

Case Study: Commons at Imperial Atlanta, Georgia



Cost of Intervention: \$11,469,000 (\$127,433 per unit)

Pre-Intervention

- High-rise building constructed in 1911
- 90 Units
- Property comprehensively rehabbed 2014, serves previously homeless individuals
- Energy retrofitting planned with Southface Energy Institute



Weatherization Interventions

- Energy efficient windows
- R-20 spray foam insulation
- Continuous R-30 roof insulation
- High efficiency HVAC system
- Programmable thermostats and utility monitoring
- Energy Recovery Ventilator (ERV)
- Energy Star appliances and electric water heating
- High efficiency LED and CFL lighting

Healthy Homes Interventions

- Paint stabilization to reduce lead hazards
- Low VOC paints and sealants
- Pest management services
- Mold remediation
- Installation of fire sprinkler systems and alarm system
- Installation of carbon monoxide detectors
- Water Sense Certified low-flow toilets and shower heads installed
- Drought resistant landscaping

Outcomes:

- Total annual energy savings: \$52,000
- Energy use dropped by 32 percent
- LEED Gold Certification
- 100% occupancy, 500+ on waiting list