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## Energy Efficient Lighting For Safety and Savings

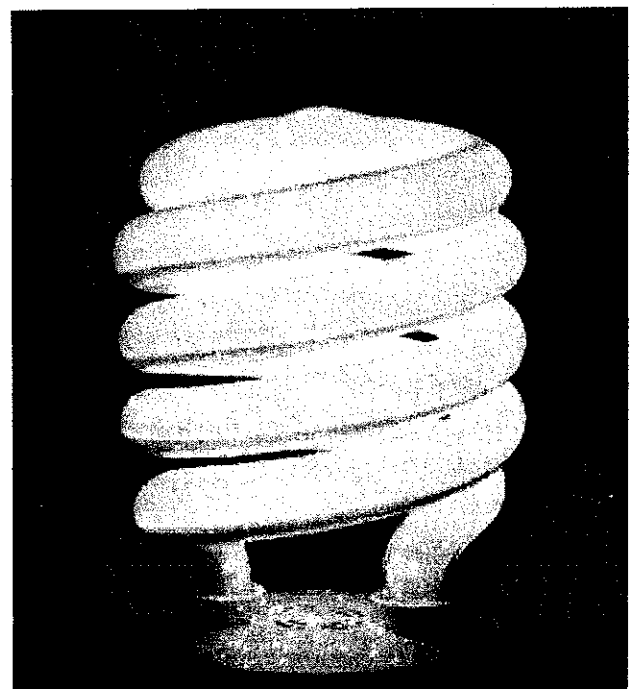
According to an assessment of opportunities for energy efficiency in rental properties conducted by Energy Center of Wisconsin, there are great opportunities for efficiency in rental properties. If all landlords that have not yet switched to modern, efficient light bulbs in Madison were to make the switch, rental properties could:

- Save over **\$2,000,000** in energy costs;
- Provide more reliable lighting to ensure tenant safety;
- Reduce maintenance costs by switching from bulbs that fail several times a year to bulbs that need to be changed only every ten years;
- Save 36,000,000 kilowatt-hours of electricity a year – enough to power more than 4,100 homes for a year; and
- Cut global warming pollution by 35,000 tons – the equivalent of taking 6,000 cars off the road.

All by merely changing light bulbs!

### Energy Efficient Light Bulbs

The most common energy efficient light bulbs for household fixtures are known as compact fluorescent light bulbs or CFLs. These bulbs use less than one quarter of the electricity of old-fashioned incandescent lights and can last for up to 10 years.



### **Operational Savings for Landlords**

Switching an old-fashioned light bulb to an efficient one can save landlords lots of money. In common areas where a bulb can be on for 24 hours a day, *every bulb changed will reduce landlord's electric bill by up to \$40 a year.* Compact Florescent Light also reduces maintenance costs. Rather than changing 2-3 times annually, CFLs need changing only every 6-10 years on average.

### **Tenant Safety**

Efficient light bulbs enhance tenant safety. Burned out bulbs in stairways and common areas leave tenants in the dark, and makes stairways dangerous. Low maintenance, long-lasting CFLs last 20-30 times longer between changes.



### **Energy Efficient and safer exit signs**

The most energy efficient exit signs on the market use bulbs called LEDs, or light-emitting diodes. LED exit signs consume 95% less energy than comparable incandescent-lit signs. Energy savings per LED exit sign can exceed \$40/year. LED exit signs are lower maintenance and safer, they can operate for 25 years or more, while old-fashioned incandescent bulbs require replacement 1-4 times annually.

### **Saving money for every Madison ratepayer**

By changing rental properties to more efficient lighting, the need for new power generation is reduced. This means less capital investment, and less urgent investments. Ratepayers save when utilities can meet electric demand with existing resources.

### **Giving Tenants a Voice**

Renters occupy more than 50% of housing units in Madison. These households are currently unable to do what more and more homeowners are doing – saving money by installing efficient, safe, long-lasting light bulbs. The Madison city council has an opportunity to give voice to these city residents – and save money for landlords at the same time.

Call the Sierra Club at (608) 257-4994 for more information.