

# Smart Watts

## Home Energy Retrofit Loan Program

### APPLICATION AND INSTRUCTION BOOKLET



*The City of Fort Lauderdale Smart Watts Home Energy Retrofit Loan Program  
is administered through the  
South Florida Regional Planning Council  
3440 Hollywood Boulevard, Suite 140 Hollywood, FL 33021  
954 985-4416 Fax 985-4417  
[www.sfrpc.com](http://www.sfrpc.com) email: [admin@sfrpc.com](mailto:admin@sfrpc.com)*

## **PROGRAM OVERVIEW**

In 2010, the City of Fort Lauderdale commenced their pledge to expand sustainability efforts through adopting the initiatives provided in the Sustainability Action Plan. From this plan, the Smart Watts Program was developed to reduce the demand of energy and to implement a sustainable lifestyle in our community. The program represents a significant investment in the City's future and will provide residents with educational tools and financial incentives such as Smart Watts Home Energy Retrofit Loan Program to encourage residential owners to improve the sustainability of their homes. .

With the majority of the buildings in Fort Lauderdale being 30 years or older and are a contributing factor of energy consumption. This means that there is more potential for meaningful environmental impact if older buildings retrofit to become more efficient. Combined with changes in behavior, home energy retrofits can result in significant utility bill savings to homeowners. The Smart Watts Home Energy Retrofit Loan Program, combined with Smart Watts cash rebates, make home energy retrofits an affordable and attractive option.

The Smart Watts Residential Rebate Program provides matching funds up to \$1,000 to City of Fort Lauderdale homeowners who install qualifying energy savings systems in their primary homesteaded properties located in the City of Fort Lauderdale. These improvements include items such as insulation, central HVAC, ENERGY STAR® door or windows, solar water heaters, gas tankless water heaters, and solar panels. For more information and an application, go to [www.fortlauderdale.gov/rebates](http://www.fortlauderdale.gov/rebates)

## **ELIGIBLE APPLICANTS**

A City of Fort Lauderdale homeowner of a single or multi-family (non-commercial) building that filed a Homestead Exemption through Broward County Property Appraiser may be eligible to apply for assistance under the following circumstances:

- Have a credit score of no less than 640
- U.S. citizen or a permanent residential alien
- Current with all mortgages and taxes
- Mortgage cannot exceed property value
- Free of any federal, state, county, and city liens
- Discharged of any bankruptcies
- In good standing with the City of Fort Lauderdale
- Completed an FPL Energy Survey of the Property

## ENERGY SAVING EQUIPMENT ELIGIBLE UNDER THE LOAN PROGRAM

Funding approved through the Smart Watts Home Energy Retrofit Program may only be utilized for permanent energy efficiency and retrofit equipment for the applicant's home. The following equipment is eligible for funding under the loan program:

- Central air conditioning systems (15 SEER or higher)
- Central heating (high efficiency ENERGY STAR® electric heat pumps 15 SEER / 8.2 HSPF or higher, or natural gas furnace)
- Cool Roof Products with ENERGY STAR® rating
- Duct leak repair (Contractor must complete Duct Leak Repair form. Must purchase HVAC system for duct leak repair to be included in the loan)
- Ductless mini-split HVAC system (15 SEER or greater; copy of ARI and Manual J summary)
- ENERGY STAR® exterior windows & glass door replacements (must be multiple glazed, Low-E)
- Gas tankless water heaters
- Solar Panels (Photovoltaic Systems)
- Solar water heaters
- Wall and ceiling insulation
- Other. It is acknowledged that not all listed home improvements will apply to each loan applicant and that home energy audits/surveys may recommend items not on the list.

In addition any equipment selected must be approved by South Florida Regional Planning Council and will also require an inspection from City of Fort Lauderdale Building Services. All items must meet the minimum requirement of the Florida Building Code and, where applicable, should include an **ENERGY STAR**® label.

