

Energy Efficient New Homes



Program Guidebook
January 2026



Program Overview

The Energy Efficient New Homes (EENH) Program provides energy efficiency rebates to builders of eligible new residential construction projects that are built to exceed the State of California Title 24 Energy Efficiency Standards and equipped with qualifying natural gas appliances. Production and custom low-rise and high-rise multifamily projects built in the SoCalGas service territory and served by SoCalGas may be eligible.

Program Description

Cash rebates are offered for qualifying natural gas appliances listed in the Worksheets contained in this guide.

Please refer to the list of qualifying natural gas appliances in the Multifamily Worksheet.

Cash bonuses are also offered to multifamily projects which qualify for certain other green certifications:

- **U.S. Green Building Council (USGBC) Leadership in Energy & Environmental Design (LEED) Designations** – Must receive a rebate for at least one item in the EENH Program.
- **U.S. Environmental Protection Agency (EPA) WaterSense-Labeled Home** – Must receive a rebate for at least one item in the EENH Program.
- **California Public Utilities Commission (CPUC) Deed-restricted Property** – Must receive a rebate for at least two items in the EENH Program.
- **ENERGY STAR® Certification** – Must receive a rebate for at least one item in the EENH Program.

Program Requirements

Applications must be submitted prior to construction start date and approved by SoCalGas to ensure funds will be reserved. Funds are limited and will be reserved on a first-come, first-served basis. Visit our website at socalgas.com/EENH for additional program and funding details and to determine if reservations and applications are being accepted before applying. The EENH Program may be changed or terminated without prior notice at any time.

Residential New Construction applicants may not accept incentives and/or rebates from more than one utility-sponsored energy efficiency program for the same project.

Equipment Requirements

Equipment must meet all applicable requirements as further described in the application. Additionally, SoCalGas reserves the right to verify installation and deny payment for equipment that does not meet all program requirements. All equipment must also be new natural gas equipment or new controller devices. Used or rebuilt equipment is not eligible. Equipment must also be installed and operational according to applicable federal, state, and local building codes, ordinances, standards, and/or manufacturer's requirements.

Reserving Funds

To reserve funds:

1. Complete the application (including the attached worksheet) for multifamily projects indicating the natural gas appliances to be installed in the new residential construction project.
2. Print out the application and the worksheets, then sign and date the application.
3. Provide a copy of the project's Title 24 Certificate(s) of Compliance CF-1R(s), authored and signed by a Certified Energy Analyst (CEA).
4. Provide project address list (if more than one location in the project).
5. Provide a copy of the W-9 Form for applicant or the third-party payee receiving the rebate check.
6. Prior to the construction start date, either mail the completed application, worksheets, and CF-1R Certificate to:
SoCalGas
Energy Efficient New Homes Program
M.L. GT 20B3
P.O. Box 512670
Los Angeles, CA 90051-0670
Or send them electronically via e-mail to:
NewHomes@socalgas.com.
Questions? Email us or call 1-866-563-2637.
7. Builders currently participating in the EENH Program should reach out to their assigned SoCalGas Account Executive to enroll additional projects.

8. If the application is approved by SoCalGas, an email with a reservation number will be sent to the applicant as proof of project approval to participate in the EENH Program. Funds will be reserved for 36 months from the date of the approval email. The deadline may be extended on a case-by-case basis, pending the availability of funds at SoCalGas' sole discretion. Only written requests sent by the applicant to the indicated above postal address or email address will be considered.

Request for Payment

To claim your rebate:

1. When the project or a phase in the case of production homes has been completed, complete the Request for Payment (RFP) form (if applicable) and send to SoCalGas with the following required supporting documentation. For production home projects, a completed RFP form may be sent in for each completed phase:

- Proof of equipment purchase – Custom projects must include a copy of the paid invoices for equipment purchase and documentation showing equipment installed at the project address.
- For builder production projects, a signed Attestation of Equipment Installation will be required to be submitted with each signed Request for Payment Form.
- Proof of LEED, WaterSense, or ENERGY STAR certification — A copy of the notification of certification or other record that properly documents the certification.

