Controlled Air INC.

Heating, Air Conditioning & Temperature Controls

The Right Environment through Engineering and Support

21 Thompson Rd · Branford, Connecticut 06405 · 203-481-3531 · 800-840-9101 · FAX 203-481-3533

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Controlled Air INC.

Heating, Air Conditioning & Temperature Controls

Welcome to Controlled Air, Inc

I would like to introduce you to Controlled Air, Inc. Founded in 1980. We are a family-owned and operated heating, ventilation, air conditioning and temperature controls company. We have always been on the forefront of technology, bringing sophisticated solutions to the challenges of today's complex applications.

Controlled Air, Inc. is a leader in creating environmentally sound, energy-efficient HVAC designs that save money for our customers and promote conservation of energy to help the environment. We are sponsoring members of the Connecticut Green Building Council; the local chapter of the U.S. Green Building Council, a non-profit 501(c3) organization that seeks to improve the quality of life in Connecticut through the promotion of intelligently designed and constructed high performance energy efficient buildings. We also provide all of the needed support to obtain accreditation for the building by the Leadership in Energy and Environmental Design (LEED) Green Building Rating System. LEED is a voluntary consensus-based national rating system for developing high-performance, sustainable buildings. We participate in the Energy Star Service Provider program and can assist you to get your building Energy Star Certified.

The Controlled Air, Inc. team is comprised of skilled professionals each highly trained in specific areas of technology, such as HVAC, engineering, cogeneration, electric, and ground water heat sources as well as energy efficient lighting. We hold Connecticut State License's # CT S1 302788, MEC 0001131, SM1 0003954, E1 0121932 as well as Rhode Island Refrigeration/Master1 & Piping/Master1 00007776.

Some of the newest technology includes Energy Management Systems that save time and money. Computerized tools are programmed to your specifications to monitor controls, achieve better energy efficiency and to optimize the performance of your system. A customized computer system can be designed specifically for the automated control and monitoring of the heating, ventilation and lighting needs of a building or group of buildings. Most of these energy management systems also provide facilities for reading of electric, gas and water meters.

We spend time with each of our customers to make sure they are receiving the best system for their needs. We can develop a geothermal, photovoltaic, solar, wind, thermal storage or cogeneration system to power heating and air conditioning systems. We can create highly energy efficient systems that lower impact on the environment.

Superior engineering combined with the most advanced technology and products allows us to find solutions to our customers' unique building systems management needs. Our "Best in Class" service ensures the continued high performance and energy efficiency of these systems for years to come.

Our technical expertise is matched only by our commitment to excellence in service. Cost-effective maintenance contracts and scrupulous attention to detail are integral parts of our ongoing relationship. We can create a custom maintenance solution to meet your service needs. We can schedule routine maintenance to your convenience and our team of service professionals is on call 24/7 to respond to any emergencies. All work is performed by technicians who receive direct factory instruction and our own in-house training. Our remote diagnostic capabilities can often pinpoint system irregularities and allow for adjustments through computer access. Automatic notification systems can alert us of problems that may be resolved even before customers are aware of an issue.

To find out more about Controlled Air, Inc. please contact me or visit our website www.controlledair.com.

Sincerely,

Vincent Chiocchio
President

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Vincent Chiocchio, President
Controlled Air, Inc.

Vincent Chiocchio has been in the heating and air conditioning business for over 38 years and has been employed by Controlled Air, Inc. since March 17, 1980. He is one of the original founders of the company and has held the position of President since 1983. Vincent is LEED AP certified and is presently active in LEED design buildings and is a member of the CT Green Building Council, as well as its event committee chair. He performs detailed energy modeling of buildings to compare system energy usage and cost to aide in rebate calculation with the utility companies. He also works with Energy Star Service Provider program and can assist you to get your building Energy Star Certified.

Controlled Air, Inc. is a heating, ventilation, air conditioning, and temperature control contractor serving the commercial and industrial market and employs over 60 individuals. Vincent has held a Heating, Piping & Cooling Unlimited Contractors S1 License in Connecticut for over 29 years. This license allows Controlled Air, Inc. to perform any and all types of HVAC related work with no size or type limitations. Vincent also holds a Connecticut Sheet Metal Contractors license, Connecticut Mechanical Contractor license, as well as a "Universal" Refrigerant Recovery Certification. He also holds a Refrigeration and Pipefitter Master 1 License for the State of Rhode Island.

Vincent personally designs and oversees the installation of steam and hot water boilers, both fueled with gas and oil, large electrical centrifugal chillers, gas engine driven chillers and absorbers, cooling towers and dry coolers, rooftop packaged electric cooling gas heating units, split system air conditioning equipment, and process heating and cooling equipment. With these systems, he oversees the installation and design of the related gas piping, steam piping, hot water piping, oil piping, chilled water piping, condenser water piping and refrigerant piping. The pipe systems utilized have been steel, copper, PEX, gas-flex and PVC with above and below ground installations. He has designed and supervised the installation of complete duct distribution systems, laboratory exhaust, metal chimneys and flues, grease exhaust ducts, and dust collection systems.

Vincent designed and installed one of the first "Ice Storage" systems in Connecticut and has been involved in both geothermal heat pumps and cogeneration systems. Controlled Air educates their customers about newest technologies in solar, geothermal, photovoltaic, wind, thermal storage, and cogeneration. Vincent is a strong believer in energy efficiency and looks for the most environmental and cost effective HVAC systems for all his customers.

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He works with the local utility companies to update his customers to the latest energy efficiency code while saving them money through the rebates and incentives available. His personal involvement and "hands on" approach in the design and installation of any project, large or small, has been an integral part in the success of Controlled Air, Inc and their continued advancement in environmental technologies.

