



COMMISSIONING THE BUILDING ENERGY MODEL

ONLINE PROFESSIONAL COURSES LED BY THE WORLD'S
TOP SPECIALISTS

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LEED AP(BD+C), GSAS CGP, GCP, ISO 14001

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MODULE

03

Building Energy Model: Theoretical or Predicting the Actual?

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Building Energy Model: Theoretical or Predicting the Actual?

The energy model and its assumptions can affect the building's energy consumption.

Understand the baseline model and code it evaluates against.



LEARNING OBJECTIVES

- ✓ Why Commission the Energy Model?
- ✓ How to Commission the Energy Model?
- ✓ How can we get a Better Performing Building?
- ✓ What should the Owner do?

Why Commission the Energy Model?

- Provide the owner with a more accurate expectation of the amount of energy savings to be realized.
- Predictions of the energy level that are more precise
A reduction in the energy modelers' legal responsibilities
- Warranty to the proprietors and managers of the building
- The energy mode is one in which green building consultants have a greater level of confidence.

Are we as CX Professionals comfortable with this situation?



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How to Commission the Energy Model?

- CxA will review model parameters as part of the design. CxA should be retained early to review goals (OPR/BOD).
- Please provide feedback regarding energy efficiencies and capacity.
- Ensure that the model reflects the actual built environment.
- A straightforward performance period that takes into account energy consumption, with the goal of confirming, using realistic schedules and occupant counts, the amount of energy saved in comparison to the baseline.



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How can we get a Better Performing Building?

- Make LEED Energy and Atmosphere Credit 1 - Construction Submittal

This can be accomplished in part by using a normalized model as part of an M&V program that uses as-built documentation.

- Make it mandatory for buildings to report their energy use and benchmarking to the USGBC, and performance must be verified relative to an operational baseline. The current weather conditions, plans, etc.
- The responsibility of the CX authority, as part of the as-built documentation, to review the normalized energy model
- Adapt the required schedules to the "actual" operations of the as-built system.



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What should the Owner do?

- Ask questions of the Design Team and Contractor team.
- How will this affect my actual energy usage and Lifecycle costs? Provide energy costs when suggesting VE items. Backup the Energy modeler and establish a relationship with the modeler assigned to this project. Retain under the owner's control if possible.
- Less emphasis on LEED compliance and levels
Instead of actual energy costs.



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