

BENCHMARKING PROGRAMS AND POLICIES LEVERAGING ENERGY STAR®

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July 2021

State and local governments, as well as many associations and other organizations across the country, are taking action to protect the environment and reduce energy costs by enacting benchmarking policies and running voluntary programs that leverage EPA’s ENERGY STAR® Portfolio Manager® tool. This document provides a summary of national, state, and local efforts that use Portfolio Manager to improve energy efficiency in buildings.

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NATIONAL POLICIES LEVERAGING ENERGY STAR TOOLS

Organization	Policy	Scope of Coverage	Requirements
The Executive Office of the President of the U.S.	Executive Order 13693: Planning for Federal Sustainability in the Next Decade 2015	All federal agencies.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Agencies must meet rigorous sustainability goals, including improving energy and water efficiency, boosting the percentage of their energy use that comes from renewable electric and alternative energy, and completing broader sustainability assessments.
U.S. Congress	Energy Independence and Security Act (EISA) Section 435 2007	All federal agencies.	<ol style="list-style-type: none"> 1. Federal agencies must lease space in buildings that have earned ENERGY STAR certification no more than 12 months prior to the lease award date. 2. If a lessor's building type is not eligible to earn ENERGY STAR certification, federal tenants will require certain cost-effective energy efficiency upgrades to the building.
	EISA Section 432, DOE 2014 Benchmarking Guidance 2007	All federally owned or leased, metered and covered, buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed via the Department of Energy's Compliance Tracking System.

STATE POLICIES LEVERAGING ENERGY STAR TOOLS

Organization	Policy	Scope of Coverage	Requirements
State of California	Assembly Bill 802 2015	Utility companies serving California; commercial and multifamily buildings more than 50,000 square feet, <i>and all state agencies.</i>	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings. 3. Utilities must provide applicable buildings with aggregated whole-building energy usage data in a format compatible with the ENERGY STAR Portfolio Manager tool. 4. Utilities must be able to provide this data and building owners must report annual energy usage.
State of Colorado	HB1286 2021	All buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking begins in 2022 with 2021 data. Building owners are required to run data quality checker before submitting report. 3. Utilities must provide applicable buildings with aggregated whole-building energy usage data in a format compatible with the ENERGY STAR Portfolio Manager tool. 4. A task force will develop the performance standards to reach a minimum of 7% GHG savings by 2026 and 20% GHG savings by 2030 across covered buildings.



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State of Connecticut	Senate Bill 1243 2011	Utility companies serving Connecticut; all state owned and leased buildings.	<ol style="list-style-type: none"> 1. Utilities must provide applicable buildings with aggregated whole-building energy usage data in a format compatible with the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must reduce energy use by at least 10 percent by 2013 and by another 10 percent by 2018.
State of Delaware	Executive Order 18 2010	All state owned and leased buildings.	<ol style="list-style-type: none"> 1. The Office of Management and Budget and the Department of Natural Resources and Environmental Control must establish a plan to track and report annual energy use of applicable buildings using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings were required to reduce energy use by at least 20 percent by 2013 compared to 2008, and successfully did so.
State of Hawaii	House Bill 1464 2006	State owned buildings more than 5,000 square feet or those using more than 8,000 kWh of electricity or equivalent amount of energy per year.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool or an equivalent tool. 2. The energy resources coordinator will provide training on Portfolio Manager to affected state departments.
State of Michigan	Executive Directive 2007-22 2005	All state-owned buildings occupied by state employees.	<ol style="list-style-type: none"> 1. Buildings occupied by state employees must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.
State of New Jersey	Assembly Bill A3723 2018	Commercial buildings more than 25,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool.
State of New York	Executive Order 88 2012	All state owned and managed buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must reduce average source energy use intensity 20 percent by 2020 compared to a 2010/2011 baseline. 3. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
State of Oklahoma	Oklahoma Facilities Energy Program 2014	All state-owned buildings and higher education buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must improve energy efficiency at least 20 percent by 2020. 3. Applicable building owners must seek to obtain ENERGY STAR Certification for all eligible facilities.