2. Either mail the completed package to:

SoCalGas
Energy Efficient New Homes Program
M.L. GT 20B3
P.O. Box 512670
Los Angeles, CA 90051-0670

Or send it electronically via e-mail to:

NewHomes@socalgas.com.

Questions? Send an e-mail message to our address or call 1-866-563-2637.

Glossary

- **Annual Fuel Utilization Efficiency (AFUE)** — The AFUE is a measure of annual efficiency of boilers and furnaces. It takes into account the cyclic on/off operation and associated energy losses of the heating unit as it responds to changes in the load.

- **Btu** — British Thermal Unit; a traditional unit of heat defined as the amount of heat required to raise the temperature of one pound of water by one-degree Fahrenheit.
- **MBtu** — Thousand British thermal units.
- **CF-1R** — Title 24 Certificate of Compliance, authored and signed by a Certified Energy Analyst (CEA).
- **Combined Energy Factor (CEF)** — Energy-performance criteria for dryers. CEF is the quotient of the test load size, 8.45 pounds for standard dryers and 3 pounds for compact dryers, divided by the sum of the machine electric energy-use during standby and operational cycles.
- **Combustion Efficiency (CE)** — This is the energy available within the system after subtracting the wasted heat as a flue stack loss. CE is measured at the flue stack with an analyzer as CE = 100 percent—(stack loss in percentages).
- **Energy Factor (EF)** — This is an efficiency rating for water heaters. It is the ratio of useful energy output to the total amount of energy used.
- **Fireplace Efficiency (FE)** — Based on Canadian Standards.
- **Integrated Modified Energy Factor (IMEF)** — Energy performance metric for ENERGY STAR certified residential clothes washers.
- **Integrated Water Factor (IWF)** — Water-performance metric for ENERGY STAR certified residential clothes washers.
- **Residential New Construction (RNC)** — The act of building any structure, or that part of any structure that is used as a home, residence, or sleeping place by one or more persons.
- **Thermal Efficiency (TE)** — This is an energy-efficiency measure of combustion equipment. For boilers it is the percentage of energy consumed that converts to heat for the water or steam.
- **Title 20 Standards** — California Appliance Efficiency Regulations.
- **Title 24 Standards** — California Building Energy Efficiency Standards.
- **Uniform Energy Factor (UEF)** — For residential and certain commercial water heaters refers to its efficiency when run under standardized conditions for a 24-hour period.

Terms and Conditions

The following terms and conditions apply to the EENH Program. The individual or entity submitting the application (“applicant”) hereby acknowledges and agrees as follows:

1. Applicant has read and understands the rules, requirements, and terms and conditions set forth in these Guidelines (including the application and all attachments hereto) and agrees to abide by such rules, requirements and terms and conditions.
2. Applicant meets the program eligibility requirements as stated or referenced in these Guidelines.
3. The information applicant has supplied on the application and attachment(s) is true, correct and complete.
4. If the application or any work related thereto is terminated for any reason, SoCalGas shall not be liable to the applicant for damages or compensation of any kind. **In no event will SoCalGas or any of its affiliated companies or its parent company have any liability to applicant or any of its employees, representatives, or agents for any special, indirect, incidental or consequential loss or damage whatsoever, including, without limitation, lost profits or lost investment opportunity, even if such party has been advised in advance that such damages could occur.**
5. By submitting the CF-1R(s) applicant acknowledges that the project has complied with all applicable requirements of California Title 24 Building Standards prior to applying for the program.
6. Applicant acknowledges and agrees that rebates are only available for qualifying equipment that exceeds California Title 20 Appliance Efficiency Regulations. Additionally, for space-heating and water-heating equipment, only models with efficiency levels that meet or exceed that stated on the submitted CF-1R certificate will be eligible for a rebate.
7. SoCalGas reserves the right, in its sole discretion, to determine eligibility for rebates.
8. SoCalGas makes no representation or warranty (including the warranty of merchantability or fitness for a particular purpose), and assumes no liability with respect to quality, safety, performance, or other aspect of any design, system or appliance selected or installed and expressly disclaims any such representation, warranty or liability.
9. Program funds and the EENH Program are subject to the jurisdiction of the California Public Utilities Commission (CPUC) and shall be subject to such changes or modifications as the CPUC may, from time to time, direct in the exercise of its jurisdiction.
10. Applicant understands that if the rebate program is modified in any way or terminated by order of any government entity, then the application shall be revised or terminated consistent with that order.
11. SoCalGas may assign the application, in whole or in part, or its rights and obligations hereunder, directly or indirectly, by operation of law or otherwise, without the applicant’s prior written consent, provided SoCalGas remains obligated for payments incurred prior to the assignment. The applicant may not assign this application, in whole or in part (including by a direct or indirect change of control or by operation of law), or its rights and obligations hereunder, directly or indirectly, by operation of law or otherwise without the prior written consent of SoCalGas.
12. Applicant understands rebates may require inspections of the installed appliances and/or devices. Therefore, applicant agrees to provide reasonable access to the project site for these purposes to SoCalGas and/or its agents or assigns and the CPUC and/or its agents or assigns.
13. To the fullest extent permitted by law, applicant agrees to indemnify and hold harmless SoCalGas, its parent company, subsidiaries, affiliates, officers, directors, managers, agents and employees (collectively, “Indemnified Persons”) from all claims, demands, losses, damages, costs, expenses and liability (legal, contractual, or otherwise), which arise from or are in any way connected with any: (1) injury to or death of persons, including but not limited to applicant, employees or customers of any Indemnified Person or any third party arising from any

