City of Ypsilanti

SUSTAINABILITY COMMISSION MEETING

One South Huron Street
Ypsilanti, Michigan 48197

MONDAY, October 8th, 2018
7:00 P.M.

I. CALL TO ORDER

II. ROLL CALL

Keith Michalowski	P	A	Brett Zeuner	P	A
Emily Drennen	P	A	Julia Bayha	P	A
Nancy Heine	P	A	Bryan Foley	P	A
Natalie Sampson	P	A	Thomas McKee	P	A
Katy Greenwald	P	A			

III. AGENDA APPROVAL

IV. PRESENTATIONS

A. Al Gore's Climate Reality Project presentation by Commissioner Emily Drennen 1 2
B. Local climate impacts and adaptation presentation by Beth Gibbons, Executive Director, American Society of Adaptation Professionals 1

V. AUDIENCE PARTICIPATION

VI. CONSENT AGENDA

A. Approval of September 10th, 2018 minutes 1 2

VII. RESOLUTIONS/MOTIONS/DISCUSSIONS

A. Introduction of our new Commissioner, Katy Greenwald
B. Update regarding Ashanti Proffit
C. PFAS discussion with Brett Zeuner
D. MI Energy Freedom Package resolution discussion 1 2

VIII. LIAISON REPORTS

A. Sustainability Plan subcommittee (Drennen/Zeuner)
B. MGC Challenge subcommittee (McKee/Heine/Drennen)
    A. MGC awards ceremony update (McKee/Drennen) 1
    B. MGC Action Item of the month discussion (McKee)
    C. MGC Reporting Metrics discussion (Heine)
C. Outreach subcommittee (Bayha/Foley)
D. Master Plan: Housing Affordability & Access Subcommittee (Foley) 1
E. EMU liaison update (Greenwald)

IX. COMMUNICATIONS

A. Resolution 2018-08-002 - Public Recycling Bins update (Bashert) 1 2
B. Recycling program status update (McClary/Bashert) 1 2
C. Peninsular Dam study status update (McClary)
D. Sustainability Plan advisor proposal update (McClary) 1 2

X. AUDIENCE PARTICIPATION

XI. PROPOSED BUSINESS

XII. NEXT MEETING DATE

Monday, November 13th, 2018

XIII. ADJOURNMENT

The Climate Reality Project®

THE CLIMATE REALITY PROJECT

Founded and chaired by Nobel Laureate and former US Vice President Al Gore, The Climate Reality Project is dedicated to catalyzing a global solution to the climate crisis by making urgent action a necessity across every level of society.

WE MUST CHANGE. WE CAN CHANGE. WE *WILL* CHANGE.

With glaciers melting, seas rising, and 16 of the 17 hottest years on record coming this century, we know humanity must change and act boldly to solve the climate crisis.

The good news is that we know we can. Solar, wind, and other renewable solutions are becoming more affordable every year. And all around the world, countries from China to Chile are seizing the moment, working to cut emissions under the Paris Agreement and create a safe, sustainable, and prosperous future powered by clean energy.

At Climate Reality, our job is to ensure we will. Led by Vice President Gore and CEO Ken Berlin, we use twenty-first century digital tools and activist trainings to share the truth about the crisis and empower everyday people to become powerful forces for change.

The result: nearly 15,200 Climate Reality Leader activists spreading climate hope and confronting denial everywhere from street corners to the White House. A growing movement of millions speaking truth to power and fighting for climate solutions at every level. A clean energy revolution accelerating planet-wide.

The road forward is clear. The power to change is in our hands. A sustainable future is in reach. Join us, and together, we'll make it a reality.

KEY INITIATIVES

- **The Climate Reality Leadership Corps:** Advocates and influencers in over 100 countries trained by Vice President Gore to mobilize communities for action.
- **24 Hours of Reality:** Annual global broadcast that focuses the world's attention for one day on the truth, scope, and scale of the climate crisis across continents.
- **International branches:** Offices in 10 strategic countries and regions mobilize Climate Reality Leaders to advance pro-climate policies and strengthen national commitments to action.
- **Climate Reality chapters:** Local activist networks in key regions fight the Trump Administration's fossil fuel agenda and build support for clean energy solutions.
- **US climate campaigns:** Activist networks in pivotal states build strong popular support for clean energy solutions and other pro-climate policies.
- ***100% Committed:*** Activists partner with cities, communities, businesses, and universities to help them transition to 100 percent renewable electricity.
- ***Pricing Pollution™:*** Community activists work for state-level carbon-pricing initiatives that create fair energy solutions and ensure big polluters pay for climate destruction.
- **Climate Speakers Network:** Building a more diverse movement by training faith, business, and cultural community leaders as trusted messengers on climate.

JOIN US AND HELP MAKE THE SUSTAINABLE FUTURE WE WANT A REALITY.

To learn more about The Climate Reality Project and how you can help, visit climaterealityproject.org.

DATE: Monday, October 8, 2018

The Climate Reality Project

Community by community, we are demanding action on climate change. Join us for a presentation on the impacts, solutions, and what you can do to help drive action.

TITLE: Everything you wanted to know about climate change (and how to help) in 12 minutes

HOSTED BY: City of Ypsilanti's Sustainability Commission

TIME: 7pm DATE: Monday, October 8, 2018

LOCATION: Ypsilanti City Hall, City Council Chambers

ADDRESS: 1 S Huron St, Ypsilanti, MI 48197

This event is hosted by a Climate Reality Leader, one of thousands of volunteers in 135 countries around the globe who have been personally trained by former US Vice President and Nobel Laureate Al Gore to educate the public about climate change.

www.ClimateRealityProject.org

Mission and History

Our Mission

We support and connect climate adaptation professionals to advance innovation in the field of practice. ASAP is a 501(c)3 Nonprofit Organization.

Our History

American Society for Adaptation Professionals (ASAP) began in 2011 with the vision of building a home for people working on climate change adaptation, where they could connect with each other, share information, and build on successes while moving away from approaches that aren't working. ASAP was formed as a professional society that could help bridge the geographic and sectoral gaps that naturally develop in any field—and especially in the diverse, dynamic, and emerging field of climate adaptation. No longer would individuals be isolated working on their own to make a difference. No longer would the sectors be so fragmented in their approaches to building resilience. No longer would communities, regions, or states need to start from scratch to build and prioritize their strategies to increase climate resilience.

Our Values and Beliefs

ASAP has adopted the following member created Guidelines for Professional Conduct and Ethical Practice ("Guidelines") to enhance the benefits of the climate adaptation and related professional fields to humanity and the living systems upon which we all depend, to uphold the dignity and honor of the adaptation profession, and to provide guidance for individual members, institutional members, or for members in association with other professions.

The following represent the foundational values and beliefs that the members of American Society of Adaptation Professionals hold:

- **Climate change is a real and serious danger to all sectors and systems.**
- Adaptation and resilience build stronger, more prepared regions, ecosystems, communities, neighborhoods, and households.
- Equity and environmental justice should be major considerations in all work done by adaptation professionals.

- The natural world renders countless essential services and intrinsic value, many of which are threatened by climate change.
- Creativity, innovation and transformative problem solving are essential tenets of work that aims to address new and changing climate conditions.
- Adaptation is and will continue to be a critical tool for ensuring that communities, infrastructure, the environment, cultural assets, our national security, and the economy continue to function and have the opportunity to thrive.
- Adaptive decision-making is essential
- Integrating consideration of future conditions and the full range of possible climate outcomes is essential for smart planning and in assessments of prospective risk and vulnerability.
- Adaptation research, policies, practices, and actions are most effective when contextualized.
- Adaptation strategies should be evaluated as to their impacts (positive and negative) to other systems, scales, and sectors.
- Climate adaptation strategies and processes should recognize the economic and social determinants that compound vulnerability to climate risks.
- Science is the basis for our knowledge of climate change vulnerability and risk.
- Adaptation professionals are responsible to act on the basis of values as well as on what they know.

