The Business Case for Zero Net Energy Buildings
Webinar March 19, 2014

Cathy Higgins
Research Director
New Buildings Institute

Jamie Meyers
Manager of Sustainability
Walgreens

Gary Christensen
Principal
Christensen Development
Thank you to our sponsors!

Supported by:

nyserda

Efficiency Vermont

national grid
Who is going to Zero?

- Public: 67%
- Private: 26%
- Non-profits: 7%

Courtesy of New Buildings Institute | newbuildings.org
Is Cost the Bottom Line?
Cost = Choices

Glass Curtain Wall
- More expensive
- Less efficient
- Pretty?

Wall
- Less expensive
- More efficient
- Good for hanging things

Courtesy: Energy & Resource Solutions
Bullitt Center Solar Budget

Typical U.S. Office
EUI = 93
64,000 sf of PV

High Performance Office
EUI = 32
26,000 sf of PV

ZNE Office
EUI = 16
14,000 sf of PV

Courtesy: PAE Consulting Engineers
Cost Impacts of an Upgrade to High Performance Windows

+ $75,000  Premium for installed glazing

- $150,000  Eliminate perimeter heating

= $75,000 first cost savings

Courtesy: EHDD
NREL RSF Building compared to others

COST

RSF Cost: $259/SF
Average Cost: $334/SF

Courtesy: T. Hootman, RNL, S. Pleiss, NREL
Data Source: Design Build Institute of America (DBIA) database
The Cost Perception Gap

Walgreen’s Net-Zero Energy Store, Evanston, IL
Gary Christensen

CHRISTENSEN DEVELOPMENT
Getting to Zero Project Portal – Case Study Database coming mid-April
Questions?