Throughout his years in the HVAC business, Vincent has attended numerous training courses and seminars from many major manufacturers, suppliers and organizations. Some of his most recent training seminars are: "Carrier" October 2008 - "Ground Source Heat Pump Design and Installation"; "Trane" November 2008 - "ASHRAE Standard 62.1 & 90.1" and "Designing Buildings for Proper Ventilation and Meeting the Energy Code". In December 2008, he attended a two-day seminar hosted by "Carrier", implementing the new "Hourly Analysis Program" (HAP) modeling software to comply with LEED and the energy code requirements. In February 2009, he attended the "Innovative Cooling Technologies" seminar hosted by "Northeast Utilities". He continues to advance himself in all new and current technologies.

Vincent is also an expert with the International Mechanical Code Book and is often asked to consult with building officials. He has designed and installed multi-million dollar projects, some of which were in excess of 1000-ton cooling capacity and 28,000 MBH heating capacity.

Some of the most recent project that he personally designed and supervised the installation of:

· Doncaster, Groton, CT - A 30,000 CFM desiccant dehumidification system to maintain a maximum of 35% relative humidity within the manufacturing space.

· PCC Structural, Groton, CT - A 100-ton system to provide constant temperature and humidity in their production area.

· Alexion Pharmaceuticals, Cheshire, CT - Two 95-ton rooftop units for 100% outside air applications with glycol heating to serve their laboratory space.

· University of Bridgeport, Wahlstrom Library - Two high efficiency 275-ton centrifugal chillers with matching water-cooled towers, as well as two 1,500 MBH boilers for the adjacent Carlson Hall.

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Controlled Air INC.

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24/7 Service & Preventative Maintenance

Our technical expertise is matched only by our commitment to excellence in service. We offer 24 hour a day, 7 day a week service, on-going support, cost effective service and preventative maintenance contracts.

When we complete any installation, we provide a complete course of training for your facilities managers to make sure they are comfortable with every aspect of your system. If anything unusual occurs, you can access our computerized remote support line to dial into our computer for diagnoses of system problems or interface concerns or speak with one of our engineers. Through remote diagnostics our engineers can analyze temperatures, flow and volume and check your systems and make corrections right from our office.

In addition, our fleet of 32 GPS equipped service vans are ready to roll any time of day or night through our computerized dispatch system. We can schedule routine maintenance to your convenience, as well as our 24/7 availability to respond to any emergencies.

With a custom service contract or routine maintenance package you are assured that your equipment will be properly maintained on a timely basis. We assign a service technician to your account to provide consistent, seamless service and they are kept apprised of all aspects of your service history. Our service delivery strategy starts with a thorough preventive maintenance plan, which will minimize repair calls. When systems are all operating at peak efficiency, energy consumption and downtime are minimized. All work is performed by technicians who receive direct factory instruction and our own in-house training. Our highly skilled technicians are all OSHA-certified, have EPA licenses to handle refrigerants, and we follow all guidelines for hazardous waste material disposal.

Computer and GPS-dispatched technicians are always on call and enter service documentation via laptop. These diagnostic capabilities can often pinpoint system irregularities and allow for adjustments through computer access. Automatic notification systems can alert us of problems that may be resolved even before you are aware of an issue.

All our technicians are backed by a dedicated technical support staff that make sure any problems are resolved quickly and efficiently. Our specialized technical support also conducts constant internal training on the newest and energy efficient technologies, provides quality checks on all service and products, and helps with the release of new products or recycling old. Our technical support also works as liaison to manufacturers and finds current rebates and incentives available to make installations and service affordable.

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Because we are one of the largest HVAC companies in the state, we have an excellent working relationship with all major manufacturers and are authorized as warranty providers. Our service philosophy insures extended life and maximum efficiency of your equipment. Because we stand behind every job we do, we offer a lifetime warranty of our workmanship for installation, design and service. Contact us today about our service solutions for your current system or a new HVAC system with one of our service plans.

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Energy Analysis and Management

To maximize our customers' incentives for HVAC, Controls, and lighting, we conduct an initial survey for our customers about their energy usage to see where they have the most potential for upgrade. We then conduct a full energy study and find the best potential upgrades and incentives to help pay for them. We have an on-going relationship with United Illuminating and Connecticut Light & Power to bring our customers as many rebates and incentives available to them. We have found that the Energy Conscious Blueprint Incentive, which Incentives are issued based on the percentage by which a building exceeds the energy efficiency code and the Energy Opportunities Efficiency Program, which allows for incentives for creating energy efficiency throughout a business bring the highest incentives to our customers. We saved the University of Bridgeport over $370,000 on one project through the programs. We will work with a Utility representative and help you plan what energy efficient measures should be taken and what incentives would be the highest available for you.

We are members of the International Building Performance Simulation Association (IBPSA), a non-profit international society of building performance simulation researchers, developers and practitioners, dedicated to improving the built environment. We are proficient in the use of Carrier's (HAP) "Hourly Analysis Program"; a DOE tested and approved whole building energy simulation software. HAP is recognized by ASRHAE, the utility companies, the state and federal authorities as an accepted method for comparing energy saving measures. We normally perform a building baseline analysis and reconcile the current energy usage with the HAP output. This baseline is used for comparison to the proposed energy saving measures. We then model the proposed energy saving measures and compare these results with the baseline data to establish the energy reduction. This comparison and proposed energy savings is the basis for the incentives paid by the utilities and others.
We also utilize "Visual" Lighting Design Software. Visual is a collection of lighting calculation tools and powerful 3D modeling software engineered to simplify the design process and provide comprehensive analysis for lighting projects. We have helped our customers reduce the kWh from lighting while actual improving the lighting levels. The answer is not just to install smaller wattage lamps, it is to select the correct and most efficient fixture that will provide the proper lighting levels and minimum wattages.
Our complete energy audits track your energy use by capturing information found on utility bills, including cost, consumption, demand, on-peak /off-peak billing components, power factor charges, transition charges, and taxes. This audit includes analysis of your lighting and HVAC. With these tools, you can collect the data you need to report your energy use and carbon emissions. The system calculates your greenhouse gas inventory through methodology developed by the World Resources Institute. The modules incorporated include utilities, fleet, refrigerant

use and leakage. You will also be able to manage information about all types of waste and track relevant data on all energy consuming equipment.

