

**SOLANO**  
**City-County Coordinating Council**

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County, District 5*

SUPPORT STAFF:

Birgitta Corsello  
*Solano County  
Administrator's Office*

Michelle Heppner  
*Solano County  
Administrator's Office*

Daryl Halls  
*Solano Transportation  
Authority*

Jim Lindley  
*City of Dixon*

**AGENDA**

**March 12, 2015**

Location - Solano County Water Agency, Berryessa Room,  
810 Vaca Valley Parkway, Suite 203, Vacaville, CA.

**7:00 P.M. Meeting**

**PURPOSE STATEMENT – City County Coordinating Council**

“To discuss, coordinate, and resolve City/County issues including but not necessarily limited to land use, planning, duplication of services/improving efficiencies, as well as other agreed to topics of regional importance, to respond effectively to the actions of other levels of government, including the State and Federal government, to sponsor or support legislation at the State and Federal level that is of regional importance, and to sponsor or support regional activities that further the purpose of the Solano City-County Coordinating Council.”

*Time set forth on agenda is an estimate. Items may be heard before or after the times designated.*

**ITEM**

**AGENCY/STAFF**

**I. CALL TO ORDER (7:00 p.m.)**  
Roll Call

**II. APPROVAL OF AGENDA (7:00 p.m.)**

**III. OPPORTUNITY FOR PUBLIC COMMENT (7:10 p.m.)**

Pursuant to the Brown Act, each public agency must provide the public with an opportunity to speak on any matter within the subject matter of the jurisdiction of the agency and which is not on the agency's agenda for that meeting. Comments are limited to no more than 5 minutes per speaker. By law, no action may be taken on any item raised during public comment period although informational answers to questions may be given and matter may be referred to staff for placement on future agenda.

This agenda shall be made available upon request in alternative formats to persons with a disability, as required by the Americans with Disabilities Act of 1990 (42U.S.C.Sec12132) and the Ralph M. Brown Act (Cal.Govt.Code Sec.54954.2) Persons requesting a disability-related modification or accommodation should contact Jodene Nolan, 675 Texas Street, Suite 6500, Fairfield CA 94533 (707.784.6108) during regular business hours, at least 24 hours prior to the time of the meeting.

**IV. CONSENT CALENDAR**  
None

**V. DISCUSSION CALENDAR**  
1. Update on Transportation Funding  
(7:10 p.m. – 7:30 p.m.)

Presenters: Daryl Halls, Solano  
Transportation

2. Update on Travis AFB Land Use Compatibility Plan  
(7:30 p.m. – 7:50 p.m.)

Presenters: Bill Emlen, Resource Management Director, Solano County, and James Leland, Principal Planner, Solano County

3. Update and provide direction on the Proposed Joint Land Use Study – *Action Item*  
(7:50 p.m. – 8:20 p.m.)

Presenters: Bill Emlen, Resource Management Director, Solano County, and James Leland, Principal Planner, Solano County

4. Status of Climate Action Plans and Energy Efficient Programs throughout the County  
(8:20 p.m. – 8:40 p.m.)

Presenters: Bob Macaulay, Director of Planning, Solano Transportation Authority, and Narcisa, Principal Planner, Solano County

5. Request for Reconsideration to Add Two Additional Members to the CCCC  
(8:40 p.m. – 8:55 p.m.)

Presenters: John Vasquez, District 4 Supervisor

## **VI. ANNOUNCEMENTS**

## **VII. CCCC CLOSING COMMENTS**

**ADJOURNMENT:** The next City-County Coordinating Council meeting is scheduled for May 14, 2015 at 7:00 p.m. at the Solano County Water Agency – Berryessa Room, 810 Vaca Valley Parkway, Suite 203, Vacaville, CA.

### Future Items for Upcoming Meeting:

- Proposed letter to UCD to consider Solano as a third campus
- Moving Solano Forward Grant - Economic Development Principles
- Update of the Affordable Care Act Implementation
- Regional Approach to Addressing Homelessness
- Legislative Update and Governor's May Revise Budget
- Local Ballot Measures Update

**SOLANO  
City County Coordinating Council  
Staff Report**

**Meeting Date: March 12, 2015**

**Agency/Staff: Daryl Halls, Executive  
Director, Solano Transportation  
Authority**

**Agenda Item No: V.1**

**Title /Subject:**

Update on Transportation Funding

**Background:**

The Solano Transportation Authority (JPA) was established by the seven cities and the County of Solano in 1990 through the development and adoption of a joint powers agreement. One of the STA's primary purposes is to identify, pursue and allocate transportation funds for various priority transportation projects and programs. Historically, Solano County has been dependent on federal, state and regional transportation funds to successfully fund regional transportation priority projects such as the I-80 HOV Lanes, widening of SR 12 Jameson Canyon, the relocation and expansion of the I-80 Eastbound Cordelia Truck Scales, the initial phases of the I-80/I-680/SR 12 Interchange, phases of the Jepson Parkway and priority transit projects such as the Vallejo Ferry Parking Structure, Curtola Park and Ride Expansion, the Vacaville Transit Center. From 2000 to 2010, the five primary sources of funding for Solano County's major transportation projects came from: 1). Traditional state funding sources such as the State Transportation Improvement Program (STIP) and State Highway Operations and Protection Program (SHOPP), 2). One time state programs such as the Traffic Congestion Relief Program (TCRP) and Proposition 1B funds, 3). Federal Earmarks, 4). Federal Cycle Funds (STP & CMAQ) provided to STA through the Metropolitan Transportation Commission (MTC), and 5). Regional Measure 2 bridge toll funds.