Board Minutes

Nov 2017 | Jan 2018 | Spring 2018

Building a community of climate change leaders

Meeting Minutes

City of Ypsilanti
Sustainability Commission

Regular Meeting
City Hall Council Chambers – 1 South Huron St.
Ypsilanti, MI 48197

Monday, September 10, 2018 – 7:00 p.m.

I. CALL TO ORDER: 7:06pm

II. ROLL CALL:

Commissioner Michalowski	Present
Commissioner Drennen	Present
Commissioner Heine	Present
Commissioner Sampson	Absent
Commissioner Zeuner	Present
Commissioner Bayha	Absent
Commissioner Foley	Present
Commissioner McKee	Present
Commissioner Proffit	Absent

Also Present: Council Liaison Beth Bashert
City Manager Darwin McClary
Nancy Hare-Dickerson, Commission Secretary

III. AGENDA APPROVAL:

Heine (Second Foley) moved to approve the Agenda as submitted.
Vote: Unanimous Motion: Carried

IV. PRESENTATIONS:

A. City of Ypsilanti Draft Energy Plan – Brittany Turner, EcoWorks Energy Analyst and Lead Planner

Brittany Turner gave a brief overview of the EcoWorks organization and then provided a PowerPoint presentation of the energy plan draft for the City of Ypsilanti, discussing the goals of the plan, strategy initiatives, benchmarking, proposed staffing ideas, and next steps. Ms. Turner expressed her appreciation for Bonnie Wessler's leadership and commitment to the process.

[Commissioners were provided hard copy of the presentation and clarifying discussion/questions/suggestions ensued. Commissioner consensus to further review the Draft Plan and email to Ms. Turner any questions/thoughts that arise]

V. AUDIENCE PARTICIPATION:

None

VI. CONSENT AGENDA

A. Approval of August 13, 2018 Minutes

Heine (Second Foley) moved to approve the Consent Agenda as follows:
Approval of the August 13, 2018 minutes as submitted.

Vote: Unanimous **Motion: Carried**

VII. RESOLUTIONS/MOTIONS/DISCUSSIONS

A. Introduction of New Youth Member – Ashanti Proffit (Not Present)

Commissioner Michalowski indicated that Ashanti Proffit was appointed as a new youth member on the Commission and shared that she previously worked on the youth-led candidate forums that were held in Ypsilanti. He will follow up with Mayor Edmonds to check that Commissioner Proffit has the correct Commission meeting day/time information.

VIII. LIAISON REPORTS

A. Sustainability Plan Subcommittee

[Commission consensus to suspend discussion until the Plan advisor selection process is completed]

B. MGC Challenge Subcommittee
Commissioner Michalowski reminded commissioners that the MGC awards presentation will be held Thursday, September 20th, with Commissioners Drennen and McKee planning to be in attendance to accept the award for the Commission reaching bronze status. Commissioner Michalowski indicated that he will reach out to the Mayor's office with the details of the presentation ceremony.

1. Action Item #5 – Waste Reduction Discussion

Commissioner McKee explained that in response to a request by Commissioner Michalowski, that he looked at what the bronze/silver/gold action items are in corresponding categories and, in an effort to move forward to the next step, his thought is to present a different MGC action item at each meeting. Referencing the packet documents, he stated that he first looked at solid waste reduction. He indicated that he documented what the Commission's MGC submission was for the solid waste reduction, which is the compost program that the City has, and he looked up what other cities have done.

In pursuing for next year's submission, Commissioner McKee explained ways that other communities have reduced solid waste and have encouraged recycling that the City could also possibly consider; i.e., recycling bins to be the largest bins allowed for curbside pickup, and implementing "Get Caught Green Handed" campaigns which award people with gift cards when they use community recycling bins.

For silver status, Commissioner McKee stated that the action item is to implement community-wide residential and commercial recycling programs, which City Council is already working on.

Commissioner McKee continued that the gold action item is to implement a community-wide composting program, and stated that since the City already collects yard waste, that taking it one step further and looking at food waste composting might be a good project. He shared that MIT has a good resource guide for cities considering accepting food compost, which provides FAQs, info on who will collect the waste and what and how it will be collected; that it might be a great way to start a conversation about composting food waste, which has a huge impact on the environment and landfills.

[Discussion ensued re: public interest for food composting, collection procedures in other cities, compost storage, benefits, staffing, and educational outreach]

In response to a question by Council Liaison Bashert, Commissioner Michalowski clarified that composting is for gold status. Recycling city-wide residential and commercial is required for silver.

[Discussion re: the meaning and scope of community-wide residential and commercial recycling, thoughts on implementation, and the current global state of recycling]

Commissioner Drennen clarified that implementing the recycling step would get the Commission one silver point out of approximately nine silver qualifying action points that are needed.

[Discussion continued re: possibly focusing on recycling reinforcement and/or educational outreach and increasing ease in local residents obtaining recycling bins and information]

Commissioner Michalowski encouraged commissioners to continue to think about this and share their ideas.

2. Reporting Metrics Discussion
   Commissioner Michalowski discussed his efforts in obtaining necessary data. He shared and discussed with the Commission the information that was gathered relative to the reporting metrics section of the MGC. Commissioner Heine stated that she will assist Commissioner Michalowski with continuing data acquisition and collection efforts.

C. Outreach Subcommittee
   With the festivals having concluded, Commissioner Foley indicated that he had no items to report. In response to Commissioner Foley inquiring about the time frame for the upcoming Washtenaw County Zero Waste presentation, Commissioner Michalowski responded that presentations are scheduled for December.

D. Housing Affordability & Access Committee of the Planning Commission
   Commissioner Foley indicated having no new items to discuss; that he will send over the meeting minutes once they are completed.

   Commissioner Heine added that she is a member of the Huron Valley Area Labor Federation. She stated that the HVALF has created a housing affordability committee, that there may be collaboration possibilities with the Sustainability Commission and that she will share pertinent information as she receives it.

IX. COMMUNICATIONS

A. Recycling Program Status Update
   City Manager McClary indicated that information regarding current recycling procedures, obtaining and using a pass for the Township drop-off center, materials that can and cannot be dropped off and hours of operation can all be found on the City website.

   City Manager McClary explained that new passes will not be issued and previously issued passes cannot be used until the agreement is in place

with Ypsilanti Township and a roll-off container is set up for City residents to use, which is expected within the next few weeks.

In response to a question by Commissioner Michalowski, City Manager McClary shared that DPS is currently in discussions with a business to dismantle and remove the Rice Street building. He also stated that the fencing will be removed and that an environmental company will review the property and provide an assessment.

1. Resolution 2018-08-002 – Adoption of Public Recycling Bins Adjacent to All Public Trash Cans (Update)
   In response to Commissioner Michalowski inquiring about the status, City Manager McClary indicated that he will follow up with City Council.

B. Peninsular Dam Status Update
In response to Commissioner Michalowski inquiring about the status of the survey, Council Liaison Bashert indicated that the study has been completed and that the analysis and results have not yet been released.

City Manager McClary added that the work group will be meeting in mid-October to review the draft study, make any final changes that need to be made and then it will be forwarded on to City Council for their information and further action, as well as a copy forwarded to the Sustainability Commission.

C. Sustainability Plan Advisor Proposal Update
City Manager McClary provided the Commission with a draft "Invitation to Bid" prepared by the Economic Development Department, "requesting qualifications information and a fee proposal from qualified planning professionals to assist in the preparation of a Sustainability Plan". City Manager McClary asked Commissioner Michalowski to send any commissioner feedback to Joe Meyers by the end of the week so that any final changes can be made to the document and then the advertisement process can begin.

