12th Essex

Some Impacts of Mass Save and Alternative Compliance Payments in the 12th Essex House District, represented by Rep. Thomas P. Walsh

Over the decade from 2012-2023, efficiency investments in Massachusetts created $34 billion in lifetime benefits, a 3.5x return on every dollar spent. Here are conservative, partial estimates of some of the benefits received by the 12th Essex district:

- From January 2025 through June 2026, households in this district received $860,000 in Mass Save weatherization incentives, which bring down energy bills by reducing home energy use. 35% of this money went to Low and Moderate-Income Households (<80% of state median income).
- From January 2025 through June 2026, households in this district received $429,000 in Mass Save heat pump incentives, helping families access efficient heating and cooling year-round.
- 22% of this district's population relies on heating oil, the price of which is up 73% from last year (as of October 26, 2026). These households are in particular need of help to weatherize or switch to heat pumps.
- This district is currently on track to receive an estimated $3,520,000 in funding to retrofit and decarbonize affordable housing units from the DOER Affordable Housing Decarbonization Grant and Technical Assistance Programs, which are funded by Alternative Compliance Payments.
- Cities and towns that are part of this district are on track to receive $516,000 in Green Communities and Climate Leader grants, funded by Alternative Compliance Payments.

And these district-level investments only tell part of the story.

- The Massachusetts clean energy industry employs more than 115,000 people and contributes $15.9 billion to the Gross State Product. A majority of these jobs are in energy efficiency, demand management, and clean heating and cooling.
  - 58% of these companies are small businesses with 10 or fewer workers.
  - 74% of these jobs are outside Route 128.
- Even households who don't receive direct incentives still benefit from lower peak loads.
  - Much of the state's grid infrastructure sits idle most of the year, existing just to serve peak demand. 10% of electricity use is responsible for 40% of electricity costs.
  - Efficiency programs like weatherization, deep energy retrofits, and Passive House cut peak demand and could save ratepayers 950 million annually by 2030.

Produced for the Massachusetts Coalition for Affordable Energy. To learn more, visit MassAffordableEnergy.org

These incentive estimates are conservative and do not represent the full impact of Mass Save and ACP, since they exclude many categories of spending (e.g. commercial and industrial incentives) that are not broken out geographically across the state. Compiled by Alexander Gard-Murray, PhD, MSc, Executive Director of Passive House Massachusetts and Fellow at the Greenhouse Institute, based on data from Mass Save, MassCEC, MassGIS, Mass DOER, Phius, PHI, the Acadia Center, and LISC. Version 5.2.