

# NYSERDA Multifamily Program Menu



**NYSERDA**  
New York State Energy Research  
and Development Authority



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## How to Use This Menu

The Multifamily Program Menu summarizes NYSERDA's program offerings available to support clean energy building improvements in **existing** multifamily buildings, which includes both affordable and market rate.

NYSERDA typically defines a multifamily building as a building that has five or more residential units, and where the predominant building use type is for residential purposes. Buildings may contain nonresidential commercial space if that space does not consist of more than 50% of the gross heated square footage of the entire building.

NYSERDA typically defines affordable housing as properties in which at least 25% of the units are, or are expected to be, occupied by households earning no more than 80% of the area or State median income, whichever is higher. Please refer to the specific program of interest to confirm affordable housing criteria.

Unique eligibility requirements are described in each program, where applicable. These requirements are not all inclusive, please visit the website for additional eligibility criteria. Note that payment into the electric System Benefit Charge (SBC) is an eligibility requirement for most programs.

Please note all programs presented are subject to change based on funding availability and solicitation updates.

### This Multifamily Program Menu is organized into sections:

- **Technical Assistance Programs:** Programs that provide targeted funding for studies, trainings, design services or other non-implementation activities for existing multifamily buildings.
- **Implementation Programs:** Programs that provide funding for the installation and commissioning of carbon reduction technology and upgrades in existing multifamily buildings.
- **Full-Service Programs:** Programs that provide both technical assistance and funding for implementation in existing multifamily buildings.
- **Financing Programs:** Programs that invest in carbon reduction technology and upgrades in existing multifamily buildings.
- **Utility Programs:** Programs provided through joint utility initiatives that provide funding for the installation of carbon reduction technology and upgrades in existing multifamily buildings.

For more information about these programs and other offerings, visit [nyserdera.ny.gov/Multifamily](https://nyserdera.ny.gov/Multifamily) or email [multifamilyinfo@nyserdera.ny.gov](mailto:multifamilyinfo@nyserdera.ny.gov)



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# Technical Assistance Programs

## Affordable Solar and Storage Predevelopment and Technical Assistance (PON 3414)

- Offers incentives for the development of solar and/or energy storage study projects that benefit LMI customers and affordable housing providers AND demonstrate viable models for equitable solar and/or storage development.
- Offers incentives to address resource gaps and market barriers to solar and/or storage installations that serve low- to moderate-income (LMI) households living in affordable housing, and other LMI households not served by conventional single-family residential solar installations.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Up to \$200,000
<b>Offering</b>	Funding for photovoltaic systems (PV) and/or energy storage predevelopment and studies
<b>Program Information</b>	<a href="https://nysenrda.ny.gov/aspta">nysenrda.ny.gov/aspta</a>
<b>Contact</b>	<a href="mailto:affordablesolar@nysenrda.ny.gov">affordablesolar@nysenrda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 3414</a>

## EmPower+

- Offers income-eligible residents of 1–4 family buildings no-cost, energy efficiency upgrades when residents have reported income below 80% of the state median.
- Connects participants with contractors that will provide a free in-unit assessment of free electrical energy upgrades.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Free assessment and energy efficiency measures, and \$5–\$15/month electric bill credit for community solar
<b>Offering</b>	Assessments of comprehensive, in-unit residential energy
<b>Contact</b>	<a href="https://nysenrda.ny.gov/All-Programs/EmPower-New-York-Program">nysenrda.ny.gov/All-Programs/EmPower-New-York-Program</a>

## FlexTech (PON 4192)

- Offers to owners of affordable and market rate multifamily buildings a cost-share for credible, objective technical studies focused on energy efficiency and carbon reduction, electrification, or electrification readiness.
- Studies encompass a range of information to help owners make informed clean energy investment and sustainability decisions and can uncover information used to evaluate and develop a road map over time for the implementation of low-carbon energy-saving upgrades.
- Eligibility requirements include using a program approved FlexTech Consultant or Independent Service Provider.

