

5.8 Technical Specifications: High Performance Homebuilding

Small Premium Project Type:

High Performance Homebuilding: Projects that build new residential buildings which significantly exceed the current Oregon Building Code energy performance requirements (as stated in the Oregon Residential Specialty Code (ORSC) and the Oregon Energy Efficiency Specialty Code (OEESC)).

Description:

Qualifying projects will build to the prescribed standards for an Energy Trust of Oregon (ETO), New Home Program, or equivalent (as identified in this specification). This tax credit is available to commercial builders (e.g. homebuilders, housing developers) that are building new homes meeting the specification identified in the opportunity announcement.

A newly constructed high performance homebuilding project must meet the following conditions to be eligible:

1. Constructed by a licensed builder under the Oregon Residential Specialty Code with its own space conditioning and water heating facilities and intended for sale to an end-use homebuyer.
2. The installer must provide a one-year (minimum) warranty covering all parts and labor for a project.
3. Meet ETO, New Homes Program, Path 2 (at a minimum) or equivalent.
4. Project must be verified by an official ETO, New Homes Program verifier, or equivalent HERS certified technician.

A homebuyer cannot apply for Residential Energy Tax Credits for a home that received a tax credit for a high performance homebuilding project.

Minimum Operation:

Eligible projects must be occupied as a conventional residence.

Equipment Type, Capacity and Performance:

Qualifying High Performance Homebuilding projects must meet or exceed the comprehensive package of construction requirements for ETO New Homes Program (detailed in this in this section). All certificates, labels or ratings associated with equivalent specification packages will be required as documentation at the time of application for final tax credit certification.

Qualifying projects will have undergone third party verification through the previously mentioned certifying programs at the time of final certification. The following options describe the prescriptive requirements for High Performance Homebuilding.

ETO New Homes Program

Small premium projects that qualify as projects that meet the following prescriptive building specification packages are qualified for the tax credits identified in this technical specification.

1. Prescriptive Requirements: The following schedule summarizes the general requirements for projects:
 - a. Energy Trust New Homes Program Paths 2 through 5.
 - b. A final/official Energy Performance Score report card copy.

ETO New Homes Program Equivalent Measures

High performance home projects that for whatever reason are unable to take advantage of the ETO, New Homes program can still participate in this program, but must prove that their project meets all the measures outlined by the ETO New Homes program. Additionally these project still need to be verified by an approved 3rd party verifier. To be an eligible 3rd party verifier, the verifier must either be a registered verifier with the Energy Trust of Oregon or be a certified HERS rater (or both).

Incentive Estimate Worksheet:

The incentive worksheet shown in the following table is the prescribed tax credit amount that small premium projects can receive for high performance homebuilding. The tax credit amount is scaled to the size of the home (conditioned area) and the builder specification package that the project is built to.

Approved Builder Package	Building Specification Package	Percent above Code	A. Tax Incentive (\$/sq. ft.)	B. Total Eligible Conditioned Space (sq. ft.)	C. Eligible Incentive (A x B)
ETO, New Homes Program	Path 2	20%	\$0.67		
ETO, New Homes Program	Path 3	25%	\$0.77		
ETO, New Homes Program	Path 4	35%	\$1.47		
ETO, New Homes Program	Path 5	40%	\$2.25		

Total from Column C _____