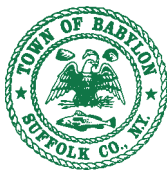


# LONG ISLAND **GREEN HOMES**

green your house, slash your energy bill, reduce your carbon footprint...  
at little or no cost to you.



**Town of Babylon**  
Steve Bellone, Supervisor

**A Message  
From  
Supervisor  
Steve Bellone**



All Babylon residents can take great pride in the fact that our town has been a national leader in seeking to address the energy crisis through local initiatives. That is why I am excited to introduce *Long Island Green Homes*, an innovative program that will help residents make their homes more energy-efficient and reduce our community's carbon footprint.

Why do we call it *Long Island Green Homes*? Although it begins in Babylon it is my belief that this program should be implemented across Long Island and throughout New York State. Greening our homes represents the most immediate and cost-effective means to reduce our reliance on fossil fuels, cope with rising energy costs and confront global warming. This program is also in line with the ambitious energy agenda outlined by *New York State Governor David Paterson*.

We have developed a program that enables residents to make improvements that will decrease their home energy usage by 20-40%, funded entirely through what they save in utility bills. The beauty of the *Long Island Green Homes* program is that, through its financing plan, it empowers the average homeowner to participate in protecting the environment with **no up-front costs**.

Most importantly, in this era of high energy costs, this program will help homeowners save money. So please take a look at what the program can offer you personally, and consider the larger, global impact your decision to become more energy-efficient can make.

A handwritten signature in black ink, appearing to read "Steve Bellone". The signature is stylized and fluid, written in a cursive-like script.

# 12 ENERGY (AND MONEY) SAVING TIPS FOR YOUR HOME

- **Turn down the heat in winter and AC in the summer**

Lowering the thermostat 5°-10° at night and when you leave the house can save from 10-20% on your heating bill. For every degree you raise your thermostat during the summer, you can expect to save 3% on your cooling costs. Lower the heat on your hot water heater.

- **Install a Programmable Thermostat**

It's like putting your house on energy saving cruise control.

- **Replace Filters Regularly**

New filters make both your AC and heating unit operate more efficiently, in addition to improving your indoor air quality.

- **Consider a Direct-Vent, Sealed-Combustion Gas Fireplace**

Conventional fireplaces draw more heat out of the house than they produce.

- **Use Fans**

They cool at a fraction of the cost of AC.

- **Lower the Shades and Raise the Windows**

Shades block the heating sun during the day. Open windows give the AC a rest at night.

- **Turn off Lights and Switch to Compact Fluorescent Lightbulbs**

A CFL pays for itself in less than a year and removes 30 lbs of carbon from the air.

- **Neutralize Phantom Power**

Putting your computer (and home entertainment units) on sleep mode rather than leaving them on around the clock can reduce electric use by as much as 80% and thus eliminate 415 lbs of carbon per year.

- **Heat Food in your Microwave rather than your more expensive oven.**

- **Clean the Coils on your Refrigerator**

Its motor won't have to run as long or as often.

- **Replace with Energy Star Appliances**

Make sure they are the same size or smaller. Refrigerators with freezers on the bottom are more efficient.

- **Wash Clothes in Cold Water**

It eliminates up to 90% of the cost.

## LONG ISLAND GREEN HOMES



## Why Participate?

*Long Island Green Homes* is an unprecedented program that provides you the opportunity to make energy-saving improvements to your home, resulting in lower utility bills for you and less pollution for everyone.

### SAVE MONEY

Energy costs are at an all-time high and are showing no signs of lowering. Through participation in the *Long Island Green Homes* program, you could retrofit your house to lower energy use by 20-40%, which translates directly to huge savings on your utility bills. Making energy-efficient improvements puts more money in your pocket every month while adding value to your home.

### REDUCE YOUR CARBON FOOTPRINT

Energy use for the average Babylon home adds 24.65 pounds of carbon into the air every day. By making basic improvements to your home, you can reduce your carbon footprint significantly. An average home in the Town of Babylon participating in the *Long Island Green Homes* program will reduce *5 to 10 pounds of carbon emissions per day*.

