



Multifamily Retrofit Program

Increase efficiency in your multifamily property

With incentives available for in-unit and common area upgrades for market-rate and income-qualified properties, the Multifamily Program offers an easy way to achieve energy efficiency savings.



Efficiency in Common Areas

Common area incentives are for installing qualifying equipment in community spaces around multifamily properties. Examples of eligible measures include:

- Interior and exterior LED lighting & controls
- Premium-efficiency unitary and split AC systems
- Premium-efficiency air source heat pumps
- Smart thermostats
- Energy efficient window installation
- Pool pumps and VSDs



In-Unit Efficiency

In-unit incentives are for installing qualifying equipment in individual dwelling spaces around multifamily properties. Examples include:

- LED lighting & controls
- Smart thermostats
- Packaged Terminal AC & HP
- Premium-efficiency air source heat pumps
- Energy efficient window installation
- ENERGY STAR® refrigerators, dishwashers, washers, and electric dryers
- Bath and laundry exhaust fans
- Low-flow faucet aerators and showerheads (if electric water heating)



Custom rebates

Earn rebates when reducing energy use with a system improvement that is not included in the prescriptive menu. Custom rebates are calculated using \$0.08 per estimated first year kilowatt hour (kWh) saved.



Income-Qualified Properties

Earn increased incentives for qualifying properties. Contact us to discuss eligibility requirements.



Authorized Contractors

PNM Authorized Contractors can provide cost estimates, install equipment, and assist you with the application process. View a list of Authorized Contractors by visiting pnmenergyefficiency.com/findacontractor.



PNM provides rebates for energy efficiency improvements.

Let us show you how.

Visit pnmenergyefficiency.com

Email energyefficiency@pnm.com

Call 505-938-9400



Earn rebates for installing energy-efficient equipment in your building.

HVAC Equipment			
EQUIPMENT TYPE	SIZE CATEGORY	INCENTIVE/UNIT	EFFICIENCY BONUS
Unitary and Split Air Conditioning Systems	< 65,000 Btu/h (< 5.4 tons)	\$25	\$15
	≥ 65,000 Btu/h and < 135,000 Btu/h (5.4-11.25 tons)		
	≥ 135,000 Btu/h and < 240,000 Btu/h (11.25-20 tons)		
	≥ 240,000 Btu/h and < 760,000 Btu/h (20-63 tons)		
	≥ 760,000 Btu/h (≥ 63 tons)		
Air Source Heat Pumps	< 65,000 Btu/h (< 5.4 tons)	\$40	\$15
	≥ 65,000 Btu/h and < 135,000 Btu/h (5.4-11.25 tons)		
	≥ 135,000 Btu/h and < 240,000 Btu/h (11.25-20 tons)		
	≥ 240,000 Btu/h and < 760,000 Btu/h (20-63 tons)		
Chillers: Water-Cooled, Centrifugal	< 150 tons	\$20	\$20
	≥ 150 tons and < 300 tons		
	≥ 300 tons to < 400 tons		
	≥ 400 tons to < 600 tons		
	≥ 600 tons		
Chillers: Water Cooled Scroll, Helical-Rotary or Reciprocating	< 75 tons	\$20	\$20
	≥ 75 tons and < 150 tons		
	≥ 150 tons and < 300 tons		
	≥ 300 tons and < 600 tons		
	≥ 600 tons		
Chillers: Air-Cooled	< 150 tons	\$40	\$20
	≥ 150 tons		
Packaged Terminal AC	ALL	\$50	\$0
Packaged Terminal HP	ALL	\$100	
Variable Refrigerant Flow Systems	< 65,000 Btu/h (< 5.4 tons)	\$40	\$25
	≥ 65,000 Btu/h and < 135,000 Btu/h (5.4-11.25 tons)		
	≥ 135,000 Btu/h and < 240,000 Btu/h (11.25-20 tons)		
	≥ 240,000 Btu/h (≥ 20 tons)		

Lighting	
EQUIPMENT TYPE	INCENTIVE/UNIT
Screw-in/Pin-type LED replacing Incandescent	\$2/lamp
Screw-in/Pin-type LED replacing Compact Fluorescent	\$1/lamp
LED Exit Signs	\$10/sign
LED Open Signs	\$20/sign
Interior Occupancy Sensors	\$0.16/watts controlled
Daylighting Sensors	\$0.10/watts controlled
Exterior Lighting Controls (Hi-Low Wattage)	\$0.42/watts reduced
24-Hour/Garage/3-Shift Lighting Controls (Hi-Low Wattage)	\$0.53/watts reduced

LED Lamps		Incentive/Watts Reduced			
EQUIPMENT TYPE	INTERIOR	INTERIOR-18 HOUR	EXTERIOR	24-HOUR/GARAGE/3-SHIFT	
LED Lamp Replacing HID/Linear Fluorescent/U Bend Fluorescent	\$0.21	\$0.58	\$0.37	\$0.74	
LED Retrofit Kit Replacing HID/Linear Fluorescent/U Bend Fluorescent	\$0.27	\$0.74	\$0.48	\$0.95	
LED Fixture Replacing HID/Linear Fluorescent/U Bend Fluorescent	\$0.32	\$1.00	\$0.63	\$1.37	

