

**CITY OF LODI  
INFORMAL INFORMATIONAL MEETING  
"SHIRTSLEEVE" SESSION  
CARNEGIE FORUM, 305 WEST PINE STREET  
TUESDAY, OCTOBER 23, 2007**

An Informal Informational Meeting ("Shirtsleeve" Session) of the Lodi City Council was held Tuesday, October 23, 2007, commencing at 7:00 a.m.

**A. ROLL CALL**

Present: Council Members – Hansen, Katzakian, Mounce, and Mayor Johnson

Absent: Council Members – Hitchcock

Also Present: City Manager King, City Attorney Schwabauer, and City Clerk Johl

**B. TOPIC(S)**

B-1 "Presentation on the Opportunity to Seek Certification for the City's Efforts toward Sustainability"

City Manager King briefly introduced the subject matter of sustainability.

Planning Manager Peter Pirnejad provided a brief PowerPoint presentation regarding the options associated with a certification for the City's efforts toward sustainability. Specific topics of discussion included what is sustainability, why sustainability is important, what are the hopes of achievement, what the City is currently doing, what would be done differently, what sustainability can do for the City, and the next steps in the process.

In response to Mayor Pro Tempore Mounce, Mr. Pirnejad stated Autobond International offers sustainable certification for approximately \$15,000. Mr. Pirnejad stated the cost covers an initial audit of the City's practices, assistance to create standard goals and policies for long-term sustainability, and helps the City to meet those standards.

City Manager King stated the situation is not similar to a consultant, but rather similar to obtaining a Good Housekeeping seal of approval; whereby, marketability is based on a standard of practices used for the designation.

In response to Mayor Pro Tempore Mounce, Community Development Director Hatch stated the value of possible grants is somewhat unknown right now as legislation has passed, but the exact dollar amounts have not yet been determined. He stated the certification provides an edge over other competitors.

In response to Mayor Johnson, Mr. Pirnejad stated the method of the bullet points shows the broad brushed mandates and moves to a more precise focus of why financial sustainability is important. Mr. King stated many general plans now have a discussion of financial sustainability. He stated there needs to be financial sustainability 20 years from now in order to provide services without a heavy burden on taxpayers.

Discussion ensued between Council Member Hansen and Mr. King regarding the proposition being driven on the state and federal levels, certification by non-profit, non-governmental organizations, environmental issues coming to the forefront in the next five years, and minimizing and/or mitigating the financial burdens associated with environmental legislation in the future.

Council Member Hansen provided an overview of the SmartGrowth concept and specifically discussed the need to put residential, commercial, pedestrians, and services together, which causes a good overall livability for the individuals moving into an area. Mr. Hansen stated he would like additional information regarding the certification process and cost.

City Manager King stated the financial return would not be a direct one and compared the program to the Tree City USA and All American City program; whereby, cities can receive certain designations for individual organizations. Mr. King stated he does share concerns about cost and staff time, but believes the time is right for a discussion in light of the General Plan review.

Discussion ensued between Council Member Hansen, Mr. King, Mr. Pirnejad, and Mr. Hatch regarding the overview of trends in sustainability, other cities that are undertaking the certification process from Autobond International, County of San Marin, building department universal trends with sustainability including Leadership in Energy and Environmental Design, process of evaluating what we already do to make it better, self-monitoring, marketing to attract businesses to the area, consistency with other organizations in the City including the Chamber of Commerce, Visitors Bureau, and the Lodi-Woodbridge Winegrape Commission, and General Plan inclusion options.

**PUBLIC COMMENTS:**

- Dr. Cliff Ohmart, Integrated Pest Management Director for the Lodi-Woodbridge Winegrape Commission, spoke in favor of the sustainability certification, stating the Commission went through a similar process to receive its designation and it is important to lead in the area and be ahead of the mandates. In response to Council Member Hansen, Dr. Ohmart stated the Commission went through the designation process in 2005 and greenhouse gases were not a consideration then, but it is being implemented into its sustainability policy and efforts now.
- John Brody, representative from the Mokelumne River Watershed, spoke in favor of the certification, stating he does grant writing for water conservation purposes and certification helps in receiving natural resource grants. In response to Mayor Pro Tempore Mounce, Mr. Brody stated the cost of certification is less than what the City will retrieve in grants. Mr. Pirnejad stated the cost for the Autobond International certification is approximately \$15,000 for the first two years and \$750 annually thereafter to maintain.

