



## Tri-County Electric Cooperative, Inc. Help My House Loan Program

"Help My House" is an energy efficiency program operated by Tri-County electric co-op. Through the program, residential energy efficiency improvements are financed with low-cost loans that are repaid through the participating member's electric bills (a process known as "on-bill financing"). This allows individual members to improve their home with no upfront costs and to save money even while repaying the loan. "Help My House" was designed to address the special challenges and opportunities facing rural communities to save energy, cut household utility bills, and reduce greenhouse gas emissions, all while supporting high-skilled jobs and keeping more dollars in the local economy.

1. It is a loan program
  - a. 5% Interest Rate
  - b. Loan term of up to 10 years
  - c. Maximum loan up to \$12,500.00
  - d. Co-op pay history checked
  - e. No early pay off penalty
  - f. Loan payment is added to electric bill
  - g. Tax map name and electric bill need to be the same unless rental property. If not will have to be investigated as to why not.
  - h. Must have proof of homeowner's insurance
  - i. Electric service may be disconnected for non-payment
2. Application process
  - a. Must fill out an application, to include
    - i. Information about occupant
    - ii. Tax map number
    - iii. Home owner's insurance information (declarations page)
3. It is a whole house approach
  - a. Will not loan to just change out heating and air
  - b. Addresses cost effective energy conservation needs of the home
4. Home must have an Initial Energy Audit which must be completed before moving to the next phase of the program. Members must pay a one-time Non-Refundable \$180 program fee before the Initial Energy Audit can be conducted by a certified/licensed Help My House program contractor. This fee can be added to your electric bill in 3 equal payments of \$60, if the entire \$180 is not paid upfront.

- a. Home will be tested (**Blower Door Test**). A blower door is simply a diagnostic tool used to measure how much air filters out of your house (your home's "airtightness").
  - b. Duct system will be tested (**Duct Blaster Test**)
  - c. Visual inspection of whole house
5. Does not qualify if
- a. Must be a residence (no club houses or commercial property)
  - b. New residence or residence under construction
  - c. Manufactured Home built more than 25 years ago
  - d. If house has major structural issues
    - i. Must be fixed first (such as leaky roof, rotting floors, plumbing leaks to include sewer leaks)
  - e. If name on tax records and electric bill do not match/ except rental property
  - f. Bad Co-op payment history – Only one **Disconnect -Non-Pay** in last 12 months
6. Help My House loan covers
- a. Air sealing the house
  - b. Home insulation
  - c. Sealing windows and doors
  - d. Changing out of electric furnace to a heat pump
  - e. Ecobee smart thermostats (Member must have Wi-fi available at all times)
  - f. Duct sealing
7. Help My House loan does not cover
- a. Roof repairs
  - b. New windows
  - c. Plumbing repairs
  - d. Floor covering
  - e. Trim work
  - f. Painting
  - g. Extensive electrical repairs
  - h. Any other cosmetic needs
  - i. Window units or space heaters
8. Process delay (the following issues will delay the process until the homeowner resolves)
- a. Sewer leaks
  - b. Water leaks
  - c. Roof leaks
  - d. Insect infestation
  - e. General cleanliness of work areas
  - f. Structural issues
  - g. Missing documents & information
  - h. Dogs