X. AUDIENCE PARTICIPATION

None

XI. PROPOSED BUSINESS

Commissioner Zeuner proposed discussing "master projects", where a team of U of M grad students could possibly assist, at no cost to the City, with projects such as educational outreach or a feasibility assessment of a composting program, for example. He offered to share information of what is required if commissioners are interested in further discussion.

Commissioner Drennen offered to share her recent experience in attending the Al Gore Climate Reality Project Training in Los Angeles by presenting a brief slideshow presentation related to the status of climate change. Commissioner Zeuner suggested inviting the public to attend the presentation by reaching out to the various City community groups and neighborhood associations.

XII. NEXT MEETING DATE:
Monday, October 8, 2018

XIII. ADJOURNMENT: 9:06pm

Heine (second Drennen) moved to adjourn the meeting of the Sustainability Commission.

Vote: Unanimous **Motion: Carried**

Action Minutes

City of Ypsilanti
Sustainability Commission

Regular Meeting
City Hall Council Chambers – 1 South Huron St.
Ypsilanti, MI 48197

Monday, September 10, 2018 – 7:00 p.m.

I. CALL TO ORDER: 7:06pm

II. ROLL CALL:

Commissioner Michalowski	Present
Commissioner Drennen	Present
Commissioner Heine	Present
Commissioner Sampson	Absent
Commissioner Zeuner	Present
Commissioner Bayha	Absent
Commissioner Foley	Present
Commissioner McKee	Present
Commissioner Proffit	Absent

Also Present: Council Liaison Beth Bashert
City Manager Darwin McClary
Nancy Hare-Dickerson, Commission Secretary

III. AGENDA APPROVAL:

Heine (Second Foley) moved to approve the Agenda as submitted.
Vote: Unanimous Motion: Carried

IV. PRESENTATIONS:
A. City of Ypsilanti Draft Energy Plan

V. AUDIENCE PARTICIPATION:

VI. CONSENT AGENDA
A. Approval of August 13, 2018 Minutes

Heine (Second Foley) moved to approve the Consent Agenda as follows:

Approval of the August 13, 2018 minutes as submitted.

Vote: Unanimous **Motion: Carried**

VII. RESOLUTIONS/MOTIONS/DISCUSSIONS

A. Introduction of New Youth Member

VIII. LIAISON REPORTS

A. Sustainability Plan Subcommittee
B. MGC Challenge Subcommittee
   1. Action Item #5 – Waste Reduction Discussion
   2. Reporting Metrics Discussion
C. Outreach Subcommittee
D. Housing Affordability & Access Committee of the Planning Commission

IX. COMMUNICATIONS

A. Recycling Program Status Update
   1. Resolution 2018-08-002 - Adoption of Public Recycling Bins Adjacent to All Public Trash Cans (Update)
B. Peninsular Dam Status Update
C. Sustainability Plan Advisor Proposal Update

X. AUDIENCE PARTICIPATION

XI. PROPOSED BUSINESS

XII. NEXT MEETING DATE:

Monday, October 8, 2018

XIII. ADJOURNMENT: 9:06pm

Heine (second Drennen) moved to adjourn the meeting of the Sustainability Commission.

Vote: Unanimous **Motion: Carried**

Fwd: Ypsi Support of Michigan Alternative Energy House Bills

Pete Murdock to me, Emily Oct 2

Whoops – Here is the draft resolution

RESOLUTION IN SUPPORT OF 2018 MICHIGAN HOUSE BILLS 5861-5865

WHEREAS The City of Ypsilanti has created a sustainability commission and adopted a Climate Action Plan, and

WHEREAS The City of Ypsilanti under the leadership of SolarYpsi has aggressively pursued a policy of expansion of solar generation, and

WHEREAS the City of Ypsilanti has supported the 1,000 solar roof project, installed solar on most of its public buildings and in recognition for being a "solar ready" community, in 2017 Ypsilanti became the first city in Michigan to earn the SolSmart Gold award from the Solar Foundation, and earning high marks the following year in: "Planning, Zoning and Development" and "Community Engagement." and

WHEREAS, to create a better energy future for all Ypsilanti and Michigan residents and businesses, legislation is needed that eliminates barriers to solar generation and ownership and promotes an open-to-all market for adoption and interconnection of locally-owned solar to the distribution grid; and

WHEREAS, Support for The Energy Freedom Package, House Bills 5861-5865, is essential to secure fair-value benefits for Distributed Generation and to eliminate restrictions on locally-owned solar capacity, thereby enabling Michigan to compete favorably with other states in promotion of ownership of solar generation;

WHEREAS passage of these bills will be good for the environment, good for the local economy, create jobs, save the City and its residents money, and expand solar power for the City of Ypsilanti and State of Michigan and alternative solar power for the City of Ypsilanti and State of Michigan

RESOLVED, that this resolution in support of The Energy Freedom Package, House Bills 5861-5865 be forwarded to the City of Ypsilanti Lansing Lobbyist, the Washtenaw County Delegation in the State House, State House Committee on Energy Policy, the Michigan State House, and the Governor.

From: Pete Murdock [mailto:murdock.sweeney@comcast.net]
Sent: Tuesday, October 2, 2018 2:26 PM
To: 'Keith Michalowski' <kmichalowski@gmail.com>
Cc: 'Emily Drennen' <redheadresist@gmail.com>
Subject: RE: Ypsi Support of Michigan Alternative Energy House Bills

Of course –

Here is a draft of the resolution – it's a work in progress and may change slightly and if you have any suggestions feel free
Also attached is the info the Dave Strenski sent me.

Pete

From: Keith Michalowski [mailto:kmichalowski@gmail.com]
Sent: Tuesday, October 2, 2018 12:45 PM
To: Pete Murdock <murdock.sweeney@comcast.net>
Cc: Emily Drennen <redheadresist@gmail.com>
Subject: Re: Ypsi Support of Michigan Alternative Energy House Bills
…

Energy Freedom Package - House Bills 5861-5865
CALL TO ACTION – ACT FOR OUR FUTURE

HB 5861-5865, the Energy Freedom Package summarized herein, addresses how solar energy is regulated, generated and distributed in Michigan. The bills focus on making possible and fairly valuing citizen-ownership of (distributed) generation as a complement to the centralized, 3rd-party ownership of the vast majority of electrical power in Michigan. The provisions in these bills are considered fundamental for citizens to connect local renewable energy investments they make to the grid (paid for by all), achieve available efficiencies and support local jobs and control of essential power. All provisions are commonplace in many other states. Please lend your support. Act for our future!

House Bill 5861 proposes to add "Community Renewable Energy Gardens" to the Clean and Renewable Energy and Energy Waste Reduction Act. This would allow ownership by subscription (voluntary purchase) of panels in a community solar (CS) array, so long as the amount subscribed for is an offset of the subscriber-customer's own use of electricity and not for resale to others. Any metered-customer, residential, commercial, municipal or other could be a subscriber. Renewable energy produced by the CS entity or "garden" would be sold to the local electric provider and be applied as a credit to the subscriber's retail electric bill, based on the percentage of the total output owned by each subscriber. A reasonable charge, determined by the MPSC, would be subtracted from the credit to cover the interconnecting utility's admin costs. In addition, electric providers would purchase any unsubscribed capacity using Public Utilities Regulatory Policies Act (PURPA) "Avoided Cost rate(s) or tariff, as approved.

