



# Sacramento Valley Association of Building Officials

Minutes of the February 14, 2020 SVABO General Meeting at Natomas High School, 3401 Fong Ranch Rd. Sacramento, CA 95834

*President*  
Jim Mangino  
City of Roseville  
(916) 774-5390

*Vice President*  
Michelle Toledo  
City of Folsom  
(916) 461-6324

*Secretary/Treasurer*  
Nicholas Henderson  
CSG Consultants  
(951) 217-2590

*Past President*  
Joe Cuffe  
City of Rancho Cordova  
(916) 851-8866

*Sergeant-at-Arms*  
Andrea Coley  
Bureau Veritas  
(916) 514-4503

*Director-at-Large*  
Winfred DeLeon  
City of Sacramento  
(916) 808-5475

*Director-at-Large*  
Bob Ivie  
County of Sacramento  
(916) 876-6359

*Director-at-Large*  
Don Wilden  
Simpson Strong Tie  
(209) 944-1095

- Meeting called to order by Jim Mangino at 10:10 AM, 25 people in attendance
- Flag Salute – Led by Mike Toledo
- Welcomed from Winfred DeLeon Chief Building Official, City of Sacramento
- Self-Introductions
- Review of December 2019 and January 2020 meeting minutes.
  - Motion to approve minutes from Nancy Springer, second by Joe Cuffe,
  - Motion to approve Jan. Minutes from Joe Cuffe, Second Nancy Springer
  - Unanimous approval for both months

\* Presentation from Jeff Bailey before the formal meeting today. Jeff's presentation on there ICC High School Technical training program and tour of the facility. After the presentation a motion was brought to the floor for SVABO to be the Sponsor of the program. Nancy Springer mad a formal motion and Joe Cuffe seconded the motion with a unanimous vote be the members – Passed- and tabled until our board meeting with SMA\*

## Executive Board Reports:

### **Secretary /Treasurer's Report – Nick Henderson**

As of January 31, 2020, we have \$74,383.57

### **Vice – President's Report – Michelle Toledo**

Informed the members that the meeting calendar schedule for the year is now complete and will be posted on the SVABO website

The next meeting will be March 13, 2020, location West Sacramento Community Center

50/50 raffle see Andrea

### **President's Report – Jim Mangino**

Jim informed the members that the board and Past president Joe Cuffe has been in discussion to have SMA update our website to bring it current modern look and ease to use mobile friendly, the cost just under \$5000.00. we will continue to work with SMA and have them come to a meeting to demonstrate how it will look for the members before it is launched.

Reminder to sign up for a Committee, signup sheets are on the back table with Andrea

Informed the members about SAP training in West Sacramento, Feb. 29, 2020, AIA Central Valley is hosting it.

**Past-President's Report – Joe Cuffe**

No report

**Code Quiz – Will Crew**

Thank you, Will, for stepping in great quiz.

**Committee Reports:**

**Code Development Committee – Jay Hyde**

This is an off year for code development so we are looking for ideas, we are looking to clean up some language of the code, so if anyone comes across areas in the code that needs clarification please bring it to the committee. The first meeting of the year is February 20, 2020 and we will be discussing a pending letter to the State Fire Marshal for code clarification.

**Education Committee – Terry Knox**

Michelle Toledo spoke in Terry's absence; classes being offered Education week are all set, schedule on the back table for the classes being offered. Classes are filling up fast!! Two classes not being offered that are not apart of Education week, one is Mike Stone is teaching a class on one- and two-family dwellings including PV and energy storage on June 26, 2020 in Folsom. The second class is the 2019 CRC wall bracing and portal frame on September 14<sup>th</sup> in Folsom as well. Also starting to look for a new venue for Ed. Week as we are outgrowing the venue in Citrus Heights more to follow

**Outreach Committee -Greg Anderson**

Rick Kelly spoke for Greg, still working on a new potential project for spring for the Overcomers Program housing in dire need  
Craig Sarmanto talked about the project in more detail

**Scholarship Committee – Mitch Raese**

Discussed the Jack Adkins Memorial Scholarship will be accepting applications starting April 1, 2020

**Permit Technician Committee**

Rick Kelly spoke for Susan, not much to discuss at this time.

