



Residential Building Mandatory Measures Checklist

**Community Development
Building and Safety Division**
1919 Palm Street, San Luis Obispo, CA 93401-3218

T 805.781.7180
F 805.781.7173
www.slocity.org

RESIDENTIAL BUILDING MANDATORY MEASURES CHECKLIST

2019 Green Building Code

New residential buildings shall be designed to include the green building mandatory measures specified in this checklist. This checklist shall also be applied to additions or alterations of existing residential buildings where the addition or alteration increases the buildings conditioned area, volume, or size. The requirements shall apply only to the specific area of the addition or alteration. Please also refer to the San Luis Obispo City Energy Reach Code as it may also apply to your project <https://www.slocity.org/government/department-directory/community-development/building-safety/clean-energy-choice-compliance>.

- Y = Yes (section has been selected and/or included)
- N/A = Not Applicable (Code section does not apply to the project, mainly used for additions and alterations)
- O = Other (provide explanation)
- [N] = New construction
- [A] = Additions and/or alteration

PROJECT INFORMATION

Address: _____ Flood Zone: Yes No Building Permit #: _____

Description: _____

Planning Approvals: _____

| PLANNING AND DESIGN | Y | N/A | O | Plan sheet, Spec or Attach Reference |
|--|---|-----|---|--------------------------------------|
| SITE DEVELOPMENT (CGC 4.106) | | | | |
| Storm water pollution control. A plan has been developed and will be implemented to manage storm water drainage during construction per CGC 4.106.2 & 4.106.3. | | | | |
| Grading and Paving. Construction plans to indicate how site grading and drainage system will manage all water flows to keep water from entering buildings. Examples found at CGC 4.106.3. Alterations and additions are excluded. | | | | |
| Electric Vehicle Charging for New Construction. For one- and two-family dwellings, install electric vehicle charging wiring and panels per the requirements found in CGC 4.106.4. | | | | |
| ENERGY EFFICIENCY | | | | |
| ENERGY CODE | | | | |
| Energy Efficiency. Building meets or exceeds the requirements of the California Building Energy Efficiency Standards. Please review the San Luis Obispo City Energy Reach Code as this may affect your project. | | | | |
| WATER EFFICIENCY AND CONSERVATION | | | | |
| INDOOR WATER USE (CGC 4.303) | | | | |
| Water conserving plumbing fixtures. Plumbing fixtures (water closets and urinals) shall comply with the following: 1. The effective flush volume of all water closets shall not exceed 1.28 gal/flush (CGC 403.1.1). 2. The effective flush volume of wall-mounted urinals shall not exceed 0.125 gal/flush. The effective flush volume for all other urinals shall not exceed 0.5 gal/flush (CGC 403.1.2). | | | | |
| Water conserving plumbing fittings. Fittings (faucets and showerheads) have all required standards listed on plans and are in accordance to CGC 4.303.1.3 and CGC 403.1.4. | | | | |

OUTDOOR WATER USE (CGC 4.304)

Scope. The provisions of Section 4.304 reference the mandatory Model Water Efficiency Landscape Ordinance (MWELo) contained within Chapter 2.7, Division 2, Title 23 per CGC 4.304.1.

Outdoor water use in landscape areas equal to or greater than 500 square feet. For new residential developments with aggregate landscape area equal to or greater than 500 square feet, shall comply with local water efficient landscape ordinance or the current MWELo per CGC 4.304.1.

Outdoor water use in landscape areas of 2,500 square feet or less. New residential development with aggregate landscape area of 2,500 square feet or less may conform to the prescriptive compliance measures contained in MWELo's Appendix D.

MATERIAL CONSERVATION AND RESOURCE EFFICIENCY**ENHANCED DURABILITY AND REDUCED MAINTENANCE (CGC 4.406)**

Rodent Proofing. Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be rodent proofed by closing such openings with cement mortar, concrete masonry, or similar methods acceptable to the enforcing agency per CGC 4.406.1.

CONSTRUCTION WASTE REDUCTION, DISPOSAL, AND RECYCLING (CGC 4.408)

Construction waste management. Recycle and/or salvage for reuse a minimum of 65% of the nonhazardous construction and demolition waste per CGC 5.408.1

BUILDING MAINTENANCE AND OPERATION (CGC 4.410)

Operation and maintenance manual. Provide the building owner with detailed operating and maintenance instructions and copies of guaranties/warranties for each system prior to final inspection per CGC 4.410.1.

Recycling by occupants. Provide readily accessible areas that serve the entire building and are identified for the depositing, storage and collection of nonhazardous materials (including organic waste) for recycling per CGC 4.410.2.

