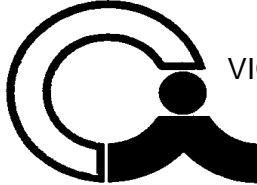

PLANNING COMMISSION

CITY OF INDUSTRY

REGULAR MEETING AGENDA
OCTOBER 8, 2015 11:00 A.M.



CHAIRWOMAN ANDRIA WELCH
VICE CHAIRMAN FRANK CONTRERAS
COMMISSIONER JIM DIVERS
COMMISSIONER BERT SPIVEY
COMMISSIONER - VACANT

Location: City Council Chamber, 15651 East Stafford Street, City of Industry, California

Addressing the Planning Commission:

- ▶ **Agenda Items:** Members of the public may address the Planning Commission on any matter listed on the Agenda. In order to conduct a timely meeting, there will be a three-minute time limit per person for any item listed on the Agenda. Anyone wishing to speak to the Planning Commission is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the Secretary prior to the Agenda item being called by the Secretary prior to the individual being heard by the Planning Commission.
- ▶ **Public Comments (Non-Agenda Items):** Anyone wishing to address the Planning Commission on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a three-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the Planning Commission from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the Planning Commission is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the Secretary prior to the Agenda item being called by the Secretary and prior to the individual being heard by the Planning Commission.

Americans with Disabilities Act:

- ▶ In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.

Agendas and other writings:

- ▶ In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 East Stafford Street, Suite 100, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Friday 9:00 a.m. to 5:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.
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1. Call to Order
 2. Flag Salute
 3. Roll Call
 4. Public Comments
-
-

5. Consideration of the minutes of the August 24, 2015 regular and special meetings.

RECOMMENDED ACTION: Approve as submitted.

6. Presentation and discussion regarding the Climate Action Plan, a comprehensive roadmap outlining the activities the City will undertake to reduce greenhouse gas emissions.

RECOMMENDED ACTION: Discuss and provide direction to staff.

7. Adjournment. Next regular meeting: Thursday, November 12, 2015 at 11:00 a.m.

PLANNING COMMISSION

ITEM NO. 5

PLANNING COMMISSION ADJOURNED REGULAR AND SPECIAL
MEETING MINUTES
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CALL TO ORDER

The Adjourned Regular Meeting and Special Meeting of the Planning Commission of the City of Industry, California, was called to order by Commissioner Andria Welch at 11:00 a.m. in the City of Industry Council Chamber, 15651 East Stafford Street, California.

FLAG SALUTE

The flag salute was led by Commissioner Andria Welch

ROLL CALL

PRESENT: Andria Welch, Commissioner
Frank Contreras, Commissioner
Bert Spivey, Commissioner

STAFF PRESENT: Bianca Sparks, Assistant City Attorney; Brian James, Planning Director; and Cecelia Dunlap, Secretary.

PUBLIC COMMENTS

There were no public comments.

CONTINUED PUBLIC HEARING REGARDING CONDITIONAL USE PERMIT NO. 15-6, SUBMITTED BY JADE HOUSE, TO ESTABLISH ALCOHOL SERVICE (TYPE 41 ABC LICENSE) AT AN EXISTING FAST-FOOD RESTAURANT LOCATED AT 18207 GALE AVENUE

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO OPEN THE PUBLIC HEARING. MOTION CARRIED 3-0.

Senior Planner Helling presented a staff report to the Planning Commission.

Commissioner Welch inquired if anyone wished to be heard on the matter. There were no comments.

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO CLOSE THE PUBLIC HEARING. MOTION CARRIED 3-0.

PLANNING COMMISSION ADJOURNED REGULAR AND SPECIAL
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CONSIDERATION OF RESOLUTION NO. PC 2015-10 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA, APPROVING CONDITIONAL USE PERMIT NO. 15-5 TO ALLOW THE ON-SITE SALE OF BEER AND WINE AT AN EXISTING RESTAURANT LOCATED AT 18207 GALE AVENUE, CITY OF INDUSTRY, CALIFORNIA, AND THE NOTICE OF EXEMPTION REGARDING SAME

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO APPROVE RESOLUTION NO. PC 2015-10. MOTION CARRIED 3-0.

CONSIDERATION OF RESOLUTION NO. PC 2015-09 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY RESCINDING RESOLUTION NO. PC-394 AND AMENDING THE TIME OF REGULAR MEETINGS FOR THE PLANNING COMMISSION

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO APPROVE RESOLUTION NO. PC 2015-09. MOTION CARRIED 3-0.

