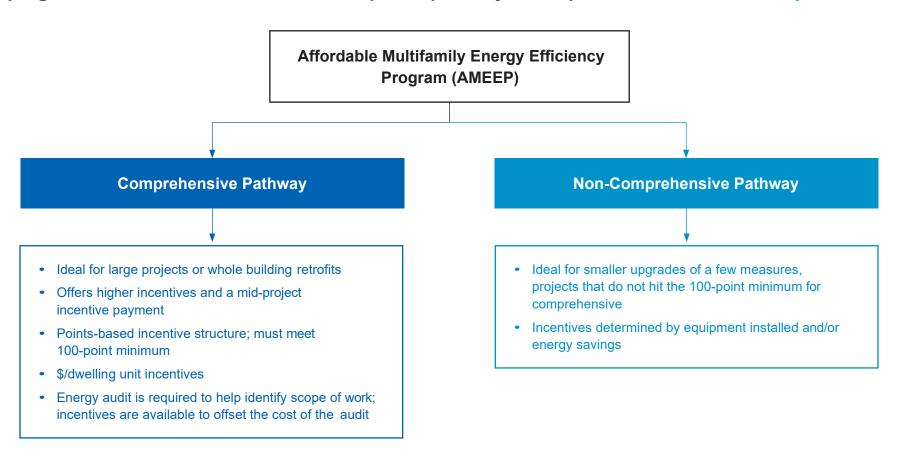
Downstate Incentives

How to Save Money and Use Less Energy

Own or manage an affordable multifamily building with 5+ residential units? Take advantage of financial incentives for approved equipment upgrades that can help make your property more energy-efficient and reduce your monthly bills. This is offered exclusively to buildings that were developed and are currently being maintained as affordable housing where supporting documentation can be provided. These rates apply to customers of Con Edison and customers of National Grid in the NYC and Long Island regions.

The program has been structured into two separate pathways: Comprehensive and Non-Comprehensive



Downstate Incentives

Comprehensive Pathway Incentives Electric/Gas

HOW TO DETERMINE YOUR INCENTIVE			
Step 1	Step 2	Step 3	
Add up points associated with measures you would like to install for your project	Identify if your project falls under Tier 1 (100-149 points) or Tier 2 (150+ points)	Multiply the incentive associated with your tier with the number of dwelling units in your building(s)	

COMPREHENSIVE PATHWAY POINT ALLOCATION PER MEASURE						
40 Points Per Measure	30 Points Per Me	easure 20 Points Per Measure	10 Poi	nts Per Measure	5 Points Per Measure	
 Windows replacement Insulation (roof) Insulation (wall) Boiler replacement 	Domestic hot water here replacements	 Energy management system (EMS) Hot water and steam pipe insulation Central cooling Elevators Ventilation such as energy recovery ventilators 	 Orifice plates Steam traps Thermostatic Radiator Valves (TRVs) HVAC electric controls (BMS, thermostats) Common area lighter measures such a aerators, showed LEDs Appliances (stownship) 		Appliances (stoves, refrigerators, washer/dryers,	
		INCENTIVE TIERS				
Tier Tier 1 Tier 2		Minimum Points		Incentive (\$/Dwelling Unit) \$1,500		
		100				
		150		\$2,000		

Please see page 8 (Appendix) of this document to see a full list of Comprehensive Pathway Measure Points.

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Program Pathway Examples Electric/Gas

	BUILDING 1 EXAMPLE				
# Dwelling Units	Scope of Work (points)	Total points	Path	Tier	Total Incentives
125	Boiler replacement (40) EMS (20) Pipe insulation (20) Air sealing (10) Common area lighting (5) In-unit lighting (5)	100	Comprehensive	1	\$187,000 (125 dwelling units x \$1,500 incentive per dwelling unit)

	BUILDING 2 EXAMPLE				
# Dwelling Units	Scope of Work (points)	Total points	Path	Tier	Total Incentives
200	Window replacement (40) Roof insulation (40) Domestic hot water heater replacement (30) Pipe insulation (20) Air sealing (10) Common area lighting (5) In-unit lighting (5)	150	Comprehensive	2	\$400,000 (200 dwelling units x \$2,000 incentive per dwelling unit)

	BUILDING 3 EXAMPLE				
# Dwelling Units	Scope of Work (points)	Total points	Path	Tier	Total Incentives
25	EMS (20) Common area lighting (5) In-unit lighting (5)	30	Non-Comprehensive	N/A	Varies by specific measure installed, see incentive rates under non-comprehensive section

