

Bulletin: Builder Incentive Offer

For Energy Step Code Compliance for Part 9 Residential Buildings

Purpose

To inform staff, building contractors and residential property owners of the Village's Builder Incentive Offer for Energy Step Code compliance.

Background

Under the Village of Pemberton Building Bylaw 921, 2021 any residential building, including a detached house, carriage house, garden suite, duplex, or row house, regulated by Part 9 of the Building Code, excluding a manufactured home, must be designed and constructed to meet the minimum performance requirements specified in Step 4 of the Energy Step Code. Except for buildings included in subsection 28.1, and farm buildings, any standard building with residential, business and personal services or mercantile occupancies, or a combination of be designed and constructed to meet the minimum performance requirements specified in Step 3 of the Energy Step Code.

The BC Energy Step Code is a performance path to energy efficiency in buildings that exceeds the current prescriptive requirements of the BC Building Code.

In recognition of the challenge of transitioning to a new metric, the Village, with the support of a grant from BC Hydro, is offering financial incentives to builders.

Incentives are available until March 31, 2022, while funds last.

Incentive 1: Mid-Construction Air Tightness Testing

Builders who conduct a mid-construction air tightness test are eligible for a financial incentive of up to \$500 upon submission of the mid-construction blower door test report completed by a certified Energy Advisor.

Incentive 2: Achievement of a Step higher than mandated by Building Bylaw No. 921, 2021:

Builders who achieve a Step higher than the Step mandated by Building Bylaw 921, 2021 are eligible for an incentive of up to \$500 upon final inspection and submission of the As-Built Compliance Report prepared by a certified Energy Adviser.

Did you start your build before Step 4 became mandatory? You are eligible for this incentive if you achieve Step 5 or higher. If you started your build in 2018 before Step 3 or 4 became mandatory, you may also be eligible.

Please contact Building & Planning Clerk Nikki Segovia at negovia@pemberton.ca or Building Official Chris Derouin at cderouin@pemberton.ca for further information.

CleanBC Better Homes New Construction Program

The CleanBC Better Homes New Construction Program provides rebates up to \$15,000 for the construction of new, high-performance, electric homes. Through the CleanBC plan, the Province is supporting the adoption of the BC Energy Step Code and making energy efficient, climate-friendly homes more affordable and accessible for British Columbians.

Available Rebates

Choose your rebate pathway:

- **Energy Step Code pathway:** build a new home that meets a minimum BC Energy Step code level and uses electric space and water heating systems.

OR

- **Heat pump pathway:** build a new home that uses an electric heat pump for space heating or water heating, regardless of Energy Step Code level.

Choose your add-on rebates:

- **All-Electric Bonus:** build a home with no fossil fuel (e.g. natural gas, propane, oil) connection whatsoever (including for cooking, fireplaces, or other uses) and receive an additional \$4,000 per home.
- **Energy Advisor Support Rebate:** work with a Program Qualified Energy Advisor and receive an additional \$1,000 per home.

For further information please go to <https://betterhomesbc.ca/rebates/cleanbc-new-construction/> to apply directly.