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State of Oregon	State Energy Efficiency Design (SEED) Program 2012	All state-owned buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings were required to reduce energy use intensity by 20 percent by 2015 compared to a 2000 baseline and will need to further reduce by another 20 percent by 2023. 3. State agencies must incorporate energy efficient design aspects into the construction or renovation of all applicable buildings.
State of Texas	Energy and Water Reporting 2017	State agency and higher education buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool.
Commonwealth of Virginia	Senate Bill 963 2020	State owned buildings more than 5,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Beginning in 2021, state agencies must benchmark a certain percentage of their facilities, starting with 5% in the first year and 100% in 2025. 3. Energy managers must identify priority facilities for energy audits and performance contracting. 4. Utility accounts must be connected to state ENERGY STAR Portfolio Manager master account, managed by the Department of Mines, Minerals, and Energy.
State of Washington	Senate Bill 5854 - 2009-10 2009	State owned buildings and commercial buildings, including public universities and state community and technical colleges more than 10,000 square feet; Utility companies serving the state of Washington.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable commercial buildings must disclose energy performance metrics to a prospective buyer, lessee, or lender. 3. New construction buildings more than 10,000 square feet must meet state energy code targets using the ENERGY STAR Target Finder tool or equivalent methodology. 4. Qualifying utilities must provide applicable buildings with aggregated whole-building energy usage data in a format compatible with the ENERGY STAR Portfolio Manager tool. 5. Benchmarking data will be publicly disclosed for applicable buildings.
	State Efficiency and Environmental Performance 2018	State owned and leased facilities.	<ol style="list-style-type: none"> 1. Directors shall ensure that their agencies adopt and implement plans to reduce energy use in state-owned facilities by at least 10% during the first year. 2. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.



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	House Bill 1257 – Energy Efficiency 2019	Commercial buildings greater than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must disclose their 1 – 100 ENERGY STAR Score to a purchaser or prospective purchaser of the facility before the time of sale. 3. Applicable buildings must comply with performance goals or follow compliance options once every 5 years. Compliance options include conducting an energy audit and creating an implementation plan to reduce energy use intensity.
	Clean Building Standard 2020	Commercial buildings greater than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must set energy use intensity (EUI) targets depending on whether the building is classified as single use or mixed use. 2. More recently built buildings shall create a second EUI that is 15% less than the target developed for compliance.
State of West Virginia	HB 2667 2021	State owned facilities.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings are required to reduce energy use by 25 percent by 2030 compared to a 2018 baseline.

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City of Atlanta, GA	Atlanta Commercial Buildings Energy and Efficiency Ordinance 2015	Commercial and multifamily buildings more than 25,000 square feet and all municipal buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must disclose their benchmarking data to the city. 3. Applicable buildings must receive an energy audit at least once every 10 years.
City of Austin, TX	Austin Energy Conservation Audit and Disclosure Ordinance 2008	Commercial buildings more than 10,000 square feet that receive electricity from Austin Electric Utility.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool, or a system approved by the utility. 2. Applicable buildings must disclose their 1 – 100 ENERGY STAR Score to a purchaser or prospective purchaser of the facility before the time of sale.



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City of Berkeley, CA	Berkeley Building Energy Savings Ordinance 2015	All buildings more than 25,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must provide the city with an energy performance report generated in Portfolio Manager, including the 1 – 100 ENERGY STAR Score. 3. Applicable buildings must provide the energy performance report to existing lessees and to prospective lessees and buyers prior to execution of a lease or contract for sale. 4. Applicable buildings must complete an energy assessment once every 5 years as well as at point of sale, with owners disclosing the results to potential buyers.
City of Boston, MA	Boston Building Energy Reporting and Disclosure Ordinance 2013	All city owned buildings, commercial buildings more than 35,000 square feet, and residential buildings more than 35,000 square feet or more than 35 units.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Applicable buildings must submit energy assessments or take energy actions once every 5 years to meet compliance. Requirements for energy assessments and recommended energy actions are determined by the Commission. Energy actions can include retro-commissioning energy efficiency measures, and energy management plans.
City of Boulder, CO	Boulder Building Performance Ordinance 2015	Commercial and industrial buildings more than 20,000 square feet, new commercial and industrial buildings more than 10,000 square feet, and city owned buildings more than 5,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings after a two-year grace period. 3. Every 10 years, applicable buildings must perform energy assessments and retro-commissioning and implement cost-effective energy efficiency improvements within two years of the retro-commissioning.
City of Brisbane, CA	Building Efficiency Program 2020	City buildings more than 2,000 square feet, and private buildings more than 10,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Upon request, tenant owners must authorize utilities to share consumption data with building managers. 3. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 4. Applicable buildings must comply with performance standards or follow compliance options. Compliance options vary depending on ENERGY STAR score and building size.
City of Cambridge, MA	Building Energy Use and Disclosure 2014	Municipal buildings, nonresidential buildings more than 25,000 square feet, and residential buildings with more than 50 units.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.



