The Town Hall Challenge

Results

Toronto and Region Conservation (TRCA), today released the top 15 most energy efficient town/city halls in Canada from the Town Hall Challenge, an initiative of the Mayors' Megawatt Challenge, a program managed since 2003 by TRCA. The challenge called on all municipalities across Canada to submit their utility data on their town halls. There were 60 municipal buildings that were included from every region in the country. The top 15 (top 25%) performers were identified and each participating municipality received a report on how their town hall ranked, its energy intensity per square foot and how much could be saved if it met a target of 20 ekWh per sq. ft.

"City and town halls are at the heart of every municipality, and should be their flagships of sustainability," said Brian Dundas, Coordinator, Mayors' Megawatt Challenge Program, Toronto and Region Conservation. "A growing number of municipalities are leading the effort to lower energy use and cut emissions, however there's still work to be done with several using as much as three times more energy per square foot than other comparable facilities. If all buildings using over 20 ekWh per sq.ft were to achieve the target of 20, they would each save on average $118,000 per year in utility costs and associated GHG emissions."

The 2010 Top 15 Town/City Halls are:

1. City Hall, Town of Ladysmith, BC 11.5 ekWh/sq.ft.
2. Town Hall, Town of Rothesay, NB 14.1 ekWh/sq. ft.
3. Civic Complex, City of Pickering, ON 15.0 ekWh/sq.ft.
5. City Hall, City of Fredericton, NB, 17.3 ekWh/sq.ft.
6. City Hall, City of Castlegar, BC, 18.0 ekWh/sq.ft.
7. City Hall, City of Hamilton, ON, 19.9 ekWh/sq.ft.
8. Niagara Region Headquarters, Niagara Region, ON, 20.9 ekWh/sq.ft.
9. Metro Hall, City of Toronto, ON, 21.2 ekWh/sq.ft.
10. City Hall, City of St. Catharines, ON, 21.3 ekWh/sq.ft.
11. City Hall, City of Richmond, BC, 22.5 ekWh/sq.ft.
12. City Hall, City of Dieppe, NB, 23.3 ekWh/sq.ft.
14. Civic Centre, City of Mississauga, ON, 24.2 ekWh/sq.ft.
15. Administrative Centre, York Region, ON, 24.9 ekWh/sq.ft.

12/7/2011
"I am happy to see that our City Hall performed so well in this challenge. The recognition is a testament to our commitment to reducing our corporate environmental footprint and being financially sustainable" said Fredericton Mayor Brad Woodside.

The top 15 had an average building energy use 19.7 ekWh per sq.ft., about half had energy management plans, and most do not have established energy targets, though some are incorporating them into plans, particularly those with FCM’s Partners for Climate Protection. Most have green teams or committees to help with occupant awareness and better behaviour practices and many work with their local hydro utility companies. The municipalities which had top performing buildings had the engagement of their council and senior management.

“We were very pleased to perform so well in the Town Hall Challenge. We asked that our community find ways to become more sustainable in their businesses and homes and it’s essential that we as a municipality lead by example,” said Doug Dickerson, Deputy Mayor and Chair of the Sustainable Pickering Advisory Committee.

The report also shows that the size of the municipality wasn’t important: some of the largest and smallest municipalities have buildings in the top. When it comes to energy efficiency of a building, its age has little impact on its performance. Of the top 15, only four buildings were built in this century while five were built before the 1970s.

For the complete Town Hall Challenge Report please go to: http://www.trca.on.ca/townhallchallenge

or, for more information on joining the Mayors’ Megawatt Challenge, contact,

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"PLEASE CONSIDER THE ENVIRONMENT WHEN DECIDING TO PRINT THIS MESSAGE*"
2010 Energy Performance Benchmarking

When the City of Fredericton learned that their city hall was one of the most energy efficient town halls in the country, they were delighted, but not overly surprised. “I am happy to see that our City Hall performed so well in this challenge. The recognition is a testament to our commitment to reducing our corporate environmental footprint and being financially sustainable” said Fredericton Mayor Brad Woodside.

The Town Hall Challenge is an initiative of the Mayors’ Megawatt Challenge, a program managed since 2003 by Toronto and Region Conservation Authority. Earlier this year it called on all municipalities across Canada to submit their utility data on their town halls to identify those town and city halls that are the top performers in energy use.

There were 60 municipal buildings that were included from practically every region in the country. The top 15 (top 25%) performers are identified and each participating municipality received their own report on how their town hall ranked, its energy intensity per square foot and how much could be saved if it met a target of 20 ekWh per sq.ft.

Leadership Revealed

“We were very pleased to perform so well in the Town Hall Challenge. We asked that our community find ways to become more sustainable in their businesses and homes and it’s essential that we as a municipality lead by example,” said Doug Dickerson, Deputy Mayor and Chair of the Sustainable Pickering Advisory Committee.

Pickering City Hall

One of the most iconic symbols of a municipality is its town or city hall. The municipalities which had top performing buildings had the engagement of their council and senior management. Their energy managers stressed the importance of having this group lead the charge.

One of the earliest leadership steps taken for many of these municipalities was their participation in the Federation of Canadian Municipalities’ (FCM) Partners for Climate Protection (PCP) which provided the initial focus to reduce consumption and GHG emissions. Several of the top municipalities put together action plans and targets for their building portfolios for PCP. These efforts are bearing fruit as indicated by the results of the Town Hall Challenge.

