

RESOLUTION NO. 2022-36

**BOARD OF COUNTY COMMISSIONERS
OF THE
COUNTY OF SUMMIT
STATE OF COLORADO**

A RESOLUTION AMENDING THE SUMMIT COUNTY BUILDING CODE, SECTION 3 OF EXHIBIT A TO RESOLUTION NO. 2020-26.

WHEREAS, the Board of County Commissioners of Summit County, Colorado has heretofore adopted the Summit County Building Code (Building Code) for the unincorporated areas of Summit County pursuant to C.R.S. 30-28-201, 1973, as amended; and

WHEREAS, pursuant to C.R.S. 30-28-204, the Board of County Commissioners is authorized to alter, and amend the Building Code from time to time after public hearing; and

WHEREAS, on March 31, 2020, the Board of County Commissioners adopted certain amendments to the Building Code, called the Summit Sustainable Building Code (“SSBC”) as set forth in Resolution 2020-26; and

WHEREAS, the Board of County Commissioners subsequently made minor amendments to the SSBC to address minor issues that arose regarding the timing of the training program and compliance with certain provisions set forth in the SSBC, which amendments were enacted on February 9, 2021, via Resolution 2021-11; and

WHEREAS, since that time, additional stakeholder feedback has been gathered regarding compliance with said certain aspects of the SSBC; and

WHEREAS, Section 3 of Exhibit A, Subsection N1101.4.1 provides that new residential construction projects will be required to comply with the SSBC by December 31, 2020, and

WHEREAS, multiple prescriptive options have been developed through multiple stakeholder group meetings with the SSBC Technical Advisory Board,

WHEREAS, in order to best serve the community, staff believes that the SSBC should be amended to allow residential construction projects to meet the requirements of the SSBC through compliance with either the Department of Energy Zero Ready Energy Home program or one of the two new prescriptive options; and

WHEREAS, the Board of County Commissioners has held a public hearing on May 24th, 2022, regarding the amendment to Section 3 of Exhibit A to Resolution 20-26 upon public notice pursuant to C.R.S. 30-28-204 and has considered the statements, evidence and testimony presented at such hearing; and

WHEREAS, upon consideration of the same, the Board of County Commissioners finds that the proposed amendments are reasonable and appropriate, will promote the public health, safety and welfare, and should accordingly be adopted;

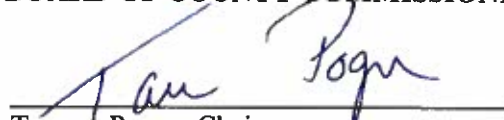
NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF SUMMIT COUNTY, COLORADO, THAT THE SUMMIT COUNTY BUILDING CODE SHALL BE

SUBJECT TO THE AMENDMENTS SET FORTH IN THE ATTACHED REDLINED EXHIBIT A AND EXHIBIT B,

ADOPTED THIS 24TH DAY OF MAY 2022.




**COUNTY OF SUMMIT
STATE OF COLORADO
BY AND THROUGH ITS
BOARD OF COUNTY COMMISSIONERS**



Tamara Pogue, Chair

ATTEST:



Kathleen Neel, Clerk and Recorder

EXHIBIT A

The listed subsections of Section 3, Exhibit A to Resolution 20-26 are amended as follows:

SECTION 3. AMENDMENTS.

The codes are hereby made subject to the incorporation of the following additions, deletions and modifications:

2018 INTERNATIONAL RESIDENTIAL CODE.

HOMEOWNER BUILDER is hereby defined as any individual who is the owner of the property subject to a building permit if the home is being built for the occupancy of the homeowner builder, and not for the purposes of commercial or residential development. Such homeowner builders may be allowed to pull building and technical permits to perform work on a detached single family residence, exterior decks and detached accessory buildings associated with detached single family residences, based in entirety upon their classification as a Homeowner. It shall be the duty of the individual applying for the permit to establish, to the satisfaction of the Building Official, that he or she is in fact a Homeowner Builder. Family trusts, Limited Liability Corporations and Partnerships do not meet the criteria of a Homeowner Builder, unless agreed to and approved by the Building Official.

Exception: An owner of an attached single family residence may be issued permits as a Homeowner Builder for exterior decks or detached accessory buildings.

The permits for Homeowner Builders may be pulled only after passing the required educational examinations for each permit. Homeowner Builders may pull permits no sooner than 2 years after receiving a certificate of occupancy on any previous project done as a Homeowner Builder, except that the ability to pull permits for alterations or additions to homes owned and occupied by any Homeowner Builder shall not be limited by any such time period constraints.

Section N1101.4. Above Code Programs. is amended by adding section N1101.4.1 (IECC)

Section N1101.4.1. Summit Sustainable Building Code. (SSBC) All new structures defined as a *Residential Building* under Section N1101.6 of this chapter shall be designed and comply with the Department of Energy Zero Energy Ready Home National Program or one of two prescriptive options as detailed in the checklist in Exhibit B.

Section N1101.4.2. All new structures defined as a *Residential Building* under Section N1101.6 of this chapter shall be designed and comply with amended section N1104.2.

