

ECAD Energy Audit Results

For Residence: 902 BLANCO ST UNIT 1 AUSTIN, TX, 78703

Audit Date: 2/24/2026

Thank you for complying with the City of Austin’s ECAD Ordinance, which requires homeowners to provide these energy audit results to buyers

SAVE THIS FORM! This ECAD audit is valid for 10 years after the audit date.

This audit helps you identify energy efficiency improvements that could lower your monthly energy costs and make your home more comfortable. Austin Energy’s Home Energy Savings program offers rebates and low-interest loans that make these improvements more affordable. Before you begin making any home energy efficiency improvements, be sure to get the latest program details from <https://savings.austinenenergy.com/residential/offers/home-improvements/home-energy-savings> or by calling 512-482-5346 or scanning the QR code to the right.



ENERGY AUDIT SUMMARY

	Action Recommended?	Potential Annual Savings*:
A. Windows and Shading	NO	\$0.00
B. Attic Insulation	NO	\$0.00
C. Air Infiltration and Duct Sealing	YES	\$120.00
D. Heating and Cooling System Efficiency (HVAC)	NO	\$0.00
Total Annual Savings*:		\$120.00

HOME IMPROVEMENT RECOMMENDATIONS:

Austin Energy recommends the following actions based on the energy audit performed by

• Vance Acker of Green Leaf Energy LLC •

- A. No windows or shading recommendations.
- B. No Attic insulation recommendations.
- C. Sealing or replacing the air conditioning duct-work can reduce your electric bill and make your home more comfortable. The duct system must be properly sized and in good condition or the heating and cooling system will run longer and cool less efficiently.
- D. No heating and cooling system recommendations.

We appreciate your support of the ECAD ordinance and your efforts to make Austin the most livable city in the country.

***DISCLOSURES:** Figures are based on an estimate from the average single-family house in Austin (1800 - 2000 sq. ft.) that has made improvements through an efficiency program by Austin Energy. Weather, equipment installation and electric usage will all affect actual savings. There is no guarantee or warranty, either expressed or implied, as to the actual effectiveness, cost or utility savings, if you choose to implement these recommendations. The Energy Conservation Audit and Disclosure is not required to be included in the sales contract nor the Seller’s Disclosure form (Texas Real Estate Commission), but instead is a stand-alone requirement of the City of Austin.*



SINGLE FAMILY

In support of the City of Austin's Energy
Conservation Audit and Disclosure Ordinance
Austin City Code Chapter 6-7, June 2009

Energy Audit Data

DATA SUMMARY

PROPERTY

Outdoor Temperature F: 62.0

Austin Energy Electric Meter Number: 7108997

Tax Assessor's Property ID: 106897

Requestor Name:

Year Built: 1893

Service Address: 902 BLANCO ST UNIT 1 AUSTIN, TX, 78703

Estimated Square Footage: 2889

AUDITOR

Auditor: Vance Acker

Phone Number: (512) 922-7522

Company Name: Green Leaf Energy LLC

Property Audit Date: 2/24/2026

WINDOWS & SHADING

Type(s) of Window(s): Double Pane;Low-e

Type(s) of Existing Solar Shading: Awnings;Vegetation

ATTIC INSULATION

Attic Insulation Type: LF-Fiberglass & Insulsafe

Average R-Value: 24

Open Chases(s): No chases in residence.

HEATING & COOLING AIR DUCT SYSTEM

SYSTEM # 1

Condenser Manufacturing Date 2017

HVAC Duct Air Leakage 345.00

Estimated EER 11.5

% Leakage 22

Furnace/AH Manufacturing Date 2006+

Duct System Types(s) Mylar Flex

AFUE [Electric Start] 80%

Enrolled in AE Power Partner Thermostat Program No

SYSTEM # 2

Condenser Manufacturing Date

HVAC Duct Air Leakage 2.00

Estimated EER 0.0

% Leakage 0

Furnace/AH Manufacturing Date Unknown

Duct System Types(s) None

AFUE None

Enrolled in AE Power Partner Thermostat Program No

AIR INFILTRATION / WEATHERIZATION

Exterior doors: weather-stripped? No weather-stripping

Attic access: weather-stripped? No

Plumbing penetrations: sealed? Plumbing penetration sealing needed

ADDITIONAL AUDIT INFORMATION

Domestic Water Heater Type(s): Standard

Fuel Type: Natural Gas, Electric

Type(s) of Toilet(s): 1 Low efficiency toilet(s), 2 High efficiency toilet(s)

PROPERTY IDENTIFICATION

County	Travis	Property ID	106897	Property Type	Single Family	Building Count	1
Meter Number	7108997			Gas Type	Austin I/S Res		
Service Address	902 BLANCO ST UNIT 1 AUSTIN, TX, 78703						
					Occupied By	Owner	
Year Built	1893	Foundation	Pier & Beam	Est. Sq Footage	2889	Avg. Duct Leakage (%)	22
Levels	2	Bedrooms	3	Baths	3	Fireplaces	0
Average Attic R-Value	24	Average Wall Height	10				