From 2011 to the present, a number of changes have occurred in regards to the availability of transportation funding. State funding available for the STIP and SHOPP have been inconsistent. Congress has eliminated federal earmarks. Federal cycle funds which were previously more flexible and with fewer regional guidelines have been refocused by MTC and the Association of Bay Governments (ABAG) through the One Bay Area Grant program with an emphasis on Priority Development Areas (PDAs) and by the State with a required focus on reducing green house gas emissions and addressing regional sustainable communities strategies. Regional Measure 2 (bridge toll) funds have completed their ten-year program for capital projects.

At the local level from 2000 to 2010, Solano County has been unsuccessful at passing a countywide sales tax to address local community transportation priorities such as maintaining street and roads, improving road safety, providing dedicated local funding for safe routes to schools and for senior and disability mobility. In 2013 and 2014, the cities and County successfully worked together through the STA process to establish a Regional Transportation Impact Fee (RTIF) for transportation as part of the renewal of the County's Public Facility Fee. Beginning in February of 2014, \$1,500 of the estimated \$10,000 dwelling unit equivalent (DUE) is now set aside for the RTIF and a total of \$780,000 has been collected for RTIF eligible projects during the first ten months of the program. However, these funds are RTIF funds are limited to projects that mitigate new development and these funds cannot be used for maintenance or operations.

**Discussion:**

During the Governor's State of the State address in January, Governor Jerry Brown identified the need to address California's growing infrastructure needs for highways, streets and roads, and bridges, opening the door for more discussions and proposals from the State Legislature and California State Transportation Agency (Cal STA). A month later, new Assembly Speaker Toni Atkins announced her \$2 billion per year transportation proposal, covering five years beginning in FY 2015/16 for a total of \$10 billion. This included returning Truck Weight Fees to the State Highway Account, which the Governor currently doesn't support, accelerating repayment of transportation loans, and establishing a new Road User Charge.

Also in February, in recognition of the drop in state gas prices, the Board of Equalization voted to reduce the excise tax on gasoline from 18 cents a gallon to 12 cents. Beginning in July of 2015, this could reduce transportation revenues by \$1 billion with a specific reduction of 24% for local streets and roads funds going to cities and counties, the State Transportation Improvement Program (STIP) and the State Highway Operations and Protection Program (SHOPP). This projected loss of local streets and roads funds for Solano County is \$5 million in FY 2015/16. Several legislative bills have been introduced in both the Senate and Assembly to prohibit the continued use of State Truck Weight Fees to pay off the three state transportation bonds (General Obligation Bonds) or to stabilize any reduction of the excise tax for transportation by requiring BOE use a five-year rolling average of the sales tax when adjusting the excise tax.

The creation of both the Active Transportation and Cap and Trade state grant programs demonstrates the State's intent to provide more oversight of the allocation of state funds versus historic practices of allocating state transportation funds through the metropolitan planning organizations (MPOs) such as MTC.

At the Federal level, the current Transportation Authorization is scheduled to expire in May of 2015. Discussions continue on how to extend the authorization, but consensus has not been obtained on how to fund an authorization bill. The federal bill is scheduled to again run of funds in May, unless another stop-gap measure is approved by Congress. In response, MTC recently added a fifth year to the current federal cycle funds without any significant new increase in federal cycle funds. Federal earmarks have been replaced by several rounds of the federal TIGER program administered through the Federal Department of Transportation (DOT). However, Solano projects will be ineligible if the trend continues to require that all project funding be in place.

**Recommendation:**

Provide an update regarding the status of federal, state, and regional transportation funding available for Solano County.

**SOLANO  
City County Coordinating Council  
Staff Report**

**Meeting of: March 12, 2015**

**Agency/Staff: Jim Leland, Principle Planner,  
Department of Resource Management,  
County of Solano**

**Agenda Item No: V.2**

**Title /Subject:**

Receive a presentation on preparing an update on the Travis Air Force Base Land Use Compatibility Plan.

**Background:**

Travis Air Force Base is comprised of 6,495 acres located in Solano County, CA, and serves as a critical Air Force global air mobility connection hub. The base executes the four primary mobility capabilities - airlift, aerial refueling, aeromedical evacuation, and global reach laydown. The 60th Air Mobility Wing, the Air Force's largest air mobility organization, is the host unit.

The installation also includes the 349th Air Mobility Wing, 621st Contingency Response Wing, and more than 50 other partner organizations. The Wings operate C-5, C-17, and KC-10 aircraft and provide rapid and precise global reach and mobility. Travis AFB's mission footprint now includes the Southwestern US Permanent C-17 Assault Landing Zone (ALZ) and the associated training area in Solano County and Special Use Airspace extending into Yolo and Napa counties.

The Solano County Airport Land Use Commission (ALUC) is a special purpose agency responsible for establishing Land Use Compatibility Plans for each public and military airport in Solano County. California law requires counties which contain military or public airports to establish airport land use commissions to provide for the orderly expansion of airports. This is primarily accomplished with the adoption of land use compatibility plans for individual airports.

**Discussion:**

The Airport Land Use Commission is in the middle of its effort to update the Travis Plan. Environmental Science Associates (ESA) is the prime consultant preparing the update to the Travis Plan. ESA will be making a presentation on the current status of the update program, including preliminary information on noise modeling, potential land use issues and airspace protection requirements. In addition, ESA will be updating their schedule for the expected completion of the study.

**Recommendation:**

Receive a presentation on preparing an update on the Travis Air Force Base Land Use Compatibility Plan.

**SOLANO  
City County Coordinating Council  
Staff Report**

**Meeting of: March 12, 2015**

**Agency/Staff: Jim Leland, Principle Planner,  
Department of Resource Management,  
County of Solano**

**Agenda Item No: V.3**

**Title /Subject:**

Receive a presentation on the proposed Joint Land Use Study for Travis AFB.