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Downstate Incentives

Non-Comprehensive Pathway Incentives Electric

	Installed Measure	Incentive Details	Downstate Incentive \$
	installed Measure	incentive Details	Downstate incentive \$
	LED Lighting	Tube Lamps	\$15.00 per lamp
		Screw-in Lamps	\$8.00 per lamp
co.	LLD Lighting	Interior Fixtures	\$75.00 per fixture
Area		LED Exit signs	\$15.00 per sign
mmon A Lighting		HID Less than or equal to 100 W	\$125.00 per fixture
Pti o	Exterior New Fixtures	HID Over 100 W	\$175.00 per fixture
nn Lig		Non-HID Fixture Replacing Screw-in/Pin Based Lamp	\$90.00 per fixture
Common Lightin		Bi-level fixtures - Stairwell, corridor, parking garage	\$115.00 per fixture
	Lighting Controls	Bi-level fixtures - parking lot	\$90.00 per fixture
		Occupancy Sensors	\$25.00 per sensor
	Miscellaneous	Relamp and reballasting, retrofit kits	50% of fixture replacement incentive
ghting tom ures	Unitary Controls	Any non-central building system control projects (e.g., Wi-Fi thermostats connected to an in-unit PTAC or PTHP) may be submitted as a custom project	\$0.18 per kWh
Non-Lighting Custom Measures	Custom Other	Other non-lighting efficiency upgrades not listed in this document may be eligible for performance-based custom incentive	\$0.65 per kWh
	AC - Central Unit Replacement		\$0.65 per kWh
တ္	Packaged Terminal Air Condition	er	\$0.65 per kWh
C	Elevator Modernization		\$0.35 per kWh
HVAC	Variable Frequency Drive (VFD)		\$0.29 per kWh
M → M	Blower Fan - with EC Motor for Furnace Distribution		\$0.75 per kWh
	Circulator Pump - with EC Motor for Hydronic Distribution		\$0.75 per kWh
In-Unit Direct Install	LEDs		Free

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Downstate Incentives

Non-Comprehensive Pathway Incentives Gas

	Installed Measure	Incentive Details		Downstate Incentive \$
	Hot Water Boilers		\$6 per MBH	
	Condensing Boilers			\$12 per MBH
	Steam Boilers			\$5 per MBH
	Storage Tank Water Heaters			\$6,000 per tank
		Boiler control system with multiple	# of Units	
		temperature sensors for steam or water	10-19 units	\$2,250
	Energy Management Systems	lines, flue gas, and indoor air, and remote	20-40 units	\$3,750
		system monitoring capability (250+ units may	41-99 units	\$7,500
		apply for the custom incentiverate)	100-249 units	\$11,250
		Fiberglass insulation of rigid foam		
	Linear Pipe Insulation	< 2" Diameter		\$4 per linear ft
		> 2" Diameter		\$8 per linear ft
	Building Envelope	Roof and wall insulation, window replaceme	nt	\$200 per MMBtu
	Steam Traps	Covers the repair or replacement of steam traps in low ressure heating systems (<15 psig)		Common areas - \$300 per failed trap
		Incentive includes credit towards completing required survey	the program	All other radiators - \$100 per failed trap
		This measure covers an advanced clean & tune procedure performed on a steam or hot water boiler (routine seasonal boiler tune-ups will not be incentivized)		\$560 per boiler
	Boiler Clean and Tune			\$860 for two boiler plant
				\$1,350 for three boiler plant

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Downstate Incentives

Non-Comprehensive Pathway Incentives Gas

	Installed Measure	Incentive Details	Downstate Incentive \$
	Air Sealing	This package will include repair and weather sealing of louver vents, exterior doors, common area windows, and the general perimeter of the basement.	Free
Packaged Measures	2-Pipe Steam Retro-Commissioning	 Treats heating imbalance issues by designing and installing: a) Air vents on all main pipes (atmospheric systems) b) Thermostatic radiator valves and orifice plates on every radiator c) Clean and tune up of boiler and burner, including firing rate, draft adjustment, water cleaning, electronic pressure control, and combustion testing d) Steam trap repair throughout commonareas 	\$4.00 per therm
Custom Measures	Unitary controls	Simple control equipment installations that do not allow for multiple data inputs (i.e. decision made on a single data point, is manually programmed/operated/or scheduled, or does not allow for real-time monitoring and control through a software package or building communications protocol). This includes Wi-Fi thermostats, thermostatic radiator valves, building management systems, and ventilation controls.	\$1.00 per therm
	Non-simple controls and other	Other energy efficiency upgrades not listed in this document may be eligible for custom incentives. Final custom measure eligibility, savings and incentives are determined at the sole discretion of the Program Administrator. Custom projects include but are not limited to: boiler economizers, linkageless burner controls, and heat pump boiler pre-heaters.	\$4.00 per therm
In-Unit Direct Install	Faucet Aerators		Free
In-l Dir Ins	Showerheads		Free

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Downstate Incentives

Start saving money and energy today

Incentives are available on a first come, first serve basis, so we encourage you to take advantage of this special opportunity right away!

