

# *Island's 'First' Solar Strata*



VISOA  
Vancouver Island  
Strata Owners  
Association

*Bruce Mackenzie,  
Strata Past President*

# Central Park Strata – Pembroke & Quadra

1977

64 Units

4 storey

Wood frame

Low income



# Why on Central Park ?



- Big flat roof
- NO shade
- BC Hydro Residential Two Step Conservation Rate - \$0.13/kwh

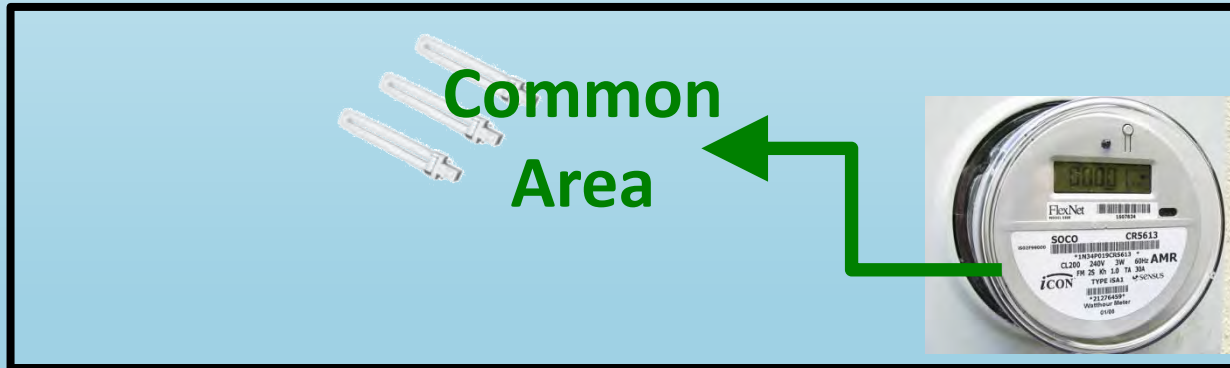
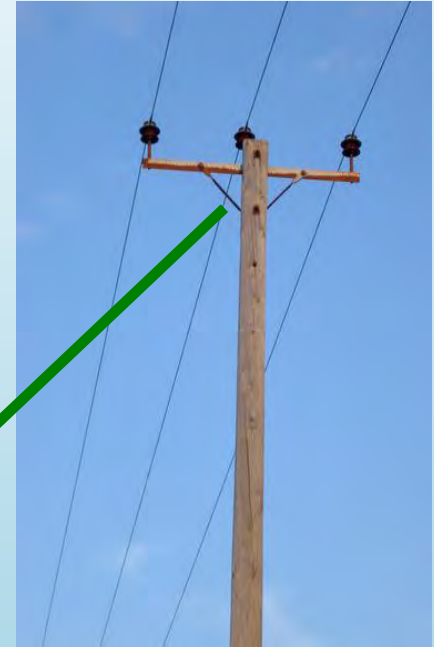
Ballasted System  
– rare in BC

No holes in roof !

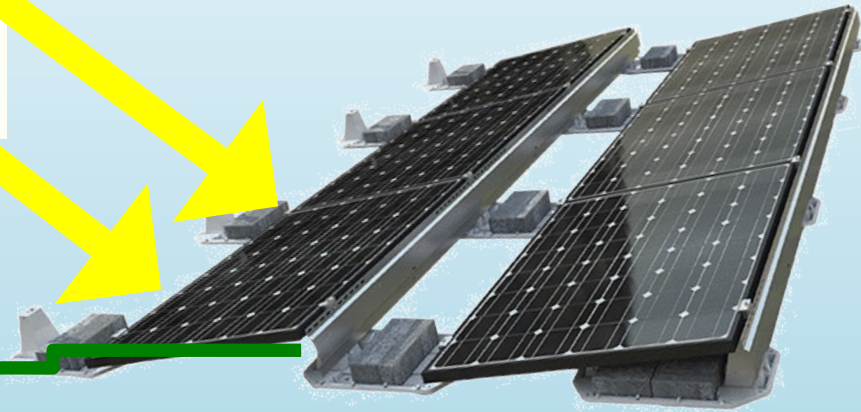


# Common areas, not suites:

- Hallway lights
- Outdoor lights
- Ventilation fans
- Washing machines
- Baseboard heat (rarely)

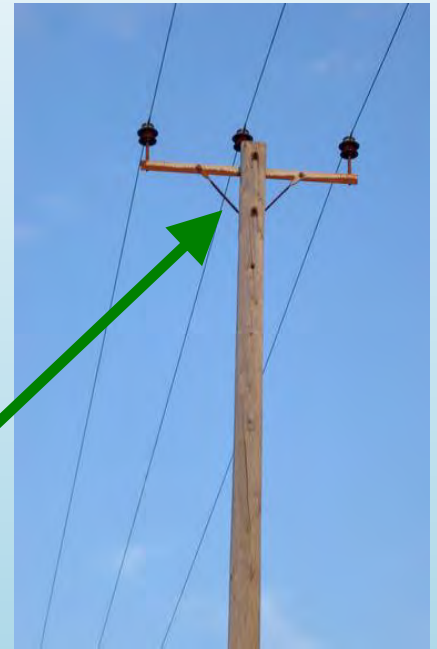


**Meter**



**Inverter**

**Meter**



# The Numbers:

- Grid-tied / Net-metered
- 60 panels (14.7 kw)
- 16,000 kwh / year
- Powers common areas (~ 1/3)
- \$2,200 projected power savings in 2016
- \$47,000 system cost – average \$750 per suite
- 4.6% Return On Investment (ROI)

# Single Family



- \$5,000 - \$10,000
- Paid up front or financed

# Strata



- \$735 per owner
- Paid over 5 years