



Rhode Island
Energy™

New Construction & Major Renovations



Add simple energy efficiency to new building design.

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Rhode Island Energy's **New Construction and Major Renovations Program** provides an option to participate in a foundational level of energy efficiency. This option offers an incentive opportunity for less complex energy efficiency projects that won't be pursuing a low site Energy Use Intensity (EUI) or Net Zero design, such as:

- Whole building projects of any size where customers do not wish to set and pursue an EUI target.
- Projects that are not whole buildings (e.g., tenant fit outs, open air parking garages).
- Projects that have heavy process loads (e.g., cannabis, industrial).
- Projects where customers have interest in discrete measures only.

The purpose of this offering is to reduce building electrical and thermal energy demand and consumption by incorporating cost-effective design alternatives early in the project timeline, ideally before the end of design development when changes are least costly.

Project Eligibility

- Projects must be new buildings, building additions, complete gut renovations of part or all of existing buildings or tenant fit-out of empty core & shell space. Qualifying gut renovations are such that occupancy is not possible during construction and where the project scope includes at least 3 of the following systems: (1) HVAC, (2) Domestic Hot Water (DHW), (3) lighting, (4) envelope, and (5) process equipment.
- Participants must be Rhode Island Energy customers.
- Multifamily projects are not eligible for this path.
- Customers participating in this offering may not also participate in the Rhode Island Energy midstream programs where incentives for HVAC, DHW, food service, and lighting equipment are offered directly to distributors.



What is EUI?

Site Energy Use Intensity (EUI) is a measure of a building's annual site energy consumption relative to its square footage.

Incentives

Incentive Type	Energy Conservation Measure (ECM)	Rate	
Customer Incentive	Building Envelope	\$0.35/kWh	\$2.00/therm
	Lighting Controls		
	Unitary HVAC (RTU, AC)		
	High Efficiency Chillers		
	Energy Recovery		
	Demand Control Ventilation		
	Variable Flow Kitchen Hood		
	DHW Heaters		
	Low Flow DHW Fixtures		
	Air Source Heat Pumps*		
	Variable Refrigerant Flow (VRF)*		
	Ground Source Heat Pumps*		

Incentive levels for each measure are determined based on predicted annual energy savings. Note that several measures supported in this Program are "custom" measures where energy savings are calculated on a project-by-project basis. Custom measures are capped at 100% of their incremental cost. Note that all measures must be cost effective for the customer to receive the maximum and are subject to Rhode Island Energy's program budget.

* Air Source Heat Pumps (ASHP): Heating capacity at AHRI standard rating conditions

Air-to-Air Systems: AHRI 340/360 - OA 47°F db

Air-to-Water Systems: AHRI 550/590 - OA 17°F db, LWT 120°

*Variable Refrigerant Flow – Air Source (VRF): Heating capacity at AHRI 1230 standard rating conditions

Air-to-Refrigerant Systems: OA 47°F db

*Ground Source Heat Pumps: Heating capacity at ISO 13256 or AHRI 1230 (if VFR) standard rating conditions

Ground Loop Heat Pump (GLHP): 32°F liquid entering heat exchanger

Ground Water Heat Pump (GWHP): 50°F liquid entering heat exchanger

Incentives for ground source heat pump projects will be based upon the lesser value of the peak heating load capacity if the heat pump systems or the peak heating load capacity of the ground loop/well.

Key Customer Commitments

1. Work collaboratively with Rhode Island Energy and Technical Assistance (TA) vendor to maximize energy savings and carbon reduction.
2. If receiving technical assistance from a TA vendor, customers and their design teams should participate in energy conservation discussions with Rhode Island Energy team throughout the design period.
3. Cover 50% of the cost of Rhode Island Energy technical assistance fees that exceed \$7,000 (for engagement before 100% Design Development (DD)) or cover 50% of the cost of technical assistance fees that exceed \$4,000 (for engagement after DD but before 100% Construction Documents (CD)). Not all projects require technical assistance. Work with Rhode Island Energy to determine the best fit.

Key Rhode Island Energy Commitments

1. Provide energy analysis to determine projected savings and available incentives.
2. Assist customers in making informed decisions about energy conservation and carbon reduction strategies in the project.
3. Pay customers an incentive for each eligible ECM that is included in the project.
4. Provide and cost share the services of a TA vendor, as needed. For projects greater than 20,000 sf in size, Rhode Island Energy will:
 - Cover TA fees up to \$7,000 when customers engage with Rhode Island Energy before the end of DD. Customers must cover 50% of the portion of TA fees that exceed \$7,000.
 - Cover TA fees up to \$4,000 when customers engage with Rhode Island Energy after the end of DD but before the end of CD. Customers must cover 50% of the portion of TA fees that exceed \$4,000.
 - For technical assistance that Rhode Island Energy may offer after design completion, Rhode Island Energy would cover 50% of fees and customers would cover the remaining 50% of fees.

Detailed Process



Step 1: Coordinate with Rhode Island Energy

Customers should inform Rhode Island Energy of their new construction or major renovation project to see if the simple energy efficiency improvements path is a good fit. It is highly recommended that customers reach out in the early design stages.

Following an initial conversation, Rhode Island Energy will determine if a TA vendor should be engaged to provide design support and technical assistance to the project team.