measures installed; (2) injury to property or other interests of applicant, employees or customers of any Indemnified Person or any third party; (3) violation of local, state, or federal common law, statute, or regulation, including but not limited to environmental laws or regulations; (4) energy savings shortfall; so long as such injury, violation, or shortfall (as set forth in (1)—(4) above) arises from or is in any way connected with the project, including any third party's performance of or failure to perform the project, however caused, regardless of strict liability or negligence of any Indemnified Person.

14. Funding approved for this rebate is limited and will be paid on a first-come, first-served basis to qualified applicants for qualifying equipment. Funds will only be reserved upon SoCalGas' approval of the application and payment of rebates. This rebate offer is subject to the availability of authorized funds.
15. Applicant agrees that applicant will not apply for or receive incentives or rebates offered by local or state entities or other utilities for eligible equipment covered under this application.
16. SoCalGas may suspend or terminate the application, with or without cause, upon written notice to applicant.
17. Applicant understands the following tax liability provisions: SoCalGas will report rebates greater than \$600 as income to applicant on IRS Form 1099 unless: 1) applicant has marked the "Corporation" or "Exempt" tax status box on the Request for Payment Form, or 2) applicant has authorized SoCalGas to remit the rebate payment to a third party on the RFP Form. SoCalGas will report rebates greater than \$600

as income to the third party payee unless the applicant has marked the "Corporation" or "Exempt" tax status box for the payee on the RFP Form. Utility recommends that applicant consults a tax adviser concerning the taxability of rebates. SoCalGas is not responsible for any taxes that may be imposed due to rebate payments.

18. Applicant understands once an Approval Letter is issued for this application, the application will be processed under the program and the appliance rebate and bonus levels in place at the time of approval. If the application is withdrawn at any time in the process by the applicant, applicant may only resubmit an application for the same project in the same program and appliance rebate and bonus levels, under specific approved circumstances.
19. Applicant understands SoCalGas may use the services of external consultant(s) for functions related to the submitted projects. applicant hereby authorizes SoCalGas to share any of the submitted project information with the consultants, expressly for this purpose.
20. If this Agreement is canceled for any reason, the applicant may reapply at a later date. applications will be accepted and estimated rebates will be committed based upon the funds available and program terms at the time of reapplication.
21. The Energy Efficient New Homes Program is funded by SoCalGas customers and administered by Southern California Gas Company, under the auspices of the California Public Utilities Commission.
22. This program, including all rules and requirements with respect thereto, may be modified or terminated without prior notice.

