

Doylestown Township
GREEN POINTS PROGRAM
Instructions, Guidelines & Application Form

PURPOSE:

The purpose of this Ordinance is to protect the public health, safety and welfare of Township residents by encouraging the use of cost-effective and sustainable building materials that conserve fossil fuels, water and other natural resources, and also to promote the reuse and recycling of construction materials, and reduction of solid waste.

QUALIFYING FOR GREEN POINTS:

The Green Points initiative is a voluntary program intended to offer financial incentives in the form of reduced building permit fees for new commercial and residential construction, additions and interior remodeling. In order to qualify for Green Points and the consequential permit fee reduction or waiver, the applicant will be required to meet the requirements for Green Points. Each “Green Point” is equivalent to a one percent (1%) reduction in the applicable permit fee, unless the fee is listed as waived with applicable green building subsystems. Subsystems that have fees waived may also count toward overall building fee reductions. In no event, however, may a building project qualify for more than twenty-five (25) Green Points. Applicants shall be required to pay the full amount of the required permit fee to the Township at the time of application. Any credit for Green Points shall be applied in the form of a refund once the Final Certificate of Occupancy has been issued and all applicable fees have been paid to the Township. The following identify the means to secure Green Points and the number of points attributed to each effort

Please note: If any item listed becomes a PA UCC requirement, it will no longer be eligible for Green Points.

A. NON-RESIDENTIAL PROJECTS:

All nonresidential projects shall be required to comply with the US Green Building Council requirements for a Certified LEED project. Points shall be awarded as follows, once certification has been received and documentation has been submitted to the Township:

1. Platinum: 25 Points
2. Gold: 20 Points
3. Silver: 15 Points
4. Certified: 10 Points

B. RESIDENTIAL PROJECTS:

1. Construction/Demolition and Use of Recycled Materials:

- a. Use reclaimed lumber for more than 50% of wood products – 5 Points
- b. Construction debris separated and recycled – 5 Points
- c. Recycled plastic in deck material – 2 Points

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2. Compact Land Use and Water Conservation:

a. Landscaping:

1. Appropriate use of native plants, unless otherwise required per the Subdivision and Land Development Ordinance, or any other ordinance of the Township. – 1 Point
2. Use of Rain Gardens or engineered swales to filter storm water runoff, unless otherwise required per the Storm Water Management Ordinance, the Subdivision and Land Development Ordinance, or required of any other governmental agency having jurisdiction over the project.(these points are awarded only if swale is not required by site plan conditions) – 3 Points
3. Planting additional trees beyond required street trees or other trees required by the Zoning Ordinance, the Subdivision and Land Development Ordinance, the Storm Water Management Ordinance, or required of any other governmental agency having jurisdiction over the project.– 1/3 Point for each additional tree to a maximum of 2 total points (six trees)

3. Framing:

- a. Oriented strand board (OSB) subfloors – 1 Point.
- b. Oriented strand board (OSB) wall sheathing – 1 Point
- c. Engineered lumber used to replace beams – 2 Points
- d. Structural insulated panels used for exterior walls – 4 Points

4. Energy Code Measures:

The Pennsylvania Uniform Construction Code requires certain minimum measures of energy conservation for new buildings, additions, and remodels. This subsection specifies how points are to be awarded under this section for incremental increase in energy efficiency above the required minimum in each of the categories specified in the table. The applicant shall complete the application form to calculate the points awarded for such incremental increases.

a. Insulated Assembly:

1. Windows (As labeled by the NFRC):
 - a. ENERGY STAR labeled – 2 Points
 - b. 0.30 (Meets 2021 IECC) – 4 Points
 - c. 0.20 or less – 6 Points
 - d. Remodeling projects: per single pane window replace by ENERGY STAR window – 1 Point
2. Skylights:
 - a. ENERGY STAR labeled – 2 Points
3. Wall Insulation:
 - a. R-20+5 or 13+10 – 6 Points
4. Ceiling Insulation:

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- a. Greater than R-49 – 4 Points
- 5. Floor Insulation:
 - a. R-25 – 2 Points
 - b. R-30 – 4 Points
- 6. Insulation on the Interior of Foundation Walls
 - a. Greater than R-19 – 2 Points
- 7. Slab Insulation
 - a. Greater than R-10, 4 feet – 2 Points
- 8. Heating Equipment (Furnace and Boilers)
 - a. ENERGY STAR labeled – 2 Points
 - b. Air Source Heat Pump or Dual-Fuel Heat Pump – 6 Points
 - c. Ground Source Heat Pump – 8 Points
- 9. Air Conditioning
 - a. ENERGY STAR labeled – 2 Points
- 10. Ventilation
 - a. Heat Recovery Ventilation (HRV) – 8 Points