### FINANCE YOUR IMPROVEMENTS, PAY USING YOUR SAVINGS

The *Long Island Green Homes* program allows you to finance your energy-saving home improvements with a benefit assessment on your home. This means you will not pay any up-front costs for greening your home—you'll pay for the improvements over time from the money you save on your energy bills.

*You'll be taking the money you usually give to the utility companies and using it to improve your home's efficiency!*



## How it Works

### 1 Get a Home Performance Evaluation

A town-licensed *private* contractor will come to your house and provide a home performance evaluation, a comprehensive assessment of your household's energy use.

### 2 Receive Your Report

You will be given a detailed explanation of how your household uses energy, where the most energy is being lost and improvements that are recommended to increase efficiency. The report will also calculate the cost of each improvement, along with the projected dollar amount you will save on your utility bills.

### 3 Choose a Plan

You'll have a choice of several different options of energy-saving improvements to be made, broken down with an estimation of how much money and energy you will save with each. Choose the work scope plan that best fits your needs.

### 4 Receive a Benefit Assessment to Finance Improvements

Through the *Long Island Green Homes* program, you will receive a benefit assessment on your house that will pay for the energy-saving improvements. All improvements will be made by town-licensed *private* contractors.

### 5 Pay Back Over Time, Using the Money You Save on Energy Bills

You will pay off the benefit assessment based on your projected energy savings. The pay period and monthly payment amount will be structured according to how much energy you are likely to save every month.

# F.A.Q.

## Frequently Asked Questions

### What is the *Long Island Green Homes* Program?

It is a self-financing residential retrofit program for upgrading the energy efficiency of existing homes in the Town of Babylon. The program will enable residents to make their homes greener and healthier at little or no out-of-pocket cost. Often, residents will save money immediately from making these improvements.

### Why is the Green Homes Program necessary?

Most homes—even newer ones—have not been constructed to building performance standards that conserve energy. The overwhelming majority of homes on Long Island are wasting considerable amounts of energy and contributing unnecessary greenhouse gasses to the environment. Leaking energy means that homeowners are wasting a lot of money. With fuel costs at all time highs and in a region where utility rates are among the highest in the nation, homeowners can no longer afford to waste energy.

### How do I save money with the Green Homes Program?

A Town of Babylon Licensed Green Homes Contractor will conduct a comprehensive energy audit of your home to determine what energy-efficient home improvements may be effective. The contractor will prepare a detailed report that will demonstrate the savings you will receive from making the improvements. The savings will, generally, cover the cost of the upgrades.

### Who pays for the energy-efficient home improvements?

The best part of the *Long Island Green Homes* program is that there are **no up-front costs** to the homeowner for the improvements. Even the nominal fee for the Home Performance Evaluation will be applied to the cost of the improvements. Once the licensed contractor you have hired to make the improvements to your home has completed the work, the Town will directly pay the contractor. The homeowner will then pay the Town for the improvements on a monthly basis for an amount and term that is agreed upon in advance. In most cases the savings from reduced energy bills will be greater than the cost of the improvements meaning the home owner will have a positive cash flow. The money that was going to the utility companies now goes to make your home greener and healthier. Once the improvements are completely paid for all of the savings go directly to the homeowner.

### Is the Town loaning money to homeowners?

The Town is not making loans to residents. The Town is expanding the definition of solid waste to include energy waste, based on its carbon content. By defining energy waste in this way, the Town is able to provide energy-efficient improvements to Babylon residents' homes from its solid waste fund. This type of measure is known as a "benefit assessment." A benefit assessment can be established when a municipality provides a specific improvement on a parcel of property for a public purpose, assessing the cost of the benefit against the property. In the case of *Long Island Green Homes*, the energy-efficient improvements to homes serve a vital purpose, remediating the environmental damage caused by leaky and inefficient homes. The Town will provide for energy saving improvements up to \$12,000 per home and the homeowner will pay for the improvements through a monthly benefit assessment fee. The amount of the monthly benefit assessment fee is structured to be *less than* the monthly savings on a resident's energy bills resulting from the energy-efficient improvements. The Town will charge a 3% administrative fee which will be built into the monthly payments residents will make to pay for the improvements.