In response to Mayor Johnson, Mr. Pirnejad stated the Autobond certification does throw the largest net for a Citywide effort and review.

Public Works Director Prima stated sustainability is really not an option because in order to operate effectively in the future, the City must review and change practices along the way. Mr. Prima also stated that, since some of the practices are already being done, designation seems appropriate.

In response to Mayor Johnson, Mr. King stated the sustainability movement is spreading between cities across the country and it is a huge topic professionally nationwide. Mr. King stated he anticipates the Council will have a choice in how and from whom it would like to pursue the seal as did the Winegrape Commission.

In response to Council Member Hansen, Mr. King stated the level of staff time is somewhat unknown right now as some of the sustainable practices are already in place. He stated he is relying on staff's enthusiasm and commitments at the current time and additional specific information will likely come at a later time.

Mayor Johnson requested a copy of the sustainability article referred to by the City Manager.

**C. COMMENTS BY THE PUBLIC ON NON-AGENDA ITEMS**

None.

**D. ADJOURNMENT**

No action was taken by the City Council. The meeting was adjourned at 8:04 a.m.

ATTEST:

Randi Johl, City Clerk



**CITY OF LODI  
COUNCIL COMMUNICATION**

**AGENDA TITLE:** Presentation on the Opportunity to Seek Certification for the City’s Efforts Toward Sustainability  
**MEETING DATE:** October 23,2007  
**PREPARED BY:** Community Development Department

**Purpose:** To provide information and background on the need and opportunity to seek certification for the City’s efforts toward sustainability. The purpose of a certification would be to establish a base line by which the City can measure its sustainable practices, set goals of attainment that work in that regard, and ultimately obtain third party verification of the City’s sustainability.

**Background:** The issue of sustainability has become prominent in debates regarding the issue of climate change. Although there is debate regarding the rate of change caused by the release of “Greenhouse Gases” (GHGs) into the atmosphere the fact that change is occurring is well accepted. Trying to slow, stop or reverse the rate at which we release these GHGs, which include carbon dioxide, methane and chlorofluorocarbons has sparked a federal, state and local agencies into action. At the municipal level, the comprehensive way to address this issue is by promoting sustainable practices.

The most common definition of sustainability is activities that meet the needs of the present without compromising the ability of future generations to meet their own needs. Sustainability relates to the balance between economic viability, social equity, and environmental justice. The concept of sustainability demanded attention at the State level in recent years with the passage of AB 32—Global Warming Solutions Act of 2006. Among government agencies the concept is finding its way into General Plan policies, construction guidelines, mandated regulations, and EIRs. Recently, on a local level, the State Attorney General challenged the Draft EIR for the 2007 San Joaquin County Regional Transportation Plan for not addressing global warming.

Sustainability also involves financial sustainability, the ability to ensure that the organization can remain financially viable into the future and continue to provide municipal services.

All municipal organizations have some level of sustainable practices throughout their organization. However, very few take the initiative to go through a process of determining what they are doing, how they can improve, and get third party guidance to help verify that they are headed in the right direction. A unified cross departmental approach to sustainability is critical. Attached is a chart of sustainable activities typical to a city. These practices include recycling, using energy efficient equipment, driving alternative fuel vehicles, promoting photovoltaics, planning more walkable communities, and much more.

Similar to other certifications that the City has already achieved such as Tree City USA, a sustainability certification would be a way to demonstrate through measurable efforts its progress in this regard. A

APPROVED:   
 Blair King, City Manager

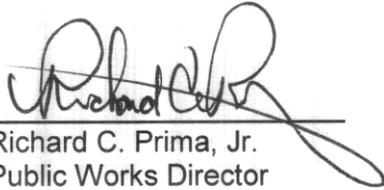
certification in sustainability would represent past, current, and future efforts toward sustainability into one easy to promote designation. In addition, it will serve as a trade mark that can be used to identify our commitment as a more sustainable city.

By being a certified sustainable city there may be the potential that we will be in a more competitive position to compete for the **\$65** Million Measure K funds that will be available. In addition we may be in a more favorable posture to compete for the **\$240** million Proposition 1C monies identified for infill area infrastructure improvements and brownfield cleanup.

By becoming a certified sustainable city, we would also be promoting the same values as the local wine industry is doing through "Lodi Rules". This is consistent with the intention of the Visitor's Bureau to be a wine tourism destination. Furthermore, this effort works in tandem with the Chamber of Commerce's efforts to position Lodi as a place for sustainable practices, including the manufacturing of solar cells and green businesses. The City has an opportunity to respond to a concern that the State initiated. The City can position itself as a leader rather than react to regulations that are coming in the near future.