An energy management system is a highly effective and cost-efficient key to profitable performance for every organization. We can help you maximize energy dollars through an advanced energy management system. The computerized tools are programmed to your specifications to monitor controls, achieve better energy efficiency and to optimize the performance of your system. The term “Energy Management System” can also refer to a computer system, which is designed specifically for the automated control and monitoring of the heating, ventilation and lighting needs of a building or group of buildings such as university campuses, office buildings or factories. Most of these energy management systems also provide facilities for reading of electricity, gas and water meters.

Facility Explorer field devices offer a powerful and flexible solution for a wide variety of HVAC and refrigeration control requirements. Each is designed to provide direct, closed loop control over mechanical HVAC or refrigeration equipment, either as a standalone device or as a part of a larger, networked control system. With this system, Controlled Air, Inc. offers industry-leading Web accessibility beyond just the supervisory level, allowing you to see and act on vital systems information. This high level of visibility means you can resolve problems faster, maintaining occupant comfort and minimizing deviations from energy saving strategies.

An exclusive systems development appliance combines the benefits of standard systems integration with the flexibility to handle tasks unique to your installation. You have access to seamless connectivity to BACnet®, LonWorks® and Johnson Controls N2 Open controllers, giving you more possibilities for future expansion and upgrades. Facility Explorer controllers and displays also support software-based integration gateways for other devices that use proprietary or industry-specific protocols.

Facility Explorer offers a variety of benefits, including:

- Reduced operating costs
- Preserved system investments
- Reduced time to install and commission
- Increased equipment life
- Lowered maintenance costs
- Quick problem identification
- Improved staff efficiency

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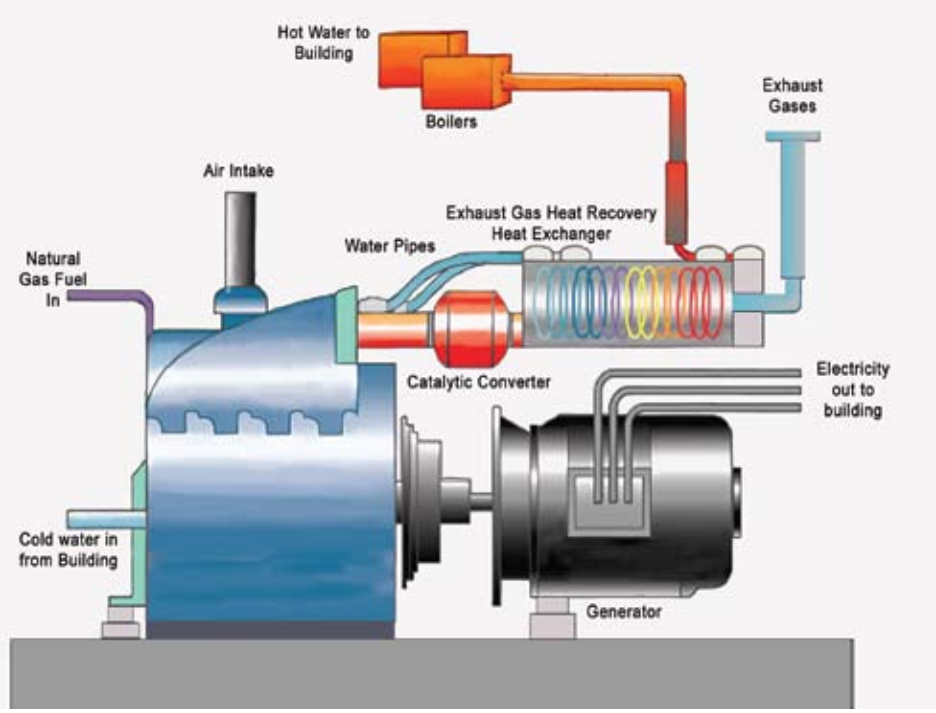
COGENERATION
BENFITS & RETURN ON INVESTMENT

WHAT IS COGENERATION

Cogeneration, also called CHP or Combined Heat and Power, is an integrated energy system that can be used in commercial buildings, industrial buildings, and residential homes to create heat and hot water, as well as electricity. Cogeneration, because of its efficiency, is considered one of the most eco-friendly energy sources. Variations, such as a Trigeneration system can create heat, hot water, electricity, with the addition of cooling.



In conventional water heaters and boilers, fuel is used to create hot water only. During this normal process the excess energy is wasted and exhausted out a chimney. Through cogeneration, the high-temperature combustion produces both hot water as well as electric power. The performance is comparable to conventional water heaters, but in addition, 26% of the fuel's energy is converted into usable electrical energy.

In cogeneration systems, gas is burned in an efficient internal combustion engine like that in a car or truck. The engine drives a generator to produce electricity while simultaneously making hot water from rejected engine heat, that hot water can be used to heat your building, domestic hot water, pool, and process requirements. Think of the energy savings, when the system creating your heat and hot water, can power your building at no extra cost.

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Creating your own electricity is also a great benefit to the environment. Generally, when utility provided electricity is generated, only about 1/3 of the fuel is converted to electricity. The other 2/3 of the fuel and heat goes up the smoke stack and into the environment.

Cogeneration uses that normally wasted heat to make hot water to heat your building, processes and run absorption cooling. Also, with electricity being produced right where it is needed, it does not need to travel from utility companies where a portion of the energy is lost in transit.

