Overview of ENERGY STAR Multifamily New Construction

Rebecca Hudson, EPA
Gayathri Vijayakumar, Steven Winter Associates
April 27, 2022
Today’s Agenda

Overview of the MFNC program
Building Eligibility
Roles and Responsibilities
Certification Paths: ERI, ASHRAE, Prescriptive
Mandatory Req’s: Compare to SFNH & MFHR
Policy Record & Program Revision Process
Certification Process
MFNC website & other resources
Q&A: energystarhomes@energystar.gov
ENERGY STAR Residential New Construction Eligibility*

Single-Family New Homes (SFNH) [Certified Homes]

MFNC

*As of July 1, 2021
ENERGY STAR Residential New Construction Eligibility*

Single-Family New Homes (SFNH) [Certified Homes]

[Images of single-family homes]

MFNC

[Images of multi-family homes]

*As of July 1, 2021
ENERGY STAR Residential New Construction Eligibility*

EPA ENERGY STAR Multifamily New Construction Program Decision Tree

Is the building new construction\(^1\) AND residential\(^2\)?

- NO
  - Is the building a motel/hotel or senior care community\(^3\)?
    - YES
      - ENERGY STAR Buildings and Plants\(^5\)
    - NO
      - Does the building have one or two units, or is it a townhome\(^4\)?
        - YES
          - ENERGY STAR Single-Family New Homes
        - NO
          - ENERGY STAR Multifamily New Construction

*As of July 1, 2021
MFNC Program Requirements Overview

Performance Target
Mandatory Features
Verification & Oversight

ASHRAE Path
ERI Path
Prescriptive Path
MFNC Partners & Participants
ES MFNC Partners & Participants

Builder/Developer

Rater

Functional Testing Agent

HVAC Designer

ASHRAE Modeler (ASHRAE Path)

Architect

Multifamily Oversight Orgs
  Home Certification Org (ERI Path)
  Multifamily Review Org (ASHRAE / Prescriptive Paths)
ES MFNC Partners & Participants

Builder/Developer
Rater
Functional Testing Agent
HVAC Designer
ASHRAE Modeler (ASHRAE Path)
Architect
Multifamily Oversight Orgs
Home Certification Org (ERI Path)
Multifamily Review Org (ASHRAE/Prescriptive Paths)

*Blue indicates from SFNH
ES MFNC Partners & Participants

Builder/Developer
Rater
Functional Testing Agent
HVAC Designer
ASHRAE Modeler (ASHRAE Path)
Architect
Multifamily Oversight Orgs
- Home Certification Org (ERI Path)
- Multifamily Review Org (ASHRAE / Prescriptive Paths)

*Purple indicates modified from SFNH
ES MFNC Partners & Participants

- Builder/Developer
- Rater
- Functional Testing Agent
- HVAC Designer
- ASHRAE Modeler (ASHRAE Path)
- Architect
- Multifamily Oversight Orgs
  - Home Certification Org (ERI Path)
  - Multifamily Review Org (ASHRAE / Prescriptive Paths)

*Red indicates from MFHR*
ENERGY STAR MFNC Partners

Builders & Developers

Role & Expectations

– Either the Builder OR Developer must be a partner
– Responsible for Water Management System Requirements
– Work with a Rater in your area
ENERGY STAR MFNC Partners

Locate Builders, Developers, Energy Rating Companies, and Incentives in Your Area

Use the interactive map below to search for home builders, developers, and energy rating companies in your area who are constructing and verifying ENERGY STAR certified new homes and apartments, as well as available incentives. Or, use our Multifamily Building Locator to search for ENERGY STAR certified apartments and condos.

Learn more about the features and benefits of ENERGY STAR certified homes and apartments.

Program Summary for Minnesota:
- 10,960 ENERGY STAR certified homes and apartments built to date
- 438 ENERGY STAR certified homes and apartments built in 2021
- 600 ENERGY STAR certified homes and apartments built in 2020
- 78 ENERGY STAR Residential New Construction Partners

Program Impact Equivalents for ENERGY STAR certified homes and apartments built in Minnesota for 2020:
- Reducing CO₂ emissions by 15,127 metric tons
- Growing 205,972 tree seedlings for 10 years
- Avoiding the consumption of 96,649 barrels of oil
- Removing 3,949 passenger vehicles from the road

 Builders/Developers Serving Minnesota

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<th>Energy Rating Company</th>
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<th>Office Location</th>
<th>Number of Homes and Apartments Certified</th>
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<td>All time in location selected: 1,136</td>
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<td>All time in all service areas: 2,4023</td>
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<td>All time in location selected: 774</td>
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<td></td>
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<td>All time in all service areas: 775</td>
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</tbody>
</table>

EPA | ENERGY STAR. The simple choice for energy efficiency.
ENERGY STAR MFNC Partners

Builders & Developers

Role & Expectations

– Either the Builder OR Developer must be a partner
– Responsible for Water Management System Requirements
– Work with a Rater in your area

Requirements

– Complete Online Partnership Agreement
– View online orientation video
ENERGY STAR MFNC Partners

Raters

Roles & Expectations
Verify that all requirements have been met, starting at Schematic/Design

– Rater Design Review and Field Checklists

Collect Additional Documentation

– HVAC Design Report
– HVAC Functional Testing Checklist*
– ASHRAE Path: ASHRAE Path Calculator, Model Input/Output Files
– ASHRAE/Prescriptive Paths: MF Workbook, Photo Documentation, Construction Docs

*Not required to be collected if completed by a credentialed contractor
ENERGY STAR MFNC Partners

Raters

Requirements

a) Be a Certified Rater, Approved Inspector, or an equivalent designation as determined by a Home Certification Organization (HCO) or Multifamily Review Organization (MRO)

b) Have attended and successfully completed an EPA-recognized training class

c) Complete online Partnership Agreement
ENERGY STAR MFNC Partners

Raters

Training

Current ENERGY STAR Rater:
  – MFNC Rater Training
Similar format to SFNH
  18 RESNET PDHs
Not yet taken SFNH Training:
  – SFNH & MFNC Rater Training
Find a training
  – RESNET’s Approved Rater Professional Development Courses
ENERGY STAR MFNC Participants

Functional Testing Agents

Roles & Expectations

Complete section(s) of the MFNC HVAC Functional Testing Checklists

Requirements

Maintain one of the **required credentials**

- H-QUITO credentialed contractor, functional testing credentials (including PE), or OEM representative

Watch online orientation & be listed in the directory (unless a credentialed contractor)
ENERGY STAR MFNC Participants

HVAC Designer

Roles & Expectations

Complete the MFNC HVAC Design Report and provide to the Rater

Requirements

None
ENERGY STAR MFNC Participants

ASHRAE modelers

Role & Expectations
Create ASHRAE 90.1 whole building energy models
– Use Appendix G & the Simulation Guidelines
Complete the ASHRAE Path Calculator, at Design and As-Built

Requirements
Watch online orientation & be listed in the directory
ENERGY STAR MFNC Participants

**Architect**

***Roles & Expectations***

Work with a Rater to design the building to meet ENERGY STAR requirements

***Requirements***

None
ENERGY STAR MFNC Participants

Multifamily Oversight Organizations

Home Certification Organization (HCO)
ERI Path
Provide oversight similar to SFNH

Multifamily Review Organization (MRO)
ASHRAE and Prescriptive Paths
Provide oversight similar to MFHR
Multifamily New Construction Program Requirements
Key Components to Program Requirements

- Performance Target
- Mandatory Features
- Verification & Oversight
Key Components to Program Requirements

