CITY OF TOLEDO

TOLEDO, OH | DESIGN-BUILD | ENERGY IMPROVEMENTS

SIZE
105,190 sq. ft.

COST
$20M

BID DAY SAVINGS
$2.4M

DURATION
30 Months

SCOPE

- Air Handling Unit (AHU) upgrades & rebuild
- Boiler & chilled water plant upgrade/installation
- Building envelope improvements
- Chilled water plant upgrades & optimization
- Electrical infrastructure upgrades
- Hot water boiler installation
- HVAC upgrades
- Lighting upgrades
- Mechanical upgrades

$2.4M
IN BID DAY SAVINGS

The City of Toledo (City), nicknamed the Glass City, is located in northwest Ohio on the Western tip of Lake Erie. Best known for its auto and glass manufacturing, Toledo is the fourth most populated city in the state. In 2022, the City selected Brewer-Garrett (**BG**) as their partner in a design-build and energy improvement project for the municipal courthouse that included LED and building envelope upgrades, HVAC efficiency improvements, modernization of elevators and escalators, and other project scope items. The City was impressed with BG's comprehensive project management plan and creative cost savings ideas, which yielded $2.4 million in bid day savings.

BG installed a new, highly efficient, gas-fired, central heating boiler with distributed hot water piping throughout the courthouse.

BG installed multiple new air handling units (AHUs) equipped with variable-speed motors, advanced controls, and higher-efficiency components that consume less energy while delivering optimal airflow. Additionally, new AHUs reduce energy waste by improving heat exchange processes and minimizing system leaks, ensuring better performance with lower operational costs.

BG retrofitted all light fixtures with LED lighting, and installed envelope improvements such as new doors and windows, creating additional savings for the City.

BG has worked seamlessly with the courthouse staff on all aspects of the project. As the courthouse is a government facility, it must remain functional and occupied throughout construction. Communication has been key to ensure daily operations proceed as close to normal as possible without interruption.



