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GREEN CERTIFICATION PROCESS RESOURCES

Information for Illinois affordable housing developers on Green Certification (LEED & Enterprise):

Due to revised guidelines and processes for green certification, IHC has been working with partner organizations to disseminate information that adds clarity to the LEED and Enterprise processes, for developers with projects currently in the pipeline. Before beginning the certification process, developers should first consult with their architects to select the appropriate program, LEED or Enterprise Green Communities, for their project. The architect will coordinate the efforts of the energy raters, providers, and others involved in the third party verification. The raters and providers work closely with the architects but are contracted directly with ownership. Illinois developers who received IHDA tax credits in 2011 and who intend to pursue Enterprise **Green Communities** or USGBC's **LEED for Homes** should be aware that **both** of these programs require the involvement of energy raters to provide third-party verification.

-Green begins with Blue

One key standard that both programs require is meeting performance requirements in the ENERGY STAR for Homes Program. This involves an **energy rater** (aka HERS rater), who will perform an energy model during the design phase, and then review the project at mid-construction and do performance testing and verification after construction. The energy rater is contracted with the owner/developer and will look primarily at *energy-related* portion of both Green Communities and LEED for Homes. For additional information on energy rating requirements, go here:

<http://www.resnet.us/home-energy-ratings>

-Getting Green Certified

To properly meet both ENERGY STAR, and additional green building criteria, developers should engage with either Green Communities or LEED for Homes **early** in the design stages of their project. The process for certifying projects as green differs between the two organizations.

- The **Green Communities** certification process is available at [here](#).
- Further details the Green Communities certification process [here](#).
- The **LEED for Homes** certification process is summarized in a video [here](#)
- A more detailed explanation of the LEED for Homes process is available [here](#).

Developers should begin discussions with these groups early in the development process - if possible, prior to submitting tax credit applications to account for any associated costs in the developer's pro forma and tax credit application. Both Enterprise and USGBC have a network of approved TA Providers who will help explain and facilitate the certification process for project teams.

- [Click here for a list of Green Communities TA Providers](#)
- [Click here for a list LEED for Homes Providers](#)

For further questions on LEED for Homes contact Doug Widener at the USGBC-IL chapter office:

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