



## Case Study: The Aurora

### PROJECT DETAILS

**Project Name**

The Aurora

**Location**

Portland, OR

**Property Size**

1 Building  
93 Units

**Electric Utility**

Portland General Electric

**Anticipated Completion Year**

2023

**Project Type**

New Construction

**Program Pathway**

Whole Building Path

**Owner**

Human Solutions

**Energy Consultant**

Earth Advantage

**Reserved Incentive**

\$200,000

**Electric Energy Savings\***

274,414 kWh (Compared to 2014 OEESC)

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Photo courtesy of Holst Architecture

“Increased heat intensity in East Portland has a real effect on people’s physical and emotional health and well-being. When we think about what we do in our East Portland communities, a climate justice lens informs some of the energy and environmental choices that we made in the project.”

-Ryan Winterberg-Lipp, Human Solutions

### Project Summary

Resident well-being is at the center of The Aurora’s new construction design. In addition to robust energy-efficient features that will decrease resident energy costs, The Aurora used trauma informed design to create public, community, and private spaces that will make residents feel safe and comfortable. The multifamily building will provide 16 units of permanent supportive housing for families transitioning from homelessness along with on-site, low-barrier counseling and family support. The building’s new solar array will cover the electricity house load, allowing the owner to pay for services like high-speed internet for all residents.

With financial support from the Oregon Multifamily Energy Program (OR-MEP), The Aurora will install one of the most efficient heat pump water heaters on the market that uses less than one-fifth of the electricity of a traditional electric resistance water heater. The building’s centralized water heating design also streamlines maintenance and controls. OR-MEP also offset the cost of highly efficient windows and low-flow showerheads and faucets. Building owner Human Solutions estimates the average resident utility bill will be about 50% less than a standard home, which is especially significant in east Portland where an aging housing stock and heat island effect lead to substantial utility bills for many low-income residents.

### Measures Summary

OR-MEP incentivized the following energy efficiency measures:



- Heat Pump Water Heaters
- Low-Flow Showerheads and Faucets



- Windows

\*Energy savings are based on program modeling that compares projected electricity use to code baseline. Energy savings from any other fuels, such as gas, are not factored into OR-MEP energy savings and percent improvement calculations. This case study is provided as an example, and energy savings may vary for other projects depending on site specifics and code year.