**Conclusion:**

The importance to incorporate sustainable practices into our organization has been identified at the State and local level. The need to gain certification as a Sustainable City can be seen from an organizational and marketing standpoint. Staff anticipates bringing to the City Council a request to enter into contract with a third party certifying organization that can help us reach this goal.



Richard C. Prima, Jr.  
Public Works Director



George Morrow  
Electric Utility Director

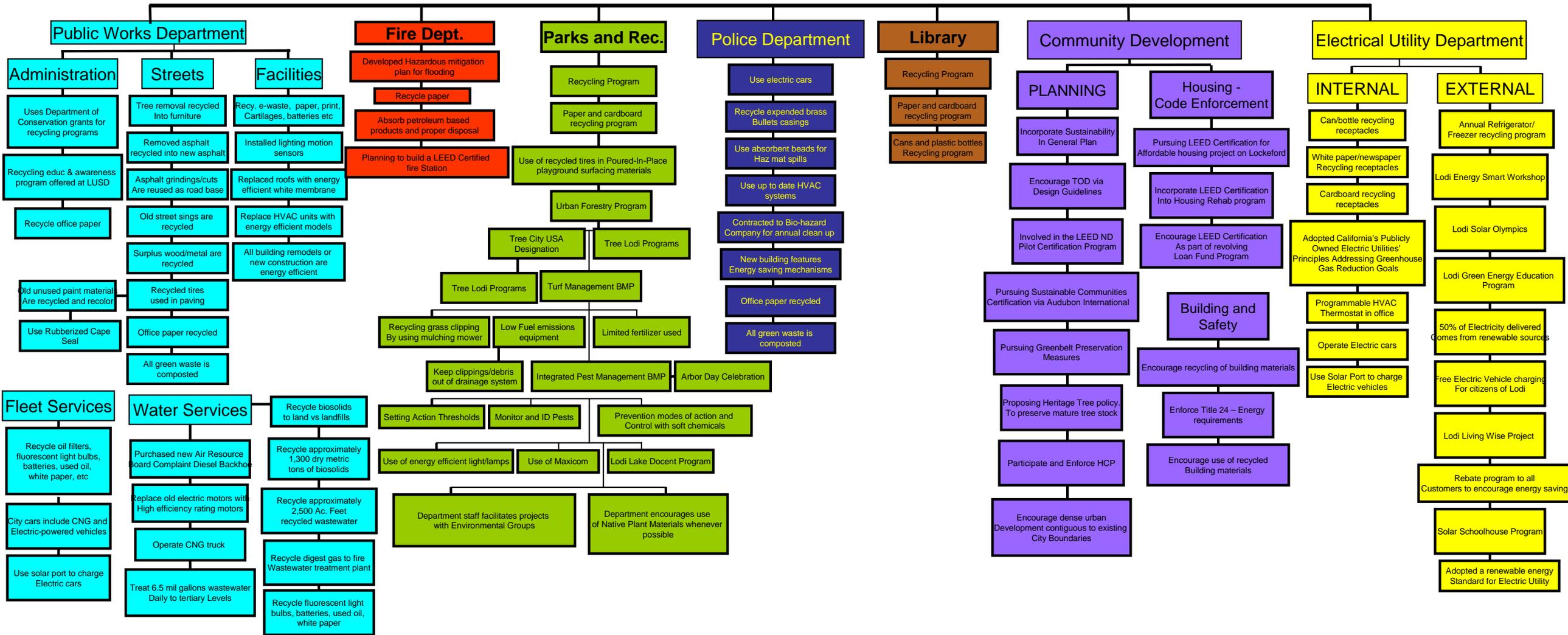


James R. Krueger  
Deputy City Manager

PP/pp

Attachments: Matrix of Sustainable practices that existing within City Department