5. Plumbing:

- a. Tank-less domestic hot water heaters – 1 Point
- b. “On Demand” hot water pump system – 1 Point
- c. Waterless Urinals (each) – 2 Points
- d. Air Source Heat Pump Water Heater – 2 Points
- e. Composting toilet – 2 Points

6. Electrical:

- a. ENERGY STAR appliances
 - 1. Dishwasher installed – 1 Point
 - 2. Clothes washer installed – 1 Point
 - 3. Refrigerator installed – 1 Point
 - 4. Freezer installed – 1 Point
- b. LED lightbulbs installed
 - 1. LED lightbulbs for 100% of the project’s lighting installed – 2 Points
- c. Electric Vehicle Chargers
 - 1. Level 1 Charger – 3 Points
 - 2. Level 2 or higher Charger – 6 Points

7. Solar:

- a. Passive solar potential preservation and solar space heating on a wall surface equal to ten percent of the unit’s floor area or 150 square feet whichever is greater and located on the more southerly side of the unit – 5 Points

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- b. Glazing of the south wall surface adequate to provide at least 20% passive solar heating – 6 Points
- c. Glazing of the south wall surface adequate to provide at least 40% passive solar heating but only if designed in conjunction with an appropriately sized thermal mass so as not to adversely affect cooling loads – 12 Points
- d. Glazing of the south wall surface adequate to provide at least 60% passive solar heating but only if designed in conjunction with an appropriately sized thermal mass so as not to adversely affect cooling loads – 20 Points
- e. Solar water heating – 10 Points
- f. Active solar space heating with calculated savings fraction of:
 - 1. 30% – 8 Points
 - 2. 40% – 12 Points
 - 3. 50% – 16 Points
 - 4. 60% – 20 Points
- g. Active solar pre-plumbing – 2 Points
- h. Solar generated electricity with a savings fraction of at least 25% – 20 Points

8. Innovation Points:

- a. Install infrastructure to support current or future alternative fuel vehicle use – 5 Points
- b. Innovative product or design points (to be awarded based on demonstrated energy or resource conservation savings) – Up to 10 Points

INTERPRETATION:

Any applicant who has an interest in pursuing the Green Point initiative, may request an interpretation from the Township Director of Code Enforcement as to the number of Green Points the project may be eligible to receive.

CERTIFICATIONS:

In order to receive Green Points and thus a reduction in building permit fees, the applicant shall provide third-party certifications from qualified third-party professionals appropriately certified in the Commonwealth of Pennsylvania, certifying that the project is eligible for certain Green Points. All costs for the third-party certifications shall be borne by the applicant. A list of third-party energy inspection agencies is available on the Township website under Permit Applications & Guidelines.



Green Points Application

(This is an addendum to permit # _____)

Street Address	Apt. or Tenant Address	City and State	Zip
Subdivision	Lot Number	Parcel Number	Zoning District

This application is only for use with permits that have already been issued, permit fees have been paid in full, and the potential maximum Green Points rebate of 25% of the total permit fee that has been placed in an escrow account. You **must** have declared your intention to apply for this program at the time of application for your construction permits. There shall be no retroactive Green Points applications permitted after final inspection or the issuance of a Certificate of Occupancy/Compliance. The entire Green Points Initiative program can be found on the Township website at www.doylestownpa.org under Permit Applications & Guidelines.

3rd Party Testing Agency (if applicable): _____
Address: _____
Home Phone: _____ **Cell Phone:** _____ **E-mail:** _____

(A list of 3rd party Energy Inspection Agencies can be found on the Township website under Permit Applications & Guidelines.)

Non-Residential Green Points Being Applied For (Up to a maximum of 25 points)

Please indicate in the table below which LEED certification you are applying for. Enclose all 3rd Party Verifications of LEED certification with the Green Points application.

US Green Building Council certified LEED project:

Certification	Potential Green Points	Points Applied For ✓	3 rd Party Verification Enclosed ✓
Platinum	25		
Gold	20		
Silver	15		
Certified	10		

Residential Green Points Being Applied For (Up to a maximum of 25 points)

Please indicate using in the table below which Green Points you are applying for up to a maximum of 25 points.

1.		Construction/Demolition and Use of Recycled Materials	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	a.	Reclaimed lumber for more than 50% of wood products	5	
	b.	Construction debris separated and recycled	5	
	c.	Recycled plastic in deck material	2	

2.		Compact Land Use & Water Conservation a. (Landscaping)	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	1.	Appropriate use of native plants, unless otherwise required per SALDO, or any other ordinance of the Township.	1	
	2.	Use of Rain Gardens or engineered swales to filter storm water runoff, unless otherwise required per Storm Water Management Ord., SALDO, or required of any other gov't agency having jurisdiction over the project. (points only awarded if swale is not required by site plan conditions)	3	
	3.	Planting additional trees beyond the required street trees or other trees required by the Zoning Ordinance, SALDO, Storm Water Management Ord., or required of any other gov't agency having jurisdiction over the project.	2 point max. or six trees (1/3 point per tree)	

