



Metro Codes

E—News For Professionals

Metropolitan Government of Nashville and Davidson County

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Green Permits

With his signature on June 5, Mayor Karl Dean signed into law a new Metro Council Ordinance No. BL2008-217, sponsored by Councilman Mike Jameson, establishing a voluntary procedure for "Green Building Permits" and Green Certificates of Occupancy" for Metropolitan Nashville & Davidson County.

The new "Green Building Permit" process will make possible a formal recognition of a buildings' sustainable design based on requirements developed by the United States Green Building Council's LEED certification program or the Earthcraft House green building program.

Terry Cobb, director of the Metro Codes and Building Safety Department, was pleased to see the adoption of the new program.

"Sustainable design and construction is critical for our community. Common sense construction using environmentally friendly products and design means a better community and a better way of life for all of us," Cobb said.

Cobb explained the role of the Codes department is simple with respect to the new local law.

"We will issue a green certificate of occupancy for the building if the contractor or developer can demonstrate the project is in compliance with either the United States Green Building Council's LEED program or the Earthcraft House green building program. If the proof of certification is presented, the building will receive a "Green Certificate of Occupancy" thus establishing a permanent and public record of the certification, Cobb said.

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In passing the new law, the Metro Council stated that green construction is cost effective and "makes good business sense." Further, the Council's action stated that in commercial construction, "sustainable buildings can boost employee productivity by 15 percent, provide stronger employee attraction and result in few illnesses and lower absenteeism while reducing healthcare costs."

In addition to the "Green" Certificate of Occupancy, the Department of Codes & Building Safety will issue "Green Building Permits" to any building registered to meet the sustainable design protocol. Those builders seeking to obtain a green permit shall notify the department of their intent in writing and provide the department with a copy of the program registration at the time of application for a building permit.

Bill and Skip Lawrence, owners of Lawrence Brothers Builders, already named the 2008 EarthCraft Regional Builders of the Year, are being issued green Certificates of Occupancy for these two homes at 1022 and 1023 Seventh Avenue North. "Energy efficiency and sustainability is now an integral part of our business," say the Lawrence Brothers. In addition, Lawrence Brothers developed Morgan Park Place East, Tennessee's first multi-family unit, EarthCraft Certified House.



Tennessee Building Officials Association Conference

Metro's Codes and Building Safety Department demonstrated its E-Permitting system as a part of the Tennessee Building Officials Association annual meeting in Nashville.

"We were pleased to be able to share what we have accomplished in Metropolitan Nashville-Davidson County with respect to on-line technology," said Terry Cobb, Department Director. "Obviously, it is not the only system of its kind in the country, but it is one which we have had excellent results and acceptance from those utilizing its features.

Joining Cobb for the presentation were (from left to right) Wade Hill, Plans Examination Chief, Carla Langley-Smith, Permit Issuance Manager, Doris McGee,

Inspections Customer Service Supervisor and Joey Hargis Zoning Examination Chief and Terry Cobb, Director of the Building and Codes Safety.



Codes Announces Change To E-Permits For HVAC Contractors

Effective June 24th, **ePermits** was expanded to allow Mechanical Contractors and HVAC&R Contractors to obtain "heat & air replacement" permits on-line at our internet site as "simple" permits. This change allows for these permits to be issued without department review prior to issuance.

In our KIVA training sessions, our customers identified a desire for heat & air replacement permits to be handled as simple permits allowing self-issuance without dept

review. We heard the requests and are please to provide this expanded service through electronic permits.

If you have questions about the new permit type (CAGR) please consult the on-line User's Guide at:

http://www.nashville.gov/codes/E_permits_public.htm

or call Customer Service Supervisor, Carla Langley-Smith at 862-6498.

PROFESSIONALS MAINTENANCE

Name: LEE COMPANY Id: 20018
 Last: First: Middle: Title: Gen: Resp Dept: CA
 Address: 331 MALLORY STATION RD Historical: On Hold:
 Address 2: Prof. Status: ACTIVE
 City: FRANKLIN State: TN Zip: 37067 Phone: (615)567-1000
 Contact: OWNER: WILLIAM "BILL" LEE Type:
 SSN: DOB: Bond Exempt: Other Phone:
 E-Mail: KMcGee@leecompany.com Qualified Party: VWC Type: Fed ID:
 State Tax #: VWC Date: VWC Class:
 Workman's Comp. Ins.: CMC-A; CMC-C; MC; E; CE-B; MU; VWC
 Policy #: Exp. Date: Ins. Type:
 Ins. Policy #: Date: INS
 Local Bus Lic#: Expire Date: Location