### How do I proceed?

Reach out to a Town of Babylon Licensed Green Homes Contractor to meet with you and perform a Home Performance Evaluation. The contractor will provide a detailed report that will recommend certain energy efficient home improvements and estimate the savings that will result. You make the decision to hire the contractor to perform the energy-efficient home improvements.

# F.A.Q.

## Frequently Asked Questions

### **What energy-efficient home improvements are offered through the program?**

Improvements include efficient lighting, weatherstripping, caulking, air and duct sealing, insulation and upgrading of heating units. We will advise which appliances, cooling units, and other eligible measures offer the best return and what LIPA rebates and incentives apply.

### **What if I make the improvements and sell my home soon after?**

When you sell your home the benefits associated with the energy efficient home improvements pass automatically to the new homeowner, so it is only fair that any remaining costs for the improvements will also pass automatically. Once you sell your home your liability for any additional payments is over.

### **How does the Green Homes Program benefit our environment?**

By reducing the amount of energy needed to power our homes we will significantly reduce greenhouse gas emissions that are causing global warming. Every time we turn a light on in our homes or turn up the thermostat or turn on an air conditioner, we are using energy from a power plant or burning scarce fossil fuels (oil and natural gas), all of which produce greenhouse gas emissions. By combating global warming and cleaning the air, you are also preventing the need to build more power plants and are reducing our reliance on fossil fuels.

### **Will my house assessment be increased or my taxes increase as a result of making these improvements?**

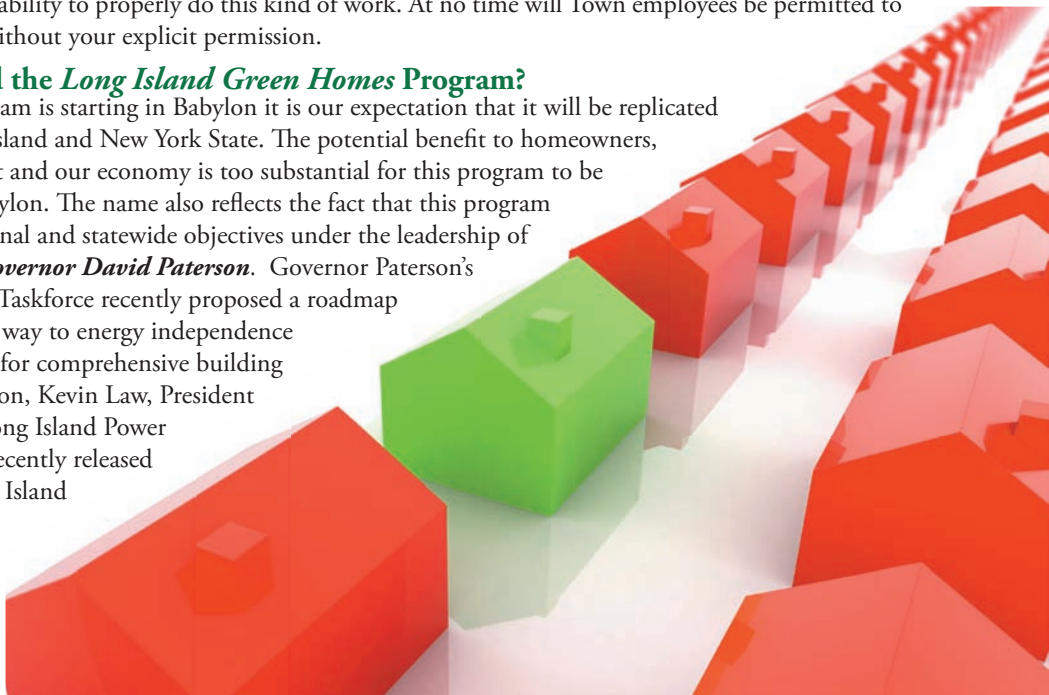
Absolutely not. Any energy-saving improvements made to your home through the *Long Island Green Homes* program will not increase your home's assessment or increase the amount of taxes you pay.

### **Will the Town be inspecting my house to do these improvements?**

Absolutely not. You will be hiring a contractor as you would for any other type of work you would want to do in your house. The only difference here is that the contractors are licensed by the Town to insure they have the credentials and capability to properly do this kind of work. At no time will Town employees be permitted to enter your home without your explicit permission.

