

## Parking Lot Case Study

# Sundance Plaza

**VANDERVERT**  
*Developments*


## Main Achievements

- ▶ Reduced energy costs by 64%
- ▶ Received utility rebate from Avista
- ▶ Financed project with no upfront costs to owner
- ▶ Reduced lamp power from 1000W to 400W without compromising light levels

## Background

Sundance Plaza is a retail shopping center in Spokane, Washington that began development in 2000. It consists of nearly 130,000 square feet of retail space including Albertsons & Starbucks. The site is owned by Sundance Plaza, LLC, a group of private investors, and operated by Vandervert Developments.

The owners of Sundance Plaza had previously been approached with an LED solution but the cost was prohibitive. When Firefly Lighting & Design presented the Metrolight solution to their contractor, OK Electric, Inc, they were excited to share the opportunity for savings with Vandervert Developments. The opportunity to reduce energy costs, along with the utility rebate from Avista and great financing offered by OK Electric made this project a win for everyone involved.

## Original Situation

The parking lot at Sundance Plaza consisted of 153 1000W Metal Halide shoebox fixtures on 40' poles.

## Snapshot

# 64%

## Energy Savings

### Lamp Power

Reduced from 1000W to 400W  
 Reduced from 1000W to 250W

### Annual kWh Saved

508,212 kWh

### Annual CO<sub>2</sub> Saved

365 metric tons

### Simple Payback Period

2.7 years (before rebate)

### Total Annual Savings

**\$35,574**

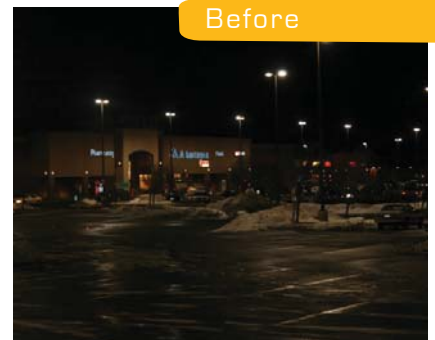
**The Solution**

The 1000W MH shoebox fixtures were retrofitted with Metrolight's 400W SmartHID™ solution. This solution was chosen once the developers realized the potential to substantially reduce energy costs. In addition, the utility rebate and the financing offered by the contractor, made the offer even more attractive

**The Result**

With Metrolight's solution, Sundance Plaza was able to reduce lamp power from 1000W to 400W while maintaining 4 foot candle lighting levels. In addition Sundance Plaza realized the following:

- ▶ 64% Energy Savings
- ▶ Maintained high lumen levels
- ▶ Greatly reduced maintenance costs due to increased lamp life
- ▶ Reduced carbon footprint - reduced annual CO<sub>2</sub> by 365 metric tons



**Before**

▶ Before: 1000W MH shoebox fixtures on 40' poles



**After**

▶ After: 400W SmartHID™ Retrofit solution. Maintained lumen levels while reducing lamp power

Features	Before Installation	After Installation	Savings
Fixture Power Consumption (W)	1176	426/266	749/910
Operating Hours/Days	12/365	12/365	-
Annual Lighting-Related Energy Cost	\$55,165	\$19,590	\$35,575
Total Annual Savings	\$35,575		
Simple Payback	2.7 years (Before Rebate)		

"I think this is a great program with no downside! I save more every month- more than my cost. There is additional savings with less maintenance and bulb replacement and the light quality for every project is greatly improved!"

**Dick Vandervert**  
Vandervert Developments

**Integration Partner**  
FIREFLY LIGHTING AND DESIGN



Firefly Lighting & Design is a locally owned lighting showroom and design center located in Spokane, Washington. This family-owned business began as MTJ Distributors in August 2001. In April 2010 we became Firefly Lighting & Design. We continue to provide lighting products and design solutions for a broad spectrum of residential and commercial projects. For more information, contact us on (509) 482.6292 or visit our **website: [www.firefly-ltg.com](http://www.firefly-ltg.com)**

**Project Contractor**  
OK Electric



OK Electric is a locally owned and operated company that has been serving the Spokane area since 1978. They are a full service electrical contractor specializing in energy efficient lighting retrofits as well as residential and commercial new construction remodel. For more information, visit **[www.okelectricinc.com](http://www.okelectricinc.com)**

**About Metrolight**

Metrolight provides proven energy-efficient eHID and LED solutions for high-power lighting. Metrolight's ballasts and managed lighting solutions are used in retail, industrial, commercial and municipal installations to reduce energy consumption and carbon emission by 70%. Pioneering lighting energy solutions since 1996, Metrolight operates worldwide with over 750,000 systems deployed and over 8 billion hours in operation. For more information, please visit our website at **[www.metrolight.com](http://www.metrolight.com)**