- Performance Target
- Mandatory Features
- Verification & Oversight

[ENERGY STAR]
ASHRAE Path

Whole-Building Modeled Energy Savings
• 15% cost savings above ASHRAE 90.1 App G
  – ASHRAE Path Calculator, Simulation Guidelines
  – Year based on the state commercial code*
  – Alt. option: source savings for 90.1-2013+
• Alt. opt: WUFI metric for PHIUS cert. projects
• 10% above Title 24-2016 in California
  – California Compliance Report

*For 2021 IECC/ASHRAE 90.1-2019, target based on Version 1.2 implementation
Energy Rating Index (ERI) Path

- ENERGY STAR Multifamily Reference Design
  - Version “1” and “1.1” match
  - Version “3” and “3.1” states based on SFNH Reference Design (generally modeling more stringent)
  - National 1.2 and CA 1.3 coming soon
  - Townhomes use SFNH Ref Design
Energy Rating Index (ERI) Path

- ENERGY STAR Multifamily Reference Design
  - Version “1” and “1.1” match
  - Version “3” and “3.1” states based on SFNH Reference Design (generally modeling more stringent)
  - National 1.2 and CA 1.3 coming soon
  - Townhomes use SFNH Ref Design
- Available for any height bldg
- Prescriptive common area measures
Prescriptive Path

- No energy modeling
- Available for all projects (except CA)
- ENERGY STAR Multifamily Reference Design specifications is required (in-unit and common areas)
- Additional req’ts beyond ENERGY STAR Multifamily Reference Design (e.g. in-unit lighting power density, building level window-to-wall ratio)
Key Components to Program Requirements

- Performance Target
- Mandatory Features
- Verification & Oversight
Mandatory Features

- Thermal Enclosure System
- HVAC & Other Systems
- Water Management System
## Mandatory Features

<table>
<thead>
<tr>
<th>Thermal Enclosure System</th>
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<tbody>
<tr>
<td>• High-performance insulation, windows, &amp; doors</td>
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<tr>
<td>• Tightly-sealed apartments</td>
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<tr>
<td>• Reduced thermal bridging for improved comfort</td>
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</tbody>
</table>
Mandatory Features

HVAC System

- Right-sized heating & cooling, with functional testing
- Efficient hydronic & air distribution systems
- Mechanical ventilation for dwellings & common spaces
- Effective, efficient kitchen, bath, & garage exhaust fans
Mandatory Features

Other Systems

- Efficient DHW, with insulated pipes
- Lighting efficiency, density & control requirements
- Effective, efficient kitchen, bath, & garage exhaust fans
- Benchmarking systems in place (bldgs. > 50,000 ft²)
Mandatory Features

Mandatory Features

Water Management System

- Water-managed roof
- Water-managed walls
- Water-managed foundation and site
- Water-managed building materials
Mandatory Feature Development

• Developed by evaluating req’ts from SFNH & MFHR and combining/adjusting as appropriate
• Similar Checklist format as SFNH
• Added req’ts for central HVAC & HW systems
• Added req’ts in common areas
• Added req’ts to reduce hot water energy use
ENERGY STAR MFNC Program Documents

- Rater Design Review Checklist
- Rater Field Checklist
- HVAC Design Report
- HVAC Functional Testing Checklist
- Water Management System Requirements

Mandatory Features
ENERGY STAR MFNC Program Documents

- Rater Design Review Checklist
- Rater Field Checklist
- HVAC Design Report
  - HVAC Grading & SFNH alternative
- HVAC Functional Testing Checklist
- Water Management System Requirements
ENERGY STAR MFNC Program Documents

- Rater Design Review Checklist
- Rater Field Checklist
- HVAC Design Report
- HVAC Functional Testing Checklist
  - Sampling Protocols
- Water Management System Requirements
ENERGY STAR MFNC Supporting Documents and Tools

- Multifamily Workbook - Excel
  - What’s in it?
  - Rater Design Review and Field Checklists
  - Testing results
  - Compliance checks
  - When is it used?
  - Required: ASHRAE & Prescriptive
  - Optional: ERI

- Photo Documentation
  - ASHRAE & Prescriptive submit to MROs
  - ERI submit to Provider
ENERGY STAR MFNC Program Documents and Tools

- Rater Design Review Checklist
- Rater Field Checklist
- HVAC Design Report
- See Sample Online
- HVAC Functional Testing Checklist
- Water Management System Requirements
- Multifamily Workbook
- Photo Guidance
- See Sample Online
# ENERGY STAR MFNC Program Documents and Tools - ASHRAE

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<tr>
<td>Multifamily Workbook</td>
<td>Photo Guidance</td>
<td>Simulation Guidelines</td>
<td>ASHRAE Path Calculator</td>
<td>Excel Coming Soon!</td>
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*ASHRAE*
How does MFNC compare to Homes & MFHR?
ENERGY STAR Program Comparison: SFNH vs MFNC

While the Multifamily New Construction program documents are similar to the Single-Family New Homes program documents, this comparison document summarizes the most significant changes between MFNC Revision 02 and SFNH Revision 11.

1. National Program Requirements, MF Reference Design and Target Procedure
   a. Eligibility includes most configurations of MF. Only single family detached and 2-family dwellings will remain with Single-Family New Homes. Townhouses will be able to choose either program (i.e., Checklists), but the Reference Design will be the one from Single-Family New Homes.
   b. If one unit in a building fails, none of the units in the building can be certified, even if they meet the requirements on an individual basis.
   c. Changed criteria for individuals completing the HVAC Commissioning Checklist and renamed it Functional Testing. Created mandatory online orientation training for this ‘Functional Testing’ agent.
   d. Developed a MF version of the ENERGY STAR Rater Training.
   e. Three paths are available: ERIC Prescriptive, ASHRAE. The ASHRAE Path requires an ASHRAE energy modeler who has completed online orientation.
   f. ERIC Path is still under the oversight of the Home Certification Organization, but a Multifamily Review Organization is needed for the Prescriptive and ASHRAE Paths.
   g. Some modifications to the Reference Design (i.e., what’s used to model the ERIC Target and the basis of the Prescriptive Path):
      • Infiltration switched to compartmentalization, with a de-rate
      • Insulation levels based on commercial wood-frame
      • Added Class AW window options
      • 90% Tier lighting (i.e., CFL)

2. Rater Design Checklist
   a. Added blanks for project name and # of units. Moved Rater check of the entity doing Functional Testing (i.e., contractor doing Commissioning Checklist in Single-Family New Homes) to the Rater Field Checklist.
   b. Added a Rater check of the ASHRAE modeler, to ensure they have taken the mandatory online orientation.
   c. Expanded the high-performance fenestration and insulation sections to include common spaces. Insulation requirements generally allow choice between residential or commercial, with values dependent on the Path chosen.
   d. Based on changes to the HVAC Design Report, slight changes to what the Rater reviews.
   e. Added an optional, but recommended section, on construction document review.

3. Rater Field Checklist
   a. Added blanks for project name and # of units.
   b. Allow a licensed professional to verify certain noted items.
   c. Based on new common space high-performance fenestration and insulation requirements, added Rater checklist items to include those spaces:
      • For Prescriptive Path: Window-to-wall ratio <30%?
   d. Added insulation requirements for heated plenums and garages.

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ENERGY STAR Program Comparison: MFHR vs MFNC

When developing the ENERGY STAR Multifamily High Rise (MFHR) and Certified Homes (BCH): Programs were merged and used as the basis of the MFNC program, with a goal to limit significant increases in stringency of the merged requirements.

With respect to formatting, a decision was made for the Multifamily New Construction program documents to adopt the format used in the Certified Homes program documents. For MFHR Program participants, this reflects a significant change in how program requirements are presented in comparison to these three MFNC documents: Performance Path, Prescriptive Path, and Testing & Verification Protocols.

