

**CABA Intelligent & Integrated Buildings Council Meeting**  
**Friday, October 17, 2008**  
**2:30 PM - 3:40 PM**  
**Conference Call**

**Present:**

Roy Kolasa – Honeywell International (Chairman)  
Ron Bernstein – LonMark International  
Ludo Bertsch – Horizon Technologies  
Joe Castle – Panduit Corp.  
Dave Clarke – Centennial College  
Dan Cook – Ace Controls  
David Davidson – Eaton Corporation  
Alex Detre – CABA  
Tim Duggan – RSMeans  
Kent Hoskin – Robinson Solutions  
David Katz – Sustainable Resources Management Inc. (BiQ Consortium)  
Chris Larry – TENG Solutions  
Tom Lohner – TENG Solutions  
Jim Long – Herman Miller  
Mike Olson – ABB, Inc.  
Ed Regan – Consultant  
Jeremy Roberts – LonMark International  
Gregory Rushby – Ontario Power Authority  
Jiri Skopek – ECD Energy & Environmental (BiQ Consortium)  
Ron Zimmer - CABA

**1. Life Cycle Costs (LCC) Analysis Tool**

Roy Kolasa welcomed everyone to the meeting and asked Ron Zimmer to introduce the LCC Tool discussion. Ron indicated that after a number of years, Thomas Keel, from Georgia Tech, stepped down as Chair of the LCC Advisory Board. Ron will serve as Acting-Chair until a new Chair is appointed. (Note – Since this meeting Steve Teubner, from BAE Systems and CABA Board member, was accepted to be the IIBC Vice-Chair and Chair of the LCC Advisory Board).

Ron introduced Tim Duggan, from RSMeans, who with a PowerPoint presentation provided an update and change in the strategy to develop the LCC Tool. Unfortunately, due to the investment that RSMeans requires developing the LCC Tool and the lack of data being provided by CABA members a new approach was recommended. The necessary data is going to be accessed through other means and the new LCC Tool is expected to be unveiled at ASHRAE/AHR Expo in Chicago. It is expected that large companies can participate and have special branding with the LCC Tool. Further Advisory Board meetings will take place in advance of AHR Expo.

## **2. CABA Building Intelligence Quotient (BiQ)**

Chris Larry, BiQ Advisory Board Chairman, and David Katz, from the BiQ Consortium, gave an update on the BiQ Tool. A number of initiatives have been taken based on input from the Advisory Board. Several presentations were given including David Katz at CEEE and Ron Zimmer at the International Facility Management Association Best-Practices Summit. A special promotion has been launched to give each CABA member a one-time complimentary usage of the BiQ Tool to help stimulate usage and sales. Also, Honeywell International was the first company to purchase a yearly license to use the BiQ Tool. Roy indicated that steps are being taken to implement the BiQ Tool within Honeywell. Further Advisory Board meetings are being planned to market and promote the BiQ Tool.

## **3. Intelligent Buildings Research**

Alex Detre and Ron Zimmer gave an overview of several research projects:

### **3.1 Convergence of Green and Intelligent Buildings (CGIB)**

This research, with funding from 16 CABA members, was completed by Frost & Sullivan. The CGIB Steering Committee agreed that the complete research report should be made available complimentary to the industry. It can now be accessed at: <http://www.caba.org/brightgreen>. Efforts will be made to publicize its availability through the media and other trade associations like The American Institute of Architects and the Design Build Institute of America. (Note: A special webcast was held on Nov. 18 and it will be posted with the reports on the CABA website).

### **3.2 Telepresence Research**

Cisco Systems, IBM and Public Works and Government Services Canada are undertaking a "telepresence" project. Dr. Ken Wacks is doing the research and the project is expected to be completed in 2009.

### **3.3 Towards Carbon Neutral Industrial Facilities**

David Davidson, from Eaton Corporation, gave the background on this research funded by 12 CABA members and completed by Carnegie Mellon University. The complete research report has been released to the IIBC and will be made available in the future to CABA members in the Research Library.