Step 2: Receive Technical Assistance

For whole building and certain other projects that engage before 100% DD:

- In advance of any technical discussion, the customer shall provide Rhode Island Energy with any existing project drawings and design narratives.
- First, Rhode Island Energy and the TA vendor will lead an energy charette (brainstorming session) with the project's design team; the customer, the architect, the Mechanical, Electrical and Plumbing Engineers, the lighting designer, the commissioning agent, and the general contractor (if available). This charette is intended to discuss, analyze, and compare potential building ECMs. Ideally, these ECMs will be incorporated into the project's design.
- Second, the TA vendor will conduct a mid-design review based on the DD set. The purpose of the review is to assess progress on incorporating the strategies discussed during the charrette and to provide feedback on additional design changes that will result in further energy savings. The TA vendor will issue a report to Rhode Island Energy and the customer based on this mid-design review.

For projects engaged after the end of DD, but before 100% CD (or where customers are only interested in discrete measures):

- Rhode Island Energy will determine if engaging a TA vendor will be appropriate given the project scope. If a vendor is engaged, the customer shall provide Rhode Island Energy with any existing project drawings and design narratives. The TA vendor will provide feedback on any ECMs that could be incorporated at this point in design. If a vendor is not engaged, Rhode Island Energy will handle the technical assistance internally.

Step 3: Energy Analysis and Incentive Pre-Approval

Where Rhode Island Energy is engaged, the TA vendor will prepare the final savings calculations and report for Rhode Island Energy to review based on the 100% CD set.

Upon Rhode Island Energy approval, the final report is issued to customers. If there is no TA vendor, the savings calculations will be determined by Rhode Island Energy internal teams.

Step 4: Complete Project

A few weeks before substantial completion, customers must provide a set of approved submittals, invoices and photographs corresponding with each approved ECM. All projects participating in the Program are subject to inspection by Rhode Island Energy.

Step 5: Incentives Issued for Construction Phase

Incentive levels for each measure are determined based on predicted annual energy savings. Note that several measures supported in this Program are “custom” measures where energy savings are calculated on a project-by-project basis. Custom measure incentives are capped at 100% of their incremental cost. Note that all measures must be cost effective for the customer to receive the maximum incentives and are subject to Rhode Island Energy’s program budget.

To receive incentives, customers are required to sign:

1. Custom application, formally requesting Rhode Island Energy incentives.
2. The incentive offer letter from Rhode Island Energy, and
3. The Rhode Island Energy Minimum Requirements Document (MRD), which lays out the energy-using equipment and system details
 - a. Customers must commit to constructing the building as it was designed and documented in the MRDs. Major deviations from the design could jeopardize the project’s ability to achieve the target EUI and opportunity to obtain full incentives.

Once Rhode Island Energy completes their review and affirm the project is built substantially in accordance with the design, they will make their incentive payments to the customer. Select projects are subject to 20% hold-back pending receipt of trend data or other information stipulated in the MRDs (if used).

Customer Information

Project Details

Customer Name:

Planned Project (check applicable):

New Construction Major renovation Addition

Project Schedule (Dates)	100% Schematic Design (SD)	100% Design Development (DD)	100% Construction Documents (CD)	Expected Construction Completion

Premises (address):

Premises SF (excluding unconditioned space):

Premises EUI Target (kBtu/SF):

This project's design team professionals include:

Architect:

Electrical Engineer:

Mechanical Engineer:

By signing below, customers represent that they (1) will be the lawful utility customers of the Premises and (2) have read, understand, accept, and agree to the terms and conditions for participation in the program outlined in this document. The project's lead architect is required to also review and sign the MOU acknowledging that he/she has read and understands the terms and conditions for participation.

Customer Signature:

Customer Printed Name:

Date:

Phone:

Email:

Architect Signature:

Architect Printed Name and Company Affiliation:

Date:

Phone:

Email:

THIS DOCUMENT MUST BE SIGNED BEFORE ENGINEERING SERVICES APPLICATION CAN BE REVIEWED

Disclaimers

This document outlines the roles and responsibilities of each party to set transparent expectations for all parties participating in the program. Under no circumstances does this document require customers or design teams to incorporate any particular EUI reduction strategy, nor does this document bind customers or design teams to a particular EUI target. All assistance offered by Rhode Island Energy through this program is offered in an advisory capacity only and is subject to change.

Except for payment of incentives as set forth hereunder, Rhode Island Energy does not make any representations, warranties, promises, or guarantees in connection with the program, energy conservation measures (ECMs), EUI reduction strategies, energy savings, benefits, adequacy, or safety of ECMs or other items, or any work, services or other item performed in connection with the program including, without limitation, the warranty of merchantability or fitness for a particular purpose. Also, other than the (i) energy cost savings realized by Customer, (ii) energy or ancillary service market revenue achieved through market sensitive dispatch, (iii) alternative energy credits, and (iv) renewable energy credits (altogether, the "Customer Credits"), Rhode Island Energy has unilateral rights to apply for any credits or payments resulting from the program or ECMs (the "Credits"). Such Credits include but are not limited to credits and payments for: (a) ISO-NE capacity, (b) forward capacity credits, (c) other electric or natural gas capacity and avoided cost payments or credits, and (d) demand response program payments. Customer waives, and agrees not to seek, any right to any Credit. Rhode Island Energy is not responsible for the payment of any taxes assessed by federal, state or local governments on either benefit conferred on the customer by the Sponsor(s) or design incentives paid to the design team.