This comparison document summarizes the most significant technical changes and is organized according to the MFNC program documents, as updated in Revision 02. Appendix A shows an annotated version of the MFHR Performance Path to further identify key changes.

1. National Program Requirements
   a. MFNC eligibility includes all configurations of MF except two-family dwellings and no longer limited by building height. The percentage of common space is also no longer a factor.
   b. New Builder/Developer Partners are now required to take an online orientation training.
   c. Online orientation training is now mandatory for the Functional Testing agent (role described in #8) and the ASHRAE Path models.
   d. Institutes conducting third-party inspections and testing (i.e., Furnac, Inspectors) are required to complete ENERGY STAR MFHR Rater Training offered through an RESNET Accredited Rater Training Provider.
   e. In addition to the ASHRAE-based Performance Path used in MFHR, a modeling path based on the Energy Rating Index (ERI) of a dwelling unit and an updated Prescriptive Path are available. While limited to certain states in MFHR, the MFNC Prescriptive Path is currently available in states that have adopted the 2012, 2015, and 2019 IFC.
   f. For projects using the ASHRAE Path, source energy savings instead of energy costs savings may be used to meet the Performance Target when modeling using ASHRAE 90.1-2019 or more current versions.
   g. For PHUSE Certified projects, a modeling option is available that utilizes their savings reports instead of an ASHRAE or EEO model.
   h. While MFNC’s continue to provide verification & oversight for the Prescriptive and ASHRAE Paths, if following the ERI Path, the oversight is provided by a HCO (i.e., RESNET).
Highlights from the Comparison document

How is MFNC different from SFNH?

- Requirements for common spaces (envelope, HVAC, OA, lighting)
- Mandatory compartmentalization testing (<0.30 cfm50/ft²)
- Minimum insulation at concrete podiums/heated garages
- Options for reducing thermal bridging
- Central exhaust duct leakage test required (if more than 4 apts)
- Whole building energy data collection strategy for really large MF (>50,000 ft²)

...but unit-level load calcs allowed, DLTO only required for Townhouses, and most bedrooms, no pressure-test requirement
Highlights from the Comparison document

How is MFNC different from MFHR?

- Program documentation (PDF checklists)
- Minimum insulation/fenestration requirements
- Options for reducing thermal bridging
- ENERGY STAR and WaterSense products not required in ASHRAE Path (just Prescriptive)
- Whole building energy data collection strategy for really large MF (>50,000 ft²)
- Rater is required for verification
Policy Record

It is expected that EPA will periodically review the program requirements during their implementation in response to partner questions and evolving standards (e.g., ENERGY STAR labeled product specifications, NAEC standards, model energy codes). The purpose of this revision process is to be responsive to partner questions, to disseminate policy changes in a consistent manner, and to adapt the program as needed for success. Revisions will be made on an as-needed basis; however, it is expected that the guidelines will not be updated more frequently than every three months and that after a year of implementation, the updates will slow to every six months.

Policy Record

- **Current Policy Record** (PDF, 158 KB) - This document contains policy issues that were received and have been resolved since the release of Version 1, some of which may result in modifications that will be incorporated into the next revision of the program documents. This document was posted on March 17, 2022.
- **Archive of Policy Record** (PDF, 1.3 MB) — This document contains all resolved policy issues that have previously appeared in the Current Policy Record. This document was posted on March 17, 2022.

Click here to view the policy record for the Multifamily High Rise Program. This document was last updated on June 21, 2021.
## ENERGY STAR Multifamily New Construction Policy Record

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<td>Rater Field Checklist, Version 1/1.1 (Rev.02)</td>
<td>Clarification</td>
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<td>Issue: Partners have asked if mineral wool insulation could be used as continuous rigid insulation to meet reduced thermal bridging requirements.</td>
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<td>Resolution: Mineral wool can be considered ‘rigid’ because it has good structural integrity, even in its standard semi-rigid form. Therefore, it is permitted to be used as continuous rigid insulation to meet reduced thermal bridging requirements, provided that it is continuous across all structural members without thermal bridges other than fasteners and service openings.</td>
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MFNC Versions & Revisions

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<th>Revision</th>
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- **Rev. 02** required for projects permitted on or after July 1, 2021
- **Version 1.1** required for projects permitted on or after January 1, 2024
Key Components to Program Requirements

Performance Target → Mandatory Features → Verification & Oversight

ENERGY STAR
Verifiers and Oversight Organizations

• Different Oversight Organizations for different pathways
  – ERI Path:
    • Similar to SFNH
    • Home Certification Organization (HCO)
    • Submitted at Final
  – ASHRAE and Prescriptive Paths:
    • Similar to MFHR
    • Multifamily Review Organization (MRO)
    • Submitted at Design & Final
Unit Labeling (required)  

Building Labeling (optional)
Unit Certificate (required)

Building Certificate (optional)
Putting it all together....
Mandatory Minimum Requirements

- **ERI**
  - Model unit-by-unit energy savings based on the ERI target (or savings above Title 24 in California) and follow a prescriptive package of energy efficient measures developed by EPA in common spaces.

- **ASHRAE**
  - Model energy savings of the building’s design compared to ASHRAE 90.1 (or Title 24 in California).

- **Prescriptive**
  - Use a prescriptive package of energy efficient measures developed by EPA. (Not available in California.)
All participants met participation requirements prior to certifying multifamily buildings.

Complete Design Verification Documents.

Complete Construction Verification Documents.

Rater submits all documentation to an oversight organization.

ENERGY STAR certification label and ENERGY STAR certificate. ENERGY STAR plaques available for purchase.
Mandatory Minimum Requirements

Model unit-by-unit energy savings based on the ERI target (or savings above Title 24 in California) and follow a prescriptive package of energy efficient measures developed by EPA in common spaces.

ERI
All participants met participation requirements prior to certifying multifamily buildings.

- Builders
- Raters
- Functional Testing Agents
- Developers
All participants met participation requirements prior to certifying multifamily buildings.

- Builders
- Raters
- Functional Testing Agents
- Developers

Complete Design Verification Documents.

- Rater Design Review Checklist
- HVAC Design Report

Optional: Multifamily Workbook; Reference: Rater Field Checklist, Water Mgmt System Requirements

Conduct energy modeling to ensure that project design meets or exceeds the ERI Target.
All **participants** met participation requirements **prior to** certifying multifamily buildings.

- Builders
- Raters
- Functional Testing Agents
- Developers

**Complete Design Verification Documents.**

- Rater Design Review Checklist
- HVAC Design Report

*Optional: Multifamily Workbook; Reference: Rater Field Checklist, Water Mgmt System Requirements*

**Complete Construction Verification Documents.**

- Rater Field Checklist
- HVAC Functional Testing Checklist
- Photo Documentation

*Optional: Multifamily Workbook; Reference: Water Mgmt System Requirements*

Conduct energy modeling to ensure that project design meets or exceeds the ERI Target.
**ERI**

**JOIN**

All **participants** met participation requirements **prior to** certifying multifamily buildings.

- Builders
- Raters
- Functional Testing Agents
- Developers

**DESIGN**

Complete **Design Verification Documents**.

- Rater Design Review Checklist
- HVAC Design Report

*Optional: Multifamily Workbook; Reference: Rater Field Checklist, Water Mgmt System Requirements*

**BUILD**

Complete **Construction Verification Documents**.

- Rater Field Checklist
- HVAC Functional Testing Checklist
- Photo Documentation

*Optional: Multifamily Workbook; Reference: Water Mgmt System Requirements*

**CERTIFY**

Rater submits all documentation to an oversight organization.

**ERI**

Conduct energy modeling to ensure that project design meets or exceeds the ERI Target.