Type	Description	State License #	Permit Type	Expires	Status	Limit	Hold
DC	STATE ELECTRICAL CONT	9255	PERMIT	31-OCT-2009	ACTIVE	99999999	
EC	ELECTRICAL CONTRACTO	EC02018	PERMIT		EXPR	25000	
EC	ELECTRICAL CONTRACTO	EC06192	PERMIT	31-MAR-2009	ACTIVE	25000	
EC	ELECTRICAL CONTRACTO	EC06192	PERMIT	31-MAR-2000	ACTIVE	25000	
GC	GENERAL CONTRACTOR	GC03123	PERMIT	31-DEC-2999	ACTIVE	25000	

TEST SYSTEM E-Permits online services Department of Codes & Building Safety

Home

Steps:

1. Permit Type
 - 1.a. Professionals
2. Address
3. Applicant Info
4. Work Type
5. Details
- 5.a. Fee Selection
6. Summary
7. Payment

Step 1.a: Select the Professional License Powered By KIVA

IMPORTANT: You must attach a license to apply for a permit.

Select which license you want to apply to this application. You do not have to select a role. [\[Help\]](#)

Description	License No.	Attach ?	
		Yes	No
MECHANICAL CONTRACTOR METRO	MC06734	<input type="radio"/>	<input type="radio"/>
Role: Choose Role			
STATE GAS MECHANICAL CONTRACTOR	09255	<input type="radio"/>	<input checked="" type="radio"/>
Role: Choose Role			

Screen shots of the KIVA entry screens for Metro's E-Permits system.

Policy Change

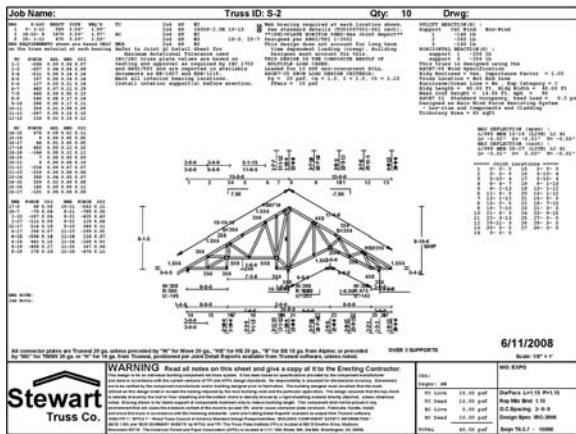
By: Byron Hall - Chief Building Inspector



On July 1, 2008, the Department of Codes And Building Safety will require a copy of the Truss Design Drawing on all projects using floor and/or roof trusses.

This documentation is being furnished with all manufactured trusses by the manufacturer and contains information on spacing requirements, load design, bearing points, and additional framing requirements and various other details. We will also be requiring an engineer's certification on all site built trusses.

No project will receive an approved framing inspection until the truss design drawing is provided. In the past we have only required certification on broken or damaged trusses, this will no longer be the case.



Example of the type of drawings required for project that use manufactured trusses.

United Way “Day of Action”

Tennessee is the Volunteer State, Nashville is the volunteer capital of the world, and on June 21, Nashvillians have a chance to prove it again with the United Way “Day of Action.”

The United Way of Middle Tennessee say this day will make a difference in the educational future of Nashville's youngest citizens, as volunteers across the country will be joining together for the chance to be part of something bigger – a nationwide movement for change. By volunteering, Nashville will lead by example, what it means “LIVE UNITED”.

Prior to the Day of Action, the United Way be collecting much-needed board books for ages infant – toddler, through a [Board Books for Babies](#) book drive. The goal is to get a bag of books to each and every young child served by United Way partner agency childcare centers, to use at home. In addition, the goal is to collect enough books to also restock the supply of board books in these same childcare centers.

Here is what volunteers can expect:

- To enjoy breakfast and a short welcome.
- Books will be sorted, stuffed into bags with other pertinent educational materials, for later distribution to United Way funded child care centers.

All attendees will be given LIVE UNITED t-shirts to wear at the event. For more information, contact Melanie Shinbaum at 780-2408 or melanie.shinbaum@unitedwaynashville.org

The event runs from 8:30 – 10:30 a.m., June 21, at the United Way of Metropolitan Nashville at 250 Venture Circle in Metro Center.



AIA Releases Study of Three Green Building Rating Systems

Washington, D.C., May 8, 2008 — The American Institute of Architects (AIA) has released a study of three green building rating systems (Green Globes, SBT007, and LEED NC 2.2) and assess their effectiveness in supporting the goals of the AIA sustainability position statement. In late 2007, the initial results were shared with the three groups whose systems were reviewed. After receiving feedback, the study was modified and further refined into the final report.