### **Why is it called the *Long Island Green Homes* Program?**

Although the program is starting in Babylon it is our expectation that it will be replicated throughout Long Island and New York State. The potential benefit to homeowners, to our environment and our economy is too substantial for this program to be offered only in Babylon. The name also reflects the fact that this program is in line with regional and statewide objectives under the leadership of *New York State Governor David Paterson*. Governor Paterson's Renewable Energy Taskforce recently proposed a roadmap to pave New York's way to energy independence including the need for comprehensive building efficiency. In addition, Kevin Law, President and CEO of the Long Island Power Authority (LIPA) recently released his Efficiency Long Island Program, which emphasizes making homes more energy-efficient.



# What is a Home Performance Evaluation?

A Home Performance Evaluation is a complete assessment of your household's energy use that will show you where you are using and losing energy. Most importantly, it will tell you where energy is being wasted in your house and what you can do to prevent wasting energy and money.

A Home Performance Evaluation is performed by a contractor licensed by the Town and certified by the Building Performance Institute (BPI). BPI is a recognized global leader in building science and sets standards for assessing and improving energy performance. To learn more about BPI, visit its website at [www.bpi.org](http://www.bpi.org).



A typical evaluation lasts around two hours. The contractor will use special diagnostic equipment to perform a number of tests. During the evaluation, the contractor will:

## Assess insulation

Virtually all houses built prior to Energy Star standards are inadequately insulated.

## Perform a Blower Door Test

This test provides a measure of how much air is infiltrating and escaping your house.

## Conduct infrared scanning

Infrared sees through walls to pinpoint exactly the cracks and gaps where air is infiltrating and insulation is inadequate.

## Evaluate heating, cooling and hot water systems

As half of your energy expenses go towards heating and cooling, age and inefficiency may call for new systems.

## Check appliance and lighting efficiency

Energy Star washing machines, for example, use 60% less energy and 36% less water than standard washers.

## Perform a health and safety inspection

This comprehensive evaluation measures carbon monoxide produced by combustion appliances both before and after sealing and insulating.

After the evaluation, you will receive a comprehensive assessment of your home's energy use, including the results of every test performed. Specific energy-saving improvements will be suggested, along with the cost of each improvement and a breakdown of the estimated savings associated with each. The contractor will explain each improvement and the choice will be yours to make.

greenprint

# Creating a Blueprint for the Nation

**Long Island Green Homes** is the latest of the many ambitious and innovative environmental initiatives implemented by the Town of Babylon.

In 2006, Babylon collaborated with the U.S. Green Building Council - Long Island Chapter (USGBC-LIC) to adopt the **most comprehensive green building code in the nation**, attracting interest from leaders of towns and cities from all over the country looking to implement similar codes. In that same year, Babylon worked with the Neighborhood Network to become the first town on Long Island to adopt Energy Star standards for new home construction.

Babylon has also initiated other groundbreaking environmental programs like the **12x12 Initiative to Combat Global Warming**, which is part of the Sierra Club's Cool Cities Program, and the **Long Island Zero Energy Home in Wyandanch** (in partnership with the Long Island Builders Institute and the USGBC-LIC), a showcase of green building techniques to educate Long Island contractors, engineers and officials about sustainability issues.

The Town of Babylon purchases 10% of its electricity from **wind power**, has installed **solar panels** at several town facilities and purchases only **hybrid or high-mileage vehicles** for its passenger fleet.

To build and enhance the infrastructure that delivers green solutions to the Town and Long Island, Babylon announced greatly enhanced Babylon IDA benefits to **attract EcoTech businesses** to the Route 110 corridor. Newsday wrote "this creative and farsighted initiative... should be studied and emulated by other communities."

**greenleadership**

**SETTING A GREEN EXAMPLE**

Babylon's green building code is the most comprehensive in the nation – and it's attracting copycats

by Bernadette Starzoe

In December 2006, Babylon adopted the most comprehensive green building code in the nation, requiring all new commercial and light to get a local variant of Leadership in Energy and Environmental Design certification. (LEED certification is the recognized national standard for measuring a building's environmental sustainability.) Additionally, a Brookhaven, became first in the region to adopt Energy Star standards for all new homes built.