CONSIDERATION OF RESOLUTION NO. PC 2015-11 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA, MAKING CERTAIN FINDINGS CONCERNING THE SUMMARY VACATION OF CERTAIN EXCESS PORTIONS OF VIRGIL WATERS WAY WITH RESPECT TO THE CONSISTENCY OF THE PROPOSED VACATION WITH THE CITY OF INDUSTRY GENERAL PLAN PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65402

Planning Director James presented a staff report to the Planning Commission.

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO ADOPT RESOLUTION NO. PC 2015-11. MOTION CARRIED 3-0.

PUBLIC HEARING REGARDING GENERAL PLAN AMENDMENT 15-1, A PROPOSED AMENDMENT TO THE ROADWAY CLASSIFICATION PLAN OF THE GENERAL PLAN CIRCULATION ELEMENT TO REMOVE A SUPERFLOUS PORTION OF EL ENCANTO ROAD

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO OPEN THE PUBLIC HEARING. MOTION CARRIED 3-0.

PLANNING COMMISSION ADJOURNED REGULAR AND SPECIAL
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Planning Director James presented a staff report to the Planning Commission.

Commissioner Welch inquired if anyone wished to be heard on the matter. There were no comments.

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO CLOSE THE PUBLIC HEARING. MOTION CARRIED 3-0.

CONSIDERATION OF RESOLUTION NO. PC 2015-12 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT A RESOLUTION ELIMINATING A PORTION OF EL ENCANTO ROAD FROM THE ROADWAY CLASSIFICATION PLAN OF THE GENERAL PLAN CIRCULATION ELEMENT AND AN ADDENDUM TO THE PREVIOUSLY ADOPTED ENVIRONMENTAL IMPACT REPORT FOR THE 2014 GENERAL PLAN UPDATE

MOTION BY COMMISSIONER CONTRERAS, AND SECOND BY COMMISSIONER SPIVEY TO ADOPT RESOLUTION NO. PC 2015-12. MOTION CARRIED 3-0.

CONSIDERATION OF RESOLUTION NO. PC 2015-13 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA, MAKING CERTAIN FINDINGS CONCERNING THE SUMMARY VACATION OF CERTAIN EXCESS PORTIONS OF EL ENCANTO ROAD WITH RESPECT TO THE CONSISTENCY OF THE PROPOSED VACATION WITH THE CITY OF INDUSTRY GENERAL PLAN PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65402

Planning Director James presented a staff report to the Planning Commission.

MOTION BY COMMISSIONER SPIVEY, AND SECOND BY COMMISSIONER CONTRERAS TO ADOPT RESOLUTION NO. PC 2015-13. MOTION CARRIED 3-0.

ADJOURNMENT

There being no further business, the Planning Commission adjourned at 11:26 a.m.

PLANNING COMMISSION ADJOURNED REGULAR AND SPECIAL
MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
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ANDRIA WELCH
CHAIRWOMAN

CECELIA DUNLAP
ASSISTANT SECRETARY

PLANNING COMMISSION

ITEM NO. 6



CITY OF INDUSTRY

P.O. Box 3366 • 15625 E. Stafford St. • City of Industry, CA 91744-0366 • (626) 333-2211 • FAX (626) 961-6795

MEMORANDUM

To: Planning Commission

October 1, 2015

From: Paul J. Philips, City Manager

Staff: Brian James, Planning Director

Subject: Climate Action Plan Introduction and Measures

Overview

As summarized in Attachment 1, Climate Action Plans (CAPs) are roadmaps providing guidance for the activities that the City will undertake to reduce greenhouse gas (GHG) emissions. The need to prepare a CAP stems from Assembly Bill 32 and, subsequently, the Environmental Impact Report (EIR) prepared for the update to the City's General Plan (June 2014). The City has retained PlaceWorks to prepare a CAP for the City. To date, PlaceWorks has prepared a baseline inventory of GHG emissions and identified the appropriate emissions reduction target.

PlaceWorks is now asking that the City provide guidance on the appropriateness of measures that the City will enact to help reduce GHG. These measures will be modeled to determine the amount of GHG reductions the City could potentially achieve and then prepare the CAP document for review and adoption.

