



Multifamily Affordable Solar Housing Solar Energy Success Story



Solar Power Helps Paint Sunny Picture at Lancaster Affordable Housing Complex

Four afternoons a week, Art Director Nuri Amanatullah teaches residents at the Arbor Court apartments in Lancaster techniques in painting, sculpture, paper maché and more. While the art classes help energize residents, the power of the solar generating system on the roof of the apartment complex provides savings that help make the classes possible.

When InSite Development converted a former Lancaster hotel into Arbor Court — site of 230 independent senior and disabled adult affordable housing units — it made a commitment to give its residents a place to live with dignity regardless of income. Partnering with other businesses and nonprofit organizations, InSite began to provide an array of amenities on-site or within walking

distance, including a sewing group, a bridge club, adult day care, a gym, salon and theater.

Shortly after, InSite made another important decision: to “go solar” and, in the process, save money that would further help to enhance the lives of Arbor Court residents.

In fall 2009, the master-

metered complex installed a 194-kilowatt (kW) solar generating system through Southern California Edison’s Multifamily Affordable Solar Housing (MASH) program. The program provides rebates that help offset the cost of installing solar generating systems on qualifying affordable housing facilities.

Today, with the help of the solar savings, Amanatullah’s art classes bring Arbor Court residents joy and a sense of togetherness in their later years.

“Immeasurable Value” of Solar Savings

“Our organization is a big advocate of MASH,” said Corey Heimlich, director of Residential Services for Housing Corporation of America, which is InSite’s nonprofit partner. “Indirectly, MASH enables us to



Arbor Court Art Class



Location: Lancaster, CA

Industry: Multifamily Housing

System size: 194 kW

Results: Provides savings to the apartment complex to help it provide funding for residential social services while also decreasing its carbon footprint

continue some of our services. Look at the lives Nuri Amanatullah is impacting and changing. Having access to different types of social services, like art classes, provides immeasurable value.”

For the Arbor Court residents who take part in the art classes, this amenity, like the others, makes a difference in their quality of life.

“It gives me something to do,” said William Bogner, an Arbor Court resident for four years. “It’s educational because I’ve never done art before.” With his beloved dog at his side, he spoke of his two paintings and paper maché bluebird and added, “I’m learning something, and my motivation in life is to learn as much as I possibly can.”

To Manuel De Armas, it’s less about the end product on the canvas than the happiness the classes bring to the residents. “[The classes] motivate people to come out and get together and do something. You see the way they grow. It’s unbelievable. To me, it’s a reward to see a smile and happy face on someone who doesn’t feel alone.”

De Armas and resident Linda Wilding, both with backgrounds in art, appreciate the value of the solar

energy. "Having solar panels saves enough energy so we can have free materials and instruction for our art classes," Wilding said, adding, "I love these art classes. Art makes me feel good."

For the Arbor Court building owner, the MASH program provided the means to install the solar generating system and, in turn, create this powerful social capital.



"It has to make sense financially. Without the MASH rebate we would not have solar. Solar power works. We've seen the results."

Corey Heimlich of Housing Corporation of America on the Multifamily Affordable Solar Housing (MASH) program

The MASH Program Helps Drive Cost Savings with Solar Power

Go Solar California! Energy customers like you are part of California's campaign to create 3,000 megawatts of renewable solar-produced electricity — the equivalent to taking six natural gas-fired power plants offline — and moving the state toward a cleaner energy future.

The MASH program is part of the California Solar Initiative program and the **Go Solar California** campaign, and provides rebates for the installation of solar photovoltaic (PV) systems on multifamily affordable housing complexes to offset electricity loads and provide economic benefits for housing property owners, managers and building tenants.



William Bogner

To qualify for a MASH program rebate, buildings must be located in SCE's service territory, have an occupancy permit and meet the definition of low-income residential housing as defined in California Public Utilities Code section 2852. The program provides fixed, up-front, capacity-based incentives using Expected Performance-Based Buydown methodology, and can offset a significant portion of the up-front project cost.

With so much solar coming online, system costs are competitive and the systems themselves have become a reliable investment. By choosing to "go solar," multifamily affordable housing property owners and managers can offset common area and/or tenant load while demonstrating a genuine commitment to "greening" both their facility and their bottom line.



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Start Saving Now

California Solar Initiative
www.sce.com/gosolar
www.gosolarcalifornia.ca.gov

General Questions
(800) 799-4177

Program Administration
(866) 584-7436

Earn Even More Savings with Other SCE Programs

- **SCE's Multifamily Energy Efficiency Rebate program** provides rebates to property owners or managers of complexes with two or more units that purchase eligible products. Call **(800) 736-4777** for a complete list of eligible products and visit www.sce.com/multifamily to view a complete list of authorized contractors.
- To find out how to make your facility more energy efficient, take **free SCE classes** in lighting, HVAC, energy management and more at an Edison Energy Education Center. Call **(800) 336-2822 (Irwindale)** or **(800) 772-4822 (Tulare)**, or visit www.sce.com/energycenters for details.

For Residents

- The **California Alternate Rate for Energy (CARE) program** offers a discount of 20 percent or more on your monthly electric bill if you qualify based on income. If the CARE program is not right for your family, you may qualify for the **Family Electric Rate Assistance (FERA) program**. This plan offers a discounted rate on your monthly energy bill for families of three or more persons who fall within specific income guidelines and exceed their baseline usage by 30 percent or more. For income requirements and information about how to enroll, call **(800) 447-6620** or visit www.sce.com/care.

SCE offers a range of solutions, such as cash incentives, energy surveys and payment options to help you better manage your electricity costs.

For More Information

www.sce.com
(800) 990-7788