HISTORY

The concept of cogeneration was first developed in the 18th century with the development of the industrial revolution. In the mid-twentieth century it lost popularity because nuclear power and electricity plants were cheaper to run. But in the 1970's and the rising energy crisis, cogeneration had a come back. People realized that the price of oil was only going to continue to rise and alternatives were needed. Currently with advancement in technologies, the cost of cogeneration is a fraction of what it once was. Furthermore, laws were developed by the Public Utility Regulated Policy Act, which requires utility companies to buy back excess energy produced from cogeneration.

BENEFITS OF COGENERATION

Cogeneration systems are cost-effective, highly reliable, easy to maintain, compact and quiet. Cogeneration has the quickest Return-on-Investment of any energy savings program, with many systems paying for themselves within 2 years. An added benefit of cogeneration is that the more energy you use, the quicker the return on investment.

There are many federal and state incentives and rebates currently available to make changing your system over to cogeneration even more affordable; there is a Federal tax deduction for energy efficient commercial buildings that vary from $.30 - $1.80 per square foot; and a business energy investment tax credit of 10%.

Controlled Air, Inc. can provide cogeneration units ranging in size from 30 kW to 650 kW. Applications include hospitals, schools and colleges, athletic clubs, swimming pools, hotels & motels, apartments and condos and food & beverage environments. For more information about cogeneration or to find out how it can help you save money on utilities call Controlled Air.

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LEED Buildings & LEED Accredited Professionals

LEED is an internationally recognized green building certification system, providing third-party verification that a building or community was designed and built using strategies aimed at improving performance across all the metrics that matter most: energy savings, water efficiency, CO2 emissions reduction, improved indoor environmental quality, and stewardship of resources and sensitivity to their impacts.

Developed by the U.S. Green Building Council (USGBC), LEED provides building owners and operators a concise framework for identifying and implementing practical and measurable green building design, construction, operations and maintenance solutions.

LEED is flexible enough to apply to all building types – commercial as well as residential. It works throughout the building lifecycle – design and construction, operations and maintenance, tenant fit out, and significant retrofit. And LEED for Neighborhood Development extends the benefits of LEED beyond the building footprint into the neighborhood it serves.

If you are looking to achieve LEED status, we provide all support to get buildings accredited by the Leadership in Energy and Environmental Design (LEED) Green Building Rating System. Our design team works with our customers to develop structures that meet LEED qualification requirements from silver to platinum status. Through thoughtful planning, we can work together to make your facility a cleaner, more environmentally friendly place to be. We recently worked with Alexion Pharmaceuticals in helping them achieve LEED CI Gold certification.

LEED is a voluntary certification program that can be applied to any building type and any building lifecycle phase. It promotes a whole-building approach to sustainability by recognizing performance in key areas: (provided by the USGBC)

Sustainable Sites
Choosing a building's site and managing that site during construction are important considerations for a project's sustainability. The Sustainable Sites category discourages development on previously undeveloped land; minimizes a building's impact on ecosystems and waterways; encourages regionally appropriate landscaping; rewards smart transportation choices; controls stormwater runoff; and reduces erosion, light pollution, heat island effect and construction-related pollution.

Energy & Atmosphere
According to the U.S. Department of Energy, buildings use 39% of the energy and 74% of the electricity produced each year in the United States. The Energy & Atmosphere category encourages a wide variety of energy strategies: commissioning, energy use monitoring, efficient design and construction; efficient appliances, systems and lighting,
the use of renewable and clean sources of energy, generated on-site or off-site; and other innovative strategies.

Water Efficiency
Buildings are major users of our potable water supply. The goal of the Water Efficiency credit category is to encourage smarter use of water, inside and out.

Materials & Resources
During both the construction and operations phases, buildings generate a lot of waste and use a lot of materials and resources. This credit category encourages the selection of sustainably grown, harvested, produced and transported products and materials. It promotes the reduction of waste as well as reuse and recycling, and it takes into account the reduction of waste at a product's source.

Indoor Environmental Quality
The U.S. Environmental Protection Agency estimates that Americans spend about 90% of their day indoors, where the air quality can be significantly worse than outside. The Indoor Environmental Quality credit category promotes strategies that can improve indoor air as well as providing access to natural daylight and views and improving acoustics.

Locations & Linkages
The LEED for Homes rating system recognizes that much of a home's impact on the environment comes from where it is located and how it fits into its community. The Locations & Linkages credits encourage homes being built away from environmentally sensitive places and instead being built in infill, previously developed and other preferable sites. It rewards homes that are built near already-existing infrastructure, community resources and transit, and it encourages access to open space for walking, physical activity and time spent outdoors.

Awareness & Education
The LEED for Homes rating system acknowledges that a green home is only truly green if the people who live in it use the green features to maximum effect. The Awareness & Education credits encourage home builders and real estate professionals to provide homeowners, tenants and building managers with the education and tools they need to understand what makes their home green and how to make the most of those features.

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Innovation in Design
The Innovation in Design credit category provides bonus points for projects that use new and innovative technologies and strategies to improve a building's performance well beyond what is required by other LEED credits or in green building considerations that are not specifically addressed elsewhere in LEED. This credit category also rewards projects for including a LEED Accredited Professional on the team to ensure a holistic, integrated approach to the design and construction phase.

Regional Priority
USGBC's regional councils, chapters and affiliates have identified the environmental concerns that are locally most important for every region of the country, and six LEED credits that address those local priorities were selected for each region. A project that earns a regional priority credit will earn one bonus point in addition to any points awarded for that credit. Up to four extra points can be earned in this way.

LEED points are awarded on a 100-point scale, and credits are weighted to reflect their potential environmental impacts. Additionally, 10 bonus credits are available, four of which address regionally specific environmental issues. A project must satisfy all prerequisites and earn a minimum number of points to be certified.