**Background:**

Travis AFB was nominated for a Joint Land Use Study (JLUS), funded by the Department of Defense, Office of Economic Adjustment. A JLUS is conducted in partnership with local governmental agencies and other stakeholders in order to:

- Plan compatible civilian uses around local military facilities and to carry out efforts to ensure compatible use,
- Engage the private sector to support compatible use, and
- Partner with the Military Departments as they seek compatible civilian activities consistent with their local missions

The County of Solano was identified as the local partner to sponsor the JLUS.

**Discussion:**

The Office of Economic Adjustment, in conjunction with Travis AFB Leadership, identified the following goals for the study:

- Spectrum Encroachment Issues
  - There is a need to review shared spectrum requirements to ascertain whether or not there is any digital surface radar interference that may be experienced between wireless cell phone towers and microwave communications.
- Urban Issues
  - Enhancing anti-terrorism/force protection near the base entry;
  - Future use for a former leaseback area near the northeast corner of base.
  - Economic pressures to expand urban growth toward the Base.
- Environmental Issues
  - Mitigation Banks, which could generate additional bird activity and the threat of bird strikes.

The JLUS study will address issues with the potential to impact the Base that would not customarily be addressed by the Airport Land Use Commission in its update to the Travis AFB Land Use Compatibility Plan.

**Recommendation:**

Receive a presentation on the proposed Joint Land Use Study for Travis AFB.

**SOLANO  
City County Coordinating Council  
Staff Report**

**Meeting of.    March 12, 2015**

**Agency/Staff: Robert Macaulay, Director of Planning, Solano Transportation Authority, Narcisa Untal, Principle Planner, Department of Resource Management, Solano County, and J.Paul Harrington, Project Manager, Solano Economic Development Corporation**

**Agenda Item No: V.4**

**Title /Subject:**

Status of Climate Action Plan (CAP) and Energy Efficient Programs throughout Solano County.

**Background:**

On July 13, 2011, the STA Board authorized staff to pursue funds from the California Strategic Growth Council (SGC) for the development of a multi-agency Climate Action Plan (CAP) and CAP Implementation Strategy, subject to endorsement from the Solano City County Coordinating Council (4Cs). Subsequently, the Pacific Gas and Electric Company (PG&E) contacted STA and stated that funds were available to assist STA in the development of a CAP focused on energy production and use. The ECCAPs cover the cities of Dixon, Fairfield, Rio Vista, Suisun City and Vacaville. CAPs have already been adopted by the cities of Benicia and Vallejo, and by Solano County.

On August 11, 2011, the 4Cs requested STA take the lead in seeking an SGC grant for the multi-agency CAP and CAP Implementation Strategy. On May 10, 2012, the SGC announced that Solano County and STA were awarded \$274,000 for development of a countywide CAP and implementation plan. The CAP implementation plan can cover all 7 cities and the county if they wish to participate. STA retained the services of AECOM, the firm that prepared the ECCAPs, to assist in the SGC CAP implementation.

In November and December 2012, the draft ECCAPs were presented to the Planning Commissions of Dixon, Fairfield, Rio Vista and Suisun City. All 4 Planning Commissions forwarded the ECCAPs to the City Councils, with the understanding that final hearings would not be held until the SGC-funded documents are also ready for consideration.

During the spring and summer of 2013, STA staff made presentations to the 4Cs regarding the non-energy CAPS. A public outreach meeting was conducted on June 27, 2013 at the Solano County Events Center, and was attended by approximately 20 members of the public.

**Discussion:**

The SGC-funded CAPs were completed and provided to the 4 participating cities - Dixon, Fairfield, Suisun City and Rio Vista - in June of 2014. This met the most basic requirement of the SGC grant. The 4 participating cities are responsible for conducting California Environmental Quality Act (CEQA) review and taking action on the draft CAPs that were provided to them.

The status of the cities' action on their CAPs is:

- Dixon - no formal action. When the Dixon General Plan is updated, the CAP will be incorporated into the General Plan and/or its supporting CEQA document.
- Fairfield - Planning Commission review scheduled for April 2015, and City Council consideration expected in May.
- Rio Vista - the City Council considered the Rio Vista CAP on November 18, 2014. A General Plan amendment to incorporate the CAP will be considered at the City Council meeting of March 17, 2015.
- Suisun City - action on the draft CAP is not anticipated as part of the current General Plan update, and no date for further action has been set.

In addition, the City of Vacaville has included climate action policies in its pending General Plan.

In the last six months of 2014, the CPA technical advisory committee met two additional times to discuss coordination of the implementation of various climate initiatives. Because GHG reduction activities are spread across many aspects of municipal government, such as transportation, solid waste disposal and building codes, there is no single entity that is properly positioned to take a coordinating role. STA offered to act as a coordinating and convening agency for specific issues at the request of the County or one of the cities, but regular climate action meetings were not proposed. The monthly Planning Directors meeting, also coordinated by STA, is another format at which climate action issues can be raised.

### **Energy Efficient Programs throughout the County**

What is Energy Efficiency? According to the Environmental Protection Agency, energy efficiency refers to products or systems using less energy to do the same or better job than conventional products or systems. For example, replacing an incandescent lamp with a compact fluorescent lamp (CFL) is energy efficiency because a CFL uses much less energy to produce the same amount of light as an incandescent. Turning off a light, however, is not energy efficiency but is energy conservation.

Over the last year, Solano County and its partners have been introducing cost-effective energy efficiency measures and financing programs for energy efficiency projects to public facilities, non-profits, schools, homes, farms, and businesses. These measures include residential furnace and cooling system replacement, commercial lighting and refrigeration upgrades, LED streetlight retrofits and many more. Our collective purpose is to achieve energy savings, sector-by-sector, while reducing greenhouse gas emissions countywide.

