

MF field QA amendment

Proposed Amendment

904.4.2.5 Each home selected for a QA field review for each Rater shall be randomly selected from as many different builders and communities as possible. Special effort should be taken to make certain that the selected homes are as representative as possible of the homes being rated, i.e. new and existing homes, geographic location, builder, trade contractor, variety of floor plans, etc., which, in some instances, may require more than the minimum (1) home or one percent (1%).

904.4.2.5.1 For multifamily projects, when selected, ~~QA-field QA review~~ shall include a comprehensive inspection of all minimum rated features that are possible to be inspected within the selected units and within the building during the time of the field QA. This means that the QAD shall inspect attic insulation via a common attic access where present, mechanical rooms that house common mechanical systems that serve multiple units, common ventilation systems, etc.

904.4.2.5.2 If the annual rating volume of a Rater is such that more than one field QA is required for that annual period's field QA quota (i.e. the Rater completed more than 100 ratings during the annual period), no more than one field QA within a particular multifamily development shall count toward meeting the total field QA quota.

904.4.2.5.2.1 An exception would be allowed if a particular multifamily development contained more than 100 units. In such an instance, one field QA per every 100 units of that development shall count towards the annual field QA quota.

904.4.2.5.2.2 Another exception would be allowed if the Rater had one or more Rating Field Inspectors (RFI) who worked within them throughout the annual period, in which case the QAD may select multiple units with a particular multifamily development to count towards the annual field QA quota for each RFI as long as those additional field QAs represent work performed by each individual RFI during the annual period.

904.4.2.5.3 If units within a multifamily building have multiple space conditioning configurations such that some units have ducts and other units do not, the QAD shall choose a unit with ducts for field QA. Alternatively, if the building has some units with ducts that are within conditioned space while others have ducts that are outside of the building envelope, the QAD shall choose a unit with ducts outside of the envelope for field QA. ~~at least one top floor end unit and one bottom floor end unit.~~