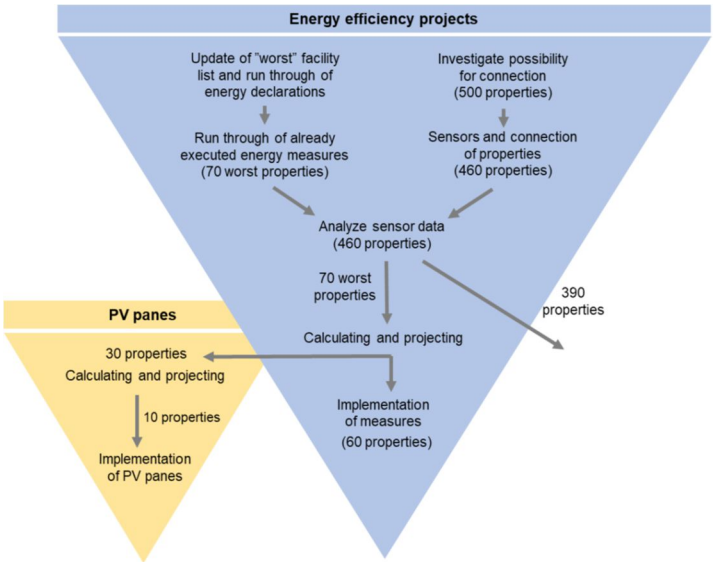
ELENA Project Factsheet
Riksenergy

Location of planned investments	Sweden
Final Beneficiary	Rikshem AB
Sector(s) of investment	Residential Building
Total Project Development Services (PDS) cost	EUR 2 673 000
ELENA co- financing	EUR 2 405 000
Project Development Services (PDS) financed by ELENA	The Project Development Services (PDS) financed by ELENA will provide support to implement an Energy Efficiency (EE) and Renewable Energy (PV) Investment Programme in Sweden. The overall ELENA TA programme will be coordinated by two dedicated employees and implemented with the support of thirteen internal and external experts working partially on the programme. The ELENA support will enable the company to develop energy monitoring with IoT, to screen the energy declaration of its properties to identify the worst-performing properties, and to develop a comprehensive EE refurbishment programme. The programme will also support preliminary identification of properties with good PV potential followed by the preparation of an investment plan to develop PV. The number of employees who will work on delivering the PDS is estimated at 6 FTE over the contract duration.
PDS Timeframe	Q2 2020 – Q2 2023
Investment programme description	The RIKSENERGY investment programme concerns the technical assistance associated with the planning, technical pre-design, and procurement of investments in residential buildings (including student houses and elderly care facilities) across Sweden. The project includes three components: • The development of a comprehensive Building Management System/Internet of Things solution in 460 properties located in the country, with sensors outside and within apartments connected to common infrastructure and providing data for better energy management; • The EE refurbishment of approximately 60 properties, with an improvement of the envelope, modernisation of technical facilities such as heating and ventilation, replacement of lighting and common laundry equipment;

	• The development of solar PV on approximately ten suitable properties. The objective of this Investment Programme is a 24% energy consumption reduction in the buildings consumption and significant CO2 savings. It fills an existing gap within the organization between large, non EE-focused refurbishment programme, and the small, targeted, ad-hoc projects from the local teams. Rikshem will be the investor for all the components.
Investment amount to be mobilized	EUR 36m
Description of the approach to implement the Investment Programme	The Project will have one Coordinator, who will be involved in all steps coordinating two parts of the program (energy efficiency projects and PV panels). Rikshem is renewing its mandatory new energy declarations for a majority of its facilities. These certificates will provide suggestions to create more energy-efficient buildings. In parallel the IoT project will provide operational data to support the selection of approximately 60 properties for refurbishment. The PV components will follow a linear approach, with a pre-selection of approximately 30 buildings with favourable characteristics for which a detailed study will be produced and finally the selection of the 10 best projects. The picture below shows how all parts of the programme fit together and how the technical assistance activities narrow the number of facilities down: the goal is to perform efficiency measures in the facilities where the measures will be the most cost- and energy-efficient. In most of the properties, sensor data will not materialise in investment, however the data collected will be used in the future and will help to monitor the EE work at apartment level. 

Expected results of investments planned	The total estimated contributions are: • Energy Efficiency – Annual total energy saved 41 GWh • Renewable Energy – Annual total 0.5 GWh (electricity) • CO2 reductions – Annual total reductions of 2 400 CO2 eq t • Jobs retained or created - in 95 equivalent FTE
Leverage factor (Minimum 10)	15
Status	Contract signed on 03/04/2020
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