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City of Charleston, WV	Bill No. 7916 2021	All properties owned, leased, or managed by the city such that the city regularly pays all or part of the annual energy and/or water bills.	<ol style="list-style-type: none"> 1. Applicable buildings must enter their total energy and water consumed in ENERGY STAR Portfolio Manager. Building operators must also enter descriptive information required by Portfolio Manager. 2. The building operator must use the data quality checker in ENERGY STAR Portfolio Manager. If the building owner learns that any data is inaccurate, they must submit corrected data to the energy manager.
City of Chicago, IL	Energy Benchmarking Ordinance 2013	Commercial and residential buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 3. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 4. Applicable buildings must disclose their 1 – 100 ENERGY STAR Score, energy use intensity, and greenhouse gas emissions, which the city will publicly disclose one year after the first annual report is submitted.
	Chicago Energy Rating System 2017		<ol style="list-style-type: none"> 1. Applicable buildings will receive an energy performance star rating, based on their 1-100 ENERGY STAR Score. 2. Applicable buildings must post an energy rating card, provided by the commissioner, on their building in a location visible to the public and visitors.
City of Chula Vista, CA	Building Energy Saving Ordinance 2021	All buildings more than 20,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings. 3. Applicable buildings must receive an energy audit at least once every 5 years. 4. Applicable buildings are required to reduce energy use intensity by 10-30 percent in 5 years and will need to further reduce by another 10-15 percent by 10 years. The reduction requirement depends on most recent ENERGY STAR score.
City of Columbus, OH	Energy and Water Benchmarking and Transparency Ordinance 2020	City buildings more than 25,000 square feet, commercial and multifamily buildings more than 50,000 square feet, and multifamily buildings with 4 or more units.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
Cook County, IL	Building Energy Benchmarking Ordinance 2014	County buildings more than 35,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.



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City of Denver, CO	Executive Order 123 2007	Newly constructed city owned and operated buildings, and existing city owned and operated buildings undergoing major renovations.	<ol style="list-style-type: none"> 1. Applicable newly constructed buildings must be Designed to Earn the ENERGY STAR as determined by the ENERGY STAR Target Finder tool. 2. Applicable existing buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.
	Energize Denver 2016	All municipal, commercial, and multifamily buildings greater than 25,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
	Green Buildings Ordinance 2018	Roof permits for existing buildings and existing building additions more than 25,000 square feet.	<ol style="list-style-type: none"> 1. For existing buildings compliance, applicable buildings can comply by maintaining an ENERGY STAR Portfolio Manager score of 85 or greater. This is verified through the Energize Denver reporting platform. 2. An additional compliance path includes achieving a 10 to 15 percent improvement in energy use intensity (EUI) below baseline, depending on the square footage, as determined using the ENERGY STAR Portfolio Manager tool. This is verified through the Energize Denver reporting platform.
City of Des Moines, IA	Ordinance 15,779 2019	All city owned buildings and private buildings greater than 25,000 square feet	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Edina, MN	Ordinance 2019-10 Article XI: Efficient Building Benchmarking 2019	Commercial, multifamily, and city owned buildings greater than 25,000 square feet	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Applicable buildings must have a certified professional conduct an energy assessment to verify their data every 5 years.
City of Evanston, IL	Building Energy and Water Use Benchmarking Ordinance 2016	City owned buildings greater than 10,000 square feet; all non-condo buildings greater than 20,000 square feet; all condo buildings greater than 50,000 square feet	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must have a certified professional verify their data, or earn ENERGY STAR certification, every three years. 3. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Fort Collins, CO	Building Energy and Water Scoring Program Ordinance 2019	Commercial, multifamily, and city owned buildings more than 20,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.



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Organization	Policy	Scope of Coverage	Requirements
Indianapolis & Marion County, IN	Proposal 185: Benchmarking and Transparency Ordinance 2021	City buildings over 25,000 square feet, and non-city buildings in the commercial, multifamily, and industrial sectors over 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. In 2026, benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Kansas City, MO	Energy Empowerment Ordinance 2015	Municipal buildings more than 10,000 square feet, and institutional, commercial, and multifamily residential buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 3. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool.
City of Los Angeles, CA	Existing Buildings Energy and Water Efficiency Program 2016	Municipal buildings more than 7,500 square feet, and privately owned and state agency buildings located in the city more than 20,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Beginning in 2020, applicable buildings must provide proof of compliance with performance goals or follow compliance options, which can include ASHRAE Level II audits or retro-commissioning.
City of Minneapolis, MN	Commercial Building Benchmarking and Transparency 2013	City buildings more than 25,000 square feet, commercial buildings more than 50,000 square feet, and multifamily buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Beginning in 2021, all multifamily building owners will be required to publicly disclose energy use at time of rent. 4. Applicable buildings must provide proof of an ASHRAE Level I energy evaluation or recommissioning once every 5 years to the Commissioner. Buildings with an ENERGY STAR score of 75 or greater are exempt from audit and evaluation requirement.
Montgomery County, MD	Building Energy Benchmarking 2014	All county owned nonresidential buildings, and privately owned nonresidential buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Applicable buildings must have a Recognized Data Verifier verify their data every three years. 3. Benchmarking data will be publicly disclosed for County buildings.



