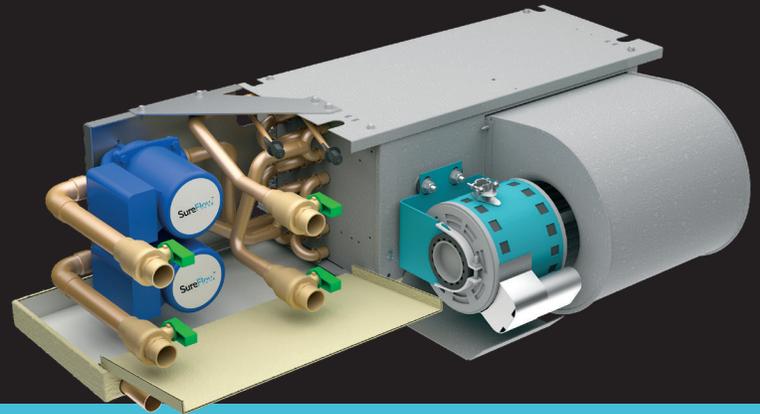


DISCOVER...

how IEC's SureFlow® System helped reduce upfront install costs, lower operating and maintenance costs and increase dorm room space during renovations.



Project: Grogan Residence Hall | Product: SureFlow® System
Location: University of North Carolina Greensborough



THE PROJECT:

Living on campus is an integral part of the college experience. Prospective students and parents evaluate the condition of campus facilities when choosing among higher education options. Dorm life should translate into comfortable living and campuses that fail to deliver, risk declining enrollment and overall dissatisfaction from students.

Grogan Hall, a 165 room, 75,000 square foot dormitory at University of North Carolina Greensboro (UNCG), was not meeting student's expectations. In addition to aesthetic refinements, the building was in need of various mechanical updates including replacing outdated HVAC systems.

With a \$6.5-million construction budget, Ed Keller, Associate Director for Operations at Greensboro, began a renovation project to enhance the energy efficiency of the building, as well as satisfy the needs of incoming students in relation to comfort, space and overall quality. He sought out a solution that had a less expensive initial cost that would not only meet energy and budget constraints, but also free up floor space.

"Grogan is a 56-year-old building. The HVAC systems were beyond their useful life, so it was either time to renovate or shut the whole facility down," said Keller. "Furthermore, we are competing with schools that have newly renovated facilities, so we needed a system that could deliver an on-campus experience that was not only appealing to our residents, but also meets our budgetary demands."

A SMALL FOOTPRINT MAKES A BIG IMPACT

To accomplish the university's goals of making on-campus living an attractive option for incoming students, as well as delivering on energy efficiency demands, Greensboro opted to install a new HVAC solution for this project. With the priorities of open floor space, quiet comfort and energy efficiency in mind, the project renovation team selected International Environmental Corporation (IEC) and its SureFlow® Hi-Performance Horizontal fan coil system to replace the existing floor-mounted A/C units.



SureFlow™



“The biggest selling factors for me in selecting SureFlow® was its low operating and maintenance costs, as well as small footprint it was able to provide in the individual rooms,” said Keller.

The SureFlow® system has a low point of entry cost because of the reduction of pipes and fittings. Designed as a 2-pipe system that performs like a 4-pipe, SureFlow® eliminates a substantial amount of the expensive labor, pipe and fittings needed to heat and cool the rooms and common spaces. “We wanted to minimize the obstruction for students, making the HVAC system virtually non-existent in the student life.”

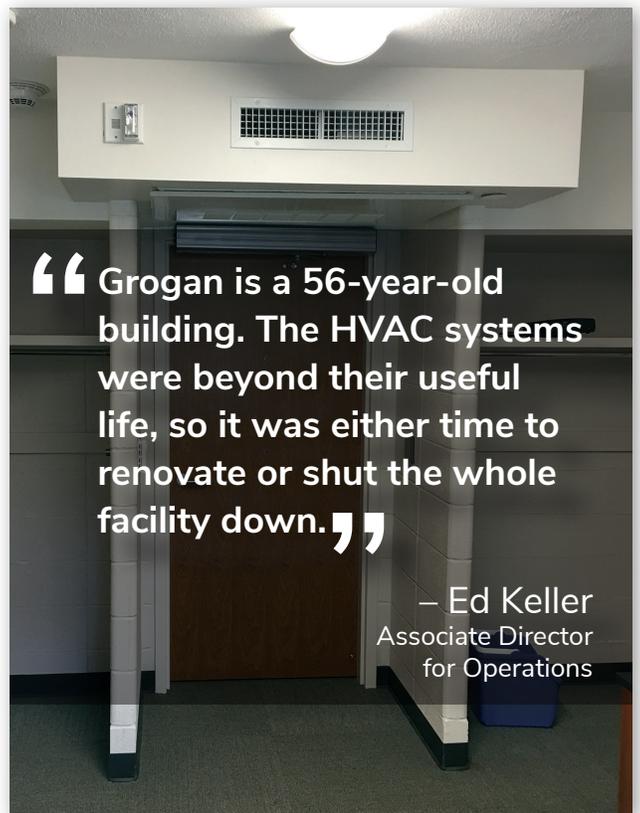
Once installed, no formal maintenance is required on the valve or circulator package components used with SureFlow® units other than normal periodic visual inspections and typical upkeep. The unique piping design allows the ceiling-mounted units to be located for easy access in multiple floor plans, minimizing disruption to the students.

THE RESULTS

With an allocated mechanical budget of \$2.3 million, installation of the SureFlow® system enabled savings of roughly \$500 thousand, coming in under budget at \$1.8 million. Following completion in August 2015, the university has further met its expectations by reducing energy consumption by 30%.

“Since installation, we have seen a substantial amount of savings,” said Keller. “At Grogan Dorm, we are attributing savings of around \$2,000 each month on energy alone to the SureFlow® system. We have plans to expand the system throughout campus, beginning with at least 2-3 buildings in the next year.”

More than 300 students will occupy Grogan Hall during the fall 2016 school semester.



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— Ed Keller
Associate Director
for Operations

To learn more about the IEC SureFlow® System, visit iec-okc/products.

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