



**Green Practices Commission**

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**DRAFT**

**Meeting Minutes – University City Green Practices Commission**

**March 14, 2013**

Location: Heman Park Community Center  
Attendees Present: Dianne Benjamin, Scott Eidson, Tim Michels, Lois Sechrist, Michael Glickert (Council liaison), Lynnette Hicks (Staff liaison)  
Absent: Jerry Breakstone, Helen Fuller, Jeff Mishkin  
Excused: Jerry Breakstone, Helen Fuller, Jeff Mishkin  
Unexcused: N/A  
Guests: None

1. Roll Call at 6:30 p.m.
2. Opening Round:
  - a. Lynnette Hicks
    - (1) The new Park Recycling Program has started. The recycling containers were delivered and installed in Heman, Fogerty and Millar Parks. An educational flyer was created to be distributed along with the park reservation packets, in addition to the signage attached to each recycling container.
  - b. Michael Glickert
    - (1) Additional information about the Park Recycling Program is published in the new ROARS newsletter. This community publication is mailed to residents quarterly and was started based on the results of focus group study about one year ago. Participants in the focus group requested a print version of the newsletter versus an online newsletter.
    - (2) The Washington University \$80 million Loop Retail and Student Housing project is underway. All the buildings were demolished within the last two weeks and construction is continuing. The project boundaries are Enright, Delmar, Westgate and Eastgate.
  - c. Scott Eidson
    - (1) Scott thanked everyone for having him and is looking forward to working with everyone on the Commission.
  - d. Lois Sechrist
    - (1) St. Louis Earth Day is sponsoring an Earth Day Symposium at Powder Valley on March 19 and 20, 2013. Discounted rates are available and anyone interested can get more information from Lois.
    - (2) Lois serves on the scholarship committee of the U. S. Green Building Council (USGBC). The Council is funding two scholarships for the Greening the Heartland Convention in Chicago this fall. Lois attended the regional convention a few years ago and the scholarship covered all her expenses for the two-day conference. In addition the USGBC will award three scholarships for the Green Associate Exam Prep Course. This is a full two-day course. Lois has more details about the scholarships or the information is available online. The applications are due March 14, 2013.
    - (3) Lois is speaking at the Engineer's Club on March 14, as a part of a workshop on green buildings and site management. She is speaking on behalf of the USGBC speaker's bureau.
    - (4) There is a World Water Day event at the Danforth Center on March 21, 2013. The topics are water and agriculture.
    - (5) A new organization, Interfaith Power and Light, promotes green practices with religious organizations. Information is available on their Facebook page.

- (6) Lois recently read a few articles about a new net zero energy Walgreens building in Chicago. She hopes that University City can encourage the upcoming Walgreens location can build something more than just the standard retail store.
- e. Dianne Benjamin
  - (1) Dianne requested time on the agenda to discuss her April Subcommittee Report. The item was added under New Business.
- 3. Administrative items:
  - a. Minutes from the March meeting approved with corrections: correct the spelling of “Tivoli” in Section 2d item #2.
- 4. New Business
  - a. Annual Election of Officers – Chair and Secretary
    - (1) The Chair position is currently filled and there is an open position for Secretary. Moving forward Lynnette will type the minutes from the audio recording and will coordinate with the Secretary on finalizing the meeting agenda and minutes. The election was postponed until the April meeting.
    - (2) The primary roles of the Secretary position will be to coordinate the meeting agenda and minutes and serve as Chair in the absence of the Chair. This is a one year commitment.
  - b. Subcommittees
    - (1) Dianne asked to switch her Subcommittee Report scheduled in April with another member. Lois agreed to accommodate the request and report on Waste/Resource Conservation during the April meeting and Dianne will report on Ecosystems/Habitat during May.
      - a. Dianne is planning to have a representative from the St. Louis Audubon Society discuss the Bring Conservation Home Program. The program provides on-site assistance to small, private landowners in the greater St. Louis area for the restoration of native plant and animal habitat on their grounds. Information about the program is posted on the University City website.
      - b. Tim suggested that since the Commission would promote the program, that members should try to find ways to raise money to cover the \$25 program fee that covers the initial site visit for University City residents. There may be a grant opportunity similar to the University City bird sanctuary project.
      - c. Lynnette mentioned that grant applications for this type of project may be available on the Environmental Protection Agency (EPA) website. Tim mentioned grants.gov is another resource.
      - d. Michael mentioned that the City Manager has discretionary funds that may be requested for this project. GPC members would need to prepare a proposal to request funding. Tim suggested that about \$1,000 should be requested and offered to University City residents as a “first come first serve” opportunity.
    - (2) Scott has been assigned to Air Quality/Transportation and Jeff Mishkin to Green Buildings.
- 5. Special Presentations
  - a. None
- 6. Old Business
  - a. Energy – Subcommittee Report by Tim Michels
    - (1) Tim discussed the proposed “Energy Ordinance” as a part of his Energy Subcommittee Report. The Ordinance would direct City Administration including Council to invest into anything from an energy standpoint with an established payback. Payback is defined as something that also includes 20 year life cycle costing. It would also apply to renewable energy and energy efficiency.
    - (2) Tim confirmed that City staff will soon recommend passing the new International Energy Code (IEC). The Energy Ordinance will reference items in the IEC and can be recommended to Council for adoption

