

# BUILDING INSPECTION BULLETIN

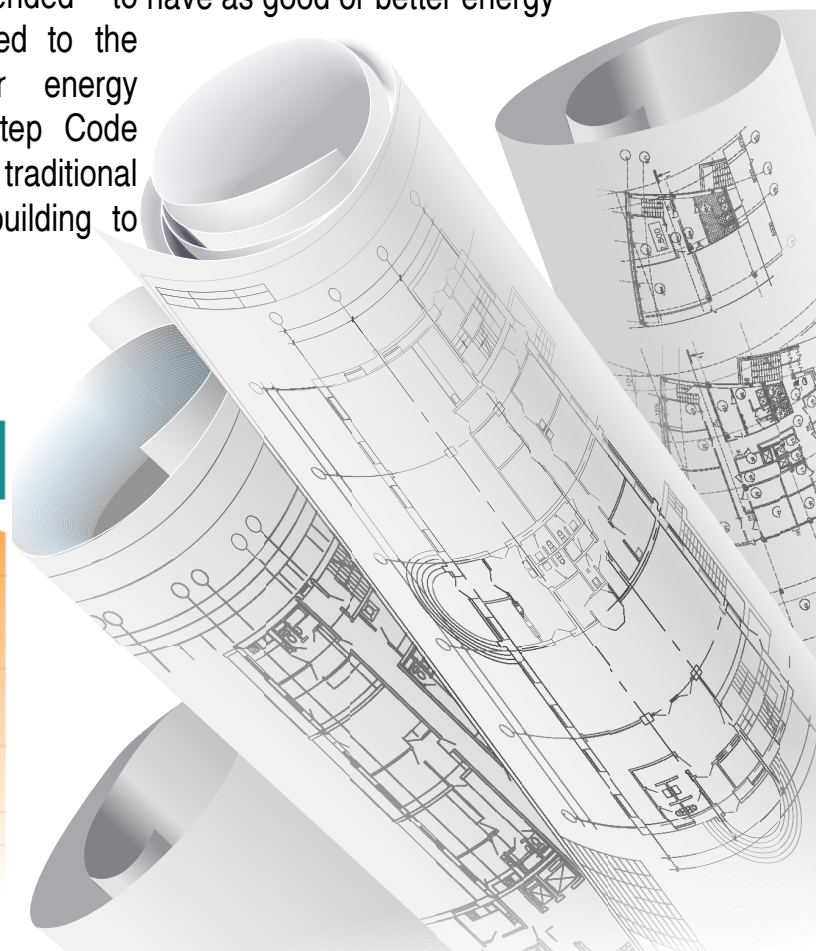


## BC ENERGY STEP CODE

The Regional District of Fraser Fort George has adopted the BC Energy Step Code, which comes into effect April 1, 2022. The Step Code is a provincial regulation that local governments in British Columbia may use to require a level of energy efficiency in new construction that goes above and beyond the requirements of the soon-to-be updated BC Building Code.

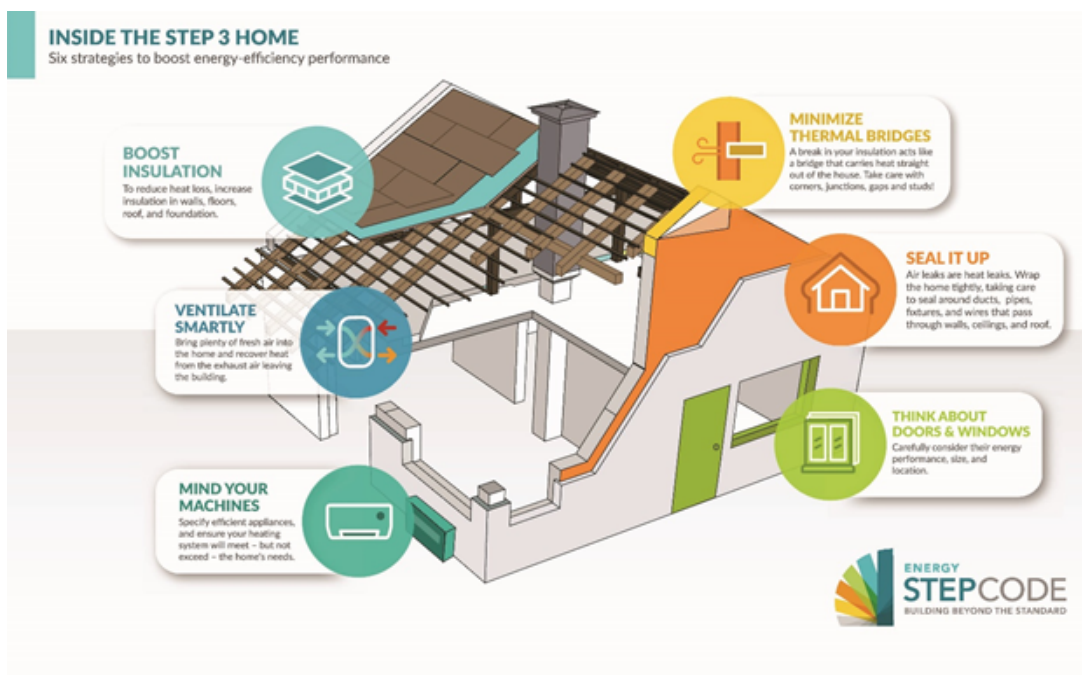
RDDFG BC Energy Step Code implementation timeline is April 1st, 2022 for all new residential buildings will need to meet the requirements for Step 1.

A building constructed to Step 1 is intended to have as good or better energy performance as a reference building constructed to the BCBC's minimum prescriptive requirements for energy efficiency. As such, Step 1 of the BC Energy Step Code is intended to help builders familiar with traditional prescriptive codes make a smooth transition to building to performance codes that are focused on outcomes.



# Steps to Follow to Achieve a Building Permit and Occupancy in Compliance with Step Code:

- 1) Builder works with an energy advisor from the design phase to create an model (energy efficiency target) for the new build. Find a local Energy Advisor <https://betterhomesbc.ca/ea/>
- 2) Energy advisor provides a standardized “pre-built” report that is to be submitted at time of building permit application. See Compliance tools: <https://energystepcode.ca/compliance-tools-part9>
- 3) Builder and energy advisor stay in communication throughout the build. Energy model is updated with any changes to the design (e.g. window specification updates, mechanical system exchange, insulation level change, etc).
- 4) Optional but advised: mid-construction blower door test conducted by energy advisor to find any air leaks and allow repair BEFORE seal-up stage. See a mid-construction blower door test case-study and on-site training demo here: [https://www.youtube.com/watch=H1KCaX3\\_LL0&list=PLlBw7jHE7jWIFDmoxJrWaybY5UqpYM68z&index=11](https://www.youtube.com/watch=H1KCaX3_LL0&list=PLlBw7jHE7jWIFDmoxJrWaybY5UqpYM68z&index=11)
- 5) Final inspection and air-tightness test conducted by energy advisor. Energy advisor submits a standardized “as-built” report to the AHJ following construction and prior to final inspection or occupancy, to verify airtightness and energy performance. See Compliance tools: <https://energystepcode.ca/compliance-tools-part9>
- 6) Occupancy permit can be issued if minimum required energy efficiency is achieved, as verified by the energy advisor in the “as-built” report.



## Questions ?

Contact a Regional District Building Services  
Monday to Friday between  
8:00am – 4:30pm.

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**REGIONAL DISTRICT**  
of Fraser-Fort George