

GEMS Program

Status Conference

Hawaii Green Infrastructure Authority

July 15, 2025



**Hawaii Green
Infrastructure Authority**

Highlights of FY 2025

- Pent-up Demand for Solar+Storage Financing for Underserved Ratepayers
- Equitable Clean Water Initiative
- EPA Solar for All Grant
- Act 40, SLH 2024 – Solar Hui Investment Fund
- Act 41, SLH 2024 – HI C-PACER Financing Program
- SSBCI HI-CAP Financing Programs



Pent Up Demand Unleashed

- Combination of (1) PUC's elimination of all credit barriers (e.g. disconnection notices); and (2) availability of Solar +Storage Loan Capital
- 1,564 new applications received during the 11-month period ending November 30, 2024 (241% increase from previous year)
 - Per "Solar PV Battery Installations in Honolulu 2024 Update Report":
 - 4,783 permits issued for residential PV+Storage in Honolulu during 2024
 - Of the 1,564 GEM\$ applications, 1,404 were for Oahu installations – an indication that **almost 30% of the permits issued in 2024 for were underserved households**



Moratorium on New Applications

- With almost 1,700 applications in the pipeline, a moratorium on new applications was instituted on November 30, 2024 to
 - Provide staff time to catch up on backlog; and
 - Determine the amounts of GEMS and Solar+Storage Loan capital remained available
- Loan portal re-opened on Earth Day, April 22, 2025
- Migrating applications from GEMS to Solar+Storage for ALICE Household to Solar For All



Equitable Clean Water

- One of six Green Banks nationwide to be awarded technical assistance and funding support by the Coalition for Green Capital, in partnership with Quantified Ventures and the Robert Wood Johnson Foundation
- HGLA's focus on onsite water re-use, which has an energy nexus, uncovered similar inequities due to upfront costs in design and technology
- Hawaii has the potential to significantly scale water re-use at the building level
- Act 170, SLH 2016 requires the utilization of reclaimed water for uses other than drinking and for potable water needs in 100% of state and county facilities by 12/31/2045



Water Re-Use Workshop



Alana Kobayashi Pakkala, CEO, Kobayashi Group; Joanna Seto & Jonathan Nagato, Dept of Health; Shalini Vajjhala, Executive Director, PRE-Collective



EPA Solar for All Grant - \$62.45 million

- 10/11/2023 – Grant Application submitted to EPA
- 4/21/2024 – EPA announced grant awards
- 11/15/2024 – Revised Workplan and budget submitted to EPA
- 12/16/2024 – EPA issues Amended Award Contract
- 12/16/24 to 3/14/2025 – Four RFPs issued to support SFA-HI Deliverables
- 3/26/25 – HGIA's Quality Management Plan submitted for EPA approval
- 4/4/2025 – HGIA's Quality Assurance Project Plan submitted for EPA approval
- 4Q2025 – Migrate eligible applications to SFA-HI Program



Solar Hui Investment Fund

- Act 40, SLH 2024 signed into law on May 30, 2024;
- Bill will allow condominium unit owners to co-invest in a solar fund to install PV+ storage on ALICE households;
- Currently undergoing Administrative Rules process



From left to right: Andy Kawano (City Budget Director); Karen Lee (City Corporation Counsel); Kihe (HGIA); Yamamoto Lau (HGIA); Rocky Mould (HSEA); Speaker Scott Saiki; Councilmember Matt Weyer; Murray Clay (Ulupono Initiative); Governor Green; Josh Wisch (Holomua Collective); Senator Jarrett Keohokalole; Damien Kim (IBEW 1186); Nonie Toledo (Toledo & Associates); Chris Benjamin (Climate Hawai'i)



HI C-PACER Financing Program

- Act 41, SLH 2024 also signed into law on May 30, 2024.
- HGIA launched the Hawaii Commercial Property Assessed Clean Energy & Resiliency Financing Program on July 1, 2024
- The program currently has 14 Capital Providers
 - C-PACER does not rely on state funding
- Qualifying improvements includes large capacity cesspool conversions, clean energy technology, water conservation, energy efficiency and resiliency measures



SSBCI HI-CAP Financing Program

- Authorized under Act 107, SLH 2021, through a Memorandum of Agreement with sister agency, HTDC, HGIA administers the credit related programs under the Federally funded State Small Business Initiative, also known as:
 - HI-CAP Collateral Support Program
 - Providing credit enhancements in the form of cash collateral based on the lesser of 20% of the loan amount or \$1.0 million (Maui exception: lesser of 50% of loan amount or \$5.0 million)
 - HI-CAP CDFI Loan Pool Program
 - Providing reliable, low-cost loan capital to non-depository community development financial institutions
 - HI-CAP Loans Program
 - Providing up to 50% of the loan capital for catalytic projects that helps advance the state's goals.

