

ADDENDA

**ANSI/ASHRAE/IES Addendum g to
ANSI/ASHRAE/IES Standard 100-2024**

Energy and Emissions Building Performance Standard for Existing Buildings

Approved by ASHRAE and the American National Standards Institute on September 30, 2026, and by the Illuminating Engineering Society on September 1, 2026.

This addendum was approved by a Standing Standard Project Committee (SSPC) for which the Standards Committee has established a documented program for regular publication of addenda or revisions, including procedures for timely, documented, consensus action on requests for change to any part of the standard. Instructions for how to submit a change can be found on the ASHRAE® website (www.ashrae.org/continuous-maintenance).

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FOREWORD

Addendum g primarily focuses on resolving some internal consistency issues and scope gaps created in the process of adding greenhouse gas intensity (GHGI) targets to the standard for the 2024 publication. The addendum also includes a few editorial changes to improve the standard's usability.

For buildings with targets that need to implement energy efficiency measures (EEMs) and emissions reduction measures (ERMs) to meet their targets, the edits reinforce that compliance is achieved as long as both energy use intensity (EUI) and GHGI each meet their respective targets—even if the measures result in a net increase on EUI or GHGI while reducing the other decreases. For buildings without targets, the requirements that the optimized bundle EEMs and ERMs must realize 75% of estimated savings and must not increase either EUI or GHGI are consistently enforced. Numerous deletions and comments remove conflicting or redundant language and redirect users to the authoritative compliance and verification procedures in Sections 4.4.2.4 and 4.4.3.4.

This addendum removes inconsistencies among the various sections defining the criteria for selecting EEMs and ERMs. The updated language replaces vague or conflicting language—such as selecting the “maximum number” of EEMs and ERMs within their respective payback periods—with the primary criteria set forth in the definition for the optimized bundle of ERMs that require selecting the combination of measures that yield the largest total energy savings or emissions reductions within their respective payback periods. This avoids usage errors where adding more measures does not result in the most energy savings or emissions reductions.

The compliance forms in Normative Appendix A also incorporate extensive updates to integrate GHGI throughout. New fields, checkboxes, and instructions ensure that all the EUI and GHGI calculations required to apply for compliance are included and captured accurately. The energy audit forms are also updated to align with Level 1 and Level 2 audit requirements defined in ANSI/ASHRAE/ACCA Standard 211. Previously, Form D required base case end-use analyses for Level 1 audits, which is incorrect.

Collectively, these changes modernize the document, resolve inconsistencies, and ensure that GHGI is fully integrated into the compliance framework.

Informative Note: In this addendum, changes to the current standard are indicated in the text by underlining (for additions) and ~~striking through~~ (for deletions) unless the instructions specifically mention some other means of indicating the changes.

Addendum g to Standard 100-2024

Revise Section 3, “Definitions,” as follows.

optimized bundle of EEMs: a collection of EEMs that maximizes the energy savings at a facility within the cost-effectiveness criteria of the standard. It excludes any measure with a *simple payback* that exceeds the life of the measure. A bundle of measures is optimized by including the maximum number of EEMs with the largest total energy savings within the bundle while still meeting the cost-effectiveness criteria. The process for determining the *optimized bundle of EEMs* may be an iterative one due to *interactive effects* of individual EEMs.

optimized bundle of ERMs: a collection of ERMs (including the *optimized bundle of EEMs*) that maximizes the GHG emissions reduction at a facility within the cost-effectiveness criteria of this standard. It excludes any measure with a *simple payback* that exceeds the life of the measure. A bundle of measures is optimized by including the ERMs with the largest total GHG emissions reduction within the bundle while still meeting the cost-effectiveness criteria. The process for determining the *optimized bundle of ERMs* may be an iterative one due to *interactive effects* of individual ERMs.

Revise Sections 4.4.2.3 and 4.4.2.4 as follows.

