



Energize Delaware Affordable Multifamily Housing Program

Existing Buildings Initiative
July 1, 2022 – June 30, 2023

Struggling with the performance of an existing affordable multifamily property?¹

Do you need to replace your HVAC, hot water, lighting or other systems reaching end of life?

The [Energize Delaware Affordable Multifamily Housing Program's Existing Building Initiative](#) provides rebates, comprehensive and subsidized technical assistance, and low-cost financing to help improve your property's energy performance and reduce operating costs for owners and residents.

Participating properties may receive resources and support such as the following:

- Property Assessments: Participation usually begins with a deeply-subsidized assessment (energy audit) of the entire property or targeted equipment/systems. These assessments identify energy and water savings opportunities and estimate upgrade costs.
- New in FY23: The Program now includes a 'Direct Install' component. At no cost to you, a qualified contractor will install measures designed to provide immediate energy and water savings to the property and tenants. Where appropriate, these measures include faucet aerators, showerheads, LED bulbs & light fixtures, pipe insulation, tank wrap, etc.)
- Rebates: Also new this Program Year, rebates have been raised to 90% of the installed cost of approved energy and water efficiency capital measures (i.e. envelope air sealing and insulation, HVAC, toilets and hot water, appliances, and lighting).
- Design Support: For projects that warrant design, the Program will provide subsidized technical assistance to support an integrated design process and provide reviews of architectural and engineering documents.
- Upgrade Facilitation, Oversight, and Verification: The Program offers technical assistance to facilitate implementation of upgrades and to ensure the work is performed properly. Such support might include drafting bid specifications, soliciting and evaluating bids, periodic site visits to ensure the upgrade or rehab is progressing as planned, and training for staff and tenants to operate new equipment.
- Low-Cost Financing: The Program provides financing at favorable interest rates and terms to help pay for the upgrades. The loan is sized based on the cost of the upgrade and expected energy savings so you're saving money starting on day one.

Eligibility

Affordable multifamily properties must have 5+ units. "Affordable" is defined as any property receiving assistance from a government housing program or charging rents no higher than the [DSHA Payment Standards](#).

To Apply

Please contact us to discuss how we can help you to upgrade your existing property, and to request an application by emailing or calling: energizede@newecology.org | 302-300-3634.

¹ New construction and gut rehabilitation projects are also supported through the Energize Delaware Affordable Multifamily Housing Program's New Construction / Gut Rehabilitation Initiative.