**Pass Ad-Hoc Committee**

N/A

**Installation Dinner Ad-Hoc Committee – Andrea Coley**

Looking for a location for this year date is on the 12<sup>th</sup> of December

**Agency Reports:**

**CALBO – Chris Ochoa**

-ABM in Indian Wells in April 2020, book your rooms now  
Jay spoke about the outreach program will not be at the ABM but it will be Fullerton College he week after

**League of Cities -**

N/A

**California Energy Commission –**

Daniel presented the 2019 California Energy Efficiency Action Plan is now available, along with other news please See Efficiency Division Update attached for more information.

**HCD –**

N/A

**DSA –**

N/A

**ICC- Chris Ochoa**

-ICC's latest episode of the Pulse Pod Cast is welcoming the next generation of building and safety professionals.  
-ICC is offering free Pronto trial practice testing.  
-May is the 40<sup>th</sup> annual Building and Safety Month, the theme is "Safer Building – Safer Communities – Safer World" and the Building and Safety Month now has its own website [Buildingsafetymonth.org](http://Buildingsafetymonth.org).  
April 1<sup>st</sup> is the deadline to submit for the "Emery Rodgers Fellowship"

**CSLB – Nancy Springer**

Board meeting is March 30<sup>th</sup> in San Francisco combo meeting with legislative and board meeting after

**CBSC –**

**CBOAC – Andrea Coley**

Flier for the CBOAC ABM is on the back table

**Old Business**

Winfred DeLeon announced the City of Sacramento last hurdle to launch their drone program up and running, a drone presentation will be done at the March 10, 2020 council meeting looking to move forward after that meeting.

**New Business**

Nancy Springer suggested to make a Past-President committee to assist in maintaining history, and to help with new boards not go through heartaches that have happened in the past. Will need to have a bylaw change to add this committee.

Second item from Nancy was to add a code discussion as the Shasta/ Cascade chapter does at their meetings. Discussion lead to adding code discussions in place of presentations at our meetings- tabled to board meeting

**50/50 Raffle:**

\$50.00 split winner is Rick Kelly

**Lunch with presentation:**

Presentation happened prior to the meeting today, and second part of the presentation will happen after 2:30 pm with the school

**Meeting Adjourned at**

Respectively Submitted,  
Nick Henderson  
SVABO Secretary/Treasure



## CODE QUIZ

### February 2020

### ADU's – Fact or Fiction

1. According to the California Government Code Section 65852.22(4), which of the following could be an example of a Junior Accessory Dwelling Unit (JADU).
  - a. A RV
  - b. Manufactured Home less than 800 square feet
  - c. Detached garage conversion
  - d. Attached garage conversion
  - e. All of the above
  
2. According to the California Government Code Section 65852.22, a Junior Accessory Dwelling Unit (JADU) cannot be considered a dwelling unit as defined in the 2019 California Residential Code Section 202.
  - a. True
  - b. False
  
3. According to the California Government Code Section 65852.2 and 65852.22, a major difference between an ADU and a JADU is that a JADU can be rented out.
  - a. True
  - b. False
  
4. According to the California Government Code Section 65852.2 (j)(1), which of the following may qualify as an Accessory Dwelling Unit?
  - a. Recreational Vehicle
  - b. Park Trailer
  - c. Manufactured Home
  - d. Efficiency Unit
  - e. (c) and (d)
  - f. None of the above
  
5. According to the California Government Code 65852.2(a)(1)(D)(v), the total floor area for a detached accessory dwelling unit shall not exceed \_\_\_\_\_ square feet.
  - a. 500
  - b. 800
  - c. 1,200
  - d. 1,500

