as the "California Historical Building Code."

The California Historical Building Code, as amended in this chapter, shall be known, designated and referred to as the "Historical Building Code" for the City of Walnut Creek.

**Section 8.** Chapter 20 of Title 9 of the Walnut Creek Municipal Code is hereby added:

**CHAPTER 20. RESIDENTIAL CODE**

**Sec. 9-20.01. Adoption.**

The 2019 California Residential Code, with necessary State amendments, including appendices H, K and V published by the California Building Standards Commission, 2525 Natomas Park Drive, Suite 130, Sacramento, CA 95833-2936, one (1) copy of which is kept in the office of the Building Official, is adopted and referred to, and by this reference expressly incorporated and made a part of this chapter as though fully set forth herein, subject to the amendments set forth in this chapter. The 2019 California Residential Code shall be known, designated and referred to as the "California Residential Code."

The California Residential Code, as amended in this chapter, shall be known, designated and referred to as the "Residential Code" for the City of Walnut Creek.

**Sec. 9-20.02. Deletions.**

Division II of Chapter 1 of the California Residential Code is hereby deleted.

**Sec. 9-20.03. Amendments: Table R602.10.3(3)**

Add the “g” footnote notation in the title of Table R602.10.3(3) to read as follows:

| TABLE R602.10.3(3) |

Add a new footnote “g” to the end of Table R602.10.3(3), to read as follows:

| g. In Seismic Design Categories D₀, D₁ and D₂, Method GB is not permitted and the use of Method PCP is limited to one-story single family dwellings and accessory structures. |

**Section 9.** Chapter 21 of Title 9 of the Walnut Creek Municipal Code is hereby added:

**CHAPTER 21. GREEN BUILDING CODE**

**Sec. 9-21.01. Adoption.**

The 2019 California Green Building Standards Code, published by the California Building Standards Commission, 2525 Natomas Park Drive, Suite 130, Sacramento, CA 95833-
2936, one (1) copy of which is kept in the office of the Building Official, is adopted and referred to, and by this reference expressly incorporated and made a part of this chapter as though fully set forth herein. The 2019 California Green Building Standards Code shall be known, designated and referred to as the "California Green Building Code."

The California Green Building Code, as amended in this chapter, shall be known, designated and referred to as the "Green Building Code" for the City of Walnut Creek.

**Sec. 9-21.02. Amendments: Section 4.106.4.2**

Amend Section 4.106.4.2 to read as follows:

4.106.4.2 New multifamily dwellings. For any new multifamily dwelling other than a dwelling type specified in Section 4.106.4.1 and if residential parking is available, at least five percent of the total number of parking spaces, provided for all types of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2 EVSE. An additional 5 percent of the total number of parking spaces provided for all types of parking facilities shall be installed Level 2 electric vehicle charging stations (EVCS), with a minimum of one EVCS in compliance with Section 4.106.4.2.1.1 and item 3 of Section 4.106.4.2.2. Each EVCS shall be equipped with fully operational electric vehicle supply equipment (EVSE) and installed in accordance with the California Electrical Code. The location and installation details of each EVCS shall be identified on construction documents. Calculations to determine the number of EVCS shall be rounded up to the nearest whole number.

**Exception:** For new multifamily residential construction where 60% or more of the dwelling units are affordable housing and if residential parking is available, 10 percent of the total number of parking spaces on a building site, provided for all types of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future EVSE, or any combination of Level 2 EV spaces and EVCS.

Notes:
1. Construction documents for required EV spaces are intended to demonstrate the project’s capability and capacity for facilitating future EV charging.
2. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use.

**Sec. 9-21.03. Amendments: Sections 4.106.4.3 and 4.106.4.3.1**

Amend Sections 4.106.4.3 and 4.106.4.3.1 to read as follows:

4.106.4.3 New hotels and motels. All newly constructed hotels and motels shall provide Level 2 Electric vehicle charging stations (EVCS) according to Table 4.106.4.3.1. Each EVCS shall be equipped with fully operational EVSE and installed in accordance with the California Building Code, and the California Electrical Code. The location and installation details of the EVCS shall be identified on construction documents.
### 4.106.4.3.1 Number of required EVCSs

The required number of Level 2 EVCSs shall be based on the total number of parking spaces provided for all types of parking facilities in accordance with Table 4.106.4.3.1. Calculations for the required number of EVCSs shall be rounded up to the nearest whole number.