Update energy rating based on conditions. Register each unit in the project with an EPA-approved HCO.
All **participants** met participation requirements **prior to** certifying multifamily buildings.
- Builders
- Raters
- Functional Testing Agents
- Developers

**Join**

**Design**

Complete **Design Verification Documents**.
- Rater Design Review Checklist
- HVAC Design Report

Optional: Multifamily Workbook; Reference: Rater Field Checklist, Water Mgmt System Requirements

**Build**

Complete **Construction Verification Documents**.
- Rater Field Checklist
- HVAC Functional Testing Checklist
- Photo Documentation

Optional: Multifamily Workbook; Reference: Water Mgmt System Requirements

**Certify**

Rater submits all documentation to an oversight organization.

**Markets**

ENERGY STAR certification label and ENERGY STAR certificate. ENERGY STAR plaques available for purchase.

**ERI**

Conduct energy modeling to ensure that project design meets or exceeds the ERI Target.

Update energy rating based on conditions. Register each unit in the project with an EPA-approved HCO.
Mandatory Minimum Requirements

Model energy savings of the building’s design compared to ASHRAE 90.1 (or Title 24 in California).
All participants met participation requirements **prior to** certifying multifamily buildings.

- Builders
- Developers
- Raters
- ASHRAE Path Modelers
- Functional Testing Agents

Complete **Design Verification Documents**.

**Proposed Design Submittal:**

**EPA Documents**
- Rater Design Review Checklist
- HVAC Design Report
- Multifamily Workbook
- ASHRAE Calc. (or CA Compliance Report)

**Project Documentation**
- Construction Documents
- Model Input / Output Files

**Reference Documents:**
- Rater Field Checklist
- Water Management System Requirements

Conduct energy modeling to ensure that project design achieves the required savings over ASHRAE 90.1 (or Title 24). Submit required documents to EPA-approved MRO.
All participants met participation requirements prior to certifying multifamily buildings.

- Builders
- Developers
- Raters
- Functional Testing Agents
- ASHRAE Path Modelers

Complete Design Verification Documents.
- Rater Design Review Checklist
- HVAC Design Report
- ASHRAE Calc.
- Multifamily Workbook (Reference: Rater Field Checklist, Water Mgmt System Requirements)

Complete Construction Verification Documents.
- Rater Field Checklist
- HVAC Functional Testing Checklist
- ASHRAE Path Calculator
- Photo Documentation (Reference: Water Management System Requirements)

Rater submits all documentation to an oversight organization.

As-Built Submittal:
- EPA Documents
  - Rater Field Checklist
  - HVAC Functional Testing Checklist
  - Multifamily Workbook
  - ASHRAE Calc. (or CA Compliance Report)
- Project Documentation
  - Photo Documentation
  - Model Input / Output Files

Reference Documents:
- Water Management System Requirements

ASHRAE

Conduct energy modeling to ensure that project design achieves the required savings over ASHRAE 90.1 (or Title 24). Submit required documents to EPA-approved MRO.

Update energy model based on conditions. Submit project As-Built Submittal to an EPA-approved MRO.

Reference: Rater Field Checklist, Water Mgmt System Requirements

Photo Documentation

Model Input / Output Files
All participants met participation requirements prior to certifying multifamily buildings.
- Builders
- Developers
- Raters
- Functional Testing Agents

Complete Design Verification Documents.
- Rater Design Review Checklist
- HVAC Design Report
- Multifamily Workbook
  Reference: Rater Field Checklist, Water Mgmt System Requirements

Complete Construction Verification Documents.
- Rater Field Checklist
- HVAC Functional Testing Checklist
- Multifamily Workbook
- ASHRAE Path Calculator
  Reference: Water Management System Requirements

Rater submits all documentation to an oversight organization.

ENERGY STAR certification label and ENERGY STAR certificate.
ENERGY STAR plaques available for purchase.
Mandatory Minimum Requirements

Prescriptive

Use a prescriptive package of energy efficient measures developed by EPA.

(Not available in California.)
Complete Design Verification Documents.

Proposed Design Submittal:
- EPA Documents
  - Rater Design Review Checklist
  - HVAC Design Report
  - Multifamily Workbook
- Project Documentation
  - Construction Documents

Reference Documents:
- Rater Field Checklist
- Water Management System Requirements

All participants met participation requirements prior to certifying multifamily buildings.
- Builders
- Raters
- Functional Testing Agents
- Developers

Ensure the design meets all the mandatory requirements for Prescriptive Path projects. Submit required documents to EPA-approved MRO.
Join Design Build Certify

**Design**

- Complete **Design Verification Documents**.
  - Rater Design Review Checklist
  - HVAC Design Report
  - Multifamily Workbook
  
  *Reference: Rater Field Checklist, Water Mgmt System Requirements*

  - Ensure the design meets all the mandatory requirements for Prescriptive Path projects. Submit required documents to EPA-approved MRO.

**Build**

- Complete **Construction Verification Documents**.
  - Rater Field Checklist
  - HVAC Functional Testing Checklist
  - Photo Documentation
  
  *Reference: Water Management System Requirements*

  - Submit project As-Built Submittal with required documents to an EPA-approved MRO.

**Certify**

- Rater submits all documentation to an oversight organization.

**As-Built Submittal:**
- EPA Documents
  - Rater Field Checklist
  - HVAC Functional Testing Checklist
  - Multifamily Workbook
- Project Documentation
  - Photo Documentation
- Reference Documents:
  - Water Management System Requirements

All participants met participation requirements **prior to** certifying multifamily buildings.

- Builders
- Raters
- Functional Testing Agents
- Developers

All participants met participation requirements prior to certifying multifamily buildings.
All **participants** met participation requirements **prior to** certifying multifamily buildings.

- **Builders**
- **Raters**
- **Functional Testing Agents**
- **Developers**

**Complete Design Verification Documents.**
- **Rater Design Review Checklist**
- **HVAC Design Report**
- **Multifamily Workbook** *Reference: Rater Field Checklist, Water Mgmt System Requirements*

**Complete Construction Verification Documents.**
- **Rater Field Checklist**
- **HVAC Functional Testing Checklist**
- **Photo Documentation**
  *Reference: Water Management System Requirements*

**Rater submits all documentation to an oversight organization.**

**ENERGY STAR certification label and ENERGY STAR certificate.**
**ENERGY STAR plaques available for purchase.**

**Prescriptive**

Ensure the design meets all the mandatory requirements for Prescriptive Path projects. Submit required documents to EPA-approved MRO.

Submit project As-Built Submittal with required documents to an EPA-approved MRO.
ENERGY STAR MFNC Requirements Pages

Program Versions at a Glance

Visit the Multifamily New Construction Certification Process page to learn about multifamily certification options.

Eligibility

The requirements on this tab apply to the ENERGY STAR Multifamily New Construction (MFNC) program, launched in 2019. This program is available for all attached residential new construction, except two-family dwellings. Visit the Multifamily New Construction Building Eligibility page to determine if your building’s units are eligible. Townhouses must use the ERI path.

Program Requirements

Program documents reflect Revision 02. Find details in the Policy Record.

National Program Requirements

MFNC National Program Requirements Version 1/1 (PDF 250 KB)

National Mandatory Measures

www.energystar.gov/mfnc
**IMPLEMENTATION TIMELINE**

*UPDATE: All buildings permitted on or after January 1, 2024 will be required to meet the National Version 1.1 program requirements. There is no change for buildings built in locations where National Version 1.1 or a regional program requirement is already in effect.*

To determine the program Version that a multifamily building is required to be certified under, identify the location and permit date of the building below. Note that regional program requirements and associated implementation timelines have been developed for buildings in CA, OR, PR, USVI, and WA.

