



## City of Glendale Council Sustainability Committee Minutes

February 16, 2010  
10:30 a.m. to 11:30 a.m.  
Council Chambers Conference Room B-2

### **Meeting Attendees**

#### Council Sustainability Committee Members:

Present were Councilmember/Chairperson David Goulet (Ocotillo District), Councilmember Steve Frate (Sahuaro District), and Councilmember Yvonne Knaack (Barrel District).

#### City Staff Members:

Ken Reedy, Deborah Mazoyer, Roger Bailey, Rebecca Benna, Larry Broyles, Doug Kukino, Jon Froke, Pam Wertz, Justine Cornelius, Ron Short, Karen Flores, Bob Manginell, and Marilyn Clark.

### **I. Approval of Minutes**

Chairperson Goulet Called for Approval of the January 19, 2010 minutes. Councilmember Knaack Made a Motion to Approve the minutes as written. Chairperson Goulet Seconded the Motion, and the minutes were unanimously approved.

### **II. General Plan - Energy Element**

Karen Flores, AICP, Planner presented this agenda item. Ms. Flores stated that under Arizona Revised Statutes (ARS) §9-461.05.E.10, which was adopted in 2007, cities with a population of 50,000 or more are required to have an energy element. The energy element is one chapter that will be included in the new update to the General Plan. The update is being prepared to meet the state law requirement that general plans be updated every ten (10) years. The Glendale General Plan was adopted in 2002; therefore, the city is required to adopt the updated General Plan in 2012. The intent of the energy element is to contribute to the future, long-term viability of the city and community, as well as to aid in meeting Glendale's expectations for a sustainable future. To this end, the focus of the updated General Plan will be "Glendale 2035 – The Sustainable City".

Ms. Flores stated that any new initiative entails costs and risks, and in the rapidly developing area of technologies related to energy where impacts have not been fully explored, the costs, benefits, risks, and opportunities are still in their infancy. Staff encourages the city to take an incremental, well-examined approach in moving forward to

balance potentially significant opportunities and benefits with costs and risks that may not be immediately evident.

The statutes require that the Energy Element include a component that identifies policies that encourage and provide incentives for efficient use of energy, and an assessment that identifies policies and practices that provide for greater uses of renewable energy resources.

Ms. Flores introduced a series of tentative goals. She explained how specific goals and objectives would be developed through a citizen participation process that is part of the General Plan update process, and how staff input would be provided as part of the technical review process. Ms. Flores presented five goals for energy efficiency, which are intended to provide an all inclusive community based interactive approach.

Goal #1 is to provide information to all parties. This means providing consistent information internally to city staff and externally to residents, developers, clients, and contractors. This will define Glendale's expectations and will create awareness in the community as well as for city staff that this is what Glendale is all about. This information will also be made available on the city's website.

Goal #2 would promote energy efficiency within municipal operations. Ms. Flores stated the city is already undertaking various initiatives which include a focus of attention on Water Conservation, hosting the Annual Green Festival, and supporting the Green Website which contains numerous links to community resources. Various departments within the city have also undertaken projects to reduce energy usage, and solar energy has been introduced into some city facilities. Glendale has been involved in curbside recycling since 2000, and has implemented a new motor pool program. Anticipated benefits for this goal would be the potential for reducing energy costs over the long term, and greater predictability of costs as renewable energy resources continue to be developed and made more accessible in terms of both availability and cost.

Goal #3 makes energy efficiency a priority for land use planning. Land use bears a direct relationship to energy use. Ms. Flores explained how a concentration of multiple uses where the various functions of our lives are connected (where we work, live, shop, and enjoy recreation) can reduce the extent of the urban heat island and ambient temperature which in turn can reduce energy required for cooling. The concentration of infrastructure into these highly urbanized areas also reduces energy costs associated with construction and maintenance of roads and utilities. She stated that policies to encourage mixed use development, such as the Westgate Sports & Entertainment Area and what the city envisions for Centerline, will expand a range of alternatives to include these types of vibrant mixed use urban areas such as those that council members visited during the Discovery Tours in May of 2008.

Goal #4 encourages the efficient use of energy for infill / redevelopment projects. For infill development, the city can employ energy saving products and technologies. Infill reduces energy costs that may otherwise result from developing new infrastructure in another location. Redevelopment projects should consider the pros and cons of demolition and new construction versus continued use or adaptive re-use of existing buildings. Continued use of existing buildings, when feasible, reduces the amount of energy that would be required to construct a new building and also reduces landfill needs that would be required for demolition.