Con Edison customers

Visit: conEd.com/AffordableHousing

Call: 1-844-316-4288

Email: Multifamily@conEd.com

National Grid customers

Visit: Metro: ngrid.com/dny-ameep

Long Island: ngrid.com/li-ameep

Call: 1-844-316-4288

Email: NationalGridLMI@willdan.com

New York State Affordable Multifamily Energy Efficiency Program





nationalgrid











Downstate Incentives

Comprehensive Pathway Measure Points - Full List

Measure Category	Measure	Points
Appliances	Dishwashers	5
Appliances	Dryers	5
Appliances	Refrigerators	5
Appliances	Stoves	5
Appliances	Washers	5
Clean and tune	Boiler clean and tune	5
Clean and tune	Furnace clean and tune	5
Common area lighting	Bi-level fixtures - parking lot*	5
Common area lighting	Bi-level fixtures - stairwell, corridor, parking garage*	5
Common area lighting	Exterior fixture HID less than or equal to 100 W*	5
Common area lighting	Exterior fixture HID over 100 W*	5
Common area lighting	Exterior fixture non HID fixture replacing screw-in/pin based lamp*	5
Common area lighting	Interior fixtures*	5
Common area lighting	LED exit signs*	5
Common area lighting	Occupancy sensors*	5
Common area lighting	Relamp and reballasting, retrofit kits*	5
Common area lighting	Screw-in lamps*	5
Common area lighting	Tube lamps*	5
In-unit	Faucet aerators+	5
In-unit	LED lamps	5
In-unit	Low-flow showerheads*	5
Air sealing	Air sealing package: door weather stripping, door sweep, door threshold/extender, door replacement, windowrepair, fixed louver partial cover, seal air leaks with foam sealant	10
Motors and drives	Blower fan – with electronically commutated (EC) motor for furnace distribution	10
Motors and drives	Pumps – Hydronic Space Conditioning	10
Motors and drives	Pumps – Domestic Water Usage	10
Motors and drives	Motors	10
Motors and drives	VFD	10
HVAC	Air compressors	10
HVAC	Air handlers	10
HVAC	Boiler burner replacement	10
HVAC	Exhaust fans	10
HVAC	Master venting**	10
HVAC	Orifice plates**	10
HVAC	Steam traps	10
HVAC	Thermostatic radiator valves**	10

Measure Category	Measure	Points
HVAC controls	BMS	10
HVAC controls	Domestic hot water controls	10
HVAC controls	Smart thermostats	10
Building shell	Window film	20
HVAC	Central air conditioning	20
HVAC	Chiller	20
HVAC	Cooling tower	20
HVAC	Economizer - dual enthalpy air-side	20
HVAC	Energy recovery ventilators	20
HVAC	Heat recovery ventilators	20
HVAC	Ventilation overhaul	20
HVAC	Packaged terminal air conditioner	20
HVAC	VRF cooling only	20
HVAC controls	EMS	20
HVAC controls	Smart thermostatic radiator enclosure	20
Insulation of heat and hot water	Boiler jacket***	20
Insulation of heat and hot water	Domestic hot water pipe insulation***	20
Insulation of heat and hot water	Steam or heating hot water pipe insulation***	20
Insulation of heat and hot water	Tank insulation***	20
Motors and drives	Elevator modernization	20
Domestic hot water	Domestic hot water - indirect water heater	30
Domestic hot water	Domestic hot water - instantaneous domestic water heater	30
Domestic hot water	Domestic hot water - storage tank water heater	30
Building shell	Insulation – roof**	40
Building shell	Insulation – walls	40
Building shell	Window replacement	40
HVAC	Boiler replacement - condensing	40
HVAC	Boiler replacement - hot water	40
HVAC	Boiler replacement - steam	40
HVAC	Furnace replacement	40

^{*}A maximum of 5 points can be achieved in the common area lighting category, regardless of how many common area lighting measures are installed.

^{**}These measures have a co- or pre-requisite for achieving associated points. See the Program Manual for these requirements

^{***} A maximum of 20 points can be achieved under the insulation of heat and hot water category, regardless of how many of these measures are installed.

⁺A maximum of 5 points can be achieved for in-unit gas measures (faucet aerators and/or low-flow showerheads), regardless if only one measure type is installed or both