4.4.2.3 Building Does ~~n~~ot Meet the Performance Targets. If either the *building's* measured EUI is greater than the *EUI target* or the *building's* measured GHGI is greater than the *GHGI target*, then an energy audit with decarbonization assessment shall be performed. A *qualified energy auditor* shall complete an energy audit according to Section 8. EEMs and ERMs that will reduce energy use and/or GHG emissions to

meet the *EUI target* and *GHGI target* shall be implemented according to Section 9. Upon completion of the implementation of all required *EEMs* and *ERMs*, a *building* shall be granted *conditional compliance*.

4.4.2.4 Verification of Compliance. Within ~~fifteen~~ 15 months after the completion of Section 4.4.2.3, the *EUI* and *GHGI* shall be recalculated by the *energy manager (EM)* or *qualified person* from 12 consecutive months of measured energy use, and Form A shall be resubmitted to the *AHJ*. If the *building's* postimplementation *EUI* is less than or equal to the *EUI target*, and the *building's* postimplementation *GHGI* is less than or equal to the *GHGI target*, the *building* complies with the standard. If the *building's* postimplementation measured *EUI* is greater than the *EUI target*, or the *building's* postimplementation measured *GHGI* is greater than the *GHGI target*, the *building* does not comply with the standard and the *conditional compliance* is suspended until either

[...]

Revise Section 4.4.3.4 as follows.

4.4.3.4 Verification of Compliance. If the *building* complies with Section 4.3, then within 15 months after the completion of Section 4.4.3.3, the *energy manager (EM)* or *qualified person* ~~following the completion of implementation of the optimized bundle of ERMs, building owners with conditional compliance or the qualified person representing the building owner~~ shall submit verification that measured postimplementation energy savings and *GHG emissions* reduction meet or exceed 75% of the energy savings and *GHG emissions* reduction projected in the energy audit with decarbonization assessment report to the *AHJ*. Energy savings and *GHG emissions* reduction shall be compared at the whole-building consumption level in common units for electricity, fossil fuels, and other sources. If the measured postimplementation energy savings and *GHG emissions* reduction of the *optimized bundle of ERMs* do not meet or exceed 75% of the energy savings and *GHG emissions* reduction projected in the energy audit with decarbonization assessment, the *conditional compliance* is suspended until either

- a. Additional *EEMs* and/or *ERMs* are implemented that reduce the subsequently measured energy savings and/or *GHG emissions* reduction of the *optimized bundle of ERMs* so that it meets or exceeds 75% of the energy savings and *GHG emissions* reduction of the ~~energy savings~~ projected in the energy audit with decarbonization assessment or
- b. The *AHJ* revokes *conditional compliance*

Remove Section 8.1.2 in its entirety.

8.1.2 Requirements for Measures. ~~The optimized bundle of ERMs shall not increase the energy use intensity (EUI) or greenhouse gas intensity (GHGI) of the building.~~

Revise Section 8.3.2 as follows.

8.3.2 Buildings that Do ~~n~~ot Meet Their ~~Energy Use Intensity Performance~~ Targets Overall Process. An energy audit with decarbonization assessment shall be conducted, and an associated report shall be provided, for all *buildings* that do not meet their *performance target*. The energy audit with decarbonization assessment shall be completed by a *qualified energy auditor* practicing within their field of competency. The energy audit with decarbonization assessment shall be ~~at an~~ either a Level 1 or Level 2 audit level (as described in Section 8.4) specified by the *qualified energy auditor* to be sufficient to identify and evaluate the *EEMs* and *ERMs* that, if implemented, would result in the *building* meeting its *performance target*. The *qualified energy auditor* may refer to the list of potential *EEMs* in Informative Appendix H.

Revise Section 9.1 as follows.

