

Will Common Areas Retain the OER Post October?

Recently, questions have come into our Client Management team related to **metered common areas receiving the 31.8% Ontario Electricity Rebate (OER)** after the transition period, per the OEB’s [December 6th, 2019 bulletin](#). We gathered our team of in-house experts to answer your most common questions. We hope you find it helpful!

Q&A:

1. Will common areas continue to qualify for the rebate after October 31st, 2020?

Rest assured, buildings that are sub-metered by a Unit Sub-Metering Service Provider (USMP) will continue to receive the OER after October 31st, 2020.

2. Which common areas are eligible?

If your building is sub-metered or is bulk-metered with or without sub-metering, you’ll continue to receive the OER*.

Metering	Common Area Account with demand < 50kW	Common Area Account with consumption < 250,000 kWh/year	Common Area Account with demand > 50kW and consumption > 250,000 kWh/year
Direct/Suite-Metering by LDC	✓ OER	✓ OER	X OER
Bulk-Metering (with or without sub-metering)	✓ OER	✓ OER	✓ OER*

3. Which common areas aren’t eligible?

LDC metered “common area” accounts would not qualify for the OER after October 31, 2020 if they exceed the demand and use thresholds (i.e. demand of more than 50kW and use more than 250,000 kWh a year).

Our Client Managers are always here to support you. Do you have questions or other buildings in your property management portfolio that could benefit from sub-metering? Email client.care@enercare.ca and we’ll be happy to answer any questions you may have.

Additional resources can be found [here](#).



Lisa Donahue, Director of Client Management, is solely dedicated to supporting property owners, building managers, and landlords throughout the post-installation process. Lisa and her team ensure multi-residential sub-metering investments continue to drive significant benefits, long after the meters are installed.

* Assuming the eligibility criteria with respect to multi-unit complexes is met, specifically: (1) they contain at least two “qualifying units”; (2) at least 50% of the units within the complex are qualifying units; and (3) the complex provides its distributor with the required notice.