



Program Overview

Updated January 2026

- LIWP offers:
 - whole building energy efficiency upgrades
 - solar thermal
 - solar PV

for affordable multifamily properties.

- All measures that result in greenhouse gas (GHG) reductions are eligible.



Energy Efficiency



Solar Photovoltaics



Building Electrification

- **LIWP offers:**
 - property assessments
 - work scope development
 - construction management assistance
 - quality control
 - **financial incentives**
- Energy efficiency incentives (including solar thermal) are based on the **amount of GHGs reduced.**
- PV incentives are based on the size of the PV system.

Administration

- Community Services & Development (CSD)
- Association for Energy Affordability (AEA)
 - California Housing Partnership (CHP)
 - TRC Companies (TRC)
 - Atium Engineering
 - Jessica Kwok Consulting

Funding

- Total of **\$124.89 million** to date
 - Funding comes from cap-and-invest funding, which is administered by the CA Air Resources Board (ARB), and
 - General Fund (Climate Resilience) dollars from the 2022-2023 State Budget Appropriations.



LIWP offers:

- Single point-of-contact
- No upfront cost to the property owner
- Free energy audit and technical assistance
- Assistance leveraging other financial resources
- Free WegoWise benchmarking account for the first year
- Incentives (paid after installation of measures)

- Property must contain **5 units or more**
 - At least 1 building must have 5 units. If not, the property must have 20 total units.
- Have a **deed restriction or funding commitment** by a housing agency
- At least **66% of tenants with incomes < 80% AMI**
- Able to achieve **modeled energy savings > 15%**
 - 25% minimum savings required for projects that leverage other major incentive sources (i.e. TCAC, etc.)
- Must sign **Property Affordability Covenant** agreeing to maintain LIWP affordability requirements for at least 10 years
- Incentives cannot exceed net project cost.
- **Maximum of 1500 units** per ownership entity/subsidiaries of one entity

List of Required In-Unit Energy Efficiency Upgrades



Measure Category	Measure Type	
Water Heating	<p>Low flow kitchen aerators</p> <p>Low flow bathroom aerators</p> <p>Low flow showerheads</p>	<p><1.8pgm at 60psi</p> <p><1.2gpm at 60 psi</p> <p><1.8gpm at 80psi</p>
Heating and Cooling	Duct sealing	<p>Where ducts or plenums are accessible, seal seams and connections with mastic.</p> <p>Seal supply boots to drywall with caulk.</p>
Lighting and Appliances	<p>All incandescent and halogen bulbs → LED equivalent</p> <p>Replace any refrigerator manufactured before 1999 rated 750 kWh annual consumption or more.</p>	If applicable

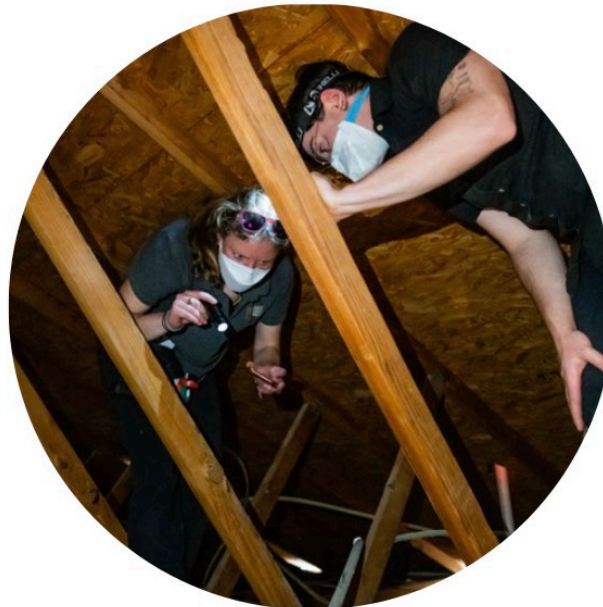
List of Measures Eligible for Incentives