<table>
<thead>
<tr>
<th>TOTAL NUMBER OF PARKING SPACES</th>
<th>NUMBER OF REQUIRED LEVEL 2 EVCS</th>
</tr>
</thead>
<tbody>
<tr>
<td>1-10</td>
<td>1</td>
</tr>
<tr>
<td>11-25</td>
<td>2</td>
</tr>
<tr>
<td>26-50</td>
<td>3</td>
</tr>
<tr>
<td>51-75</td>
<td>5</td>
</tr>
<tr>
<td>76-100</td>
<td>6</td>
</tr>
<tr>
<td>101-200</td>
<td>10</td>
</tr>
<tr>
<td>201 and over</td>
<td>6 percent of total</td>
</tr>
</tbody>
</table>

### Sec. 9-21.04. Amendments: Sections 5.106.5.3 through 5.106.5.3.5

Sections 5.106.5.3 through 5.106.5.3.5 are deleted and replaced with the following:

**5.106.5.3 Electric vehicle (EV) charging** [N] New nonresidential construction shall provide Level 2 Electric vehicle charging stations (EVCS) according to Table 5.106.5.3.1. Each EVCS shall be equipped with fully operational EVSE and installed in accordance with the California Building Code, and the California Electrical Code.

Construction plans and specifications for the EVSE shall include, but are not limited to, the following:

1. The type and location of the EVSE.
2. A listed raceway capable of accommodating a 208/240-volt dedicated branch circuit.
3. The raceway shall not be less than trade size 1.
4. The raceway(s) shall originate at a service panel or a subpanel(s) serving the area, and shall terminate in close proximity to the proposed location of the charging equipment and into listed suitable cabinet(s), box(es), enclosure(s) or equivalent.
5. Electrical calculations shall substantiate the design of the electrical system, to include the rating of equipment and any on-site distribution transformers and have sufficient capacity to simultaneously charge all required EVs at its full rated amperage.

6. The service panel or subpanel(s) shall have sufficient capacity to accommodate the required number of dedicated branch circuit(s) for the installation of the EVSE.

5.106.5.3.1 Number of required EVCSs. The required number of Level 2 EVCSs shall be based on the total number of parking spaces provided for all types of parking facilities in accordance with Table 5.106.5.3.1. Calculations for the required number of EVCSs shall be rounded up to the nearest whole number.

Exceptions: On a case-by-case basis where the Building Official has determined EV charging and infrastructure is not feasible based upon one or more of the following conditions:

1. There is insufficient electrical supply.

2. Where there is evidence suitable to the Building Official substantiating that additional local utility infrastructure design requirements, directly related to the implementation of Section 5.106.5.3, may adversely impact the construction cost of the project.

<table>
<thead>
<tr>
<th>TOTAL NUMBER OF PARKING SPACES</th>
<th>NUMBER OF REQUIRED LEVEL 2 EVCS</th>
</tr>
</thead>
<tbody>
<tr>
<td>1-10</td>
<td>1</td>
</tr>
<tr>
<td>11-25</td>
<td>2</td>
</tr>
<tr>
<td>26-50</td>
<td>3</td>
</tr>
<tr>
<td>51-75</td>
<td>5</td>
</tr>
<tr>
<td>76-100</td>
<td>6</td>
</tr>
<tr>
<td>101-200</td>
<td>10</td>
</tr>
<tr>
<td>201 and over</td>
<td>6 percent of total</td>
</tr>
</tbody>
</table>

Section 10. Chapter 22 of Title 9 of the Walnut Creek Municipal Code is hereby added:

CHAPTER 22. EXISTING BUILDING CODE
Sec. 9-22.01. Adoption.

The 2019 California Existing Building Code, with necessary State amendments, including appendices A1, A3 and A4 published by the California Building Standards Commission, 2525 Natomas Park Drive, Suite 130, Sacramento, CA 95833-2936, one (1) copy of which is kept in the office of the Building Official, is adopted and referred to, and by this reference expressly incorporated and made a part of this chapter as though fully set forth herein. The 2019 California Existing Building Code shall be known, designated and referred to as the "California Existing Building Code.

The California Existing Building Code, as amended in this chapter, shall be known, designated and referred to as the "Existing Building Code" for the City of Walnut Creek.