

## Income-Qualified Rental Program

BUILDING TYPE	DUCTLESS HEAT PUMP	CENTRAL HEAT PUMP	DUCT SEAL	INSULATION	WINDOWS (single-pane only)	THERMOSTAT	HYBRID WATER HEATER
<b>Stick built and 2-4 unit buildings</b>	Forgivable loan with Affordability Terms <b>OR</b> 30% grant plus 70% 7-year interest-free loan	Forgivable loan with Affordability Terms <b>OR</b> 30% grant plus 70% 7-year interest-free loan	Included in central heat pump upgrade	100% grant	Forgivable loan with Affordability Terms <b>OR</b> 30% grant plus 70% 7-year interest-free loan	Included in HVAC upgrade	Could include with TPU approval
<b>Manufactured Home - Must own land</b>  <b>Manufactured homes on leased land do not qualify under this program</b>	Forgivable loan with Affordability Terms <b>OR</b> 30% grant plus 70% 7-year interest-free loan	Forgivable loan with Affordability Terms <b>OR</b> 30% grant plus 70% 7-year interest-free loan	Included in central heat pump upgrade	N/A	N/A	Included in HVAC upgrade	Could include with TPU approval

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Energy related repair costs might be covered by a grant with Tacoma Power's pre-approval.

Qualifying Units	Qualifying Measures
<ol style="list-style-type: none"> <li>1. Rental property (up to 4 units per building) must be served by Tacoma Power <b>and have a utility account in tenant's name</b></li> <li>2. Tenant's income must fall below 80% of Area Median Income (See <a href="http://MyTPU.org/IncomeGuidelines">MyTPU.org/IncomeGuidelines</a>)</li> <li>3. Main heating source is electric (forced air furnace, heat pump or cadets/baseboards)</li> <li>4. Manufactured homes only qualify for hybrid water heaters and HVAC (including duct seal and thermostats)</li> <li>5. Heat pumps with gas backup only qualify for insulation and windows</li> <li>6. Broken heat pump projects might qualify based on a Tacoma Power audit</li> </ol>	<p><b>Insulation</b></p> <p>Existing insulation must be:</p> <ul style="list-style-type: none"> <li>• Attic - R-11 or less (4 inches or less)</li> <li>• Walls - R-0 (0 inches)</li> <li>• Floor - R-11 or less (4 inches or less)</li> </ul> <p><b>Windows</b></p> <p>Existing windows must be:</p> <ul style="list-style-type: none"> <li>• Single-pane with wood or metal frames</li> <li>• Single-pane with storm windows</li> </ul> <p><b>Central or ductless heat pump</b></p> <ul style="list-style-type: none"> <li>• Existing main heating source must be electric (forced air furnace or cadets/baseboards)</li> </ul>

**For more information or to get started on your project, you can:**

- Call 253-502-8363
- Visit [MyTPU.org/RentalOffers](http://MyTPU.org/RentalOffers)
- Email [Rebates@CityofTacoma.org](mailto:Rebates@CityofTacoma.org)