<table>
<thead>
<tr>
<th>State / Territory</th>
<th>buildings permitted On or After this date? Must Meet the Adjacent Version</th>
<th>Multifamily New Construction Program Version</th>
<th>Revision</th>
</tr>
</thead>
<tbody>
<tr>
<td>AL, AK, AZ, AR, CO, DE, HI, IN, ID, KS, KY, LA, MS, MO, NH, NM, NC, ND, OK, SC, SD, TN, WV, WI, WY</td>
<td>07-01-2020</td>
<td>National Version 1</td>
<td>Rev. 01</td>
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<tr>
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<td>07-01-2021</td>
<td>National Version 1</td>
<td>Rev. 02</td>
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<tr>
<td></td>
<td>01-01-2024</td>
<td>National Version 1.1</td>
<td>Rev. 02</td>
</tr>
</tbody>
</table>

**SUPPORTING DOCUMENTS**

- National Mandatory Measures
  - MFNC Rater Design Review Checklist (PDF, 312 KB)
  - MFNC Rater Field Checklist (PDF, 775 KB)
  - MFNC HVAC Design Report (PDF, 375 KB)
  - MFNC HVAC Design Supplement – Dwellings & Units (PDF, 565 KB)
  - MFNC HVAC Design Supplement – Common Spaces & Central Systems (PDF, 371 KB)
  - MFNC HVAC Functional Testing Checklist (PDF, 322 KB)
  - MFNC Water Management System Requirements (PDF, 89 KB)

- Regional Program Requirements
  - MFNC California Program Requirements, Version 1.2 (PDF, 136 KB)
  - MFNC Caribbean Program Requirements, Version 1 (PDF, 101 KB)
  - MFNC Caribbean Rater Design Review Checklist (PDF, 212 KB)
  - MFNC Caribbean Rater Field Checklist (PDF, 212 KB)
**ENERGY STAR MFNC Requirements Pages**

### Program Versions at a Glance

Visit the Multifamily New Construction Certification Process page to learn about multifamily certification options.

**Step 1: Select a Path**
- ERI and Prescriptive
- ASHRAE / Title 24

**Step 2:** To see county design temperatures, select your state or territory.

**Select State or Territory**

### Eligibility

The requirements on this tab apply to the ENERGY STAR Multifamily New Construction (MFNC) program, launched in 2019. This program is available for all attached residential new construction, except two-family dwellings. Visit the Multifamily New Construction Building Eligibility page to determine if your building’s units are eligible. Townhouses must use the ERI path.

### Performance Targets

For the ASHRAE Path, determine the commercial code in effect in your state and then choose from the Performance Target options in the table below. In states that have no commercial energy code or have adopted the 2009 IECC or earlier, buildings are required to meet a Performance Target of 15% over ASHRAE 90.1-2007, if permitted before January 1, 2024, and 15% over ASHRAE 90.1-2010, if permitted on or after January 1, 2024. For all other states, the Performance Target is 15% better than the energy code under which the building is permitted, unless choosing one of the equivalent options in the table below.

### Program Requirements

Program documents reflect Revision 02. Find details in the Policy Record.

**National Program Requirements**

- MFNC National Program Requirements Version 1/1/17 OR WA 1.2 (PDF, 250 KB)
- National Mandatory Measures
ENERGY STAR MFNC Requirements Pages

PROGRAM VERSIONS AT A GLANCE

Visit the Multifamily New Construction Certification Process page to learn about multifamily certification options.

STEP 1: SELECT A PATH
- ERI and Prescriptive
- ASHRAE / Title 24

STEP 2: To see county design temperatures, select your state or territory.

Select State or Territory

ELIGIBILITY

The requirements on this tab apply to the ENERGY STAR Multifamily New Construction (MFNC) program, launched in 2019. This program is available for all attached residential new construction, except two-family dwellings. Visit the Multifamily New Construction Building Eligibility page to determine if your building's units are eligible. Townhouses must use the ERI path.

PERFORMANCE TARGETS

For the ASHRAE Path, determine the commercial code in effect in your state and then choose from the Performance Target options in the table below. In states that have no commercial energy code or have adopted the 2009 IECC or earlier, buildings are required to meet a Performance Target of 15% over ASHRAE 90.1-2007, if permitted before January 1, 2024, and 15% over ASHRAE 90.1-2010, if permitted on or after January 1, 2024. For all other states, the Performance Target is 15% better than the energy code under which the building is permitted, unless choosing one of the equivalent options in the table below.

PROGRAM REQUIREMENTS

Program documents reflect Revision 02. Find details in the Policy Record.

National Program Requirements
MFNC National Program Requirements
Version 1/1/17/0/WA 1.2 (PDF, 250 KB)
National Mandatory Measures
Multifamily New Construction Certification Process

There are three paths to earning the ENERGY STAR for multifamily new construction projects. Builders/developers may choose:

1. ERI Path: Use an approved rating tool software to determine unit-by-unit energy savings based on the ERI target (or savings above Title 24 in California) and follow a prescriptive package of energy efficient measures developed by EPA in common spaces; OR
2. ASHRAE Path: Use an energy modeling software approved to determine energy cost savings of the building's energy efficient design compared to ASHRAE (or Title 24 in California); OR
3. Prescriptive Path: Use a prescriptive package of energy efficient measures developed by EPA. (Not available in California)

Regardless of which path is chosen, each building must meet certain minimum mandatory requirements, and these are verified in the field by an approved Rater.

The step-by-step graphic below illustrates the process that eligible multifamily buildings follow to earn the ENERGY STAR. Visit the ENERGY STAR Technical Bulletins page to learn more about each of these steps, including A Rater's Guide to the ENERGY STAR Multifamily New Construction Program Paths (PDF, 224 KB).

Step 1: Join
Step 2: Design
Step 3: Build
Step 4: Certification
Step 5: Marketing and Labeling
ENERGY STAR Partner Pages

Resources for ENERGY STAR Residential New Construction Partners

Find program requirements, resources, and training for ENERGY STAR residential new construction partners, and learn about the benefits of partnership.

Residential New Construction Program Requirements

To earn ENERGY STAR certification, a new home or apartment must meet strict energy efficiency requirements established by EPA’s ENERGY STAR Residential New Construction program.

Working with ENERGY STAR

Builders, developers, energy rating companies, utilities, and other energy efficiency program sponsors can partner with ENERGY STAR.

Already a partner? Log in to your My ENERGY STAR Account (MESA) for partner-only tools and resources and to update partnership information.

Organizations such as real estate professionals and HVAC contractors can work with ENERGY STAR in other ways.
Stakeholder Pages - Rater

Energy Rating Companies

The demand for home energy rating services is strong and growing. Energy Rating Companies (ERCs), comprised of trained and certified professionals (e.g., Home Energy Raters, HERS Raters, Providers), can partner with ENERGY STAR to expand their service offerings while becoming an invaluable asset to their builder clients.

Third party verification is a central component of the ENERGY STAR Residential New Construction programs and gives homebuyers and renters confidence that their new homes are energy-efficient. ERCs participating in either ENERGY STAR Certified Single-family New Homes or ENERGY STAR Multifamily New Construction (MFHC) can increase their revenue by gaining exclusive access to thousands of ENERGY STAR builder and developer partners. ERCs work closely with builders and developers to design homes and multifamily buildings that meet the Program Requirements and verify critical construction details during and after construction.

Partnering with ENERGY STAR is an opportunity for ERCs to expand their service offerings beyond simply providing energy ratings or individual performance tests (i.e., blower door tests). ERCs can become an invaluable asset to their clients and transition to the role of energy consultants by providing value throughout the construction process.

ERC partners can leverage the ENERGY STAR brand and take advantage of a suite of sales and marketing resources to help attract and recruit clients. ERC partners also become eligible for national recognition from EPA in the form of ENERGY STAR Awards if they meet eligibility criteria and demonstrate exemplary leadership in the verification of certified homes and apartments.