The purpose of this exercise is to offer analysis to both industry and the public as an opportunity to learn how three unique, creative and evolving green building rating systems resonate in various dimensions with the goals of the AIA position statement on sustainability and our goal to achieve carbon neutrality in buildings by 2030.

"This study is not a report card or ranking of the various standards. The intent is to offer design and construction professionals in an in-depth review of the three systems with particular emphasis on areas for improvement in relation to more rigorous energy conservation requirements."

"This study is not a report card or ranking of the various standards," said AIA Executive Vice President/CEO Christine McEntee. "The intent is to offer design and construction professionals in an in-depth review of the three systems with particular emphasis on areas for improvement in relation to more rigorous energy conservation requirements."

"We reviewed these particular systems because they are the most broadly used in the U.S. market and they take a compre-

hensive approach to evaluating an entire building," added AIA President Marshall Purnell, FAIA. "With new sustainability continuing education requirements in 2009 for AIA membership the results of this study can help better inform our members and the profession on green rating systems as they relate to our carbon reduction goals."

Key findings:

Green Building Initiative's Green Globes:

The system offers a broad based evaluation of projects in both the design process and based on environmental criteria. When used to certify a project, more stringent and specific requirements in the areas of energy reduction and operational performance are needed, as these are the two areas that most influence carbon production.

U.S. Green Building Council's LEED NC 2.2 system:

This is good example of a rating system which provides a measurement of environmental achievement. Continued developments in life cycle assessment, requirements for renewable energy or carbon reduction targets for certified projects will continue to make this system an effective resource for architects.

International Initiative for a Sustainable Built Environment's SBT007: SBT007 is a toolkit for designing a rating system. If used as a rating system providing certification, SBT007 would be stronger if there was an increase in the number of "required" items vs. those that are simply "encouraged" and required project documentation. Specific requirements in the areas of energy reduction and operational performance would supply any rating system approach that comes out of SBT007 with performance-based requirements necessary for reaching carbon reduction goals.

Mayor Karl Dean Appoints Green Ribbon Committee

Mayor Karl Dean appointed a Green Ribbon Committee as well as an environmental sustainability manager to further develop and implement environmental policy for Metro Government.

By executive order, Mayor Dean appointed Lipscomb University President Randy Lowry and John Ingram, Chairman of Ingram Industries Inc. to serve as chairs of the committee while appointing Jenna Smith, a long-time Metro employee, as the environmental sustainability manager in the Mayor's Office.

"Nashville needs to be a leading city for sustainable living with clean air, clean water and plenty of preserved open space. This is important for the livability of our city for current residents and for our future economic growth. Businesses and individuals are attracted to cities with strong environmental practices and transportation options," Mayor Dean said.

"Jenna and all of the members of the Green Ribbon Committee bring to the table unique expertise in these areas. I look forward to working with each of them."

The Green Ribbon Committee will seek community input as it develops actions for improving environmental practices throughout Nashville. Starting today, Nashville residents can share their ideas through an online survey at www.nashville.gov/mayor/green_ribbon.

Lowry and Ingram will lead the committee's efforts. Lowry, in addition to serving as president of Lipscomb, is the founder of Straus Institute for Dispute Resolution at Pepperdine University School of Law. He also is an annual visiting professor at the Environmental Law Center at Vermont Law School, a nationally recognized leader in environmental law and policy programs.

Xeriscaping

(Continued from the May edition)

Planning and Design

The fundamental element of Xeriscape design is water conservation. Landscape designers are constantly looking for ways to reduce the amount of applied water and to maximize the use of natural rainfall.

- Before drawing out a plan, visit local nurseries to see what drought-resistant plantings are available locally.
- Orient the plan by marking directions and include any limiting features such as trees, fences, walkways and structures. Note areas of sun and shade, which will help you establish zones of differing water needs. You'll want to group plants with similar watering needs for most efficient water use.
- Study the natural contours and drainage patterns of the land. These contours can be developed into terraces, which add visual interest and help reduce soil erosion due to rain or irrigation.
- Consider the planned use of each area within the plot. Areas for seating, walkways, dining areas, and play areas should be defined and incorporated into your plan.
- Areas to be left as turf should be designed to be easily mowed. Curved swaths are usually better than straight runs with sharp turns. Narrow swaths can be difficult to water with conventional sprinklers.
- Larger plantings, such as shrubs and trees, can be positioned to provide natural heating and cooling opportunities for adjacent buildings.

