

**California
Building Code
Uses and
Occupancies that
apply to cool
roofs
(CBC, Title 24, Part 2,
Chapter 3):**

*Note:
Qualifying
historic buildings
are exempt from
any cool roof
regulations.*

Types of buildings subject to cool roof requirements:

Group A – Assembly

Building or structure, or portion thereof, for the gathering of 50 or more persons for purposes such as civic, social or religious functions, recreation, instruction, food or drink consumption, or awaiting transportation. Examples: restaurants, arenas, churches, theaters.

Group B – Business

Building or structure, or portion thereof, for office, professional or service-type transactions; includes storage of records and accounts and restaurants with occupant load less than 50. Examples: animal hospitals, kennels, automobile showrooms, banks, barber shops, outpatient clinic and medical offices, educational occupancies above the 12th grade, fire stations, florists and nurseries, testing and research labs, print shops, radio and TV stations

Group E – Educational (through 12th grade)

Building or structure, or portion thereof, for educational purposes through 12th grade for more than 12 hours per week or 4 hours in any one day. Examples: schools, nonresidential buildings used for daycare for more than six children, residential buildings used as daycare for more than 14 persons.

Group F – Factory (low- and moderate-hazard)

Building or structure, or portion thereof, for fabricating, manufacturing, packaging, processing, etc. Examples: furniture manufacturing, bakeries, food processing plants, paper mills, printing or publishing facilities, refuse incineration, shoe factories, dry cleaning facilities.

Group H – Hazardous facilities

Building or structure, or portion thereof, that involves the manufacturing, processing, generation or storage of materials that constitute a high fire, explosion, or health hazard. Examples: manufacturing plants for explosives, blasting agents, fireworks, flammable gases; storage facilities for such products.

Group M – Mercantile (sale of merchandise)

Building or structure, or portion thereof, for the display and sale of merchandise. Examples: department stores, shopping centers, wholesale and retail stores, markets.

Group S – Storage facilities

Building or structure, or portion thereof, for storage not classified as a hazardous occupancy. Examples: storage of beer or wine in metal, glass, or ceramic containers, of cement in bags, of foods in noncombustible containers, of gypsum board, of stoves, washers, and dryers.

Group U – Utility facilities

Private garages, carports, sheds, agricultural buildings, and towers.

Types of buildings which are exempt from cool roof requirements:

Group I – Institutions

Hospitals, sanitoriums, nursing homes with nonambulatory patients with more than 5 patients; nursing homes for ambulatory patients; mental hospitals, jails, prisons; nurseries for the full-time care of at least 5 children under the age of 6.

Cool roofs are optional — not prescriptive — for the following:

- Unconditioned warehouses and other buildings
- “Process spaces” – not meant for human occupancy, held at temperatures less than 55°F or greater than 90°F
- Buildings cooled by swamp coolers/evaporative coolers
- High-rise residential buildings (4 stories and more)
- Hotels and motels
- Any roof with slope greater than 2:12