



SPOOKY NOOK  
SPORTS

# LED RETROFIT CASE STUDY



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# LED RETROFIT CASE STUDY

## Spooky Nook Sports



Spooky Nooks Sports, the largest sports complex in North America, opened in June 2013. The facility, which is a former distribution warehouse contains 800,000 square feet inside the building – 600,000 square feet on the main floor, and 200,000 square feet on the Mezzanine. The facility is run by a total of 750 employees and 140 full-time employees.

### Objectives:

- Improve energy efficiency and lower costs
- Reduce downtime for lighting maintenance
- Reduce maintenance costs
- Reduce HVAC requirements



## Challenge

When Spooky Nook Sports was under reconstruction in 2012, the ideal lighting plan to install LEDs was not cost-effective enough for the facility to make sense at the time. So the owner, Sam Beiler, put an LED upgrade on the back burner until the right set of circumstances could support an upgrade from 3,610 T8 fluorescent lamps to LEDs.

## Solution

In 2018, owner of Spooky Nook Sports, Sam Beiler revisited the energy efficiency upgrade and worked with A1 Energy to map out the best plan for the retrofit that included zero upfront capital from Spooky Nook. With the use of creative financing and rebates via Act 129, A1 energy secured a plan that included zero upfront cost to the facility.

"Act 129 is very helpful to large users who can make improvements but need some support on the capital side to make those improvements."

## Sam Beiler

Owner  
Spooky Nook Sports



"One of the first things that we do for every project is incorporate Act 129 rebates. Spooky Nook Sports qualified for the Direct Discount Program which was an elevated rebate of \$0.15/kWh saved. So it took a \$600,000 project to a little under \$400,000 project, and that money gets paid directly to the contractor, so the Nook doesn't have to pay out of pocket, they don't have to wait and get the money back, it's just discounted on top of the project costs. Act 129 rebates were the main reason why this project went from a six-year to three-year payback."



## Mike Porreca

Energy Consultant  
A1 Energy

# Spooky Nook Sports LED Retrofit Powered by A1 Energy





# RETROFIT PROJECT OUTCOMES

Large scale facilities achieving energy savings

Spooky Nook Sports chose to pursue a lighting retrofit project to ultimately cut costs and to reduce the facility's carbon footprint. The total PPL rebate allowed the facility to decrease the payback period from 6 years to 3 years, with zero upfront costs.

The project involved retrofitting 3,610 Spooky Nook Sports' inefficient T8 fluorescent lamps and replace them with new LEDs with longer lifespans and lower maintenance needs.

**1.2 Million**  
kWh saved

**\$40,000**  
annual savings on  
maintenance

**\$16,000**  
annual HVAC savings

**\$239,108**  
Total PPL utility rebate

