



# CITY OF ENCINITAS

## Nonresidential Building Energy Efficiency Regulations

Encinitas Municipal Code Section 23.12.110.D



### What projects are affected?

Ordinance 2021-13, adopted by City Council on October 27, 2021, effects **existing** nonresidential buildings, including nonresidential portions of mixed-use construction, high rise residential, and hotels/motels with **additions of 1,000 sq. ft.** or **alterations with a permit value of at least \$200,000.** The ordinance is effective as of August 2, 2022 as part of EMC Section 23.12.110.D.

### What are the requirements?

#### Energy Efficiency:

If a project includes Outdoor Lighting, it must use as least ONE of the following measures for all applicable components of the project:

1. Outdoor lighting that is not greater than 90% of the allowed outdoor lighting power and a color temperature no higher than 3000K for hardscape lighting within Title 24, Part 6, Section 140.7;
2. Service water heating for restaurants that comply with Section 140.5 of the California Energy Code;
3. Warehouse dock seal doors required where dock doors are adjacent to conditioned spaces; or
4. Daylight design power adjustment device(s) installed per Title 24, Part 6, Section 140.3(d).

#### Steel Framing:

Projects with steel framing must maximize energy efficiency to avoid thermal bridging, as specified in Section A5.213.1 of the 2019 California Green Building Standards Code.

### Are there any exceptions?

The nonresidential energy efficiency requirement only applies to applicable projects that include Outdoor Lighting within their scope of work. Where a project does not include Outdoor Lighting, this requirement does not apply.

City of Encinitas Development Services Department  
505 South Vulcan Avenue, Encinitas CA 92024  
(760) 633-2710 • [planning@encinitasca.gov](mailto:planning@encinitasca.gov) • [www.encinitasca.gov](http://www.encinitasca.gov)

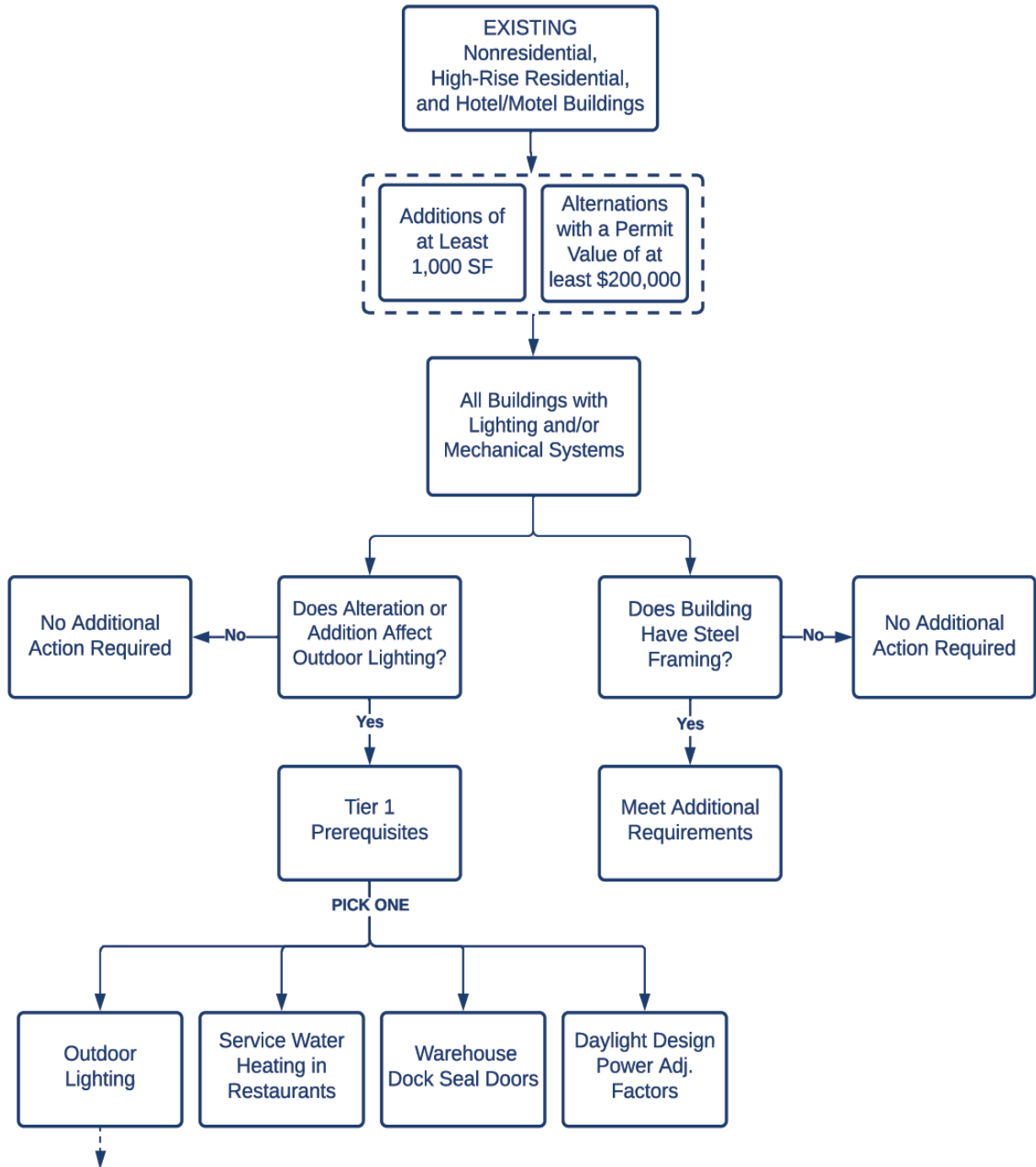


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## Compliance Pathway



**Exception:** The color temperature requirement is not applicable to the applications identified in the exceptions to Section 140.7(a) nor to the applications identified as "specific applications" in Section 140.7(b)(2) and Table 140.7.