9. IMPLEMENTATION AND VERIFICATION REQUIREMENTS

9.1 Developing and Implementing an Energy and Emissions Management Plan

9.1.1 Requirements. *Buildings* that have *performance targets* shall comply with the requirements of Section 9.1.1.1. *Buildings* that do not have *performance targets* shall comply with the requirements of Section 9.1.1.2. All *buildings* larger than 5000 ft² (465 m²) shall implement an energy and emissions management plan as described in Section 5. ~~The energy and emissions management plan shall be integrated into the building's capital management plan as described in Section 5. The energy and emissions management plan shall include the elements listed in Section 5.~~

9.1.1.1 Buildings with Performance Targets. For *buildings* having *performance targets*, *energy efficiency measures (EEMs)*, and *emissions reduction measure (ERMs)* identified from the energy audit with decarbonization assessment shall be implemented in order to meet the *building's energy use intensity (EUI)*

target and greenhouse gas intensity (GHGI) target. Develop a written plan for maintaining the building's EUI and GHGI at or below the EUI target and GHGI target. Implementation of the EEMs and ERMs and the plan for maintaining the building operations below the targets shall not result in an increase in either the building's EUI or GHGI.

9.1.1.2 Buildings without Performance Targets. Buildings that do not have *performance targets* shall implement the EEMs and ERMs identified from the energy audit with decarbonization assessment within four years from the application of compliance. Implementation of the optimized bundle of EEMs and ERMs shall not result in an increase in either the *building's EUI or GHGI*.

9.1.1.2.1 For nonfederal buildings, the *qualified energy auditor* shall first determine the *optimized bundle of EEMs* and then determine the *optimized bundle of ERMs*.

9.1.1.2.2 The *optimized bundle of EEMs* shall ~~use all~~ include the EEMs with the largest total energy savings with a combined *simple payback* less than or equal to five years.

9.1.1.2.3 The *optimized bundle of ERMs* shall use all EEMs identified in Section 9.1.1.2.2 and include the ERMs with the largest total GHG emissions reduction with a combined *simple payback* less than or equal to ten years. For the purposes of this combined *simple payback* calculation, EEM energy savings shall be translated into GHG emissions reductions and shall include *carbon cost* to account for the impact of the measures where the *energy cost* does not already include *carbon costs*.

9.1.2 Implementing the Energy and Emissions Management Plan. The sequence in which measures are implemented shall be evaluated so that EEMs and ERMs take into account the impact of previously implemented EEMs and ERMs ~~and do not result in an increase in either the building's EUI or GHGI.~~

Revise Sections 9.2.1 and 9.2.2 as follows.

9.2.1 Verification of Energy Efficiency Measures and Emissions Reduction Measures for Buildings with Performance Targets. Upon implementation of EEMs and ERMs, the *building's EUI and GHGI* shall be verified as required in Section 4.4.2.4 ~~monitored until one full year's data demonstrate that performance targets have been met and the implementation did not result in an increase in either the building's EUI or GHGI.~~

9.2.2 Verification of Implemented Energy Efficiency Measures and Emissions Reduction Measures for Buildings without Performance Targets. Upon implementation of EEMs and ERMs, the building's EUI and GHGI shall be verified as required in Section 4.4.3.4 ~~the affected end-use systems shall be monitored for one year to verify EEM and ERM energy savings and GHG emissions reduction. The qualified energy auditor or qualified person shall review the results of the EEM and ERM energy monitoring and certify that the energy savings and GHG emissions reduction projected in the energy audit with decarbonization assessment and the implementation did not result in an increase in either the building's EUI or GHGI.~~

Revise Forms A and B in Normative Appendix A as follows.