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	50% study cost for Market-Rate Housing and 75% study cost for Affordable Housing up to \$500,000 or 20% annual energy expenditure, whichever is less
<b>Offering</b>	Funding for comprehensive, targeted, electrification, and/or electrification readiness focused energy studies
<b>Program Information</b>	<a href="https://nysenrda.ny.gov/flextech">nysenrda.ny.gov/flextech</a>
<b>Contact</b>	<a href="mailto:FlexTech@nysenrda.ny.gov">FlexTech@nysenrda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 4192</a>

## SAMES (Small Affordable Multifamily Energy Study)

- Offers to owners of small affordable multifamily buildings a 100% cost-share for credible, objective technical studies focused on energy efficiency and carbon reduction, electrification, or electrification readiness.
- Small affordable buildings are multifamily with 5 units or more, under 50k square feet, and must meet affordability criteria.
- Eligibility requirements include using the awarded FlexTech consultant to be eligible for this offering.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	100% Cost-Share
<b>Offering</b>	Funding for comprehensive, targeted, electrification, and/or electrification readiness focused energy studies for small affordable multifamily buildings
<b>Program Information</b>	<a href="https://nyseda.ny.gov/All-Programs/Small-Affordable-Multifamily-Energy-Studies-Offering">nyseda.ny.gov/All-Programs/Small-Affordable-Multifamily-Energy-Studies-Offering</a>
<b>Contact</b>	<a href="mailto:FlexTech@nyseda.ny.gov">FlexTech@nyseda.ny.gov</a>

## Owner's Representative Services for Multifamily Buildings (Owner's Rep) (PON 5899)

- Makes available a qualified group of technical experts to act on behalf of multifamily building owners, managers, and residents as they plan, design, and install energy efficiency upgrades.
- Is open to projects that meet at least one of the following criteria; located in a disadvantaged communities (DAC) as defined by the Climate Justice Working Group, and that meet NYSERDA's Multifamily Affordable Housing Criteria, are a Condo/Co-Op, and/or contain fewer than 50 Dwelling Units.
- The funding is flexible – allowing you to target only the support services you need, one by one, or in any combination so that you can move your project forward.

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Up to \$35,000
<b>Offering</b>	Funding for technical support for Project Planning, Competitive Bid Process, Capital Stack Guidance & Analysis of Funding Sources, Communications & Relationship Management, Construction & Cost Management, and Project Closeout
<b>Program Information</b>	<a href="https://nyseda.ny.gov/All-Programs/Owners-Representative-Services-for-Multifamily-Buildings">nyseda.ny.gov/All-Programs/Owners-Representative-Services-for-Multifamily-Buildings</a>
<b>Contact</b>	<a href="mailto:ownersrep@nyseda.ny.gov">ownersrep@nyseda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">Owner's Representative Services for Multifamily Buildings (PON 5899)</a>

## Heat Recovery (PON 5547), Categories 1 and 2

- Offers cost-sharing support for project assessment and design development to integrate heat recovery energy conservation measures within existing building retrofit and decarbonization plans. The Program provides up to 75% cost-share to applicants for two categories of activities.
- Category 1 Heat Recovery Opportunity Assessment provides cost-share for consultants to assess a property's heat recovery opportunity by quantifying the heat that is currently rejected and analyzing its potential to be repurposed.
- Category 2 Heat Recovery Project Design provides cost-share for consultants to develop schematic designs for technically and economically viable heat recovery projects

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Category 1: Heat Recovery Opportunity Assessments – Up to \$40,000 Category 2: Heat Recovery Project Design – Up to \$80,000
<b>Offering</b>	Funding for technical assistance to support the inclusion of heat recovery energy conservation measures within existing building retrofit and decarbonization plans
<b>Program Information</b>	<a href="https://nysenrda.ny.gov/Heat-Recovery-Project-Development">nysenrda.ny.gov/Heat-Recovery-Project-Development</a>
<b>Contact</b>	<a href="mailto:heatrecovery@nysenrda.ny.gov">heatrecovery@nysenrda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">Heat Recovery Project Development – Categories 1, 2, &amp; 4 (PON 5547)</a>

## Workforce Training – Building Operations & Maintenance (PON 5357)

- Offers support for training programs to equip O&M workers with skills to operate increasingly energy-efficient, grid-flexible, and electrified building systems that reduce buildings' contribution to climate change.
- Funding is available to building owners, facility managers, property management companies, business associations/trade groups, training organizations and organized labor associations.
- Eligibility requirements include: Applicants must have over \$1M in annual energy expenditures. Visit the website for additional eligibility criteria.

