively ensure program savings will cover compliance costs. For buildings where the property square footage divided by the number of meters is smaller than break even value, Energize Des Moines compliance will cause an economic burden.



~ 3,000 Meters



\$21 - \$144 /meter-year
(automated) (fully manual)

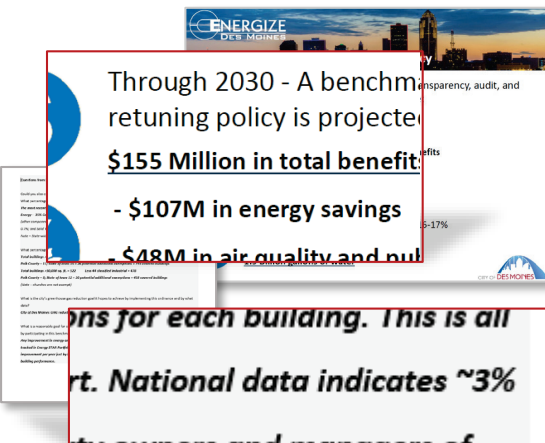


Program Compliance cost:

\$63,000/year
to
\$432,000/year

Break Even:

> 1,100 sf/meter
(automated)
to
> 5,300 sf/meter
(fully manual)



Break even is calculated using average cost per square footage of energy in the Des Moines metro area in an average residential and commercial property and assuming that average return for benchmarking is a 3% savings. It is not clear how the \$10.7M of savings presented in the EnergizeDSM materials could have been calculated, so that number is not used.