



# How Smart Energy Systems Can Help Drive Business Success

# Transforming energy into opportunity

Energy efficiency and reducing the impact of operations on the environment are becoming more than just environmental goals. Leading companies are investing in Energy Management Information Systems (EMIS) to manage energy use, cut costs, and boost efficiency. EMIS integrates with Energy Management Systems (EMS), Building Management Systems (BMS), and Integrated Workplace Management Systems (IWMS) to aggregate real-time data, analyze trends, and provide insights, which can help improve energy management, optimize operations, and meet sustainability goals.

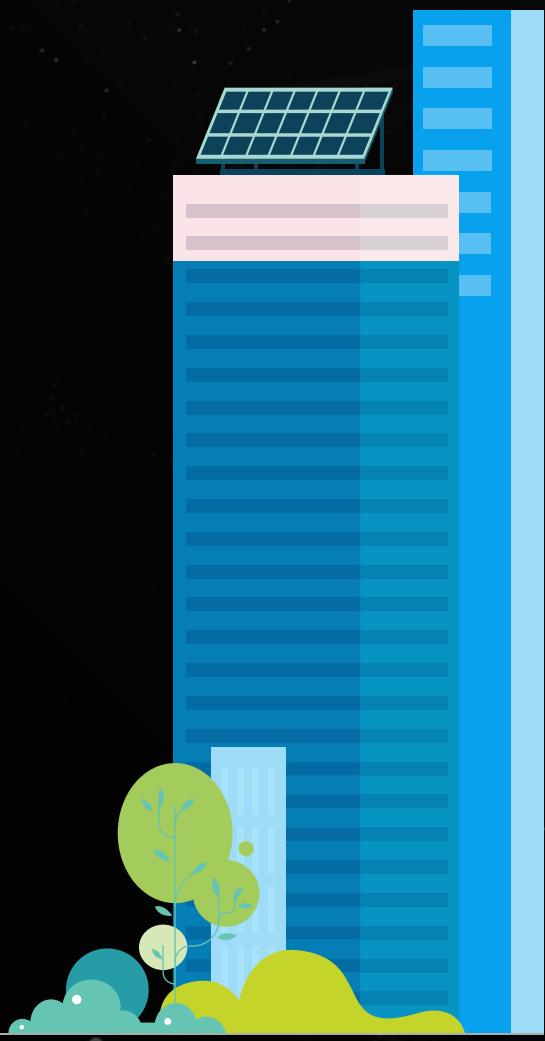
## Maximizing savings

Using an EMIS can help cut energy use, and could help lead to financial savings. With nearly 40% of global CO<sub>2</sub> emissions coming from buildings,<sup>1</sup> high energy use and rising utility costs are likely a growing concern for organizations that may lack systems and operational practices to improve efficiency. By adopting energy-efficient technology, optimizing HVAC systems, and using smart energy features, companies can lower consumption. EMIS can help achieve up to 22% savings in energy use and up to 28% savings with functionality such as Fault Detection and Diagnostic (FDD).<sup>2</sup>

## Enhancing operations

Energy managers aren't the only ones who can use EMIS—facility managers and operations teams can also use them to improve performance across buildings, campuses, and entire organizations. EMIS provide data that, combined with technology, can be used for predictive maintenance to avoid failures before they occur.

With real-time insights into energy use, EMIS can help spot inefficiencies and implement data-driven solutions, preventing waste and extending equipment life. This can boost ROI by guiding investment and automating energy management, freeing up staff for other important tasks. EMIS can also allow for remote real-time monitoring and control, enabling quick responses to issues from anywhere. With predictive analytics and AI, EMIS can further enhance ROI by optimizing maintenance and preventing costly equipment failures.



# Advancing sustainability and the road to net zero

Lowering the carbon footprint of building operations can not only be profitable and scalable, but also an important piece of addressing financial and reputational risks. Real estate appears to be increasingly focused on environmental impact and sustainability goals due in part to considerations from investors, regulators, governments, employees, and tenants. Compliance with sustainability reporting is scrutinized, and failing to meet regulations can result in penalties and reputational damage. States are also enacting laws that require companies meet sustainability targets: New York's Local Law 97 requires buildings to be low-carbon and California's SB253 and 261 require companies with revenues of more than \$500M or \$1B to adhere to increasingly stringent regulations.<sup>3</sup>

Lowering the carbon footprint of assets can attract investments from tenants and buyers focused on sustainability goals, opening new revenue streams and better financing options. Cost-effective updates like energy-efficient lighting, improved insulation, and advanced heating and cooling systems can provide financial gains while reducing risks.



For organizations on their energy and building management journey, here are some considerations:

## 1 CONDUCT AN ENERGY AUDIT

Check current energy usage and identify areas for improvement.

## 2 SET CLEAR GOALS

Define specific, measurable, achievable, relevant, and time-bound (SMART) goals for energy efficiency and sustainability.

## 3 DEVELOP A BUSINESS CASE AND PILOT STUDY

Build a plan showing the benefits of investing in energy management and run a small-scale pilot to test and refine the proposed solutions.

