

Supercharged Solar for Renters

The Supercharged Solar for Renters program provides rebates of up to \$3,500 for eligible Queensland landlords to install solar systems to help tenants save on their electricity bills.

The Queensland Government is providing tiered rebates (depending on solar system size) for eligible Queensland landlords to install solar systems of 3 kilowatt (kW) capacity or more.

The program is expected to help about 6,500 households save around \$700 a year* on their electricity bills.

This fact sheet provides information to help property managers understand how they can assist landlord clients to participate in the program.

A range of fact sheets are available on our website for you to share with:

- landlords who may be interested in the program
- tenants living in properties that are signed up to the program.

For more detailed information about the program and to download resources, visit **qld.gov.au/solar-for-renters**.

Landlord eligibility

To be eligible for a rebate, landlords must:

- live in Australia
- own an eligible rental property with a current tenancy agreement
- not be owner-occupiers
- have tenant consent (and body corporate consent where applicable)
- apply for and receive conditional approval before purchasing the new solar system for the rented property.



The rented property must:

- be located in Queensland
- be a Class 1a dwelling (a house, duplex, townhouse or secondary dwelling e.g. a granny flat)
- be rented for \$1,000 or less per week
- be individually metered
- have renters who are paying some or all of the electricity bill
- have a fixed term lease in place at the time of final claim with 8 months or more remaining, and with no increase in rent
- not have a current solar system installed (working or not).

Tenant consent

Landlords wishing to claim the rebate must secure written consent from their tenant using the Supercharged Solar for Renters Tenant Acknowledgement and Consent form, which is available on the program website.

** \$700 per year electricity bill savings are an estimate. Actual savings will depend on where the tenant lives, the size of the solar system, the size of the home, the retailer and metering arrangements, and how appliances are used.*

The form gives tenants the opportunity to agree to:

- installation of the solar system
- their information (such as the tenancy agreement) being submitted with the landlord's rebate application.

If tenants don't want their information shared in the application, they have the option to just provide consent to the installation of the solar system only.

If a tenant doesn't give their consent to the installation as part of the program, landlords may still choose to install solar at the rented property, but they won't be eligible for this rebate.

Property managers may need to liaise with the tenants to get the acknowledgement and consent form signed. The tenant fact sheet on our program website is a good resource to help explain the program and its benefits to tenants.

Tenancy agreements

As part of the program eligibility requirements, a current tenancy agreement must be submitted with the rebate application.

To be eligible, the rent must not be increased between applying for conditional approval and the final approval application. The only exception is if the tenant had already signed up for a rent increase as part of the tenancy agreement submitted with the conditional approval application. In this case, the rent increase amount must not exceed the maximum approved rent allowed under the program.

At the stage of final approval, the landlord applicant must provide an amended or new tenancy agreement, showing the tenant agrees to the solar installation and associated arrangements including the landlord's responsibility to maintain the solar system.

To support landlords and tenants with this process, an example Special Terms Lease Annexure is available on the program website. As a property manager, you might play a role in this process if your landlord clients wish to apply for the rebate.

Rebate process for landlords

Applying for the rebate is a two-stage process (conditional approval and final approval).

Conditional approval

The landlord is responsible for making the application.

The landlord must apply for conditional approval prior to system installation, providing a quote for the new solar system, the current tenancy agreement for the rented property, and a copy of the completed Supercharged Solar for Renters Tenant Acknowledgement and Consent form.

If the installation requires body corporate approval, this must also be uploaded with the conditional approval application.

If successful, the landlord will receive a letter stating the terms of the conditional approval. The solar system installed at the rented property must be the one stated in the conditional approval letter.

Final approval

Once the installation is complete and fully paid for, the landlord can then apply for final approval. Final approval must be submitted within 150 days of the date on the conditional approval letter.

The final approval must include a copy of the invoice, proof of payment in full and the amended or new tenancy agreement.

If successful, the rebate will be paid to the landlord (as the applicant). A detailed outline of the application process for landlords is available on our program website.

More information

For more information about the rebate program, visit qld.gov.au/solar-for-renters or call **13 QGOV (13 74 68)**.

