

Attachment I
Reach Code Efforts in Other Cities

City	Building Electrification Requirement	Electric Vehicle Charging Infrastructure	Solar Requirements	Council Date (if known)
Fremont	<p>TBD – Process ongoing, target Reach Code development for Spring 2020. Considering the following recommendations.</p> <p>Low Rise Residential: all-electric required, electric preferred.</p> <p>Non-residential: all-electric required, electric preferred (exemptions for industrial manufacturing, biotech, and commercial kitchens).</p>	<p>TBD – Process ongoing, target Reach Code development for Spring 2020. Considering the following.</p> <p>Single-Family/Duplex: meet 2019 California Energy code.</p> <p>Multi-family: 10% of all new parking spaces to be EV Ready.</p> <p>Non-residential: 10 – 20% of new parking spaces to be EV Ready.</p>	<p>TBD – Process ongoing, target Reach Code development for Spring 2020. Considering the following recommendations.</p> <p>Low Rise Residential: PV and battery required, meet 2019 California Energy code.</p> <p>Multi-family (4-6 stories): Mandatory PV sizing TBD based on cost-effectiveness.</p> <p>Non-residential: Mandatory PV sized to the Solar Zone, approximately 15% of roof space.</p> <p>*all building types that do not have PV batteries, must be battery ready.</p>	Potentially in January or February of 2020, date not set.
Hayward	<p>Low Rise Residential: all-electric required</p> <p>Non-residential: Favors all-electric, and has extra requirements for mixed-fuel buildings.</p>	<p>Single-Family/Duplex: Two Level 2 EV Ready (each dwelling unit with only one parking space install one Level 2 EV Ready ADU’s).</p> <p>Multi-Unit: 0-20 Spaces 1 EV2 Ready, 20 or more Spaces, 75% EV2 Ready, remaining dwelling units with parking spaces shall be provided with at least a Level 2 EV Capable.</p> <p>Office Buildings: 10 or more parking spaces, 20% of parking shall have Level 2 EVCS, an additional 30% shall be at least level 2 EV Capable.</p> <p>Non-residential: 10 or more parking spaces, 15% Level 2 EV Ready,</p>	<p>Low Rise Residential: meet 2019 California Energy code.</p> <p>Non-residential: When using mixed-fuel must have solar panels on the entire Solar Zone (if this exceeds the annual electric load for the building, it may be reduced to meet the annual load).</p>	Nov. 19, 2019

Attachment I

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		(exception a Level 3 DC Fast charger with 80kW or greater output may substitute for 15 Level 2 EV Spaces after at least 15 Level 2 EV Ready spaces are installed.		
Mountain View	<p>Low Rise Residential: All-electric required.</p> <p>Non-Residential: For-Profit Kitchens may appeal to use natural gas for cooking equipment (must prewire for electric appliances).</p> <p>Commercial: Natural Gas allowed in Factory, Hazardous Materials, and Laboratories (must prewire for electric appliances).</p>	<p>Single-Family/Duplex: One Level 1 EV Capable, One Level 2 EV Ready (excludes ADU's).</p> <p>Multi-Unit & Mixed-Use: 0-9 Spaces 1 EV2 Ready, 10 or more Spaces, 15% EV2 CS, 85% EV Ready, 1 Level 3 DC Fast Charger per every 100 spaces.</p>	<p>Single-Family/ Duplex: PV must accommodate annual all-electric building kWh offset.</p> <p>Multi-Family, Mixed-Use, Hotel/Motel, Commercial: PV installed on 50% of Roof Area, and meet Energy Code (low rise residential buildings are excluded from the 50% PV requirement).</p>	<p>1st Reading Oct. 22, 2019</p> <p>2nd Reading Nov. 12, 2019</p>
Oakland	<p>TBD – Process ongoing, target Reach Code development for Spring 2020.</p> <p>Discussion on the following.</p> <p>Low Rise Residential: All-electric required.</p> <p>Non-Residential: Mixed fuel must be 10% more efficient. Or all-electric.</p>	<p>TBD – Process ongoing, target Reach Code development for Spring 2020.</p> <p>Discussion on the following</p> <p>Multi-family: 10% EV Ready, 10% EV Capable, rest of spaces with Conduit for future EV installation.</p>	<p>TBD – Process ongoing, target Reach Code development for Spring 2020.</p>	<p>Expected in 2020, no date set</p>
Palo Alto	<p>Single-Family/Duplex: Mixed fuel must be 14% more efficient and be electrification ready. Or all-electric.</p> <p>Multi-family low-rise: Mixed fuel 8% more efficient. Or all-electric.</p> <p>Office/Retail: Mixed fuel 14% more efficient. Or all-electric.</p>	<p>Single-Family/Duplex: Provide Conduit Only, EVSE Ready Level 2, or EVSE Installed Level 2 for each residence.</p> <p>Multi-Unit & Mixed-Use: Provide Conduit Only, EVSE Ready Level 2, or EVSE Installed Level 2 for each residential unit in the structure.</p> <p>Guest parking: Provide Conduit Only, EVSE Ready Level 2, or EVSE Installed</p>	<p>Single-family Residential*: At least 500 square feet of PV.</p> <p>Multi-family residential*: Install enough PV to at least result in 12% energy efficiency savings.</p> <p>Non-residential*: Install at least 5kW of PV.</p>	<p>Nov. 4, 2019</p>