SVABO CODE DEVELOPMENT COMMITTEE  
REPORT TO THE MEMBERSHIP  
FEBRUARY 14, 2020

1. The Committee has not met since the January SVABO Chapter meeting
2. Our first meeting for 2020 is scheduled for Thursday, February 20, 2020 at 10:00 AM to 12:00 AM at Mogavero Offices 1331 T Street, Sacramento, CA.
  - a. Call in number: (916) 233-3333 Conference number: 11970#
3. As this is an “off” year for ICC Code Development.
  - a. The focus of the first meeting will be working to develop an agenda for 2020 identifying issues that SVABO members feel are important: the Committee welcomes input from Chapter Members and the Board.
  - b. We will be discussing the following as possible Agenda items:
    - i. Identifying wording in the Code that can be simplified, streamlined and otherwise improved.
    - ii. Identifying items in the published code where we find “mistakes” in the California edition:
      1. The California Code was based in the 2018 IBC original publication and did not include ICC errata.
        1. We have noticed changes that were not identified by bars on the sides of the page:
        2. Example – many of the California footnotes to CPC Table the California addition to CPC Table 422.1 have disappeared without corresponding margin marking.
    - iii. Helping our jurisdictions navigate the requirements around ADU’s and Junior ADU’s – the published information from the state appears to be a consolidation of several pieces of legislation that were not properly coordinated (example, one section says that a Junior ADU must be located within the area of the residence, another section says a Junior ADU can also be located in an accessory structure and up to X square feet may be added to create an entrance/exit.
  - c. Under Old Business we have a letter to complete and send to CSFM asking for clarification on corridor exits (2019 CBC 1020.6 corridor continuity specifically the use of the word “AN EXIT” vs something like “the REQUIRED EXITS,”)
4. Attached is a summary of the recommendations prepared by SVABO and the other members of the Los Angeles Basin Administration Committee. We don’t know how well we influenced the outcome of the on line governmental voting, but we were fairly consistent with the results (where we differed is highlighted in RED.

END

**Convenient location with all classes in one place!**

Monday, May 4 Sessions 100	Tuesday, May 5 Sessions 200	Wednesday, May 6 Sessions 300	Thursday, May 7 Sessions 400
<p><b>2019 CRC Significant Changes</b></p> <p><i>Pat Headington Yuma, AZ</i></p> <p><b>Session 101</b> One-day class / Repeats on Tuesday</p>	<p><b>2019 CRC Significant Changes</b></p> <p><i>Pat Headington Yuma, AZ</i></p> <p><b>Session 201</b> One-day class / Repeat from Monday</p>	<p><b>Plan Review for Permit Techs</b></p> <p><i>Mary Dickerson Litchfield Park, AZ</i></p> <p><b>Session 301</b> One-day class / Does not repeat</p>	<p><b>From the Ground Up!</b></p> <p><i>Mary Dickson Litchfield Park, AZ</i></p> <p><b>Session 401</b> One-day class / Does not repeat</p>
<p><b>California Energy Commission 2020 Energy Code Updates</b></p> <p><i>Javier Perez/Daniel Wong</i></p> <p><b>Session 102</b> One-day class / Does not repeat</p>	<p><b>The 7-C's : a soft skills course designed for building inspectors and code enforcement officers</b></p> <p><i>Christopher Young Kingman, AZ</i></p> <p><b>Session 202</b> One-day class / Does not repeat</p>	<p><b>2019 CBC Significant Changes</b></p> <p><i>Christopher Young Kingman, AZ</i></p> <p><b>Session 302</b> One-day class / Repeats on Thursday</p>	<p><b>2019 CBC Significant Changes</b></p> <p><i>Christopher Young Kingman, AZ</i></p> <p><b>Session 402</b> One-day class / Repeat from Wednesday</p>
<p><b>Electrical 101</b></p> <p><i>Mike Coldiron Shums Coda</i></p> <p><b>Session 103/203</b> Two-day class / Held on Monday-Tuesday</p>		<p><b>DSA Case Law A Building Officials Perspective</b></p> <p><i>Jay Salazar City of Vacaville</i></p> <p><b>Session 303/403</b> Two-day class / Held on Wednesday-Thursday</p>	
<p><b>Complete Permit Tech</b></p> <p><i>Steve Burger Shums Coda</i></p> <p><b>Session 104/204 two-day class</b> Two-day class / Held on Monday-Tuesday</p>		<p><b>Guide to Customer Service and Public Relations</b></p> <p><i>Terry Knox Shums Coda</i></p> <p><b>Session 404</b> One-day class / Does not repeat</p>	<p><b>Building Department Communication Road to success</b></p> <p><i>Terry Knox Shums Coda</i></p> <p><b>Session 304</b> One-day class / Does not repeat</p>
<p><b>Fire plan checking 13D</b></p> <p><i>Patrick Chew City of Roseville</i></p> <p><b>Session 105</b> One-day class / Does not repeat</p>	<p><b>Fire Inspection Program</b></p> <p><i>Patrick Chew City of Roseville</i></p> <p><b>Session 205</b> One-day class / Does not repeat</p>	<p><b>Applying the Residential Energy Requirements</b></p> <p><i>Energy Code Ace</i></p> <p><b>Session 305</b> One-day class / Does not repeat</p>	<p><b>Means of Egress</b></p> <p><i>Steve Stokes City of Rancho Cordova</i></p> <p><b>Session 405</b> One-day class / Does not repeat</p>
<p><b>2019 CPC / CMC</b></p> <p><i>Steve Stokes City of Rancho Cordova</i></p> <p><b>Session 106</b> One-day class / Repeats on Tuesday</p>	<p><b>2019 CPC / CMC</b></p> <p><i>Steve Stokes City of Rancho Cordova</i></p> <p><b>Session 206</b> One-day class / Repeat from Monday</p>	<p><b>Simplified Structural Engineering</b></p> <p><i>Bill Rodgers, Interwest</i></p> <p><b>Session 406</b> One-day class / Does not repeat</p>	

