

P.L. 2021, CHAPTER 290, *approved November 8, 2021*

Assembly Committee Substitute for

Assembly, No. 3352

1 **AN ACT** concerning solar energy generation on warehouses and
 2 supplementing P.L.1975, c.217 (C.52:27D-119 et seq.).

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 4 **BE IT ENACTED** *by the Senate and General Assembly of the State*
 5 *of New Jersey:*

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 7 1. a. Any newly constructed warehouse for which an application
 8 for a construction permit has not been declared complete by the
 9 enforcing agency before July 1, 2022, shall be a solar-ready building.

10 b. The Department of Community Affairs shall adopt, pursuant to
 11 section 5 of the "State Uniform Construction Code Act," P.L.1975,
 12 c.217 (C.52:27D-123) and the "Administrative Procedure Act,"
 13 P.L.1968, c.410 (C.52:14B-1 et seq.), rules and regulations
 14 establishing standards for the design and construction of solar-ready
 15 buildings. The rules and regulations shall incorporate the provisions
 16 of the 2018 International Energy Conservation Code, Appendix CA,
 17 and any successor model code, concerning solar-ready zones.

18 c. For the purposes of this section:

19 "Solar-ready building" means a building that includes a solar-ready
 20 zone.

21 "Solar-ready zone" means a section of a roof or building overhang
 22 designated and reserved for the future installation of a solar
 23 photovoltaic or solar thermal system, which is at less 40 percent of the
 24 roof area calculated as the horizontally projected areas minus the area
 25 covered by skylights, occupied roof decks, vegetative roof areas, and
 26 mandatory access or set back areas required by the State Uniform
 27 Construction Code, or as otherwise provided in the 2018 International
 28 Energy Conservation Code, Appendix CA, and any successor model
 29 code, concerning solar-ready zones.

30 "Warehouse" means any building, room, structure, or facility of at
 31 least 100,000 square feet used primarily for the storage of goods
 32 intended for sale.

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34 2. This act shall take effect immediately.

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39 Requires certain newly constructed warehouses to be solar-ready
 40 buildings.