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Up to \$500,000
<b>Offering</b>	Funding for training for existing O&M workforce
<b>Program Information</b>	<a href="https://nysenrda.ny.gov/bom">nysenrda.ny.gov/bom</a>
<b>Contact</b>	<a href="mailto:BOM@nysenrda.ny.gov">BOM@nysenrda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 5357</a>

## On-site Energy Manager (PON 3701)

- Offers a cost-share for multifamily facilities or buildings to hire a dedicated full-time or part-time on-site energy manager (OsEM).
- The program seeks to demonstrate the value of an OsEM role at a given facility such that the role along with energy and productivity projects they drive become standardized and self-sustaining
- Eligibility requirements include: Participants must not have an existing dedicated full-time energy manager on-site. Visit the website for additional eligibility criteria.

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	75% cost-share for market rate customers and 100% for affordable customers dependent on overall facility consumption
<b>Offering</b>	Funding for cost of hiring a full or part-time on-site energy manager
<b>Program Information</b>	<a href="https://www.nyserda.ny.gov/All-Programs/OSEM">https://www.nyserda.ny.gov/All-Programs/OSEM</a>
<b>Contact</b>	<a href="mailto:OnSiteEnergyManager@nyserda.ny.gov">OnSiteEnergyManager@nyserda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 3701</a>



# Implementation Programs

## REDi: EB- Resilient and Equitable Decarbonization Initiative for Existing Buildings

- Offers funding to owners of multifamily buildings for implementing one or both of two pre-defined electrification scopes focusing on electrification of domestic hot water (DHW) and space heating.
- Eligibility requirements include that: applicants must be seeking HPD Preservation financing. Visit the website for additional eligibility criteria.
- Funding provided on a first-come, first-served basis.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Up to \$1 Million
<b>Technology</b>	Funding for heat pumps, DHW, and space heating
<b>Program Information</b>	<a href="#">REDi: EB</a>
<b>Contact</b>	<a href="mailto:ElectrificationPilot@hpd.nyc.gov">ElectrificationPilot@hpd.nyc.gov</a>

## HCR/NYSERDA Clean Energy Initiative (CEI)

- Offers funding to owners of multifamily buildings for implementing one or all of three pre-defined electrification scopes focusing on electrification of domestic hot water (DHW) and/or space heating and envelope and ventilation improvements.
- Eligibility requirements include that: applicants must be seeking Low Income Housing Tax Credit (LIHTC), bond financing, and/or other subsidized financing from HCR. Visit the website for additional eligibility criteria.
- Funding provided on a first-come, first-served basis.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Up to \$12.5 Million
<b>Technology</b>	Funding for heat pump for DHW and/or space heating and envelope & ventilation improvements
<b>Program Information</b>	<a href="#">HCR CEI Program Information &amp; Term Sheets</a>
<b>Contact</b>	<a href="mailto:HCR.Sustainability@hcr.ny.gov">HCR.Sustainability@hcr.ny.gov</a>



## Low Carbon Pathways (LCP) for Multifamily Buildings (PON 4701)

- Offers incentives to owners of multifamily buildings for four energy upgrade packages that bring deep energy savings to major building systems.
- Creates flexibility with a step-by-step approach; implementation can be done one package at a time. Implementation of all four packages in a building achieves higher levels of performance, at near-EnerPHit (Passive House Certificate for retrofits) levels.
- Eligibility requirements include using a program approved FlexTech Consultant or Independent Service Provider.

