

AGENDA



Recommendation for Council Action

AUSTIN CITY COUNCIL

Regular Meeting: December 7, 2017

Item Number: 004

Austin Energy

Approve issuance of a rebate to Silver Tree Residential, LLC, for performing energy efficiency improvements at the Travis Park Apartments located at 1100 East Oltorf Street, in an amount not to exceed \$124,334.

District(s) Affected: District 9

Fiscal Note	Funding is available in the Fiscal Year 2017-2018 Operating Budget of Austin Energy.
For More Information	Jeff Vice, Director, Local Government Relations (512) 322-6087; Denise Kuehn, Director, Energy Efficiency Services (512) 322-6138.
Council Committee, Boards and Commission Action	June 19, 2017 - Recommended by the Electric Utility Commission on a 7-0 vote. June 20, 2017 - Recommended by the Resource Management Commission on a 7-0 vote.

Additional Backup Information:

Austin Energy requests authorization to issue a rebate to Silver Tree Residential, LLC, in an amount not to exceed \$124,334, for energy efficient measures at the Travis Park Apartments located at 1101 E. Oltorf St., in Council District 9.

The property comprises 22 buildings and 199 apartment units, with a total of 168,363 square feet of conditioned space. The average rent for a one-bedroom unit is \$1,106, a two-bedroom unit is \$1,365, and a three-bedroom unit is \$1,850. However, residents at this property are

eligible for federally funded vouchers; therefore, actual rents are based on income.

The efficiency measures proposed at this property are duct sealing, solar screens, and LED lighting. The estimated total cost of the project is \$124,334; the rebate will cover 100% of the total cost. This rebate is funded by Austin Energy's Multifamily Weatherization Assistance Program. While similar to the standard Multifamily Rebate Program, the rebates are larger for low-income housing and are customized for each measure, based on historical savings and cost data.

These improvements are made in accordance with Austin Energy's Multifamily Weatherization Rebate Program guidelines and the Energy Conservation Audit and Disclosure (ECAD) Ordinance. The rebate program is one element of Austin Energy's comprehensive Resource, Generation and Climate Protection Plan to realize 1000 MW of energy efficiency and demand response by 2027. It is designed in part to reduce local air pollution through energy conservation, reduce peak demand, reduce the need to purchase additional generation, and assist customers in reducing electric consumption.

The avoided kilowatt-hours (kWh), estimated at 406,301 kWh per year, represent a major benefit to the local environment. This project is estimated to prevent the production of the following emissions annually: 217.5 metric tons of Carbon Dioxide, 0.097 metric tons of Nitrogen Oxides, and 0.244 metric tons of Sulfur Dioxide. The project savings is equivalent to an estimated 488,416 vehicle miles traveled, the removal of 42 cars from our roadways, or the planting of 5,589 trees or 279 acres of forest in Austin's parks.

In June 2017, this request was recommended for approval by the Electric Utility and Resource Management Commissions. On June 22, the request was withdrawn from the Council agenda after the property was found to be registered in Austin Code Department's repeat offender program. In October 2017, this property was removed from the registry after 24 months without violations.