NORMATIVE APPENDIX A FORMS

Form A—Compliance with Standard 100

Name of Building					
Street Address					
City		State		Zip Code	
Building Owner:					
Name of qualified person:					
Street Address					
City		State		Zip Code	
Telephone No.				☐ Licensed	☐ Certified ☐ AHJ
Licensure or Certifying Authority:					
Name of energy manager (if different):					
Street Address					
City		State		Zip Code	
Telephone No.					
This compliance is for (a) whole building or (b) individual dwellings or tenant spaces. List dwelling units or tenants space names below. (Use additional sheets if necessary.)					☐ Whole building ☐ Dwelling or tenants <u>tenants</u>
List the building types as defined in Table 7-1 with the percent of floor area for each:					
Use Form B and attach to this form.					
kBtu/ft²·yr (MJ/m²·yr)					
<u>Reported units of EUI</u>					☐ kBtu/ft ² ·yr ☐ MJ/m ² ·yr
<u>Reported units of GHGI</u>					☐ lb CO ₂ e/ft ² ·yr ☐ kg CO ₂ e/m ² ·yr
List the EUI target for this building (as calculated in Section 7.2).					
List <u>Note</u> the actual measured EUI for this building (<u>use</u> Form C-1 or C-2 <u>and attach to this form</u>).					
<u>Note</u> the actual measured GHGI for this building (<u>Form C-3 and attach to this form</u>).					
List the months/year of the collected data (mm/yyyy – mm/yyyy)					

Form A—Compliance with Standard 100 (Continued)

<u>Buildings with performance targets</u>	
Note the EUI target for this building (as calculated in Section 7.2).	
Note the adjusted EUI estimate for this building (as calculated in Section 8.3.2.1. N/A if none required).	
Note the GHGI target for this building (as calculated in Section 7.3).	
Note the adjusted GHGI estimate for this building (as calculated in Section 8.3.3.2. N/A if none required).	
<u>Buildings without performance targets</u>	
Note the EUI savings estimate for this building.	
Note the EUI target for this building (actual measured EUI minus 75% × EUI savings estimate).	
Note the GHGI emissions reduction estimate for this building.	
Note the GHGI target for this building (actual measured GHGI minus 75% × GHGI savings estimate).	
Have the energy management requirements of Section 5 been met? [] Yes [] No	
Have the energy management requirements of Section 5 been met? (N/A if none required.)	☐ Yes ☐ No ☐ N/A
Have the operation and maintenance requirements of Section 6 been met? [] Yes [] No	
Have the operation and maintenance requirements of Section 6 been met?	☐ Yes ☐ No
Date the Level I audit was completed (N/A if none required).	
Date the Level II audit was completed (N/A if none required). (Use Form D and attach to this form.)	
Have all EEMs and ERM's required by Section 8 been implemented? (N/A if none required.)	☐ Yes ☐ No ☐ N/A
Have the requirements of Section 9 been completed? (N/A if none required.)	☐ Yes ☐ No ☐ N/A
We state that this building complies with ANSI/ASHRAE/IES Standard 100:	
Signature of qualified person: _____ Date: _____	
Signature of energy manager: _____ Date: _____	
Signature of authority having jurisdiction: _____	
(Conditional)(Final) Compliance _____	
Date: _____	
Circle ONE	

Complete Form B with the Following Information

1. A *building* identifier (optional) and a *building* address, including city, state, country, and zip code.
2. The ASHRAE climate zone as found on the map in Informative Appendix E.
3. The gross floor area in square feet (square metres) shall be reported as defined in Section 3.
4. If the entire *building* is a single activity/type not listed in Table 7-1, it should be listed as “*building* without target” on Form A. List “*EUI target*” and “*GHGI target*” as “N/A” on Form B, and Form B is considered complete.
5. Fill in fraction of gross floor area $(A)_i$ for each activity. For single-activity *buildings*, this is 1.0.
6. Fill in the operating shifts normalization factor, S_i , from Section 7-7 for each activity that has an area entered from Step 56.
7. Fill in the activity *EUI target* $(EUI_{t1})_i$ and activity *GHGI target* $(GHGI_{t1})_i$ from Tables 7-2, 7-3, 7-4, 7-5, and 7-6 (or table from the *authority having jurisdiction*) for each activity that has an area entered from Step 56.
8. Calculate weighted space *EUI target* $(A \times S \times EUI_{t1})_i$ and weighted space *GHGI target* $(A \times S \times GHGI_{t1})_i$ for each activity that has an area entered from Step 56.
9. Add up fraction of floor area and enter sum in “Total fraction of floor area with target,” and add up all weighted space *EUI targets* and enter sum as the “*EUI target*” on Forms A and B, and add up all weighted space *GHGI targets* and enter sum as the “*GHGI target*” on Forms A and B.
10. If more than 50% of gross floor area has no target, it should be listed as “building without target” on Form A. List “*EUI target*” as “N/A” on Form B.

