



PUSH Green Building Retrofit Program

Small businesses and non-profits located in economically distressed communities across Western New York have historically lacked access to the benefits of energy efficiency assessments and building improvements. Small businesses and non-profit organizations often operate out of older buildings that are victims of commercial district disinvestment, deferred building maintenance, and the legacy costs of environmental contamination. These building related challenges increase the costs of doing business for small commercial firms and non-profit agencies.

Cost-saving energy efficiency improvements cannot be made to a building when unstable and hazardous conditions, including roof leaks, decaying structural supports, deteriorating lead painted surfaces, mold, and asbestos, are present.

The Incentive Grant program aims to leverage energy efficiency related investments to drive economic development priorities, including local job creation, within distressed communities. Funding will be available to qualified small commercial and non-profit businesses for purposes of making eligible capital improvements that prepare the building for installation of comprehensive energy efficiency retrofit measures through NYSERDA's Green Jobs-Green NY program. Incentive grant awards will be capped at 50% of pre-retrofit project costs, and may not exceed 25% of total project costs (pre-retrofit improvement costs + approved energy efficiency project costs = total project costs). Applicants will be required to document proof of funding for all project costs, which includes demonstrating a 10% direct equity contribution toward pre-retrofit improvements. Buffalo Neighborhood Stabilization Co. will reimburse the grantee for all eligible pre-retrofit improvement costs within 30 days of receiving receipts for all installed improvement measures.

PUSH Green Business Retrofit Program: Essential Elements and Benefits

1. FREE GJGNY Energy Audit

- a. Learn how your small commercial building is losing energy
- b. Identify cost-effective measures to save energy
 - i. Each building is different, recommendations may include insulation, high-efficiency furnace or boiler, updated lighting, and commercial kitchen appliances

2. Pre-Qualified incentives for installing high-efficiency equipment

3. Low-interest NYSERDA financing

- a. **Participation Loan** –NYSERDA partners with lenders across New York State to help small businesses and not-for-profits access low-interest financing for energy efficiency improvements. NYSERDA provides 50% of a loan, up to \$50,000, at 2% interest, and the lender provides the rest of the loan at market rate. Lenders can now offer energy efficiency financing at about half the market rate to small businesses and not-for-profits statewide.
- b. **On Bill Recovery** - NYSERDA offers low-interest On Bill Recovery Financing that makes it possible for small businesses and not-for-profits to use the savings on their energy bills to pay for their energy efficiency upgrades. Customers of the following utilities may be eligible for On Bill Recovery Financing: Central Hudson Gas and Electric, Con Edison, Long Island

Power Authority, New York State Electric and Gas Corporation, National Grid (upstate NY customers only), Orange and Rockland, and Rochester Gas and Electric Corporation.

4. Up-To-50% Grant Subsidy for Additional Improvements

- a. Incentive grants will be awarded on a first come, first serve basis to qualified applicants. Grant applications, however, will be scored on the basis of three criteria to determine the grant award percent amount the applicant will be eligible to receive:
 - i. **Economic Impact** – cost of project
 - ii. **Community Impact** – community benefit standards
 - iii. **Environmental Impact** – energy and greenhouse gas emission reduction
- b. Grants may cover improvements to enhance the energy efficiency work. Eligible measures include, but are not limited to:
 - i. Lead – Survey; Hazard control; Abatement
 - ii. Mold – Survey; Abatement
 - iii. Asbestos – Survey; Stabilization; Abatement
 - iv. Hazardous materials – Survey; Abatement
 - v. Radon – Survey; Mitigation
 - vi. Roof – Repair; Replacement
 - vii. Masonry – Repair; Chimney repointing; Façade repointing
 - viii. Moisture infiltration – Interior/exterior drain installation; Downspout disconnection; Gutter
 - ix. repair/replacement/installation; Flashing repair/replacement/installation
 - x. Structural stabilization – Framing and foundation repairs
 - xi. Ventilation – Spot ventilation; Whole building ventilation
 - xii. Health and Safety improvements – Combustion appliance repair/replacement;
 - xiii. Natural gas and carbon monoxide leak repair

PUSH Green Building Retrofit Program – Project Timeline

