



REPORT TO CITY COUNCIL

Approved by:

Lucia Sanchez

Department Director

Arnoldo Rodriguez

Arnoldo Rodriguez, City Manager

Council Meeting of: October 9, 2019

Agenda Number: A-1

SUBJECT:

Request to Authorize the Mayor to Sign a Letter of Support for County of Madera U.S. Green Building Council application for Leadership in Energy and Environmental Design for the Madera Health and Social Services Campus

RECOMMENDATION:

Staff recommends that City Council (Council) authorize the Mayor to sign the Letter of Support

SUMMARY:

On September 4, 2019 City Grants Department was contacted to review a request from County of Madera to offer a Letter of Support for their efforts to gain Leadership in Energy and Environmental Design (LEED) certification for the Madera Health and Social Services campus currently under development. City staff agreed to write the Support Letter, which would be signed by the Mayor, subject to Council approval.

DISCUSSION:

Below, please find more detailed information about the proposed project:

Project Description: The Madera Health and Social Services Campus is a multi-phase development consisting of four, two-story buildings. The entire facility will be 160,000 square feet. Building A is for the Public Health Department and will include: five exam rooms, Rabies room, Isolation room, TB room, Fungal room, Biohazard waste room, Microbiologist room, Medical Lab, Pharmacy, Drug Testing, Record/Medical billing and vitals, plus office space. Buildings B, C, and D will house the Social Services Department. Around the perimeter of the campus is the Health Trail (a CA State Urban Greening grant-funded project that will provide a walking trail with exercise equipment). Additional construction includes improvements along

Sunrise Avenue and Tozer including the addition of a stoplight, sidewalks, curbs and gutters. Building A is scheduled to be completed in mid-October 2019. The remaining buildings, as well as all on-site and off-site infrastructure is scheduled to be completed mid-January 2020.

LEED Certification: Per County requirements, this complex will achieve LEED Certified (40-49 points) accreditation. LEED, or Leadership in Energy and Environmental Design, is the most widely used green building rating system in the world. The LEED certification is available for virtually all buildings, community and home project types, and provides a framework to create healthy, highly efficient and cost-saving green buildings. The LEED program is operated by the U.S. Green Building Council. To achieve a LEED Certified accreditation a project must show advanced building standards and a dedication to using environmentally friendly designs and products.

For this project, up to 6 LEED points can be awarded for adding 2 bus stops. These 2 bus stops are included in the off-site improvements – one is located on Sunrise and one is located on Tozer. These stops must be within ¼ mile of the main entrance to each building. These stops must be placed on the fixed route system within 24 months of building occupancy. County of Madera has been in communication with City of Madera Transit Division to determine feasibility of developing the two new bus stops. It has been agreed that if County of Madera gains the LEED certification, that the bus stops will be incorporated into the fixed routes.

The purpose of the Support Letter is to show City's commitment to working with County of Madera in the development of the two new bus stops and to show support in pursuing the LEED certification.

FINANCIAL IMPACT:

The City of Madera Transit Division will utilize transit budgets to support the development of the two new bus stops. There will be no impact to the General Fund.

CONSISTENCY WITH THE VISION MADERA 2025 PLAN:

- Strategy 431: Alternative Energy Use: Develop a City plan to promote both governmental and citizen use of alternative sources of energy.
- Action 431.3: Explore and promote the range of energy efficiency options for commercial, small business and residential customers, as well as municipal facilities.

ALTERNATIVES:

- Council may elect to not submit a letter of support
- Direct staff to obtain a Support Letter from a City of Madera Commission or Board
- Direct staff to conduct additional research

ATTACHMENTS:

1. Draft Support Letter



October 9, 2019

U.S. Green Building Council
2101 L Street, NW
Washington, DC 20037

Re: Madera Health and Social Services Campus, Alternative Transportation – Public Transportation Access (SSc4.1)

To Whom It May Concern:

I write this letter on behalf of the City Council of the City of Madera (City) in support of the County of Madera's (County) efforts to achieve Leadership in Energy and Environmental Design (LEED) certification for the development of its "Madera Health and Social Services Campus." The County of Madera is centrally located in the State of California. It is home to over 150,000 residents and spans 2,153 square miles. The County's new campus, currently under development, will house the County of Madera Public Health and the Social Services Departments. We are excited about the development of this new campus that will better serve our community, and which has the potential of becoming the second County-owned project to achieve LEED Certification.

As a result of this new development, the City's Transit Division has committed to expand its transit services, offered by Madera Metro system. Madera Metro connects with the County's transit service - Madera County Connection, both providing fixed-route and Dial-a-Ride transportation. The City is committed to working with County of Madera to improve transportation connectivity, access and efficiencies that will benefit area riders.

The City is committed to working with County in the development of two bus stops, which are included as part of the development of the subject Health and Social Services Campus project. These stops will include a bench and bus shelters for riders and will be developed within 24

months of building occupancy. One bus stop is near the west entrance of the campus, while the second is near the south entrance of the campus. Both bus stops will be well within a ¼ mile of the main entrance of the buildings. There are currently two bus lines that run along the west of the building, those lines will be expanded to include these two proposed stops. The proximity of these stops to the new campus will allow residents easy access to public transportation, provide an affordable transportation option for the public and staff, reduce dependence on single user vehicle rides; therefore, significantly reduce the carbon footprint in our region over time.

The County can count on the City's commitment to support the project and as a partner to ensure that the transportation coordination is effective and timely to meet the objectives that are being proposed.

Thank you for your consideration. Should you like to discuss, please do not hesitate to contact me at (559) 661-5400. Thank you in advance for your support.

Sincerely,

Andrew J. Medellin
Mayor, City of Madera