

Exhibit X.C.7 Energy Consumption Monitoring

A measurement and verification (M&V) plan will be developed and implemented as part of the project’s participation in the NYSERDA CCHP program. Hourly production of power and thermal energy will be recorded and submitted to NYSERDA. The CCHP System will have meters to monitor power and thermal production, thermal energy to absorption chillers, chilled water and hot water output to systems, and gas consumption. To provide a total energy picture, the system will be expanded to include other large energy consuming systems in the building such as kitchens, boilers, gaming equipment, garage exhaust and solar production.

Monthly and annual reports will be generated. Monthly reports will be shared with administrative and maintenance staff. Shifts in energy consumption will be noted and investigated to ensure systems are operating as designed. Figure X.C.7-1 below depicts the Energy Management System (EMS) network that is the backbone of the monitoring system. Gateways will be provided to translate data between the various vendor control systems.

Schematic of the Energy Monitoring and Management System

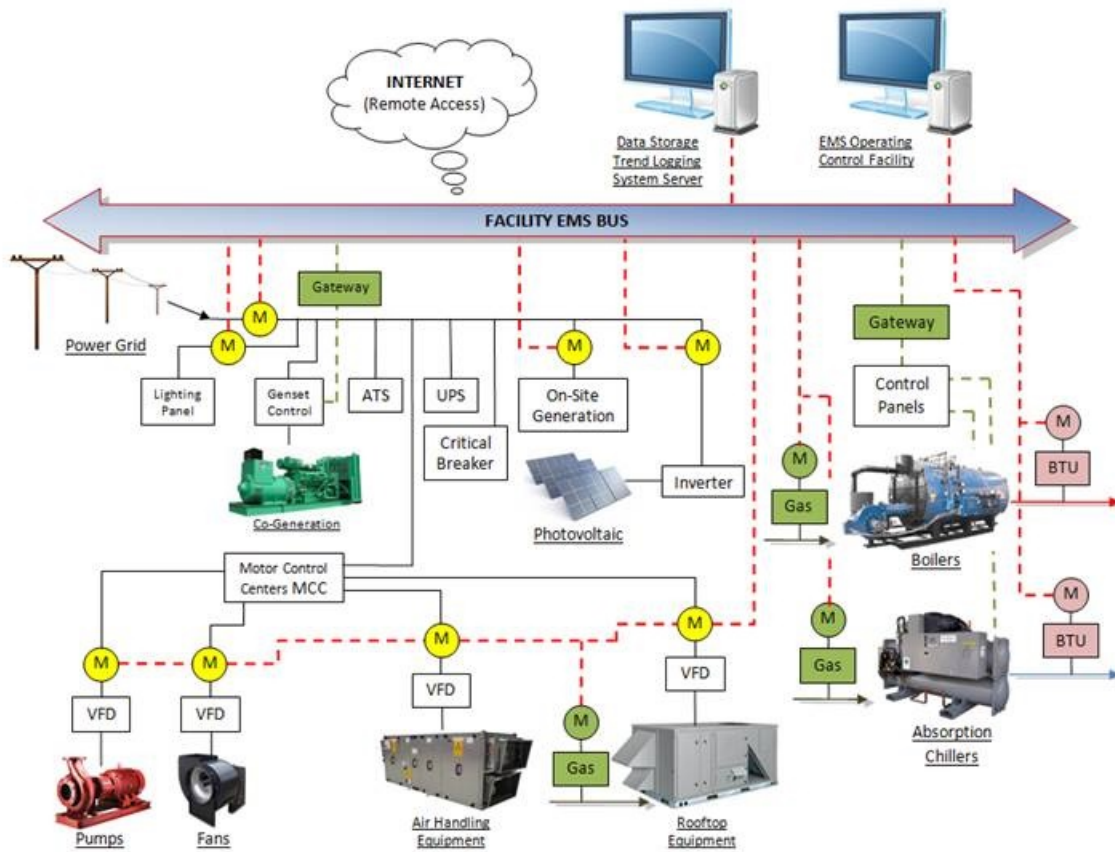


Figure X.C.7-1