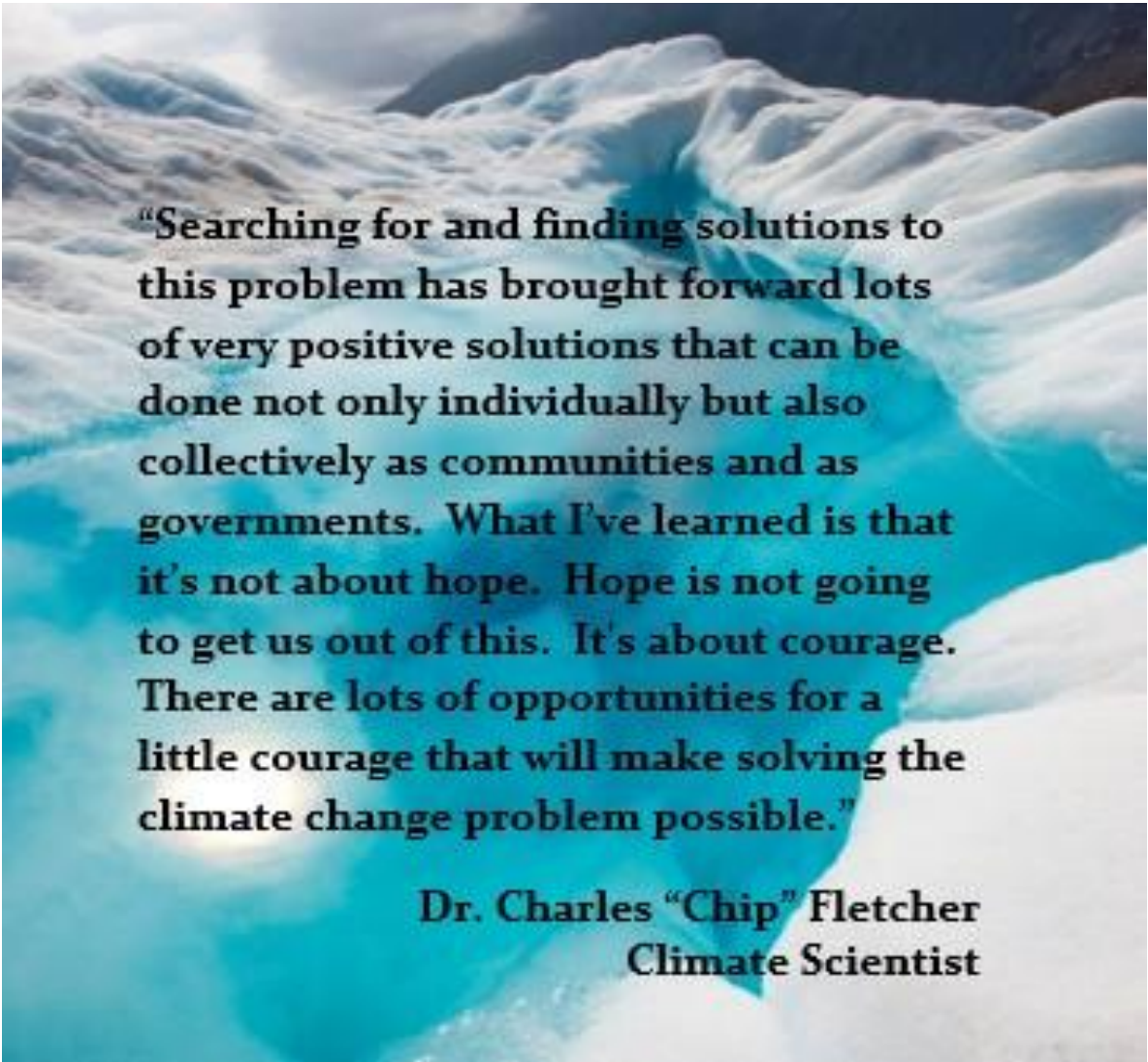


Unlocking \$30.4 Million in Capital

- To date, some \$6.7 million in HI-CAP program funds have facilitated over \$30.4 million in loan capital for small businesses and nonprofits statewide, in the following industries:
 - \$10,075,000 – Hospitality
 - \$ 3,709,403 – Healthcare
 - \$ 3,696,000 – Food & Ag Related
 - \$ 3,221,000 – Fitness & Recreational
 - \$ 3,000,000 – Energy
 - \$ 2,333,559 – Waste Removal



Annual Plan: Fiscal Year 2026



"Searching for and finding solutions to this problem has brought forward lots of very positive solutions that can be done not only individually but also collectively as communities and as governments. What I've learned is that it's not about hope. Hope is not going to get us out of this. It's about courage. There are lots of opportunities for a little courage that will make solving the climate change problem possible."