Form B—Building Activity, and Energy Use Intensity (EUI) Target, and Greenhouse Gas Intensity (GHG) Target

Building identifier:													
Address:													
City, State, Country, Zip (mail) Code:													
ASHRAE climate zone as found on the map in Appendix F:													
The gross floor area of the building in ft ² (m ²):													
Building Activity/Type	Fraction Floor Area $(A)_i$	Operating Shifts $(S)_i$	Activity EUI Target $(EUI_{t1})_i$	Space $(EUI)_i$	Activity GHGI Target $(GHGI_{t1})_i$	Space $(GHGI)_i$	Building Activity/Type	Fraction Floor Area $(A)_i$	Operating Shifts $(S)_i$	Activity EUI Target $(EUI_{t1})_i$	Space $(EUI)_i$	Activity GHGI Target $(GHGI_{t1})_i$	Space $(GHGI)_i$
Admin/professional office							Preschool/daycare						
Bank/other financial							Other classroom education						
Government office							Fast food						
Medical office (nondiagnostic)							Restaurant/cafeteria						
Mixed-use office							Other food service						
Other office							Hospital/inpatient health						
Laboratory							Nursing home/assisted living						
Distribution/ship center							Dormitory/fraternity/sorority						
Nonrefrigerated warehouse							Hotel						
Convenience store							Motel or inn						
Convenience store and gas							Other lodging						

Form B—Building Activity, and Energy Use Intensity (EUI) Target, and Greenhouse Gas Intensity (GHG) Target

Building Activity/Type	Fraction Floor Area (A_i)	Operating Shifts (S_i)	Activity EUI Target (EUI_n) _i	Space (EUI) _i	Activity GHGI Target (GHGI) _i	Space (GHGI) _i	Building Activity/Type	Fraction Floor Area (A_i)	Operating Shifts (S_i)	Activity EUI Target (EUI_n) _i	Space (EUI) _i	Activity GHGI Target (GHGI) _i	Space (GHGI) _i
Grocery/food market							Vehicle dealership/showroom						
Other food sales							Retail store						
Fire/police station							Other retail						
Other public order/safety							Post office/postal center						
Medical office (diagnostic)							Repair shop						
Clinic/other outpatient health							Vehicle service/repair shop						
Refrigerated warehouse							Vehicle storage/maintenance						
Religious worship							Other service						
Entertainment/culture							Strip shopping mall						
Library							Enclosed mall						
Recreation							Residential Building Activity/Type						
Social/meeting							Mobile home						
Other public assembly							SF-detached						
College/university							SF-attached						
Elementary/middle school							Apartment building (2–4 units)						
High school							Apartment building (5+ units)						
Total fraction of floor area with target:													
										EUI Target (EUI):			
												GHGI Target (GHGI):	

Delete Form D in its entirety.

Form D—End Use Analysis Requirements Level 1

Compliance Form—Standard 100		
Section 8, “Energy Audit with Decarbonization Requirements” End Use Analysis Requirements—Level 1		
Complete the following tables OR attach a report summarizing same (such as DOE-2 BEPS). Add additional sheets as necessary for other fuel sources.		
Electric End Uses (List base-case energy use estimates of all identified EEMs.)		
End-Use Description	Base-Case Consumption Estimate, kWh	% of Total
1.		
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
Total:		
Historical annual electricity consumption:		
Compute % of historical:		
Fuel or Other End Uses (list base-case energy use estimates of all identified EEMs.)		
End-Use Description	Base-Case Consumption Estimate, kBtu	% of Total
1.		
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
Total:		
Historical annual fuel/other consumption (kBtu):		
Compute % of historical:		
We affirm that the estimated base-case energy use for the end uses at the site are less than or equal to the annual historical energy consumption.		
Signature of person determining compliance: _____		

Revise Form E as follows.

