With rising energy costs, HVAC systems must perform more efficiently. With 25-year-old inefficient chillers and progressively higher costs to maintain the chillers, it became apparent to the management of the Metropolitan Tower it was replacement time.

Flake & Kelley Commercial came to Powers to develop a plan to replace 1,350 tons of cooling capacity with the lowest first-cost and highest efficiency possible. Powers met the challenge by selecting and installing chillers that fit the space, matched the existing pumping capacity and electrical services, and were the least disruptive to the building structure and access during installation.

Powers also assisted Flake & Kelley in working with the local utility to obtain a rebate of $426,377 based on the energy savings of the new chillers.