



## Energy Efficiency PROGRAM

# Benld Landlords Take Ownership for Energy Efficiency



With 11 properties and 130 rental units, Benld-based landlords Mike and Margie Brill are proud to provide homes for individuals and families in communities throughout west-central Illinois. The couple — doing business as Hebenstreit Apartments — was eager to take advantage of the Ameren Illinois Energy Efficiency Multifamily Initiative to improve the energy performance of their buildings and pass along the savings to their tenants.

From smart thermostats to water saving devices and LED lighting, the Multifamily Initiative offers low- and no-cost energy-saving products for common areas and individual tenant units. Landlords may also qualify for generous cash incentives for air sealing and insulation, HVAC upgrades, exterior LED lighting, and more.

“When this opportunity came up with Ameren Illinois, we jumped at the chance to improve our properties and make apartment living much better for our tenants,” says Mike Brill.

Following a free Energy Assessment, the Brills worked with the Ameren Illinois Energy Efficiency Program to make welcome additions to common areas and all of their rental units. Energy-saving upgrades included LED lighting, water-saving showerheads and aerators, water heater insulation, advanced power strips, and smart thermostats. Tenants even received air purifiers to provide clean air — and greater peace of mind — during the COVID-19 pandemic. Substantial incentives on attic insulation and HVAC upgrades will ensure that apartments stay comfortable and help tenants reduce costs.

“We’ve received a lot of positive feedback from tenants who’ve seen savings in their water bills and power bills. They appreciate the improved air quality in their apartments as well,” says Brill. “We definitely recommend the Ameren Illinois Energy Efficiency Program Multifamily Initiative. These energy-efficient upgrades improve the value of our properties and help attract and retain tenants.”

One of those grateful tenants is Linda Cole of Litchfield.

“As a person who’s had asthma all of her life, I can tell that the quality of the air has improved drastically. I also love the new heating and air units. They’re a lot quieter and they’ve helped reduce my electric bill by almost 40%,” she says. “My experience with Ameren Illinois has been fantastic, and I appreciate our landlords seeking out these benefits for us.”

As these landlords and their tenants discovered, energy efficiency is an easy way to enhance quality of life — no renovations required.

“ I appreciate our landlords seeking out these benefits for us.

— Linda Cole,  
Tenant



### PROPERTY OWNERS

Boost property value, lower operations and maintenance costs, and enhance tenant comfort.



### RENTERS

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