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City of Dallas

Public Notice

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POSTED CITY SECRETARY
DALLAS, TX

**ENVIRONMENTAL COMMISSION
REGULAR MEETING**

**March 6, 2024 at 5:30 p.m.
Dallas City Hall, 6ES Council Briefing Room and Videoconference (Webex)**

Videoconference Link: <https://bit.ly/EVCMAR2024>

Telephone: +1-469-210-7159 United States Toll (Dallas)

+1-408-418-9388 United States Toll

Access code: 2489 916 0569

The City of Dallas will make Reasonable Accommodations/Modifications to programs and/or other related activities to ensure any and all residents have access to services and resources to ensure an equitable and inclusive meeting. Anyone requiring auxiliary aid, service, and/or translation to fully participate in the meeting should notify the Office of Environmental Quality & Sustainability by calling (214) 671-8522 three (3) business days prior to the scheduled meeting. A video stream of the meeting will be available twenty-four (24) hours after adjournment by visiting <https://dallastx.new.swagit.com/views/113>.

Individuals and interested parties wishing to speak must register with the Office of Environmental Quality & Sustainability by [filling out this form](#) or calling (214) 671-8522, at least twenty-four (24) hours prior to the meeting date and time.

La Ciudad de Dallas llevará a cabo "Adaptaciones Razonables" a los programas y/o otras actividades relacionadas para garantizar que todos y cada uno de los residentes tengan acceso a los servicios y recursos para garantizar una reunión equitativa e inclusiva. Cualquier persona que necesite ayuda auxiliar, servicio y/o traducción para participar de forma plena en la reunión, debe notificar a la Oficina de Calidad Ambiental y Sustentabilidad llamando al (214) 671-8522 o TTY (800) 735-2989, cuarenta y ocho (48) horas antes de la reunión programada. Una transmisión de video de la reunión estará disponible dos días hábiles luego del levantamiento de la reunión visitando

<https://dallastx.new.swagit.com/views/113>.

Las personas y las partes interesadas que deseen hacer uso de la palabra deben registrarse con la Oficina de Calidad Ambiental y Sustentabilidad [aquí](#) o llamando al (214) 671-8522, veinticuatro (24) horas antes de la fecha y horario de la reunión.

Kathryn Bazan, Chair, District 9
Esther Villarreal, Vice Chair, District 6

Teresita Delgado, District 1
Mark Wootton, District 2
Michael Cook, District 3
Tracy Wallace, District 5
Temeckia Derrough, District 7
Renee Roberson, District 8

Andrew Siegel, District 10
Colleen Murray, District 11
Barry Lachman, District 12
Paula Day, District 14
Julie Hiromoto, District 15

AGENDA

- I. **Call to Order**
- II. **Announcements**
- III. **Public Speakers**
- IV. **Approval of Minutes**
 - a. January 10, 2024
- V. **Voting Items**
 - a. **Vote to pass a special recognition honoring the life, work, and legacy of Raúl Reyes, Jr.**
 - b. **Recommendation that Council adopt a proclamation supporting Lights Out DFW**
 - c. **Consideration of approval of January 27, 2024 Strategic Planning Workshop Report**
Attachment: Report
- VI. **Briefing Items**
 - a. **Keep Dallas Beautiful Update**
[Kevin Mondy, Manager, Department of Code Compliance]
Attachment: Presentation
 - b. **Drafts of 2024 Five-Year Water Conservation Work Plan & 2024 Water Conservation Plan (State Required)**
[Sheila Delgado, Assistant Director, Office of Environmental Quality & Sustainability; Alicia Lee, Water Conservation Manager, Office of Environmental Quality & Sustainability]
Attachment: Presentation
- VII. **Briefing Memorandums**
 - a. **Regional Public Awareness Campaign – Memorandum of Understanding with Tarrant Regional Water District (TRWD)**
[Sheila Delgado, Assistant Director, Office of Environmental Quality & Sustainability; Alicia Lee, Water Conservation Manager, Office of Environmental Quality & Sustainability]
Attachment: Memo

b. Office of Environmental Quality & Sustainability Solar Siting Study
[Paul White II, Assistant Director, Office of Environmental Quality & Sustainability; Rosaerlinda Cisneros, Climate Coordinator, Office of Environmental Quality & Sustainability; Cassidy Ellis, Ameresco Inc.; Jennifer Cregar, Terra Lumina]

Attachment: Memo

c. Office of Environmental Quality & Sustainability Recommendations for Appointment to the Technical Panel

[Carlos Evans, Director, Office of Environmental Quality & Sustainability]

Attachment: Memo

VIII. **Discussion Items**

a. Monthly Subcommittee Updates

- i. Environmental Health
- ii. Environmental Justice
- iii. Implementation
- iv. Outreach & Engagement
- v. Strategic Partnerships & Innovation

b. Monthly District Updates from Commissioners

c. Upcoming Meetings

- i. Parks, Trails, & the Environment Council Committee
Monday, April 1, 2024, 9:00 a.m. – 11:00 a.m.
- ii. Environmental Commission
Wednesday, April 10, 2024, 5:30 p.m. – 7:30 p.m.

IX. **Adjournment**

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."

"Pursuant to Section 46.03, Penal Code (places weapons prohibited), a person may not carry a firearm or other weapon into any open meeting on this property."

"De conformidad con la Sección 46.03, Código Penal (coloca armas prohibidas), una persona no puede llevar un arma de fuego u otra arma a ninguna reunión abierta en esta propiedad."

EXECUTIVE SESSION NOTICE

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt . Code §551.087]
7. deliberating security assessments or deployments relating to information resources technology, network security information, or the deployment or specific occasions for implementations of security personnel, critical infrastructure, or security devices. [Tex Govt. Code §551.089]



Environmental Commission Regular Meeting Minutes

January 10, 2024

AGENDA

LOCATION: City Hall 6ES & Webex

CHAIR KATHRYN BAZAN PRESIDING

PRESENT: [10]

Teresita Delgado, District 1	Kathryn Bazan, District 9
*Mark Wootton, District 2	Andrew Siegel, District 10
Michael Cook, District 3	*Colleen Murray, District 11
Tracy Wallace, District 5	Barry Lachman, District 12
Esther Villarreal, District 6	*Paula Day, District 14
Temeckia Derrough, District 7	Julie Hiromoto, District 15
Renee Roberson, District 8	

ABSENT: [0]

**Note: Members of the Environmental Commission participated in this meeting by video conference.*

***Note: Indicates arrival time after meeting called to order/reconvened.*

The meeting was called to order at 5:36 p.m. with a quorum of the Environmental Commission present.

ANNOUNCEMENTS

Chair Bazan provided opening announcements.

