

# About AB 1103

### Are you going to sell, lease, or refinance your hotel?



## kango

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If your hotel is larger than 10,000 square feet, as of Jan. 1, 2014 a new law, California's AB 1103, requires that you benchmark the building's energy consumption, and disclose that to any prospective buyer, lessee, or lender financing the building.

AB 1103 disclosures are generated by the ENERGY STAR Portfolio Manager. After the previous year's total energy usage is entered, including electricity and gas, the program will calculate an energy efficiency rating for the building on a scale from 1 (least efficient) to 100 (most efficient).

Buildings with a score of 75 or higher can apply for an ENERGY STAR plaque. However, any building applying for a such certification must have their data reviewed and approved by a licensed engineer.

#### Complying with AB 1103.

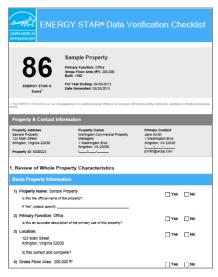
A hotel's Data Verification Checklist from ENERGY STAR must be disclosed to:

- > A prospective buyer of the building, no later than 24 hours prior to execution of the sales contract.
- > A prospective lessee of the entire building, no later than 24 hours prior to execution of the lease.
- > A prospective lender financing the entire building, at the time a loan application is submitted.

### Get your AB 1103 report.

Let Kango generate an AB 1103 report and ENERGY STAR rating for your building.

We also can design and implement energy efficiency improvements to boost your ENERGY STAR score, increase your NOI, and enhance the value of your hotel.



A Data Verification Checklist, documenting the energy efficiency of hotels, must be given to prospective buyers, lesees, or lenders.