Attachment I

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	<p>Hotel low-rise: Mixed fuel 6% more efficient. Or all-electric.</p>	<p>Level 2 for at least 25% of guest parking spaces, and at least 5% (at least one) EVSE Level 2 Installed.</p> <p>Hotels (new): Provide Conduit Only, EVSE Ready Level 2, or EVSE Installed Level 2 for at least 30% of parking spaces, and at least 10% (at least one) EVSE Level 2 Installed.</p> <p>Non-residential: Provide Conduit Only, EVSE Ready Level 2, or EVSE Installed Level 2 for at least 25% of parking spaces, and at least 5% (at least one) EVSE Level 2 Installed.</p>	<p>*All electric construction is exempt from PV requirements. (this info is as of 2017 Palo Alto hasn't yet published new solar requirements.)</p>	
San Jose	<p>Single-Family/Duplex: Mixed fuel must be at least a 10 point EDR reduction and be electrification ready. Or all-electric.</p> <p>Multi-family low-rise: Mixed fuel must be at least a 10 point EDR reduction and be electrification ready. Or all-electric.</p> <p>High-rise Multi-family, Hotel/Motel: Mixed fuel 6% more efficient. Or all-electric.</p> <p>Non-residential: Office & Retail: Mixed fuel 14% more efficient. Or all-electric, all electrification ready. Industrial /Manufacturing: Mixed fuel 0% more efficient. Or all-electric, all electrification ready.</p>	<p>Single-Family/Duplex: One Level 2 EV Ready space (includes ADU if there is a parking space).</p> <p>Low-rise Multi-family: 10% EVSE, 20% EV Ready, 70% EV Capable.</p> <p>High-rise Multi-family: 10% EVSE, 20% EV Ready, 70% EV Capable.</p> <p>Hotel: 10% EVSE, 0% EV Ready, 50% EV Capable.</p> <p>Non-residential: 10% EVSE, 0% EV Ready, 40% EV Capable. (all EV is at least Level 2)</p>	<p>Low Rise Residential: PV to meet 2019 California Energy code. Battery with at least 5kWh shall be installed.</p> <p>Multi-family: PV sized to offset 100% of the estimated site electricity load. Battery storage with capacity equivalent to the PV system shall be installed.</p>	Oct. 1, 2019