CAP Measures

PlaceWorks has prepared a list of Preliminary CAP Measures for review (Attachment 2). These measures addresses GHG reduction measures in regards to:

- Freight and Roadway Operations
- Alternative Fuels and Fuel Efficiency
- Bicycle, Pedestrian, and Transit Systems
- Transportation Demand Management
- Energy Efficiency and Conservation
- Renewable Energy
- Water
- Solid Waste
- Outreach and Education

Most of the CAP Measures reflect actions that the City already conducts, such as recycling and solid waste diversion activities, requiring water efficient landscaping and irrigation, generating power via solar arrays, supporting ridesharing efforts, and continuing to maintain electric vehicle charging stations at the Metrolink Station.

The following CAP Measures provide direction that, if accepted, would require amending the Municipal Code to implement new development standards:

- T-1: Implement a Truck Idling Emissions Reduction Program, which includes: Requiring that new or major rehabilitations of commercial or industrial development greater than or equal to 50 percent of the existing value incorporate diesel emission reduction strategies, such as electrifying docking bays, to eliminate and/or reduce idling at truck stops, warehouses, and distribution facilities throughout the city.
- T-17: Require employers with more than 20 employees—which is equivalent to 9,000 square feet of retail space, 17,000 square feet of big-box retail space, 7,000 square feet of office space, 19,000 square feet of manufacturing spaces, 30,000 square feet of warehousing and distribution, or 16,000 square feet of light industrial—to provide additional bike racks and end-of-trip facilities (e.g. showers and lockers).
- T-20: Amend the Zoning Code to require new projects to provide parking spaces reserved for carpool or car share vehicles next to entrances.
- E-2: Provide incentives in the Zoning Code for LEED-Silver, Build It Green, GreenPoint or equivalent rating, for example by reducing required parking and allowing additional building coverage.
- E-4: Review and revise the Zoning Code to require that building structures be adequately designed and constructed to support the weight of solar photovoltaic panels.
- E-8: Require that new or major rehabilitations of warehouses greater or equal to 30,000 square feet be constructed so that the rooftop can support the weight of solar panel systems.

Recommendation

It is Staff's opinion that all of the CAP Measures are appropriate, feasible, help reduce GHG, and should be incorporated into the CAP. At this time, Staff is requesting that the Planning Commission discuss the suggested CAP measures and provide direction to Staff.

Attachments

- Attachment 1: Introduction to the Climate Action Plan, September 30, 2015
- Attachment 2: Preliminary CAP Measures, September 14, 2015

Attachment 1

Introduction to the Climate Action Plan September 30, 2015

MEMORANDUM

DATE September 30, 2015
TO City of Industry Planning Commission and City Council
FROM Tanya Sundberg and Joanna Jansen
SUBJECT Introduction to the Climate Action Plan

At the October 8, 2015 Planning Commission and City Council meetings, the City will hold study sessions on the Climate Action Plan (CAP), which is currently underway. At these study sessions, City staff will ask for feedback on the preliminary list of greenhouse gas (GHG) emissions reduction measures that could be included in the CAP. This memorandum provides background information about the City of Industry CAP to support these study sessions. See also the separate PlaceWorks memorandum dated September 14, 2015, for a description of the preliminary GHG emissions reduction measures.

CAP BACKGROUND

The City of Industry CAP will be a strategic tool to implement the City's General Plan by providing a detailed strategy to reduce greenhouse gas (GHG) emissions and conserve resources with regard to transportation and land use, energy, water, and solid waste.

California Assembly Bill (AB) 32 directs the State to reduce GHG emissions to 1990 levels by 2020. Although AB 32 and other State laws don't explicitly require that cities prepare CAPs to achieve that target, they are effectively required by the California Environmental Quality Act (CEQA) through General Plan Environmental Impact Reports (EIRs). Typically, the increase in GHG emissions resulting from a General Plan Update will result in a significant environmental impact under CEQA, and CEQA requires implementation of all feasible mitigation to reduce significant environmental impacts. CAPs are widely used as mitigation to reduce significant GHG emissions impacts. The EIR for the City of Industry's General Plan, which was adopted in June 2014, included a mitigation measure requiring the City to prepare a CAP no later than June 2016 that evaluates strategies to reduce GHG emissions in the City of Industry by the year 2020 consistent with statewide efforts under AB 32.

In addition to fulfilling the City's mitigation requirements from the General Plan EIR, the CAP will have other benefits. In particular, the CAP will allow the City to streamline future development projects that are consistent with the CAP.

