

ONE LIBERTY SQUARE

PROPERTY MANAGEMENT: ENERGY & SUSTAINABILITY PROGRAM



The Building:

Built in 1926, One Liberty Square is a 173,600 square-foot office building located in the heart of Boston's Financial District.



PROJECT HIGHLIGHTS

12%
REDUCTION IN
ENERGY CONSUMPTION = \$62,500
ANNUAL SAVINGS
ON ENERGY COSTS

43%
RETURN ON INVESTMENT

IMPROVEMENTS

- » Increased Energy Star® score from 74 (12/2010) to 82 (3/2012)
- » Eliminated 142 metric tons of CO₂ emissions; equivalent to removing 25 passenger vehicles from the road
- » 2.3 year simple payback period
- » Received \$30,682 in rebates
- » Net investment of \$146,490 in upgrades including:
 - » Common area lighting retro fit
 - » Replacement of 32 heat pumps
 - » Replacement of motors & addition of variable frequency drives to condenser pumps
 - » Installation of dampers on cooling towers to retain heat

GREEN PRACTICES

- » 100% recycling rate for batteries and lamps
- » Transit Score® of 100 (Rider's Paradise)
- » Green cleaning and pest control

LINCOLN
PROPERTY
COMPANY

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