



CHICAGO CITY HALL

“The upgrade ESI did for us has resulted in energy savings of approximately \$200 per day.”

- NEIL LYNCH - Chief Engineer, Chicago City Hall

DETAILS>>

Built more than a century ago, the Chicago City Hall stands 13-stories high and contains about 500,000 square feet. It is home to Chicago's government offices, including the Mayor's office and City Council chambers.

CHALLENGES>>

"Energy conservation is a major issue with Mayor Daley," says Neil Lynch, Chief Engineer at Chicago City Hall. "So, despite the fact that City Hall is more than 100 years old, the facility still needs to reflect his goals of ensuring energy efficiency and promoting environmental responsibility." In addition to being energy-inefficient, the building's proprietary direct digital control system was cumbersome to maintain and support. Additional upgrade goals were to enhance occupant comfort and safety and improve sustainability.

"We were impressed with ESI's ideas, which helped improve overall results." - NEIL LYNCH

SOLUTIONS>>

After considering several alternatives, the City of Chicago decided that the recommendation made by ESI (Environmental Systems, Inc.) for the Niagara Framework was its strongest option. ESI drew up an implementation plan that allowed the replacement of equipment controls without disruption to the building's operations or occupants. ESI also developed the engineering drawings and new system design, including control and automation applications, as well as graphic displays for the web browser interfaces.

"ESI's level of knowledge about all aspects of our equipment and available technology helped us deal effectively with unexpected problems and made the job easier," according to Lynch. "We were impressed with ESI's ideas, which helped improve overall results." For example, ESI designed and fabricated new control sub-panels with all control devices already pre-mounted and wired to fit into the existing control enclosures. This minimized changeover time and avoided damage to the existing wiring.

"The fully integrated system is extremely versatile and client-friendly," Lynch says. "It allows us to quickly go from 'summer' to 'winter' mode, access the controls remotely and pinpoint problems virtually instantly."

SUCCESS STORY

ADDED ADVANTAGES

We can now maintain temperature, humidity and air flow in a coordinated fashion," Lynch says. "By optimizing comfort levels, our service calls have been dramatically reduced. That benefit combined with a reduction of \$200 per day in energy costs saves the City substantial money." Other ongoing benefits include:

- Access to comprehensive building information – interior and exterior lighting control, domestic water system monitoring, door status monitoring and energy metering and analysis – through a standard web browser.
- Time savings thanks to automated functions such as chiller start-up and load control, sequencing, etc.
- Reduced downtime because operators can view energy and performance data to quickly identify and react to problems.
- With industry-standard, off-the-shelf technology, the City can cost effectively implement future energy-saving technology developments.
- Training, on-the-job support and project management to ensure optimal system usage.
- A quick, accurate response to any problems that may arise.

**From innovative designs and installation to comprehensive management and support, ESI provides integrated, performance-building solutions that generate success stories. Contact us to find out how we can help you improve your building performance.**



Building Solutions. Building Performance.

1-800-522-0372 www.thinkESI.com