



Bruce County Housing Corporation Report - For Information

Title: Energy Affordability Program - Heat Pump Installation at 539 Ivings Dr, Port Elgin

From: Tina Metcalfe
Chief Executive Officer, Bruce County Housing Corporation

Date: October 17, 2024

Report Number: HS-2024-035

Report Purpose:

This report is for information.

Report Summary:

Bruce County Housing Corporation has successfully implemented the installation of cold climate air source heat pumps at 539 Ivings Dr., a 45-unit mixed residential townhouse complex.

This project, funded through the Energy Affordability Program under the IESO Save On Energy initiative, aimed to significantly reduce tenant heating bills and provide efficient air conditioning.

The total capital cost of the project is estimated at \$1,350,000, with installation and construction beginning in December 2023 and testing and commissioning completed early April 2024.

Background/Analysis:

539 Ivings Dr. was originally equipped with electric baseboard and central air furnace heating infrastructure. Air conditioning was not provided.

The heat pumps will significantly reduce tenant heating bills while complementing our existing electric baseboard infrastructure, which will now be used only on the coldest days of winter.

Bruce County Housing Corporation enrolled in the Energy Affordability Program through the IESO Save On Energy initiative and worked closely with its 3rd party vendors to ensure the equipment meet our operation base building standards and tenants needs.

This program provides various in-suite upgrades at no cost to BHC, ultimately leading to reduced energy consumption, lower utility bills, and a reduction in greenhouse gas

emissions.

An additional report will be provided outlining the extensive IESO Save On Energy in-suite upgrades deployed throughout the entire Bruce County Housing Corporation's (BCHC) portfolio.

Project Details and Benefits

- **Installation and Construction:** Began in December 2023 and concluded with testing and commissioning in early April 2024.
- **Cost:** The total estimated capital cost of the project is \$1,350,000.
- **Benefits:**
 - Significant reduction in heating bills (up to 50% savings on the heating portion of electricity bills).
 - highly efficient air conditioning.
 - Reduction in greenhouse gas emissions.
 - Smart thermostat controls
- **Warranties:** Includes a two-year free maintenance warranty and a 10-year equipment and labor warranty.

Financial/Staffing/Legal/IT Considerations:

There are no significant legal considerations identified for this project. All installations and upgrades complied with local building codes and regulations.

Interdepartmental Consultation:

Staff from Corporate Service's Purchasing Division was consulted during the project.

Link to Strategic Goals and Elements:

Environment and Climate Change - Build capacity to adapt to and mitigate the impacts of climate change

Community and Partnerships - Enhance and grow partnerships

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Departmental Approval:

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