



Metering and billing leads to impressive cost savings in Discovery Gardens

Discovery Gardens is one of the areas in Dubai where the buildings are cooled by a district cooling supplier. In the past we could hear about unsatisfied owners or tenants, who claimed high and checkless increases of energy costs.

Techem Energy Services Middle East has the right products and services for these properties. Techem is a global player for Energy Management solutions with 60 years experience in this field. With accurate metering and billing services we ensure energy savings up to 25%. In June 2011 we started with the retrofit of the innovative and reliable Techem radio meters in Discovery Gardens. The Techem radio meters are easy to install and reduce the disconnection of the cooling supply during the installation process to a minimum.

In parallel the landlord has commenced with a new lease model and separated the cooling energy consumption costs from the entire rent. This lease model, which is common in many countries worldwide, was recommended by Techem and protects property owners against excessive and uncontrolled energy consumption.

Precise measuring and billing based on the actual consumption increases the awareness and creates an incentive and a reward for the careful use of cooling energy in Discovery Gardens. The results are considerable- the conscious behaviour of energy consumption encourages the residents in Discovery Gardens to save, because they get penalized for excessive energy consumption. On the other hand if they save they have substantial cost savings on their monthly bills.

The energy savings by the tenants have demonstrated the excellent functionality of the radio devices and the reading/billing services, made by Techem. Despite the summer period the energy savings by the residents were impressive. The reduction of energy consumption compared to the same period of the previous year accumulated to **more than 20%**. In The Middle East the highest energy demand is generated by air conditioning. A solution for buildings which are centrally cooled is to allocate the energy costs fair and transparent based on the consumption of each resident.

The results in Discovery Gardens have shown it exemplary.

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