3.		Framing	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	a.	Oriented strand board (OSB) subfloors	1	
	b.	Oriented strand board (OSB) wall sheathing	1	
	c.	Engineered lumber used to replace beams	2	
	d.	Structural insulated panels used for exterior walls	4	

4. Energy Code Measures:

The Pennsylvania Uniform Construction Code requires certain minimum measures of energy conservation for new buildings, additions, and remodels. This table will show how points are to be awarded under the Green Points Initiative for an increase in energy efficiency above the required minimum in each of the categories specified in the table below. The applicant shall complete this table to calculate the points awarded for such increases which are above the minimum code requirement. *Please note: If any item listed becomes a PA UCC requirement, it will no longer be eligible for Green Points.*

4.		Energy Code Measures a. Insulated Assembly	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	1.	Windows (as labeled by the NFRC)		
		a. ENERGY STAR labeled	2	
		b. 0.30 (Meets 2021 IECC)	4	
		c. 0.20 or less	6	
		d. Remodeling projects: per single pane window replace by ENERGY STAR window	1	
	2.	Skylights		
		a. ENERGY STAR labeled	2	
	3.	Wall Insulation		
		a. R-20+5 or 13+10	6	
	4.	Ceiling Insulation		
		a. Greater than R-49	4	
	5.	Floor Insulation		
		a. R-25	2	
		b. R-30	4	
	6.	Insulation on the Interior of Foundation Walls		
		a. Greater than R-19	2	
	7.	Slab Insulation		
		a. Greater than R-10, 4 feet	2	
	8.	Heating Equipment (Furnace and Boilers)		
		a. ENERGY STAR labeled	2	
		b. Air Source Heat Pump or Dual-Fuel Heat Pump	6	
		c. Ground Source Heat Pump	8	
	9.	Air Conditioning		
		a. ENERGY STAR labeled	2	
	10.	Ventilation		
		a. Heat Recovery Ventilation (HRV)	8	

5.		Plumbing	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.

	a.	Tankless domestic hot water heaters	1	
	b.	“On Demand” hot water pump system	1	
	c.	Waterless Urinals (each)	2	
	d.	Air Source Heat Pump Water Heaters	2	
	e.	Composting Toilet	2	

6.		Electrical	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	a.	ENERGY STAR appliances		
		1. Dishwasher installed	1	
		2. Clothes washer installed	1	
		3. Refrigerator installed	1	
		4. Freezer installed	1	
	b.	LED lightbulbs installed		
		1. LED lightbulbs for 100% of the project’s lighting installed	2	
	c.	Electric Vehicle Chargers		
		1. Level 1 Charger	3	
		2. Level 2 or higher Charger	6	

7.		Solar	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	a.	Passive solar potential preservation and solar space heating on a wall surface equal to ten percent of the unit’s floor area or 150 square feet whichever is greater and located on the more southerly side of the unit	5	
	b.	Glazing of the south wall surface adequate to provide at least 20% passive solar heating	6	
	c.	Glazing of the south wall surface adequate to provide at least 40% passive solar heating but only if designed in conjunction with an appropriately sized thermal mass so as not to adversely affect cooling loads	12	
	d.	Glazing of the south wall surface adequate to provide at least 60% passive solar heating but only if designed in conjunction with an appropriately sized thermal mass so as not to adversely affect cooling loads	20	
	e.	Solar water heating	10	

	f.		Active solar space heating with calculated savings fraction of:		
		1.	30%	8	
		2.	40%	12	
		3.	50%	16	
		4.	60%	20	
	g.		Active solar pre-plumbing	2	
	h.		Solar generated electricity with a savings fraction of at least 25%	20	

8.		Innovation Points	Max. Points Allowed	Enter number of points applied for in this column and ✓ if 3rd party verification is also enclosed.
	a.	Install infrastructure to support current or future alternative fuel vehicle use	5	
	b.	Innovative product or design points (to be awarded based on demonstrated energy or resource conservation savings)	10	

PLEASE TOTAL POINTS FROM EACH CATEGORY IN THE TABLE BELOW TO SHOW THE TOTAL POINTS BEING APPLIED FOR.

Qualifying Categories	Total # of Points Applied For	Third Party Verification included. ✓
1. Construction/Demolition/Use Recycled Materials		
2. Compact Land Use & Water Conservations		
3. Framing		
4. Energy Code Measures		
5. Plumbing		
6. Electrical		
7. Solar		
8. Innovation Points		
Total Points (Max. 25):		

PLEASE PRINT

Name of applicant for Green Points Initiative Program (Please print): _____

Applicant Email: _____ Phone: _____

Alternate Phone: _____ Address: _____

Signature: _____ Date: _____