2010 Top 15 Town/City Halls

<table>
<thead>
<tr>
<th>Municipality</th>
<th>Province</th>
<th>Building</th>
<th>Built</th>
<th>Sq. Ft.</th>
<th>ekWh/sq. ft</th>
</tr>
</thead>
<tbody>
<tr>
<td>Town of Ladysmith</td>
<td>BC</td>
<td>City Hall</td>
<td>1960s</td>
<td>10,800</td>
<td>11.5</td>
</tr>
<tr>
<td>Town of Rothesay</td>
<td>NB</td>
<td>Town Hall</td>
<td>1991</td>
<td>22,248</td>
<td>14.1</td>
</tr>
<tr>
<td>City of Pickering</td>
<td>ON</td>
<td>Civic Complex</td>
<td>1988</td>
<td>140,000</td>
<td>15.0</td>
</tr>
<tr>
<td>City of Vancouver¹</td>
<td>BC</td>
<td>City Hall Annex - VanCity</td>
<td>1935</td>
<td>123,495</td>
<td>17.2</td>
</tr>
<tr>
<td>City of Fredericton</td>
<td>NB</td>
<td>City Hall</td>
<td>1876/1977</td>
<td>47,082</td>
<td>17.3</td>
</tr>
<tr>
<td>City of Castlegar²</td>
<td>BC</td>
<td>City Hall</td>
<td>2007</td>
<td>12,535</td>
<td>18.0</td>
</tr>
<tr>
<td>City of Hamilton</td>
<td>ON</td>
<td>City Hall</td>
<td>1950s</td>
<td>1,257,995</td>
<td>19.9</td>
</tr>
<tr>
<td>Niagara Region¹</td>
<td>ON</td>
<td>Niagara Region Headquarters</td>
<td>2007</td>
<td>206,292</td>
<td>20.9</td>
</tr>
<tr>
<td>City of Toronto</td>
<td>ON</td>
<td>Metro Hall</td>
<td>1992</td>
<td>908,525</td>
<td>21.2</td>
</tr>
<tr>
<td>City of St. Catharines</td>
<td>ON</td>
<td>City Hall</td>
<td>1986/1981</td>
<td>70,084</td>
<td>21.3</td>
</tr>
<tr>
<td>City of Richmond³</td>
<td>BC</td>
<td>City Hall</td>
<td>2000</td>
<td>150,006</td>
<td>22.5</td>
</tr>
<tr>
<td>City of Depe³</td>
<td>NB</td>
<td>City Hall</td>
<td>2006</td>
<td>11,417</td>
<td>23.3</td>
</tr>
<tr>
<td>Resort Municipality of Whistler</td>
<td>BC</td>
<td>Municipal Hall</td>
<td>1972s</td>
<td>17,373</td>
<td>24.0</td>
</tr>
<tr>
<td>City of Mississauga</td>
<td>ON</td>
<td>Civic Centre</td>
<td>1987</td>
<td>465,185</td>
<td>24.2</td>
</tr>
<tr>
<td>York Region</td>
<td>ON</td>
<td>Administrative Centre</td>
<td>1993</td>
<td>447,333</td>
<td>24.9</td>
</tr>
</tbody>
</table>

¹ 2007 data ² 2000 data ³ 2008 data
For some, all activity needs to be integrated - council buy-in, documentation, tracking and reporting consumption, savings targets and paybacks. “Make relevant links to key programs like PCP” stated Chantal Whitaker, Coordinator, Sustainability at the City of Pickering.

For others, achieving LEED certification was a priority. Several of the buildings in the group of 60 have or are in the process of certification as new buildings. The City of Dieppe was happy to see the placement with their LEED building but was particularly encouraged now that they have an actual number to shoot for through the Challenge.

Some provinces have taken leadership positions as well, further motivating municipalities to focus on reductions through the initial critical step of reporting. BC requires carbon reporting for the public sector and Ontario will require energy reporting in 2013.

What’s Age Got To Do With It?
When it comes to energy efficiency of a building, not much as it turns out. The city of Fredericton’s city hall was built in 1876. Hamilton’s was built in the 1950’s and while both have had much done to them and extensions added, the structures are not new. St. Catharines city hall was built in 1936 and an extension added in 1981 while the town of Ladysmith has a 1950s building and it ranked on top.

Of the top 15, only 4 buildings were built in this century while 5 were built before the 1970s. The performance of these buildings was more a factor of good management practices, including consistent monitoring and reporting, and ongoing attention than when it was built in the first place.

Characteristics of the Top 15
- Average building energy use 19.7 ekWh/sq.ft.
- Top performers had installed, upgraded or better managed BAS controls
- About half had energy management plans
- Most do not have established energy targets, though some are incorporating them into plans, particularly those with FCM's Partners for Climate Protection
- Most have green teams or committees to help with occupant awareness and better behaviour practices
- Many work with their local hydro utility companies
- Size of the municipality isn’t important: some of the largest and smallest municipalities have buildings in the top

While much work has already been done, there is much more to do - a comment reinforced by several municipalities. Ron Roberts, Facilities Manager at the City of Rothesay, concluded his advice to others looking to take action “Always present the ramifications of the do nothing scenario.”

For more information about this initiative or the Mayors' Megawatt Challenge, contact Brian Dundas at BDundas@trca.on.ca or (416)661-6600 ext 5262