## 4 EMIS INVESTMENT

Implement or expand the EMIS to monitor and optimize energy use.

## 5 TRAIN STAFF

Train employees on the new systems and help them understand their role in achieving energy-efficiency goals.

## 6 MONITOR AND ADJUST

Keep track of energy use and make changes as needed for continuous improvement.



## Balancing profit and planet with EMIS

Investing in an EMIS can be important for companies aiming to balance sustainability with profitability. With EMIS, companies can cut energy use and costs significantly—up to 22%. They can cut up to 28% with FDD and more with Automated System Optimization.<sup>4</sup> These tools can help boost efficiency and support sustainability goals. This approach can help companies stay competitive, attract eco-conscious partners, and maintain regulatory compliance.

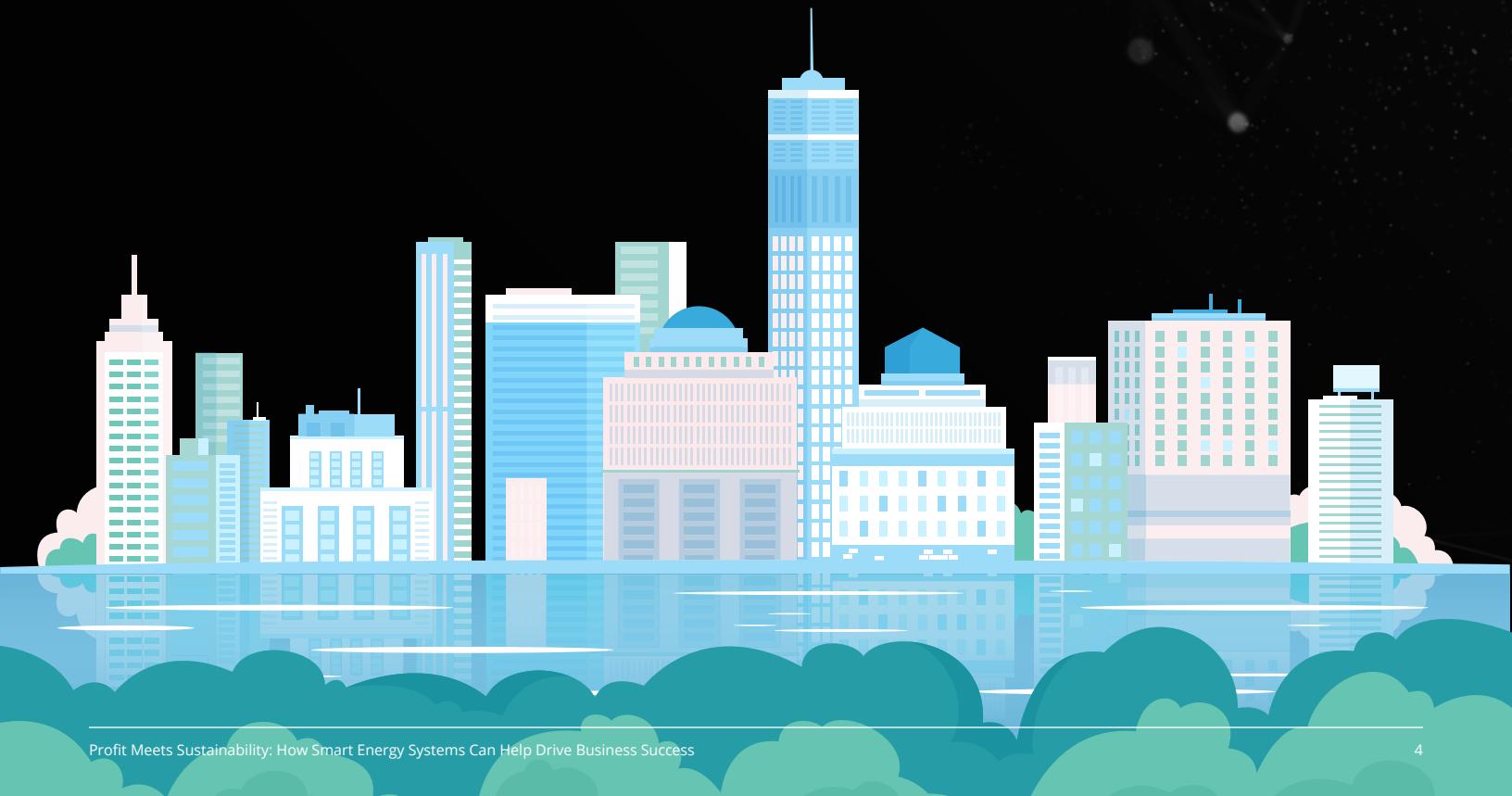
Reach out to Deloitte to learn how we can help support your Smart Building goals.



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## Appendix

<sup>1</sup> [The energy efficiency policy package: Key catalyst for building decarbonisation and climate change](#)

<sup>2</sup> [A Primer on Organizational Use of Energy Management and Information Systems \(EMIS\), 2021](#)

<sup>3</sup> [Urban Land Institute, 2024](#)

<sup>4</sup> [Primer \(n 2\)](#)

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