



City of Boulder Residential Building Guide
Green Building & Green Points
Application

Resource Conservation Ordinance 7565
www.bouldergerneenpoints.com

FOR NEW CONSTRUCTION

Before filling out this application, read **Green Building & Green Points Guideline**
Booklet for specific criteria and verification of measures.

Applicant Name: _____ **Company:** _____

Phone: (____) _____

Project Address: _____ **Zip:** _____

Homeowner (if applicable) : _____

1 and 2 Family Dwellings*	Multifamily*
_____ Total floor area (in sq. ft.) of new construction _____ HERS Rating Proposed _____ Total Green Points selected from worksheet below _____ Total Green Points awarded for HERS rating lower than required (required rating – design/achieved rating)	_____ Total number of units _____ Total floor area (in sq. ft.) of new construction _____ HERS Rating Proposed _____ Total Green Points selected from worksheet below _____ Total Green Points awarded for HERS rating lower than required (required rating – design/achieved rating)

*Not all fields may apply.

For application information contact:
 City of Boulder Planning & Development Services, 1739
 Broadway, Third Floor
 Mail: P.O. Box 791, Boulder, CO 80306-0791
 Phone: 303-441-1880, Fax: 303-441-3241
 Web site: www.boulderplandevlop.net

For Green Points Ordinance information contact:
 City of Boulder Office of Environmental Affairs,
 Phone: 303-441-3090, Fax: 303-441-3070
 Web site: www.bouldergerneenpoints.com

Other Resources:
 City of Boulder’s Water Conservation Office: 303-413-7407, Web site: www.bouldersaveswater.net
 Center for Resource Conservation: 303-441-3278, Web site: www.conservationcenter.org

For Office Use Only	
Permit # _____	
Floor Area Sq. Ft: _____	
<input type="checkbox"/> 1 & 2 Family Dwelling	<input type="checkbox"/> Multifamily Dwelling
Points Required: _____	
Points Received: _____	
Reviewer: _____	

Instructions

1. Prior to selecting any measures, consult the Green Points Program Guidelines Booklet, which contain information on specific designs, compliance and other details. The Green Points Guidelines are available at the Planning & Development Services Center or online at www.bouldergreenpoints.com.
2. Determine the floor area of the project. Then refer to the chart below to determine the number of points needed for the project and enter the floor area and points required in the spaces provided on the next page.

“Floor Area” means the total square footage of all levels included within the outside surface of exterior walls of a building or portion thereof, but excluding courts, garages, attics and crawlspaces.

Inspection and Compliance

All approvals and inspections of Green Points applications shall be done in conjunction with a residential building permit application and field inspections. The applicant shall demonstrate compliance with all of the provisions of Chapter 10-7.5 prior to the issuance of a certificate of occupancy.

Exceptions

Any structure that includes dwellings which are pursuing a U.S. Green Building Council’s LEED™ (Leadership in Energy and Environmental Design) Silver Certification or higher or comparable green building rating certification will be exempt from the Green Points requirements. No person that applies for this exception shall fail to complete the LEED™ certification process and receive such certification within six months after the final inspection of the building. The city manager may grant an extension if a request is made by the applicant demonstrating good cause why additional time is needed to complete the certification. A temporary certificate of occupancy will be issued for the project until the LEED certification can be provided to the city.

Mandatory Green Building Requirements

Mandatory green building requirements are listed in Table 1 for new dwelling units and detached conditioned accessory structure. Each type of project will have mandatory green building requirements and green points requirements based on the type and size of project.

Table 1 - Mandatory Green Building Requirements

Type of Project: New Dwelling Units*
Energy Efficiency and HERS Rating <ul style="list-style-type: none">• Refer to Sections (a) and (b)• See Table 1A
Construction Waste Recycling and Demolition Management <ul style="list-style-type: none">• Refer to Sections (c) and (d)
For Mandatory Green Points Requirements, See Table 2

**Includes the construction of a new dwelling unit or the replacement of an existing dwelling unit and detached, conditioned accessory structures.*

(a) Energy Efficiency

Applicants for new construction must demonstrate energy efficiency compliance using the Home Energy Rating System (HERS). Table 1A lists the HERS index requirement for different sizes of projects. *HERS index lower than the mandatory requirement can be applied to the Green Points requirements specified in Table 2.*

Table 1A – Tiers for Energy Efficiency Thresholds and Equivalent HERS Index

Type of Project	Square Footage	Required HERS Index	Energy Efficiency Thresholds Above Code
New Construction	Up to 3,000	70	30%
	3,001-5,000	60	50%
	5,001 and up	35	75%
Multi-Unit Dwellings	Applies to all	70	30%