Measure Category	Measure Type	
Building Shell	Cool roof	Window/sliding door replacement
	Roof insulation	Window coatings
	Attic insulation	Window shading
	Wall insulation	Air sealing
	Floor insulation	
Heating and Cooling	Heating system replacement	Duct insulation
	Cooling system replacement	HVAC system controls
	Fan replacement	Energy Management Systems
	Pump replacement	
Water Heating	Water heater/boiler replacement	Pool, spa pumps and equipment
	Variable speed pumps	Low flow fixtures (kitchen/bath)
	Recirculation controls	Pipe insulation
Lighting and Appliances	Indoor, outdoor, parking lot, and garage lighting	Refrigerators
		Dishwashers
Renewable Energy	Solar hot water systems (thermal)	Clothes washer and dryers (incl. common area coin-op)
		Solar photovoltaic

Energy Efficiency Incentive Amounts

EE Program Incentives	Tenant Energy Savings Measures	Owner Energy Savings Measures
FY 21-24	\$5,600 per MT GHG	\$3,700 per MT GHG



Project Example #1, LIWP-Only Project



Measure/Specs		Install Cost	Annual Energy Savings				Status	Site Energy Savings %*	GHG Savings	LIWP Incentive Earned
PLANNED ENERGY SAVINGS MEASURES			kWh	kW	Therm	Gallons	Accepted?	MTCO2		
1	C-HPWH SANCO2s with Swing Tanks	\$ 198,741.70	-11,364		6,468		Yes	16.9%	31.9214040	\$111,725
2	Variable Speed Recirculation Control	\$ 1,900.00	728		34		Yes	0.2%	0.3340120	\$1,169
3	In-Unit HVAC Electrification - PTHP	\$ 1,166,248.47	-21,168		3,904		Yes	8.8%	16.2481760	\$56,869
4	Common Area HVAC Heat Pumps	\$ 113,176.00	-931		293		Yes	0.7%	1.3582170	\$4,754
5	WaterSense Certified Kitchen Aerators	\$ 12,505.00	1,153	0.12			Yes	0.1%	0.2432830	\$851
6	WaterSense Certified Showerheads	\$ 12,505.00	10,489	1.05			Yes	1.0%	2.2131790	\$7,746
7	Recirc Pipe Insulation + Savings	\$ 38,542.00			446		Yes	1.2%	2.3664760	\$8,283
Totals		\$1,819,556	-83,025	1.17	26,940	0		66.9%	125.4253650	\$ 438,989.00



Project Example #2, Co-Leveraged Project



Measure/Specs		Install Cost	Annual Energy Savings				Status	Site Energy Savings %*	GHG Savings	LIWP Incentive Earned
			kWh	kW	Therm	Gallons				
PLANNED ENERGY SAVINGS MEASURES										
						Accepted?			MTCO2	
1	C-HPWH SANCO2s with Swing Tanks	\$ 198,741.70	-11,364		6,468		Yes	16.9%	31.9214040	\$111,725
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Totals		\$1,819,556	-83,025	1.17	26,940	0		66.9%	125.4253650	\$ 438,989.00
									TECH REBATE	\$ 273,400.00
									BAMBE REBATE	\$ 474,000.00
									SVCE REBATE	\$ 440,000.00
									TOTAL INCENTIVES	\$ 1,626,389.00



Solar PV System Incentive Levels

Solar PV Program Incentives	Tenant Meter PV Systems < 100 kW*	Owner Meter PV System <100 kW* (Common Area or Master Meter)
FY 21-24	Up to 100%	Up to 50%

Solar PV Incentive is based on:

- Type of leveraged funds (LIHTC, ITC, LADWP) – the more leveraged funds, the less LIWP funding is needed. Projects are assumed to take ITC.
- If PV system is offsetting owner meter or tenant meter consumption.
- Size of PV system.

- **Owner selects and hires contractors directly** for energy and water efficiency upgrades.
- Solar component:
 - Program team can provide free solar technical assistance.
 - **Two bids are required**, at a minimum, to qualify.



Thank you!

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