The driving force behind Babylon's progressive environmental policy has been Town Supervisor Steve Ballone, who felt the current state of environmental affairs demanded urgent attention. "I, like many others, have seen an absence of leadership on the federal level on critical issues facing our country and the regional warning and reliance on fossil fuels is an imperative to take action," he said.

"In my capacity of town supervisor, I saw an opportunity to have an impact. We're doing all we can on the town level to push the envelope for no longer accept low-performing buildings and houses. Energy costs are simply too high."

Local environmental groups have applauded Babylon's initiatives. "We are very excited that Babylon has adopted a green building code," said Sarah Landale, the executive director of Sustainable Long Island, which promotes the environment.

Ernie Fazio, chairman of Long Island Mid-Suffolk Business Action, a group that addresses quality of life issues on Long Island, calls Babylon's initiative "a good start," adding that all local government bodies must step up their efforts to lead the region to environmental sustainability.

Since Babylon's green building code went into effect, Ballone's office has received phone calls from leaders across the continent, including those in Atlanta and Vancouver, looking to adopt similar programs. However, locally, the requirements have been met with some resistance. "Many people have concerns," Ballone said. "There's a lot of misinformation out there. We have to educate people about energy savings and healthier buildings – we have to show them that green building is something we can do now without adding significant cost."

In an attempt to educate architects, engineers, builders and municipal officials, the town is building a Zero Energy Home in Wyandanch, in partnership with the Long Island Builders Institute, the U.S. Green Building Council Long Island Chapter and the Long Island Housing Partnership. Working architectural plans are complete for the structure, which will showcase sustainable building materials and be a positive net energy producer when finished. Further, Babylon plans to construct 17 affordable LEED-certified houses in Wyandanch, the first of their kind on Long Island. These homes will demonstrate that sustainable, energy-efficient houses can be built and delivered at a lower monthly savings. Babylon Town Hall itself, with its solar panels and vertical wind turbines, helps to raise awareness of alternative energy solutions.

Some builders have gotten on board with Babylon's new rules more quickly than others. Before the code went into effect, the developer of the new 800,000-square-foot Tanger Outlet Mall, which is under construction in Deer Park, agreed to voluntarily comply with LEED standards, as did Marcus Corp., which is developing a 15,000-square-foot storage facility within the town.

Ballone said Babylon is now rolling out the next phase of its environmental plan, which he calls the holy grail: making the existing housing stock more energy efficient. This phase will kick off in the coming months when the town, in partnership with Wal-Mart and Breslin Realty, distributes compact fluorescent light bulbs to all 65,000 households in Babylon. Residents will also be given coupons to purchase additional CFLs at Wal-Mart, and those who purchase 25 or more will receive a certificate from the town good for \$50 off an energy audit. "My wife and I recently had an energy audit done on our home, and we made improvements," he said. He hopes that he will set a green example for other town residents, as Babylon sets an example for other municipalities.

**fact:**

The U.S. uses nearly \$1 million worth of energy every minute.

Source: Energy Information Administration

The green guide 13

To promote energy conservation, Babylon has partnered with WalMart and Breslin Realty to distribute **free energy-saving compact fluorescent lightbulbs (CFLs)** to all 65,000 households in the town.

In partnership with the Long Island Progressive Coalition and the Long Island chapter of the Sierra Club, Babylon lead the call to **repower Long Island's aging, polluting power plants** by establishing The Coalition to Repower Long Island. (www.repowerLI.com)



# LONG ISLAND GREEN HOMES



To find out more information, please visit  
[www.LIgreenhomes.com](http://www.LIgreenhomes.com)



## Town of Babylon Steve Bellone, Supervisor

Ellen T. McVeety, Deputy Supervisor-Councilwoman  
Jacqueline A. Gordon, Councilwoman  
Lindsay P. Henry, Councilman

Carol A. Quirk, Town Clerk  
Corinne DiSomma, Receiver of Taxes



1-877-ESTAR-LI



LONG ISLAND



Special thanks to  
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