Goal #5 focuses on the private sector and encourages energy efficiency in residential, commercial, and industrial development. This goal calls for creating strong working relationships between city staff and the private sector. It also encourages feedback to aid in refining our policies and programs. A focus of attention should be placed on enhancing design elements such as landscaping, shading, connectivity, and pedestrian amenities in mixed use areas. This can result in a reduction of the ambient temperature and the energy expended in motor vehicle travel.

Next Ms. Flores introduced the four key goals for renewable energy resources which are interrelated and should be implemented where appropriate and when financially feasible.

Goal #1 is to embrace and promote the use of renewable resources. Policies and strategies that are consistent with the technologies of the future should be developed. Partnership programs should be developed with businesses, utilities, educational institutions, and governmental entities at the federal, state, and local / regional levels to collaborate on mutually beneficial initiatives. The city should also continue exploring funding opportunities, especially at federal level.

Goal #2 is making a greater use of renewable resources in municipal operations. The city can lead by example and has already undertaken various projects, such as having solar energy at various facilities, developing a partnership with APS and an engineering firm to convert methane to electricity at the landfill, having solar-powered irrigation controllers, and introducing hybrid vehicles into the motor pool.

Goal #3 is to support the use of renewable resources in the private sector. There are many experts in the private sector who are engaged in new technologies and can be our teachers. So the city should develop a strong feedback loop in developing processes and guidelines for expanded use of renewables in commercial and industrial areas.

Goal #4 is to facilitate development, distribution, and use of renewable resources. This would entail creating a focus of attention on recruitment of businesses and educational institutions, large and small, with possibilities of business incubators, to engage in

development, distribution, and use of renewable resources. By doing this, the city would be more aware of the risks and benefits involved in the latest technologies, and it would enhance the ability to access these resources. The city should also address needs that may be unique to development distribution and use of particular types of renewable resources.

Ms. Flores introduced the implementation of the Energy Element which will occur over the course of a decade. The development of an Implementation Action Plan will involve the public through the Citizen Participation Process that will take place as part of the General Plan update process. She stated Glendale will be working with the business community and suggested the possibility of developing a resource portfolio with energy efficient technologies suited to a Sonoran Desert Environment. She further explained how staff input is obtained through technical review by departments, which is also part of the update process.

The Implementation Plan calls for providing information to the public, the business community, and city staff on energy efficiency and renewables through the city webpage and written materials.

It also calls for the examination and revision of policies and codes, benchmarking existing energy use, identifying energy conservation goals, and developing and using a monitoring program to measure energy efficiency. For example, the city could monitor changes in energy costs where more energy efficient light bulbs are being installed in various city buildings.

The city should also monitor changes in technology and assess costs, benefits, risks, and opportunities associated with these changes. Possibilities for incentives for sustainable practices related to energy efficiency or renewables should be examined. These include grants and rebates at the federal, state, and local levels, such as programs offered by utility companies. Particular attention should be paid to federal funds and initiatives. Ms. Flores explained how some incentives could be cost neutral, such as expediting reviews, developing a recognition list, or providing an annual city energy efficiency award.

Ms. Flores expressed the importance of continuing the development of a Sustainability Program. The underlying intent of the Energy Element is to contribute to the future, long-term viability of the city and community and also aid in meeting the city's and community's expectations for a sustainable future.

The committee asked questions of staff and made comments during and after the presentation with no follow up or action items required.

Chairperson Goulet thanked Ms. Flores for her time, and as this was an informational item, no motion or vote was called for by the committee.

**III. Staff Updates**

Deborah Mazoyer, Assistant Deputy City Manager informed the committee that Building Safety received an inquiry last week from someone who was interested in the possibility of constructing a commercial building out of straw bale. The building would be a charter school.

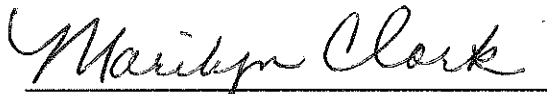
**Adjournment**

The meeting adjourned at approximately 11:15 a.m.

**NEXT MEETING:** March 16, 2010  
10:30 a.m. to 11:30 a.m.  
Council Chambers Conference Room B-2

**TOPIC:** LEED Concept – Green Building

Respectfully Submitted,



Marilyn Clark, Recording Secretary