PUBLIC SPEAKERS

Name: Ebony Brock

Topic(s): Over Mowing Killing Plants and Seeds

Attachments: [Presentation](#); [Testimony](#)

ENVIRONMENTAL COMMISSION MEETING MINUTES

January 10, 2024

APPROVAL OF MINUTES

Commissioner Hiromoto moved to adopt the December 13, 2023 Environmental Commission meeting minutes as presented. The motion was seconded by Commissioner Wallace and unanimously adopted.

BRIEFING ITEMS

I) Environmental Due Diligence (EDD) & Municipal Setting Designation (MSD) Programs Overview

[Lori Trulson, Senior Environmental Coordinator, Office of Environmental Quality & Sustainability]

Attachment: Presentation (see agenda)

- a) The Commission was briefed on two programs within the Office of Environmental Quality & Sustainability, including relevant projects and services.
- b) Questions/Comments
 - i) Chair Bazan
 - (1) Please partner with the commission for outreach and engagement assistance.
 - ii) Vice Chair Villarreal
 - (1) Regarding Jeffries-Meyers, you were asking for more participation from private property owners. Was that just in this area? There are residents in West Dallas concerned with lead contamination.
 - (a) It is just Jeffries-Meyers (this is where Racial Equity Plan funding is located).
 - (2) Please let us know how you would like private property owners to participate going forward.
 - iii) Commissioner Derrough
 - (1) Please reach out to collaborate on work at Jeffries-Meyers.
 - iv) David Marquis
 - (1) Are you aware of any properties that have deed restrictions prohibiting certain types of development (i.e. prohibiting residential and requiring retail)?
 - (2) There is a need for the boots-on-the-ground staff to understand what we're trying to accomplish. How close are we to making sure we've reached the people actually doing the work and made sure they are aligned with our goals?
 - (a) The Office of Environmental Quality & Sustainability's Environmental Management System team focuses on this.
 - (3) We'll be in the budget cycle soon. Let's think about what we need to advocate for.
 - v) Chair Bazan
 - (1) Let's remember that what Mr. Marquis mentioned applies to City contractors, not just employees.
 - vi) Commissioner Roberson
 - (1) Lane Plating and Shingle Mountain are located in my district. After the Texas Commission on Environmental Quality (TCEQ) Voluntary Cleanup Program (VCP) is

ENVIRONMENTAL COMMISSION MEETING MINUTES

January 10, 2024

complete, what happens if issues come up after? Has anyone looked at a plan to protect neighborhoods if a levee breaks?

(a) Dallas Water Utilities (DWU) looks at this, as well as the U.S. Army Corps of Engineers (USACE).

(b) With Lane Plating being a Superfund site, it is different. For Shingle Mountain, the remediation has removed everything. The consultant tested the entire property. All fill has been removed. When we get the certificate, everything is done.

vii) Chair Bazan

(1) Does the USACE not bear any responsibility to conduct assessments in development of the levees?

(a) Since the City is the one acquiring the properties, it's our responsibility to do assessment and remediation.

(2) Regarding MSDs, after a property is designated, how is it further monitored to ensure any contamination doesn't leave the site?

(a) MSD is the step to get closure. Once TCEQ closes it, there's no additional monitoring. Migration analysis is conducted during the risk assessment. As a part of the application, we ask if the plume is stable.

viii) David Marquis

(1) Climate impacts will affect groundwater due to increased severity and frequency of storm events. Are we considering whether extreme weather could move the contamination?

(a) Our soil is primarily clay-like. It does not move very much.

(b) There is more rocky soil in other areas of Dallas.

(c) Generally, TCEQ would require seasonal monitoring.

(d) It is evaluated whether there is a river or other sensitive receptor nearby.

ix) Alan Hoffmann

(1) Is testing happening prior to acquisition?

(a) Yes. We want to enter the cleanup program prior to becoming an owner. We want to understand environmental risks before buying. We want to know what the cost would be, even if we buy no matter what.

(2) Regarding migration, are any adjacent plats being tested?

(a) If we've assessed it and there is contamination, that would be assessed in a cleanup program. If an MSD is used, it would restrict shallow use of the water. That would be any water even leaving that site.

(b) We focus on the individual site.

(3) Suggest that if we have a really dirty site, that we would look at adjacency.

x) Mikel Wilkins

(1) Where does the contaminated fill go?

(a) To a landfill that accepts that type of waste. It has to meet the landfill's permit requirements. Fill from Shingle Mountain went to McCommas Bluff Landfill.

ENVIRONMENTAL COMMISSION MEETING MINUTES

January 10, 2024

II) Updated CECAP Considerations for the 2024 Bond Program

[Carlos Evans, Director, Office of Environmental Quality & Sustainability; Natalie Requenez, Environmental Justice Coordinator, Office of Environmental Quality & Sustainability]

Attachment: Presentation (see agenda)

- a) The Commission was briefed on progress of advancement of the Strategic Partnerships & Innovation (SPI) Subcommittee recommendations.
- b) Questions/Comments
 - i) Commissioner Hiramoto
 - (1) The City's energy provider already uses Green Button. Would we get data related to whether or not the projects sign onto that program?
 - (a) Regarding the U.S. Environmental Protection Agency (EPA) Energy Star Portfolio Manager, we should discuss this with the Building Services Department. They say it's comparable to Green Button. We can discuss further.
 - (b) Vivian Loftness should be looped into this, as she is an expert.
 - ii) Commissioner Lachman
 - (1) Is there anything in the standards that interface with the Racial Equity Plan?
 - (a) Equity is a key component of scoring. The Office of Equity & Inclusion and Bond & Construction Management have done analysis on this.
 - (2) When talking about air quality, are we talking about indoor and outdoor?
 - (a) We do focus on indoor, though not as much as outdoor. There are HVAC upgrades.
 - (b) Through the process of certification under LEED Gold, there are requirements for indoor air quality.
 - iii) Alan Hoffmann
 - (1) Energy Star has indoor standards too, especially in their net zero program.
 - iv) Commissioner Roberson
 - (1) Are there any projects related to septic tanks included?
 - (a) There are elements related to stormwater, flood, and erosion controls.
 - (b) This would be handled through streets proposition for unimproved streets. This includes water and sewer.
 - v) Commissioner Derrough
 - (a) Concerns over flooding in District 7. Are there any related projects near Hatcher St., Elsie Faye Heggins St., Scyene Rd., or Dolphin Rd.?
 - (i) It depends on the recommendation that Council approves. We can see if this is on any of the recommendations.
 - (b) This may be addressed with Mill Creek Drainage Tunnel Project.
 - (c) Council approves which projects move forward. They will discuss this soon.
 - vi) David Marquis
 - (1) Keep in mind DWU can issue revenue bonds.
 - vii) Chair Bazan
 - (1) Interested in a briefing on status of the Sustainable Procurement Policy.

