

GEATAIN ENGINEERING

CASE STUDY-180 EAST END AVENUE



BACKGROUND

180 East End Avenue is positioned on the Upper East Side and was built in 1961. This classic property enjoys one of the most desirable residential locations in the city, overlooking Carl Schurz Park, Gracie Mansion, and the East River. It is exceedingly private, with well-designed luxury apartments.

HOW GEATAIN ENGINEERING HELPED

- Determined building envelope tightness with several different tests to determine building specific heat loss.
- Completed extensive amperage study of common area and unit electric panels for electrification sufficiency.
- Granular electrification analysis leads to new insights regarding capital cost savings and shorter construction schedule.
- Regression analysis helped to uncover hidden envelope savings opportunities.

BENEFITS

- Through a few simple setpoint improvements, significant carbon emissions were saved.
- Uncovered hidden costs with comprehensive electrification analysis.



CHALLENGES

- Maintaining steam traps.
- Determining flaws in building envelope.
- Lack of advanced heating controls.

SOLUTIONS

- BMS.
- Steam traps.
- Improving envelope.
- LED lighting.

LIFECYCLE SAVINGS

\$ 1,470,000

For more information,
email tjm@geatain.com