

Local Building Codes- A Community Energy Coordinator Deliverable

Archuleta, Dolores, La Plata, Montezuma and San Juan Counties



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Submitted by the Four Corners Office for Resource Efficiency (4CORE)



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Executive Summary

The Four Corners Office for Resource Efficiency (4CORE) was appointed by the Colorado Governor's Energy Office (GEO) to act as the Community Energy Coordinator (CEC) for Archuleta, Dolores, La Plata, Montezuma and San Juan Counties. CEC's are tasked with identifying opportunities within their region to increase energy efficiency and conservation. The focus of this report is the evaluation of the current residential and commercial building energy codes.

Introduction

4CORE researched each municipalities current local building and energy codes and contacted those that either do not have building energy codes or are currently using outdated codes. This report provides ways that 4CORE can continue the conversation with local municipalities to help them understand the importance of updated building energy codes.

Analysis

Through the creation of the New Energy Economy Community Assessment, completed in June 2010 and updated in December 2010, the building energy codes for each municipality were identified (see table 1 below). 4CORE discovered that seven of the 16 municipalities within the region do not have building energy codes (excluding the Ute Mountain Ute Tribe whose building energy code status is still unknown).

As this is almost half of the municipalities in the Southwest Colorado region, 4CORE will continue to educate not only building code and facilities managers, but the public so that they can encourage their elected officials to adopt updated codes. This will be done through the Resource and Energy Action Plan (REAP) Advisory Board meetings, outreach events, the Sustainable Building Education program, and individual meetings with community members. Continued education and information on the importance of updated, functional building energy codes coupled with 4CORE and GEO's support will inspire the local municipalities in the southwest region to adopt building energy codes by 2017.

In addition, 4CORE will facilitate the adoption of building energy codes as defined in the region's STRATEGY and Action Plans.

Conclusion and Future Resources Needed

It is difficult to initiate changes to and adoption of building energy codes in small, rural communities, where little to no building is taking place and the economy is distressed. Continued education on the importance of building energy codes for current buildings and retrofits is essential. Incentives for implementing building energy measures to meet new codes and shorten the Return on Investment time frame may become necessary. If so, then the region would need access to rebate and loan funds.

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Table 1: Current Building and Energy Code Inventory as of June 2010

Geographic Region	Building Code	Energy Code	Contact	Phone
Colorado State Code	IBC 2006	IECC 2003		
Archuleta County	IBC 2006	IECC 2006	Richard Bellis	970-731-3877
Pagosa Springs	IBC 2006	Residential Only - Chapter 11 IRC	James Dickhoff	970-264-4151 ext 225
Dolores County	none	None		970-677-2385
Dove Creek	Land use code	None	Irvin Frazier	970-677-2255
Rico	Land use code	none	Mike England	970-967-2863
La Plata County	IBC 2003	IECC 2003		970-382-6253
Durango	IBC 2006	IECC 2006	Alvey	970-375-4850
Ignacio	IBC 2003	IECC 2003	Pat Senecal	970-563-9494
Bayfield	IBC 2003	none	Mike Shave	970-259-5800
Southern Ute Tribe	IBC 2003 (not officially adopted)	none	Rodney Class-Erickson	970-563-2270
Montezuma County	UBC 1997 recommended	none	Susan Carver	970-565-2801
Cortez	IBC 2009	IECC 2009		970-565-7320
Town of Dolores	IBC 2006	IECC 2006	Ryan Mahoney	970-882-7720
Mancos	IBC 2006	IECC 2006	Tom Ynerall	970-533-7725
Ute Mountain Ute Tribe	Unknown	Unknown	Brendon Adams	
San Juan County	IBC 2006	IECC 2006	Dee Jaramillo	970-387-5632
Silverton	IBC 2006	IECC 2006	Dee Jaramillo	970-387-5522, 970-759-2218