ENVIRONMENTAL COMMISSION MEETING MINUTES

January 10, 2024

- (2) Regarding tank replacements, recommend transitioning away from fossil fuel underground storage completely.

VOTING ITEM

I) Consideration of Approval of Environmental Commission FY23 Annual Report

Attachment: Report (see agenda)

Commissioner Hiromoto moved to amend the report to include accomplishments related to the SPI Subcommittee efforts in inviting national and international industry experts to advise the Environmental Commission and City of Dallas on 2024 Bond performance criteria, convening conversations to receive specific recommendations for Buildings and Parks / Infrastructure. The motion was seconded by Commissioner Wallace and unanimously adopted.

Commissioner Roberson moved to adopt the report as amended. The motion was seconded by Vice Chair Villarreal and unanimously adopted.

DISCUSSION ITEMS

I) Appointment of Members to Subcommittees

- a) Chair Bazan appointed Commissioner Cook to the Environmental Justice Subcommittee.

II) Monthly Subcommittee Updates

- a) The Environmental Health, Environmental Justice, Implementation, Outreach & Engagement, and Strategic Partnerships & Innovation Subcommittees provided updates.

III) Monthly District Updates from Commissioners

Attachment: [Outreach & Engagement Form](#)

- a) The Commission provided updates on events and meetings they've attended.

IV) Upcoming Meetings

- a) Parks, Trails, & Environment Council Committee: Monday, February 5, 2024, 9 a.m. – 11 a.m.
- b) Environmental Commission: Wednesday, February 14, 2024, 5:30 p.m. – 7:30 p.m.

ADJOURNMENT

After all business of the Environmental Commission had been considered, Commissioner Wallace moved to adjourn the meeting. The motion was seconded by Commissioner Derrough and unanimously accepted. The Environmental Commission meeting was adjourned at 8:00 p.m.

ENVIRONMENTAL COMMISSION MEETING MINUTES
January 10, 2024

Erin Diehl _____

Drafted by:
Erin Diehl, Board Coordinator
Office of Environmental Quality & Sustainability

03/01/2024

Date

Approved by:
Kathryn Bazan, Chair
Environmental Commission

Date

Attachments:
[Meeting Recording](#)



Environmental Commission Strategic Planning Workshop Report

January 27, 2024

4DWN | 2633 Ferris St. Dallas, TX 75226

Meeting facilitated by Clark Brockman, Brockman Climate Strategies

[Agenda](#)

Common Abbreviations

OEQS: Office of Environmental Quality & Sustainability

EVC: Environmental Commission

CECAP: Comprehensive Environmental & Climate Action Plan

PTE: Parks, Trails, & the Environment Council Committee

EJ: Environmental Justice Subcommittee

EHC: Environmental Health Committee

O&E: Outreach & Engagement Subcommittee

IMP: Implementation Subcommittee

SPI: Strategic Partnerships & Innovation Subcommittee

Resources

[Brockman Climate Strategies](#)

[4DWN](#)

[EVC Webpage](#)

[CECAP - full plan](#)

[OEQS Webpage \(Green Dallas\)](#)

[PTE Committee Members](#)

[PTE Committee Priorities](#)

[EVC 2022 Strategic Planning Workshop Report](#)

[EVC FY23 Annual Report](#)

[CECAP FY24 Implementation Work Plan](#)

[City of Dallas Sustainable Procurement Policy](#)

[Dallas Community Air Management Program \(D-CAMP\) Dashboard](#)

[City of Dallas Racial Equity Plan](#)

[City of Dallas Forward Dallas Comprehensive Land Use Plan Draft #3](#)

[City of Dallas Comprehensive Urban Agriculture Plan](#)

ENVIRONMENTAL COMMISSION STRATEGIC PLANNING WORKSHOP

January 27, 2024

All Commission Discussion

The commission discussed ground rules, reviewed background materials, and deliberated desired outcomes.

Committee Breakouts

Each of the 5 subcommittees separated into groups to develop up to 3 priorities for the year in line with the [CECAP FY24 Implementation Work Plan](#) and the [PTE Committee priorities](#).

Committee Report-outs

- **Outreach & Engagement (O&E):** “Create inclusive, two-way community communication and support community-led accountability related to environmental issues.”
 - **Goal 1:** Support every commissioner in hosting at least one community meeting in their district before the end of 2024.
 - This includes development of a questionnaire including names of known partners, venues, and challenges.
 - This also includes creation of a "meeting in a box" toolkit with a PowerPoint and outreach materials.
 - Conduct an end-of-year engagement audit.
 - Who are we reaching and not reaching? Identify opportunities for more equitable outreach.
 - **Goal 2:** Generate awareness through digital platforms.
 - Create one post a month of content each commissioner can share on their own personal channels (includes an image, graphic and caption), which will be distributed through the Board Coordinator. These can be shared on social media, in newsletters, on Nextdoor, etc.
 - Collaborate with subcommittees on content ideas related to what each subcommittee is working on and/or topics that are pertinent to them.
- **Implementation (IMP):** “Identify and leverage all resources, including data, funding, incentives, and strategic partnerships needed to accomplish the CECAP’s goals.”
 - **Goal 1:** Review the [sustainable procurement policy](#).
 - Remove barriers; improve execution and follow-through.
 - Identify loopholes that allow procurement of goods and services that are not compliant with this policy.
 - Prioritize and recommend changes that include mandates.
 - Coordinate with the O&E Subcommittee to educate staff and contractors.
 - Quarterly goals

ENVIRONMENTAL COMMISSION STRATEGIC PLANNING WORKSHOP

January 27, 2024

- Q1: Gather information; research the sustainable procurement policy.
 - Q2: Prioritize recommendations.
 - Q2-Q4: Coordinate with O&E and SPI Subcommittees to educate staff and contractors.
 - Q3: Provide a formal recommendation to the PTE Committee.
 - Bike rack (important ideas that should be revisited)
 - Explore nature-based infrastructure instead of lawns at City-owned property.
 - Support implementation of radiant barrier requirements for re-roofing.
 - Support storing all electric lawn equipment batteries at resilience hubs / recreation centers where the equipment will be used.
 - Support action SW3 on the CECAP FY24 Implementation Work Plan by focusing on recycling education at community cleanup events.
 - Support food waste to energy programs.
 - Greening factor and parking reform.
 - Code enforcement reform.
 - Support CECAP branding; add the CECAP logo and goal branding to all City communications (internal and external), similar to the United Nations Sustainability Goals, to show which efforts align with which CECAP goals.
- **Environmental Justice (EJ):** “Advance environmental equity by encouraging the City to codify equity into its laws and processes. Equitable solutions should meet the varying needs of each community.”
 - **Goal 1:** Hold 6 meetings (including 3 with stakeholders and Council Members).
 - Discuss food access; identify a Council Member (potentially a member of the PTE Committee) who will assist with the FA14 action within Goal 7 on the CECAP FY24 Implementation Work Plan.
 - Hold 3 meetings with neighbors to address food access and connect them to resources, including City staff.
 - Work with the O&E Subcommittee on social media content; work on persuasive storytelling.
 - Quarterly goals
 - Q1: Preparation and research.
 - Q2: Hold 2 meetings; work on social media outreach.
 - Q3 – Q4: Hold 2 meetings each quarter.
- **Environmental Health (EH):** “Prioritize public and environmental health by advancing the City’s Greenhouse Gas emissions reductions efforts to meet the 2030 Interim Target and 2050 Carbon Neutrality Target.”

