



Garbett Homes

The Bellows at Granite Legacy | South Salt Lake, UT | GarbettHomes.com



Photos courtesy of Garbett Homes

“Low bills, indoor air quality, comfort, finishes, building process, decreased noise infiltration and so much more.” *Garbett Homes*



PROJECT DATA

- **Layout:** 5 bdrm, 3 bath, 1 fl + bsmt, 3,224 ft²
- **Climate:** IECC 5B, cold
- **Completed:** September 2018
- **Category:** production

MODELED PERFORMANCE DATA

- **HERS Index:** without PV 46
- **Annual Energy Costs:** without PV \$1,000
- **Annual Energy Cost Savings:** (vs typical new homes) without PV \$850
- **Annual Energy Savings:** 3,400 kWh, 450 Therms
- **Savings in the First 30 Years:** \$41,200.

CONTACT

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KEY FEATURES

- **Walls:** 2x6 24" o.c. advanced framing, R-23 total: ½" drywall; 5.5" of blown fiberglass, 7/16" OSB sheathing, house wrap, two-ply 60-minute vapor barrier, 3/8" cement base coat.
- **Roof:** 7/16" OSB sheathing, underlayment, #15 roof felt (2 layers on low slope), asphalt shingles.
- **Attic:** Vented attic; closed-cell spray foam over all top plates and light fixtures, 14" R-60 blown fiberglass on attic floor; 12" raised heel trusses.
- **Foundation:** Basement, poured concrete, R-22 insulation on interior.
- **Windows:** Double-pane, low-e, vinyl, sliding, single-hung, and fixed frames, U=0.30, SHGC=0.30 (varies).
- **Air Sealing:** 1.6 ACH 50.
- **Ventilation:** ERV, MERV 8 filter.
- **HVAC:** 96.5% AFUE gas furnace with ECM motor; 15 SEER AC; ducts in conditioned space.
- **Hot Water:** Gas condensing tankless water heater, .93 EF; push button recirculation pump.
- **Lighting:** 95% LED, 5% CFL.
- **Appliances:** ENERGY STAR refrigerator, dishwasher, and clothes washer.
- **Solar:** Solar ready.
- **Water Conservation:** EPA WaterSense fixtures, native and drought-resistant landscaping.
- **Energy Management System:** Programmable thermostat.
- **Other:** Low-to-no emission wood products, interior paints, finishes, carpets, adhesives, and carpet padding.