Table N1102.1.2 (IECC R402.1.2) Insulation and Fenestration Requirements by Component Fenestration U-Factor column is amended to add 0.32 for replacement fenestrations or new fenestrations being installed is 60% or less of the existing rough openings in additions, alterations or repairs for Climate Zone 7 and 8.

Table N1102.1.2 (IECC R402.1.2) Insulation and Fenestration Requirements by Component is amended to add the following footnote:

Table N1102.1.2 footnote j R23 Blown in bibs are permitted to be installed in walls in lieu of the R20+5. If utilizing the R23, the roof/ceiling insulation reductions detailed in N1102.2.1 and N1102.2.2 are not allowed. This footnote is only applicable for alterations or remodels with a square footage of 1500sf or less.

2018 INTERNATIONAL ENERGY CONSERVATION CODE

Section R101.5 Compliance. Is amended by adding section R101.5.2. and R101.5.3

Section R101.5.2 Sustainable Building Code. All new structures defined as *Residential Buildings* under chapter 2 of this code shall be designed and comply with the Department of Energy Zero Energy Ready Home National Program or one of the two prescriptive options as detailed the checklist in Exhibit B.

EXHIBIT B

SUMMIT SUSTAINABLE BUILDING CODE CHECKLIST FOR NEW SFR'S

DOE ZERH PROGRAM (), or

2021 IECC PRESCRIPTIVE OPTION (), or

- Forced air-furnace system, minimum 97% AFUE.
- Radiant heating system, minimum 95% AFUE.
- Heat pump minimum efficiency, Heating Seasonal Performance Factor (HSPF) 10
- High-efficacy LED lights, minimum 100%.
- Energy efficient water heater.
 - Electric, minimum 0.95 energy factor
 - Gas, minimum 0.76 energy factor.
- Provide an electrical car charging rough in, including a blanked electrical box, and a raceway terminating in the electrical panel per Article 625 of the 2020 NEC.
- Provide PV ready construction including a metal raceway from the electrical panel to the roof location where the panels will be installed, including a roof jack, a #8 copper ground, a 2 pull blank in the electrical panel and an electrical conduit from the electrical panel out to the electric meter.
- WaterSense fixtures throughout.
- HRV/ ERV, 65% sensible heat recovery efficiency, meeting minimum airflow rates per IRC installed.
- Maximum 30% of exterior walls to be fenestrations.
- Programmable thermostats.

Thermal envelope requirements:

Roof/ ceiling:	R60, or R49 uncompressed over the top plate
Above grade walls:	R30 cavity or R20 cavity, R5 continuous insulation (ci) or R13 cavity, R10 ci or R20 ci
Slabs, including slab edge:	R10
Fenestrations:	Max U 0.32
Floor R-value:	R38
Basement wall:	R15 ci or R19 cavity or R13 cavity, R5 ci
Mass Wall:	R19 ci or R21 cavity

Crawl space wall:	R15 ci or R19 cavity or R13 cavity, R5 ci
Blower Door:	ACH 2.7 at a pressure 0.2 inches w.g. (50 Pascals)

These specifications are based off of the 2021 IECC residential thermal envelope requirements as described in Table R402.1.3, which should be referred to for interpretation reasons.

PV PRESCRIPTIVE OPTION ()

- Forced air-furnace system, minimum 97% AFUE.
- Radiant heating system, minimum 95% AFUE.
- Heat pump efficiency, Heating Seasonal Performance Factor (HSPF) 10
- High-efficacy LED lights, minimum 100%.
- Energy efficient water heater.
 - Electric, minimum 0.95 energy factor
 - Gas, minimum 0.76 energy factor.
- Provide an electrical car charging rough in, including a blanked electrical box, and a raceway terminating in the electrical panel per Article 625 of the 2020 NEC.
- WaterSense fixtures throughout.
- HRV/ ERV, 65% sensible heat recovery efficiency, meeting minimum airflow rates per IRC installed.
- Maximum 30% of exterior walls to be fenestrations.
- Programmable thermostats.

Thermal envelope requirements:

Roof/ ceiling:	R49
Above grade walls:	R23 cavity or R20 cavity, R5 continues insulation (ci)
Slabs, including slab edge:	R10
Fenestrations:	Max U 0.35
Floor R-value:	R38
Basement wall:	R15 ci or R19 cavity or R13 cavity, R5 ci
Mass Wall:	R19 ci or R21 cavity
Crawl space wall:	R15 ci or R19 cavity or R13 cavity, R5 ci
Blower Door:	ACH 3.0 at a pressure 0.2 inches w.g. (50 Pascals)

PV system:

Provide an onsite PV system sized to provide 25% of the annual energy use determined through an engineered solar calculator approved by the Summit County Building Department. The PV system will be limited by the allowable maximum size as determined by the electrical service provider.

*If either of the prescriptive options are chosen, no substitutions are allowed. If substitutions are needed, utilize the performance based DOE ZERH option.

Applicant Signature

Date