This monthly e-mail update is brought to you by HUD’s Public Housing Energy Conservation Clearinghouse. It features news and resources to help public housing authorities manage energy and water costs. To see this newsletter, and to access more information and tools for public housing authorities, visit the Public Housing Energy Conservation Clearinghouse website at [http://www.hud.gov/offices/pih/programs/ph/phecc/](http://www.hud.gov/offices/pih/programs/ph/phecc/).

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We Need Your Help to Serve You Better!

Every month, we strive to fill PHECC NEWS with useful information and tools that can help reduce energy and water costs in your properties. Are we hitting the mark? Is there other information you’d like to see featured in PHECC NEWS? Tell us! Please take an extra moment to complete a short survey—your feedback will help us better meet your needs. Deadline for responses is February 27.

Participate in the survey at [www.phaenergy.org/newsletter/survey.html](http://www.phaenergy.org/newsletter/survey.html).

Who's Got the Money? Find out at DSIRE!

A common barrier to implementing a new project is funding. But if you’re looking for funds for an energy project, your search just got easier! The Database of State Incentives for Renewable Energy (DSIRE) is a searchable online database that catalogs state, utility, and local incentives—including incentives, grants, loans, and rebates—that promote renewable energy. Find out what’s available in your area at [http://www.dsireusa.org/](http://www.dsireusa.org/).

Choices, Choices—Should You Repair or Replace Your Windows?

Old, inefficient windows can cost your housing authority a bundle in energy costs. But do you make sense to replace old windows? Not necessarily, according to a recent article in FacilitiesNet. Replacing windows is neither simple nor inexpensive, so it pays to do a complete assessment of your properties to decide whether replacement or repair is a better option for you. Check out the article at [http://www.facilitiesnet.com/bom/Jan04/Jan04envelope.shtml](http://www.facilitiesnet.com/bom/Jan04/Jan04envelope.shtml) to learn more about today’s windows, how to assess the condition of your windows, and factors to help you decide whether to repair or replace them. The article even includes an evaluation worksheet to help you evaluate the condition of your windows!

BRRRRR!!! Hard Winter Weather Underscores Importance of Energy Efficiency

The recent cold snap in the Northeast and Midwest resulted in strained natural gas and heating oil supplies, leaving consumers facing the possibility of reduced or supplies during peak demand periods, higher prices, and more. According to KeySpan Corp., the Northwest’s largest distributor of natural gas, consumption increased by more than 50 percent in Long Island and New England during the cold snap. While you can’t control Mother Nature, you can control your energy costs, even in the face of a brutal winter. Install energy efficiency measures in your property now to help decrease future energy consumption and costs, at the same time keeping your residents comfortable! Find out more at the Alliance to Save Energy’s website at [http://ase.org/](http://ase.org/).

Looking for Energy Information Specifically for Tribes? DOE’s Got It!!

If you’ve ever had trouble finding information that addresses energy issues on tribal lands, you’re not alone! DOE’s Tribal Energy Program is working to “promote tribal energy self-sufficiency and to help promote tribal employment and economic development on tribal lands through the development of renewable energy.” The program offers tribes financial and technical assistance for feasibility studies and shares the cost of implementing renewable energy installations on tribal lands. Check out the program’s website at [http://www.nrel.gov/](http://www.nrel.gov/).
EVENTS

2004 RESNET Conference
March 1-3, 2004
San Diego, California
This event is the premier national forum on home energy ratings, residential energy efficiency financing, and performance issues. The conference will bring together the national experts on home energy ratings, energy mortgages, and high-performance homes from across the nation to share the latest information to develop strategies for the 21st Century. Learn more at http://www.natresnet.org/conference/default.htm.

Clean Energy Expo
April 2-3, 2004
University Park, Pennsylvania
Join with other participants for a wide variety of clean energy exhibits, symposia, workshops, and special offers during this event. Learn from experts why you should consider clean energy options when buying energy, and what those options are. For more information, see http://www.wppsef.org/cee/index.html.