**Dr. Charles "Chip" Fletcher
Climate Scientist**



Bold Leadership & Vision

*“Before 2030, the state shall facilitate the addition of **at least 50,000 new distributed renewable energy installations** (10,000 installations per year), focused on delivering clean energy benefits to low- and moderate-income residents **through the Hawai‘i Green Infrastructure Authority** and its programs.”*

Governor Josh Green, Executive Order No. 2025-01



SFA – HI Funds

- \$53.4 million for Financial Assistance
 - \$23.3 million – Residential rooftop solar
 - \$7.0 million – Low-Income (subsidized) Housing multi-family solar
 - \$18.1 million – Community Solar
 - \$5.0 million – Credit Enhancements for Solar Contractor Working capital
- \$9.0 million technical assistance and program admin
 - \$3.1 million – Technical Assistance, Community Outreach, Workforce Development & Visibility
 - \$3.2 million – Administration (average \$640,000 annually)
 - \$2.7 million – Capacity Building



SFA Eligibility – Residential Rooftop Projects

- LMI households in specific CEJST or EPA EJScreen Census Tracts; or
- Individuals enrolled in any of the following income based & verified federal assistance programs:

Eligible Program	Program Information
US Department of Health and Human Services Low Income Home Energy Assistance Program/Hawaii Home Energy Assistance Program	Low Income Home Energy Assistance Program (LIHEAP) The Administration for Children and Families (hhs.gov)
US Department of Agriculture Supplemental Nutrition Assistance Program	Supplemental Nutrition Assistance Program (SNAP) Food and Nutrition Service (usda.gov)
US Department of Energy Weatherization Assistance Program	Weatherization Assistance Program Department of Energy
USDA's National School Lunch Program	National School Lunch Program Food and Nutrition Service (usda.gov)
US Social Security Administration's Supplemental Security Income	Supplemental Security Income (SSI) SSA



SFA Eligibility – Multi-family Rooftop Projects

- Multifamily housing with rents not exceeding 30% of 80% AMI for at least half of residential units and with an active affordability covenant from one of the following federal or state housing assistance programs:
 1. Low-Income Housing Tax Credit;
 2. A housing assistance program administered by the U.S. Department of Housing and Urban Development (HUD), including Public Housing, Section 8 Project-Based Rental Assistance, Section 202 Housing for the Elderly, Section 811 Housing for Disabled, Housing Trust Fund, Home Investment Partnership Program Affordable Rental and Homeowner Units, Permanent Supportive Housing, and other programs focused on the goal of ending homelessness funded under HUD's Continuum of Care Program; and
 3. A housing assistance program administered by USDA under Title V of the Housing Act of 1949, including under Sections 514 and 515.



SFA Eligibility – Community Solar Projects

- SFA funds may also be used to finance residential-serving community solar projects with:
 - Up to 5 MW nameplate capacity;
 - That delivers at least 50% of the power generated from the system to multiple residential customers within the same utility territory.

Solar+Storage for ALICE HH Funds

- \$22.0 million in loan funds remaining
- 468 Applications in process
 - 60 – Direct Financing
 - 408 – Third Party-Owned
- Estimated project value - \$35.1 million



GEMS Funds

- Approximately \$7.5 million remaining for non-profits and small businesses
- 30 active applications with project costs aggregating \$23.1 million
 - Even if these projects achieve 50% in leverage, short over \$4.0 million
- Applicants are racing to the finish line...



Requests for GEMS Funds

1. Reversing Order 34940 to allow HGIA to retain both principal and interest repayments of GEMS Funds
 - Result in some \$18.0 million of loan capital to be made available to nonprofits and small businesses
 - ❑ Commercial PV projects have 12 months to start construction to be eligible for the 30% Federal tax credits
2. Allow solar PV financing under the State Revolving Loan Fund
 - Result in the state accessing 30% Direct Pay tax credits from the Federal government, further accelerating loan repayment and recycling of funds into new projects



Act 296, SLH Condo Loan Program

- Provide necessary financing to Condos unable to access financing from local banks;
- Must go through administrative rule-making process;



FY 2026 Goals

- Commit/ expend remaining \$7.5 million in GEMS funds
- Commit/ expend remaining \$22.0 million Solar+Storage Funds for ALICE household
- Commit/ expend at least 20% (\$10.7 million) in SFA Funds
- Close at least \$73.5 million in C-PACER Projects
- Commit/ expend at least 50% of Tranche 2 of SSBCI HI-CAP Funds
- Raise at least two (2) Solar Hui Funds; and
- Launch the Condo Loan Program by July 2026



Mahalo!

For more information, please contact:

E-mail: dbedt.greenbank@hawaii.gov

Telephone: 808-587-3868

Mailing Address:

P. O. Box 2359, Honolulu, HI 96804

Street Address:

250 S. Hotel St., #501, Honolulu, HI 96813



**Hawaii Green
Infrastructure Authority**

FILED

2025 Jul 14 A 07:45

PUBLIC UTILITIES

COMMISSION

F-328947

The foregoing document was electronically filed with the State of Hawaii Public Utilities Commission's Case and Document Management System (CDMS).