Message funded by ratepayers

The Energy Efficient New Homes Program is funded by California utility customers and administered by Southern California Gas Company (SoCalGas) under the auspices of the California Public Utilities Commission. Program funds, including any funds utilized for rebates or incentives, will be allocated on a first-come, first-served basis until such funds are no longer available. This program may be modified or terminated without prior notice. The selection, purchase and ownership of goods and/or services are the sole responsibility of the customer. Customers who choose to participate in this program are not obligated to purchase any additional goods or services offered by manufacturer, vendor, service provider, or any other third party. **SoCalGas makes no warranty, whether expressed or implied, including warranty of merchantability or fitness for any particular purpose, use or application of selected goods and/or services selected by customer. SoCalGas does not endorse, qualify, or guarantee the work of any third party.** Eligibility requirements apply; see the program conditions for details.

APPLICATION AND AGREEMENT FORM

Complete this application and agreement form to reserve funds for multifamily new construction projects. You can fill it out on a computer and print it out for signature.

1 Applicant/Payee Information

Applicant/Builder Name:		
SoCalGas Representative:	Payee Name:	
Federal Tax ID #: (or) Social Security #:	<input type="checkbox"/> Corporation <input type="checkbox"/> LLC <input type="checkbox"/> Individual <input type="checkbox"/> Partnership If exempt, describe why:	
Payee Address:	Payee City:	Payee ZIP:

2 Project Information

Project Name:		
Project Address/Location:	Project City:	Project ZIP:
Authorized Project Contact:	Authorized Contact Telephone Number:	
Email:		
Permitting Agency:	Permit Date:	
Start Date:	Estimated Completion Date:	
HERS* Provider (i.e., HERS Registry):	HERS Company:	
HERS Rater Address:	HERS Rater Telephone No.:	
HERS Rater Email:		

3 Project Type

Multifamily - Please select housing type: <input type="checkbox"/> Low-rise (Less than 4 stories) <input type="checkbox"/> High-rise (4 stories or more)	
What utility is providing electricity to the project? <input type="checkbox"/> Southern California Edison <input type="checkbox"/> LADWP <input type="checkbox"/> PG&E <input type="checkbox"/> SDG&E® <input type="checkbox"/> Other	
This project will be served by SoCalGas: <input type="checkbox"/> Yes <input type="checkbox"/> No Projects not served by SoCalGas are not eligible.	
Tract Number:	
Phase Number(s):	Lot Number(s):
# of Units to Complete in: 2026 _____ 2027 _____ 2028 _____ 2029 _____ Total _____	

* HERS – Home Energy Rating System

4 Applicant Agreement

I, the undersigned, agree that:

1. I have read and understand and agree to abide to the EENH Program rules, requirements and terms and conditions set forth in this application.
2. The information that I have supplied on this application is true, correct and complete.
3. This project is not receiving duplicate funding from multiple utility-sponsored energy-efficiency programs for the same measures.
4. I understand that this agreement is valid for 36 months from date of utility's issue of an approval letter, as further described in the Guidelines.
5. I am authorized to sign this application on behalf of applicant.

Company Name

Name of Authorized Representative

Title

Signature

Date:

MULTIFAMILY WORKSHEET

Complete the worksheet to submit with the application.

WATER HEATING						
System Type	Efficiency Requirement	SoCalGas CZ Eligible	Rebate Amount	X MBTUs per Unit	X Quantity	= Total Rebate
Central System Tankless Water Heater Tier 1	> 90% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$3 per MBTU			
Central System Tankless Water Heater Tier 2	> 96% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$6 per MBTU			
Central Storage WH System Tier 1	> 90% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$15 per MBTU			
Central Storage WH System Tier 2	> 96% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$17 per MBTU			
Central Boiler Tier 1	> 90% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$3 per MBtu			
Central Boiler Tier 2	> 96% Thermal Efficiency	4,5,6,8,9 10,13,14,15,16	\$6 per MBtu			

MULTIFAMILY WORKSHEET ADDENDUM

ADDITIONAL CASH BONUS				
Item	Bonus per Unit	X # of Units	=	Bonus
Energy Star Certification	\$10			
USGBC LEED Platinum Level	\$15			
USGBC LEED Gold Level	\$10			
USGBC LEED Silver Level	\$7			
USGBC LEED Certified Level	\$5			
EPA WaterSense-labeled Home	\$5			
Deed-restricted Property	\$10			
TOTAL MULTIFAMILY CASH BONUS REQUESTED:				
TOTAL MULTIFAMILY REBATE AMOUNT REQUESTED:				
TOTAL PAYMENT REQUESTED:				