## LOAN TERMS

- Watts RLF is \$10,000.00. There is a limit of one loan per applicant.
- Interest Rates – The rate will be fixed at five (5) percent, simple interest.
- Payment Terms - Payments will be made monthly.
- Loan Terms - Loans will be direct and fully amortized for a maximum of five (5) years. The loans will not include a pre-payment penalty. If the home is sold, transferred, or no longer owner-occupied, the balance of funds will be accelerated and due in full.
- Collateral/Lien - Collateral pledged for each loan will be a lien placed on the property. SFRPC will be responsible for recording liens for all loans.

## LOAN APPLICATION PROCESS

To apply for a loan, a complete application must include the following information listed below. An incomplete application will not be processed. Please read carefully and follow the steps below:

### 1. Energy Assessment

All projects must include a Home Energy Evaluation from Florida Power and Light. These assessments are available at no cost to eligible homeowners and can be conducted online or on-site:

[http://www.fpl.com/residential/energy\\_saving/programs/ohes.shtml](http://www.fpl.com/residential/energy_saving/programs/ohes.shtml). It is recommended that the homeowner schedule an on-site visit to obtain the most complete and accurate assessment.

## 2. Submit the following with application.

- a. Copy of Broward County Property Appraisal report indicating owner and occupant of the home. The home must be located within the City of Fort Lauderdale.
- b. Energy Assessment. See Section 1 above. Applicant must submit a copy of the Home Energy Assessment as part of the Project Approval Application.
- c. Energy Saving Equipment Information. Select the type of energy saving equipment you plan to install. The energy efficiency improvement selected must meet requirements listed in Eligible Equipment section above.
- d. Contractor estimates detailing 1) material and equipment costs, and 2) on-site labor. Only one estimate is required, but the City recommends you secure at least three. If using a contractor, energy efficient items must be installed by a licensed Florida contractor.
- e. Tax returns: Submit one copy of your last tax returns and a copy of your last pay subs.
- f. Application Fee. All applicants must submit an application fee of \$25.00 for credit report processing (to be paid by Money Order to the South Florida Regional Planning Council). In addition, if a loan is approved, the applicant will pay all closing costs including a documentary stamp fee, mortgage recording fees, and lien search fees.

- ## 3. Mail Completed Application.
- Fully completed and documented applications should be mailed to: South Florida Regional Planning Council, 3440 Hollywood Boulevard, Suite 140, Hollywood, FL, 33021 along with your current pay stubs and last income tax returns. Keep a copy of the application and all documentation for your records.

**Application Review.** Applications will be reviewed to determine an applicant's eligibility for the rebate. The applicant will be notified that the application has been received and whether anything is missing. Incomplete applications will not be considered. Completed applications will be reviewed within three weeks of receipt. After the initial review of the application, the applicant will be notified on the status of their loan request.

**Notification Letter.** A formal decision of approval or denial will be sent to the applicant. All approved applicants will receive a notification letter that will include a project identification number, and additional instructions for procedure.

## IMPLEMENTATION OF WORK

After the loan has been approved and closed the applicant can then give his/her contractor notice to proceed with work. All energy efficiency and retrofit equipment work purchased through loan funding is to be performed by a licensed Florida contractor and permitted through the City of Fort Lauderdale.

Homeowners are encouraged to get at least three written quotes that show the cost of labor and cost of materials separately. Owners must make their own inquiries as to the reputation and reliability of a Licensed Contractor before engaging his/her services. A contractor's status can be verified at [www.myfloridalicense.com](http://www.myfloridalicense.com). In order to maximize the impact of this program on our local economy,



homeowners are encouraged to select a local contractor and purchase supplies from local retail establishments whenever possible.

Tell the contractor you want to implement one of the home improvements on the loan program list that qualifies for the Federal Energy Tax Credits program. You are encouraged to verify through the Federal website that the proposed product or system does indeed meet the ENERGY STAR standards ([www.energystar.gov](http://www.energystar.gov)).

Ask for a thorough explanation when you receive a written estimate, and make sure you understand the basis for every recommendation for improvement. Homeowners should satisfy themselves as to any necessary warranties or guarantees for products or services provided.

While it is not a condition of loan approval, additional incentives are available if a FPL certified contractor is used. A list of FPL certified contractors is available at [http://www.fpl.com/residential/energy\\_saving/buildsmart/find\\_contractor.shtml](http://www.fpl.com/residential/energy_saving/buildsmart/find_contractor.shtml).