ENERGY STAR provides technical support in the form of webinars and resources posted online that can help Energy Rating Companies improve their understanding of building science. If you have a question about ENERGY STAR requirements that is not easily addressed by ENERGY STAR resources, email energystarthomes@energystar.gov for one-on-one support.

Visit the Partner Locator to find active ENERGY STAR partners and incentives near you.

Training Requirements

To begin or maintain an active partnership with ENERGY STAR, an Energy Rating Company must have at least one individual on staff who is a certified rater, approved inspector, or an equivalent designation as determined by a Home Certification Organization (HCO) or Multifamily Review Organization (MRO) and has completed required training through a HCO-accredited training provider for the ENERGY STAR program they use to certify homes.

Current providers include:

- RESNET-Approved Training Providers

(Approved trainings list)

EPA | ENERGY STAR. The simple choice for energy efficiency.
Stakeholder Pages - Rater

Required training by ENERGY STAR program:

- **Single-Family:**
  - ENERGY STAR Certified Homes Version 3 / 3.1 training or
  - ENERGY STAR Certified Homes Caribbean Version 3 training
    - For individuals who will primarily be working in Puerto Rico or the U.S. Virgin Islands, it is recommended that they complete training using these materials instead of the ENERGY STAR Certified Homes Version 3 / 3.1 materials.

- **Multifamily:**
  - ENERGY STAR Certified Homes Version 3 / 3.1 training, and
  - ENERGY STAR Multifamily New Construction (MFNC) Version 1 training (to certify MFNC projects on or after January 1, 2020)
    - Download the list of MFNC trained raters (EXCEL, 13 KB)

All of the above-listed trainings present the technical content of each program's Rater Design Review Checklist and Rater Field Checklist. The training takes the trainee through each section of the checklist, explaining in great detail each individual checklist requirement, how to verify it, and explanation of any corresponding footnotes. Upon completing the training, raters will have a solid understanding of how to verify and complete the checklists they are responsible for in the ENERGY STAR certification process.
## Stakeholder Pages - Rater

### Required training by ENERGY STAR program:

- **Single-Family:**
  - ENERGY STAR Certified Homes Version 3 / 3.1 training or
  - ENERGY STAR Certified Homes Caribbean Version 3 training
    - For individuals who will primarily be working in Puerto Rico or the U.S. Virgin Islands, it is recommended that they complete training using these materials instead of the ENERGY STAR Certified Homes Version 3 / 3.1 materials.

- **Multifamily:**
  - ENERGY STAR Certified Homes Version 3 / 3.1 training, and
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- **Download the list of MFNC trained raters (EXCEL, 13 KB)**

All of the above-listed trainings present the technical content of each program’s Rater Design Review Checklist and Rater Field Checklist. The training takes the trainee through each section of the checklist, explaining in great detail each individual checklist requirement, how to verify it, and explanation of any corresponding footnotes. Upon completing the training, raters will have a solid understanding of how to verify and complete the checklists they are responsible for in the ENERGY STAR certification process.
Residential New Construction

Program Requirements

About the ENERGY STAR Residential New Construction Program

Working with ENERGY STAR

Builders & Developers
Energy Rating Companies
Utilities & Other Program Sponsors

Other Participants

ASHRAE Modeler Directory
FT Agent Directory
Housing Agencies
HVAC Contractors
Home Certification Organizations (HCOs)
Multifamily Review Organizations (MROs)
Manufactured Homes Quality Assurance Providers (QAPs)

Marketing Resources
Educational Resources
Certified Homes Partner Locator
Tools & Resources
Related Programs

Table: Other Participants

<table>
<thead>
<tr>
<th>Oversight Organizations</th>
<th>Multifamily Professionals</th>
<th>Real Estate Industry Professionals</th>
<th>Other Stakeholders</th>
</tr>
</thead>
<tbody>
<tr>
<td>Home Certification Organizations</td>
<td>ASHRAE Path Energy Modelers</td>
<td>Home Appraisers</td>
<td>Architects &amp; Designers</td>
</tr>
<tr>
<td>Multifamily Review Organizations (MROs)</td>
<td>Functional Testing Agents (FTAs)</td>
<td>Housing Agencies</td>
<td>Home Builders Associations</td>
</tr>
<tr>
<td>Manufactured Homes Quality Assurance Providers (QAPs)</td>
<td></td>
<td>Lenders</td>
<td>HVAC Contractors</td>
</tr>
</tbody>
</table>

Architects & Designers

Residential architects and designers can help their builder clients design home plans that meet the rigorous energy efficiency requirements of the ENERGY STAR Residential New Construction program. By designing energy efficiency into the front-end of a project, a team can ensure that critical building science details and efficiency features are included that offer direct resident benefits, including energy savings, comfort, and durability.

Architects and designers can better promote their multifamily projects by using the Designed to Earn the ENERGY STAR mark.

ASHRAE Path Energy Modelers

The ENERGY STAR Multifamily New Construction program offers a certification path which requires whole-building energy models that demonstrate energy cost savings above ASHRAE Standard 90.1. Energy modelers tasked with developing these building models are required to complete an online orientation, which will provide an overview of the Multifamily New Construction program and its requirements.

After completing the online orientation, email energystarhomes@energy.gov to share contact information with EPA and include "ASHRAE Modeling Orientation" in the subject line. Recognized Energy Modelers are added to the ASHRAE Path Energy Modeler Directory.
Stakeholder Pages – ASHRAE Modeler

ASHRAE Path Energy Modeler Directory

After completing the orientation and sharing contact information with EPA, recognized ASHRAE Path Energy Modelers are added to the directory below. Learn about ASHRAE Path Energy Modelers on our Other Participants page to get started.

<table>
<thead>
<tr>
<th>Individual Name</th>
<th>Organization</th>
<th>Email</th>
<th>Phone Number</th>
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Stakeholder Pages – Functional Testing Agents

Functional Testing Agents (FTAs)
Professionals who hold EPA-recognized credentials can complete parts of the ENERGY STAR Multifamily New Construction HVAC Functional Testing Checklist (PDF, 254 KB).

Functional Testing Agents must be a contractor cuedened by an HVAC Quality Installation Training and Oversight organization (HQITO) or must be one of the following:

<table>
<thead>
<tr>
<th>Credential/Title</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>ACG Certified Commissioning Authority (CxA)</td>
<td>Licensed Professional Technical Engineer</td>
</tr>
<tr>
<td>ACG Certified Commissioning Technician (CtT)</td>
<td>NEBB Building System Commissioning Certified Technician (BSCC CtT)</td>
</tr>
<tr>
<td>AEE Certified Building Commissioning Professional (CBOP)</td>
<td>NEBB Building System Commissioning Certified Professional (BSC BP)</td>
</tr>
<tr>
<td>AEE Existing Building Commissioning Professional (EBCP)</td>
<td>NEEM Commissioning Process Professional (CvPP)</td>
</tr>
<tr>
<td>ASHRAE Building Commissioning Professional (BCOP; formerly the Commissioning Process Management Professional (CPMP))</td>
<td>Representative of the Original Equipment Manufacturer (OEM)</td>
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<tr>
<td>BCBB Certified Commissioning Professional</td>
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</table>

Professionals seeking to provide Functional Testing services in support of the ENERGY STAR Multifamily New Construction Program must complete an [online orientation](https://www.energystar.gov) which will provide an overview of the program and its requirements. Note: Online orientation is not required for cuedenieded HVAC contractors.