CAP PROGRESS TO DATE

The first step in the CAP process, which is complete, was to prepare an inventory of GHG emissions in the City of Industry. This inventory quantifies GHG emissions in the City of Industry in the baseline year of 2012 and forecasts emissions in the year 2020, the target year under AB 32. The 2020 forecast projects future GHG emissions if the City were to do nothing to reduce GHG emissions, but does account

for actions at the State and federal level. This inventory sets a foundation for future phases of the CAP, including target setting (discussed below), crafting GHG emissions reduction measures, and quantifying the reductions from those measures.

The second step, which is also complete, was to identify a target for the City of Industry CAP. Because the City did not conduct a 1990 emissions inventory, and data is not available to conduct such an inventory today, the City had to identify a target that is consistent with AB 32, but relies on more current data. The preliminary identified target is to reduce GHG emissions to 6 percent below the 2012 baseline emissions by 2020, which is anticipated to be approximately equivalent to 1990 emissions based on statewide data.

We are currently in the third step, which is to develop GHG emissions reduction measures that will achieve the City's target. City staff and the consultant team have prepared a preliminary list of GHG emissions reduction measures for Planning Commission and City Council review; see the separate PlaceWorks memorandum dated September 14, 2015, for a description of those measures.

STUDY SESSIONS AND NEXT STEPS

At the October 8, 2015 study sessions, we are seeking Planning Commission and City Council feedback on the preliminary list of GHG emissions reduction measures that will be included in the CAP. After receiving this input, City staff and the consultant team will compile a refined list of CAP measures. The emissions reductions from those measures will be modeled. The inventory, target, measures, and implementation information will be compiled into the Draft CAP for review prior to adoption.

Attachment 2

Preliminary CAP Measures September 14, 2015

MEMORANDUM

DATE September 14, 2015
TO Brian James, City of Industry
FROM Tanya Sundberg and Joanna Jansen
SUBJECT Preliminary CAP Measures

Brian,

This memorandum outlines a preliminary list of greenhouse gas (GHG) emissions reduction measures that could be included in the City of Industry's Climate Action Plan (CAP). The measures consider existing City General Plan policies and actions, the City of Industry General Plan EIR mitigation measures, other relevant planning documents, California Air Pollution Control Officer's Association (CAPCOA) guidance, and other climate action plans. The measures are divided into the following sectors:

- » Transportation and Land Use
- » Energy
- » Water
- » Solid Waste
- » Education and Outreach

The table below includes a column entitled "Relative Magnitude of Measurable Reduction," which provides an estimate of the degree of measurable emissions reduction attributable to the measure in the GHG emissions model. The categories are as follows:

- » High means that the measure would be expected to result in a measurable decrease in emissions.
- » Medium means that the emissions reductions achieved would depend on variables such as rate of implementation (e.g. how quickly fixtures are replaced or installed) and level of participation, and are therefore difficult to quantify.
- » Low means that the GHG model is not able to quantify the emissions reductions from the measure. This means that, although the measure would in fact reduce the GHG emissions attributable to the City of Industry, we are not able to reflect those reductions in the GHG modeling and the reductions will not be counted towards meeting the City's reduction target. However, these measures are still useful and important to consider.

After receiving final input on this list of preliminary measures from City staff, community members, and the Planning Commission and City Council, the PlaceWorks team will compile a refined list of final measures. For the final list of measures, additional information regarding each strategy will be provided, including:

- » A detailed description of the strategy and how it might be implemented.
- » What parties are responsible for implementing the strategy (City, private developers, etc.).
- » A final emissions reduction estimate, based on any refinements of the strategy during the vetting process.

Table 1 Preliminary CAP Measures

#	MEASURE	RELATIVE MAGNITUDE OF MEASUREABLE REDUCTION	NOTES
TRANSPORTATION AND LAND USE			
<i>Freight and Roadway Operations</i>			
T-1	<p>Implement a Truck Idling Emissions Reduction Program, which includes:</p> <ul style="list-style-type: none"> Requiring that new or major rehabilitations of commercial or industrial development greater than or equal to 50 percent of the existing value incorporate diesel emission reduction strategies, such as electrifying docking bays, to eliminate and/or reduce idling at truck stops, warehouses, and distribution facilities throughout the city. Monitoring of the California Air Resources Board’s five-minute nonessential idling restrictions for trucks and locomotive idling restrictions. 	Medium	General Plan EIR Mitigation Measure 6-1; supports LA County CCAP
T-2	Continue to support the Alameda Corridor East Construction Authority in constructing a series of highway-rail grade separation projects intended to improve safety, reduce rail and highway delay and reduce emissions.	Low	Currently six grade separation projects are in the planning, design or construction phases. In total they will provide 335.9 vehicle hours of delay reduction per day (total time spend by vehicles idling at crossings).
T-3	As merited, implement strategies to improve signalization, incident responsiveness, traveler information systems (such as wayfinding and real-time traveler information), and active traffic management to smooth traffic flow and minimize idling.	Low	A similar mitigation was identified for a rail crossing on the Puente Hills Intermodal Facility. This will be done on a case-by-case basis in conjunction with Los Angeles County.
T-4	Monitor Valley Boulevard and conduct operational improvements to maintain mobility and reduce congestion along this corridor.	Low	General Plan EIR Mitigation Measure 13-1. This will be done on a case-by-case basis in conjunction with Los Angeles County.
T-5	Support efforts by Los Angeles County and others to evaluate zero and/or near-zero emission freight corridors.	Low	Supports LA County CCAP