## LOAN REPAYMENT

All loans will be amortized over a 60 month period with payments starting at least 30 after the loan closing. Payments will be due on the first day of the month.

## FUNDING

The program is funded through an Energy Efficiency and Conservation Block Grant (EECBG) allocation to the City of Fort Lauderdale through the U.S. Department of Energy. The program is being administered by the South Florida Regional Planning Council on behalf of the City of Fort Lauderdale. Loans are available on a first-come first-served basis until all the funds allocated for this program are expended. Accordingly, citizens are encouraged to apply and complete the work as soon as possible to take advantage of the program funds.

## ADDITIONAL INFORMATION

**Other Financial Incentives:** There are several existing programs that City of Fort Lauderdale residents may be eligible for in addition to the City of Fort Lauderdale Smart Watts Program that can assist in implementing home energy retrofits.

- [FPL Residential Rebates](#)
- [TECO Gas Rebates](#)

**Questions?** The Smart Watts Home Energy Retrofit Loan Program is administered through the South Florida Regional Planning Council. For additional information, contact Cheryl Cook or Bob Cambric at South Florida Regional Planning Council 954 985-4416 or email [cherylc@sfrpc.com](mailto:cherylc@sfrpc.com) or [bcambric@sfrpc.com](mailto:bcambric@sfrpc.com)



## SMART WATTS HOME ENERGY RETROFIT LOAN APPLICATION

APPLICANT INFORMATION				
<b>First</b>	<b>FULL LEGAL NAME:</b>	<b>Birth Date</b>	<b>Social Security #</b>	<b>Home Telephone #</b>
	Middle                  Last			(   )
<b>Street Address</b>		<b>City</b>	<b>State</b>	<b>Zip Code</b>
		Fort Lauderdale	FL	(   )
<b>Email Address:</b>				
<b>Housing Information</b>				
<input type="checkbox"/> <b>Own</b> <input type="checkbox"/> <b>Rent</b> <input type="checkbox"/> <b>Other</b> <span style="color: red;">(Please note the Loan Program is for single family homeowners only)</span>		<b>Date of Purchase:</b>		
<b>Bank/Mortgage Company Name:</b>		<b>Monthly Payment Amount:</b>	<b>Mortgage Balance</b>	<b>Est. Value</b>
<b>Number of Household Members:</b>				
<b>Approximate square footage of home:</b>				
<b>Residence Type (check one):</b>				
<input checked="" type="checkbox"/> <b>Single Family Detached</b>		<input checked="" type="checkbox"/> <b>Multifamily</b> (condominium, duplex, attached villa, etc)	<input checked="" type="checkbox"/> <b>Manufactured Home</b> <span style="color: red;">(Please note that Mobile and Manufactured Homes are not eligible for a loan)</span>	<input checked="" type="checkbox"/> <b>Other:</b> _____ _____ _____
<b>Current Employer</b>			<b>Address</b>	
<b>Telephone</b>	<b>Employment Date</b>	<b>Position/Title</b>	<b>Gross Mthly Income</b>	
(   )			\$	



SMART WATTS LOAN APPLICATION

Previous Employer	Position/Title	Years of Employment	
<b>ADDITIONAL INCOME:</b>			
<b>Other Income</b>	<b>Gross Monthly Amount</b>		
Bonuses and Tips	\$		
Child Support Payments	\$		
Income from Operation of a Business	\$		
Other (describe):	\$		
Other (describe):	\$		
<b>ASSETS</b>			
<b>Type of Asset</b>	<b>Value</b>		
Cash held Checking/Savings Account	\$		
Certificate of Deposits	\$		
Stocks and Bonds	\$		
Retirement Funds	\$		
Other (describe):	\$		
Other (describe):	\$		
<b>PERSONAL REFERENCES:</b>			
<b>Name/Address of Nearest Relative NOT living with you</b>	<b>Relationship to Applicant</b>	<b>Telephone</b>	
		( )	
<b>Other Personal Reference (Name/Address)</b>	<b>Relationship to Applicant</b>	<b>Telephone</b>	
		( )	
<b>CO-APPLICANT INFORMATION</b>			
<b>FULL LEGAL NAME:</b>		<b>Birth Date</b>	<b>Social Security #</b>
First	Middle Last		
<b>Current Employer</b>		<b>Address</b>	
<b>Telephone</b>	<b>Employment Date</b>	<b>Position/Title</b>	<b>Gross Mthly Income</b>
( )			\$
<b>Previous Employer</b>	<b>Position/Title</b>	<b>Years of Employment</b>	
<b>Previous Employer</b>	<b>Position/Title</b>	<b>Years of Employment</b>	