ENVIROMENTAL QUALITY

Fireplaces. Any gas fireplaces shall be a direct-vent sealed-combustible type. CGC 4.503.1

Woodstoves. Any wood stove or pellet stove shall comply with US EPA New Source Performance Standards emission limits per CGC 4.503.1.

POLLUTANT CONTROL (CGC 4.504)

Duct and mechanical systems protection. At the time of rough installation, during storage on the construction site and until final startup of the heating, cooling and ventilating equipment, all duct and other related air distribution components openings shall be covered with tape, plastic, sheet metals, or other methods acceptable to the enforcing agency to reduce the amount of water, dust or debris, which may enter the system per CGC 4.504.1.

Finish material pollutant control. Finish materials shall comply with Sections 4.504.2.1 through 4.504.5.1.

Adhesives, sealants and caulks. Adhesives, sealants and caulks used on the project shall meet the requirements of the standards listed in CGC 4.504.2.1.

Paints and coatings. Paints and coatings shall comply with VOC limits per CGC 4.504.2.2.

Aerosol paints and coatings. Aerosol paints and coatings shall meet the Product-weighted MIR limits for ROC and other requirements per CGC 4.504.2.3.

Verification. Documentation will be provided, at the request of the Building Division, to verify compliance with VOC finish materials per CGC 4.504.2.4.

Carpet systems. All carpet installed in the building interior shall meet the testing and product requirement per CGC 4.504.3. Carpet cushion and adhesive also must comply.

Resilient flooring systems. At least 80% of flooring must comply with one of the following: the VOC emission limits defined in the 2010 CHPS criteria and listed on its High Performance Products Database; products certified under UL Greenguard Gold program; certified under the Resilient Floor Covering Institute FloorScore program; or meet California Department of Public Health 2010 Specifications. CGC 4.504.4.

Composite wood products. Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior and exterior of the building shall comply with the low formaldehyde emission standards per CGC 4.504.5.

| | | | | |
|---|--|--|--|--|
| Documentation. Verification of compliance with this section shall be provided at the request of the enforcing agency. CGC 4.504.5.1 | | | | |
| INDOOR MOISTURE CONROL (CGC 4.505) | | | | |
| Concrete slab foundations. A capillary break shall be installed if a slab on grade foundation system is used. The use of a 4" thick base of ½" or larger clean aggregate under a 6 mil vapor retarder with joint lapped not less than 6" will be provided per CGC 4.505.2 and CRC R506.2.3. | | | | |
| Moisture content of building materials. Building materials with visible signs of water damage shall not be installed. Wall and floor framing shall not be enclosed when the framing members exceed 19% moisture content. Moisture content shall be checked prior to finish material being applied per CGC 4.505.3. | | | | |
| INDOOR AIR QUALITY AND EXHAUST (CGC 4.506) | | | | |
| Bathroom exhaust fans. ENERGY STAR compliant exhaust fans shall be provided in every bathroom per CGC 4.506.1. Fans shall be ducted to the outside and must be controlled by a humidity control, unless functioning as part of a whole house ventilation system. | | | | |
| ENVIRONMENTAL COMFORT (CGC 4.507) | | | | |
| Heating and air conditioning. Heating and air-conditioning system shall be sized, designed and have their equipment selected using the following methods: 1. Heat Loss/Heat Gain values in accordance with ANSI/ACCA 2 Manual J-2016 or equivalent; 2. Duct systems are sized according to ANSI/ACCA 1, Manual D-2016 or equivalent; 3. Select heating and cooling equipment in accordance with ANSI/ACCA 3, Manual S-2014 or equivalent. | | | | |
| INSTALLER AND SPECIAL INSPECTOR QUALIFICATIONS | | | | |
| HVAC INSTALLER QUALIFICATION (CGC 702) | | | | |
| HVAC installer training. HVAC system installers shall be trained and certified in the proper installation of HVAC systems and equipment by a recognized training or certification program per CGC 702.1. | | | | |
| VERIFICATION (CGC 703) | | | | |
| Compliance documentation. Upon request, verification of compliance with this code may include construction documents, plans, specifications, builder or installer certification, inspection reports, or other methods acceptable to the building department which will show substantial conformance. | | | | |

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED AS A MEANS TO INDICATE AREAS OF COMPLIANCE WITH THE CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN) CODE. DUE TO CODE AMENDMENTS THE END USER ASSUMES ALL RESPONSIBILITY ASSOCIATED WITH THE USE OF THIS DOCUMENT, INCLUDING VERIFICATION WITH THE FULL CODE AND AMENDMENTS.

| | | | |
|--|------------------------|---------------|--|
| Documentation Author's / Responsible Designer's Declaration Statement | | | |
| I attest that this mandatory provisions checklist is accurate and complete. | | | |
| Signature: | | Date: | |
| Company: | License: | Phone: | |
| Address: | City/State/Zip: | | |