Program #78208 - Facilities Utilities Pass Through 2/20/2019

Department: County Assets
Program Contact: Naomi Butler
Program Offer Type: Internal Service
Program Offer Stage: As Requested
Related Programs:
Program Characteristics: In Target

Executive Summary

This program accounts for the energy and utility costs incurred in County facilities including electric, natural gas, water, sewer and waste/recycling for County owned buildings. Expenses are passed through to County Departments as a building specific utility charge based on occupancy. The Facilities Director's Office monitors, evaluates, and approves payment, as well as recommends strategy for building utility expenses in an ongoing effort to increase operating efficiencies and reduce the financial impact on critical County programs and services.

Program Summary

Facilities and Property Management (FPM) is continuously evaluating energy and utility consumption across the County in order to identify anomalies, maximize saving energy opportunities and minimize the County's utility expenses. Utility expenses are a pass through charge to the building tenants that either occupy owned or leased space in facilities used for County operations.

Electric utilities constitute about half of the utility expenses followed by water/sewer, natural gas and waste/refuse. Facilities continues to work with the Office of Sustainability to educate building occupants on the value of resource conservation. The Energy-Utility Specialist in the Director's Office works with industry partners including the Energy Trust of Oregon, Oregon Department of Energy and the City of Portland to address operating efficiency and capture incentives for energy savings measures.

Utility rates fluctuate from year to year based on the availability of energy sources. These rates increase similar to the cost of inflation over time, but can vary based on economic factors. FPM implements energy and water efficiency projects in collaboration with building occupants to reduce consumption and achieve Climate Action Plan goals. In FY 2018, the Board of County Commissioners resolved to purchase 100% of electricity through renewable energy sources, consequently the FY 2020 utility rates continues to include the cost of purchasing renewable energy credits.

Performance Measures

Measure Type	Primary Measure	FY18 Actual	FY19 Purchased	FY19 Estimate	FY20 Offer
Output	Energy Use Intensity (Energy use per square foot)	74	71	72	70
Outcome	Percent reduction in carbon emissions	N/A	3%	3%	3%

Performance Measures Descriptions

Output: Energy Utility Intensity reflects the energy consumption per square foot in County facilities. A declining rate demonstrates increased operating efficiency.
Outcome: The Department of County Assets established the goal to reduce greenhouse gas emssions by 3% annually.

Legal / Contractual Obligation

Revenue/Expense Detail

	Proposed General Fund	Proposed Other Funds	Proposed General Fund	Proposed Other Funds
Program Expenses	**2019**	**2019**	**2020**	**2020**
Materials & Supplies	$0	$5,944,965	$0	$6,150,000
Total GF/non-GF	**$0**	**$5,944,965**	**$0**	**$6,150,000**
Program Total:	**$5,944,965**		**$6,150,000**	
Program FTE	0.00	0.00	0.00	0.00

Program Revenues				
Other / Miscellaneous	$0	$5,944,965	$0	$5,440,020
Total Revenue	**$0**	**$5,944,965**	**$0**	**$5,440,020**

Explanation of Revenues

Facilities Operating Fund programs such as this one are supported primarily by internal service revenue from County departments, with less than 5% of revenue from external customers. Revenue is budgeted to best reflect accounting system behavior for the fund, and so budgeted revenue and expense may not match for a specific program offer. However, budgeted revenue and expense for the fund balance across program offers.

Significant Program Changes

Last Year this program was: FY 2019: 78208-19 Facilities Utilities Pass Through

FY 2020 will be the first year that includes new Gladys McCoy Building.
Except where otherwise noted, significant revenue changes from FY 2019 to FY 2020 reflect accounting system changes.