during April or May. Tim is willing to attend any Council meeting(s) to answer questions or share additional information, as needed.

- (3) Michael mentioned that a public hearing and three Council readings would need to take place as a part of the adoption process. He suggested that Tim might want to be there to speak on the topic.
- (4) Tim mentioned that the adoption of the Energy Ordinance is the most important first step to take in order to move energy initiatives forward within the City. He would like to see University City move forward as he receives requests from other cities to implement energy strategies.
- (5) Tim would like to work with City staff on proceeding with the streetlight project. In particular the Delmar Loop LED pilot. Some of the survey participants preferred the lower color temperature of the original High Pressure Sodium lights instead of the higher color temperature LED and Ceramic Metal Halide test options. He suggested that the City complete another survey comparing the higher color and lower temperature light options in one of the municipal parking lots. Lynnette mentioned that City staff has not re-installed the test lights from the Delmar Loop Pilot and the City will consider another pilot using City owned streetlights as funds become available. Tim also suggested that the City focus on one light technology and brand to create an interchangeable parts inventory.
- (6) Tim is also working with Washington University (Quadrangle Housing) representatives to establish a Community Energy System as a part of the new retail and student housing project. He is suggesting that they use the power plant on Eastgate to serve the buildings to the north. He is working with the sustainability staff at Washington University on their decision to promote this as a district energy system. Tim feels that this system might only require a change order and not a project redesign. Tim will check with City staff in Community Development to determine if there is an opportunity to apply for a grant to fund a feasibility study for the energy system project. The study might cost \$50,000.
- (7) Tim plans to work with the City on developing private-public partnerships to install solar projects on every flat roof on City buildings. It is cost effective as long as the public entity could take advantage of the tax credits. The partnerships might last about 5 years and the energy efficiencies taken on 100% by the City when the tax benefits expire. He still needs to check with Ameren on the solar project incentives.
- (8) Michael thinks that Tim's ideas make sense and members should think about having a meeting with the City Manager to share information. Lynnette suggested that Tim work with City staff in the Community Development Department as soon as possible to share information about his recommendations to allow time for staff review and research.
- (9) Tim mentioned that a solar education farm is planned for the St. Charles area. It appears to be a private sector project by Eltek Corporation.

## 7. Reports

### a. Councilmember Glickert

- (1) Council approved the conditional use permit for the Loop Trolley District. The power fiber line will run along one the trolley tracks and will increase Internet speeds. He hopes the Trolley results in a tool for economic development.
- (2) There is currently over \$100 million in development in University City. Most of the development, about 80%, is the Washington University retail and residential project.
- (3) The new fire station has the walls constructed.
- (4) A new residential (apartment) complex is underway near the Schnucks location in Ladue.
- (5) The new Walgreens project planned at Delmar and Delcrest is moving ahead.

## 8. Closing Round

### a. Lois Sechrist

- (1) Lois reminded members that the May GPC meeting will be held at City Hall, 3<sup>rd</sup> Floor, due to the Taste of U City event scheduled at the Heman Park Community Center on May 9, 2013.
- (2) Next week is World Water Day; it is a United Nations worldwide event and a great opportunity for members to talk to others about water topics.

- (3) Earth Week is coming up in April. Earth Day is April 22 and the Earth Day Festival will be held in Forest Park on April 21. A recycling event will be held at Forest Park Community College on the same day.
- (4) The St. Louis County Department of Health has just opened a hazardous waste disposal facility. Additional information is available on their website. The facility will take paint, batteries, chemicals and fluorescent tubes. Medications are not currently accepted.

c. Dianne Benjamin

- (1) Dianne requested that her advanced education degree information published online be corrected to the correct title of Ed D (Doctorate in Education).

d. Lynnette Hicks

- (1) City staff discussed constructing a mock round-about as a result of requests from a neighborhood meeting. If it happens, it might be constructed in the next 4 or 5 weeks.

9. Meeting Adjourned – 7:10 pm.

Next Meeting: Wednesday, April 11, 2013, 6:00-7:30 p.m., Heman Park Community Center.