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Going Green and Sustainability

Today more then ever energy efficiency is of the highest importance. We at Controlled Air, Inc. have made an enormous effort to stay on top of the newest technologies. There are many options available that are cost effective and environmental friendly to heat and cool businesses, as well as many state and federal rebates and incentives to make the transition even more affordable.

Geothermal

Geothermal energy is a renewable and reliable source of heat. Because 46 percent of solar energy is absorbed by the earth, at a depth of approximately six feet, the soil maintains a consistent average temperature of between 42-77 degrees Fahrenheit year round. Geothermal heat pumps use this natural energy to heat and cool water circulated through an underground loop. The system directs conditioned air to zones within a building. This natural energy source often eliminates the need for traditional heating and cooling.

Unlike conventional heat pumps, with geothermal heat pumps, it is much easier for the system to capture heat from soil of a moderate temperature than from the frigid air outside in winter. Conversely, in summer, the relatively cool ground absorbs waste heat more readily than warm outdoor air. In some instances, subsurface water is so warm it can even provide direct heating and be used to run steam turbines that in turn create electricity.

According to the Environmental Protection Agency, geothermal energy is the most energy-efficient system of air handling and can lower energy costs by 25 to 40 percent, with fewer emissions, lower maintenance and no danger of underground contaminants. There is also a reduced use of refrigerants. Rob Kinne is certified installer by the International Ground Source Heat Pump Association.

Solar Thermal

The earth's energy demands for an entire year could be met by the amount of sunlight reaching the surface of the earth every hour. Solar energy can be converted indirectly (thermal solar) into heat through thermal collectors, reducing, or possibly eliminating, the need for water heaters. Solar thermal energy is created by absorbing the heat of the sun with collecting devices such as flat-plate solar-energy collectors. Air or a heat collecting fluid passes through tubes within the collecting devices where it is warmed and then distributed to the appropriate heating system. Solar thermal power plants take the heated fluid process one step forward through the use of a heat transfer system to produce steam.

The steam can then be converted into mechanical energy in a turbine, and into electricity from a conventional generator coupled to the turbine. This technology is best for applications with a high load factor or consistent heat use year round and the ability to have collector panels installed in lose proximity to the energy using location.

Photovoltaic

The demand for solar energy has grown at approximately 25 percent a year for the past 15 years. Through the use of photovoltaic cells, solar energy can be converted directly into electricity. A photovoltaic cell is a non-mechanical device usually made from silicon alloys. As sunlight strikes the cell, it creates an electron imbalance between the front and back surfaces. Electricity is formed when the surfaces are interfaced by a conductor. The Individual PV cells are electrically connected into a packaged, weather-tight module. Depending on the power output needed, modules can be further connected to form a PV array, essentially a generating plant made up of any number of modules.

For photovoltaic technology to be considered, the facility should be tied to the grid and/or have ability for a stand alone photovoltaic system to provide electricity at or near current costs when state incentives are factored in and/or electricity rates are above $.10 to $.12 per KWH.

Cogeneration

Conventional water heaters are often thermodynamically wasteful because fuel burning at temperatures greater than 2500°F produces only low-grade energy – hot water at 150°F to 200°F. With systems that burn natural gas (or propane) to heat water this can mean excessive energy consumption, particularly when combined with the purchase of buying electricity from a utility.

Controlled Air, Inc. can help design a more cost-efficient system employing the use of Cogeneration Modules. Through cogeneration, high-temperature combustion produces both hot water and valuable electric power. Thermal performance is comparable to conventional water heaters, but in addition, 26% of the fuel's energy is converted into high-grade electrical energy. The combined electrical and heating efficiency is 83%. Utilization of the fuel's energy potential, both high-grade and low-grade, is maximized.

In this system, gas is burned in an efficient internal combustion engine designed for long-term industrial use. The engine drives a generator to produce electricity while simultaneously making hot water from engine reject heat. Therefore, the cogeneration module can produce electricity and hot water for the price of purchased electricity alone

Controlled Air, Inc. can provide cogeneration units ranging in size from 30 kW to 650 kW. Applications include hospitals, schools and colleges, athletic clubs, swimming pools, hotels & motels, apartments and condos and food & beverage environments. Cogeneration systems are cost-effective, highly reliable, easy to maintain, compact and quiet.

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Ice Thermal Storage
Ice Thermal Storage uses tanks to store ice that can be used during peak demand periods to cool a building. Ice is created during the evening when electricity is at its least expensive and is most efficient to generate and deliver. The ice is then melted during daytime peak periods to cool the building. Air Conditioning can be one of the highest energy costs for a building during peak summer hours. Thermal storage can reduce peak daytime demand for electricity and can cut cooling costs 20-40%. Thermal energy storage also helps buildings earn LEED Certification and helps meet energy code requirements. Furthermore, thermal storage has a high ROI, reduces source energy consumption, reduces emissions, and can make renewable resources such as wind and solar more viable.

Wind
Wind energy is a clean source of power that does not consume natural resources or produce emissions or greenhouse gases. It has positive economic impact in that it has the potential for owner revenue, provides the opportunity for revitalization of rural communities and reduces dependence on the power grid.

A wind turbine works by converting wind energy to drive a rotor, which turns a shaft that passes into a gearbox increasing the rotational speed. This transmission is attached to a high-speed output shaft, which is connected to an electrical generator.

There are a variety of sizes of wind turbines that can be applied for use depending on the planned use for the electricity. They can be used to charge batteries for buildings not connected to the utility grid or can supply all or part of the electricity used by a business or farm. Wind farms with multiple turbines are used on a large scale to feed power into the electrical grid.
A study of wind speed and quality must be done in order to determine the feasibility of the application but generally, wind has one of the highest energy payback ratios of any power technology.