<b>Market Type</b>	Market Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Affordable housing projects must provide a minimum of a 25% cost share and may be eligible for up to \$1,000,000 in incentives. Market Rate projects must provide a minimum of a 50% cost-share (to increase to 65% on 7/1/25) and may be eligible for up to \$750,000 in incentives.
<b>Technology</b>	Funding for envelope, ventilation, heating & cooling, appliances, and DHW electrification.
<b>Program Information</b>	<a href="https://nyserda.ny.gov/LowCarbonPathways">nyserda.ny.gov/LowCarbonPathways</a>
<b>Contact</b>	<a href="mailto:MFLowCarbonPathways@nyserda.ny.gov">MFLowCarbonPathways@nyserda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 4701</a>

## Heat Recovery (PON 5547), Category 3: Heat Recovery Demonstration

- Offers implementation funding for innovative heat recovery projects which feature solutions that are replicable and impactful in existing buildings in New York State.
- Cost-share from the project team is a requirement for Category 3 projects. For projects located in [disadvantaged communities](#), defined by the [Climate Justice Working Group](#), or consisting of affordable multifamily housing, the project team must contribute a minimum of 25% of the total project cost. For all other projects, the project team must contribute a minimum of 50% of the total project cost.

<b>Market Type</b>	Market-Rate & Affordable Housing
<b>Funding Type</b>	Competitive
<b>Incentive</b>	Category 3: Heat Recovery Demonstration – Up to \$2,000,000 per Award
<b>Offering</b>	Funding to implement innovative heat recovery solutions that deliver significant energy and emissions savings and that can be a model for replication across the State's existing building stock
<b>Program Information</b>	<a href="https://nyserda.ny.gov/Heat-Recovery-Project-Development">nyserda.ny.gov/Heat-Recovery-Project-Development</a>
<b>Contact</b>	<a href="mailto:heatrecovery@nyserda.ny.gov">heatrecovery@nyserda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">Heat Recovery Project Development - Category 3 Demonstration (PON 5547)</a>

# Full-Service Programs

## NY-Sun Residential/Nonresidential Incentive Program (PON 2112)

- Offers incentives for the installation of new, grid-connected, electric photovoltaic (PV) systems. Incentives are structured through the Megawatt (MW) Block Program. Incentive amount depends on the size and location of project.
- Additional incentives are available for projects built directly upon regulated multifamily affordable housing.
- Eligibility requirements include using program-approved contractors and builders. Visit the website for additional eligibility criteria.
- Funding available on a first-come, first-served basis.

<b>Market Type</b>	Market Rate & Affordable Housing
<b>Funding Type</b>	Non-Competitive
<b>Incentive</b>	Variable based on size, location, and type of project
<b>Technology</b>	Photovoltaic Systems (PV)
<b>Program Information</b>	<a href="https://nyseda.ny.gov/All-Programs/NY-Sun/On-site-Solar/Multifamily-Properties">nyseda.ny.gov/All-Programs/NY-Sun/On-site-Solar/Multifamily-Properties</a>
<b>Contact</b>	<a href="mailto:affordablesolar@nyseda.ny.gov">affordablesolar@nyseda.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">PON 2112</a>

# Financing Programs

## NY Green Bank – Clean Energy Financing Arrangements (RFP 1)

- Offers financing to owners of multifamily buildings for a variety of decarbonization projects to obtain high levels of energy performance in New York State.
- Proposals evaluated on a rolling basis.

<b>Market Type</b>	Market Rate & Affordable Housing
<b>Funding Type</b>	Competitive
<b>Financing</b>	\$5 Million and up
<b>Offering</b>	Financing solutions
<b>Contact</b>	<a href="mailto:info@greenbank.ny.gov">info@greenbank.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">RFP 1</a>

## NY Green Bank – Financing Arrangements for High Performance Affordable Housing (RFP 18)

- Offers financing to property owners and developers, energy service companies, equipment manufacturers, capital providers, and other market participants that submit proposals to NY Green Bank for investments in the construction of or retrofits of multifamily affordable housing in New York State to high levels of energy performance.
- Proposals evaluated on a rolling basis.