After completing the online orientation, email energystarform@energystar.gov to share contact information and a copy of your credential certificate or documentation with EPA. In the subject line, recognized Functional Testing Agents are added to the Functional Testing Agent Directory.
Stakeholder Pages – Functional Testing Agents

Functional Testing Agent Directory

The entity performing Functional Testing, the Functional Testing Agent ("FT Agent"), must be a contractor credentialed by an HVAC Quality Installation Training and Oversight organization (H-QUITO), must hold an approved credential, or must be a representative of the Original Equipment Manufacturer (OEM). Learn about Functional Testing Agents on our Other Participants page to get started.

After completing the orientation and sharing contact information with EPA, recognized Functional Testing Agents (FTAs) are added to the directory below.

Raters: To confirm the status of an unlisted Functional Testing Agent, please contact energystarhomes@energystar.gov.

<table>
<thead>
<tr>
<th>FT Agent Name</th>
<th>Organization</th>
<th>Location</th>
<th>Phone</th>
<th>Email</th>
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</tbody>
</table>
Marketing Materials

Working with ENERGY STAR

- Builders, developers, energy rating companies, utilities, and other energy efficiency program sponsors can partner with ENERGY STAR.
- Already a partner? Log in to your My ENERGY STAR Account (MESA) for partner-only tools and resources and to update partnership information.
- Organizations such as real estate professionals and HVAC contractors can work with ENERGY STAR in other ways.

Resources & Training

- Technical Guidance & Webinars
  Access technical information about the program, supplemental guidance, and sign up for webinars on a variety of topics.

Marketing Resources

- Educate prospective homebuyers about the features and benefits of ENERGY STAR certified homes and apartments using a variety of no cost resources.

Awards & Recognition

- Learn about awards and other recognition available for ENERGY STAR residential new construction partners.
commitment to energy efficiency to residents, employees, and the community. Program participants are eligible to order an aluminum building plaque to promote the building's energy-efficient construction.

**Multifamily Plaque Templates**
Partners may use these plaques on projects that have earned the ENERGY STAR label to promote their accomplishment and participation with ENERGY STAR.

**Designed to Earn Mark**
If the project has earned the Designed to Earn Mark, you may use these marks for their approved design.

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**SOCIAL MEDIA**

**ENERGY STAR Homes on Twitter**
Follow @ENERGYSTAHomes on Twitter for energy savings tips, ENERGY STAR Certified Homes program updates, and to engage with other program partners.

**ENERGY STAR on Facebook**
Like the ENERGY STAR Facebook page to stay connected with the program and engage with other companies, organizations, and individuals interested in energy efficiency on a page that is viewed by thousands of Facebook users every day.

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**ADDITIONAL RESOURCES**

*Marketing Tools (PDF, 425 KB)*
Review this document to learn about many of the free marketing resources available for ENERGY STAR builder partners.

*Multifamily Marketing Tools (PDF, 392 KB)*
Review this document to learn about additional marketing resources available for ENERGY STAR multifamily builder and developer partners.

*Key Resources to Remember (PDF, 372 KB)*
Find additional web resources for partners.

*Only available via partners* My ENERGY STAR Account (MESAA)
Marketing Materials

ENERGY STAR Multifamily New Construction
MARKETING TOOLS

Building and labeling ENERGY STAR certified homes and apartments is only the first step to being a successful ENERGY STAR partner. To extend the value of your partnership, educate prospective buyers and tenants about the features and benefits of having an ENERGY STAR certified home or apartment. All resources detailed below can be found at www.energystar.gov/multifamily.

Certified Apartments Brochure & Insert

Partners may use the co-branded, tri-fold brochure and insert to help residents understand the big message behind the little label, better. The brochure helps residents learn about the features and benefits of living in any ENERGY STAR certified apartment, while the insert provides additional information on ENERGY STAR Multifamily New Construction program requirements.

Promotional Mark & Web Buttons

The Promotional Mark is used in educational and promotional materials intended to inform others about the benefits of the ENERGY STAR program. Use the Promotional Mark to showcase the energy efficient features of your homes and apartments, such as including a designated “Energy Efficiency” section on your website.

The marks are also available as web buttons that can be easily uploaded to your site to promote your ENERGY STAR partnership and allow you to quickly link back to the MultiFamily New Construction in a consumer-facing landing page.

Designed to Earn Mark

Multifamily new construction projects can achieve the Designed to Earn the ENERGY STAR recognition if the design is verified to meet rigorous requirements for energy efficiency set by the U.S. Environmental Protection Agency.

Use the mark in promotional materials for approved projects to showcase your commitment to energy efficiency and high-performance design.

Promotional Language

Sample text is provided to help promote your ENERGY STAR certified apartments and partnership to tenants. Simply copy and paste the sample text to your organization’s website.

Communicating the Benefits of ENERGY STAR

This resource is a collection of ideas for “silent sales signs” that highlight the district features of ENERGY STAR certified apartments. It provides examples of display materials and recommended language that can be used in a sales office or monthly mailer to showcase the benefits of ENERGY STAR certification to prospects.

* The “My ENERGY STAR Account” (UESA) site is password protected. If you don’t know your username or password, contact energystaraccount@energy.gov
Market Your Building

Certified Multifamily Units

Looking for an ENERGY STAR certified apartment or condo? Use the Building Locator or browse our List of Buildings with ENERGY STAR Certified Apartments to find buildings with certified units near you that deliver better quality, comfort, and value.

MULTIFAMILY BUILDING LOCATOR

Click on a location within the map to see more information, including a link to the building's profile (where available). Designed to Earn the ENERGY STAR designates buildings under construction where the design has met the ENERGY STAR requirements, but post-construction verification is still required for apartments to earn ENERGY STAR certification.

If you are experiencing issues with the interactive features of the map or tables below, try opening the map in a new tab by clicking here.

Multifamily Building Locator

[Map of the United States with various locations marked, indicating Energy Star certified buildings.]

Unit Status:
- Orange: ENERGY STAR Certified
- Blue: Designed to Earn the ENERGY STAR
Market Your Building

ENERGY STAR Multifamily High Rise Building Profile

Building Developer:
ABC Development Corporation

Licensed Professional:
XYZ Architectural Designs

Year Certified:
2014

Construction Type:
New Construction

Sector:
Market Rate

The Main Street Building
123 Main Street
Washington, DC 20005

[Web Address]

Technologies Used:
- Steel frame walls with R-13 fiberglass and R-5 rigid insulation
- 15 SEER AC
- Low-flow fixtures, ENERGY STAR appliances and CFLs

Building Description:
EPA has created this fillable PDF template that also allows you to upload a picture of the building and developer company logo. Building Profiles are an opportunity to showcase the unique energy efficiency features of your building to consumers and prospective clients alike. Building Profiles are linked from www.energystar.gov/mfhr and will be posted to the ENERGY STAR MFHR Consumer Page www.energystar.gov/certifiedapartments.

A Building Profile includes general information and a description of the building, specific energy efficiency measures, and a photo of the building and the developer company logo. Developers can add a link to either their website or building website if they comply with the ENERGY STAR Web Linking Policy.

BUILDING PROFILE HIGHLIGHT

Interested in learning more about the energy saving features in ENERGY STAR certified apartments? Use the gray arrows below to search the profiles of multifamily high rise buildings with ENERGY STAR certified units. Interested in having your multifamily high rise building highlighted? Instructions on how to submit a Building Profile are available in the Building Profile Kit (PDF 901KB).