#	MEASURE	RELATIVE MAGNITUDE OF MEASUREABLE REDUCTION	NOTES
<i>Alternative Fuels and Fuel Efficiency</i>			
T-6	Continue to maintain the electric vehicle charging stations installed at the Industry Metrolink Station, and expand the number of stations as appropriate and funding allows. Use solar panels to power or supplement these stations where possible.	Low	Supports General Plan EIR Mitigation Measure 6-1. In 2012, 64 charging stations were installed; at the same time, 8,000 solar panels were installed over 940 parking spaces, generating 2.2 megawatts (3,000 hp) of electricity per hour.
T-7	Map the location of public electric vehicle charging stations, and update the map as new facilities are installed. Provide this map on the City's website.	Low	Supports General Plan EIR Mitigation Measure 6-1
T-8	Encourage new construction to include vehicle access to properly wired outdoor charging stations to accommodate zero emission vehicles and/or plug-in electric hybrids.	Low	General Plan EIR Mitigation Measure 6-1
T-9	Encourage applicants for logistics centers/warehouses that own their own fleet to use trucks that rely on alternative fuels, partial zero emissions, or newer fleet mixes.	Low	General Plan EIR Mitigation Measure 6-1
T-10	Encourage the use of hybrid and electric construction equipment and the use of alternative fuels for construction equipment.	Low	
<i>Bicycle, Pedestrian, and Transit Systems</i>			
T-11	Develop and implement a Bicycle and Pedestrian Master Plan that improves connections between businesses, schools, and existing or future bike networks in surrounding communities, and include strategies to support biking and walking. Consider utility easements, drainage corridors, road rights-of-way, and other potential options for expansion of the bicycle and pedestrian network.	High	Supports General Plan Policies C2-1 and C2-4. This is already underway.
T-12	Develop and implement a program to provide signage directing pedestrians and bicyclists to the City's multipurpose sidewalks, multipurpose trails, and designated bike lanes and routes.	Low	Supports General Plan Policies C2-1 and C2-2 and Action IMP-3
T-13	As appropriate and in coordination with Metro and Foothill Transit, require transit facilities, such as bus shelters, transit bays, and turnouts, or improvements to existing transit stops as conditions of approval for nearby development.	Low	Supports General Plan Policy C2-7
T-14	Provide a link on the City's website to transit resources, schedules, and maps.	Low	Supports General Plan Policies C2-5 and C2-6

#	MEASURE	RELATIVE MAGNITUDE OF MEASUREABLE REDUCTION	NOTES
T-15	Support SCAG efforts to provide express bus rapid transit between the Industry Metrolink Station and Anaheim, which would be run by the Orange County Transportation Authority (OCTA).	Low	This is a SCAG RTP project
T-16	Continue to encourage the development and expansion of the Metro Rail Gold Line, Metrolink, and high-speed rail systems that would enhance regional mobility in Southern California and serve the City of Industry.	Low	General Plan Policy C2-8
<i>Transportation Demand Management</i>			
T-17	Require employers with more than 20 employees—which is equivalent to 9,000 square feet of retail space, 17,000 square feet of big-box retail space, 7,000 square feet of office space, 19,000 square feet of manufacturing spaces, 30,000 square feet of warehousing and distribution, or 16,000 square feet of light industrial—to provide additional bike racks and end-of-trip facilities (e.g. showers and lockers).	Medium	General Plan EIR Mitigation Measure 6-1
T-18	Encourage large employers to implement an Employee Commute Trip Reduction Program that could include ride-share programs, discounted transit programs, telecommuting, flexible work schedules, and employer-sponsored vanpools.	Low	Supports General Plan EIR Mitigation Measure 6-1
T-19	Support regional ridesharing strategies by providing information on the City's website.	Low	
T-20	Amend the Zoning Code to require new projects to provide parking spaces reserved for carpool or car share vehicles next to entrances.	Low	
ENERGY			
<i>Energy Efficiency and Conservation</i>			
E-1	Encourage applicants for new development and major renovations to achieve the Tier 1 energy performance standards of the California Green Standards Code (CALGreen).	Low	General Plan EIR Mitigation Measure 6-1; supports General Plan Action IMP-6
E-2	Provide incentives in the Zoning Code for LEED-Silver, Build It Green, GreenPoint or equivalent rating, for example by reducing required parking and allowing additional building coverage.	Low	Supports General Plan EIR Mitigation Measure 6-1 and General Plan Action IMP-6
E-3	Continue to participate in Los Angeles County's Property Assessed Clean Energy (PACE) program, which offers innovative, low-interest financing for energy efficiency and renewable energy projects for existing and new development.	Medium	Supports General Plan Action IMP-6 and LA County CCAP; the City joined this program in June 2013.