### **3.4 Evaluating Carbon Measurement and Capture Technology**

David Davidson indicated there may be an opportunity for some CABA members to provide the technology to measure carbon reduction. Companies that wish to take advantage of carbon credits or trading will require valid metrics, which could present an opportunity for CABA members that have technology to not only reduce but also measure CO<sub>2</sub> emissions or the carbon footprint. It was agreed that CABA should investigate this opportunity and report back to the IIBC at the next meeting.

### **3.5 Intelligent Buildings (IB) Market Signing Research**

It was reported that several CABA members had been enquiring about the availability of North American IB Market Sizing research and data. Ron indicated that i&i limited had produced such a study in 2005, but no other comprehensive research existed. Nobody on the conf. call could identify any research like this and therefore it was agreed that CABA should investigate the viability of undertaking such a research project.

### **3.6 Office of the Future Research Project**

Ron indicated that he made a presentation on the IB sector to the Consortium of Energy Efficiency (CEE) in New Orleans. He learned that a group led by Southern California Edison and involving a number of CABA members including NYSERDA, Sempra, Trane and others were working on an "Office of the Future" research project. This project was moving into Phase III, which involves a pilot project. The good news is that the Steering Committee will welcome other CABA members into the project. It was agreed that CABA should find more details of the project and relay them to the IIBC and other CABA members.

## **4. Task Force on IB Education and Training**

Jim Sinopoli, from Smart Buildings, chairs the new Task Force on IB Education and Training. He was unable to join the conf. call, so Tom Lohner, who has been Vice-Chair of the Task Force reported on the developments. There have been several meetings to discuss the best "Roadmap" to achieve more IB training and education. Fortunately, most of the key industry organizations, like InfoComm International, BICSI, CSI, ASHRAE, SIA, ASIS, CEDIA, ESPA, NEMA/LMA and the National Institute for Building Science (NIBS) are involved and supporting this new Task Force. Further meetings are being planned by conf. call and also a special "face2face" meeting on Monday, Jan. 26, 2009 (2-4 PM) at the ASHRAE/AHR Expo. There is also interest in holding a special 1.5 day event in conjunction with EcoBuild Spring May/2009 in Denver, CO. This event would focus on IB education/training. CABA members interested in participating in this important initiative are encouraged to contact Jim or the CABA office. Tom also mentioned his efforts with NIBS on the Whole Building Design Guide.

## **5. Low Voltage Task Force**

Ed Regan gave an update on the activities that Chris Adams, from Ortronics/Legrand, and he has been taking in this area. He encouraged everyone to review the many documents that have been posted in the CABA web site, under Low Voltage Task Force section of the IIBC. He also encouraged others to assist Chris and himself on this important work.

## **6. Green & Sustainable Buildings Sub-Cttee**

Roy Kolasa, Chair of the Green & Sustainable Buildings Sub-Cttee, reported that the USGBC was approached to develop an MOU with CABA, but they indicated that this would not happen unless a specific initiative could be identified. On a positive note, CABA and the USGBC were collaborating in the “Convergence of Green and Intelligent Buildings” research project. They agreed to review the research and disseminate it. A testimonial from the USGBC VP Research has been obtained. CABA is also working closely with BICSI to obtain representation on the new LEED Consortium, which also includes reps from TIA (Telecommunications Industry Association) and InfoComm International. CABA has also set up reciprocal memberships with USGBC, CaGBC and Green Mechanical Council. Efforts are now being made to develop a similar relationship with Green Globes.

## **7. oBIX**

Toby Considine, Chair of oBIX (Open Building Information Xchange), was not able to join the call. Ron indicated that the oBIX Working Group is still active within OASIS. Members can go to the CABA Standards section of the web site (<http://www.caba.org/Default.aspx?pagelid=170264>) to get more info on oBIX or many other standards organizations. Also, Frost & Sullivan has just completed an extensive research report on oBIX, which is available for sale through their website.

## **8. Meeting adjourned at 3:40 PM ET.**

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