**Receive up to 2.4 CEUs 0.6 CEUs (six hours) per day**

# Efficiency Division Updates

SVABO Monthly Meeting  
February 14, 2020

CALIFORNIA ENERGY COMMISSION



## Efficiency Division Updates

### • **January 22 business meeting:**

- Approved: The National Environmental Balancing Bureau (NEBB) nonresidential mechanical acceptance test technician certification provider update report for the 2019 Energy Code was approved. This allows NEBB to certify Mechanical ATTs for 2019.
- Approved: Trinity Public Utility District application for exemption from the new residential Solar PV requirements in the 2019 Energy Code was approved. It was determined not to be cost effective based on Trinity's public agency rules.
- Approved: City of Davis Local Ordinances Exceeding the 2019 Energy Code was approved. The ordinance requires new residential mixed fuel buildings to have an Energy Design Rating (EDR) of 9.5 for single-family, and 10 for low-rise multifamily buildings. The buildings are also required to be pre-wired for future retrofit to electric water heating, space heating, cooking, and clothes drying.

### • **February 20 business meeting agenda items:**

- Several local ordinance applications: Santa Rosa, Berkeley, Mountain View, Windsor, Milpitas, Healdsburg, Palo Alto, Los Gatos, and Brisbane.
- Tentative: SMUD's revised application to administer the new Neighborhood SolarShares Program to meet the requirements under Section 10-115 of Title 24, Part 6 for a Community Shared Solar Electric Generation System to be used by a builder/developer as a compliance alternative to the onsite photovoltaics requirement in Section 150.1(b)1 of the 2019 Energy Code

### • **Business Meetings Agendas and Minutes:** <https://www.energy.ca.gov/proceedings/business-meetings>

- The **2019 California Energy Efficiency Action Plan** is now available. The plan covers issues, opportunities, and savings estimates pertaining to energy efficiency in California's buildings, industrial, and agricultural sectors. It discusses the three state goals driving energy efficiency activity: doubling energy efficiency savings by 2030, removing and reducing barriers to energy efficiency in low-income and disadvantaged communities, and reducing greenhouse gas emissions in the building sector. <https://www.energy.ca.gov/programs-and-topics/programs/energy-efficiency-existing-buildings>

## Energy Standards Training and Events

- **Energy Commission training:** [www.energy.ca.gov/title24/orc/schedule\\_oe/index.php](http://www.energy.ca.gov/title24/orc/schedule_oe/index.php)
  - 2/20: La Jolla Real Estate Broker's Assoc., La Jolla - 2019 Residential Requirements
  - 2/25: OJ Insulation, Sacramento – 2019 Energy Code QII Requirements
  - 2/26: City of Watsonville, Watsonville – 2019 Residential Changes
- **Energy Code Ace training:** [www.energycodeace.com/training](http://www.energycodeace.com/training)
- **PG&E training:** [www.pge.com/pec](http://www.pge.com/pec)
- **BayREN training:** [www.bayrencodes.org/services/trainings/](http://www.bayrencodes.org/services/trainings/)

