

FOUNDRY REAL ESTATE INTERNATIONAL DRIVE VALUE CENTER

LED LIGHTING PROJECT SUCCESS STORY

Delivering measurable energy savings, brighter visibility, and long-term value for tenants and shoppers alike.



International Drive Value Center
Foundry Real Estate — Orlando, FL



Proven Results



Sustainable
Impact



Measurable Value



Future Ready

EXECUTIVE SUMMARY

US Lighting Systems partnered with Foundry Commercial to deliver a comprehensive LED lighting retrofit at the International Drive Value Center in Orlando, FL. The upgrade modernizes the lighting environment while generating significant energy, maintenance, and financial savings.



128 FIXTURES RETROFITTED

Replaced/retrofitted 128 existing fixtures with high-efficiency LED technology carrying a 10-year warranty including labor.



\$48,044.76 NET PROJECT COST

After rebates funding approximately 20% of the total project cost.



10-YEAR LED WARRANTY INCLUDED

New LED fixtures are backed by a full 10-year warranty, including labor allowance.



\$281,697.60 LIFECYCLE SAVINGS

Total estimated savings over 10 years.



REBATES FUND 20% OF PROJECT

US Lighting Systems manages the incentive process from approval to payment.

AT A GLANCE



205,143 kWh

ENERGY REDUCED ANNUALLY



\$20,748

ANNUAL ENERGY SAVINGS



\$2,941

ANNUAL MAINTENANCE SAVINGS



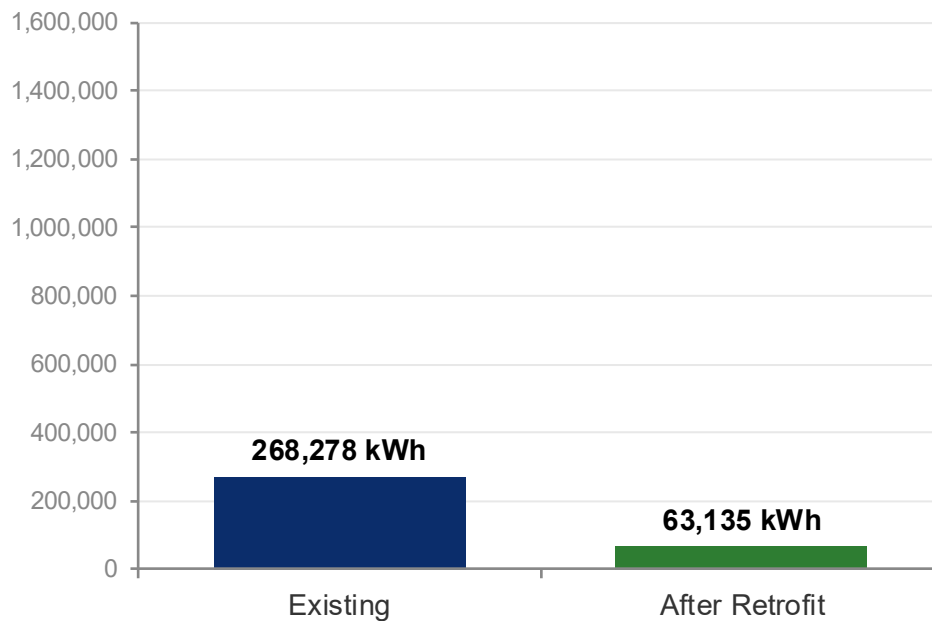
1.7 YEARS

PAYBACK PERIOD

ENERGY & ENVIRONMENTAL IMPACT

This LED upgrade delivers measurable reductions in energy consumption and meaningful environmental benefits.

ENERGY SAVINGS



ENVIRONMENTAL IMPACT EQUIVALENTS (ANNUALLY)



≈ **138** ACRES

OF TREES PLANTED

Carbon sequestration
equivalent



≈ **138** METRIC TONS

OF CO₂ OFFSET

Removed from the atmosphere



A more sustainable shopping center today for a brighter tomorrow.

Environmental impact values are calculated using EPA Greenhouse Gas Equivalencies Calculator and U.S. Forestry Service data.

BEFORE & AFTER: THE LIGHTING TRANSFORMATION

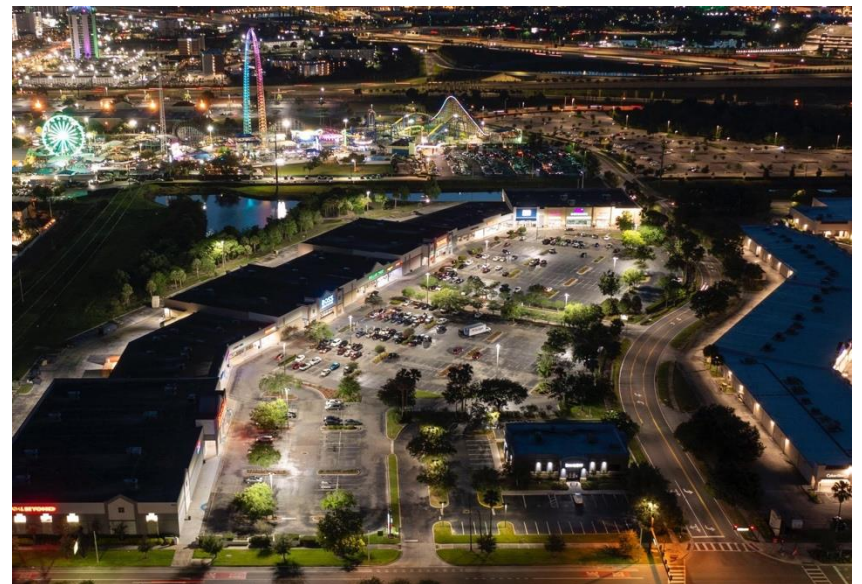
A side-by-side look at the International Drive Value Center parking lot lighting before and after the LED retrofit.

BEFORE — EXISTING FIXTURES



128 metal halide fixtures • 61.4 kW connected load • inconsistent, high-glare lighting

AFTER — NEW LED FIXTURES



114 high-efficiency LED fixtures • 14.5 kW connected load • uniform, code-compliant lighting

205,143 kWh

ENERGY REDUCED ANNUALLY

76% REDUCTION

IN LIGHTING ENERGY USE

\$20,748

ANNUAL ENERGY SAVINGS

A brighter, safer, more energy-efficient shopping experience — day and night.

RETAIL-READY TURNKEY INSTALLATION

Fully managed turnkey retrofit strategy for active retail centers: fast, compliant, and low-disruption.

PROJECT MANAGEMENT



Materials & Equipment

Ordering and coordinating all fixtures and equipment



Labor Supervision

Supervising all installation labor from start to finish



Disposal & Recycling

Responsible recycling of existing fixtures, lamps, and ballasts



Warranty Servicing

Post-install warranty support built into the plan

INSTALLATION SPEED



4-Person Crew

Dedicated installation crew sized for fast, efficient turnaround



1-Week Completion

Full 114-fixture retrofit completed in just one week



Minimal Disruption

Installation scheduled to protect shopping center operations



Site-Audited Design

Engineering and design based on a full on-site audit

INCENTIVES + MAINTENANCE



20% Funded by Rebates

Utility incentives cover approximately 20% of the total project cost



Incentive Process

Utility rebate program managed by US Lighting Systems



10-Year Warranty

LED fixtures backed by a 10-year warranty including labor



Long-term support

Lower future labor costs and faster maintenance cycles

Designed to upgrade active retail centers with speed, compliance, and minimal disruption.