### Public Facilities/Non-Profits/Schools/Farms/Small-to-Medium Size Businesses (SMBs)

These sectors are served by Solano Energy Watch (SEW) - a partnership between Solano County, Solano Economic Development Corporation and Pacific Gas and Electric Company. A SEW auditor provides a no-cost, no-obligation energy audit, project management services, and rebate handling. Rebates cover approximately 30%-100% of an energy efficient project cost and are subtracted from the customer's out-of-pocket, or financed, costs so there is no waiting weeks for a refund.

### Single-Family/Multi-Family

These sectors are served year-round by the Bay Area Regional Energy Network (BayREN) – the City of Suisun City is the BayREN program administrator for the cities of Benicia, Dixon, Fairfield, Rio Vista, Suisun City, Vacaville, Vallejo and unincorporated Solano County. Energy audits and rebates are offered through Energy Upgrade California. Residential rebates range from \$1,000 to \$6,500 and multi-family rebates are available up to \$750 per unit.

SEW also serves this sector for a limited time during the summer through a partnership with Rising Sun Energy Center. They are a non-profit focused on green workforce development and train local young adults ages 15 to 22 to be Energy Specialists. These specialists will conduct no-cost Green House Calls that include the installation of energy efficient lighting, high-efficiency aerators for bath and kitchen, showerheads, clotheslines, power strips, and more.

#### Financing Options

1. PG&E offers a 0% On-Bill Financing loan program through SEW to the following sectors:
  - Public Facilities/Schools: Borrow up to \$1 million payable over 10 years
  - Non-Profits/Farms/SMBs: Borrow up to \$100,000 payable over five years
  - Single-Family/Multi-Family: Not Available
  
2. ALL sectors are eligible for financing through Property Assessed Clean Energy (PACE) financing programs such as CaliforniaFIRST or HERO, if approved by their local government. PACE financing allows property owners to pay the project amount back as a line item on their property tax bill. Eligible projects include energy efficiency, renewable energy and water conservation upgrades.

#### **Solano Energy Watch**

Solano Energy Watch operates as an Energy Efficiency Awareness partnership between Solano Economic Development Corporation, County of Solano and Pacific Gas and Electric Company. Solano EDC staff will provide an update. A summary of the program is contained in Attachment D.

#### **Recommendation:**

Receive a final report on the development and adoption of CAPs funded by a state Strategic Growth Council grant. This is a follow-up to the PG&E-funded Green Communities Program Energy Chapter Climate Action Plans (ECCAPs), and

Receive an update of Energy Efficient Programs throughout Solano County, and

Receive an update of Energy Efficient Programs coordinated by Solano EDC.

#### Attachments:

- A – BayREN 2014 End-of-Year Report
- B – BayREN 2015 Workshops
- C – HERO Program
- D – Solano Energy Watch
- E – City of Benicia Marin Clean Energy (MCE) Briefing Paper

## Cities and County of Solano BayREN Program

City of Suisun City (Program Administrator)

Solano BayREN Representatives: Kathy Lawton, Housing Manager and Trishia Pascobillo, Assistant Planner

Website: [www.suisun.com/bayren](http://www.suisun.com/bayren) / Telephone: 707-421-7336

### What is the Bay Area Regional Network

The San Francisco Bay Area Regional Energy Network (or “BayREN”) is a collaboration of the nine Bay Area counties to implement an effective energy savings program on a regional level, and draw on the expertise, experience and proven track record of Bay Area local governments to develop and administer successful climate, resource and sustainability programs.

The City of Suisun City (BayREN member agency) administers the BayREN Program on behalf of the cities of Benicia, Dixon, Fairfield, Rio Vista, Suisun City, Vacaville, Vallejo and unincorporated Solano County. BayREN has three main elements: (1) Single-Family Home Upgrades & Rebates, (2) Multi-Family Home Upgrades & Rebates and (3) Title 24, Part 6, Energy Codes and Standards Training.

**Single-Family Energy Home Upgrades:** Energy Upgrade California offers rebates and free consulting for energy savings for property owners of single-family through the BayREN program. This analysis will help homeowners identify specific projects that will result in actual savings and qualify for rebates from \$1000 to \$6,500.

**Multi-Family Home Upgrades:** BayREN offers owners of multi-family properties with five or more attached units free consultations to customize a package of improvements projected by 10% the whole building energy use of a multi-family structure. The program assists in planning energy saving improvements designed to help bring down the cost of an upgrade for a multifamily residential complex between 20 to 40 percent. Rebates are available at up to \$750 per unit.

**Codes and Standards:** The Codes and Standards component is for City and County agencies as a joint effort to achieve full compliance within each jurisdiction with provisions of the California Energy Code, Title 24, Part 6. The Codes and Standards program conducts Energy Code Training, Permit Resource Opportunity Program or “PROP” visits which assists Building Departments in supporting energy code compliance and streamlining, lastly, BayREN hosts Regional Forums that focus on policy and program design issues and energy code compliance.

### 2014 Year End Totals

**Single Family Rebates:** End of the year applications processing was 39. 82 homes completed building enhancements and issued rebates. Solano County rates as third highest rebates issued out of the nine counties for single family homes. Ten outreach events targeting Solano County occurred in 2014.

**Multifamily Rebates:** Three multifamily projects in the project pipeline with a total of 106 units (located in Suisun, Fairfield, and Vacaville). An interested application from November 2014 was: Birchwood Apartments (110 units) in Fairfield, Bay Village (260) in Vallejo. A Case Study on Arroyo Crossing in Vacaville building enhancements was submitted to the California State Utilities Commission.