ENVIRONMENTAL COMMISSION STRATEGIC PLANNING WORKSHOP

January 27, 2024

- **Goal 1:** Improve indoor air quality by improving weatherization through integrated business education and partnership development.
 - Impact: Number of businesses engaged.
 - Relevance: Improved weatherization decreases greenhouse gas emissions.
 - Quarterly goals
 - Q1: Reach out to OEQS to identify target businesses.
 - Q2: Research weatherization programs.
 - Q3 – Q4: Educate businesses on these programs.
- **Goal 2:** Strengthen the City of Dallas Environmental Justice Screening Tool (under development) and the Dallas Community Air Management Program (D-CAMP) with greater data integration and partnerships with hospital systems and higher education.
 - Quarterly goals
 - Q1: Reach out to OEQS to establish target partnerships, establish a protocol for outreach, and engage outside stakeholders.
 - Q2: Look for 4 institutions to partner with; get at least 1 to engage.
 - Q3: Develop an implementation plan.
 - Q4: Begin implementing.
- **Strategic Partnerships & Innovation (SPI):** “Identify and leverage all resources, including data, funding, incentives, and strategic partnerships needed to accomplish the CECAP’s goals. Transform the City of Dallas into a hub for environmental innovation.”
 - Prior to the workshop, the SPI Subcommittee took a survey to identify interests, technical knowledge, and relationships to help engage the private sector on the topics of Buildings, Renewable Energy, Alternate Fuel Infrastructure (within the Transportation goal). Upon reviewing the survey results, the group highlighted 3 potential priority actions from the FY24 CECAP Implementation Work Plan:
 - B13: Establish urban greening factor requirements for new developments that quantify how projects contribute to urban greening for reduced stormwater runoff and urban heat island improvements.
 - B15: Evaluate potential city-owned properties for the creation of ‘resilience hubs.’
 - E5: Build regional strategic partnerships to promote adopting renewable energy (rooftop solar).
 - The group decided to focus on incentives to motivate the private sector to realize meaningful positive change in action B13 (urban greening), which easily encompasses 6 of the 8 CECAP goals. This focus will allow alignment with other subcommittee goals (EHC and EJ), with ongoing work by City of Dallas departments (like the [ForwardDallas plan](#)), and with other regional organizations.

ENVIRONMENTAL COMMISSION STRATEGIC PLANNING WORKSHOP

January 27, 2024

- S.M.A.R.T. goal: By year end, SPI will work with the City Council to recommend an ordinance to establish incentives deemed most effective by stakeholders. The group will develop a quarterly workplan to outline process, partners, and key decisions.
 - Quarterly goals
 - Q1: Discovery to understand history and precedence, within and beyond Dallas. Prepare for stakeholder engagement. Partner with O&E, EHC, and EJ Subcommittees.
 - Q2: Stakeholder engagement; what would effectively incentivize change? Identify possible pilot locations to add context and specificity.
 - Q3: Finalize stakeholder engagement.
 - Q4: Incorporate any additional feedback received. Draft ordinance recommendation with IMP Subcommittee.

Cross-Committee Collaboration

- Alignment
 - SPI + O&E
 - Support urban greening factor efforts.
 - Hold district meetings to inform potential SPI incentives.
 - The innovation aspect of SPI has synergies with O&E.
 - SPI will approach business groups and can use O&E presentation materials.
 - SPI + IMP
 - IMP can support SPI implementation (e.g. on the 2024 Bond recommendations).
 - SPI + EHC
 - Can collaborate on business outreach related to weatherization.
 - EJ + O&E + EHC
 - Collaborate on weatherization education internally.
 - O&E + EJ
 - Collaborate on “sizzle reel” for social media.
 - IMP + O&E
 - Identify environmental groups for outreach.

Summary and Next Steps

- Each subcommittee should finish their workplan for the year by March 1st.
- Each subcommittee chair should do a brief presentation on their report during the March EVC meeting.
- Anyone who is absent during this workshop should get a briefing from their subcommittee chair before the draft workplan is finalized.

ENVIRONMENTAL COMMISSION STRATEGIC PLANNING WORKSHOP
January 27, 2024

Erin Diehl _____

Drafted by:
Erin Diehl, Board Coordinator
Office of Environmental Quality & Sustainability

03/01/2024

Date

Approved by:
Kathryn Bazan, Chair
Environmental Commission

Date

Memorandum



Take Action. Protect Wildlife. 
Texas Conservation Alliance

To: City of Dallas Environmental Commission

From: Heather Bullock, Lights Out Dallas Assistant Coordinator, Texas Conservation Alliance

Date: March 1, 2024

Subject: Recommending adoption of an ordinance supporting Lights Out DFW

Lights Out DFW is seeking the support of the City of Dallas Environmental Commission in recommending a lighting ordinance based on the International Dark Sky Association's [Five Principles for Responsible Outdoor Lighting](#) to reduce light pollution and its harmful effects on wildlife and humans.

About Lights Out DFW: Lights Out DFW is a campaign run by the Texas Conservation Alliance to reduce the impact of light pollution and building design on migratory birds and other wildlife through advocacy, education, and bird-building collision surveys. Lights Out DFW is part of Lights Out Texas, a statewide coalition of partners coordinated by Audubon Texas and the Cornell Lab of Ornithology that is dedicated to the conservation of birds. A list of [partners](#), previous proclamations, and more information can be found on the Lights Out Texas [website](#) and Lights Out DFW [website](#).

Benefits of Going Lights Out: Darker skies benefit birds, which are easily disoriented by commercial and residential light emanating from communities. It's estimated *nearly 1 billion birds* die annually due to collisions with buildings. Fortunately, a simple thing like turning out lights can help birds navigate our environment and protect them from unnecessary harm. A landmark study conducted by the Field Museum in Chicago showed that by turning the lights off in one building, bird fatalities dropped by more than 80 percent.

