



PROPERTY SOLUTIONS

NJ NEW AND EXISTING CONSTRUCTION PROGRAMS

New Jersey's Clean Energy Program has updated its New Construction Program providing tiered incentives for energy-efficient building in both residential and commercial areas.

Incentives range from \$0.25 to \$2.50 per sq ft, tied to building performance and scope of improvement. Options include:

- High Performance Pathway (deep savings and GHG bonus)
- Streamlined Pathway (designs 5% above code)
- Bundled Pathway (combining 2+ efficiency upgrades).

STRATCO guides industrial, office, and multifamily building projects to maximize incentives and ensure future viability.

NEW CONSTRUCTION

High Performance Pathway	\$1.00-\$2.50 per SF	<ul style="list-style-type: none"> • Available for residential and non-residential buildings. • Deeper energy saving with tiered incentives. • Bonus incentive available for greenhouse gas reduction.
Streamlined Pathway	\$0.50 per SF	<ul style="list-style-type: none"> • Available for non-residential buildings with simple designs. • 5% more efficient than code-compliant building. • Bonus incentive available for greenhouse gas reduction.
Bundled Pathway	\$0.25 per SF	<ul style="list-style-type: none"> • Available for non-residential buildings. • Requires two or more eligible energy efficiency improvements.

EXISTING CONSTRUCTION

Type	Incentive	Type	Incentive
• Interior Fixtures & Retrofit Kits	(\$15-\$400) per fixture	• Variable Frequency Drive Measures	(\$30-\$5,000) per drive or per unit
• Exterior LED Fixtures	(\$50-\$450) per fixture	<ul style="list-style-type: none"> • Gas Furnace • Unit Heater • Gas Heater 	(\$750-\$1,750) per unit
• Other LED Fixtures	(\$10-\$40) per fixture	<ul style="list-style-type: none"> • Gas Condensing Boilers • Gas Non-Condensing Boilers 	(\$3-\$1,000) per MBH
• LED Lamps	(\$4-\$8.50) per lamp	• Gas and Electric Water Heaters	(\$100-\$2,500) per unit
• LED HID Replacement Lamps	(\$50-\$100) per lamp	<ul style="list-style-type: none"> • Refrigeration • Ovens • Fryers • Dishwashers 	(\$4-\$2,000) per unit
• Packaged Terminal Units	(\$140-\$200) per ton	• Agriculture	(\$25-\$2,000) per unit
• Single Package Vertical Systems	(\$150-\$200) per ton	• Plug Load	(\$5-\$300) per unit
• Air Source Heat Pumps	(\$140-\$200) per ton	• Air Cooled – Unitary HVAC	(\$80-\$200) per ton
• Ground and Water Heat Pumps	(\$150-\$200) per ton	• HVAC – Other	(\$90-\$250) per unit

STRATCO'S ROLE


STRATCO is a third-party specialist that navigates NYC, NY State, and New Jersey incentive programs. STRATCO provides comprehensive services across the entire value chain to secure government incentives for projects.


STRATCO'S COMPETITIVE ADVANTAGE

- Outline Qualifying Equipment
- Application Preparation
- Provide Dedicated Customer Service to the Property Owner
- Full-Time Dedicated Contractor Support
- Coordinate Incentive Processing with Program Provider
- Quality Assurance and Quality Control Management
- Incentive Optimization

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