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City of New York, NY	NYC Benchmarking Law 2009	City buildings more than 10,000 square feet, groups of private buildings on a single lot more than 100,000 square feet, and private buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Beginning in 2018, private buildings more than 25,000 square feet will be required to comply with the benchmarking requirement. 3. Benchmarking data will be publicly disclosed for applicable buildings.
	Local Law 33 2018	City buildings more than 10,000 square feet, and commercial and multifamily buildings more than 25,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings receive an energy efficiency grade based on the score assigned by ENERGY STAR Portfolio Manager. 2. Building managers must display the benchmarking score and energy efficiency on their buildings, near a public entrance. 3. Energy efficiency grades of all applicable buildings are disclosed publicly on May 1 of each calendar year.
	Local Law 97 2019	City buildings, and commercial and multifamily buildings more than 25,000 square feet.	<ol style="list-style-type: none"> 1. Established a city-wide greenhouse gas emissions reduction target of 40% by 2030, and 80% reduction by 2050, relative to calendar year 2005. 2. Established municipal greenhouse gas emissions reduction target of 40% by fiscal year 2025, and 50% reduction by calendar year 2030. 3. Beginning in 2024, applicable buildings must comply with emissions limits, as set by the Office of Buildings Energy and Emissions Performance. 4. Buildings that do not meet emissions limits must conduct energy efficiency retrofits or reduce the amount of reported emissions by adopting deductions, such as purchasing renewable energy credits, purchasing offsets, or installing clean distributed energy resources.
City of Orlando, FL	Building Energy and Water Efficiency Strategy 2016	City owned buildings more than 10,000 square feet and non-city owned buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Philadelphia, PA	Building Energy Benchmarking 2012	Commercial and residential buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. The seller or lessor of an eligible building must, upon request, provide prospective purchasers or lessees with a copy of the building's most recent Statement of Energy Performance. 3. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Pittsburgh, PA	Building Benchmarking 2016	All city owned buildings, and commercial buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool.



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Organization	Policy	Scope of Coverage	Requirements
City of Portland, ME	Building Energy Use Benchmarking Ordinance 2016	All municipal and nonresidential buildings 20,000 square feet and greater, and residential buildings with more than 50 units.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.
City of Portland, OR	Energy Performance Reporting Policy for Commercial Buildings 2015	Commercial buildings more than 20,000 square feet.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool and must comply by 2017. Benchmarking data will be publicly disclosed for applicable buildings.
City of Reno, NV	Energy and Water Efficiency Program 2018	City buildings more than 10,000 square feet, and commercial and multifamily buildings more than 30,000 square feet.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. Applicable buildings must meet building performance goals including a compliance option of earning an ENERGY STAR score of 50 or higher. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of Rockville, MD	Ordinance 09-16 2016	All county owned nonresidential buildings, and privately owned nonresidential buildings more than 50,000 square feet.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. Applicable buildings must have a Recognized Data Verifier verify their data every three years. Benchmarking data will be publicly disclosed for City buildings.
City of Salt Lake City, UT	Elevate Buildings 2017	All city owned buildings and commercial buildings 25,000 square feet or greater.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. Benchmarking data will be publicly disclosed for applicable buildings.
	Executive Order: Comprehensive Energy Management of Salt Lake City Facilities 2015	All City owned buildings more than 3,000 square feet.	<ol style="list-style-type: none"> Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool or comparable tool approved by the Steering Committee. Buildings more than 22,000 square feet must identify energy-saving opportunities and develop energy-saving projects. Applicable buildings must plan for retro-commissioning at least once every 10 years. Benchmarking data and the ENERGY STAR score will be publicly disclosed for applicable buildings.