Soil Improvement

The ideal soil in a water-conserving landscape does two things simultaneously: it drains quickly and stores water at the same time. This is achieved by increasing the amount of organic material in your soil and keeping it well aerated. Compost is the ideal organic additive, unless your Xeriscape contains succulents and cacti. These species prefer lean soil. It may be worthwhile to have your soil tested at a garden center or by using a home test kit.

Create Limited Turf Areas

Reduce the size of turf areas as much as possible, while retaining some turf for open space and visual appeal. When planting new turf, or reseeding existing lawns, ask your garden center for water-saving turf species adapted to the area.

Use Appropriate Plants

For best results, select plants that are native to your region.

- Use drought-resistant plants. In general, these plants have leaves which are small, thick, glossy, or fuzzy – all characteristics which help save water
- Select plants for their ultimate size. This reduces pruning maintenance.
- For hot, dry areas with south and west exposure, use plants which need only a minimum of water. Along north and east-facing slopes and walls, choose plants that like more moisture. Most importantly, don't mix plants with high and low watering needs in the same area.
- Trees help to reduce evaporation by blocking wind and shading the soil.

Turf areas should not be cut too short since taller grass is a natural mulch which shades the roots and helps retain moisture.

- **Mulch**

Cover the soil's surface around plants with mulch, such as leaves, coarse compost, pine needles, wood chips, bark or gravel. Mulch helps retain soil moisture and temperature, prevents erosion and keeps out competing weeds. Organic mulch will slowly incorporate into the soil, and will need more applied from time to time. To be effective, mulch needs to be several inches thick. There should be no areas of exposed soil.

Irrigate

Water conservation is the goal, so avoid over watering. Soaker hoses and drip-irrigation systems offer the easiest and most efficient watering for Xeriscapes because they deliver water directly to the base of the plant. This reduces moisture loss from evaporation. They also deliver the water at a slow rate which encourages root absorption and reduces pooling and erosion. In general, it's best to water deeply and less frequently.

Maintain your Landscape

Low-maintenance is one of the benefits of Xeriscaping. Keeping the weeds from growing up through the mulch may require some attention. Thickening the layer of mulch will help. Turf areas should not be cut too short since taller grass is a natural mulch which shades the roots and helps retain moisture. Avoid over-fertilizing.

Employee Highlights

Chaffin Joins Urban Forestry Division

Russell S. Chaffin has joined the Urban Forestry Division at the Metropolitan Department of Codes & Building Safety as an Urban Forestry inspector.



“Scotty”, as Chaffin is known in the department, comes to the Urban Forestry Division with six years experience with the Property Standards Division of the Metro Codes & Building Safety Department.

“I’m looking forward to this new opportunity to have a proactive impact on our city’s future environmental development,” Chaffin said.

Chaffin was born and raised in the West Nashville area and later attended college at Memphis University. He has an extensive background in restaurant management and residential construction prior to his coming to Metro. Currently, he resides in Davidson Co. with his wife and two kids.

Save The Date - October 18th 12th Annual Metro Codes Charity Golf Tournament

The 12th Annual Metro Codes Charity Golf Tournament will be held on October 18th at the Ted Rhodes Golf Course. This year will again be a 4 person scramble with teams made up on a blind-draw. The \$60 entry fee includes greens fee, cart, great lunch, & more prizes.

Registration begins at 7:30 a.m. with a Shotgun Start at 8:00 a.m. Various sponsorships will be available.

Last year’s tournament, through the support of 128 golfers and 99 sponsors, resulted in a record \$20,000 being donated to three local charities through the Metro Employees Consolidated Charities Campaign (MECCC).

This year, all proceeds go to the Metro Employees Consolidated Charities Campaign for the benefit of local charities.

We look forward to this year’s event and to surpassing last year’s donations to the local charities.

Golfers get ready to “saddle up” as they get ready for the Shotgun Start.



PASS IT ON!



Pass the word about our newsletter! We would be honored if you would share our newsletter with your colleagues and co-workers. If anyone would like to sign up to receive it themselves, they just need to send us their email, and we will be happy to “Pass It On” to them.

Terry Cobb and **Wade Hill** welcome your feedback on our e-newsletter. Please send your comments to

[Wade Hill](#)
Plans Examination Chief , 862-6520



For information regarding accessibility, please contact Manley Biggers at (615) 862-6521 or fax (615) 862-6499. He can also be reached at manley.biggers@nashville.gov

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Director—Terrence Cobb

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