**Codes and Standards:** One PROP visit in Suisun City; five Energy Code Trainings with attendance from Solano County, Vacaville, Suisun City, Fairfield and outside Solano County jurisdictions, such as, Winters (Yolo County), Napa County. Sustainable Benicia presented on the City of Benicia Gray Water Toolkit Program during the October 2014 Regional Forum on Sustainability.



# Upgrades for your home. Savings for your family.

## Get rebates and incentives with a Home Upgrade.

Learn from a participating contractor how Energy Upgrade California can decrease your monthly energy bills and potentially make you eligible for up to **\$6,500 in rebates** for improvements through a **free workshop** hosted by Solano BayREN, Solano County Library, Benicia Public Library and City of Dixon.

Date	Time	Location
March 4	6:30 PM	Fairfield Civic Center Library 1150 Kentucky Street
March 11	6:30 PM	Dixon Senior Multi-use Center 201 S. Fifth Street
March 19	6:30 PM	Vacaville Public Library Town Square 1 Town Square Place
March 23	6:30 PM	Benicia Public Library 50 East L Street
April 9	6:30 PM	Suisun City Library 601 Pintail Drive
April 14	6:30 PM	Rio Vista Library 44 South Second Street
April 29	6:30 PM	Vallejo John F. Kennedy Library, 505 Santa Clara Street

Home Upgrade Community Workshops are **FREE** to attend but a **RSVP** is requested so that materials are on hand.

**Light snacks and refreshments will be provided.**

A participating contractor and a property assessment financing representative will be available to answer questions.

*Wasting energy is my pet peeve.*



Please **RSVP** by visiting  
[www.suisun.com/bayrenworkshops](http://www.suisun.com/bayrenworkshops)  
 or by calling **707-421-7336**



Suisun City is working with the Association of Bay Area Governments to bring the Energy Upgrade California Program to the cities of Benicia, Dixon, Fairfield, Rio Vista, Suisun City, Vacaville, Vallejo and the unincorporated areas of Solano County. The Bay Area Regional Energy Network program promotes energy efficiency and green building upgrades for existing residential properties in all of the nine counties in the Bay Area.



Stimulates Economy



“ Why HERO? It’s made our community better by lowering unemployment, increasing environmental efforts, and boosting our economy!

— RUSTY BAILEY, MAYOR OF RIVERSIDE, CA



Your energy efficient future, today.

## HERO Impact

As HERO spreads across the state, a wave of economic and environmental impact has followed close behind. Here are some of our successes, to date.



Saves Energy



“ Our electric bill said ‘You owe 96 cents; Do not pay this bill.’ We couldn’t believe it. Why doesn’t everyone get HERO?

— BRUCE & KIMBERLY STAGGER, LAKE ELSINORE, CA



Creates Jobs



“ With HERO funding 50% of our sales, we’ve been able to hire 22 people this year! You should absolutely bring HERO to your community.

— WC HEATING & AIR CONDITIONING, MURRIETA, CA

# HERO Positively Impacts Your Community

The HERO Program is a public / private partnership designed to help communities become more energy efficient and to stimulate their local economies. As the leading provider of PACE (Property Assessed Clean Energy) financing in the country, we are actively making a difference in local communities. Our turnkey solution will have your community up and running with HERO in no time!



Create  
Local Jobs



Increase  
Property Values



Reduce Greenhouse  
Gas Emissions



Lower  
Utility Bills

## Bring HERO to Your Community

Start today and be up-and-running in as few as 90 days

### Step 1. YOU ADOPT

Jurisdiction adopts a resolution making HERO available to property owners.

### Step 2. WE IMPLEMENT

HERO handles everything from setup through launch, including contractor training and local marketing.

## Start the Conversation



Northern California

**John Law** | 209-602-8990 | [jlaw@heroprogram.com](mailto:jlaw@heroprogram.com)

Southern California

**Dustin Reilich** | 949-237-0965 | [dreilich@heroprogram.com](mailto:dreilich@heroprogram.com)

**Solano Energy Watch**

Phone: 707-639-1044

Date: January, 2015

**2014 Program Summary**

**Management:**

Sandy Person

Dale Pfeiffer

J.Paul Harrington

Pat Uhrich

Program Director

Program Manager

Project Manager

Project Administration

**Industry:**

Solano Energy Watch operates as an Energy Efficiency Awareness partnership between Solano Economic Development Corporation, County of Solano and Pacific Gas and Electric Company.

**Partnership Description:**

We provide no cost energy evaluations to commercial customers of PG&E using the most up to date rebates and incentives for lighting and refrigeration retrofits. Solano EDC is the marketing arm of the conglomerate. Our mission is simple; Save the businesses of Solano County Energy and Money!

**End of Year Summary 2014**

- SEW exceeded all goals. KWH by 160% and KW by 360%
- Completed all objectives according to contract
- Developed data base to track EDC projects
- Surpassed \$225,000 in energy savings back into Solano County businesses
- Secured contract to continue through 2015
- Direct contact with approximately 300 small businesses in Solano County

**Looking ahead to 2015**

- Goals will remain unchanged
- Current EDC pipeline: 61 projects / 1.1 mil KWH / 125 KW with EST. \$209,000 in savings 90 - 120 day cycle, 60% completion rate
- Continue with 2014 offerings and strategy
- Plan for a long term 2016 contract with possible expansion of offerings such as: HVAC / Bench Marking / Non-resource (awareness)