<b>Market Type</b>	Affordable Housing
<b>Funding Type</b>	Competitive
<b>Financing</b>	\$5 Million and up
<b>Offering</b>	Financing Solutions
<b>Contact</b>	<a href="mailto:info@greenbank.ny.gov">info@greenbank.ny.gov</a>
<b>Solicitation Details</b>	<a href="#">RFP 18</a>

## NYSERDA Small Business Financing Program

- Offers small business, not-for-profit organizations, and multifamily building owners \$100,000 or more in financing through participation loans. Participation loans provide upfront capital for energy efficiency and renewable energy upgrades that improve energy efficiency and lower energy bills.

<b>Market Type</b>	Market Rate & Affordable Housing
<b>Funding Type</b>	Competitive
<b>Financing</b>	50% up to \$50,000 from NYSERDA
<b>Offering</b>	Financing solutions
<b>Contact</b>	<a href="mailto:gjnysbnfp@nyserdanyc.gov">gjnysbnfp@nyserdanyc.gov</a>
<b>Program Information</b>	<a href="https://nyserdanyc.gov/SmallCommercialFinancing">nyserdanyc.gov/SmallCommercialFinancing</a>



# Utility Programs

## New York State Clean Heat Statewide Heat Pump Program (NYS Clean Heat)

- Offers incentives to owners and participating contractors, and in some instances financing, for installation of cold climate air source heat pumps (ASHP), energy efficient ground source heat pumps (GSHP) and heat pump water heaters (HPWH). Advances in technology now allow heat pumps to effectively address heating needs in cold climates, helping customers lower their energy cost and reduce greenhouse gas emissions.
- Eligibility requirements include using a participating NYS Clean Heat Participating Contractor and incentives are available on a first-come, first-served basis. For additional utility specific eligibility criteria and to learn more about program requirements, please visit your electric utilities website or [NYS Clean Heat](#).

<b>Market Type</b>	Market Rate & Affordable Housing
<b>Participating Utilities</b>	Central Hudson, Con Edison, National Grid, New York State Electric & Gas (NYSEG), Orange & Rockland (O&R), Rochester Gas & Electric (RG&E)
<b>Incentive</b>	Reference the CHG&E, NGrid, NYSEG, O&R, and RG&E <a href="#">Program Manual</a> Reference the Con Edison <a href="#">Program Manual</a>
<b>Offering</b>	Funding for energy efficient heat pump technology
<b>Contact</b>	<a href="https://cleanheat.ny.gov/contractors-contact/">cleanheat.ny.gov/contractors-contact/</a>

## New York State Affordable Multifamily Energy Efficiency Program (AMEEP)

- Offers incentives to property owners for the installation of energy efficient equipment and technology to affordable multifamily buildings. This equipment and technology can reduce the overall energy use and maintenance costs while increasing operating efficiencies and improving resident comfort. Program offers a comprehensive pathway and a non-comprehensive pathway depending on the proposed scope of work of the project.
- Eligibility requirements include that the participant must be a utility customer that receives gas and/or electric delivery service from one of the participating utilities. All buildings with utility electric service are eligible. For gas projects, all customers with a firm gas heating account are eligible. Some interruptible accounts may be eligible for gas projects. Participants must also use a AMEEP [participating contractor](#). For additional eligibility criteria and to learn more about program requirements, reference the AMEEP [program manual](#).

<b>Market Type</b>	Affordable Housing
<b>Participating Utilities</b>	Central Hudson, Con Edison, National Grid, New York State Electric & Gas (NYSEG), Orange & Rockland (O&R), Rochester Gas & Electric (RG&E)
<b>Incentive</b>	Reference the AMEEP <a href="#">Program Manual</a>
<b>Offering</b>	Funding for energy efficiency equipment and technology
<b>Contact</b>	Reference the AMEEP <a href="#">Program Manual</a> (Section: 12)