

Homeowner Operations

- Turn off lights, fans, TVs, chargers, and appliances when not in use
- Replace all light bulbs with compact fluorescent bulbs or LEDs
- Keep doors and windows closed if the air conditioner is in the On or Cool position
- Set thermostat at 80 degrees when you leave the house
- Turn off water while brushing your teeth and washing your hands
- Shower in under 5 minutes
- Change air-conditioner filters monthly
- Leave bathroom exhaust fan on for 20 minutes after showering
- Replace or clean any items that are moldy
- Use green cleaning products
- Reduce temperature of hot water heater to 120 degrees
- Change appliance water hoses to reinforced hoses
- Remove existing garbage disposal and compost vegetable waste for use in landscaping
- Keep dedicated recycling bins in place
- Water outdoor plants and grass in the early morning.
- Cut lawn no lower than 3 inches
- Install rain barrels at downspouts
- Use non-cypress mulch. In landscaping
- Have a hurricane plan and kit.
- Take batteries, old paint, electronics, and chemicals to a hazardous waste disposal



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Cost-Effective Actions For Greening Your Existing Home

*Prepared by the Florida Green Building Coalition
Affordable Housing Committee*



The costs presented herein are provided for illustrative purposes only and should be verified by the user



Going Green Doesn't Have to Cost More

No to Low Cost

Approximately \$0 to \$200

- Seal attic to prevent water intrusion and attic uplift.
- Test attic for infiltration after it is sealed to minimize humidity and mold issues.
- Install aerators on all faucets. (1.5 GPM)
- Replace all faucets & shower heads with low flow models
- Install rain sensor for irrigation system or permanently abandon existing irrigation system.
- Extend rain gutters to discharge at least three feet from house
- Seal wall openings between the garage and conditioned spaces to eliminate infiltration of toxins into living spaces
- Install exhaust fan with motion detector and timer in garage
- Develop a construction and demolition waste management plan
- Implement a recycle, reuse plan for construction.
- Anchor exterior structures properly

For new construction, refer to the
FGBC Green Home
Designation Standard at
www.floridagreenbuilding.org/homes



Minimal Cost

Approximately \$200 to \$700

- Have home tested for energy efficiency by a HERS rater. The test will help indicate where issues in the home exist and address those prior to making big investments
- Replace weather-stripping on all exterior doors
- Apply gaskets or caulk to all electrical outlets, switch plates and HVAC diffusers and grills
- Replace thermostats with programmable thermostats
- Increase attic insulation to R-38
- Add window tint to reduce solar heat gain
- Install motion or light sensors to all exterior lights
- Install Energy Star ceiling fans in living areas & bedrooms
- Install and set timer on hot water heater
- Inspect & seal all air-conditioning duct work with mastic
- Plant trees on the south, east and west side of the home to shade walls and A/C compressors
- Replace irrigation controller with programmable one
- Replace toilets with WaterSense fixtures
- Add a pool cover to reduce evaporation
- Have an irrigation professional perform a “check up” on an existing irrigation system
- Install carbon monoxide alarms at entrances to garage and all bedrooms
- Install dehumidifier in HVAC system
- Install make-up air source to laundry room located in conditioned space
- Ensure whole house infiltration is minimized by sealing all top plates & air conditioning supply box drops at drywall
- Install a house energy monitoring device

Moderate Cost

Approximately \$700 to \$1,200

- Replace old toilets, showerheads and faucets with WaterSense fixtures
- Replace appliances with EnergyStar appliances
- Repaint interior walls with low-VOC light reflective paint
- Add a radiant barrier on underside of roof sheathing
- Install rainwater harvesting/cistern for irrigation
- Replace with healthy flooring as defined in the FGBC Green Home Reference Guide
- Replace circulating kitchen fan with exterior ducted Energy Star labeled range hood
- Brace gable end roofs at trusses
- Apply/inject insulation to hollow core block

High Cost

Approximately \$1,200 to \$4,000

- Replace all turf yard with 50% Florida native plants from Florida Friendly Plant List
- Add a hurricane protection system for windows and doors approved by Florida Building Code
- Install grey water collection system on bathroom sinks to reduce toilet flushing
- Replace old hot water heater with solar hot water heater
- Replace old water heater with Heat Pump Water Heater (1,000 cubic feet of space required—Garage is an ideal location)
- Replace pool pump with Energy Star or energy-efficient pump
- Replace old pool pump with solar pool heating system
- Replace old A/C system with new SEER 15 or better and 8.5 HSOE minimum efficiency. (Ensure that system is right sized with complete energy calculations, manual J and manual D. If replacing A/C system, duct work should also be replaced.)
- Repaint exterior of house with paints with light reflectance greater than 50%
- Re-plumb residence with PEX manifold type system



Home Repairs

Most Expensive Cost

Approximately \$4,000 to \$30,000

- Install Photovoltaic Electric Generating System
- Replace roof with Energy Star light reflective roof
- Use radiant barrier decking with new shingle roofs when decking is being replaced
- Replace old windows and sliding glass doors with new hurricane impact resistant and EnergyStar products