**Partial list of Successes:**

Solano Food Bank

Meals on Wheels

Colliers International

Habib's Famous Kabobs

Momentum Chrysler

Taqueria Mexico

Amar Grocery

Guanajuato Market

Benicia Cabinetry

Vacaville Outlet Stores

Daytech Automotive

St. Basil's Church

Ace Hardware

J&M Mississippi BBQ

Selecta Market

IHOP

Pacific Island Market

Vallejo German Car Care

Clinic

AAA Auto body

First Baptist Church of

Vacaville

Café Rio

Chevron Gas Station



## Community Development Department

### MEMORANDUM

**Date:** March 3, 2015  
**To:** Brad Kilger, City Manager  
**From:** Alex Porteshawver, Consulting Climate Action Plan Coordinator  
**Re:** City of Benicia Marin Clean Energy (MCE) Process Briefing Paper

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#### I. Introduction

In 2009, the City of Benicia adopted a Climate Action Plan (CAP) and set greenhouse gas (GHG) reduction targets consistent with the State. Then, in 2012, the City hired a CAP Coordinator to assist the City to implement priority CAP strategies and help it achieve its GHG reduction goals. One of those priority strategies, *Strategy E-2.6. Community Choice Aggregation Feasibility Assessment*, states that the City should consider a feasibility study and financial analysis to determine the viability of a CCA. The CAP Coordinator researched two different options: establishing a new CCA or joining an existing CCA. Because of cost associated with establishing a new CCA<sup>1</sup>, the City opted to assess the feasibility of joining an existing CCA. Marin Clean Energy (MCE) is the only existing CCA that Benicia could join. Below is an overview of the process to join MCE.

#### II. Community Choice Aggregation (CCA) Overview

Community Choice Aggregation (CCA) allows local governments to purchase and/or develop renewable electricity on behalf of their residents, businesses, and municipal accounts. CCA programs generate and procure their own renewable electricity and rely on PG&E to deliver electricity through its transmission and distribution system. PG&E continues to provide meter reading, billing, maintenance, and outage response services. MCE's generation charge appears on the PG&E bill and customer payment is remitted to MCE by PG&E. MCE also gets a portion of Public Good Charge funding, collected as a small surcharge on all PG&E bills, to fund energy efficiency programs. Customers can

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<sup>1</sup> For example, the Alameda County Board of Supervisors allocated \$1.3 million to conduct a feasibility assessment.

take advantage of either MCE or PG&E rebate, incentives, or programming, but cannot take advantage of both. According to California law, customers are automatically enrolled in a CCA once their jurisdiction creates a CCA or opts in to an existing CCA. Electricity customers are provided opportunities to “opt out” of the program and continue to receive power generated by PG&E.

In addition, both MCE and PG&E are required to report their electric power content, including percentage of renewable energy, to the California Energy Commission (CEC) and the CPUC. MCE voluntarily purchases renewable energy in excess of the State’s Renewable Portfolio Standard requirements (33% by 2020) in order to meet MCE’s renewable content of at least 50% (Light Green) and 100% (Deep Green); PG&E is currently at 23.8%. MCE typically meets these thresholds by buying a combination of renewable electricity<sup>2</sup> and unbundled Renewable Energy Credits (RECs). An unbundled REC represents the environmental attributes only of electricity produced and used somewhere elsewhere.

### **III. Marin Clean Energy (MCE): Background and First Steps**

Within PG&E’s territory there are two active CCAs: Marin Clean Energy (MCE) and Sonoma Clean Power. According to California law, customers are automatically enrolled in a CCA once their jurisdiction creates a CCA or opts in to an existing CCA. Residents are provided five opportunities to “opt out” of the program and continue to receive power generated by PG&E.

Marin Clean Energy (MCE) began serving the electricity generation needs of customers within Marin County in 2010. In 2013, MCE expanded to the City of Richmond and in 2014, sought to include additional jurisdictions. In 2014, the cities of El Cerrito and San Pablo joined as did the unincorporated parts of Napa County. Before offering membership to any new jurisdiction, MCE requires that a membership analysis is completed. MCE assesses the City’s electrical load and determines whether MCE can provide service to the City without having a negative rate or environmental impact on its current customers.

- June 17, 2014, the City Council allocated \$18,000 in Valero Good Neighbor Steering Committee Settlement Agreement funds and authorized the City Manager to execute a contract with MCE and organize a Council Study Session so that the public and Council could learn more about CCAs in general.

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<sup>2</sup> The State of California defines renewable energy sources as: biomass & biowaste, geothermal, eligible hydroelectric, solar electric, and wind.

- September 9, 2014 study session, Council directed staff to assess the need for further outside review of the pending MCE Membership Analysis. Staff received the completed MCE analysis on September 10, 2014, which concluded that Benicia joining MCE would have a net beneficial impact on MCE's current customers and likely reduce near term electrical energy costs for Benicia residents and businesses.
- October 7, 2014 the City Council directed staff to complete an independent analyses prepared by MRW & Associates and Davis Wright Tremaine, LLP. The analyses were completed on October 22 and 23.

#### **IV. Independent Analysis of MCE**

Below is a brief description of the analysis requested and an overview of the main findings from each of these reports: Legal Analysis (Davis Wright Tremaine) and Benefit-Risk Assessment (MRW & Associates). The City requested review of legal and regulatory developments pertaining to MCE in particular and CCAs in general since 2010 (when the last reports were prepared). Below are the general findings of that analysis:

1. The risks of liability related to joining the MCE JPA are limited, but under California law, the JPA cannot and does not insulate the City from all risk.
2. AB 2145 is the only new piece of legislation introduced that impact CCAs, but it did not pass.
3. The CPUC has taken significant actions to improve the regulatory landscape for CCAs since 2010 including regulating the conduct of investor owned utilities toward CCAs.
4. The City's existing agreement for Net Energy Metering (NEM) service with PG&E for solar photovoltaic generation facilities would not be invalidated were the City to join MCE. Benefit-Risk Analysis (MRW & Associates and SAGE Renewables).

