

# ECAD Energy Audit Results

For Residence: 3101 BOWMAN AVE AUSTIN, TX, 78703

Audit Date: 10/28/2025

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.austinenergy.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	YES	\$100.00
C. Air Infiltration and Duct Sealing	YES	\$120.00
D. Heating and Cooling System Efficiency (HVAC)	YES	\$270.00
<b>Total Annual Savings*:</b>		<b>\$490.00</b>

## HOME IMPROVEMENT RECOMMENDATIONS:

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

Kurt Kunkle of Austin Auditors

- A. No windows or shading recommendations.
- B. Adding insulation to your attic can save you money. This will prevent your house from heating up rapidly during summer and cooling down quickly during winter.
- 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. Consider replacing your HVAC system with an energy efficient model. Show the audit results to an HVAC professional, who will ensure that your heating and cooling system is right-sized and operating efficiently.

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 effect 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: 72.0

Austin Energy Electric Meter Number: [7379580](#)

Tax Assessor's Property ID: [118696](#)

Requestor Name:

Year Built: [1935](#)

Service Address: [3101 BOWMAN AVE AUSTIN, TX, 78703](#)

Estimated Square Footage: [5398](#)

#### AUDITOR

Auditor: [Kurt Kunkle](#)

Phone Number: [\(512\) 879-3567](#)

Company Name: [Austin Auditors](#)

Property Audit Date: [10/28/2025](#)

#### WINDOWS & SHADING

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

Type(s) of Existing Solar Shading: [Vegetation;Adjacent Structure](#)

#### ATTIC INSULATION

Attic Insulation Type: [Spray-Open Cell Foam](#)

Average R-Value: [14](#)

Open Chases(s): [No chases in residence.](#)

#### HEATING & COOLING AIR DUCT SYSTEM

##### SYSTEM # 1

Condenser Manufacturing Date [2007](#)

HVAC Duct Air Leakage [451.00](#)

Estimated EER [11.5](#)

% Leakage [56](#)

Furnace/AH Manufacturing Date [2006+](#)

Duct System Types(s) [Mylar Flex; Sheet Metal](#)

AFUE [\[Direct Draft\] 90%](#)

Enrolled in AE Power Partner Thermostat Program [No](#)

##### SYSTEM # 2

Condenser Manufacturing Date [2018](#)

HVAC Duct Air Leakage [411.00](#)

Estimated EER [11.5](#)

% Leakage [41](#)

Furnace/AH Manufacturing Date [2006+](#)

Duct System Types(s) [Sheet Metal](#)

AFUE [\[Direct Draft\] 90%](#)

Enrolled in AE Power Partner Thermostat Program [No](#)

##### SYSTEM # 3

Condenser Manufacturing Date [2006](#)

HVAC Duct Air Leakage [322.00](#)

Estimated EER [11.5](#)

% Leakage [27](#)

Furnace/AH Manufacturing Date [2006+](#)

Duct System Types(s) [Mylar Flex](#)

AFUE [\[Direct Draft\] 90%](#)

Enrolled in AE Power Partner Thermostat Program [No](#)

##### SYSTEM # 4

Condenser Manufacturing Date [2007](#)

HVAC Duct Air Leakage [121.00](#)

<b>SYSTEM # 4</b>	Estimated EER <b>11.5</b>	% Leakage <b>15</b>
Furnace/AH Manufacturing Date	<b>2006+</b>	Duct System Types(s) <b>Mylar Flex</b>
AFUE	<b>[Direct Draft] 90%</b>	Enrolled in AE Power Partner Thermostat Program <b>No</b>
<b>SYSTEM # 5</b>	Condenser Manufacturing Date	HVAC Duct Air Leakage <b>137.00</b>
Estimated EER	<b>0.0</b>	% Leakage <b>23</b>
Furnace/AH Manufacturing Date	<b>2006+</b>	Duct System Types(s) <b>Mylar Flex</b>
AFUE	<b>[Electric Start] 80%</b>	Enrolled in AE Power Partner Thermostat Program <b>No</b>

## AIR INFILTRATION / WEATHERIZATION

Exterior doors: weather-stripped? **Yes** Attic access: weather-stripped? **No**  
 Plumbing penetrations: sealed? **Plumbing penetrations are sealed**

## ADDITIONAL AUDIT INFORMATION

Domestic Water Heater Type(s): **Tankless** Fuel Type: **Natural Gas**  
 Type(s) of Toilet(s): **3+ Low efficiency toilet(s)**

## PROPERTY IDENTIFICATION

County	Travis	Property ID	118696	Property Type	Single Family	Building Count	1
Meter Number	7379580			Gas Type	Austin I/S Res		
Service Address	3101 BOWMAN AVE AUSTIN, TX, 78703						
					Occupied By	Owner	
Year Built	1935	Foundation	Slab	Est. Sq Footage	5398	Avg. Duct Leakage (%)	32
Levels	1	Bedrooms	5+	Baths	3.5	Fireplaces	1
Average Attic R-Value	14	Average Wall Height		9			

## WINDOWS AND SHADING

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

## 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 Gas	0	1	Water Heaters	2+			
Dish Washers		2		WH1	Tankless	Fuel 1	Natural Gas	
Range/Stove/Ovens	Gas	2		WH2	Tankless	Fuel 2	Natural Gas	
Inefficient Toilets (> 1.28 gal)	3+			Water Heater Timers	0			
Efficient Toilets (<= 1.28 gal)	0							
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	Shingle	Roof Color	Dark	Total Attic R Value	14
Attic Insulation		Insulation Type	Spray-Open Cell Foam		Secondary Insulation Type		None
		Square Feet	2699	Inches Deep	4.0	R Value	14
Vaulted Ceiling Insulation		Insulation Type	No Vaulted Ceiling		Secondary Insulation Type		None
		Square Feet		Inches Deep		R Value	0
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	Yes	Furnace & WH Closet Appropriately Sealed			Yes	
# Exterior Doors	5+	# Doors Weather-striped	5+		Whole House Fan	None	
# Conditioned Stair Boxes/Hatches	0	# Insulated	0	# Weather-striped	0		