Rationale 5861: *Policies to facilitate energy transformation in Michigan are stalled while other states move forward aggressively. Lawful permission to interconnect community solar generation at fair avoided cost rates OPENS the distributed generation market to all citizens (close to 70% of whom do not have on-site solar exposure to allow productive ownership of the sun's free resource: the energy in light). This prevents Michigan residents and businesses with interest in solar ownership from participating in this new energy driver of the 21st century economy. Interconnection constraints restrain trade and give monopoly advantage to centralized utility ownership of generation. Doing so denies the economies of owner equity to citizens who wish to invest in their own solar at a FAIR value while interconnecting to the existing distribution grid ALL citizens have bought and continue to pay for. Perpetuation of centralized ownership of generation and restraints on connections to the existing grid results in higher long-term costs of capital for generation assets through 3rd-party vs direct ownership.*

House Bill 5862 amends the Clean and Renewable Energy and Energy Waste Reduction Act to modernize requirements pertaining to "distributed generation" (DG). Under this Bill, the value of the electricity generated by the customer would be credited to the customer pursuant to a fair value tariff (rate), a standard-offer contract or by Net Metering. During each billing period, Net Metering would apply the full retail rate to the NET of the bidirectional flow of kilowatt hours (kWh) across the customer interconnection (IC). A negative net metered output at a given time reflects temporary net excess generation and, provisionally, earns the customer a credit (since the power generated gets used at retail by the closest neighbor/load). By amendment, this DG program would be designed for a period not less than 20 years.

Rationale 5852: *Utility rate cases now under MPSC review directly restrain Distributed Generation and lock-in monopoly ownership of generation by value assignments to solar that prejudice user (citizen) ownership. For example, DTE's U-20162 Rate Case filed July 2018, declares user-owned solar output should be priced at wholesale "localized marginal (LMP)", rather than "Avoided Cost" while also charging a new "System Access Contribution" (from customers who reduce their load by investing in their own renewable generation). The direct impact of advantaging centralized (monopoly), vertically-integrated ownership of power is to tie customers into more expensive energy ownership schemes and marginalize what can otherwise be accomplished by direct marketplace competition and use of personal equity options.*

House Bill 5863 adds alternative rates for citizens who own a distributed generation system of less than 500 kilowatts provided the customer's USE of electricity is that large. The credit per kWh for electricity would be at the customer's retail rate, or time-of-use pricing (for net metering customers on time-of-use rates). As with 5862, the term for this alternative-rate amendment to the Clean and Renewable Energy & Waste Reduction Act would be 20-years.

Rationale 5863: *There is no reason to limit the size of a citizen's solar other than to the amount of power they use, as proposed again by DTE in rate case U20162. Artificial caps on citizen solar (below the actual annual USE of electricity) deny investment rights to individuals and serve to retain centralized control of ownership. Instead, a metered residence or business should be allowed (even incentivized as in many states) to invest-in and own their own energy generation. If citizens can reap the financial benefits of their own investments and decisions, local jobs are created, local control is enhanced and grid-power stability is enhanced. Not only is solar a more affordable energy source each year; but when personal equity is involved, long-term economics are better. Distributed ownership of assets improves family and local economies – and has been found to be a key variable in grid resilience, stability and efficiency while contributing to a healthy local economy.*

House Bill 5864 removes the provision that a regulated utility is not required to allow a DG program greater than 1% of its average in-state peak load for the preceding five calendar years (amending again the Clean and Renewable Energy and Energy Waste Reduction Act). This bill would prohibit a utility from restricting the number of participants in the net metering program unless it demonstrates to the MPSC's satisfaction that the restriction is necessary to protect public health and safety or the integrity of the distribution system. Finally, the bill would remove the restriction on the DG program for solar systems to eliminate the old Net Metering differential, between Category 1 and Category 2 solar arrays, i.e., those an IC of no more than 20kW or 150kW, respectively). This provision would also be for 20-years.

Rationale 5864: *The 1% limit on the Distributed Generation program is a serious restriction on market innovation and competition – and a benefit only to the owners of historic (existing) generation, i.e., the investor-owned utilities. To restrict citizen-owned of renewable generation to 1% ensures that Michigan will remain at the bottom of the list of states with customer-owned (distributed) generation. In many other states and worldwide, all issues relating to integration of distributed generation have been handled creatively and with increasingly positive results.*

House Bill 5865 allows certain entities to establish location-specific "microgrids" to meet local electricity needs (by amendment of Public Act 3 of 1939, the MPSC enabling act).The Bill allows the establishment of microgrids to support one or more critical facilities and operation of these microgrids during emergencies. In addition, the Bill would prohibit the electric utilities from charging standby rates to microgrids IF the microgrid is designated as a critical facility.

Rationale 5865: *Energy issues of security, reliability and resilience call for innovative solutions – and variations on the historic centralized grid-power network. Properly implemented microgrids are proving to have the potential to lead a sea change in the delivery of location-critical energy, much as computers, the internet and cell phones have for information. Michigan will be disadvantaged economically and in terms of reliability if it restrains itself to the old paradigm of "centralized generation" based on 3rd-party ownership and un-natural or unsustainable fuels.*

Please lend your support for these measures to enhance "Energy Freedom" in Michigan for as long as may be needed to succeed[i]. Act for the future! Thank you.

Members of Michigan Energy Innovations Business Council (www.MiEIBC.org)

[i] As a reference for how an Investor Owned Utility can act to enhance energy freedom, those who vote or make policy in Michigan are urged to listen to the 2017 talk in Traverse City by Mary Powell, CEO of Green Mountain Power: https://m.youtube.com/watch?v=rRrDiFMcwQI&feature=youtu.be *Thanks again!*

Ypsilanti Sustainability Commission

Published by Keith Michalowski [?] · October 1 at 3:58 PM ·

Thanks to the diligent work of our Sustainability Commission, the City of Ypsilanti has been awarded a Bronze on the 2017 Michigan Green Communities Challenge! Looking forward to Silver next year!
http://www.mml.org/.../2018-9-20-30-Michigan-Communities-Reco...

Agenda
Planning Commission
Master Plan Housing Update Subcommittee
Wednesday, September 5, 2018 – 7:00 P.M.
Spark East – 215 W Michigan Ave
Ypsilanti, MI 48197

I. Call to Order

II. Roll Call

Heidi Jugenitz (PC)	P	A
Toi Dennis (PC)	P	A
Matt Dunwoodie (PC)	P	A
Jared Talaga (PC)	P	A
Amber Fellows (HRC)	P	A
Bryan Foley (SC)	P	A
Zac Fosler (YHC)	P	A
Marquan Jackson (EMU)	P	A
Nathanael Romero (DAY)	P	A
Cheranissa Roach (AACIL)	P	A
Jim Scarletta (AH)	P	A
Patrick Gaulier (OH)	P	A
Richard Murphy	P	A
Tariq Hamad	P	A
Roberta Andrews	P	A
Desiraé Simmons	P	A
Ashley Fox	P	A
Mike Auerbach	P	A
Sheri Wander	P	A

Rules of Engagement
A. Assume positive intent
B. Be fully present; place devices on "silent" and tuck them away
C. Respect and welcome differences; challenge ideas, not people
D. Be open to new ways of doing things
E. Respect that positive intent does not guarantee positive impact

III. Minutes
July, August

IV. Subgroup Proposals and Discussion (7:10)

V. Public Engagement Discussion: Goals of Public Engagement (7:30)
Possible paths forward for the committee; discussion and selection

VI. Public Engagement Discussion: Approaches (7:45)
Recap, discuss, formation

VII. Public Comment (please limit to five minutes) (8:30)

VIII. Upcoming business (8:40)

IX. New Subgroup Formation (8:50)

X. Adjournment (9:00)

5. Discussion on resolution from the Sustainability Commission regarding public recycling

6. Resolution No. 2018-253, directing staff to proceed with an application for a zoning text amendment to change the non-family occupancy caps in single-family homes in the CN and CN-Mid zoning districts.
   Offered By: Council Member Bashert; Seconded By: Council Member Murdock
   Approved as Amended: Yes – 6; No – 0; Absent – 1 (Edmonds)

