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Podowski/Jenkins/Video
DPD Seattle Deep Green Pilot RES
May 22, 2013
Version #17 clean

CITY OF SEATTLE
RESOLUTION 31400

A RESOLUTION declaring the City of Seattle will continue to promote and encourage the development of buildings that achieve the highest level of environmental sustainability by requesting updates and enhancements to its Living Building and Seattle Deep Green pilot programs; and requesting the formation of a Green Building Technical Advisory Group to advise the City on sustainable building practices.

WHEREAS, the City of Seattle (City) has established itself as a leader in sustainable building since first adopting a Sustainable Building Policy in February 2000; and the City has implemented new programs, regulations, and incentives to encourage the private market to respond to the challenges of building a more sustainable city; and

WHEREAS the City has adopted incentive programs to support developing buildings that meet or exceed standards in a variety of programs that embrace sustainability in building and design; including the Leadership in Energy and Environmental Design (LEED), Built Green, and Washington Evergreen Sustainable Development programs; and

WHEREAS, the City has demonstrated its support for sustainable buildings by adopting incentive programs that support advanced green-building standards like the *Living Building Challenge*™ that establishes goals for building owners, architects, design professionals, engineers, and contractors to design and build new well-designed structures that: achieve a high level of environmental performance, are responsive to their eco-region's characteristics, and incorporate efficient operation of building systems by, for example, generating their own energy with renewable resources while capturing, treating, and reusing their wastewater; and

WHEREAS, achieving a high level of environmental performance requires a fundamentally different approach to building design, construction, and operation that may necessitate changes to current development codes; and

WHEREAS, the City Council adopted Ordinance 123206 in December 2009 and adopted Ordinance 123942 in July, 2012 to establish and expand the Living Building Pilot Program and add a new category of building typology called Seattle Deep Green that also seeks significant reductions in the use of water and energy and the reuse of collected stormwater; and

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WHEREAS, the City Council requests that the Department of Planning and Development further improve the Living Building and Seattle Deep Green Pilot Programs to ensure an enhanced level of review and consultation for these buildings; and receive ongoing input into these programs by professionals trained in the highest levels of sustainable building design, operation and maintenance;

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SEATTLE, THE MAYOR CONCURRING, THAT:

Section 1. The City Council adopted Ordinance 123942 that implements land use regulations intended to spur property owners, developers, and others to participate in the City's Living Building, and Seattle Deep Green Pilot Programs. The City Council now declares its intent to further promote and enhance development of new buildings authorized under these programs and achieve long term-compliance with program requirements. This will occur through requesting legislative updates to the City's Living Building, Seattle Deep Green Pilot Programs, or establishing a replacement pilot program that would carry out key initiatives that include~~,~~ but are not limited to:

A. Developing a clear statement of intent for each pilot program;

B. Updating development standards by offering a variety of incentive levels for buildings developed under these programs in exchange for lasting qualitative and quantitative environmental performance that is consistent with City objectives and neighborhood planning goals;

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C. Recognizing and incorporating into a new pilot program multiple approaches that could include Seattle-specific criteria for high levels of energy performance;

D Creating a Green Buildings Technical Advisory Group to participate in the current *Living Building Challenge*™, Seattle Deep Green Pilot Programs, and the existing Design Review Program early in the entitlement process in order to screen proposals for eligibility and assist in developing new or updated programs;

E. Considering interdepartmental coordination and commitment to test alternate approaches to a revised or new pilot program that builds on the success of the current pilot and is guided by the experience gained in observing pilot projects and administering current programs; and

F. Examining revisions to project review, building performance monitoring, and enforcement mechanisms imposing penalties that are sufficient to compel compliance with long-term building performance goals other program requirements.

Section 2. The Council requests that the Department of Planning and Development work with the City Council and stakeholders to form a standing Green Buildings Technical Advisory Group consisting of a minimum of 10 members. Five members shall be standing members and five shall be as alternate members. All members should have: (1) LEED accreditation; (2) building energy systems engineering expertise; or (3) other sustainable building expertise and experience. In addition, at least one member shall be a current member to a neighborhood community council. An alternate member shall be available when a standing member cannot

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attend a meeting. All advisory group members shall be appointed by the Mayor and confirmed by the Council.

Section 3. Legislation establishing the Advisory Group should be submitted to the Council no later than August 31, 2013.

Section 4. The Council also requests the Department of Planning and Development work with other City departments, stakeholders, and the new Advisory Group to develop recommendations for improving the accessibility and use of the Living Building and Deep Green Pilot Program or replacing the program with an improved pilot program. Legislation implementing the revised Living Building pilot program should be submitted to Council no later than December 31, 2013. Legislation implementing the new Seattle Deep Green pilot program should be submitted to Council no later than December 31, 2014.

Section 5. While Council intends that the Advisory Group would meet on an as-needed basis to review proposed code amendments or pending projects, it is intended to be a standing body. The Council intends that the Advisory Group be formed by August 31, 2013 and meet on an as-needed basis to review proposed code amendments or pending projects until the frequency of its meetings and composition are addressed in legislation implementing the Seattle Deep Green pilot program.

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Adopted by the City Council the ____ day of _____, 2013, and signed by me in open session in authentication of its adoption this_____ day of _____, 2013.

_____

President _____of the City Council

THE MAYOR CONCURRING:

_____

Michael McGinn, Mayor

Filed by me this ____ day of _____, 2013.

_____

Monica Martinez Simmons, City Clerk

(Seal)

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FISCAL NOTE FOR NON-CAPITAL PROJECTS

Department:	Contact Person/Phone:	DOF Analyst/Phone:
Legislative	Michael Jenkins, 5-1674	NA

Legislation Title:

A RESOLUTION declaring the City of Seattle's intent to promote and encourage the development of buildings that achieve the highest level of environmental sustainability by directing the Department of Planning and Development to recommend improvements to the City's Living Building and Seattle Deep Green Pilot Programs, and requesting the Executive submit legislation implementing improvements to or replacing the existing programs.

Summary of the Legislation:

This resolution requests that the Department of Planning and Development (DPD) submit legislation that recommends improvements to the City's Living Building pilot program (program). The resolution calls for DPD to study and then recommend amendments to the existing program, including the creation of a Technical Advisory Group that would advise applicants on potential projects during the permitting process and the City on overall program design.

This resolution was developed to support amendments to the Living Building pilot program adopted by Council under a bill introduced in Council Bill 117516, which bill was adopted by Council on July 30, 2012.

Background:

This is the second piece of legislation to support the development of Living Buildings. Ordinance 123206, adopted in December 2009, established the original program.

- *Please check one of the following:*

_X_ This legislation does not have any financial implications.

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