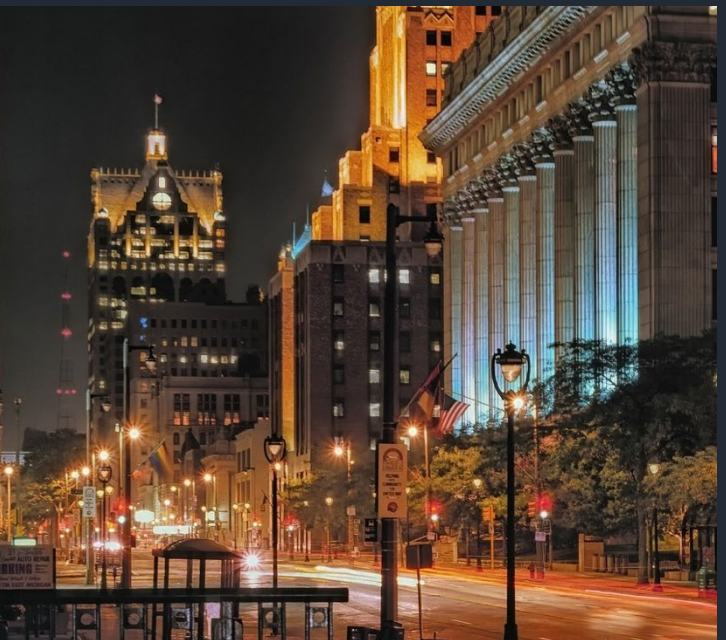


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Building Decarbonization
Cross-Cutting Strategies

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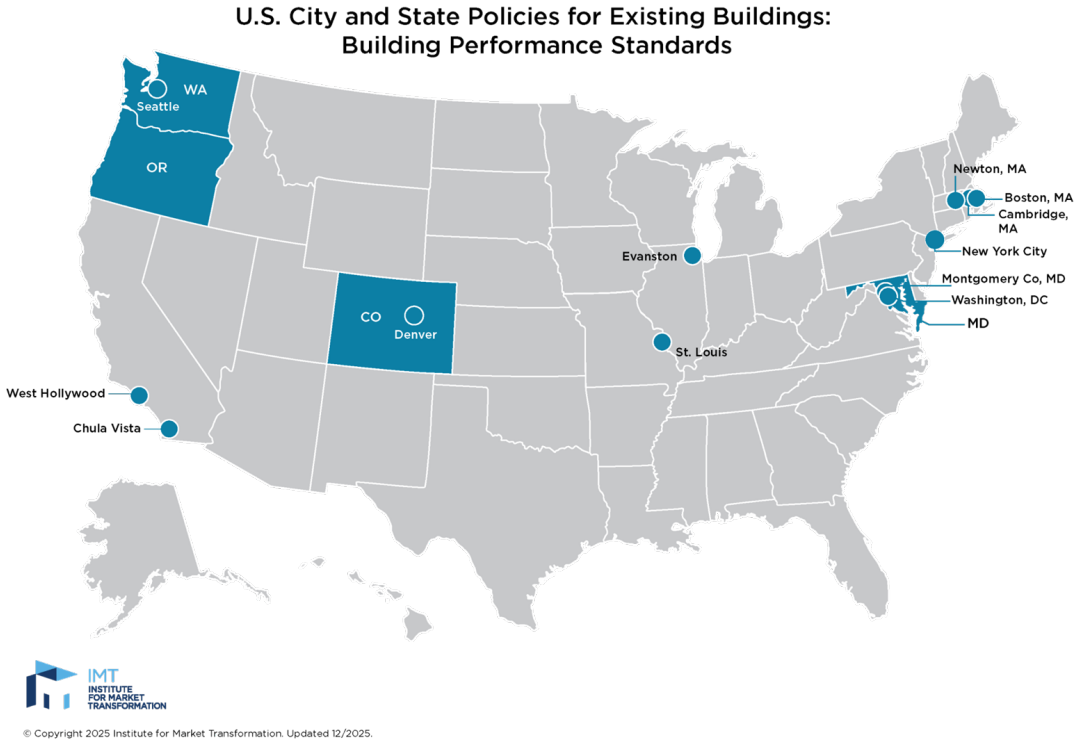
Local Tools for Building Decarbonization

- Energy efficiency incentives: federal, state, local & utility sources
- Building energy benchmarking or disclosure
- Building code requirements for new buildings
- Limits on building energy or emissions (aka “building performance standards”)
- Municipal buildings: energy efficiency, electrification, solar, etc.

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Building Performance Standards

- Limits on energy use or GHG emissions by a city's largest buildings
- Dependent on stock of large buildings within a jurisdiction
- Requires significant political buy-in, implementation resources
- Building energy benchmarking is the first step, whether or not a city ultimately pursues a building performance standard



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Building efficiency & renter protections

- Rental performance standards: attach to a city's existing process for rental permits
- Rental energy disclosure: provides transparency about utility costs; in some markets can drive renter decisions
- Balcony solar: allowed in UT, ME, VA, CO, MD, CT, VT & NH
- Whole-home repair programs
  Flag re ROAD to Housing
- Protections for rent-protected housing in broader building decarbonization policy

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Beyond the Building

- **Ann Arbor's Sustainable Energy Utility**: opt-in program that emphasizes clean energy procurement and behind-the-meter resources like rooftop solar and storage. Approved by voters in 2024
- **Geothermal heat pumps**: tax credits remain available despite rollback of credits for wind and solar
- **Networked geothermal**: pilot in Framingham, MA, serves 36 buildings



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Building Decarb: A Bundle of Sticks

- Each jurisdiction has its own limitations: legal, political, fiscal, geographical, equity-related
- What is feasible in your community? What would make for equitable policy? What kinds of interventions would meaningful reduce GHGs for your particular building stock?
- How to build an overall building decarbonization strategy that addresses new, existing, and, municipal buildings in an economically feasible and equitable way?

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Thank you!