WINDOWS AND SHADING

Types of Windows	Double Pane;Low-e									
Types of Shading	Awnings;Vegetation									
Windows	S	SW	W	NW	N	NE	E	SE	Skylight	
Needs Shade (sf ft)										
House Shape	Zigzag				Building Front Orientation			E		

APPLIANCES & WATER HEATER

APPLIANCES (Remaining in Home)	'92 or older		'93 or newer			
Refrigerators	0		2	Pool and / or Jacuzzi Pumps	0	
Freezers	0		0	Speed	None	
Clothes Washer	0		1	Pool Pump Timers	0	
Clothes Dryers	Vented Electric	0	1	Water Heaters	2+	
Dish Washers			1	WH1	Standard	Fuel 1 Natural Gas
Range/Stove/Ovens	Gas		2	WH2	Standard	Fuel 2 Electric
Inefficient Toilets (> 1.28 gal)	1			Water Heater Timers	0	
Efficient Toilets (<= 1.28 gal)	2					
MISC Lighting	Combination		Solar PV	No	Electric Vehicle Charger	No
Sprinklers	Yes	Year Installed		Rainwater Collector	No	
Natural Gas Generator	No		Water Saving Devices	Some Installed		

ATTIC INSULATION & AIR INFILTRATION

Roof Type	Pitched	Roof Materials	Metal	Roof Color	Light	Total Attic R Value	24
Attic Insulation	Insulation Type		LF-Fiberglass & Insulsafe		Secondary Insulation Type	None	
	Square Feet		1805	Inches Deep	12.0	R Value	26
Vaulted Ceiling Insulation	Insulation Type		Batts-Fiberglass		Secondary Insulation Type	None	
	Square Feet		560	Inches Deep	6.0	R Value	19
Cathedral Ceiling Insulation	Insulation Type		No Cathedral Ceiling				
	Square Feet			Inches Deep		R Value	0
Attic/Knee Wall Insulation Status	None						
No	Radiant Barrier	Radiant Barrier Type		None	Chases	None	
	Plumbing Penetrations Sealed		No	Furnace & WH Closet Appropriately Sealed			Yes
	# Exterior Doors	5+	# Doors Weather-stripped		4	Whole House Fan	None
	# Conditioned Stair Boxes/Hatches		1	# Insulated	0	# Weather-stripped	0

HEATING AND COOLING

Unit # 1	Zone Description	Main	Duct System	Mylar Flex
	Estimated Square Footage (Zone)		Duct Locations	Attic;Furrdowns
	Cooling Type	Central Air	Duct Condition	Good
	Thermostat	Other Programmable	R-Value	R-6
	Condenser Mfg Year	2017	Return Air Sq In	620.0
	Estimated EER	11.5	Return Plenum Properly Sealed	Yes
	Estimated Condenser BTUs	[4.0] 48,000 BTU	Grille Type	Stamped
	Tonnage from Mfg Spec	4.0	Target CFM	1600
	Tonnage from Est Sq Ft	2	Estimated CFM	1240.00
	Sqft Per Ton	0.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	345.00
	Fuel Type	Gas	% Leakage	22
	Furnace/Air Handler Location	Outside House - Attic	Supply Air Reading	
	Air Handler Type	Horizontal	Return Air Reading	
	Furnance Mfg Date	2006+	Delta T	0.0
	Estimated Furnance BTUs	[4.0] 70K	AFUE	[Electric Start] 80%
Unit # 2	Zone Description	Loft	Duct System	None
	Estimated Square Footage (Zone)	560	Duct Locations	No Ducts
	Cooling Type	Mini-split Heat Pump	Duct Condition	No Ducts
	Thermostat	Manual	R-Value	
	Condenser Mfg Year		Return Air Sq In	
	Estimated EER	0.0	Return Plenum Properly Sealed	
	Estimated Condenser BTUs	[1.5] 18,000 BTU	Grille Type	Plastic
	Tonnage from Mfg Spec	1.5	Target CFM	600
	Tonnage from Est Sq Ft	2	Estimated CFM	0.00
	Sqft Per Ton	373.3	Did Not Reach Pressure	False
	Heating Type	Mini-split Heat Pump	Pressure Test Leakage CFM	2.00
	Fuel Type	Electric	% Leakage	0
	Furnace/Air Handler Location	Inside House - Other	Supply Air Reading	
	Air Handler Type	None	Return Air Reading	
	Furnance Mfg Date	Unknown	Delta T	0.0
	Estimated Furnance BTUs		AFUE	None

NOTES & INSTRUCTIONS