



ReVireo

155 Wooster Street

Overview

Centurion Realty required ENERGY STAR and benchmarking services for 155 Wooster Street, New York City. The 45,000-square-foot project is a mixed-use building, including retail, commercial, and residential units.

Centurion Realty requested services to comply with multiple Local Laws, including Local Law 84, Local Law 95, Local Law 33, and Local Law 97.

Local Law 84 requires annual benchmarking data, including water and energy consumption, to be submitted by the owner of the building for large residential and commercial buildings.

Local Law 95 standardizes the grade rating system based on the ENERGY STAR efficiency scores, from A to F. The energy label includes the letter grade and the energy efficiency score.

Local Law 33 requires large building owners to display the Building Energy Efficiency Rating label publicly.

Local Law 97 (LL97) is a New York City regulation that sets greenhouse gas emission limits for large buildings, requiring owners to reduce carbon intensity or face penalties.

ReVireo provided comprehensive compliance services to ensure Centurion Realty's project met all applicable New York City energy and emissions regulations while minimizing administrative burden and regulatory risk. For Local Law 84, ReVireo established and managed the building's ENERGY STAR Portfolio Manager account and coordinated the collection and verification of aggregated electric, gas, and water utility data. This process ensured accurate annual benchmarking, timely submission, and full adherence to NYC reporting requirements.

Client

Centurion Realty

Building Type

Commercial

Location

New York City, New York

Services

Benchmarking

Overview (continued)

Upon successful Local Law 84 compliance, ReVireo ensured that Centurion Realty received the label to display at 155 Wooster Street for Local Law 33 requirements and demonstrate transparency in building energy performance.

To address Local Law 97, ReVireo conducted energy modeling and greenhouse gas emissions analyses to assess the building's current emissions profile and identify practical, cost-effective compliance pathways. These analyses support informed decision-making, help mitigate the risk of future penalties, and position the property for improved operational efficiency and long-term regulatory readiness.