Attachment I

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	All others: Mixed fuel 6% more efficient. Or all-electric, all electrification ready.			
San Mateo	<p>Single-Family/Duplex: Mixed fuel must be at least 15% more efficient than the Energy code minimum efficiency. Or be all-electric.</p> <p>Office: Mixed fuel must be at least 10% more efficient than the Energy code minimum efficiency. Or all-electric.</p> <p>Multi-family: TBD likely mid-code cycle.</p>	<p>Single-Family/Duplex: One Level 2 EV Outlet installed.</p> <p>Multi-family: 15% Level 2 EV Capable spaces.</p> <p>Non-residential: 10% Level 2 EV Capable spaces, 5% Level 2 EVSE Installed spaces.</p>	<p>Single-family/Duplex & Multifamily (3 stories or less): Meet 2019 Energy Code.</p> <p>Multi-family (4 stories or more)*: Minimum 3kW PV system or solar thermal.</p> <p>Non-residential (<10,000 SF)*: Minimum 3kW PV system or solar thermal.</p> <p>Non-residential (>10,000 SF)*: Minimum 5kW PV system or solar thermal.</p> <p>*Exception: May provide a solar hot water system with a minimum collector area of 40 square feet.</p>	<p>1st Reading Aug. 19, 2019</p> <p>2nd Reading Sept. 3, 2019</p>
Santa Clara	<p>Single-Family/Duplex: Mixed fuel must be at least a (TBD) point EDR reduction and be electrification ready. Or all-electric.</p> <p>Non-residential: Mixed fuel must be at least 5% more efficient and be electrification ready. Or all-electric.</p>	<p>Single-Family/Duplex: Considering 2 EV Ready spaces</p> <p>Multi-family (40 units or less): An EV Ready space per unit</p> <p>Multi-family (40 + units): 100% EV Ready (w/ load management)</p> <p>Non-residential: 10% EVSE, 10% EV Ready, 50% EV Capable.</p>	Meet 2019 California Energy code.	TBD – estimated November 2019.
Sunnyvale	TBD – Process ongoing, target Reach Code development target date not set.	TBD – Process ongoing, target Reach Code development target date not set.	TBD – Process ongoing, target Reach Code development target date not set.	TBD – no target date set, anticipated in 2020

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Milpitas	<p>Single and two-family: Mixed fuel energy consumption must be at least a 10 point EDR reduction. Or electrically heated mixed-fuel shall be at least 2 EDR points less. Or all-electric.</p> <p>Multi-family low-rise: Mixed fuel must be at least a 11 point EDR reduction. Or electrically heated mixed-fuel shall be at least 1 EDR point less. Or all-electric.</p> <p>Non-residential except office and mercantile: Mixed fuel 6% more efficient. Or all-electric.</p> <p>Non-residential office and mercantile: Mixed fuel 14% more efficient. Or all-electric.</p>	<p>Single and two-family: install one Level 2 EV Ready circuit, and one Level 1 EV Ready circuit.</p> <p>Multi-family (20 units or less): 15% access to Level 2 EV Ready circuit. 35% access to Level 1 Capable circuit.</p> <p>Multi-family (20 + units): 20% access to Level 2 EV Ready circuit. 35% access to Level 1 Capable circuit.</p> <p>Office: 5% access to Level 2 EV Charger System installed. 10% access to Level 1 EV Ready. 20% access to Level 1 EV Capable or EV Ready.</p> <p>Other Non-residential: 4% access to Level 2 EV Charger System installed. 3% access to Level 1 EV Capable. Over 100 spaces, one 80kW Level 3 DC Fast charger per 100 spaces.</p> <p>Exception: Installation of each Direct Current Fast Charger with the capacity to provide at least 80 kW output may substitute for 6 Level 2 EVCS and 5 EV Ready spaces after a minimum of 6 Level 2 EVCS and 5 Level 1 EV Capable spaces are installed.</p>	<p>Residential: Meet 2019 California Energy code.</p> <p>Non-residential (<10,000 SF)*: Minimum 3kW PV system or solar thermal.</p> <p>Non-residential (≥10,000 SF)*: Minimum 5kW PV system or solar thermal.</p> <p>*Exception: May provide a solar hot water system with a minimum collector area of 40 square feet.</p>	<p>1st Reading Nov. 5, 2019</p> <p>2nd Reading Dec. 3, 2019</p>