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New York City’s multifamily buildings are a diverse collection of properties that will play a pivotal role in meeting our climate change and affordability challenges.
Residential buildings are the majority of ‘large’ properties in NYC

Source: Mayor’s Office of Sustainability, NYC’s Energy and Water Use 2013 Report (August 2016)
**Retrofitting Affordability**

**Benchmarking (LL84) & Energy Audit (LL87)**
- 1.5 B SF of large multifamily buildings must submit energy data

**Savings Opportunity**
- 10% energy savings
- 11% reduction in GHG emissions
- $350 million savings, annually

**ECM Opportunities**
- 50% of ECM savings in 2 categories:
  - Domestic Hot Water
  - Heating & Distribution Communities
- South Bronx and central Brooklyn concentration of affordable housing stock and big savings opportunities

**Post-war Buildings**
- More than 50% of citywide savings
data into action

Savings Opportunity
- 11% energy savings
- 11% reduction in GHG emissions
- $360 million savings, annually

Payback
- Over 50% of ECMs pay back < 5 yrs

ECM Opportunities
- ≈ 50% of ECM savings in 2 categories: Domestic Hot Water Heating & Distribution
data into action

ECM Packages
• Packages of ECMs based on “touchpoints” in a building’s lifecycle

Equipment Replacement
• ECMs to implement when a major piece of equipment fails or needs replacing

Tenant Turnover
• ECMs to implement at time of unit vacancy
methodology
methodology

Segments

age
Pre-war
< 1947
Post-War
> 1947
Post-1980
> 1980

height
Low-rise
< 7 floors
High-rise
> 8 floors
Very large

heating
Electric
Gas
Oil
District Steam