7. Resolution No. 2018-254, Requesting MDOT to review timing of traffic signal at Michigan and Huron and to install Leading Pedestrian Interval (LPI) timing at traffic signals at Michigan and Huron, Michigan and Washington, Michigan and Adams and Michigan and Hamilton. **(Added at the Table)**
   Offered By: Council Member Murdock; Seconded By: Council Member Richardson
   Approved as Amended: Yes – 6; No – 0; Absent – 1 (Edmonds)

XX. LIAISON REPORTS –

A. SEMCOG Update
B. Washtenaw Area Transportation Study
C. Urban County
D. Ypsilanti Downtown Development Authority
E. Ypsilanti Youth Safety Collaboration
F. Friends of Rutherford Pool
G. Housing Equity Leadership Team

XXI. COUNCIL PROPOSED BUSINESS –

XXII. COMMUNICATIONS FROM THE MAYOR –

Nomination:

Ypsilanti Housing Commissionm
Loviesa Brown (non-resident)
1235 Ruth Avenue
Ypsilanti, MI 48198

XXIII. COMMUNICATIONS FROM THE CITY MANAGER –

XXIV. COMMUNICATIONS –

XX. AUDIENCE PARTICIPATION –

XXI. REMARKS FROM THE MAYOR –

XXII. ADJOURNMENT –

Resolution No. 2018-254, adjourning the City Council meeting.
The meeting adjourned at 9:08 p.m.

resolution re: recycling

Beth Bashert to me Oct 3

Keith:

yesterdays discussion about the SC resolution and public recycling was dynamic and insightful. council and staff asked for the following:

1. More time, starting the program after the fiscal year next year
2. An educational element so that people would know the difference between recycling and garbage
3. I will draft a resolution for council including those elements and bring it to a future council meeting.

Good job! Congratulate your commission on a good job!
…

mechanism in place to ensure that is adhered to. Mr. Murdock asked if the internal roadways would be public or private. Mr. Meyers responded to his understanding they will be public. Mr. Murdock replied the city will maintain the streets. Mr. Meyers responded in the affirmative.

Mayor Edmonds stated she doesn't believe the animal issue needs to be included in a purchase agreement, but it might behoove the developer to understand the issue. Mr. Meyers replied they are aware of the issue.

Council Member Vogt stated he supports the proposal, and the biggest issue is the vast number of residents have been demanding the city develop city property. By doing so would raise the tax base and in turn lower taxes and secure the city's finances. This property needs to be developed on a rational basis, and he agrees the developer has listened to the city regarding certain concerns. He stated he lives in a development that has over a hundred units with one access point to major road, and this proposed development has four entry points; Grove, Park, High, and Locust. The increase in traffic will not have a great effect on the current residents. He believes the concern for the traffic is understandable, and has great respect for those who raised the concern, but does not feel the effect will be that great.

Council Member Richardson stated she generally likes the proposal, but will be voting no based on the proposed density without any affordable housing units.

Mayor Edmonds stated she will support the agreement to begin the process. She is open to fewer units and would support that if it were to come back to Council.

Council Member Murdock stated the agreement includes a Brownfield commitment. Mr. DuChene stated he does not recall that aspect of the agreement, but if included it would need to be approved by Council. Mr. Meyers stated the developer will not be seeking tax increment financing from the city, but might request Brownfield tax credits from the county if needed for a Phase I plan. Mr. Murdock asked if the city would be committed to provide any tax revenue. Mr. DuChene responded in the affirmative.

Council Member Bashert stated she understands and empathizes with the residents regarding a potential change to the neighborhood. She will support the approval of the agreement to allow it to proceed to the next steps, which will allow for more community input.

On a roll call, the vote to approve Resolution No. 2018-220 was as follows:

Mayor Pro-Tem Brown	Yes	Council Member Robb	No
Council Member Murdock	No	Mayor Edmonds	Yes
Council Member Richardson	No	Council Member Vogt	Yes
Council Member Bashert	Yes		

VOTE:

YES: 4 NO: 3 (Murdock, Robb, Richardson) ABSENT: 0 VOTE: Carried

~~2. Discussion regarding public recycling bins.~~ **(Moved)**

3. Resolution No. 2018-224, approving the Intergovernmental Agreement for Recycling Drop-Off Services between the City and Township of Ypsilanti

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, the City of Ypsilanti current provides recycling drop off services at its facility located on Rice Street; and

WHEREAS, due to property conversion issues and noncompliance with state recreation grant regulations, the city is required to completely cease recycling drop off center operations at the Frog Island Park location by August 31, 2018; and

WHEREAS, the city will be ceasing recycling center drop off operations at the Frog Island Park facility on August 26, 2018; and

WHEREAS, the city desires to enter into a collaborative arrangement with the Charter Township of Ypsilanti to permit city residents to use the township's recycling center drop off facility;

NOW THEREFORE BE IT RESOLVED BY THE CITY OF YPSILANTI that the city council does hereby approve the Intergovernmental Agreement for Recycling Drop-Off Services between the City and Township of Ypsilanti to permit city residents to use the township's recycling drop off center, with the city to pay 50% of the cost of facility attendant labor and 100% of the cost of placement and servicing of a city roll off container for single-stream recycling services at an estimated total annual cost of $25,000; and

BE IT FURTHER RESOLVED that the city council does hereby authorize the Mayor and City Clerk to execute the agreement on behalf of the city after approval by the City Attorney as to form.

OFFERED BY: Council Member Murdock
SECONDED BY: Council Member Bashert

Mayor Edmonds provided a synopsis to why this resolution has been submitted for approval.

Council Member Bashert asked for clarification regarding communication from Ypsilanti Township discussing the agreement. Mayor Edmonds responded the Department of Public Services was providing the public passes prior to the agreement being finalized. Ms. Bashert asked if the question has been resolved. Ms. Edmonds responded in the affirmative.

Council Member Murdock stated the resolution states the city's facility closes on August 26th and people were being told it will close on August 31st. The contract does not go into effect until everyone has signed and filed with the Secretary of State. He asked if people will be able to use the Township facility over the weekend. Mr. DuChene responded statute requires it be filed with the Secretary of State and he will mail it once it is finalized. Mr. Murdock appreciated the efforts of the Township, but he does not feel it is the best option for the city. He said the contract costs more than operating the city's drop-off center. He said there are very few people that will utilize this site, and the city's recycling program needs to be reviewed. Council Member Bashert asked when the recycling work session was held she asked how much the recycling center is used and was told two tons per week. Now she is being told it is not being used at that rate. Mr. Murdock responded the two ton number provided is data from over a year ago, which was at the time the facility stopped taking Township residents. At that time the amount of users dropped to around 150 people weekly.

Council Member Richardson asked the duration of the contract. Mr. DuChene responded the contract can be terminated by either party with notice. Mayor Edmonds stated this is not a permanent solution, it only allows the city to use the facility until other solutions are developed.

Council Member Robb stated it is foolish to pay a premium to cooperate with another jurisdiction. He said this agreement is not good business. It makes more sense to reimburse residents who use Ann Arbor's drop-off site than to accept this contract. Council Member Richardson asked if the few to use Ann Arbor's site is $3. Mr. DuChene responded $3 to enter the site, but there are costs on top of that. Council Member Murdock replied not for standard recycling.

Council Member Bashert stated the city reached out to many neighboring jurisdictions, and there were several possibilities to continue services in the city. The Clark Road facility is convenient for local residents and is not intended to be a permanent solution until a regional solution is developed. She will support this agreement as a stop gap until a long term solution is developed.

On a roll call, the vote to approve Resolution No. 2018-224 was as follows:

Mayor Pro-Tem Brown	Yes	Council Member Robb	No
Council Member Murdock	No	Mayor Edmonds	Yes
Council Member Richardson	No	Council Member Vogt	Yes
Council Member Bashert	Yes		

VOTE:

YES: 4 NO: 3 (Murdock, Robb, Richardson) ABSENT: 0 VOTE: Carried

4. Resolution No. 2018-195, accepting City Manager performance review. ***(8/14/18)***

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT, the performance review of City Manager Darwin D.P. McClary conducted on July 17, 2018 be accepted.

