

NYC Pathway to Carbon Neutrality 2050



Legislation

Climate Mobilization Act (CMA) of 2019 includes four laws to reduce CO2 emission in NYC buildings. The CMA builds on past legislations including requirements for energy benchmarking & audits.



Recognition

NYC Carbon Challenge, a voluntary program for leaders in the private, institutional, and non-profit sectors committed to reducing their greenhouse gas emissions by 30% or more over ten years.



Financing

C-PACE is a loan program for commercial and multi-family buildings. Unlike conventional financing, PACE is repaid in installments through a charge on the subject property's tax bill.



Assistance

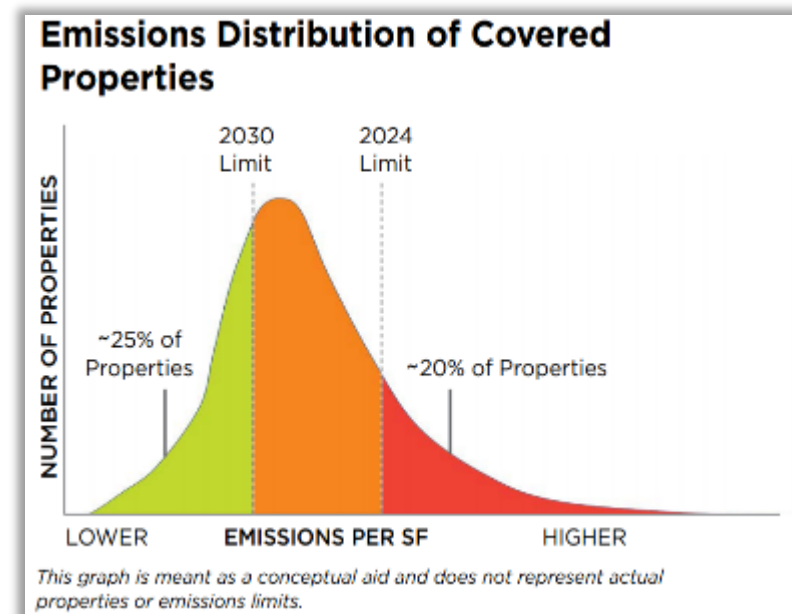
NYC Accelerator provides free technical assistance to help the market transform how NYC buildings operate and are built, prioritizing energy efficiency and reducing dependence of fossil fuels.

Climate Mobilization Act of 2019 (CMA)

- + Green roof and solar PV mandates (LL92 & 94)
- + Energy Efficiency Grade (LL33/LL95)
- + C-PACE, clean energy financing (LL96)
- + Building energy & carbon emissions limits (LL97) (>25,000 GSF)

By 2030, the CMA will achieve:

- 6 million tons of CO₂e reduced
- 26,700+ jobs created



Source: [Urban Green Council](#)

Under LL97:

- 75-80% of properties must meet 2024-2029 limits
- 25-30% of properties must meet 2030-2034 limits

Multifamily C-PACE Project Case Study

Like other project financing, C-PACE uses borrowed capital to pay for the upfront costs associated with energy efficiency or renewable energy improvements. Unlike other project financing, the borrowed capital is repaid over time via a voluntary tax assessment.

+ **Project:** Multifamily, 3 buildings

+ **Location:** Rye, NY

+ **Total Square Feet:** 18,487

+ **Year Built:** 1931 – 1951

+ **Energy Efficiency Measures:**

- Replace DHW heater
- Clean & seal ductwork, airseal
- Replace cooling equipment

Project Cost	\$313,866
Incentives (Con Ed)	\$20,325
Pace Loan	\$293,541
Annual Loan Payment	\$30,546
Annual Energy Savings	\$34,471
Annual Cash Flow to Owner	\$3,925
Loan Term	20 years

Source: Energy Improvement Corporation NY PACE