**ATTACHMENT B**

**Newton County**

**2015 & 2016 CBDG-DR**

**Summary of Minimum Construction Standards for Reconstruction and New Construction Standards**

1. Brick exterior veneer for slab on grade and pier and beam foundations elevated up to 3.0 feet, and cement board sidings on homes elevated above 3.0 feet.
2. At a minimum, each home will be equipped with stairs, ramps, handrails, and guardrails (as needed) to meet Uniform Federal Accessibility Standards (UFAS) and meet any other standards required by the Texas Accessibility Standards adopted by the Texas General Land Office.
3. New construction homes in flood plains shall be constructed 2 feet above the 100-year flood plain on the most recent FIRM map
4. All windows will be double pane, and receive screens. All bathroom and kitchen windows and windows within 1.0 foot of any doors shall be tempered.
5. Six-panel steel exterior doors and six-panel hollow interior doors. All exterior doors and all interior pass through doors shall be 36 inches wide.
6. Walls with R-15 batt insulation; attic space with R-30 blown-in or spray foam insulation, and R-19 batt insulation under the floors, between the joists and is encapsulated in fiber cement plank, all beneath a 6 mil. vapor barrier.
7. 30 year architectural shingles over 30 year felt
8. Environmental Protection Agency (EPA) WaterSense qualified or better plumbing fixtures
9. Elongated toilets @ 1.6 gallons per flush maximum, shower heads and kitchen faucets @ 2.0 gallons per minute maximum.
10. Windstorm requirements per IBC New Construction requirements.
11. RESCheck compliance and Energy Star Rating 3 or 3.1 (whichever is applicable at the time of construction). Refrigerator/freezer (minimum 18 cubic feet), 40 gallon gas water heater (electric may be provided at no additional cost to the City or the homeowner), dishwasher/garbage disposal; 30 inch gas range with oven, space saver microwave (2 cubic feet) with exhaust hood. Washer and dryer hook ups and central heat/air conditioning system with gas heating system and 14.5 SEER air conditioning unit.
12. In addition to permanent light fixtures, bedrooms and living rooms with ceiling fans, hard wired smoke detectors in bedrooms and hallways, and carbon monoxide detectors in hallways with 10 year battery backup.
13. Third party warranty of 1 year for workmanship and materials, 2 year warranty for mechanical, electrical, and plumbing systems, 10 year warranty for structure, and appliance warranty from manufacturer.
14. Cable/phone prewired in bedrooms, living room, and kitchen
15. 2 1/4 solid casing around doors and windows and rounded sheetrock edges. Straight edges may be provided at no additional cost to the City or the homeowner.
16. Minimum ceiling height of 8 feet; vinyl plank (minimum 0.12 inches thick) in living, dining, kitchen, bathrooms, and utility rooms and carpet (28 ounce/square yard) with carpet pad (7/16 inch with 8 lb density) in bedrooms
17. Establish permanent room lighting, Light-Emitting Diode (LED) lighting
18. Minimum bedroom size of 100 square feet; minimum bedroom closet size of 10 square feet.
19. Roof has 5/8 inch plywood sheathing and exterior walls have 1/2-inch plywood or Oriented Strand Board (OSB) using 6d galvanized nails or better.