



PHILADELPHIA
ENERGY AUTHORITY

PEA Work Plan

January 1, 2014 - June 30, 2015

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Approved by PEA Board of Directors on January 9, 2014

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Introduction

Since the launch of *Greenworks Philadelphia* in 2009 by Mayor Michael A. Nutter, Philadelphia has been a national leader in green practices and sustainability. In 2011, under the leadership of City Council President Darrell Clarke, and with the support of Mayor Nutter and the City Council, the PEA was formed as a municipal authority to bring additional expertise and focus to the City's efforts to reduce energy consumption and expense.

The Philadelphia Energy Authority (PEA) is a municipal authority organized by the City of Philadelphia to identify, support, facilitate, develop and collaborate with City stakeholders on opportunities for reducing energy costs, enhancing energy efficiency, obtaining clean, renewable and affordable energy supply, and reducing energy consumption.

PEA's mission is to leverage our energy expertise to improve the health, safety and general welfare of the City of Philadelphia by:

- Identifying, supporting and facilitating the most cost effective and environmentally sound opportunities for the City of Philadelphia to reduce energy use and expense,
- Promoting and assisting the development of alternative sources of energy, benefitting the retention and development of a local workforce which is essential for the economic prosperity of the City; and
- Educating Philadelphia's consumers (including residential, commercial and public sector audiences) regarding choices available in the energy marketplace.

On May 23, 2012, the PEA held its first public hearing to gather ideas for strategies and projects it could undertake to fulfill its mission. For four hours, the five members of the PEA listened to thoughtful suggestions and commentary provided by more than 18 scheduled witnesses, including public officials, recognized energy experts, and numerous members of the public.

In all, more than 77 recommendations were made to us. The recommendations cover a myriad of topics: public education about energy issues; energy code compliance; load shedding; financing programs for energy conservation and weatherization projects and other infrastructure; aggregation of purchasing power for energy efficiency projects; and exploiting natural gas opportunities created by the Marcellus Shale development, to name just a few of the proposals. Presenters also reminded the PEA of the importance of considering the needs of Philadelphia's low-income population, as well as remaining mindful of key social goals, such as diversity, as the PEA pursues its work. PEA issued a report from the public hearing identifying all of the witnesses who appeared at the hearing, and cataloged the principal recommendations that were made to us.

To expedite the critical work of the PEA, Jill Kowalski was hired as Executive Director to serve as the day-to-day representative in September 2013. After meeting with active stakeholders and reviewing relevant documents and the public hearing report, recommendations were reviewed, assessed for their desirability and feasibility, ranked by priority, and incorporated into the current work plan of the PEA. This work plan will be implemented through June 30, 2015.

REDUCING ENERGY USE AND EXPENSE & ENHANCING ENERGY EFFICIENCY

1. ENERGY EFFICIENCY INCENTIVE PROGRAM

Background: This program is the first time the City is providing financial incentive for behavior change related to energy efficiency. The pilot, currently supported by the EEB Hub will conclude in June 2014. The future management of the program needs to be addressed.

Stakeholders: MOS, MOTU, EEB Hub, UPENN, Finance Dept.

Action Items:

- Attend workshop
- Gain better understanding of the current work flows and role of PENN, Hub, & MOTU/MOS
- Discuss pilot transition plan with current stakeholders (Pilot will conclude June 2014)
- Actively monitor pilot results
- Determine actual value of departmental bank (estimated \$250,000)
- Explore/revisit “bank” mechanism with MOTU, Finance & Budget
- Define PEA’s role with this program post-pilot

2. ENERGY EFFICIENCY FUND PROJECT VETTING

Background: Capital funds from MOS distributed through competitive department submissions

Stakeholders: MOS, City Dept. Applicants

Action Items:

- Develop/formalize criteria for project evaluation
- Project review with MOS

3. ENERGY WHITE PAPER

Background: Goal: To educate future energy related decisions by documenting the history and progress of work to date.

Stakeholders: MOS, MOTU, City Council

Action Items:

- Engage in discussions with MOS & MOTU to define the goals of this project
- Document progress to date and suggest logical next steps
- Draft outline and table of contents
- Hire intern for document collection and data coordination with MOS

4. ENGAGE IN ENERGY POLICY & LEGISLATION ADVOCACY

Background: The state has not adopted the most recent energy code.