FRANKLIN MANOR (PDF 614 KB)
999 BROAD STREET (PDF 700 KB)
LINCOLN AT ORANGE STATION (PDF 696 KB)
Awards

Partner of the Year

Partner of the Year Award

2021 Market Leader Award Winners

<table>
<thead>
<tr>
<th>Multifamily High Rise Developers</th>
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<tr>
<td>333 Lenox Associates, LLC</td>
</tr>
<tr>
<td>City Centre Associates, LLC</td>
</tr>
<tr>
<td>Common Ground</td>
</tr>
<tr>
<td>Community Access, Inc</td>
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<tr>
<td>Comunilife, Inc.</td>
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<tr>
<td>Concern For Independent Living</td>
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<tr>
<td>Douglaston Development</td>
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<tr>
<td>East 138th St., LLC</td>
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<tr>
<td>East Village 14 LLC</td>
</tr>
<tr>
<td>Habitat for Humanity - New York City</td>
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<tr>
<td>2Life Communities</td>
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<tr>
<td>NYC Partnership Housing Development Fund Company, Inc.</td>
</tr>
<tr>
<td>Parkadon Development LLC</td>
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<tr>
<td>Phipps Houses</td>
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<tr>
<td>Promesa HDFC</td>
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<tr>
<td>Sandy Clarkson LLC</td>
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<tr>
<td>Settlement Housing Fund, Inc.</td>
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<tr>
<td>Tenderloin Neighborhood Development Co. (TNDC)</td>
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<tr>
<td>The Hudson Companies Inc.</td>
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Technical Bulletins

  This technical bulletin highlights the differences and similarities between the three different ENERGY STAR Multifamily New Construction paths (ERI, ASHRAE and Prescriptive) and clarifies the Rater’s responsibilities for each Path.

- **How to Get Your ENERGY STAR Multifamily New Construction Project Team Ready Technical Bulletin, August 12, 2020 (PDF, 360 KB)**
  The transition to EPA’s ENERGY STAR Multifamily New Construction (MFNC) program is fast approaching. Is your project team ready? Key participants for the Multifamily New Construction program include builders / developers, raters, functional testing agents, and ASHRAE path energy modelers. This technical bulletin highlights the key steps to complete before starting an MFNC project.

- **Four Misunderstood Facts About ENERGY STAR Homes Technical Bulletin, October 29, 2019 (PDF, 346 KB)**
  Builder partners sometimes misunderstand ENERGY STAR program requirements and overestimate the level of upgrades needed to participate. The truth is that ENERGY STAR might be an easier lift than you think. This technical bulletin presents four facts about ENERGY STAR program requirements that are commonly misunderstood.

- **Whole-House Ventilation Rate Responsibilities for Designers, Contractors, and Raters Technical Bulletin, March 14, 2019 (PDF, 207 KB)**
## Technical Bulletins

**ENERGY STAR Multifamily New Construction Certification Process for Raters**

- Confirm that your Developer/Builder and your Energy Rating Company (ERC) have agrees on a certification agreement with EPA as checking the ENERGY STAR Program (a)
- Confirm that the Rater for the project (1) holds approved credentials (e.g., Certified Rater, Approved Inspector), (2) completed required EMFPC training, and (3) completed the training on ERC’s training for training the ERC’s training
- Confirm that the Functional Testing Adequate or will complete online certification and confirm it. As the Rater, you will complete any accounts of the Functional Testing Checklist (e.g., Section 4, utility using HVAC braking)

**Technical Bulletin: How to Get Your ENERGY STAR Multifamily New Construction Project Team Ready**

**August 12, 2020**

The transition to EPA’s ENERGY STAR Multifamily New Construction (MFNC) program is fast approaching. Is your project team ready?

Key participants for the Multifamily New Construction program include builders/developers, raters, functional testing agents, and ASHRAE path energy models. The ENERGY STAR Multifamily team created the guide below to highlight key steps to complete before starting an MFNC project.

### Builders / Developers

- **Builders / Developers**
- **Raters**
- **Functional Testing Agents**
- **ASHRAE Path Energy Models**

#### Builders / Developers

Builders and developers work with **ENERGY STAR Rater partners** to construct ENERGY STAR certified multifamily buildings that meet EPA requirements for improved comfort, energy efficiency, and durability.

To identify an ENERGY STAR Rater, visit the **ENERGY STAR Rater Comparison** page to download a list of MFNC rated raters.

While the Rater is responsible for verifying many program requirements, it is the responsibility of the builder/developer to review the **Technical Ratings Management System Requirements** and ensure that each multifamily building is designed and constructed to meet those requirements.

Partnership Multifamily builders and developers must sign an **ENERGY STAR Partnership Agreement** with EPA acknowledging their responsibilities as a partner and documenting their commitment to meet the MFNC Program Requirements.

**Credits/Prerequisites:** None.

**Training:** Builder/Developer Orientation Video is viewed as part of the Online Partnership Agreement above.

**Directory:** ENERGY STAR Partner Locator

Visit the **Builders & Developers** page and the **MFNC Certification Process** page to learn more.
ENERGY STAR Recorded Webinars

- **ENERGY STAR Multifamily New Construction: This is the Way** (6/22/21; 5/19/21; 2/22/21)

- **Start with ENERGY STAR (Multifamily New Construction)** (6/16/21)

- **ENERGY STAR MFNC Multifamily Workbook Tutorial** (6/3/20)

- **Deep Dive: Technical Details of the ENERGY STAR Multifamily New Construction Program** (3/5/20)

- **How to Utilize the ENERGY STAR Multifamily New Construction Program** (2/6/20)

**Highlights of Recent Updates Webinar Coming Soon**
Today’s Agenda

✓ Overview of the MFNC program
✓ Building Eligibility
✓ Roles and Responsibilities
✓ Certification Paths: ERI, ASHRAE, Prescriptive
✓ Mandatory Req’s: Compare to SFNH & MFHR
✓ Policy Record & Program Revision Process
✓ Certification Process
✓ MFNC website & other resources

Q&A: energystarhomes@energystar.gov
Top Takeaways from SFNH Background

ERI Path

1. ERI still a path, it is combined with prescriptive req’ts in common spaces.
2. Oversight is similar to process in Homes. QAD has an ENERGY STAR Quality Assurance checklist for MFNC projects and it includes a sample of common spaces.
3. New Reference Design used within rating software will result in a different (likely lower, more stringent) ERI Target than SFNH.
4. Some different/new mandatory requirements, including common spaces.
5. One single HVAC Design Report now covers all systems in the building.
7. Need to identify a Functional Testing Agent that has completed orientation, or use credentialed contractor.
Top Takeaways from SFNH Background

ASHRAE / Prescriptive

1. Prescriptive Path and ASHRAE 90.1 paths are now available.
2. Work with an MRO instead of an HCO for QA and oversight.
3. If doing ASHRAE, need the modeler to complete online orientation.
4. Some different/new mandatory requirements, including common spaces.
5. One single HVAC Design Report now covers all systems in the building.
7. Need to identify a Functional Testing Agent that has completed orientation, or use credentialed contractor.
Top Takeaways from MFHR Background

1. Still have Prescriptive Path & now **two** Performance Paths (ASHRAE 90.1 & ERI)
2. For ASHRAE and Prescriptive, still submit to an MRO. There is no Project Application, but some additional files required with submissions.
3. For ERI, QA performed by HCO-approved Provider or similar, but only AFTER project is complete and units uploaded in Registry.
4. “Licensed Professional” not required, instead:
   – Rater (i.e., HERS Rater, Rating Field Inspector, equivalent) required for inspections and testing and they have to take training
   – Credentialed person needed to do Functional Testing and they must complete online orientation
   – For ASHRAE, need the modeler to complete online orientation
Top Takeaways from MFHR Background

5. New PDF checklist format.

6. Items on Rater Design and Rater Field checklist will feel familiar; HVAC Design Report, HVAC Functional Testing Checklist and Water Management System Requirements will have more content that is new.

7. No T&V Worksheets (but Excel-based Multifamily Workbook has some similar info)

8. No Photo Template to complete, but still need to provide MRO or QAD with photo documentation
ENERGY STAR Multifamily New Construction

Web & Email:
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