October 29, 2013

Marin County Board of Supervisors
3501 Civic Center Drive
San Rafael, CA 94903

SUBJECT: Proposed Ordinance to amend the County Building Code (Title 19) to adopt the 2013 California Building Standards Code with local amendments.

Dear Supervisors,

RECOMMENDATION:
Request clerk to read ordinance by title only and schedule merit hearing for November 12, 2013, at 10:30 a.m.

SUMMARY:
The proposed Ordinance adopts and amends the 2013 California Building Standards Code, (California Code of Regulations TITLE 24), as currently provided by Ordinance 3549 (2010) in Marin County Code (MCC) Title 19 and sets the effective date of our local amendments to coincide with the effective date of the California Building Standards Code regulated by statute. Passage of this proposed Ordinance will prevent a discrepancy between the effective date of the State Code and the effective date of our local amendments, thereby preventing a window wherein our local amendments are legally unenforceable.

The proposed Ordinance also: clarifies building permit and permit application renewal requirements and limitations; streamlines enforcement of exterior wildfire exposure requirements; simplifies energy efficiency, green building and recycling and reuse compliance requirements for construction; and clarifies local pool and pond enclosure requirements.

Given the anticipated move by Marin city and town jurisdictions toward discontinuing their local green building ordinances in favor of adopting the 2013 California Green Building Standards Code (CalGreen, Part 11 of TITLE 24, California Code of Regulations), staff recommends deferring consideration of changing our existing green building requirements (Subchapter 2, MCC Ordinance 3549 (2010)) until proper analysis of the State’s new energy budget for our climate zones is completed. Doing so will allow your Board to minimize changes to our compliance requirements until consideration of appropriate energy efficiency policy is possible.
REVIEWED BY:  (These boxes must be checked)
[ ] Department of Finance  [ X] N/A
[ X] County Counsel  [ ] N/A
[ ] Human Resources  [ X] N/A

SIGNATURES:

William Kelley
Deputy Director

Omar Pena
Planner

Brian C. Crawford
Director

ATTACHMENTS:  Proposed Ordinance amending MCC Title 19 (Attachment 1)
Text of proposed code changes (EXHIBIT A of Attachment 1)
Proposed green building compliance changes (Attachment 2)