Affordable Comfort 2004
April 26-May 1, 2004
Minneapolis, Minnesota
Take advantage of this very successful annual event that focuses on issues related to housing. Learn how the efficiency of your properties, diagnose problems, remodel or retrofit in a way that maximizes performance more! See the full brochure at http://www.affordablecomfort.org/html/2004.html.

SUCCESS STORIES

Melrose Commons II
Bronx, New York
A new multifamily property in Bronx, New York, boasts high performance levels and Energy Star certification. Buildings, designed to be energy-efficient, use even less energy than predicted during the design stage. The property received HUD's Platinum Award for Excellence in the 20th Annual Best in American Living Award (BALA) as well as the Northeast Residential Green Building Awards sponsored by the Northeast Sustainable Energy Association (NESEA). According to Steven Winter Associates, which monitored the building for DOE's BuilDesign program and the Consortium for Advanced Residential Buildings (CARB), "the buildings consume almost no energy per square foot to heat than the average affordable housing in New York City, and almost 90% less than average new or gut rehabilitated housing. Learn more at http://www.swinter.com/WinterGREEN/WGJanales.

Rachel Anne Apartments
Gresham, Oregon
Built in the 1970s, the Rachel Anne apartment complex wasn’t as marketable as its newer counterparts. An energy upgrade of the property not only made it more desirable in the marketplace, but also keeps its residents comfortable and with lower energy bills. Using financial incentives from Energy Trust of Oregon, Inc. and Business Energy Tax Credits, the property’s owner upgraded all units with new energy-efficient windows, insulation levels, and energy-efficient lighting. These improvements save residents almost $300 each year in energy costs. Read more about the project at http://www.energytrust.org/Pages/about/library/case_studies/M.
Jackson Street Village
St. Paul, Minnesota
The product of a unique partnership between the Amherst H. Wilder Foundation, the American Lung Association of Minnesota and RS Eden, Inc., Jackson Street Village offers affordability to its residents through lower energy costs as well as a comfortable environment. The partnership aimed to create new affordable housing that was affordable, energy and resource-efficient, and healthy, all while keeping extra costs to only 10 percent above conventional construction. The new complex, built on a reclaimed brownfield site, includes features such as energy-efficient windows, a ground-source heat pump, and increased insulation levels to keep utility bills low in its 24 units. Learn more at http://www.rebuild.org/news/SucStoryView.asp?StoryId=34.

TIP OF THE MONTH
Install Storm Windows

Have leaky, inefficient windows in your properties that are boosting your energy costs? DOE says storm windows are a simple and cost-effective solution that can save energy and increase comfort.

Storm windows save energy in two ways. First, they reduce air leakage through spaces around the primary window. Second, they reduce heat conduction through the window by creating an insulating barrier between them and the primary window. In addition to saving on heating costs in the winter, storm windows can save on cooling costs in the summer.

Beyond saving energy, storm windows enhance the comfort of residents, lower maintenance costs on existing windows, and reduce the amount of outside noise and pollutants that enter the dwelling unit. Keep in mind that if your primary windows are in need of replacement, then you should consider energy-efficient replacement windows instead of storm windows.


WEBSITES WORTH A CLICK

Efficiency Vermont
Look to this useful website for information on residential energy issues, including lowering your energy costs, why your bill is so high, energy-efficient appliances products, and more. And, if you’re located in Vermont, find out what rebates and other assistance is available to you! http://www.efficiencyvermont.org/index.cfm?L1=

Rocky Mountain Institute
This internationally respected nonprofit organization fosters the efficient and sustainable use of resources and global security. Program areas include Energy, Water, and Buildings and Land. Check out RMI's website for information to help your housing authority conserve energy and water at http://www.rmi.org/!
TO UNSUBSCRIBE FROM THE PHECC Electronic Newsletter:

If you ever want to remove yourself from this mailing list, you can send mail to <Majordomo@lists.ncat.org> following command in the body of your email message:

unsubscribe phecc

The Public Housing Energy Conservation Clearinghouse is managed by the nonprofit National Center for Technology (NCAT) for HUD, Office of Public and Indian Housing.

Comments? Questions? Email the newsletter editor at cathys@phaenergy.org.