Reduce Your Carbon Footprints & Energy Use
Controlled Air, Inc. provides the tools for reducing energy consumption and creating a smaller carbon footprint. Through computerized tools energy usage can be tracked by capturing information found on utility bills, including cost, consumption, demand, on-peak /off-peak billing components, power factor charges, transition charges, and taxes.
The system allows you to calculate your greenhouse gas inventory through methodology developed by the World Resources Institute. The modules incorporated include utilities, fleet, refrigerant use and leakage.

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Controlled Air INC.
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Save on Utilities
Free Energy Study

It is our goal to offer our customers energy efficient, cost effective, and high return on investment for their HVAC needs. Through this process we realized that often even when we update HVAC systems, utility bills can still be high because of the rates from the utility companies. So in order to save our customers even more money we have partnered with Titan Energy. Titan Energy offers gas, oil and electric at reduced rates.

Titan Energy will do an analysis on current bills to determine how much money each month can be saved. This analysis is absolutely free. Titan Energy offers a fixed rate on utilities for 12, 24, 36 months. This fixed rate allows for predictable costs. Companies have saved as much as 20% on their utility bills. This fixed rate is a great opportunity when utility companies raise rates twice a year. Titan Energy also offers green and renewable energy sources.

Controlled Air is now working with Titan Energy and has saved 8% on our utility bills each month. And when the utility rates go up we will be saving even more.

Contact Controlled Air to get a Free Energy Study, which will analyze your current heating and air conditioning system, as well as your utilities and see how much money you can save each year. There are many rebates and incentives available to help pay for any upgrades that may be necessary to update your system that can offset the initial cost.

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Controlled Air INC.
Heating, Air Conditioning & Temperature Controls

For Immediate Release: Tuesday, December 8, 2009
Controlled Air, Inc

On Friday, November 13, 2009, Controlled Air, Inc was received the Johnson Controls Award for a Leader in Innovation for the Northeast Region.

Johnson Controls created the innovation award to honor businesses that represent the best in business innovation. Johnson Controls itself is recognized as a company for leading technology. They have continually won awards for clean technology and energy efficient innovation. Johnson Controls is one of the original members of the United States Green Building Council and have twice won the Energy Star Award.

This year Johnson Controls recognized Controlled Air for their innovation in business during the current economic times and their dedication to green building technology. Only two businesses received this award and Controlled Air is the only contractor. Steve Monkiewicz from Johnson Controls states, "Controlled Air has stood out from the other contractors because despite the current economy they have continued to grow and differentiate themselves by focusing on green building technology."

Controlled Air is a member of the Connecticut Green Building Council and continues to focus their efforts on the newest green and energy efficient equipment and building technologies in the Air Conditioning and heating field. They develop custom systems for their clients that have high ROI and reduce the impact on the environment. Currently the President and one sales manager are LEED accredited with more employees in the process of accreditation. The president, Vincent Chiocchio often educates other companies about LEED accreditation and to encourage LEED certification in commercial and residential building.

Controlled Air is also working with the local utility companies to help commercial customers upgrade their systems while taking advantage of rebates, grants, and tax incentives currently available.

Controlled Air takes innovation seriously. Vincent Chiocchio, President says, "We look at every system option, consider efficiency, first time cost, indoor environmental quality and maintenance. We create innovative HVAC systems that provide solutions to a specific building's needs, and never accept problems designed into a building."

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Vin Chiocchio, owner of Controlled Air, Inc., confers with a technician in the field on project plan.

The Hottest Jobs Around

AND the Coolest Place to Work

Controlled Air, Inc. – the family-owned company that gives employees room to grow.

"Work with your boss, not for him" is the motto adapted by brothers Vin and Mike Chiocchio, of Controlled Air, Inc. of Branford, Connecticut. More than 20 years ago, they had a dream of the future. They envisioned "smart" buildings with sophisticated control and processing systems that would run automatically to control temperatures, monitor building facilities, even self-diagnose problems. Today, all this and more is possible, and Controlled Air is still on the forefront of technology.

Just as important to the founders was the belief in hiring good people and treating them well. Their instincts have proven correct in this aspect of business as well.

"We're a family-owned business, and we treat those who work with us like family too," says Mike. "We hire people for the long haul and give them the incentives to stay and help us build our business, while building security and a great career for themselves."

Mike's point-of-view is echoed by his employees.

Rob Kinne, a technician with Controlled Air for 8 years says he could not think of a better place to work.

"This a great company to work for," he says. "It's big enough to have the financial resources to really invest in the best people and equipment, but not so big that you feel like a number."

Mike Rowland agrees. "I worked for a bigger company before I came here. The company changed managers. I felt I couldn't talk to the owner any more. Here, I always feel free to talk to Vin. They welcome our input."

This kind of team involvement is what helps to run Controlled Air like a well-oiled machine. Technology extends far past the engineering office.

Terrific Benefits Make A Great Job Even Better

The following benefit programs are available to eligible employees at Controlled Air:

- Holidays
- Medical Insurance
- Military Leave
- Profit Sharing
- Sick Leave Benefits (short-term Disability)
- Uniform and Uniform Maintenance
- Vacation Benefits
- Personal Time

Some benefit programs require contributions from the employee, but most are fully paid by Controlled Air.

Employees at Controlled Air pictured with their state-of-the-art fleet of trucks.

"Every service person on the road has a laptop computer and a cellular link to the internet," says Rob. "So we're hooked in all the time. We all have cell phones and everyone has a company vehicle. It's easy to be part of a team when you're in close communication. It's also interesting to look at the company trucks. Those vans are kept spotless, because that's what potential customers see. People always comment 'Get a load of those vans.' It makes you feel good about the company you work for."

Continuing education is also essential for technicians and engineers to stay abreast of the latest technology.

"They send us to school for whatever we want to learn – chillers, controls, it's very diverse. The company is making an investment in us, and it really pays off in terms of job growth," says Rob.