SMART WATTS LOAN APPLICATION

**There is a limit of one loan per household.**

Please check which of the following items you are interested in applying for:

- Central air conditioning systems (15 SEER or higher; copy of ARI and Manual J summary)
- Tankless Gas Water Heater
- Central heating (high efficiency ENERGY STAR® electric heat pumps 15 SEER / 8.2 HSPF or higher, or natural gas furnace; copy of ARI and Manual J summary)
- Solar Water Heater
- ENERGY STAR rated Doors or Windows
- Insulation (min R-19 attic, min R-11 wall, min R-11 under raised floors)
- Attic radiant barrier reflective material
- Duct leak repair (Contractor must complete Duct Leak Repair form. Must purchase HVAC system for duct leak repair to be included in the loan)
- Ductless mini-split HVAC system (15 SEER or greater; copy of ARI and Manual J summary)
- ENERGY STAR® exterior windows & glass door replacements (must be multiple glazed low, -E)
- Cool Roof Products with ENERGY STAR® rating
- Solar Panels (Photovoltaic Systems)
- other, it is acknowledged that not all listed home improvements will apply to each loan applicant and that home energy audits/surveys may recommend items not on the list.

All items must meet the minimum requirement of the Florida Building Code and, where applicable, have an ENERGY STAR label.

Name of Contractor: \_\_\_\_\_

Have you applied to the City of Fort Lauderdale **Smart Watts Rebate Program**? Yes \_\_\_ No \_\_\_

**Please attached a copy of your most recent pay stub along with you latest tax return.**



**Homeowner Certification**

I certify that I am the owner and occupy the above-mentioned residence as my primary residence and that the information provided above is true and complete to the best of my knowledge.

I understand that the energy home improvement product or system that I intend to purchase and install at the above mentioned residence must meet ENERGY STAR standards.

I commit to follow all relevant laws and regulations and to minimize waste from the selected improvements.

Signature:

Date:

**Credit Certification**

I/We certify that all the information on this application and any attachments are true. I/We acknowledge that the City of Fort Lauderdale and the South Florida Regional Planning Council or its assigns will be relying on this information for a basis to extend credit. I/We understand that Section 1014, Title 18, U.S. Code makes it a federal crime to knowingly make a false statement on this application. By signing below, I/We authorize the South Florida Regional Planning Council or its assigns to check my/our credit and employment history and to answer questions others may ask about me/our credit record. The City of Fort Lauderdale and the South Florida Regional Planning Council or its assigns may retain this application even if not approved. If this application is approved, I/We agree to honor the provisions of the Credit or Loan Agreement and Security Agreement covering my/our account or loan. I/We understand that I/We may be required to update credit information at your request or if my/our financial condition changes.

I/We acknowledge that the City of Fort Lauderdale and the South Florida Regional Planning Council (SFRPC) are public agencies and all information submitted to the City and/or the SFRPC is public record. I/We understand all applicant files and income documentation are subject to public purview in accordance with Florida's Public Records Laws, Chapter 119, Florida Statutes.

I/We understand that Chapter 817, Florida Statutes, provides that making willful false statements or misrepresentations regarding income, asset or liability information, relating to my financial condition, is a misdemeanor of the first degree, punishable by fines and/or imprisonment as provided under Florida Statutes, Sections 775.082 or 775.083.

\_\_\_\_\_  
Applicant's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Co-Applicant's Signature

\_\_\_\_\_  
Date

**Mail Application to:  
South Florida Regional Planning Council  
3440 Hollywood Boulevard, Suite 140  
Hollywood, FL 33021  
PH: 954.985.4416 FX: 954.985.4417**

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