OFFERED BY: Mayor Pro-Tem Brown
SECONDED BY: Council Member Bashert

Mayor Edmonds stated the review was completed on July 17, 2018 and this resolution would accept that review.

Council Member Murdock asked where the review is. Mayor Edmonds responded an employee review would not be placed in the public packet. Council Member Richardson asked if Council held a formalized review. Ms. Edmonds responded in the affirmative.

On a roll call, the vote to approve Resolution No. 2018-195 was as follows:

Mayor Pro-Tem Brown	Yes	Council Member Robb	No
Council Member Murdock	No	Mayor Edmonds	Yes
Council Member Richardson	No	Council Member Vogt	Yes
Council Member Bashert	Yes		

VOTE:

YES: 4 NO: 3 (Murdock, Robb, Richardson) ABSENT: 0 VOTE: Carried

5. ~~Resolution No. 2018-203, approving 2% wage increase for City Manager Darwin McClary and City Clerk Frances McMullan effective this fiscal year (7/1/2018).~~ ***(8/14/18)*** **(Removed)**

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, the City Clerk and City Manager reports directly to the City Council and is supervised by the governing body; and

WHEREAS, the City Council has approved the fiscal year budget effective July 1st 2018 that all employees receive a 2% increase to their base salaries.

5. Resolution No. 2018-224A, approving revised intergovernmental agreement for recycling drop off services with Ypsilanti Charter Township.

Mr. McClary provided a basis for the discussion of the intergovernmental agreement with Ypsilanti Township for recycling drop off services. He asked Council to provide him authorization to engage in discussion with Recycle Ann Arbor for drop off services if negotiations are unsuccessful with the Township. The cost to the city for the use of Recycle Ann Arbor would be roughly $21,000 a year, which is slightly less than what was estimated for the Township services.

Council Member Murdock stated the City Manager should absolutely engage in discussions with Recycle Ann Arbor. Mr. McClary stated it would be beneficial to work out something with the Township because it is closer to Ypsilanti by roughly two miles. Mr. Murdock replied depending on where a resident lives in the city the Ann Arbor facility is closer. Mr. McClary stated the Township's proposal is to limit the services to only multi-unit residents in the city, which he is actively trying to negotiate opening that to all residents. He appreciates the work the Township has put into this, but does not want to delay services to city residents any longer.

Mayor Edmonds supported holding discussions with Recycle Ann Arbor, but encouraged negotiations with the Township. She sees this as an important step in building a relationship with the Township, especially around this issue.

Council Member Murdock stated the Ellsworth and Platt Rd. facility does have the benefit of accepting Styrofoam. That is a third of what the city drop-off center was used, and the Township only provides that for curbside services.

6. Resolution No. 2018-239, awarding youth mental health grants to Educate Youth, Mentor2Youth, and the Corner Health.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, during the FY 2018-19 budget preparation process, the Ypsilanti City Council appropriated $25,000 for youth mental health services; and

WHEREAS, the city has received sufficient applications for funding to provide youth mental health services for the community from the following organizations:

- **Educate Youth, Ypsilanti, MI, in the requested amount of $5,000**
- **Mentor2Youth, Ypsilanti, MI, in the requested amount of $5,000**
- **The Corner Health Center, Ypsilanti, MI, in the requested amount of $5,000; and**

WHEREAS, the city council finds that the services being proposed by each of these organizations in their funding applications address pressing youth mental health services of our community; and
WHEREAS, the city council desires to award funding to these organizations to provide the youth mental health services outlined in their funding applications;

NOW THEREFORE BE IT RESOLVED BY THE CITY OF YPSILANTI that the city council does hereby award $5,000 to Educate Youth of Ypsilanti, Michigan, for its Academic Program providing, among other activities, programs to mitigate violence and drama affecting the mental health of young people in accordance with its funding application dated August 1, 2018, attached hereto; and

BE IT FURTHER RESOLVED that the city council does hereby award $5,000 to Mentor2Youth of Ypsilanti, Michigan, for its Emotional Empowerment Program to increase and build youth self-esteem, self-worth and self-worth and to provide a pathway to forging identity in accordance with its funding application dated August 7, 2018, attached hereto; and

BE IT FURTHER RESOLVED that the city council does hereby award $5,000 to The Corner Health Center of Ypsilanti, Michigan, for its youth training to develop theatre skills, increase health knowledge around many topics (including adolescent depression), strengthen peer education sills, and create and rehearse short plays in accordance with its funding application dated August 20, 2018, attached hereto.

OFFERED BY: Mayor Pro-Tem Brown
SECONDED BY: Council Member Bashert

Joe Meyers to me, Nan, Darwin, Beth Oct 6

Keith, attached is the RFP. We are in the process of combining it with the master plan RFP to try to get some cost savings for both the sustainability plan and the master plan so nothing has been posted yet but it should be soon.
I hope this helps.
Joe

Joe Meyers
Director of Economic Development
City of Ypsilanti
734.482.9774 Office
231.350.2547 Cell
jmeyers@cityofypsilanti.com
www.cityofypsilanti.com

From: Keith Michalowski [mailto:kmichalowski@gmail.com]
Sent: Friday, October 05, 2018 3:47 PM
To: Joe Meyers <jmeyers@cityofypsilanti.com>
Cc: Nan Schuette <nschuette@cityofypsilanti.com>; Darwin McClary <dmcclary@cityofypsilanti.com>; Beth Bashert <Bashert60@gmail.com>

Subject: Re: Sustainability Plan Consultant ITB

Hi Joe,
Our next meeting is coming up on Monday and I was hoping to include this in our meeting packet. Are you able to provide me with a copy of the Sustainability Plan Consultant ITB?

Thanks for the time,
Keith

On Mon, Oct 1, 2018 at 3:22 PM Keith Michalowski <kmichalowski@gmail.com> wrote:

> Hi Joe,
> Can you forward me a link to ITB once it's posted?
>
> Thanks for the time,
> Keith
>
> On Wed, Sep 26, 2018 at 11:48 PM Keith Michalowski <kmichalowski@gmail.com> wrote:
>
> > Sounds good. Thanks Joe
>
> On Wed, Sep 26, 2018 at 5:36 PM Joe Meyers <jmeyers@cityofypsilanti.com> wrote:
>
> > Keith, I will work to get this posted by the end of the week.
> > Joe
> >
> > Joe Meyers

…

> > > **Darwin D. P. McClary**

…

INVITATION TO BID

Project: PREPARATION OF A SUSTAINABILITY PLAN

Due Date: Proposals will be received at the Office of the City Clerk, 1 South Huron Street, Ypsilanti, Michigan, until **###.**

Project Background:

The City of Ypsilanti is hereby requesting qualifications information and a fee proposal from qualified planning professionals to assist in the preparation of a Sustainability Plan.

The City is a small, dense, urbanized community comprising 4.5 square miles, located on the east side of Washtenaw County, within 15 miles of Detroit Metro Airport and 10 miles of downtown Ann Arbor. The City has a strong historic character, as the second city to incorporate in the State of Michigan, and has the fifth largest historic district in the state. The historic character complements a youthful and progressive population, due in part to the presence of Eastern Michigan University and the proximity of the University of Michigan. Due to its age, Ypsilanti has a largely traditional, walkable built character, but has some challenges to walkability due to the presence of I-94 and two MDOT trunklines.

The City of Ypsilanti adopted a Master Plan (Shape Ypsi) in 2013, which went on to win the Michigan Association of Planning Daniel Burnham Award for a Comprehensive Plan in 2014. This plan was developed with extensive public input and does still accurately reflect the goals of the community, including the guiding value of "Ypsilanti is Sustainable." The City adopted a Climate Action Plan in 2012, and is currently finalizing an energy plan with EcoWorks. This City has is in the process of creating or updating several other plans, including a Non-motorized Transportation Plan, the Parks and Recreation Plan, a Housing Plan, and the Master Plan itself. The consultant's work will be expected to coordinate with these other processes.