In addition to helping birds, turning off non-essential lights saves money and conserves energy for cities, local businesses, and homeowners. A Lights Out program will make Dallas more bird-friendly while also supporting sustainability goals. Reducing artificial light at night (ALAN) also increases human health and well-being, as ALAN disrupts people's circadian rhythms and sleep.

Additional Ways to Support Lights Out DFW: Spring migration began on March 1st this year and continues through June 15th, with April 22nd – May 12th being the peak migration period. Here's how can we use your support:

- Helping us pass a [proclamation or resolution](#) recognizing the priority to go Lights Out for Bird during spring and fall migration;
- Share the Lights Out Dallas season announcement via applicable communication streams (newsletters, blogs, social media etc.)
- For the City of Dallas managed facilities,
 - Turn off unnecessary lighting from 11 p.m. – 6 a.m. (especially near the tops of buildings)
 - Use timers or motion sensors on necessary lighting
 - Use down shielding on external lighting
 - Dim or extinguish lobby and atrium lighting
- Take the Lights Out [pledge!](#) (and share with your network!)

Thank you for your consideration and support of this request. Many of the major cities and counties across Texas, including Fort Worth, Austin, and Houston have implemented and seen the benefits of Lights Out programs. Through these simple changes, your support will make a positive impact on the people and birds that share our community.



City of Dallas

Environmental Commission Meeting
Keep Dallas Beautiful Update
March 6, 2024

Kevin Mondy M.A., Manager
Code Compliance
City of Dallas

Presentation Overview



- Purpose
- Keep Dallas Beautiful Updates
- Community Volunteerism / Cleanups Measures
- KDB Program Operations
- North Texas Community Clean Up Challenge
- Questions



Purpose



- This presentation will share recent developments and achievements of the Keep Dallas Beautiful Program, managed by the Department of Code Compliance.
- Provide key updates on program operations and additions



Dallas Beautiful Affiliation



Affiliation Acceptance Letter



Keep Dallas Beautiful Updates



- Received Silver Star Recognition Status with Keep Texas Beautiful.
- Implemented our Waste In Place Curriculum with 17 Dallas ISD schools.
- Increased our volunteer community cleanups by 52%.
- Received additional funding for Keep Dallas Beautiful for FY24 for three positions and marketing.
- We have filled two of three positions.
- New Keep Dallas Beautiful website launched, marketing campaign coming soon with Dart and other media outlets.



Program Operations - Volunteer Cleanup Events



FY 2022 – Community Volunteer Cleanup Events

Number of Community Clean UP Events	Total Number of Volunteers	Total Number of Volunteers Hours	Value of Service
46	1,444	5,800	\$168,985

FY 2023 - Community Volunteer Cleanup Events

Number of Community Clean UP Events	Total Number of Volunteers	Total Number of Volunteers Hours	Value of Service
70	3,090	10,064	\$301,431

FY 2024 - YTD Community Volunteer Cleanup Events

Number of Community Clean UP Events	Total Number of Volunteers	Total Number of Volunteers Hours	Value of Service
36	914	2,472	\$72,703



Program Operations - Community Clean Trash – Off



FY 2022 - 13 Community Clean Trash – Off Events

Educational Letters Disseminated	Resident Participation	Bulk Trash Collected	Tires Collected	Hazardous Disposed / Batteries
54,259	2,443	250,500 lbs.	1,766	66,270 lbs.

FY 2023 – 17 Community Clean Trash – Off Events

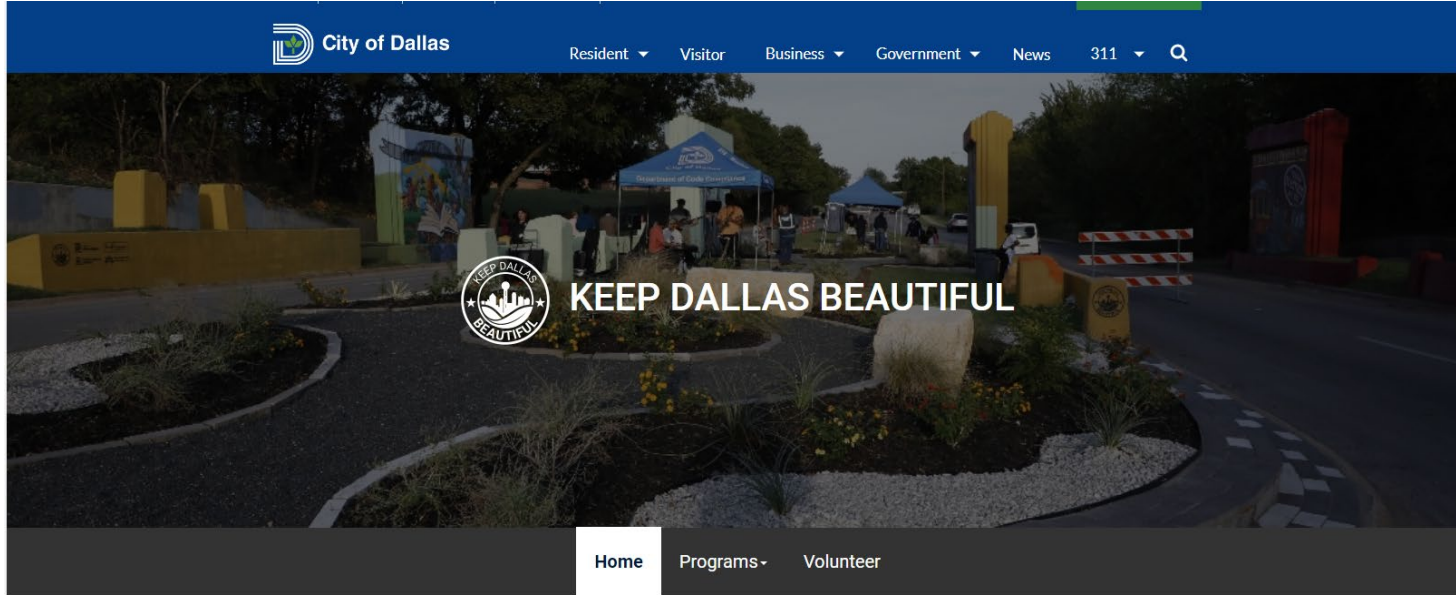
Educational Letters Disseminated	Resident Participation	Bulk Trash Collected	Tires Collected	Hazardous Waste Disposed / Paint/ Document Shredding /Batteries
53,933	2,683	275,180 lbs.	2,310	99,992 lbs.

FY 2024 – YTD 7 Community Clean Trash – Off Events

Educational Letters Disseminated	Resident Participation	Bulk Trash Collected	Tires Collected	Hazardous Waste Disposed / Paint/ Document Shredding /Batteries
18,577	1,158	143,900 lbs.	741	39,112 lbs.