The City requested that MRW and SAGE conduct an independent analysis of the potential benefits and risks to the City's electricity customers and to the City itself if it were to join MCE. This analysis also includes an analysis of MCE as a business entity and the Membership Analysis prepared by MCE for the City. SAGE subcontracted with MRW to analyze the impact of MCE membership on City solar accounts. Below are the major findings from this report:

1. There are a wide range of benefits and risks to joining MCE. MRW generally concurs with the benefits of joining as stated by MCE.
2. One of the highest risks is whether MCE's rates can remain cost competitive with PG&E's over time and customer responsibility for exit fees required to be

paid by MCE customers to compensate PG&E for power it has procured on their behalf.

3. MCE's policy for paying excess NEM bill credits will remain in effect for the short-term, but may change in the long-term.

4. PG&E's proposal to cap the A-6 tariff (rate the City is currently on at its solar sites) may result in a loss of value from the energy generated by the solar sites and MCE may also make similar changes to its A-6 rate to remain cost competitive with PG&E's.

The independent analysis prepared by MRW & Associates and Davis Wright Tremaine, LLP show there are many benefits and risks of varying degrees to the City, residents and businesses in joining MCE. The conclusion of the analysis shows that MCE's current rates are likely to be less than PG&E's. The key long term risk is that at some point in the future, MCE's cost to customers could exceed PG&E's. The key long-term benefit is the potential significant reduction in GHG emissions from MCE relative to PG&E.

## **V. Joining MCE and Outreach to Customers**

On November 4, 2014, the Council approved the Marin Clean Energy (MCE) Joint Powers Agreement and authorizes the implementation of a community choice aggregation (CCA) program by:

1. Introducing an ordinance approving the Marin Clean Energy (MCE) Joint Powers Agreement and authorizing the implementation of a Community Choice Aggregation (CCA) program and
2. Adopting the related resolution.

In January 2015, the CAP Coordinator began working with MCE to develop a comprehensive Community Outreach Plan that would help guide MCE's efforts to inform the community about their electricity options. As part of this process, MCE established the Community Leader Advisory Group (CLAG) to provide input and guidance to MCE to ensure outreach is effective and reaches the greatest number of customers possible. MCE has already scheduled many different meetings with community groups and plans to attend a number of community events. While the CAP Coordinator facilitates the implementation of the outreach campaign, MCE leads this effort with its staff and resources.

## **VI. Budget Information**

Joining Marin Clean Energy (MCE) requires approximately \$15,000 to conduct a membership analysis (mentioned in Section I). The City expended an additional \$30,000 to complete independent third party review of MCE as an organization,

of the membership analysis, and of the financial impact to customers, including the City. The CAP Coordinator spends approximately 1 hour per week facilitating the outreach process. There was also staff time necessary to prepare all staff reports for the City Council and coordinate independent review. If the County chose to assess the feasibility of establishing its own CCA, it would likely be close to the cost of the Alameda County feasibility study, \$1.3 million, but that figure is only an estimate and would need to be refined.

## **VII. Environmental Review**

After consultation with the City Attorney, the City concluded that joining MCE is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable. The potential environmental impacts are speculative in nature and require no further analysis at this time.

## **VIII. Conclusion**

MCE service will begin for Benicia customers in May 2015. The process to join MCE took approximately 5 months, which included a Council Study Session, the required MCE membership analysis and independent review. The total cost to the City to join was \$42,500 (\$12,500 for membership analysis and \$30,000 for independent analyses). MCE will not be conducting new membership analyses until Quarter 3 of 2015. In the meantime, interested communities may still send official letters requesting consideration for membership; this will save a community's spot in the queue.

**SOLANO  
City County Coordinating Council  
Staff Report**

**Meeting of. March 12, 2015**

**Agency/Staff: Supervisor John Vasquez,  
District 4**

**Agenda Item No: V.5**

**Title /Subject:**

**Reconsider Adding Educational Leaders to the City County Coordinating Council (CCCC)**

**Background:**

At the November 13, 2014 CCCC meeting, Supervisor Vasquez requested a discussion be brought forward to amend the structure and operations of the CCCC to add the Superintendent of Schools. The item was included on the February 12, 2015 agenda however; Supervisor Vasquez was unable to attend the meeting. Following a discussion on the issue, the CCCC voted to refer the item back to the CCCC Joint Steering Committee and requested Supervisor Vasquez be invited to participate in the discussion. Following a discussion at the CCCC Joint Steering Committee on February 19, 2015, Supervisor Vasquez requested the item be brought back to the CCCC for reconsideration.

**Discussion:**

At the November 13, 2014 CCCC meeting, Supervisor Vasquez requested a discussion be brought forward to amend the structure and operations of the CCCC to add the Superintendent of Schools. After a short discussion the CCCC voted in favor of such a discussion. Supervisor Vasquez agreed to make contact with the Superintendent of schools to ensure his continued interest in participating in the CCCC's.

During the CCCC Joint Steering Committee meeting on January 26, 2015 a discussion on amending the CCCC structure and operations resulted in an alternative approach. Committee members suggested that instead of amending the existing structure, it would be more feasible to start up a standing adhoc committee on education and invite educational leaders to participate in the discussions when issues arise that may impact the educational community. It was also suggested that in addition to considering the Superintendent of Schools or his/her designee, the Community College leadership also be invited to participate in the standing adhoc committee.

This report is to reconsider options to ensure the educational leaders in Solano County have the opportunity to participate in regional issues that may impact their communities or operations.