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City of San Diego, CA	Building Energy Benchmarking 2019	Commercial, multifamily, and mixed-use buildings more than 50,000 square feet, multifamily and mixed-use buildings with more than 17 residential accounts.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of San Francisco, CA	Benchmarking 2011	Residential buildings more than 50,000 square feet, nonresidential buildings more than 10,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Nonresidential buildings must complete an audit once every 5 years to identify energy saving and retro-commissioning opportunities.
City of San Jose, CA	Energy and Water Building Performance Ordinance 2018	City buildings more than 15,000 square feet, commercial and multifamily buildings more than 20,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed in an annual report to the city. 3. Applicable buildings must demonstrate compliance with performance standards on a 5-year cycle. Buildings with an ENERGY STAR score of 75 or more, or buildings that improved their ENERGY STAR score by 15 points over their baseline year are compliant with the Performance Pathway.
City of Seattle, WA	Energy Benchmarking 2010	Commercial and multifamily buildings 20,000 square feet or greater.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Upon request, owners of applicable buildings must provide a copy of their most current energy benchmarking report to current tenants, prospective tenants, and buyers, and potential lenders. 3. Benchmarking data will be publicly disclosed for applicable buildings via an online database and map.
City of South Portland, ME	Energy and Water Benchmarking Ordinance 2017	Municipal, school, and commercial buildings more than 5,000 square feet, and residential buildings with more than 10 units.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings 3. Applicable buildings must complete a five-year comprehensive energy audit by 2023.
City of St. Louis, MO	Energy Benchmarking Ordinance 2017	All city owned buildings, and privately owned buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.



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	Building Energy Performance Standard 2020	All city owned buildings, and privately-owned buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must comply with Site EUI standards, first established in 2021 by the newly created Building Energy Improvement Board and revised every 4 years. 2. Out-of-compliance buildings can propose a custom compliance pathway for approval by the Board. 3. The Board will develop a compliance pathway for buildings that require deep energy improvements.
City of St. Louis Park, MN	Efficient Building Benchmarking 2019	Municipal, commercial, and multifamily buildings more than 25,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database.
City of St. Paul, MN	City Sustainability and Resiliency 2020	Municipal buildings more than 25,000 square feet, commercial and multifamily buildings more than 50,000 square feet, and multifamily buildings with 5 or more units	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Building owners are required to run data quality checker before submitting report.
Washington, District of Columbia	Green Building Act of 2006 2006	New construction and major renovation buildings, 10,000 square feet or greater for district-owned and 50,000 square feet or greater for commercial.	<ol style="list-style-type: none"> 1. Applicable buildings must be designed to achieve an ENERGY STAR score of 75 as determined by the ENERGY STAR Target Finder tool. 2. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.
	Clean and Affordable Energy Act 2008	Privately owned commercial buildings more than 50,000 square feet.	<ol style="list-style-type: none"> 1. Applicable buildings must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool. 2. Benchmarking data will be publicly disclosed for applicable buildings via an online database. 3. Results are available on the BuildSmart DC database.



LOCAL POLICIES LEVERAGING ENERGY STAR TOOLS

Organization	Policy	Scope of Coverage	Requirements
	Clean Energy DC Omnibus Act 2018	All existing buildings more than 10,000 square feet.	<ol style="list-style-type: none"> 1. The BEPS will be no lower than the District median ENERGY STAR score or equivalent metric for buildings of each property type. 2. At the start of a BEPS period, a building is evaluated against the BEPS for its property type. Buildings that do not meet the standard enter a compliance cycle. They can comply by following the Performance Pathway by reducing site energy use intensity 20 percent over baseline, the Prescriptive Pathway by implementing energy efficiency measures, or the Standard Target Pathway by hitting the BEPS for their property type (only available for property types with medians better than the national median). 3. The BEPS program applies to private buildings 50,000 ft² or larger in BEPS Period 1 starting in 2021, 25,000 ft² or larger in BEPS Period 2, and 10,000 ft² or larger in BEPS Period 3. The program applies to DC-owned buildings over 10,000 ft² starting with BEPS Period 1.
Borough of West Chester, PA	ENERGY STAR Ordinance for Private Commercial Construction 2008	New construction commercial buildings.	<ol style="list-style-type: none"> 1. Applicable buildings must achieve Designed to Earn the ENERGY STAR recognition as determined by the ENERGY STAR Target Finder tool. 2. Applicable buildings must track and report annual energy use using the ENERGY STAR Portfolio Manager tool.

NATIONAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
American Society for Healthcare Engineering (ASHE)	Energy to Care Launched 2006	Healthcare facilities.	<ol style="list-style-type: none"> 1. Energy to Care is a healthcare energy benchmarking program that utilizes the ENERGY STAR Portfolio Manager tool to track and report annual energy use.
Building Owners and Managers Association (BOMA) International	BOMA 360 Performance Program	Occupied commercial office buildings and industrial buildings.	<ol style="list-style-type: none"> 1. Participants must track and report their annual energy use using the ENERGY STAR Portfolio Manager tool.
Fannie Mae	Green Financing Incentives – Green Building Certification Pricing Break; Green Preservation Plus; Green Rewards	Multifamily properties (additional specifications).	<ol style="list-style-type: none"> 1. Participants must track and report their energy use using the ENERGY STAR Portfolio Manager tool and share their 1 – 100 ENERGY STAR Score on an annual basis for the duration of the loan. 2. Individual programs have additional, unique requirements.



NATIONAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Freddie Mac	Green Advantage Incentives – Green Up; Green Up Plus; Green Certified; Green Rebate	Multifamily properties (additional specifications).	<ol style="list-style-type: none"> Participants must track and report their energy and water use using the ENERGY STAR Portfolio Manager tool or share their 1 – 100 ENERGY STAR Score with Freddie Mac. Individual programs have additional, unique requirements, including verifying that the participant property is ENERGY STAR certified.
Global Real Estate Sustainability Benchmark (GRESB)	GRESB	Real estate portfolios, real estate debt providers, infrastructure funds and assets.	<ol style="list-style-type: none"> Many organizations who track and report asset and portfolio-wide energy data to GRESB utilize the ENERGY STAR Portfolio Manager tool. Organizations report the number of ENERGY STAR certified properties in their portfolios.
Green Building Initiative	Green Globes	Existing buildings and new construction.	<ol style="list-style-type: none"> Existing buildings can earn credits toward Globes certification for tracking energy use using the ENERGY STAR Portfolio Manager tool and sharing their 1 – 100 ENERGY STAR Score. New construction buildings may use the ENERGY STAR Target Finder tool as a compliance path.
HUD Federal Housing Administration (FHA)	Mortgage Insurance Premium (MIP) Rate Reduction	Multifamily properties with FHA-insured loans.	<ol style="list-style-type: none"> Participants must be ENERGY STAR certified or have another specified “green and efficient” certification, many of which require the use of the ENERGY STAR Portfolio Manager tool. Owners must submit a Statement of Energy Performance annually.
	Utility Cost Savings Underwriting		<ol style="list-style-type: none"> Participants meet a specified minimum 1 – 100 ENERGY STAR Score, in addition to tracking and reporting their energy use in ENERGY STAR Portfolio Manager, to underwrite the utility cost savings.
Institute of Real Estate Management (IREM)	IREM Certified Sustainable Property	Multifamily buildings, office buildings, and shopping centers.	<ol style="list-style-type: none"> Participants must track and report their energy use using the ENERGY STAR Portfolio Manager tool. Participants with higher 1 – 100 ENERGY STAR Scores earn more points toward IREM Certified Sustainable Property certification. ENERGY STAR certification earns all energy points.
Sustainability Accounting Standards Board	SASB Infrastructure Standard	Real estate corporations.	<ol style="list-style-type: none"> Corporations report the number of ENERGY STAR certified properties in their portfolios.
U.S. Department of Energy	Better Buildings Challenge Launched 2011	Public, private, residential, and industrial sector buildings.	<ol style="list-style-type: none"> Better Buildings Challenge participants commit to improve the energy efficiency of their portfolios by 20 percent over a ten-year period utilizing the ENERGY STAR Portfolio Manager tool to track and report annual energy use.
U.S. Green Building Council (USGBC) / Green Business Certification Institute (GBCI)	LEED EB: O+M (Building Operations + Maintenance)	Existing buildings.	<ol style="list-style-type: none"> Buildings seeking LEED EB: O+M certification must achieve a 1 – 100 ENERGY STAR Score of 75 or higher.



NATIONAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Urban Land Institute	GreenPrint	Real estate owners, investors, and financial institutions.	1. GreenPrint uses ENERGY STAR Portfolio Manager data to produce performance reports.
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STATE VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
Energy Alabama	Buildings Performance Challenge Launched 2016	All existing buildings.	<ol style="list-style-type: none"> Participants pledge to save a specific percentage of energy over a set time period, typically 20% energy savings within 10 years, in their selected buildings. Participants use the ENERGY STAR Portfolio Manager tool to track and report energy use and submit data.
State of New Jersey	NJ Pay for Performance Program Launched 2009	Commercial building owners.	<ol style="list-style-type: none"> Technical assistance is provided for developing and implementing an Energy Reduction Plan to reduce energy use in buildings by 15 percent or more. Participants track and report energy use using the ENERGY STAR Portfolio Manager tool.
	NJ Local Government Energy Audit Program Launched 2009	Local government buildings.	<ol style="list-style-type: none"> Cost-subsidized energy audits are provided for applicable buildings to identify cost-justified energy efficiency measures. Participants track and report energy use using the ENERGY STAR Portfolio Manager tool.
State of New Mexico	Sustainable Building Tax Credit Launched 2007	Commercial and residential buildings.	<ol style="list-style-type: none"> An income tax credit is available to encourage private sector design and construction of energy efficient, sustainable buildings. To qualify, commercial applicants must demonstrate that the building is 60 percent more efficient than an average building of the same type using the ENERGY STAR Target Finder tool. To qualify, residential applicants must demonstrate that ENERGY STAR Homes certification has been earned.
NYSERDA	New York Clean Energy Communities Program Launched 2016	Local governments	<ol style="list-style-type: none"> Communities that complete 4 of 10 high impact actions as defined by NYSERDA earn a designation by the state as a “Clean Energy Community” and the eligibility to apply for grants to fund additional clean energy projects. One of the 10 actions is adopting a resolution to benchmark government-owned buildings in ENERGY STAR Portfolio Manager and have that information disclosed publicly. Communities with populations of 40,000 or more can also satisfy the requirement by adopting legislation for commercial and multifamily buildings in their jurisdiction that are 25,000 square feet or larger.
	Benchmarking High Impact Actions CEC Launched 2016	Local governments	<ol style="list-style-type: none"> Communities earn High Impact Action points by adopting a policy requiring energy benchmarking and annual reporting.
Ohio Hospital Association	Energy Cup Launched 2015	All hospital and health care buildings that are association members.	<ol style="list-style-type: none"> Participants race to reduce energy use and limit greenhouse gas emissions. Participants track and report energy use using the ENERGY STAR Portfolio Manager tool.



STATE VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
State of Pennsylvania	Department of Education Planning and Construction Workbook Launched 2010	New construction or major renovation K-12 buildings.	<ol style="list-style-type: none"> School districts can apply for reimbursement from the Commonwealth for new construction or major renovation projects if they: <ol style="list-style-type: none"> Track and report energy use using the ENERGY STAR Portfolio Manager tool. Generate a utility budget for each new construction project using the ENERGY STAR Target Finder tool.
Texas Energy Managers Association (TEMA)	TEMA: Battle of the Buildings Launched 2019	School district, university, local and state government, and hospital buildings.	<ol style="list-style-type: none"> Participants will submit authorization forms for TEMA to collect and upload energy data to the ENERGY STAR Portfolio Manager tool. Challengers utilize EPA's Build Your Own Battle communication resources to support and promote the competition.
U.S. Green Building Council (USGBC) / Green Business Certification Institute (GBCI)	Michigan Battle of the Buildings Launched 2014	Commercial, industrial, institutional, non-profit, multifamily, education, retail, and campus building owners and tenants.	<ol style="list-style-type: none"> Battle of the Building competitors track and report monthly energy use using the ENERGY STAR Portfolio Manager tool, and those achieving the greatest reductions in energy use intensity are recognized at an awards ceremony.

LOCAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
Arlington County, VA	Green Building Bonus Density Launched 2012	New construction or major renovation buildings.	<ol style="list-style-type: none"> Applicable buildings may request additional bonus density in exchange for a minimum level of energy savings, ENERGY STAR certification, and LEED certification. All project owners must provide ENERGY STAR Portfolio Manager utility reporting data after occupancy each year for 10 years.
Atlanta Regional Commission	Green Communities Program Launched 2012	Local governments.	<ol style="list-style-type: none"> Participants receive points towards Green Community Certification for implementing the following: <ol style="list-style-type: none"> A local policy requiring new construction buildings owned by the jurisdiction to be ENERGY STAR certified. A policy requiring local government building renovations to be ENERGY STAR certified. Offering incentives for ENERGY STAR certification of private sector, affordable housing, and workforce housing buildings. Becoming an ENERGY STAR partner.
City of Chicago, IL	Retrofit Chicago Energy Program Launched 2012	Commercial, residential, institutional, and municipal buildings.	<ol style="list-style-type: none"> Challenge participants commit to reduce energy use by at least 20 percent within five years of joining the program and to track and report energy use using the ENERGY STAR Portfolio Manager tool.
City of Denver, CO	Watts to Water Launched 2008	Office buildings, medical office buildings, multifamily, and hotels more than 5,000 square feet.	<ol style="list-style-type: none"> Participants track and report energy and water use using the ENERGY STAR Portfolio Manager tool, and measure reductions compared to a 2010 baseline. The competition rewards buildings with the greatest reductions in energy- and water-use intensity at the end of each year.



LOCAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
City of Fort Worth, TX	City of Fort Worth Business Smart Program Launched 2011	Business owners and operators and building tenants.	<ol style="list-style-type: none"> The program is a performance-based recognition program for businesses and industries that promote environmentally sustainable choices in the course of daily operations. Participants track and report energy use in the ENERGY STAR Portfolio Manager tool and share benchmarking data with the city.
City of Hartford, CT	Hartford's Energy Challenge Launched 2019	Commercial space types and residential properties	<ol style="list-style-type: none"> Participants are challenged to reduce 10% of their energy use in a six-month period. Commercial spaces must use ENERGY STAR Portfolio Manager, and residential properties must use ENERGY STAR Home Energy Yardstick.
City of Knoxville, TN	City of Knoxville Energy & Sustainability Initiative Launched 2014	All city owned buildings.	<ol style="list-style-type: none"> Sustainability personnel track and report energy use in applicable buildings using the ENERGY STAR Portfolio Manager tool and Utility Trac Plus.
Louisville Energy Alliance	Kilowatt Crackdown Launched 2009	Any buildings in the Louisville Metropolitan Statistical Area	<ol style="list-style-type: none"> The challenge will help buildings lower their operating expenses and increase their bottom line by better managing their energy use. Participants track and report energy use in the ENERGY STAR Portfolio Manager tool and share benchmarking data and metrics with the city. Competition winners are chosen based on energy use intensity, with one winner for each property type.
City of New Orleans, LA	NOLA Energy Challenge Launched 2018	All buildings in the downtown area.	<ol style="list-style-type: none"> The challenge will help buildings lower their operating expenses and increase their bottom line by better managing their energy use. Participants track and report energy use in the ENERGY STAR Portfolio Manager tool and share benchmarking data and metrics with the city.
City of Providence, RI	RePowerPVD Launched 2017	Any building greater than 10,000 square feet	<ol style="list-style-type: none"> Participants track and report energy use using the ENERGY STAR Portfolio Manager tool. Participants must publicly commit to either the Energy Reduction challenge, which requires a 20 percent reduction in weather normalized energy use intensity by 2025 compared to a 2015 baseline, or the Race to Zero challenge.
City of Reno, NV	ReEnergize Reno Program Launched 2017	All municipal, commercial, industrial, and multifamily buildings.	<ol style="list-style-type: none"> Participants commit to reducing their energy and water use 20% by 2025, with the baseline year of 2014. Participants use the ENERGY STAR Portfolio Manager tool to track and report energy and water use and submit data.
Prince George's County, MD	ENERGY STAR and Green Leasing Grant Program Launched 2018	Existing multifamily and office buildings more than 10,000 square feet.	<ol style="list-style-type: none"> Participants are required to achieve ENERGY STAR certification. Participants must apply for EmPOWER Maryland efficiency incentives. All properties must demonstrate current or future use of green leasing best practices.
City of San Jose, CA	Climate Smart Challenge: Building Performance Leaders Launched 2019	Existing commercial, educational, and public sector buildings.	<ol style="list-style-type: none"> Participants track and report energy and water use using the ENERGY STAR Portfolio Manager tool. Participants must perform either one energy/water reduction effort or retro-commissioning measure, or both. Participants must reduce GHG emissions by 10% in one year.



LOCAL VOLUNTARY PROGRAMS LEVERAGING ENERGY STAR TOOLS

Organization	Program	Scope of Coverage	Program Highlights
St. Louis Regional Chamber & U.S. Green Building Council – Missouri Gateway Chapter	St. Louis High Performance Building Initiative Launched 2012	All existing buildings.	<ol style="list-style-type: none"> 1. The initiative aims to increase the square footage of third-party verified space in the St. Louis region. 3. The initiative promotes the use of energy management tools, including tracking and reporting annual energy use using the ENERGY STAR Portfolio Manager tool.
City of St. Paul, MN	Race to Reduce Launched 2018	Large commercial, multifamily, and public buildings.	<ol style="list-style-type: none"> 1. Participants track and report energy and water use using the ENERGY STAR Portfolio Manager tool. 2. Participants attend networking events and webinars and utilize tips from St. Paul partners to implement energy efficiency strategies.
Sustainable Pittsburgh	Sustainable Pittsburgh Challenge Launched 2011	All businesses, nonprofits, universities, K-12 schools, and local governments.	<ol style="list-style-type: none"> 1. The challenge aims to reduce costs, improve performance, and increase long-term sustainability. 2. Participants use the ENERGY STAR Portfolio Manager tool to track and report energy and water use, and compile results, through the contest period.
City of Westchester, NY	Green Business Partnership Launched 2010	All businesses.	<ol style="list-style-type: none"> 1. Participants track and report energy use using the ENERGY STAR Portfolio Manager tool and use Portfolio Manager to establish baselines and develop reduction goals. 2. Buildings are evaluated using an innovative Green Business Scorecard and encouraged to reduce greenhouse gas emissions.