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BRIGHTER GREEN REMODELS

By Alan Hugenot,

IT'S ALL ABOUT ENERGY SAVING APPLIANCES AND BETTER INSULATION....OR IS IT?

Refurbishing an existing residential property to reduce energy consumption is simple just:

- Add Energy Star qualified appliances which use 10 to 50% less energy than do standard appliances,
- Tighten up the building envelope with floor insulation and new weather-stripping, for another 15% savings,
- Reduce Solar Heat Gain, by installing low-e windows, overhangs and shading fins, and
- Change out all the light bulbs with new CFL low wattage lights.

But, is that really all it takes to re-green an older residence?

BRIGHTER GREEN: The fact is that today's homeowners are concerned about their *total carbon foot print*. Consequently, incisive, truly eco-friendly green home designs must go way beyond such basics as *Wise Energy Use* and merely creating cost savings on the electric bill. Instead, today's home owners want to be *Green from the start*. Owners and developers are looking for that *Brighter Shade of Green in a "Sustainable" residence* which provides:

- Protection of Biosphere, by preventing chemical exposure risks to workers and tenants, and by using no products that pollute air water or earth during extraction, manufacturing, installation or life cycle.
- Lowered Environmental Pressure by utilizing products which support sustainable harvests of renewable natural resources (like bamboo), and which involve responsible manufacturing processes
- Reduced Construction Waste, by using "green" eco-friendly construction and disposal practices.
- Domestic Recycling and Waste Minimization, including composting and even waste water recycling in dryer climates.
- Sustainable Use of Natural Resources, by protection of vegetation, wildlife habitats, open spaces and wilderness.
- Water Usage Reductions, which lower the demands on fresh water resources and the energy required to pipe, store and condition it.
- Improved Interior Air Quality (IAQ), which means more filtered outside air, but with minimal energy use to achieve it.
- Wise Energy Use, through application of the latest technology in energy savings ..Low E glazing, insulated foundations, tank-less water heaters, fan-less HVAC systems.

KNOWLEDGE IS POWER: Making sure that the particular application works with the overall HVAC concept and satisfies Title 24 compliance, while keeping up on new developments is a full time job....So, isn't it time for you to begin using your own "in-house" energy experts?That is who we are at GREEN COMPLIANCE PLUS..... your own, on call (24/7), Title 24, Green Energy Compliance Consultants.

Once we computer model your project for Title 24 compliance, our project specific energy analysis based on that model can point the way to that *Brighter Shade of Green* your clients are seeking.

Give Alan a call at *Green Compliance Plus* and we'll discuss your concerns.