**Recommendation:** Discussion and direction.

**Attachments:**

1. CCCC Structure and Operations

## **Solano City County Coordinating Council**

### **History of City County Coordinating Council:**

On June 18, 1991, the Solano County Board of Supervisors and the Mayors of Solano County's seven cities established the Solano City County Coordinating Council (CCCC). The primary reason provided for its creation was to explore ways to improve city/county communications, coordination and problem resolution. As outlined in the agreement establishing the Solano CCCC, the group was to meet on a regular basis before or after the monthly meeting of the Solano County Water Agency. On April 14, 2005 the City County Coordinating Council approved several changes to formalize the operation of the City County Coordinating Council as outlined below.

### **Purpose Statement:**

"The purpose of the Solano City County Coordinating Council is to discuss, coordinate and resolve City/County issues, including but not necessarily limited to land use planning, duplication of services/improving efficiency, as well as other agreed to topics of regional importance, to respond effectively to the actions of other levels of government, including the State and Federal government, to sponsor or support legislation at the State and Federal level that is of regional importance, and to sponsor or support regional activities that further the purpose of the Solano City County Coordinating Council." ( revised & adopted 1-10-08)

### **GOVERNANCE/SELECTION AND ROTATION OF BOARD CHAIR**

There shall be a Chair and a Vice Chair of the City County Coordinating Council and they shall come from each of the two member organizations. The Chair and Vice-Chair shall rotate on a bi annual basis between the Board of Supervisors and the Mayor's Conference. The Chair and Vice Chair shall serve two year terms. The appointment of the Chair or Vice Chair shall be determined by the respective organization whose turn it is to serve as Chair or Vice Chair the City county Coordinating Council. (I.e. if Mayor's Conference turn to chair, the Mayor's Conference will appoint the chair of the CCCC, and if the Board's turn to chair, then the Board will designate the Chair of the CCCC.) Appointment of the vice chair would follow the same process. (If Mayor's Conference turn as vice chair, the Mayor's Conference will appoint the vice chair for the year, and if the Board's turn as vice chair, then the Board will designate the vice chair for the year).

### **MEETING SCHEDULE**

The City County Coordinating Council shall meet quarterly. Additional meetings may be scheduled if deemed necessary by the Joint Steering Committee. The City County Coordinating Council shall adopt a two year meeting schedule. The City County Coordinating Council has designated the months of February, May, August and November as their quarterly meeting months. The four quarterly meetings shall be scheduled in coordination with the Solano Count Water Agency Board meetings and will either be in lieu of the Solano County Water Agency Board meetings or follow a shorter consent item SCWA meeting on the second Tuesday of the quarterly months adopted.

City County Coordinating Council  
Structure & Operation  
Approved update 1 10 08

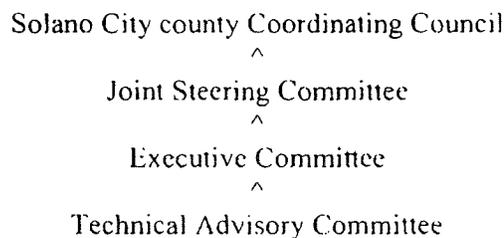
City County Coordinating Council should host a General Assembly once every year or two. The General Assembly would be for the full Board of Supervisors, Mayor's Conference and the city council members of each city.

### **PROCESS FOR AGENDIZING TOPICS FOR CCCC MEETINGS**

A specific work plan for meeting agenda topics shall be developed and adopted for the upcoming year with tentative subjects for the second year. The work plan shall be prepared by the Joint Steering committee and presented to the City County Coordinating Council at a meeting annually for confirmation. Agenda topics may be requested/submitted by the following:

- Mayor's Conference
- Board of Supervisors
- Individual Members of the Solano City County Coordinating Council Board
- Other countywide, regional, state or federal agencies
- Other interest groups

### **ORGANIZATIONAL STRUCTURE**



#### **Joint Steering Committee**

There shall be a Joint Steering Committee for the City county Coordinating Council. The Joint Steering Committee will consist of two members of the Mayor's Conference designated by the Mayor's Conference and two member of the Board of Supervisors designated by the Board of Supervisors. The function of the Joint Steering Committee would include developing the draft work plan for the City county Coordinating council, the setting of the meeting agendas, confirming presentations and speakers, and working with staff of respective agencies invited or requested to attend or make presentations at a City County Coordinating Council Meeting. The Joint Steering Committee should consist of the Chair of the Mayor's Conference, the Chair of the Board of Supervisors, and the designated Chair and Vice Chair of the CCCC. The Joint Steering Committee should operate on a consensus basis when developing the proposed work plan and in the preparation of the agenda items.

#### **Executive Steering Committee**

There shall be an Executive Management Committee ensure continued and effective coordination on regional matters. The Executive Management Committee will support the efforts and future work plan of the Solano City county Coordinating Council. The membership is as follows:

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- City Managers from Benicia, Dixon, Fairfield, Rio Vista, Suisun City, Vacaville and Vallejo
- County of Solano CAO
- STA Executive Director
- SCWA General Manager
- LAFCo Executive Officer

A prime task for the Executive Committee would be to coordinate with designated agency representatives and the City County Coordinating Council support staff on the development of staff recommendations and reports for Solano CCCC meetings.

**Technical Advisory Committee**

To provide adequate staff support and technical review, and to not overburden County staff, there will be a Technical Advisory Committee (TAC) consisting of the Planning Directors for the seven cities, the County of Solano's Director for Resource Management, and the Planning Directors for STA, SCWA, LAFCo Executive Director and other affected agencies. Other invited participants could be representatives from ABAG, BAAQMD, YSAQMD, ALUC, or representatives from special districts.

**City County Coordinating Council Support Staff**

The coordination of the agenda, scheduling of meetings, and coordination with other agencies on behalf of the Solano CCCC be the responsibility of the County of Solano through the County's Director of Resource Management or designee.