Keep Dallas Beautiful



www.kdbccs.org



UPCOMING EVENTS

FEB 27	Tuesday @ 4:00 PM - 5:00 PM Clinton P. Russell Elementary School Keep Dallas Beautiful: Waste ...	MAR 5	Tuesday @ 4:00 PM - 5:00 PM Ascher Silberstein Elementary School Keep Dallas Beautiful: Waste ...
MAR 9	Saturday @ 7:00 AM - 11:00 AM West Dallas Multi-Purpose Center Keep Dallas Beautiful: Commun...	MAR 16	Saturday @ 9:00 AM - 11:00 AM Jacye Zaragoza Keep Dallas Beautiful: Love Y...
MAR 23	Saturday @ 7:00 AM - 11:00 AM Kathryn Joy Gilliam Collegiate Academy Keep Dallas Beautiful: Commun...	APR 13	Saturday @ 7:00 AM - 11:00 AM Fretz Park Keep Dallas Beautiful: Commun...



Program Operations - Adopt-A-Spot



The Adopt-A-Spot program is a collaborative effort among residents, businesses, clubs, and organizations to keep the city clean and beautiful. Participants can adopt an available spot for a one-year period and commit to six clean-up events per year, making it easy for individuals and groups to get involved with Keeping Dallas Beautiful.



Code Compliance
Services

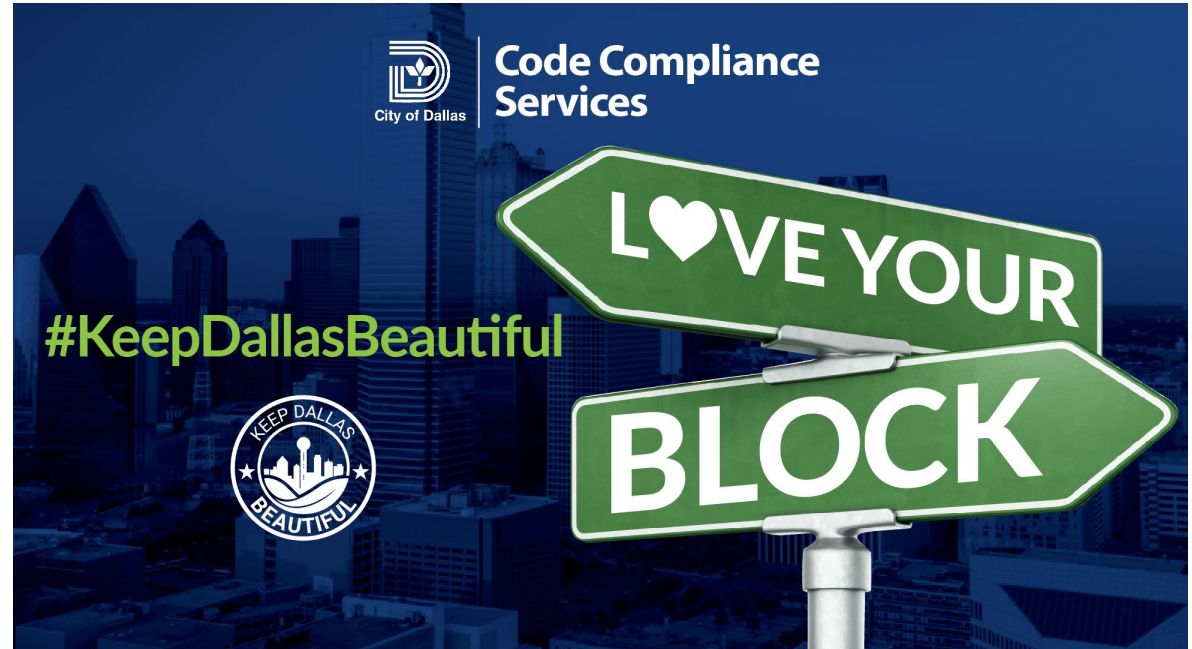


Program Operations Love Your Block



CITYWIDE VOLUNTEER CLEANUP INITIATIVE

The Love Your Block program encourages individuals and organizations to **clean up their communities** by removing blight. From mowing lawns to picking up litter, **every little bit helps!**



Scan the QR Code for additional information.



Program Operations cont.



Community Hand Tool Program



Program Operations cont.



Community Clean Up On The Go



Program Operations cont.



Beautification / Vacant Lot Projects





Leaderboard

Live dashboard of the current state of all participating communities.

Cleanup efforts must be logged between March 1, 2023 and May 31, 2023 and have taken place within a participating community.



Rank	Community	Events	Volunteers	Bags of Litter	Score
1	Mansfield	19	870	801	358.7456
2	Burleson	5	453	19	194.9196
3	Dallas	26	1697	3160	49.3609
4	Carrollton	32	79	237	35.2608
5	Grand Prairie	2	18	12	2.7757



**NORTH TEXAS
COMMUNITY CLEANUP
CHALLENGE**

JOIN US IN THE FIGHT AGAINST LITTER MARCH 1 - MAY 31, 2024



Scan the QR Code for
additional information.



**Together We Can Make
A Difference**



City of Dallas

Environmental Commission Meeting
Keep Dallas Beautiful Update
March 6, 2024

Kevin Mondy M.A., Manager
Code Compliance
City of Dallas



City of Dallas

Drafts of 2024 Five-Year Water Conservation Work Plan & 2024 Water Conservation Plan (State required)

**Environmental Commission
March 6, 2024**

Alicia Lee, Water Conservation Manager
Office of Environmental Quality & Sustainability
City of Dallas