The overall goal of the Plan is to promote efforts to mitigate greenhouse gases and to adopt best programs, policies, and practices that address air quality, soil contamination, water quality and efficiency, energy and resource use, and community health.

Scope of Proposed Work:

The purpose of the Sustainability Plan (Plan) is to provide a roadmap with an implementation component for the City of Ypsilanti (City) to define a clearly defined set of sustainability goals, as well as implementation steps for each. An organizational strategy that is grounded in sustainability seeks to balance the triple bottom line of economic, social and environmental aspects to improve mission performance.

To achieve these objectives, the City proposes to retain the services of a qualified and innovative consultant firm or a collaborative consultant team with a demonstrated ability to work interactively with the Mayor, City Council, City Planning Commission, City Sustainability Commission, planning staff, and other stakeholders to develop a Sustainability Plan. The consultant will The selected firm(s) must have both a demonstrated command of environmental planning and energy efficiency, along with substantial experience and knowledge of sustainable and livable community techniques and best practices, particularly within cities of similar size and scale. The Plan must address the following areas:

Built Environment: to achieve livability, choice, and access for all people who live, work, and play in Ypsilanti.

Climate & Energy: Reduce climate impacts through adaptation and mitigation efforts, increase resource efficiency and build resilience in Ypsilanti.

Economy & Jobs: Create equitably shared prosperity and access to quality jobs in Ypsilanti

Education, Arts & Community: Empower a vibrant, educated, connected and diverse Ypsilanti.

Equity & Empowerment: Ensure equity, inclusion, and access to opportunity for all community members in Ypsilanti.

Health & Safety: Strengthen Ypsilanti to be a health, resilient, and safe place for residents and businesses.

Natural Systems: Protect and restore the natural resource base upon which all life in Ypsilanti depends.

Project Management The consultant will ensure that the Sustainability planning effort begins with a clear understanding of the process, schedule and desired outcomes. This phase establishes an effective working relationship between the consultant team, City departments and staffs, and defines the Plan's stakeholders, technical advisory committee, and community outreach activities.

Task 1: Program Management Plan

Working with City staff, the consultant team will prepare a Program Management Plan indicating a timeline for work task milestones and key decision-making points to be submitted to the Department of Planning, Engineering and Permits (PEP) for approval. The Program Management Plan should include written monthly progress updates on individual projects. It is critical that the plan clearly define work tasks, timing, and content of deliverables. When finalized, the Plan will be made available to the public and included on the Sustainability Plan website.

Task 2: Program Kickoff Meeting and Sustainability Preliminary Goals

The consultant team will attend a program kickoff meeting, with key representatives from City departments and the Sustainability Commission, to review major issues facing the City in improving sustainability and to clarify priorities. A tour of Ypsilanti may be arranged for the consultant team, City staff, and the Sustainability Commission.

Task 3: Stakeholder Involvement

The consultant team will embark on a planning process that includes comprehensive stakeholder input to tailor the Plan to the City's specific goals and objectives, and secure community endorsement of the outcomes. The City, with assistance from the consultant, should formulate two stakeholder groups - the Steering and Implementation Team [internal City stakeholder interests] and the Sustainability Commission [external community stakeholder interests].

The Steering and Implementation Team will be comprised of department heads (or their representatives) from Public Works, Community Development, Planning, Engineering & Permits,

Traffic Engineering, Equipment Management, Economic Development and Parks & Recreation.

The roles of the Steering and Implementation Team are a) provide the Consultant with information pertaining to operations and management of municipal resources; b) identify potential partnerships within City Hall to accomplish goals within the Plan; and c) review with the consultant and the Sustainability Commission annual progress of the goals of the Plan. The roles of the Sustainability Commission are a) provide the Consultant with information pertaining to major stakeholders (industrial, institutional, commercial, utilities) and their ability to improve sustainability through individual actions and partnerships with the City; and b) review the applicability of proposed best programs, policies, and practices that will assist the City in achieving sustainability.

Task 4: Public Involvement and Outreach

Two of the central principles of public involvement and outreach within the Plan are transparency and inclusiveness. The consultant will need to engage in a significant level of public outreach to provide a diversity of constituents the opportunity to contribute ideas for the plan. Outreach should include town hall-style meetings, focus groups, and a website set up for public comment. Public outreach can last anywhere from a couple of months to a year and is an essential step in the process to ensure the public supports the plan.

Subtask 4a: Interviews and Meetings

The consultant will meet with key leaders and partners, elected officials, business owners and local stakeholders to discuss sustainability goals and objectives.

Subtask 4b: Stakeholder Workshops

The consultant will meet with the Steering and Implementation Team and the Sustainability Commission to discuss the Sustainability Assessment, Goals and Implementation Actions in order to identify major areas of concern to build consensus for the Plan.

Subtask 4c: Public Meetings

The consultant will conduct a minimum of four public meetings for the Plan:

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1) Sustainability Kick-Off and Visioning meeting to introduce the concepts of sustainability to the community, identify preferences for creating a more sustainable community, and facilitate discussions about the City's future.

2) Sustainability Assessment meeting to review existing conditions, programs and activities within the City as they relate to sustainability.

3) Draft Sustainability Plan meeting to solicit input from the public in order to make necessary corrections or omissions to the draft plan before production of final plan.

4) Final Sustainability Plan meeting including a list of proposed short-term actions.

Inventory of Existing Conditions understand the key challenges.

Assess the sustainability of the City using a set of metrics to

An inventory of existing conditions will be one of the primary sources of information to guide the planning process and identify opportunities for incorporating sustainable practices. The consultant team will research and assess environmental, economic, and social equity challenges within the City, and also examine the current programs in place to address these issues. The team will develop a greenhouse gas emissions inventory for both government operations and the community, using established standard tools and protocols.

The consultant team could utilize a quick-action or comprehensive assessment approach:

• Quick action: Involves developing a greenhouse gas emissions inventory for government and community emissions. Utilizes a high-level of quantitative or detailed qualitative assessments of the sustainability challenges.

• Comprehensive assessment: Utilizes all (or most) of the Sustainability Tools for Assessing and Rating Communities (STAR) Checklist. Includes the quick-action assessment data categories along with a more rigorous analysis of infrastructure capacity, land use patterns, and natural resources issues.

Challenges addressed in the inventory of existing conditions could include population loss, greenhouse gas emissions, high housing costs, poor air quality, rising energy costs, limited energy supply, flooding risks, endangered natural resources, or aging infrastructure. The consultant team could utilize the ST AR Communities ratings system to define the high-priority topics they would like to address in the Plan.

Task 1: Socio-Economic Data Collection and Community Assessment

The consultant will gather and collect from the City and other associated agencies all relevant demographic, economic and community health data necessary to create the community profile.

Task 2: Sustainability Tools for Assessing and Rating Communities Report

The consultant will utilize the most recent report from the STAR Communities Assessment to develop the baseline data from which the City can determine deficiencies and improvements towards the goal of Sustainability.

Task 3: Energy Efficiency and Resource Management Inventory

The consultant will complete a comprehensive inventory detailing the utilization of energy (fuel, electricity, natural gas) and natural resources (air, water) including both community and municipal operations to determine current usage.

Task 4: Analysis and Baseline Assessment of Sustainability Indicators

The consultant will submit a report summarizing the results from the inventory and sustainability indicator assessment.

Task 5: Greenhouse Gas (GHG) Inventory and Report

The Consultant will build and compile the citywide inventory of GHG emissions and file report with carbon Climate Registry or CDP in accordance with Compact of Mayors.