**The city manager is authorized to develop a HERS rating sampling protocol for multi-dwelling projects to ensure compliance with this section.*

(b) Energy Efficiency - HERS Index Rating

A HERS Certificate (example: Attachment A) is used for the verification of energy performance of new construction. A HERS rating shall be performed by a rater accredited by the Residential Energy Services Network (RESNET). A HERS index encompasses the building envelope and equipment components of a house; therefore an applicant will not be awarded green points for these features, as it will be accounted for in the HERS index. ***For new construction, the Energy Efficiency and Solar options specified in section 10-7.5-4 (e) and (f) may not be used to satisfy the Green Points requirements in Table 2.***

(c) Construction Waste Recycling

An applicant for a building permit for a new dwelling shall demonstrate that a minimum of 50 percent of construction waste is recycled.

Application: Submit a Deconstruction Plan and Construction Waste Recycling Form (Attachment C) and with the Green Points/building permit applications.

Verification: A completed Construction Waste Diversion Tracking Spreadsheet (Attachment D) must be provided at final inspection which shows that the minimum recycling requirements have been met.

(d) Demolition Management

An applicant proposing to demolish more than 50 percent of exterior walls shall demonstrate that at least 65 percent of material by weight from the deconstruction of the existing structure (including concrete and asphalt) will be diverted from the landfill by providing a deconstruction plan.

Application: Submit a Deconstruction Plan and Construction Waste Recycling Form (Attachment C) with the Demolition Permit or Green Points/building permit applications, whichever is applicable.

Verification: Provide documentation verifying compliance with the Deconstruction Plan to City staff at final inspection.

Green Points Requirements

Green Points are required for all new dwelling units. Each type of project is required to obtain the minimum number of mandatory green points specified in Table 2.

Table 2 – Minimum Green Points Requirements

Project Description	Floor Area	Green Point Requirements
New Dwelling Unit – Single Family	1,501-3,000	20
	3,001-5,000	40
	5,001 and up	60
New Dwelling Unit – Multi-Family	1,001-2000	10
	2,001-3000	20
	3,001 and up	30

Green Points Application – To be completed by Applicant. Must read the Green Building and Green Points Guideline Booklet for verification and point option information

What does this mean?

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
This references the page number in the Green Points Program booklet where this information is located.	This is the maximum amount of points you can earn for this feature.	This refers to the specific Green Points feature you might select. For more information on each feature, consult the Green Building and Green Points Guideline Booklet.	This refers to the documentation needed to verify you are eligible for points for this feature.	Please indicate where this information is included in your application packet.	This column is for the number of points you are applying for.

B.) Site Development

The green points options listed in the following section can be applied for individually, or as a whole. Applicants can choose to submit a “Landscape Package” that includes information to satisfy all of the requirements for each option.

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
1. Landscaping					
	2	Organic Soil Amendments	Inspection at final. Provide copies of receipts.		
	4	Xeriscape Landscaping	Submit landscape plans at application. Inspection at final.		
2. Shading of Hardscapes					
	5 (1 per tree)	Save Mature Trees	Submit tree preservation plan at application. Inspection at final.		
	5 (1 per tree)	Plant New Shade Trees	Inspection at final.		
3. Surface Water Management					
	2	Permeable Site	Submit site or planting plan at application. Inspection at final.		
4. High Efficiency Automatic Irrigation					
	2	High Efficiency Irrigation	Submit Water Conservation Rebate Audit Certificate at final inspection.		

C.) Building Rehabilitation

Not applicable to new construction projects.

D.) Waste Management

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
3. New Construction Waste Recycling					
	3	New Construction Waste Recycling	Plan Review (Attachment C). Submit receipts and Attachment D at final		

E.) Energy Efficiency

Not applicable to new construction projects, these measures are included in the HERS rating.

F.) Solar

Not applicable to new construction projects, these measures are included in the HERS rating.

G.) Water Efficiency –High Efficiency Fixtures

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
	Up to 6	Water Efficiency- High Efficiency Fixtures	Design Plans due at time of application. Inspected in field.		
	2	25% of all fixtures	Design Plans due at time of application. Inspected in field.		
	4	50% of all fixtures	Design Plans due at time of application. Inspected in field.		
	6	75% of all fixtures	Design Plans due at time of application. Inspected in field.		