FOR DEED-RESTRICTED PROPERTY BONUS ONLY (MULTIFAMILY)

Deed-restricted Type: (Check All that Apply)

- General Obligation Bonds Low-income Tax Credits Properties owned by HUD
- Local, State, or Federal Loans or Grants Tax-exempt mortgage revenue bonds
- Owned or controlled housing for federally-recognized tribal members
- Housing legally controlled by local housing authorities, non-profit organizations or other owners where:
 - The building is deed- or contract-restricted to house low-income tenants under an agreement with HUD, the California Department of Housing and Community Development and/or the State Treasurer's Office restricting rents to affordable levels based on tenant income levels
 - The building is regularly verified by HUD or the specified state agency.
- Other (specify) _____

Deed-restricted Property Verification (Required)

- By checking this box, I acknowledge and understand that if I am submitting for a deed-restricted property bonus, the project must meet the definition of "deed-restricted" as defined by California Public Utilities Code Section 2852(a) (3)(A) and further modified by the CPUC as a residential property financed with low-income tax credits, tax-exempt mortgage revenue bonds, general obligation bonds, or local, state, or federal loans or grants. SoCalGas reserves the right to require documentation of deed restrictions.

REQUEST FOR PAYMENT FORM

Complete this form to request payment for completed units in multifamily new construction projects only when the Third Party Payment Authorization is different from the application. You can fill it out on your computer and then print it out for submittal. Payment will be sent to the applicant on file unless you fill out and sign the Third Party Payment Authorization below.

**Reservation
Number:**

**Production
Home Phase
Number:**

**Number of
Homes in Phase:**

1 Applicant/Payee Information (Only fill in and sign below if changed since application)

Applicant/Builder Name:		
SoCalGas Representative:	Payee Name:	
Federal Tax ID #: (or) Social Security #:	<input type="checkbox"/> Corporation <input type="checkbox"/> LLC <input type="checkbox"/> Individual <input type="checkbox"/> Partnership If exempt, describe why:	
Payee Address:	Payee City, State:	Payee ZIP:

2 Project Contact Information

Project Contact:	Contact Mobile Telephone:
Email:	

3 Third Party Payment Authorization

As the applicant, I request that my EENH rebate be remitted to the third-party Payee named below. I understand that I will not be receiving the rebate check. I understand that my release of the payment to the Payee does not exempt me from the program requirements outlined in this Agreement. I also understand that SoCalGas will report rebates greater than \$600 as income on Form 1099 to the third-party payee unless I have marked the "Corporation" or "Exempt" tax status box for the payee below. SoCalGas is not responsible for any taxes that may be imposed as a result of this rebate.

Make Rebate Check Payable to:		
Payee First and Last Name:		
Payee Company:		
Federal Tax ID #: (or) Social Security #:	<input type="checkbox"/> Corporation <input type="checkbox"/> LLC <input type="checkbox"/> Individual <input type="checkbox"/> Partnership If exempt, describe why:	
Payee Address:	Payee City, State:	Payee ZIP:
Applicant Name (required)	Signature (required)	Date (mm/dd/yy) (required)

Supporting Documentation Required

1. Proof of equipment purchase — For custom homes, a copy of the paid invoices or similar records that show equipment purchased and installed at the project address.
2. Proof of installed equipment — For builder production projects, a signed Attestation of Equipment Installation will be required to be submitted with each Request for Payment Form.
3. Proof of LEED, WaterSense, or ENERGY STAR certification — A copy of the notification of certification or other record that documents the certification.

Send this completed and, if necessary, signed form with the supporting documents to:

SoCalGas
 Energy Efficient New Homes
 Program
 M.L. GT 20B3
 P.O. Box 512670
 Los Angeles, CA 90051-0670

Applicant Name

Signature:

Date (mm/dd/yy)