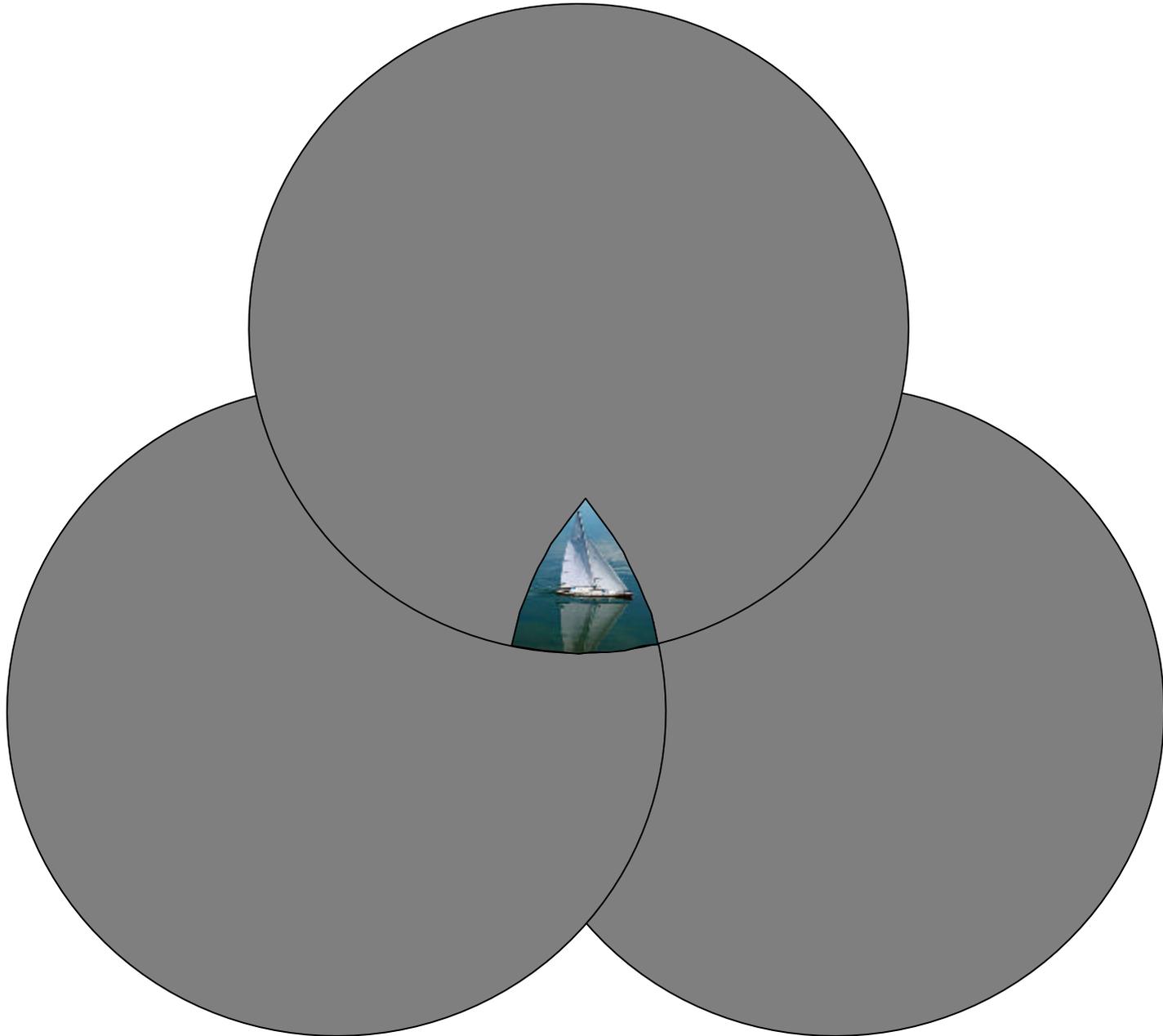
# City of Lodi Departmental Sustainability Matrix



Presentation on the Opportunity to  
seek Certification for City's Efforts  
Toward

**Sustainability**

# What is Sustainability?



# Why is sustainability important?

AB 32

NPDES

Pest Management

AB 939

OPR

Haz Mat Operations

Municipal Financial Sustainability

# What do we hope to achieve?

- Complying with an established Model
- Recognition for having sustainable practices
- Positioning for potential grant opportunities
- Posturing for growing niche of Green Business
- Consistency with
  - Agricultural practices
  - Chamber vision
  - Wine tourism character

# What are we doing now?

City of Lodi Departmental Sustainability Matrix



# What would we do different?

- Repository to place all Sustainable Practices
  - Define IT and make it another Goal of the City
  - Continue in sustainable effort
- 

# What can it do for us?

- Grants
  - Prop 1C Infill Incentive Grant Program - \$240 Mil
  - Measure K Smart Growth - \$65 Mil
- Proactive vs Reactive adaptive policy change
- Identify TOS in advance of opposition
- Marketing
- Consistency

# What's next

- Seek third party certification
- Bring proposal back to the City Council