H.) Material Efficient Framing and Structure

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
1. Advanced Framing Techniques					
	2	24" On-Center Framing	Design Plans due at time of application. Inspected in field.		
	2	Insulated Headers	Design Plans due at time of application. Inspected in field.		
	2	Energy Efficient Roof Trusses	Design Plans due at time of application. Inspected in field.		
	2	HVAC Ducts within Conditioned Spaces	Design Plans due at time of application. Inspected in field.		
	2	Min. 12" roof overhangs	Design Plans due at time of application.		
2. Structural Insulated Panels (SIPs)					
	Up to 8 (see booklet)	Structural Insulated Panels (SIPs)	Engineered Design due at time of application. Inspected in field.		

3. Structural Alternatives to Wood					
	Up to 8 (see booklet)	Structural Alternatives to Woods	Engineered Design due at time of application. Inspected in field.		

I.) Sustainable Products

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
1. FSC-Certified Framing Techniques					
	Up to 6 (see booklet)	Sustainable Wood Products	Supplier Verification in Building Permit Sleeve at final inspection		
2. Environmentally Preferred Materials					
	Up to 10 (see booklet)	Environmentally Preferred Materials	Supplier Verification in Building Permit Sleeve at final inspection		
3. Locally Sourced Materials					
	2	Locally Sourced Materials	Supplier Verification in Building Permit Sleeve at final inspection		

J.) Indoor Air Quality

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
1. Energy Star's Indoor Air Quality Package Requirements					
	10	Energy Star Indoor Air Quality Package	IAP Certificate in Building Permit Sleeve at final inspection		
2. Mechanical Ventilation					
	Up to 5	Mechanical Ventilation	Final Mechanical Inspection		
	1	Kitchen Exhaust Fan	Final Mechanical Inspection		
	1	Timer or humidistat controlled exhaust fan	Final Mechanical Inspection		
	1	Integrated HVAC ventilation	Final Mechanical Inspection		
	2	Heat Recovery Integrated Ventilation	Final Mechanical Inspection		
3. High-Efficiency HVAC Filter					
	1	High Efficiency HVAC Filter	Final Mechanical Inspection		
4. Radon Mitigation					
	Up to 2	Radon Mitigation	Final Mechanical Inspection		
5. Attached Garage Exhaust Fan					
	1	Attached Garage Exhaust Fan	Final Mechanical Inspection		

K.) Homeowner Information- Operations and Maintenance Binder

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
	1	Binder	Final Inspection	NA	

L.) Design Process and Innovation

Booklet Page	Allowable Points	Feature	Verification	Sheet or Spec #	Applicant Points
1. Green Building Consultants					
	2	Green Building Consultant	Green Building Consultant Sign Application	NA	
2. Energy Star Builder					
	1	Energy Star Builder	Contractor Sign Application	NA	
3. Innovation Points					
	Up to 10	Innovation Points	Staff Approval	NA	

Green Building Consultant (please include verification) **Print Name:** _____

Signature: _____ **Date:** _____

ENERGY STAR Builder (name must be on ENERGY STAR Web site) **Print Name:** _____

Signature: _____ **Date:** _____

Supplier verification

Verification of Accountability by Responsible Party (to be completed by the building projects responsible party/applicant)

By affixing my signature below, I hereby declare and affirm to the city of Boulder that the Green Points options shown below will be provided/executed during the course of the permitted work, and will meet the specifications and requirements of the Green Points program Guideline Booklet. If audited, I will provide all necessary supporting documentation demonstrating that the requirements of the Green Building and Green Points program have been met for the options that have been selected.

Responsible Party _____ **Date:** _____
Print Name: _____
Project Role/ Title: _____
Company Name: _____
Signature: _____

Sustainable Products

- ___ (i)(1) FSC-Certified Tropical Wood or No Tropical Wood
- ___ (i)(2) Select Environmentally Preferable Materials
- ___ (i)(3) Select Locally Sourced Materials

Questions to ask when hiring a deconstruction contractor:

1. Are you a city of Boulder registered deconstruction contractor*?
2. How many deconstruction projects have you completed?
3. How will deconstruction material be reused before being sent to a recycler?
4. Will the materials donated for reuse be eligible for a tax deduction and will that off-set my deconstruction costs?
5. Do you have a list of references from previous deconstruction projects?

*To learn more about becoming a registered deconstruction contractor, contact the city of Boulder's Office of Environmental Affairs at 303-441-1964

Visit www.bouldergreenpoints.com for:

- Construction and deconstruction (C & D) waste resources
- City of Boulder Green Building and Green Points Program documents
- C & D Waste, Reuse, and Recycling guides
- C & D waste recycling forms
- Construction waste recycling tracking spreadsheets
- City of Boulder registered deconstruction contractor lists