

Redlight GREENLIGHT Checklist



This checklist will help identify areas of opportunity to save energy, save water, and reduce waste disposal. Creating healthier living environments by incorporating green practices during unit turns gets us closer to our goal, sustainability.



Simple Solutions for Plumbing / Bath / Kitchen

Toilets
If toilet replacement is required, replace with a WaterSense labeled toilet. These toilets meet the federal standard of 1.6 gallons/flush. Check toilet for leaks with dye test and replace flapper as needed.

Faucets
If faucet replacement is required, replace with a WaterSense labeled faucet. These faucets use a maximum of 1.5 gpm. Inspect faucet aerators and clean any obstructions. Replace aerators as needed.

Showerheads
If showerhead replacement is required, replace with a WaterSense labeled showerhead. These showerheads only use 2.0 gpm and meet EPA Criteria.

Drains/Supply Lines
Inspect for signs of water damage/leaks. Check under sinks, behind washer/dryer, dishwasher, water heater closet, and HVAC condensation lines. Don't forget the refrigerator supply line; pull refrigerator to inspect for signs of leaks.

Shower Diverter/Spout
Inspect for leaks and water flow. Ensure water is being diverted properly with no signs of obstructions.



Bath Fan Operation
If replacement is required, replace with ENERGY STAR fan on timer where possible. Clean fan blades for optimum performance.



Simple Solutions for Flooring / Painting / Cleaning / Trash

Flooring/Carpet
Use green-certified replacement flooring and carpet. Use HEPA vacuum filters if possible.

Trash
Ensure recycling bins are present and communicate to residents. Dispose of CFL light bulbs properly. Contact your Home Depot Pro Representative for more info.

Painting
Use low VOC paints. Seal gaps along baseboard edges, junctures of walls and ceiling. Caulk window seals and repair weather stripping as needed.



Cleaning Supplies
Use green certified cleaning products when available and cost effective.





Resident Waste Reduction & Recycling

- Pre-move Out Walks**
Thank your resident for choosing our community and calling it home. Take this opportunity to educate them on how to properly dispose of unwanted items.
- Big Furniture**
Explain that they can avoid a disposal fee for big items by contacting local charities who can pick them up for free! (Goodwill, Salvation Army, Habitat for Humanity)

- Move for Hunger**
Simpson has partnered with Move for Hunger. This organization makes it easy to donate food that may be thrown away otherwise during a move out. Share program letter with scheduled move outs.



Mechanical Systems/Appliances/Electrical

- HVAC**
Replace air filters and clean evaporator coils for optimum performance. Inspect and clean fan motor blades. Inspect and clean condenser coils. Clean air ducts every 3-5 years. Any replacements should meet SEER ratings of 13-14 by 2023.
- Water Heaters**
Flush your water heaters 1/year or upon move out. Check for signs of corrosion at water entry and exit points. Set thermostat to 120F. Replace with ENERGY STAR rated as needed.
- Appliances**
Replace with ENERGY STAR rated as needed. Clean exhaust vents for dryers. Clean refrigerator coils to preserve the life of the compressor. Clean dishwasher filter, door seals, and spray arm.

- Lighting**
Replace light bulbs with energy efficient CFL/LED. If light fixture replacement is required, replace with ENERGY STAR rated.
- Carbon Monoxide and Smoke Alarms**
Inspect and replace as needed. All smoke alarms should be replaced every 10 years. Combination alarms (Carbon Monoxide and Smoke Alarm) should be replaced every 7 years.



ENERGYGUIDE

U.S. Government

Central Air Conditioner Cooling Only Split System

Model XXXX

Seasonal Energy Efficiency Ratio

XX.X

Efficiency Range of Similar Models

Most Efficient (XX.X) Most Inefficient (XX.X)

The federal minimum SEER rating for air conditioners today is 13. Equipment with SEER ratings of 16+ are generally considered high efficiency systems.

Energy Star marking only on Energy Star approved equipment

• Efficiency range based only on split system units.
• This energy efficiency rating is based on U.S. Government standard tests of this condenser model combined with the most common coil. The rating may vary slightly with different coils.
• For more information, visit www.ftc.gov/appliances.

