



Board of County Commissioners - Staff Report

Meeting Date: February 4th, 2024

Presenter: Sarah Mann

Submitting Dept: General Services

Subject: Energy Mitigation Program Funds Request for Stilson Solar & Window Glazing

Statement / Purpose:

Consideration of Energy Mitigation Program (EMP) funding for window glazing to improve insulation and build out of rooftop solar included in the Stilson Transit Center.

Background / Description (Pros & Cons):

The Teton County Energy Mitigation Program is a tool to steer Teton County residents to offset the disproportionate energy consumption of large buildings in our community with a conservation or renewable energy installation on site or pay a fee in-lieu. Teton County then uses these fees collected to further implement energy conservation projects. The goal is to reinvest the funds into public sector capital infrastructure.

A Transit Center is being built that will be owned by the County for the use of START as a multi-modal transit hub. This is located at 1455 Beckley Park Way, Wilson, WY. There are two portions of this project – adding Alpen glazing to the windows in the Transit Center to improve the R-Value of the windows from a code requirement of 3.3 to a minimum listed R-Value of 7.1, a 115% increase to improve the insulation of the building envelope; and funding the complete build-out of the rooftop solar system on the Transit Center roof.

The project qualifies for Energy Mitigation Program funding based on the following criteria:

Eligibility: Teton County owned infrastructure.

Approved use (Window Glazing): Energy conservation through installation of insulation and R-value improvements.

Approved use (Solar Installation): New alternative energy generation projects.

Stakeholder Analysis & Involvement:

Stakeholders include the Board of County Commissioners, Teton County Public Works, Teton County Sustainability Coordinator and the Town of Jackson. This project will help the County to meet the goals of the Teton County Internal Sustainability Strategy – CE-3. Increase on-site renewable energy generation capacity; and CE-1. Make existing facilities more energy efficient.

Fiscal Impact:

EMP funding of \$170,000.00 for Alpen Glazing.

EMP funding of \$120,000.00 to complete the full installation of the Solar Roof System at the time of construction. Completing the entire project during initial construction will allow the County to apply for Elective Pay rebates from the IRS. These rebates are projected to be \$81,000, which would be reapplied to the EMP Fund balance once the project is completed, and the tax credit has been filed to the IRS. The long-term fiscal impact of the solar portion is \$39,000 after the rebate is received.

Both project portions will come out of EMP budget line 10-2-952-000-000. As of December 31st, the Energy Mitigation Fund has a balance of \$663,899.36 and has a committed amount of \$100,265.84 for an available spending balance of \$563,633.52. The total initial cost of both portions of the project is \$290,000.00, with an estimated long-term cost of \$209,000.00 once the project is commissioned and the Elective Pay funds have been claimed.

Staff Impact:

Service • Excellence • Collaboration • Accountability • Positivity • Innovation



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Public Works staff will work with the Owners Representative and the CMAR to implement these projects. The Sustainability Coordinator will work with the Stilson Team and the County Treasurer's office to apply for the tax credit.

Legal Review: Gingery

Staff Input / Recommendation: Staff recommends the approval.

Attachments: None

Suggested Motion:

I move to approve the expenditure of Energy Mitigation Funds for the Stilson Transit Center rooftop solar system and Alpen window glazing up to \$290,000.00.