Purpose



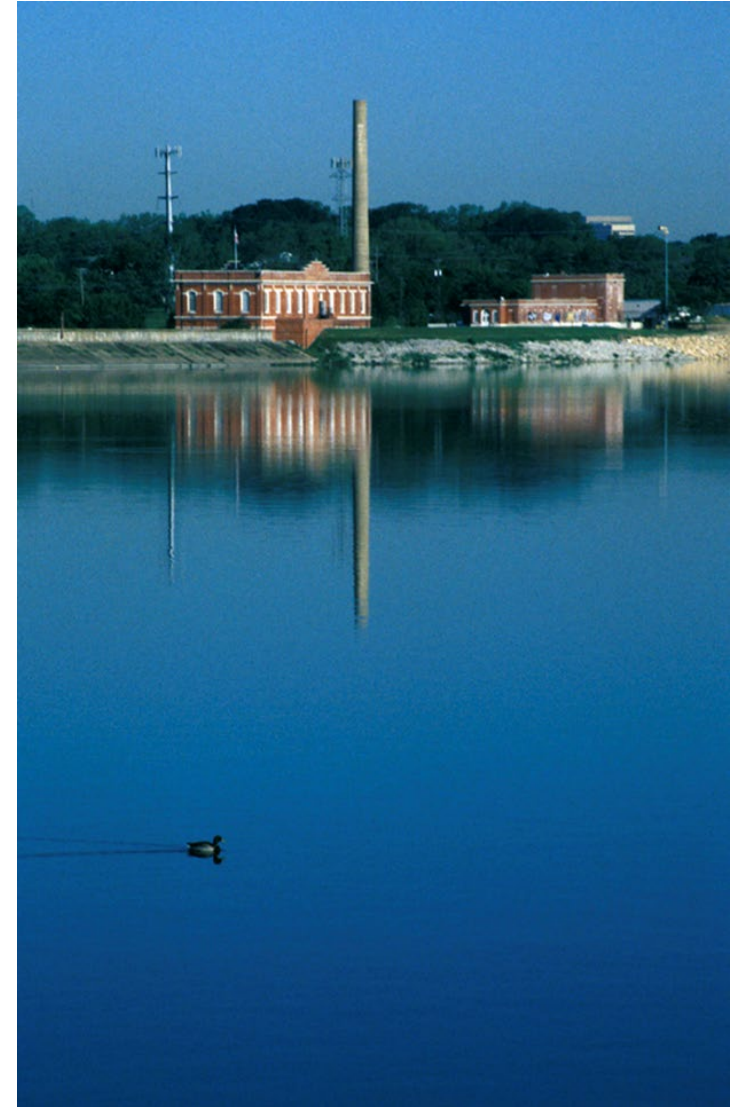
- Provide background on the Five-Year Water Conservation Work Plan and Water Conservation Plan (State required)
- Seek support from the Environmental Commission for adoption of:
 - City of Dallas 2024 Five-Year Water Conservation Work Plan
 - City of Dallas 2024 Water Conservation Plan (State required)



Presentation Overview



- The Need for Water Conservation
- City of Dallas Water Conservation Efforts
 - Accomplishments
- Water Conservation Plans
 - Projected Water Savings
 - Five-Year Plan Recommended Enhancements
- Summary & Timeline
- Next Steps

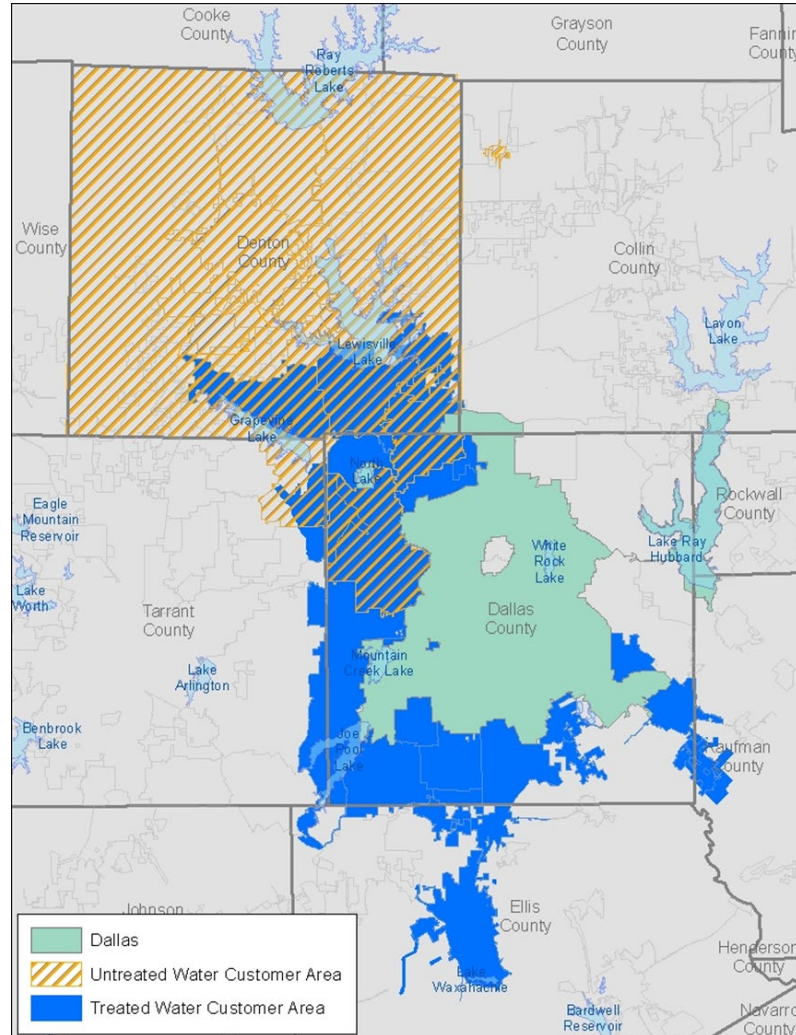




The Need for Water Conservation



Dallas' Service Area and Drivers of Water Use



Population served: 2.6 million

- 1.3 million in City of Dallas
- 1.3 million in 27 wholesale customer cities

Drivers of Water Use

- Population growth
- Economic conditions (jobs, new businesses, etc.)
- Household water use
- Outside watering
- System water losses
- Weather patterns

