



Manufactured Home Replacement Programs at Emerald PUD  
House Committee on Human Services and Housing  
Monday, March 4, 2019 1:00 PM

Chair Keny-Guyer and Members of the Housing Committee,

For the record, my name is Rob Currier and I am here as the Energy Services Coordinator at Emerald People's Utility District (EPUD). EPUD is a consumer-owned electric utility serving approximately 21,000 customers over 572 square miles around the Eugene-Springfield metropolitan area.

I appreciate the opportunity to share what EPUD has done on our manufactured home initiative.

- Energy efficiency remains an important resource for Emerald to meet growing energy and peak demand requirements.
- Emerald first identified manufactured home replacements as an initiative in 2016. Since then, Emerald has worked with local non-profits and manufactured home park owners to:
  - Provide baseline home assessments
  - Offer home replacement incentives of \$5,000 with more available after home is installed to improve space and water heating systems
  - Work with St. Vincent DePaul on their recently acquired park in Saginaw to replace a number of older homes.
  - Express interest in other partnerships to address the opportunities in Lane County.
- Weatherization programs to upgrade windows or improve home insulation offer less energy benefits if they're installed in a pre-1976 manufactured home. Replacing a pre-1976 manufactured home saves over 5,000 kWh of energy, which is equivalent to almost four months of usage at an average home. Importantly, it also saves the demand equivalent of turning off fifteen 100 Watt light bulbs on a cold weekday winter morning.
- Installing windows and insulation measures in these older manufactured homes, we're estimating that we can get only about 20% of the savings that we'd get if we'd replace the whole home.
- Other non-energy related issues with older manufactured homes include:
  - Unnecessary energy waste results in hard to manage high bills for customers not in a position to absorb high energy costs.
  - These drafty homes are uncomfortable to live in.
  - Homes are more susceptible to moisture problems leading to additional health and safety concerns for their occupants.





We appreciate the work of Rep. Marsh and your committee supporting manufactured home replacement efforts. In addition to the bills that we are here supporting today, we would ask that you consider supporting our work at EPUD in these ways:

- Improving coordination amongst all stakeholders. We need good partners working in areas of affordable housing, home financing, and manufactured home construction and siting.
- Reducing the cost of replacement to existing homeowners and improving access to low-cost financing. These homes are often the best affordable housing option for their occupants and taking on the cost of replacement, even considering the energy and non-energy benefits, is often a hill too steep to climb.
- Supporting homes built to ENERGY STAR and ENERGY STAR with NEEM+ by requiring replacement homes meet these standards. After-market homes may be better than what is currently installed, but these standards are there to promote energy efficiency practices and should be required by legislation or rule-making.
- Consider supporting home manufacturers willing to factory-install high-efficiency heat pumps for water and space heating. Put relevant building codes on a path to phase out electric forced-air furnaces in new energy efficient manufactured homes.

Thank you for the opportunity to testify today and I am available to answer any questions.

