

APPENDIX D

Summary of Additional and Adjusted Criteria for Multi-Family Buildings

The following is a summary of criteria specific to units in multi-family buildings. In addition to requirements that apply to products, features, and systems within the unit(s), certain prerequisites must be met in a multi-family building for any unit to be eligible for the label. For the full criteria, please refer to the *WaterSense New Home Specification* (the specification). The summary below refers to criteria in the sections of the specification as noted.

SECTION 1: SCOPE AND OBJECTIVE

- 1.0 For units in a multi-family building to be eligible for the WaterSense label, they must be in a building that meets all the prerequisites outlined in the *WaterSense New Home Specification*. Furthermore, the building shall be:
 - Three stories (above grade) or less in size
 - Of any height, provided that the units have independent heating, cooling, and hot water systems separate from other units

SECTION 3: INDOOR WATER-EFFICIENCY CRITERIA

Except where specifically noted or modified, any unit in a multi-family building must meet all of the indoor criteria in the specification.

- 3.2 Service Pressure & Pressure Loss Test – For units in multi-family buildings, the service pressure within the unit must be 60 pounds per square inch (psi) or less.
- 3.7.2 Laundry Facilities – All equipment in common-use laundry rooms shall meet the criteria outlined in section 3.7.2 of the *WaterSense New Home Specification*:

Clothes washers shall be ENERGY STAR® qualified with a [water factor](#) (WF) of less than or equal to 6.0 gallons of water per cycle per cubic foot of capacity. A listing of qualified clothes washers can be found at www.energystar.gov/index.cfm?fuseaction=clotheswash.search_clotheswashers.
- 3.9 Metering – Each unit must be individually metered or equipped with an alternate technology capable of tracking water use and making information available to the homeowner.

SECTION 4.0: OUTDOOR WATER-EFFICIENCY CRITERIA

Units in multi-family buildings will only be eligible for the WaterSense label if all common-use outdoor areas meet the following requirements.

- 4.1 **Landscape** – In instances where specific units are occupied prior to others and landscaping is not feasible due to ongoing construction activity, temporary landscapes (e.g., straw over bare soil) can be installed. Units can be inspected for compliance with indoor criteria and may be occupied before a permanent landscape is installed. However, the WaterSense label shall not be issued until the permanent landscape is installed, inspected, and certified to comply with the outdoor criteria.
- 4.1.1 **Landscape Design** – The landscape design criteria outlined in section 4 of the *WaterSense New Home Specification* will apply to all common-use outdoor areas.
- **Landscapable Area** – The landscapable area for multi-family buildings will be defined as the area improved upon by the builder and intended or made available for the use of building residents. Such areas will include all areas with vegetation beyond temporary stabilization measures, irrigation systems, permeable hardscape or softscape features, pools, spas, and water features.
 - **Private-Use Areas** – Areas that are reserved for private use of a particular residence (such as areas deeded, identified as limited-use common elements, or otherwise restricted by building management) are excluded from the landscapable area.
- 4.1.4. **Pools/Spas** – Common-use pools/spas in multi-family buildings are excluded from the landscapable area. Pools/spas shall:
- Be independently metered such that water use attributable to the pool and/or spa can be tracked and leaks can be readily identified.
 - Be equipped with a gutter or grate system to catch water splashes or drag-outs.
 - Be equipped with either sorptive media or cartridge filtration.
- 4.2 **Irrigation System** – An irrigation system is not required. If an irrigation system is installed, it shall be independently metered and meet all the requirements discussed in section 4.2 of the specification.

5.0 RESIDENT AND BUILDING MANAGEMENT EDUCATION

- 5.2 **Occupant Operating Manual** – The builder shall develop and provide to the occupant of each labeled unit a written operating and maintenance manual for all water-using equipment or controls installed in the unit, including all relevant WaterSense materials on indoor water use. This manual may be a chapter or folder in an existing manual. If clothes washers or dishwashers are not provided but hookups are present, general information about water-efficient appliances shall be included. In addition, the manual shall include relevant information on water-saving features of the building outside the unit (e.g., landscape, pools, laundry facilities).

- 5.3 Building Operating Manual – The builder shall provide to the building management an operating and maintenance manual for all water-using equipments and controls outside of individual units or inside of individual units that are maintained by building management.
- 5.3.1. Irrigation Systems – If an irrigation system is installed, the builder shall provide building management with a record drawing such as a schematic of the system, an itemized list of irrigation components, copies of the irrigation schedules, and information about reprogramming the schedule after establishment of the landscape.
- 5.3.2. Pools/Spas – If pools and/or spas are present, the builder shall include detailed information regarding filtration equipment and the manufacturer’s recommended maintenance schedule, as well as information on monitoring pools/spas for leaks.

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