The benefits are great, too. "They pay 100% of my health insurance," Rob continues, "and that's pretty rare these days. There's even an optional dental plan, but it's so inexpensive it cost less than one cleaning."

Controlled Air is generous in other ways too.

"I even got 5% of my pay in profit sharing," says Mike Rowland.

Specializing in custom-engineered building control systems, Controlled Air is one of the largest family-owned businesses in the state of Connecticut. Their engineers are experienced at solving every kind of building environment and facility management challenge. They combine energy-saving products with intelligent design-build plans to provide customers with the most efficient systems for their needs. Business has grown over the past decades mostly by word of mouth.

"The reason for our success is simple," says Vin. "We treat every customer's installation as if it were our own."

Controlled Air is always looking for experienced professionals to add to their team. Job security here is greater than in most industries since climate control is viewed as a necessity, not only for comfort, but also for efficient functioning of manufacturing and process systems. But for those who work here, being part of the Controlled Air family offers a lot of security in itself, through great benefits, opportunity for growth and career satisfaction.

"Oh, and don't forget the great Christmas party!" reminds Mike.

For more information, call 800-840-9101 and talk to Mike Chiocchio personally. It could be the most important call you'll ever make. Or apply confidentially online at *www.controlledair.com*.

Controlled Air INC.

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Spring 2010 Newsletter

Controlled Air INC.
Heating, Air Conditioning & Temperature Controls

Save Money on your Utility Bills

We realize that even when we update HVAC systems, utility bills can still remain high because of the rates from the utility companies. In order to help our customers save money, we have partnered with Titan Energy. Titan Energy offers gas, oil and electric at reduced rates. Titan Energy will do an analysis on current bills to determine how much money can be saved each month. This analysis is absolutely free. Titan Energy offers a fixed rate on utilities for 12, 24, and 36 months. A fixed rate allows for predictable costs. Titan Energy also offers green and renewable energy sources. We have saved 8% on our utility bills each month.

Contact us to get a Free Energy Study that will analyze your current utility bills and see how much money you can save each year.

Save up to 20% on your Utilities each month

Controlled Air Newsletter Discover:

* Save money on your energy bills
* Service & Maintenance Tips
* Tax incentives & rebates
* Prepare for the change of seasons
* Get the most from the CT Clean Energy Fund
* Understanding LEED

Summer is Coming

With summer almost here it is time to make sure that your air conditioning system is ready to handle the strain of hot weather. It is important to make sure that the factory recommended maintenance procedures are implemented before a high demand is placed on your HVAC system. Doing so will help to minimize breakdowns and higher energy costs as your system will work more efficiently and to its full capability. Indoor air quality issues will also be avoided.

If you already have a service and maintenance contract with us, then you can be rest assured that your air conditioning system will be ready when you need it. Preseason service and maintenance is automatically performed in accordance with your contract. If you do not currently have a service and maintenance contract in place, call us today to schedule a site visit and equipment survey. We will provide you with a service and maintenance proposal best suited for your HVAC needs.

Our service and maintenance contracts are cost effective and an integral part of our on-going relationship with our customers. All of our contracts are designed to specifically suit your individual needs. We have remote diagnostic capabilities that can pinpoint any system irregularities before you even notice them. Our technicians and service department are available 24 hours a day/ 7 days a week.

Controlled Air, Inc. understands what a critical component air conditioning is for most businesses. With that in mind, we strive to quickly and efficiently diagnose and repair any problems that occur so that business downtime is kept to a minimum.

3 Connecticut State Incentives

Small Business Energy Advantage
This is a combined rebate and loan program for small business and industrial customers for making energy efficient improvements. Business customers with an average 12 month peak demand between 10 kW and 200 kW and industrial customers with loads below 50kW.

Energy Conscious Blueprint
Incentives are issued based on the percentage by which a building exceeds the energy efficiency code. The incentive works with all new construction.
Max limit $300,000

Energy Opportunities Efficiency Program
This program allows for incentives for creating energy efficiency throughout your business. We will work with a Utility representative and will help you plan what energy efficient measures should be taken. New construction is not eligible.

Follow us on Twitter & Facebook
Find out about energy efficiency & savings opportunities at our blog: controlledair.blogspot.com

Rebates & Incentives

Through the Connecticut Clean Energy fund and your local utilities there are funds available to help pay for upgrading your HVAC system, frequency drives, EMS systems, and lighting to energy efficient models. There are also state and federal tax incentives available to further offset the original cost of the installation. Visit our website for a list of current programs available. Our next newsletter will highlight some of these programs and incentives available.

Cogeneration

Originally created by Thomas Edison in 1882, cogeneration allowed the first commercial power plant, Edison's plant, to achieve approximately 50% efficiency. Unfortunately, due to regulations that were passed, cogeneration saw a sharp decline until the late 1970's when Congress passed The Public Utility Regulatory Policies Act (PURPA). The passing of this Act and the increasing costs of energy has helped to make cogeneration popular once again.

Cogeneration, also called CHP or Combined Heat and Power, is an integrated energy system that can be used in industrial buildings, commercial buildings, and residential homes to create heat as well as electricity. Vincent Chiocchio, President of Controlled Air, Inc. states, "Cogeneration is the most eco-friendly energy sources in existence."

Through cogeneration, high-temperature combustion produces both hot water and electric power. The performance is comparable to conventional water heaters, but in addition, energy savings can be seen as the system creating your heat can now power your building at no extra cost. Normally, when hot water heaters create hot water, the excess heat is released into the atmosphere. With cogeneration the excess energy is not wasted.

Cogeneration systems are cost-effective, highly reliable, easy to maintain, compact and quiet. Cogeneration has the quickest Return-on-Investment of any energy savings program. Many systems pay for themselves within 2 years. An added benefit of cogeneration is that the more energy you use the quicker the return on investment.

