



HELP™

Home Energy Labeling Partnership

HOME ENERGY LABELING

Policy Primer

A home energy labeling policy addresses a consistent market failure: homebuyers don't have access to verified information about the expected energy costs of a home before making a purchase decision. Greater transparency into a home's estimated energy costs can help homebuyers easily compare various homes, take their financial circumstances into account, and then weigh their home buying options.

Best Practices

Label: US DOE Home Energy Score

- » Respected national system for calculating and documenting energy performance
- » Provides a consumer friendly 1-10 rating for easy comparison of homes
- » Generates automated cost-effective home improvement recommendations

Policy Trigger: Disclosure at time of listing

- » Ensures that homebuyers have access to energy cost information before they make a purchase decision.
- » Supports market transformation by making the information ubiquitous and enables access to Fannie Mae, Freddie Mac, and FHA financing products.

Authorizing Entity: Local Government

- » City and county governments are best positioned to authorize that home sellers supply home energy information to buyers.
- » State governments are best positioned to develop consistent standards, enable technical infrastructure, and support training and education.

Benefits

Home energy labeling policies require sellers to make home energy performance information available to prospective buyers. The outcome is that standardized and comparable information is made available to the real estate market. This enables:

- » Consumer protection
- » A market-based incentive to make energy efficiency upgrades
- » Creation of local jobs and businesses
- » Greater awareness of energy cost burdens for lower income households

Current Implementation

Seven cities across four states have already passed home energy labeling policies for existing homes. These cities range in size from 20,000 to 970,000 residents.

Resources for Local Governments

The Home Energy Labeling Partnership (HELP) includes 25+ cities and states working toward their own home energy labeling policy. HELP is a forum for local government staff and technical experts to share best practices to successfully authorize a home energy labeling policy.

Interested in joining HELP?

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