

Item 12.
City Hall/Town Hall
Sustainability Features

March 21, 2016

Del Mar City Council

Background

- \$17.8 million project budget includes \$365,000 for sustainability features for City Hall/Town Hall
- Sustainability Features Subcommittee:
 - Councilmembers Mosier and Worden
 - Andy Friedl and Bruce Bekkar
 - Kathy Garcia and Kristen Crane

Objectives / Evaluation Criteria

- Public inspiration
- Environmental stewardship
- Reducing maintenance costs
- Employee-friendly workspace
- Return on investment

Categories

- Siting and Structural Design Efficiency
- Energy Efficiency
- Weather Efficiency
- Materials Efficiency
- Indoor Environmental Quality
- Operation and Maintenance Optimization
- Waste Reduction

Siting and Structural Design

- Green Roof – Town Hall Terrace Area of Garage Roof
- Deep roof overhangs to limit heat gain
- Effective window placement and use of daylighting



Energy Efficiency

- Solar hot water heating
- Photovoltaic (solar) panels
- Battery storage capacity for storing solar energy
- LED lighting
- Variable Refrigerant Flow HVAC System
- Use of Natural Ventilation

Water Efficiency

- Dual plumbing and readiness for purple pipe recycled water
- Water conserving plumbing fixtures
- Rainwater harvesting
- Low water use landscape design and plants
- Pervious paving



Materials Efficiency

- Wood construction and siding
- Possible use of recycled concrete
- Long-lasting, low maintenance materials
- Environmentally-friendly flooring
- Use of materials made with recycled products

Other Recommendations

- Reduce construction waste
- Electric vehicle charging stations
- Chargers for electric bikes
- Interpretive signage for public education

Items Requiring Additional Funding

- Photovoltaic Panels
- Sustainable Water Heating System
- Electric vehicle charging stations

Examples of Items Not Recommended

- Gray Water
- Wind Energy Generation
- Geothermal Energy
- Chilled Beams
- Radiant Heating
- Push-Pull Ventilation
- Large Ceiling Fans

Recommended Action

Council direction to:

- 1) Pursue recommended sustainability features
- 2) Use \$365,000 toward solar panels, sustainable hot water, and electric vehicle chargers
- 3) Proceed with vendor selection