Establish Sustainability Goals Establish goals to define the overarching objectives of the Sustainability Plan.

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The consultant, utilizing information gathered from the ST AR Communities Report and the Community Assessment Document, will assist City staff and/or the Sustainability Commission in the development of a set of goals to address sustainability issues, including an emissions reduction target, energy efficiency programs, and waste reduction policies. The goals will be used to define the scope of the Plan and provide a framework for public outreach. They should include an emissions reduction target along with other goals, such as those related to natural resources, transportation, land use, energy, water, waste, air quality, economic development, education, health, and housing.

Develop a Sustainability Action Plan Develop a set of measures that enable the City to achieve the sustainability goals.

The consultant team will develop strategies to address the key challenges and assist the City to create and analyze the potential measures that will lead to implementation. To allow the City to track progress during the Action Plan's implementation, baseline data for each key challenge also needs to be gathered.

• Strategy: Brainstorm all possible ways to achieve goals. Within one strategy, i.e. promote green building, there can be a number of measures that are required to implement the strategy.

• Measures: Specific policies, projects, or other actions that have a clear implementation plan. Illustrate how each measure helps to achieve the goals of the plan. Create a collection of measurement tools to monitor and track annual progress of the Plan.

• Implementation: Details designation of a responsible department/party, funding source, timeline, next steps, short and long-term milestones, and indicators for measuring progress.

The Consultant shall develop strategies to publicly release and/or adopt the Plan. The creation of a website, use of social media, and other means to engage the communities and publicize the Sustainability Plan should be included as a strategy.

Implement Policies and Measures Implement the Plan and track implementation progress.

The Consultant will be required to meet with the Sustainability Commission, the Ypsilanti

Planning Commission and elected officials to inform them of the contents of the Sustainability

Plan. These preliminary meetings result in these events:

• A public meeting of the Sustainability Commission in which the Sustainability Plan is presented and adopted;

• The presentation of the Sustainability Plan before the Planning Commission for its adoption; and

• The presentation of the Sustainability Plan before the Ypsilanti City Council for its vote of support.

After the adoption of the Sustainability Plan, implementation should begin immediately. The Consultant will suggest the organizational structure necessary for the implementation of the Plan as well as identify the various local government departments that shall be responsible for implementing the Plan. The Sustainability Commission should coordinate and monitor the implementation progress. The consultant, in coordination with the Sustainability Commission, should strategically prioritize the measures identified in the sustainability plan and go after quick wins first, while also planning for larger-scale measures that have a longer implementation timeframe. Momentum generated early through the planning process and will lay the groundwork for implementing the longer-term measures.

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Project Schedule and Completion Period:

The project shall commence no later than ### and be completed before ###.

Selection and Rejection of Proposal(s):

The City of Ypsilanti reserves the right to accept or reject any and all proposals or parts of proposals; to waive any and all irregularities, informalities, or inconsistencies; to negotiate contract terms with the successful applicant(s); and to disregard all non-conforming, non-responsive, or conditional proposals. The City of Ypsilanti will accept the proposal(s) or parts of any proposal(s) that it determines, in its sole discretion, to be in the best interest of the City of Ypsilanti. Such acceptance of any proposal(s) or parts of any proposal(s) will be based on level of experience, qualifications, costs, and other factors. Price shall not be the sole determining factor.

The City will evaluate all submitted proposals based on the responsiveness of the work approach proposed, the qualifications of the staff that will work with the City, a demonstrated understanding of local conditions and challenges, the overall qualifications of the firm and the fees proposed. The City may schedule oral interviews with some or all of the firms responding and, in that event, the outcome of such interviews may influence the evaluation of proposals.

Location of Applicant:

In their proposals, applicants should identify the location of its headquarters or the physical location of the owner, any use of locally produced products, what percentage of employees are local, and describe any planned efforts to employ local persons for the purposes of the completion of the work. Pursuant to Chapter 2, Article VI of the Code of Ordinances for the City of Ypsilanti, in comparing proposals that are substantially similar, local proposals will be given preference. Particularly, the highest preference will be given to applicants or products produced within the City of Ypsilanti, then to those within the 48197 or 48198 zip codes, then to those within Washtenaw County, then to those within the State of Michigan. Consideration will also be made to those applicants that employ or plan to recruit or hire residents of the City of Ypsilanti.

Environmental Practices:

Pursuant to Chapter 2, Article VI of the Code of Ordinances for the City of Ypsilanti, preference shall be given to applicants whose operations or products and services, to the extent practical and economically feasible, conserve natural resources, protect the environment, are energy efficient, or prioritize renewables. Applicants should include their environmental practices in proposals for consideration.

Terms of Agreement with Successful Applicant(s):

Attachment 1 herein is the City of Ypsilanti Contract Addendum Form. By submitting a proposal, the applicant agrees to all relevant terms and conditions contained therein if the City of Ypsilanti selects its proposal or part(s) of its proposal.

It is expected that a contract will be executed with the selected firm within 60 days of the due date for proposals.

Applicant Representation:

Each applicant submitting a proposal represents that he or she has read, understands, and agrees to the bidding documents, including their proposal, this request, and the attached addendum.

Bidding information on file at:

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INSTRUCTIONS TO BIDDERS

A. PROPOSALS AND SCOPE

1. Proposals shall provide for work in accordance with outlined specifications.
2. The City will receive sealed proposals for work as herein set forth until ###, at which time proposals will be publicly opened.
3. Proposals must be submitted in triplicate and include:
   A. **Cover Letter and Statement of Understanding**. The cover letter should be signed by a member of the consulting firm empowered to commit the firm to a contractual arrangement. The cover letter should also identify the firm submitting the proposal and any sub-consultants that may be proposed. It should also outline your understanding of the assignment. This should be limited to two pages.
   B. **Work Approach and Timeframe**. Present a detailed description of the work you propose to fulfill the requirements of this request for proposal. For each task, describe the activity, the intended results, any work or activity to be conducted by the City or its representatives and an anticipated timeframe for completion.
   C. **Public Participation Processes**. Provide a description of your typical public participation process and any innovative techniques that your firm has found to be effective in meeting the goals of the public participation process as described in this request. Indicate how you think this may best be adapted for work in the City.
   D. **Professional Staff and Resources**. Describe which individual professionals would work with the City, their respective roles in the project and provide professional resumes of each key member of the project team. Describe any resources, or significant skills or talents that your firm can bring to the process that distinguishes your firm from other similar consultants.
   E. **Qualifications and References**. Provide descriptions of recent prior experience with other clients which is relevant to the challenges of this assignment. Include descriptions of recent work in and around the City and describe how such experience may provide your consulting team with an understanding of local conditions and planning challenges. For each past project, include the name, title and phone number of a representative that the City may contact to discuss your experience. Please limit this to three references.
   F. **Fees**. Provide your fees for performing the services required as detailed in your proposal. Describe any modifications you would recommend to the work scope described in this request for proposal and the impact of those modifications on your fee proposal. Fees shall be stated as a total not-to-exceed fee for the services outlined, based on the hourly billing rates of the staff that would serve the City together with any added reimbursable costs for such expenses as printing, mileage, data or sub-consultants. Fees for additional, optional or deducted services shall be broken down separately.
4. Proposal amounts shall be stated in written statement and figures; the written amounts stated shall govern. Proposals submitted in any other form will not be considered.
5. The three copies of the proposal must be delivered separately in an opaque sealed envelope, properly addressed, identified and labeled as follows:

   THIS ENVELOPE CONTAINS PROPOSAL FOR:
   PREPARATION OF A SUSTAINABILITY PLAN
   Submitted by: (Name of Applicant)

5. Proposals to be addressed and delivered to:
   City Clerk
   City of Ypsilanti
   1 South Huron Street
   Ypsilanti, MI 48197

6. Faxed Proposals will not be accepted.

7. The applicant is required to submit three references with their proposal.

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