ENERGY STAR® Ovens & Fryers	
EQUIPMENT TYPE	INCENTIVE/UNIT
Combination Oven - Full Size	\$800
Convection Oven - Half Size	\$100
Convection Oven - Full Size < 5 pans	\$300
Convection Oven - Full size ≥ 5 pans	\$350
Commercial Vat Fryer - Standard	\$250
Commercial Vat Fryer - Large	\$300

ENERGY STAR® Steam Cookers	
EQUIPMENT TYPE	INCENTIVE/UNIT
Boiler Based - 3 Pan	\$1,200
Boiler Based - 4 Pan	\$1,400
Boiler Based - 5 Pan	\$1,600
Boiler Based - ≥ 6 Pan	\$1,800
Steam Generator - 3 Pan	\$800
Steam Generator - 4 Pan	\$900
Steam Generator - 5 Pan	\$1,000
Steam Generator - ≥ 6 Pan	\$1,200

ENERGY STAR® Hot Food Holding Cabinet	
EQUIPMENT TYPE	INCENTIVE/UNIT
Half size	\$125
Three-quarter size	\$300
Full-size	\$500

ENERGY STAR® Dishwashers	
EQUIPMENT TYPE	INCENTIVE/UNIT
Standard	\$10
Compact	\$5

Refrigerators & Freezers	
VOLUME (CUBIC FEET)	INCENTIVE/UNIT
≥ 13 and < 20	\$150
≥ 20 and < 25	\$160
≥ 25	\$170
MUST satisfy ENERGY STAR® Criteria	

ENERGY STAR® High Efficiency Ice Makers	
EQUIPMENT TYPE	INCENTIVE/UNIT
150 lb/24 hours	\$100
250 lb/24 hours	\$125
350 lb/24 hours	\$150
450 lb/24 hours	\$150
750 lb/24 hours	\$200
1500 lb/24 hours	\$250

Guest Room Energy Management System	
EQUIPMENT TYPE	INCENTIVE/TON/ROOM
Multi-family Guest Room Occupancy Sensor	\$75

Smart/Programmable Thermostats	
EQUIPMENT TYPE	INCENTIVE/UNIT
Smart Thermostats	\$95
Programmable Thermostats	\$20
When replacing Manual or Programmable Thermostats, Pre-inspection required)	

ENERGY STAR® Exhaust Fans		
EFFICIENCY LEVEL	STANDARD USAGE (10 - 200 CFM)/UNIT	CONTINUOUS USAGE/UNIT
ENERGY STAR® Certified	\$10	\$20
ENERGY STAR® Most Efficient	\$15	\$30

VSD on Fans/Pumps (less than 200 HP)	
VSD APPLICATION	INCENTIVE/UNIT/HP
Supply Fans	\$200
Return Fans	\$175
Cooling Water Pumps	\$200
Hot Water Pumps	\$150
WSHP Circulation Pumps	\$250
Cooling Tower Fan	\$100

Electric Hybrid Heat Pump Water Heaters	
SIZE CATEGORY (GALLONS)	INCENTIVE/UNIT
25 or less	\$240
26 to 35	\$360
36 to 45	\$480
46 to 55	\$600
Must be ENERGY STAR® certified with a 3.30 Uniform Energy Factor (UEF) or greater and 55 gallons or less of storage capacity.	

Pool Pump (0.5 - 3 HP)	
PUMP TYPE - ABOVE & IN-GROUND	INCENTIVE/UNIT
ENERGY STAR® Pump	\$100
CEE Tier 1 Pump	\$100

Window Incentive	
WINDOW TYPE	INCENTIVE/SQ FT
Single Pane Windows	\$1
Double Pane Windows	\$0.50
Must satisfy ENERGY STAR® Criteria	

Low-flow Showerheads	
EQUIPMENT TYPE	INCENTIVE/UNIT
with Electric Water Heaters	\$6

Low-flow Faucet Aerators	
EQUIPMENT TYPE	INCENTIVE/UNIT
with Electric Water Heaters	\$5

ENERGY STAR® Washers	
EQUIPMENT TYPE	INCENTIVE/UNIT
Top Loading (≥ 2.5 cu. ft.)	\$25
Front Loading (≥ 2.5 cu. ft.)	
< 2.5 cu. ft.	

ENERGY STAR® Dryers	
EQUIPMENT TYPE	INCENTIVE/UNIT
Vented Electric - Standard (≥ 4.4 cu. ft.)	\$25
Vented Electric - Compact (< 4.4 cu. ft.)	
Ventless Electric, Combination Washer-Dryer	\$50