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ENERGY PERFORMANCE CONTRACTING FOR STREET LIGHTNIG (PUBLIC PRIVATE PARTNERSHIP)

Energetska agencija za Podravje
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The procedure for the implementation of energy retrofit of public lighting using the EPC in accordance with the PPP Act

- Step 1:* Data collection;
- Step 2:* The first assessment;
- Step 3:* Defining the technical characteristics of new lighting;
- Step 4:* Pre-litigation procedure and tender (call to promoters) to submit information on interest in accordance with the PPP Act;
- Step 5:* Decision on the implementation of retrofit using the EPC;
- Step 6:* Public tender with competitive dialogue;
- Step 7:* Implementation of energy retrofit and energy management in a contractually agreed period.



Step 1: Data collection

- An analysis of the current state of lighting and recognizing priority areas for renewal;
- Collecting data on luminaires, masts, operating hours;
- Review the accuracy of the cadasters;
- Any restrictions on renovation (cultural heritage, ownership, technical constraints, new construction, existing legal obligations).

Step 2: The first assessment

- The production of an estimate of the cost of recovery and savings;
- Information on financial resources for the investment;
- Checking whether the EPC is an appropriate solution (Article 2 of the PPP Act).

Step 3: Defining the technical characteristics of new lighting

- How much light is needed/required, operating regimes, protected areas?
- Which control and regulation systems are suitable (dimming, night-time reduction, central and remote controlled)?
- Setting the criteria for technological solutions (LEDs);
- Determination of important maintenance parameters.

Step 4: Pre-litigation procedure and tender (call to promoters) to submit information on interest in accordance with the PPP Act

- Preparation of an Investment report where all the conditions for performing the retrofit under the contractual provision of savings system are established or fulfilled (Article 31 of the PPP Act);
- Identification of potential investment providers (ESCO, implementing companies);
- Call to promoters – potential contractors (Articles 32 and 33 of the PPP Act).

Step 5: Decision on the implementation of retrofit using the Energy performance contracting (EPC)

- Preparation of documentation addressed to the Municipal Council: an Investment study with a legal, economic, technical and environmental studies, a decree on a public-private partnership, a draft agreement on the provision of energy savings.
- Decision of the Municipal Council on the implementation of a public-private partnership, the adoption of the Act (decree) on public-private partnership (Article 36 of the PPP Act)

Step 6: Public tender with competitive dialogue

- Preparation of the necessary documentation and Public tender for ESCOs and other companies (defining a selection criteria);
- Review of the offers in the first phase;
- Implementation of the Competitive dialogue procedure (Article 46 of the PPP Act - negotiations on content criteria, technical and financial characteristics of reconstruction, maintenance and management);
- The invitation to submit the final offers;
- Review of the offers and choosing the contractor;
- Signing the Energy performance contract (EPC).

Step 7: Implementation of energy retrofit and energy management in a contractually agreed period

- Implementation of retrofit and system optimization;
- Annual monitoring of the operation and results achieved in energy savings and costs (annual audit).

Municipality Radlje ob Dravi – Renovation of Public lightning using PPP (December 2014 – June 2017)

- The refurbishment project included local streets and the main regional road which runs through the center of town.
- The renovation of the system has been done to fulfill legal obligations regarding energy use and light pollution and to save electricity and maintenance costs.
- Municipality now has modern regulation and monitoring system.



Project activities on EPC in Municipality of Radlje ob Dravi

Date	Project steps/activities
Dec., 2014 – Mar 2015	First contacts with representatives of Municipality Radlje ob Dravi about street lighting, several meetings and discussions about potential project options, selection of roads and streets to perform replacement of street lighting.
April, 2015	Technical data collection about existing lights, energy use and costs, establishment of a working group for street lights, visits to several banks to find out the appropriate option for borrowing the money.
May - July, 2015	Preparation of data for refurbishments, detailed analysis of energy use and payments made in the last 3 years, learning process with the administration (FAQ).
Aug., 2015	Preparation of the main legal and financial documents.
Sept. – Nov 2015	Detailed analysis of lamps on the streets in the Municipality of Radlje ob Dravi and making plans for new public lighting (new lamps on the streets and roads).
Dec., 2015	Verification of energy audit, Starting process with potential ESCOs.

Date	Project steps/activities
Feb., 2016	Development of the tendering documents and other documents and announcement of the tender (call to promoters).
April, May 2016	Tender (call to promoters) closed, evaluation of the applicants, Preparation of the study for the economic, environmental and social benefits of PPP (according to the PPP Act obligations).
June 2016	Presentation of the study and approval of the public interest in EPC for SL at the Municipal council Radlje ob Dravi.
July -October 2016	Preparation of the legal documentation for the call (tender).
Nov. 2016	Opening tender to select the ESCO .
Mar. 2017	Tender closed and opening procedure, analysis of the offers, report prepared.
April 2017	Report on the call presented and approved by Municipal Council.
May 2017	ESCO selected and contract signed.



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Thank you for your attention!

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