RESOLUTION NO. 2014-09

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF FLAGSTAFF, ARIZONA, REQUIRING THAT THE CITY INCORPORATE SUSTAINABLE BUILDING PRACTICES INTO THE DESIGN, CONSTRUCTION, AND OPERATION OF ALL CITY-OWNED FACILITIES AND REPEALING RESOLUTION NO. 2008-32, WHICH REQUIRED ALL NEW CITY BUILDINGS TO BE CONSTRUCTED USING THE U.S. GREEN BUILDING COUNCIL-SPONSORED PRINCIPLES OF LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN

RECITALS:

WHEREAS, the City of Flagstaff ("City") is committed to excellence and leadership in the community; and

WHEREAS, the City desires to lead by example through implementing building practices that protect natural resources; prevent waste, reduce consumption, and promote human health and well-being; and

WHEREAS, incorporating sustainable building practices can yield savings by efficiently managing energy, water, waste and stormwater, while improving the employee and visitor experience; and

WHEREAS, the Mayor and City Council of the City of Flagstaff wish to declare that all occupied City-owned new construction and major renovations, including building additions over 10,000 square feet, shall achieve certification in the Leadership in Energy and Environmental Design ("LEED") Program or Green Globes Program or Living Building Challenge Program or at a minimum achieve American Society of Heating, Refrigeration, and Air Conditioning Engineers ("ASHRAE") Design for High-Performance building standards; and

WHEREAS, the Mayor and City Council of the City of Flagstaff wish to declare that all occupied City-owned facilities shall be operated to achieve maximum efficiency; and

WHEREAS, the Mayor and City Council of the City of Flagstaff desire to repeal Resolution No. 2008-32.

ENACTMENTS:

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF FLAGSTAFF AS FOLLOWS:

SECTION 1. That the Mayor and City Council hereby require that all occupied City-owned new construction and major renovation of existing facilities, including building additions over 10,000 square feet, achieve certification in the most recent version of LEED (Silver) or Green Globes (3 Globes) or Living Building Challenge (full certification).

SECTION 2. That if City staff charged with the design, construction, or renovation of a City-owned facility determine that compliance with certification standards is uniquely cost prohibitive, staff will recommend that the most recent ASHRAE High-Performance building standards be

achieved on the project. Cost prohibitive is defined as a payback period of more than eight (8) years for the additional costs associated with LEED, Green Globes, or Living Building Challenge measures.

SECTION 3. That the Mayor and City Council require that when entering into leases for occupancy, including the renegotiation or extension of existing leases, the City shall include a preference for occupied space that is certified under LEED or Green Globes or Living Building Challenge or ASHRAE or an equivalent standard.

SECTION 4. That the Mayor and City Council require staff whose responsibilities include the design, construction, remodeling, repair, maintenance, operation or deconstruction of City-owned facilities to be responsible for ensuring compliance with the Sustainable Building policies required by this Resolution.

SECTION 5. That Resolution No. 2008-32 is hereby repealed.

PASSED AND ADOPTED by the City Council and approved by the Mayor of the City of Flagstaff this _____day of _____, 2014.

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MAYOR

ATTEST:

_____

CITY CLERK

APPROVED AS TO FORM:

_____

CITY ATTORNEY