

**Sustainable development on Public Service Center Block  
November 15, 2019**

Background

Since the RFP was issued on November 1, questions have been raised about the City's commitment to sustainable development on the Public Service Center Block.

Prospective developers should review the goals below and incorporate them into your proposals to the maximum extent feasible. Please note that the goals are consistent with the RFP's development objectives, as well as most of the criteria by which proposed developments can increase their Floor Area Ratio (FAR), which are listed on page 7 of the RFP.

The goals below are consistent with the City's climate action plan goals, which address the following issues: improving the energy efficiency of all buildings; increasing the use of local, renewable energy; reducing vehicle miles traveled in the City; shrinking the waste stream.

How the development achieves these goals will be an additional evaluation criterion, which are listed on pages 11-12 of the RFP.

- Design an ultra-efficient building which is 20% more energy efficient than the 2012 building code.
- Maximize renewables and use of low-carbon systems, on-site green space and storm water management, which may include a green roof.
- Integrate low- and no-carbon transportation infrastructure and options such as EV charging, indoor bike parking, enhanced pedestrian access, and transit incentives for employees.
- Enhance indoor access to light and fresh air for building occupants

Ultimately, the goal for the development is to achieve LEED Gold certification

If you have any questions, please contact, Chuck Lutz, CPED Development Consultant, [ctlutz4929@gmail.com](mailto:ctlutz4929@gmail.com).