

ENVIRONMENTAL ADVISORY COMMITTEE MEETING MINUTES OCTOBER 27, 2008

CALL TO ORDER

Committee Chair Mitchell called the meeting to order at 7:05 pm.

COMMITTEE MEMBERS PRESENT

Judith Mitchell, Chair	William Larson
Judy Bayer	Rod Paulsen
Deborah Davis	Bridget Stamos
Britt Huff	
Craig Knickerbocker	

COMMITTEE MEMBERS ABSENT

David Amin

STAFF MEMBERS PRESENT

Greg Grammer, Assistant to the City Manager
Kelley Thom, Associate Planner

AUDIENCE ITEMS NOT ON THE AGENDA

None

APPROVAL OF MINUTES

Member Bayer moved, seconded by Member Larson

TO APPROVE THE MINUTES OF SEPTEMBER 22, 2008.

There being no objection, Chair Mitchell so ordered.

GREEN BUILDING STANDARDS

Associate Planner Kelley Thom summarized the staff report and reviewed issues for consideration regarding possible new green building standards to address the varying levels of commercial and residential development. Thom indicated that in selecting a green building program, the Committee should consider the City's building demographics and whether a voluntary program with incentives or a mandatory program would best achieve the City's sustainability goals. Thom added that some of staff's recommendations include: 1) providing brochures and public outreach to educate

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homeowners, builders and architects on green building guidelines; 2) provide limited incentives to encourage sustainable development; and 3) adopt a mandatory green building program for all new commercial/mixed-use and single-family residential development and major remodels and demolition over 50%.

A general discussion followed regarding mandatory vs. voluntary green building standards. The Committee discussed the implementation of green building incentives in the form of permit fee reductions and expediting the permit process.

Member Knickerbocker suggested that, as a further incentive, the Committee consider the exemption of Neighborhood Compatibility standards provided that the builder or homeowner complies with residential development standards and green building guidelines.

Member Davis suggested that new home construction be required to install conduit for plug-in technology or compressed natural gas (CNG) in the garage to fuel vehicles of the future. Member Davis also suggested that new home construction be required to install water efficient irrigation systems controls.

The Committee expressed an interest in reducing or eliminating permit fees for the installation of solar panels and solar water heaters, and requested an analysis by staff of the financial consequences on the City budget.

Member Stamos stated that a reduction or elimination in fees for solar panels could encourage some residents to look into installing solar panels. Member Stamos added that some cities, such as Santa Monica, maintain a list of solar panel vendors that agree to offer reduced rates.

Member Huff stated that a permit fee reduction for solar panels and solar water heaters would demonstrate that energy efficiency is a priority for the City.

Mayor Pro Tem Mitchell stated that it was her view that a combination of mandatory and voluntary green building standards, phased in over time, would be the most effective approach.

The Committee directed staff to provide recommendations on voluntary and mandatory green building guidelines for the Committee to consider.

DRAFT MODEL WATER CONSERVATION ORDINANCE

Assistant to the City Manager Grammer summarized the staff report and reviewed the draft model ordinance to address water conservation and drought management.

The Committee reviewed the draft ordinance and made a number of technical revisions and a few typographical corrections.

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Staff will forward the revised draft ordinance to the City Attorney for review and comment, and will bring back a final version of the proposed ordinance to the Committee for consideration at the next meeting.

FUTURE AGENDAS

It was the consensus of the Committee to direct staff to have the agenda packet mailed or delivered, rather than sent electronically.

ADJOURNMENT

The meeting adjourned at 8:32 pm. The next meeting will take place on Monday, December 8, 2008.

Respectfully submitted,

Greg Grammer, Assistant to the City Manager