Form DE—Base-Case End Use Analysis Requirements Level 2

Compliance Form—Standard 100 Section 8, “Energy Audit with Decarbonization Requirements” <u>Base-Case</u> End Use Analysis Requirements—Level 2				
Complete the following tables OR attach a report summarizing same (such as DOE-2 BEPFS), Add additional sheets as necessary for other fuel sources.				
<u>Base-Case Electric End Uses</u> (List base-case energy use <u>and GHG emissions</u> estimates of all end uses that comprise >5% of annual site use <u>or emissions</u>).				
<u>Base-Case</u> End-Use Description	Base-Case Consumption Estimate, kWh	% of Total	<u>Base-Case</u> <u>Greenhouse Gas Emissions</u> Estimate, lb CO ₂ e/yr	<u>% of Total</u>
1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				
9.				
10.				
Total				
Historical annual electricity consumption and GHG emissions				
Compute % of historical				
<u>Base-Case Fuel or Other End Uses</u> (List base-case energy use <u>and GHG emissions</u> estimates of all end uses that comprise >5% of annual site use <u>or emissions</u> .)				
<u>Base-Case</u> End-Use Description	Base-Case Consumption Estimate, kBtu	% of Total	<u>Base-Case</u> <u>Greenhouse Gas Emissions</u> Estimate, lb CO ₂ e/yr	<u>% of Total</u>
1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				
9.				
10.				
Total				

Form ~~DE~~ Base-Case End Use Analysis Requirements Level 2 (Continued)

Historical annual fuel/other consumption (kBtu) and GHG emissions				
Compute % of historical				
We affirm that ☐ All end uses that comprise >5% of the annual historic energy use <u>and GHG emissions</u> are included in this analysis. ☐ The total energy use of base-case energy use <u>and GHG emissions are</u> is between 90% and 100% of historical consumption <u>and emissions</u>. ☐ The same base-case energy use was used to determine estimated energy savings for the site.				
Signature of person determining compliance:				

POLICY STATEMENT DEFINING ASHRAE'S CONCERN FOR THE ENVIRONMENTAL IMPACT OF ITS ACTIVITIES

ASHRAE is concerned with the impact of its members' activities on both the indoor and outdoor environment. ASHRAE's members will strive to minimize any possible deleterious effect on the indoor and outdoor environment of the systems and components in their responsibility while maximizing the beneficial effects these systems provide, consistent with accepted Standards and the practical state of the art.

ASHRAE's short-range goal is to ensure that the systems and components within its scope do not impact the indoor and outdoor environment to a greater extent than specified by the Standards and Guidelines as established by itself and other responsible bodies.

As an ongoing goal, ASHRAE will, through its Standards Committee and extensive Technical Committee structure, continue to generate up-to-date Standards and Guidelines where appropriate and adopt, recommend, and promote those new and revised Standards developed by other responsible organizations.

Through its *Handbook*, appropriate chapters will contain up-to-date Standards and design considerations as the material is systematically revised.

ASHRAE will take the lead with respect to dissemination of environmental information of its primary interest and will seek out and disseminate information from other responsible organizations that is pertinent, as guides to updating Standards and Guidelines.

The effects of the design and selection of equipment and systems will be considered within the scope of the system's intended use and expected misuse. The disposal of hazardous materials, if any, will also be considered.

ASHRAE's primary concern for environmental impact will be at the site where equipment within ASHRAE's scope operates. However, energy source selection and the possible environmental impact due to the energy source and energy transportation will be considered where possible. Recommendations concerning energy source selection should be made by its members.

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About ASHRAE

Founded in 1894, ASHRAE is a global professional society committed to serve humanity by advancing the arts and sciences of heating, ventilation, air conditioning, refrigeration, and their allied fields.

As an industry leader in research, standards writing, publishing, certification, and continuing education, ASHRAE and its members are dedicated to promoting a healthy and sustainable built environment for all, through strategic partnerships with organizations in the HVAC&R community and across related industries.

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