#	MEASURE	RELATIVE MAGNITUDE OF MEASUREABLE REDUCTION	NOTES
Renewable Energy			
E-4	Review and revise the Zoning Code to require that building structures be adequately designed and constructed to support the weight of solar photovoltaic panels.	Low	General Plan EIR Mitigation Measure 6-1; supports LA County CCAP
E-5	Promote and encourage renewable energy generation and co-generation projects where feasible and appropriate.	Low	General Plan EIR Mitigation Measure 6-1; supports General Plan Action IMP-6
E-6	Encourage the installation of solar photovoltaic arrays in industrially-zoned parking lots and replacement in existing parking lots.	Low	Supports General Plan EIR Mitigation Measure 6-1 and General Plan Action IMP-6
E-7	Continue to generate power through solar arrays at the Industry Metrolink Station, and expand solar development on public parking lots and buildings as feasible.	Low	In 2012, 8,000 solar panels were installed at the Industry Metrolink Station (owned by the City) to cover 940 parking spaces in an \$11 million project that generates 2.2 megawatts (3,000 hp) of electricity per hour
E-8	Require that new or major rehabilitations of warehouses greater or equal to 30,000 square feet be constructed so that the rooftop can support the weight of solar panel systems.	Medium	Supports General Plan EIR Mitigation Measure 6-1 and General Plan Action IMP-6
WATER			
W-1	Promote the use of recycled water for industrial and irrigation purposes.	Low	General Plan EIR Mitigation Measure 6-1; supports General Plan Policy RM1-2
W-2	Encourage the retrofit of irrigation systems to promote the use of recycled water.	Low	Supports General Plan EIR Mitigation Measure 6-1, General Plan Policy RM1-2, and LA County CCAP
W-3	Review and update the City's Water Efficient Landscape Ordinance with improved conservation programs and incentives for non-residential customers.	Low	Supports General Plan Policy RM1-3
SOLID WASTE			
S-1	Continue to promote recycling and waste diversion in the City of Industry through marketing efforts to increase participation by residents and businesses. As part of this program, continue to conduct public education and outreach about reuse and recycling, including appliance disposal, yard debris and organic waste collection and composting, waste to energy, and zero waste programs. Where applicable, coordinate recycling outreach efforts with the City's contracted solid waste hauler Valley Vista Services.	Low	This is ongoing on the City's website per AB 939, 341, 1374, 1826, and the California Building Code.

#	MEASURE	RELATIVE MAGNITUDE OF MEASUREABLE REDUCTION	NOTES
S-2	Encourage the use of salvaged and recycled-content materials and other materials that have low production energy costs for building materials, hard surfaces, and non-plant landscaping. Require sourcing of construction materials locally, as feasible.	Low	Supports General Plan Action IMP-6
OUTREACH AND EDUCATION			
O-1	Establish a citywide green business recognition program.	Low	Supports General Plan EIR Mitigation Measure 6-1
O-2	Create an awards program to recognize outstanding achievements by City of Industry businesses for green building practices, waste diversion and reduction, energy and water conservation, and public outreach.	Low	Supports General Plan EIR Mitigation Measure 6-1
O-3	When requesting proposals or applications for contracts, professional service agreements, or grants, request that proposals or applications include information about the sustainability practices of the organization, and use such information as a partial basis for proposal evaluations.	Low	Supports General Plan EIR Mitigation Measure 6-1