

Funding Opportunities for Multifamily Affordable Housing Providers

Maryland affordable housing providers can leverage a variety of federal, state, local, and utility incentives, resources, and technical assistance to support clean energy investments across their portfolio. Additional support is also available for building owners required to comply with Maryland or Montgomery County Building Energy Performance Standards (BEPS).

Maryland's Department of Housing & Community Development (DHCD) manages a [one-stop-shop application](#) for incentives for income-qualified properties.

Funding, financing, and technical assistance offerings often change. Visit the Maryland Clean Buildings Hub's [Multifamily resource](#) page for a list of current offerings.

Program	Administrator	Program Overview
MEEHA Greenhouse Gas Reduction Program	Department of Housing & Community Development (DHCD)	Targeted at BEPS covered buildings to support compliance. Funding for energy audits and electrification assessments is available for a limited time for buildings in BGE territory.
MEEHA EmPower	DHCD	Helps limited income households with installation of energy conservation materials in their homes at no charge.
Weatherization Assistance Program (WAP)	DHCD	Helps eligible limited income households install energy conservation materials in their homes.
Commercial & Industrial Grant Program	Maryland Energy Administration (MEA)	Focused on improvements that result in energy performance that exceeds current codes or standards.
Residential Energy Equity Program	MEA	Supports energy efficiency upgrades. Solar can be installed on 4-unit buildings or less as long as one unit is owner occupied.
Jane E. Lawton Conservation Loan Program	MEA	Low-interest financing for cost effective energy efficiency and conservation projects in commercial (<i>i.e. not single-family residential</i>) buildings.
DOE Home Energy Rebates	MEA	Maryland is currently awaiting approval from the US Department of Energy to launch the state's rebate programs.
Commercial & Canopy Solar	MEA	Funding available to support rooftop-mounted, ground-mounted, and solar canopies.
Resilient Maryland Program	MEA	Funding to develop and install microgrids, resiliency hubs, and other distributed energy resources for critical and community uses.

Additional incentives and support housing providers can tap into include:

- Quick Home Energy Check-ups offered by [BGE](#) and [Pepco](#)
- [Pepco](#) and [BGE](#) Operations & Maintenance Training courses
- [EmPower incentives](#) for energy efficiency and electrification administered by Maryland utility providers
- And, coming summer 2026, MEA's [BEPS Technical Assistance Program](#)

Check out [NHT's Preservation Toolkit](#) to learn more about multifamily affordable housing clean energy and energy efficiency funding opportunities.

Questions? Reach out to Madeleine McCullough at mmccullough@nhtinc.org

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Get a Head Start: How to Prepare Your Portfolio to Leverage Clean Energy Incentives

If you're interested in taking advantage of Maryland's clean energy programs, here are steps you can take now to ensure your properties are ready to leverage funding.

Assess Your Portfolio's Needs

- ✓ Lower operating costs
- ✓ Deferred maintenance or needed capital improvements
- ✓ Must complete upgrades to comply with Maryland or Montgomery County Building Energy Performance Standards or to qualify for funding
- ✓ Building owner/developer preservation goals

Complete Energy Audits and Assessments

- ✓ Make sure you are benchmarking your properties' energy usage. It is important to collect data on owner-paid and tenant-paid utilities. *Many programs will require participants to demonstrate energy savings post-retrofit work through energy benchmarking. **Buildings covered by the State and Montgomery County BEPS are required to benchmark building data through ENERGY STAR Portfolio Manager annually.***
- ✓ Identify opportunities to improve the energy efficiency of units and common areas. Comprehensive audits and energy assessments should align with an AHSRAE Level II audit. *Some programs may provide incentives to help cover the costs of energy audits.*
- ✓ When applicable, consider assessments that outline a pathway for achieving net zero emissions. This includes:
 - Full electrification
 - Elimination of on-site carbon emissions
 - Power from onsite or offsite renewable energy/clean energy sources

Stay in the loop with Maryland's programs

- ✓ Subscribe to the [Maryland Clean Buildings Hub newsletter](#) for the latest on the state's energy efficiency and clean energy programs.