Stakeholders: AIA, ASHRAE, DVGBC, MOS, MOTU, City Council

Action Items:

- Coordinate on building code updates and amendments with MOS, DVGBC, AIA, ASHRAE
- Engage in energy related policy and legislation discussions

5. CITY ENERGY PROJECT (CEP)

Background: Confidential: Public launch 1/29/14

Stakeholders: MOS, TBD

Action Items: TBD

6. ENERGY PLAN FOR PHILADELPHIA

Background: City departments and entities are all concerned with unpredictable energy costs and have implemented their own energy plans and initiatives. The complexity of energy systems and the significant benefits of design integration require a comprehensive review of the energy use, production and delivery within Philadelphia.

Stakeholders: All

Action Items:

- Review comparable City energy plans
- Draft RFQ/RFP

7. QUADPLEX GESA ASSIGNMENT TRANSITION

Background: The charter of Philadelphia prevents the City from engaging in contracts that exceed 4 years. As an Authority, PEA can provide access to long term energy agreements and contracts while providing technical expertise and oversight.

Stakeholders: PMA, MOTU, MOS, Finance

Action Items

- Periodically attend bi-weekly project meetings w/ MOS
- Continue to explore contract transition with Barry Davis & Jocelyn Hall (Law Dept.) with support from MOTU (Andrew Stober) and MOS (Adam Agalloco)
- Legal counsel to review contract agreements to identify risks of obligation

8. MONITOR PROGRESS OF RECOMMENDATIONS MADE BY THE MAYOR'S TASK FORCE ON CITY OWNED BUILDINGS

Background: In early December 2013 the Mayor's Task Force on City Owned Buildings released their 77-page final report and recommendations. The report documents two years evaluating four major areas of City facility management: space allocation, leasing, maintenance and facility management, and utility payments/energy efficiencies. It is unclear who will determine next steps and monitor progress.

Stakeholders: All

Action Items:

- Review document and identify key energy efficiency recommendations
- Facilitate implementation of outlined action items

ALTERNATIVE ENERGY DEVELOPMENT ADVOCACY

9. DEVELOP VETTING PROCESS FOR ENERGY PROPOSALS

Background: The Authority has been approached with unsolicited proposals regarding energy development projects. There is currently no process for these ideas to be shared and discussed. The Authority has the expertise to evaluate the feasibility and facilitate related discussion and/or debate to a productive result.

Stakeholders: All

Action Items:

- Develop thoughtful process for civic engagement for energy related projects/concepts to be presented and reviewed.

EDUCATING PHILADELPHIA CONSUMERS

10. MUNICIPAL ENERGY LEADERSHIP ROUNDTABLE

Background: Co-host a round table of regional municipalities leading innovative energy efficiency program implementation with EEB Hub to facilitate discussions around lessons learned and best practices.

Stakeholders: EEB Hub, MOS, MOTU, City Council

Action Items:

- Develop agenda with panel members (Boston, DC, NYC)
- Confirm date and logistics
- Promote and advertise

11. ENERGY SALON

Background: Convene a periodic forum of City agencies to vet ideas, exchange lessons learned, discuss ROI, benchmarking, procurement, budgeting and energy strategy, with the ultimate goal of facilitating smart energy planning, decisions and investments.

Stakeholders: MOS, MOTU, PWD, Airport, Prisons, Police, Fire, Museum, PMA, PPA, SEPTA, Hospitals, Universities, City Council

Action Items:

- Develop agenda
- Plan reoccurring event logistics

12. DESIGN & IMPLEMENT an INTERN PROGRAM

Background: PEA can provide a valuable learning experience for students pursuing in energy related degrees (policy, systems, and programs) and increase the capacity of the organization.

Stakeholders: Local Colleges and Universities, DVGBC

Action Items:

- Outreach to the academic network
- Research City intern policy and intern program structure
- Draft job description
- Implement program in coordination with co-op cycle
- Hire 1-2 part-time interns in 2014

13. WEBSITE DEVELOPMENT

Background: As a newly formed entity the PEA does not have a visual identity or brand recognition. The website is our public face and needs to: 1) serve as a resource for energy related news, links, and information, 2) convey our mission, active engagement in energy issues

Stakeholders: All

Action Items:

- Engage technical intern (Drexel) to convert the blog to a website
- Logo development
- Expand structure (pages) and content
- Links to MOS and other energy programs/resources
- Explore website redesign to include CMS