

**Date: August 17, 2009**

**To: Plan Commission**

**From: SDE Committee**

**Re: Recommendations for the Northeast Neighborhoods Plan**

The Sustainable Design and Energy Committee approves this memo and forwards the following recommendations on to the Plan Commission for their consideration.

- Emphasize the need for family-friendly housing. Examples are clustering houses where there are common backyards, slowing residential auto traffic through narrow streets and very low speed limits (15 mph), and even creating areas where auto traffic is restricted. An example is Vauban just outside of Freiburg, Germany.
- Make it very clear throughout the plan that any recommendations regarding energy efficiency or renewable energy to the developers, builders, and homeowners are suggestions. The City cannot require increased energy efficiency or renewable energy systems in areas where state law supersedes. The City should also consider providing incentives to get developers and builders to get them to build beyond state code.
- Calculate how many households are in the area and what percent of them are going to work or shop there and then calculate if the retail will work, because if retail can't work in the area, the plan needs to be modified.
- Should include in the plan that the City already requires LEED silver for new construction of public buildings.
- Reference the City's Dark Skies policy.
- Consider adding language that would encourage builders to build homes solar-ready.
- Consider lowering the sampling size from 1000 homes to 100 homes for energy surveys and develop ways to get better than 30% return.
- Consider including minimum densities and increase maximum densities for residential housing densities.
- Consider stronger language about community gardens, urban agriculture, and organic farming and consider City ownership and/or Community Land Trust model in the Section Parks and Open Space.
- Consider adding language to the plan calling on the City to invest and coordinate in district or larger-scale renewable energy systems in the planning area and reserve the land necessary to do it, with a goal of providing 10% of all energy needs through distributed renewable energy systems in the area.
- Consider listing more types of storm water infiltration techniques including planting prairie grass and green roof practices and other practices.