## Energy Code Resources

- **Online Resource Center:** <https://www.energy.ca.gov/programs-and-topics/programs/building-energy-efficiency-standards/online-resource-center>
- **Energy Standards Hotline email** [Title24@energy.ca.gov](mailto:Title24@energy.ca.gov) or call 800-772-3300
- **Blueprint Newsletter email list:** <https://www.energy.ca.gov/newsroom/blueprint-newsletter>

# Efficiency Division Updates

SVABO Monthly Meeting  
February 14, 2020

CALIFORNIA ENERGY COMMISSION



## 2022 Energy Code Pre-Rulemaking Utility Sponsored Stakeholder Meetings

Meeting Topic	Meeting Date	Meeting Time
<b>Lighting</b> <i>Adjust DR Control Requirements for Lighting Systems in Response to Shift to Solid State Lighting (Grid Integration) submeasure added, Multi-zone Occupancy Sensing in Open Plan Offices removed</i>	Tuesday, March 3, 2020	8:30 AM - 12:00 PM
<b>Single Family Whole Building</b> <i>FDD and AWHPs measures removed</i>	Thursday, March 5, 2020	8:30 AM - 10:30 AM
<b>Nonresidential Envelope Part 1: High Performance Envelope</b>	Tuesday, March 10, 2020	8:30 AM - 11:30 AM
<b>Nonresidential and Single Family HVAC Part 1: Data Centers, Boilers, Air Distribution, Variable Capacity</b> <i>SF Variable Capacity measure added, Air Distribution submeasure removed</i>	Thursday, March 12, 2020	8:30 AM - 12:30 PM
<b>Grid Integration</b> <i>MF All Electric measure and NR Grid Integration submeasure moved</i>	Thursday, March 19, 2020	8:30 AM - 11:30 AM
<b>Multifamily HVAC &amp; Envelope</b>	Thursday, March 26, 2020	8:30 AM - 12:30 PM
<b>Water Heating</b> <i>MF All Electric measure added</i>	Tuesday, March 17, 2020	8:30 AM - 12:00 PM
<b>Covered Processes Part 1: Refrigeration System Opportunities</b> <i>Steam Trap Monitoring and Compressed Air measures removed</i>	Thursday, April 2, 2020	8:30 AM - 11:00 AM
<b>Nonresidential HVAC and Envelope Part 2: Reduced Infiltration, HVAC Controls (DOAS, Air Efficiency)</b>	Thursday, April 14, 2020	8:30 AM - 11:00 AM
<b>Covered Processes Part 2: Controlled Environmental Horticulture</b>	Thursday, April 16, 2020	8:30 AM - 11:30 AM
<b>Multifamily Restructuring</b>	TBD	8:30 AM - TBD

Visit the [California Energy Codes & Standards \(CASE\) website](https://title24stakeholders.com/) at <https://title24stakeholders.com/>

## California Energy Commission 2022 Code Development Schedule

Estimated Date	Activity or Milestone
July 2019 - April 2020	Utility-Sponsored Stakeholder Workshops
April, 2020	All Initial CASE/PUBLIC Reports Submitted to Commission
April - August 2020	Commission-Sponsored Workshops
July, 2020	All Final CASE/PUBLIC Reports Submitted to the Commission
July - September 2020	Express Terms Developed
January, 2021	45-Day Language posted and set to list serve, Start of 45-Day review/comment period
January, 2021	Lead Commissioner Hearing
April, 2021	Adoption of 2022 Standards at Business Meeting
May - November 2021	Staff work on Software, Compliance Manuals, Electronic Documents
May - November 2021	Final Statement of Reasons Drafted and Approved
October, 2021	Adoption CALGreen (energy provisions) - Business Meeting
December, 2021	CBSC Approval Hearing
January, 2022	Software, Compliance Manuals, Electronic Documents Available to Industry
January - December 2022	Standards Training (provided by 3rd parties)
June 1, 2022	6 Month Statutory Wait Period Deadline
January 1, 2023	Effective Date