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LEED Certification

We are thrilled to have two Leed Certified Engineers at Controlled Air. Leed is an internationally accepted green building certification system. It verifies that a building was designed and built using the most efficient methods and with the least impact. LEED is a voluntary certification program that can be applied to any building type and any building life cycle phase. It promotes a whole-building approach to sustainability.

LEED professional credentials distinguish building professionals with the knowledge and skills to successfully steward the LEED certification process. LEED APs and LEED Green Associates have demonstrated a thorough understanding of green building practices and principles and the LEED rating systems.

Vincent Chiocchio, President

Vincent is LEED AP certified and is presently active in LEED design buildings and is a member of the CT Green Building Council. He has been in the heating and air conditioning business for over 38 years. Vincent has held a Heating, Piping & Cooling Unlimited Contractors S1 License, Sheet Metal Contractors license, Connecticut Mechanical Contractor license, as well as a "Universal" Refrigerant Recovery Certification. He also holds a Refrigeration and Pipefitter Master 1 License for the State of Rhode Island. "Energy Star" service provider.

Rob Kinne, Sales Engineer

Robert Kinne has been involved with the HVAC/ Construction industry for over 15 years. Starting as an S2 apprentice, Rob quickly learned the profession and moved his way through every aspect of the trade including large centrifugal chillers and temperature control systems. Using his field experience, Robert moved into design and sales aspect of the HVAC industry attending many design and application classes to include Geo-thermal ground source, high efficiency chillers, high efficiency boilers, automated controls, and Leed design. He customizes these concepts to meet the needs of customer in the commercial HVAC industry from office buildings to one of a kind manufacturing process. Rob is also a certified installer of geothermal systems by the International Ground Source Heat Pump Association. His background made a perfect fit for LEED certification as he uses his real world field and design experience to maximize his impact on LEED engineering.

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Reducing Operating Costs Through Energy Efficiency

With energy costs are at an all time high, Controlled Air is looking for ways to save your company money, reduce energy consumption, and lower the impact on the environment.

We can help you evaluate your exsisting business or new building for energy consumption and implement energy efficient methods that can help reduce the financial impact of rising energy costs.

Energy efficiency creates a greener business and helps your facility adhere to increasingly demanding environmental standards.

We have helped many businesses reduces their overhead such as YMCA Wallingford and YMCA Hamden. We can offer you cost effective, energy efficient designs and show you the ROI for your business.

The State and Federal Government have also create many tax incentives, special loans, and rebates to help you pay for there energy efficient measures. We have sorted through all these specials to help you know which ones work for you, how to get them, and how to start.

Tax Incentives, Rebates & Specials

· **Small Business Energy Advantage**
This is a combined rebate and loan program for small business and industrial customers for making energy efficient improvements. Business customers with an average 12 month peak demand between 10 kW and 200 kW and industrial customers with loads below 50kW.

· **Energy Conscious Blueprint**
This program was established by United Illuminating. Incentives are issued based on the percentage by which a building exceeds the energy efficiency code.
Max limit $300,000

· **Energy Opportunities Efficiency Program**
This program allows for incentives for creating energy efficiency throughout your business. We will work with a CL & P representative and will help you plan what energy efficient measures should be taken. New construction is not eligible.

· **Solar Thermal Incentive Program**
This is a rebate up to $50,000 that helps pay for a solar hot water heating installation.

· **Sales and Use Tax Exemption for Energy Efficient Products**
This is a sales and use take exemption for solar hot water heating systems, solar space heating systems, and solar electric systems.

· **Operations and Maintenance Program**
For all Connecticut Light and Power commercial customers are eligible. CL & P will pay 50% of cost for analysis and installation of modifications to EMS systems, pumps, fans, HVAC and compressed air systems which meet the program requirements.

· **Cool Choice Commercial Energy Efficiency Rebate Program**
Offers rebates on installation of high efficiency air conditioners and air heat pump systems. The rebate ranges from $50 to $150 per ton.

· **Energy Efficiency Incentive Program**
This offers a rebate of up to $600 per kilowatt saved during peak hours when energy efficient equipment is installed.

Some rebates and incentives require pre-approval please review the details about these programs before beginning any construction.

Federal Incentives

· **Business Energy Investment Tax Credit**
This is a corporate tax credit for solar, fuel cells, small wind turbines, Geothermal systems, microturbines, and combined heat and power. This credit may not work combined with other incentives available.

· **Energy Efficient Commercial Buildings Tax Deduction**
This tax deduction offers a tax deduction of $1.80 per square foot for new or existing buildings who install heating, cooling, ventilation, or hot water systems that reduce the buildings total energy and power cost by 50% or more. A $.60 deduction is available in which the HVAC systems contribute to overall building savings of 50% if additional systems were installed.

· **Renewable Energy Grants**
This is for new building that will be completed in 2009 or 2010. It allows for grants that will help pay for 30% of solar, fuel cells, or wind turbines. As well as 10% of Geothermal heat pumps, microturbines, or combined heat power.

Go to www.controlledair.com/energy rebates, http://controlledair.blogspot.com/, or call us we can help you find even more savings

Tips for saving money:

Energy Consumption Over a third of the energy used in the United States is used to heat and cool buildings. According to the Consortium for Energy Efficiency (CEE), up to 50% more energy can be saved with proper installation, sizing, and maintenance of commercial central air conditioning and heat pumps.

1. The HVAC system is most likely the single biggest use of energy in your building. Regular preventive maintenance on your system can save you up to 30% in energy costs.

2. If you need a new Air conditioning or Heating system, replace it with an energy efficient model. It may cost more initially, but you will save 25%-30% per year in costs.

3. Updating or installing a building automation/ temperature control system can save you up to 50 % per year in energy costs.