## HEATING AND COOLING

Unit # 1	Zone Description	Downstairs Front	Duct System	Mylar Flex; Sheet Metal
	Estimated Square Footage (Zone)	1350	Duct Locations	Crawl Spaces
	Cooling Type	Central Air	Duct Condition	Poor
	Thermostat	Other Programmable	R-Value	R-4
	Condenser Mfg Year	2007	Return Air Sq In	450.0
	Estimated EER	11.5	Return Plenum Properly Sealed	No
	Estimated Condenser BTUs	[2.0] 24,000 BTU	Grille Type	Stamped
	Tonnage from Mfg Spec	2.0	Target CFM	800
	Tonnage from Est Sq Ft	3	Estimated CFM	900.00
	Sqft Per Ton	675.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	451.00
	Fuel Type	Gas	% Leakage	56
	Furnace/Air Handler Location	Inside House - Closet	Supply Air Reading	56.0
	Air Handler Type	Down Flow	Return Air Reading	73.0
Unit # 2	Zone Description	Downstairs Back	Duct System	Sheet Metal
	Estimated Square Footage (Zone)	1350	Duct Locations	Conditioned Space
	Cooling Type	Central Air	Duct Condition	Poor
	Thermostat	Other Programmable	R-Value	R-4
	Condenser Mfg Year	2018	Return Air Sq In	450.0
	Estimated EER	11.5	Return Plenum Properly Sealed	No
	Estimated Condenser BTUs	[2.5] 30,000 BTU	Grille Type	Stamped
	Tonnage from Mfg Spec	2.5	Target CFM	1000
	Tonnage from Est Sq Ft	3	Estimated CFM	900.00
	Sqft Per Ton	540.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	411.00
	Fuel Type	Gas	% Leakage	41
	Furnace/Air Handler Location	Outside House - Other	Supply Air Reading	56.0
	Air Handler Type	Up Flow	Return Air Reading	73.0
Unit # 3	Zone Description	Upstairs Beds	Duct System	Mylar Flex

Unit # 3	Estimated Square Footage (Zone)	1899	Duct Locations	Attic
	Cooling Type	Central Air	Duct Condition	Fair
	Thermostat	Other Programmable	R-Value	R-6
	Condenser Mfg Year	2006	Return Air Sq In	500.0
	Estimated EER	11.5	Return Plenum Properly Sealed	No
	Estimated Condenser BTUs	[3.0] 36,000 BTU	Grille Type	Stamped
	Tonnage from Mfg Spec	3.0	Target CFM	1200
	Tonnage from Est Sq Ft	4	Estimated CFM	1000.00
	Sqft Per Ton	633.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	322.00
	Fuel Type	Gas	% Leakage	27
	Furnace/Air Handler Location	Inside House - Sealed Attic	Supply Air Reading	58.0
	Air Handler Type	Horizontal	Return Air Reading	74.0
	Furnace Mfg Date	2006+	Delta T	16.0
	Estimated Furnace BTUs	[3.0] 60K - 65K	AFUE	[Direct Draft] 90%
Unit # 4	Zone Description	Master	Duct System	Mylar Flex
	Estimated Square Footage (Zone)	800	Duct Locations	Attic
	Cooling Type	Central Air	Duct Condition	Good
	Thermostat	Other Programmable	R-Value	R-6
	Condenser Mfg Year	2007	Return Air Sq In	550.0
	Estimated EER	11.5	Return Plenum Properly Sealed	Yes
	Estimated Condenser BTUs	[2.0] 24,000 BTU	Grille Type	Stamped
	Tonnage from Mfg Spec	2.0	Target CFM	800
	Tonnage from Est Sq Ft	2	Estimated CFM	1100.00
	Sqft Per Ton	400.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	121.00
	Fuel Type	Gas	% Leakage	15
	Furnace/Air Handler Location	Inside House - Sealed Attic	Supply Air Reading	54.0
	Air Handler Type	Horizontal	Return Air Reading	72.0
	Furnace Mfg Date	2006+	Delta T	18.0
	Estimated Furnace BTUs	[2.0] 50K	AFUE	[Direct Draft] 90%
Unit # 5	Zone Description	Garage Apt	Duct System	Mylar Flex
	Estimated Square Footage (Zone)	624	Duct Locations	Attic
	Cooling Type	Central Air	Duct Condition	Fair

Unit # 5	Thermostat	Other Programmable	R-Value	R-6
	Condenser Mfg Year		Return Air Sq In	370.0
	Estimated EER	0.0	Return Plenum Properly Sealed	No
	Estimated Condenser BTUs		Grille Type	Stamped
	Tonnage from Mfg Spec	0	Target CFM	600
	Tonnage from Est Sq Ft	2	Estimated CFM	740.00
	Sqft Per Ton	312.0	Did Not Reach Pressure	False
	Heating Type	Central Heat	Pressure Test Leakage CFM	137.00
	Fuel Type	Gas	% Leakage	23
	Furnace/Air Handler Location	Outside House - Attic	Supply Air Reading	56.0
	Air Handler Type	Horizontal	Return Air Reading	74.0
	Furnace Mfg Date	2006+	Delta T	18.0
	Estimated Furnace BTUs	[2.0] 50K	AFUE	[Electric Start] 80%

## NOTES & INSTRUCTIONS

The garage apartment has fiberglass insulation that is R-15. It has a standard gas water heater. The appliances are counted in the main audit.