

2 Walker Street, Rhodes

Council supports strata managers to reduce energy costs, cut greenhouse gas emissions and improve energy efficiency for multi-unit developments in the City of Canada Bay. By working directly with strata building managers, Council has helped hundreds of residents to be energy smart, save money on bills and move towards the ambitious goal of net zero carbon emissions from the community by 2050. In 2019 Council initiated this exciting new project, and successfully worked with three apartments buildings. Following this, Council engaged with five more apartments during 2020 and 2021 to realise even more savings!

Opposite the bustling Rhodes train station is this apartment complex, which is home to 42 residential apartments and five retail shops on the ground floor. Annual electricity costs of over \$30,000 at this site produces the equivalent of 147 tonnes of greenhouse gas emissions every year. Both residents and building managers at this apartment block were keen to reduce energy use, and help their site become more energy efficient. An Energy Assessment identified a number of savings options but the main opportunity for the building was to upgrade lighting.



Car park and fire stairs lighting was upgraded to best practice energy efficiency LED lights, with in-built motion sensors and step dimming controls. Halogen downlights in corridors were upgraded to LED downlights. And fluorescent lamps in exterior light fittings were upgraded to LED lamps.

In total the site was able to reduce electricity usage by over 1/3, reduce energy costs by \$9,000pa and reduce greenhouse emissions by 53 tonnes of CO₂, with a payback less than 3 years.

Targeting lighting in car parks and other common areas, including the lobby, corridors and stairwells, is simple and easy way for apartments to save money from total building costs. It is also a great way to include and educate residents on what can be achieved in their own apartment for little effort and great reward.

To find out how you can take part in this project and make savings in your apartment or home, email environment@canadabay.nsw.gov.au or visit our [website](#).