



Reducing operating costs through environmental improvements at Loop5

Challenge

Buildings consume around 40% of the world's energy and are responsible for nearly the same amount of carbon emissions. Improving energy by installing high efficiency equipment such as lighting and other energy intensive appliances are part of our efforts to make our shopping centres as energy efficient as possible. Energy use is a major expense and efforts to reduce this can have a significant impact on operational costs and service charges with savings being passed on to tenants.

Solution

In keeping with our commitment to cut energy use across our portfolio, Loop5 introduced a number of measures to reduce energy consumption and achieve cost savings during 2012. An intelligent and programmable control system for the centre's car park lighting means lights can be independently switched on or off depending on the car park's occupancy. With over 3,000 parking spaces spread over nine floors covering 88,000m², the potential savings are sizeable.

Other initiatives included modifications to the shopping centre's roof. Automatic controls added to the smoke escape windows in the glass roof mean they can be opened and closed allowing for passive ventilation and reducing the amount of time the centre's heating, ventilation and air conditioning system needs to operate for.

Results

The energy efficiency initiatives introduced at Loop5 represented a total investment of €45,000 yet have achieved significant reductions in energy use and costs. For example, changing the car parking light system and programming saved enabling the centre to save 50,277kWh of electricity and overall, total energy consumption reduced by 10% in 2012 compared to 2011.