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U.S. Secretary of Housing and Urban Development, U.S. Congressman, Boston Mayor Tour Unprecedented Energy-Savings Renovation

*Castle Square Tenants Organization and WinnCompanies Dramatically Reduce
Carbon Footprint in the nation's largest Deep Energy Retrofit at Castle Square Apartments*

(Boston, MA) — Today, U.S. Secretary of Housing and Urban Development Shaun Donovan, Mayor Thomas M. Menino and Congressman Capuano joined Castle Square Tenants Organization and WinnCompanies to tour the nation's largest and most aggressive energy savings project of its kind: the renovation of the 500-unit Castle Square Apartments in Boston's South End, one of the city's most critical resources for affordable housing.

The renovation represents a historic milestone toward reducing the carbon footprint of existing buildings. A portion of the property, the 192-unit midrise, is the site of the largest Deep Energy Retrofit ever undertaken in the U.S., expected to slash energy usage by 72 percent. A Deep Energy Retrofit is defined as a renovation with energy savings greater than 50 percent.

"We're proud to be a partner in delivering \$6.7 million in funding to this project through our Recovery Act Green Retrofit Program that is creating hundreds of jobs and setting the standard for energy retrofits throughout the country," said Secretary Donovan. "By helping to make this development more energy efficient we are also improving the quality of life for the hundreds of families who live here."

"I appreciate the opportunity to see firsthand just how the Castle Square Apartments are being renovated with a specific focus on achieving energy savings. Federal stimulus money is being used to partially fund this project, which is creating jobs and improving quality of life for the tenants," said Congressman Capuano.

"The renovation of the Castle Square Apartments is significant not only for its residents, but for this entire community," Mayor Thomas M. Menino said. "It will create jobs for local workers, preserve 500 units of affordable housing for current and future working families of Boston, and its green design will contribute to the overall health of our City. I thank the residents and HUD for their collaboration and commitment to preserving Castle Square as a welcoming home for all who live here now and in the future."

"The Castle Square Tenants Organization became an affordable housing trailblazer when it successfully achieved resident ownership of the property in the early 1990s," said Deborah

Backus, Castle Square Tenants Organization executive director. “Today, as dedicated residents, we are equally committed to being trailblazers with the nation’s largest Deep Energy Retrofit.”

“This project will result in unprecedented energy savings that ultimately benefit the residents of Castle Square and the City of Boston,” said WinnDevelopment President Larry Curtis. “We are proud to be part of such an ambitious project, and hope this will serve as a model for affordable housing and multifamily upgrades throughout the country.”

The key difference between Castle Square Apartments and standard energy efficiency renovations is insulation, which at Castle Square will be located on the outside of the building. A new super insulated shell (which will visually transform the property), combined with a super insulated reflective roof, high efficiency windows and extensive air sealing, will increase the insulation value of the building by a factor of 10. The result will be a building that requires only a fraction of the energy to heat and cool. Additional energy savings will be made using small high efficiency cooling and heating equipment, LED and CFL lighting, Energy Star appliances and solar hot water. Residents will remain in their apartments during construction.

Energy improvements are being made as a part of a comprehensive property-wide green renovation to be completed in March 2012. Highlights include a vibrant street façade and retail promenade on Tremont Street and the construction of a community center where Castle Square Tenants Organization will expand its program offerings, such as youth education and leadership, a technology learning center, a computer repair clinic, senior programs, multimedia production, and a teen center.

This Deep Energy Retrofit is made possible through funding from the U.S. Department of Housing and Urban Development Green Retrofit Program (American Recovery and Reinvestment Act) and Massachusetts Department of Energy Resources High Performance Grant Program (American Recovery and Reinvestment Act) in conjunction with the U.S. Department of Energy. U.S. Department of Energy Building America Program and Office of Energy Efficiency and Renewable Energy provided technical support. Funding for the balance of the renovation costs is being provided by MassHousing, Bank of America, Boston Redevelopment Authority, NSTAR, National Grid, Enterprise Foundation, and Kresge Foundation.

The Castle Square Tenants Organization, Inc. is a non-profit organization founded in 1987 with the mission to preserve Castle Square Apartments as affordable housing for low-and-moderate income residents into perpetuity and provide comprehensive community and social support.

WinnCompanies is one of the largest affordable housing developers and property managers in the United States, with a substantial expertise in developing and operating green properties.

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