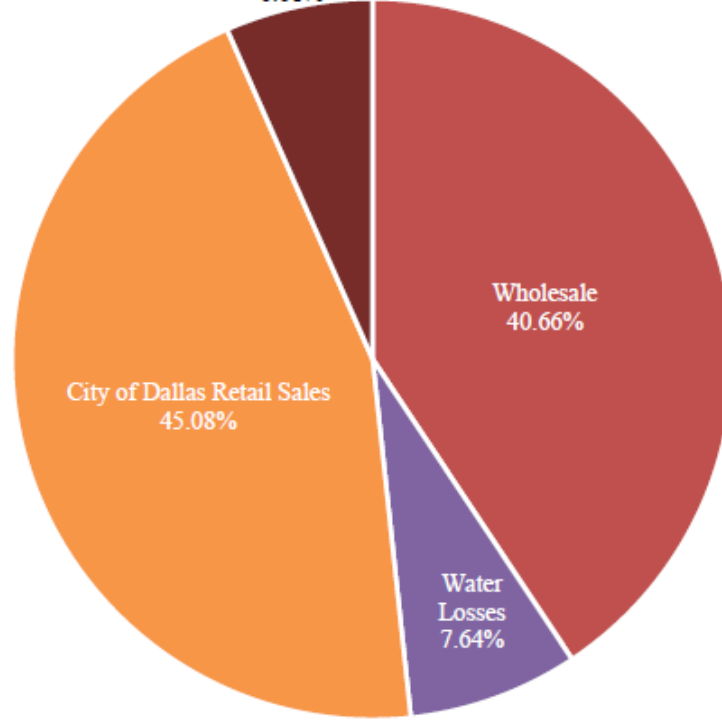


Annual Water Production and Retail Treated Water Use

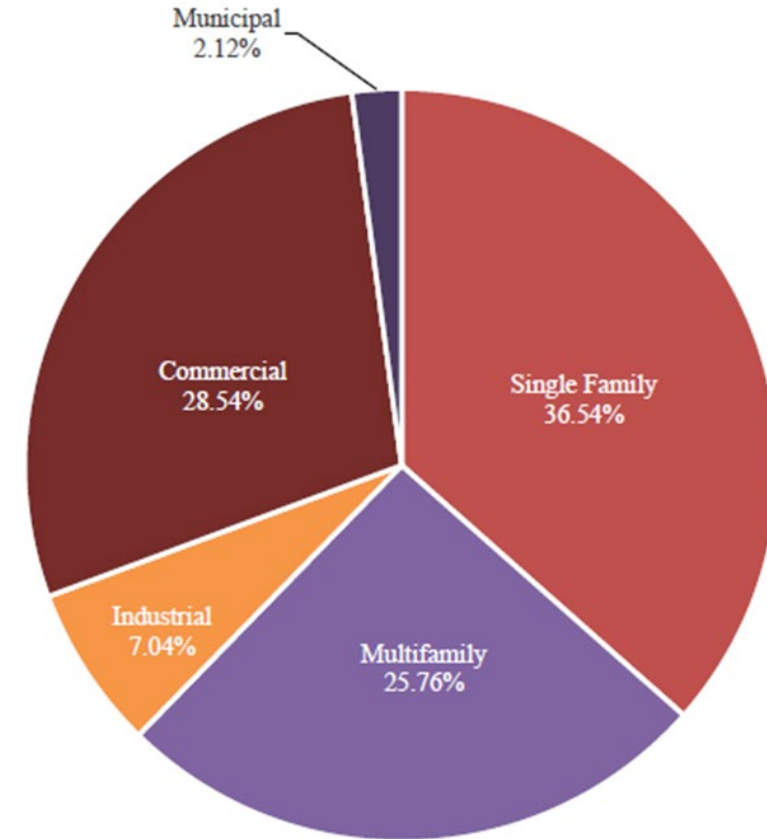


Average Annual Treated Water Production of 139.46 BG from FY15 – FY22

Known Utility System Maintenance and Operation Losses
6.61%



Annual Average Retail Treated Water Sales of 66.9 BG from FY15 – FY22





City of Dallas Water Conservation Efforts



Water Conservation



- **Conservation as a Demand Management Tool**
 - Extends the life of our existing resources
 - Delays the need for future water sources
 - Puts Dallas in compliance with the State's conservation requirements
- **Conservation Efforts are Effective**
 - Over 387 billion gallons (an average of 50 MGD) saved
 - Enough to fill Lake Ray Hubbard twice (over 2.5 years of water supply)
 - Perceptions and behaviors are changing
 - Since 2001 GPCD Reduced 32%
- **2024 Work Plan will keep the momentum going**



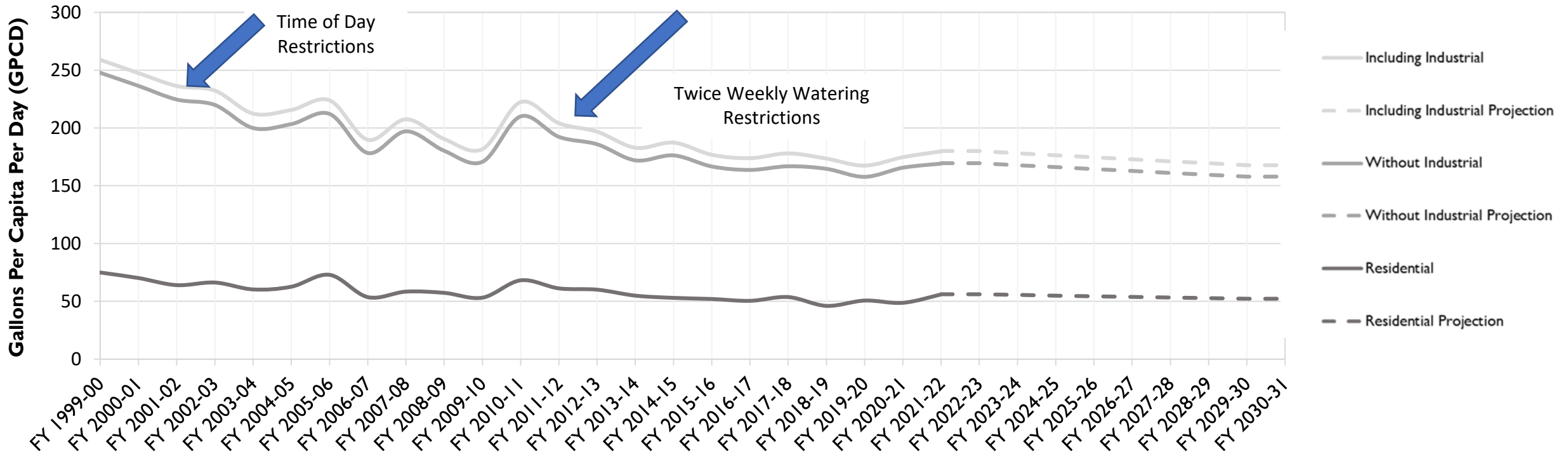
Save Water.
Nothing Can Replace It!
www.SaveDallasWater.com



Water Is Awesome Use it. Enjoy it. Just don't waste it.



Water Conservation Program Chronology and Trends



*Fully funded by DWU





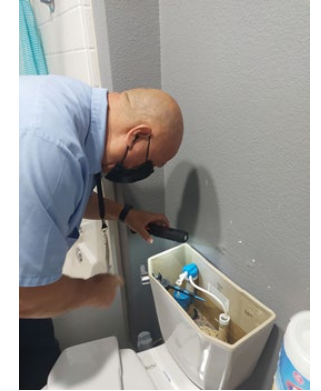
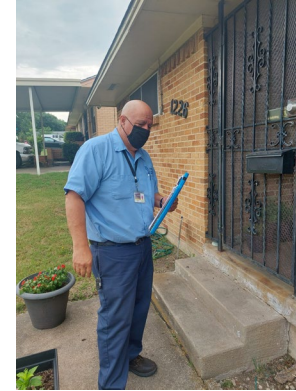
Accomplishments



Accomplishments



- **New Throne for Your Home (NTFYH)**
 - Single Family
 - Cumulative Number of Toilets Distributed (Vouchers + Rebates): **54,633**
 - Cumulative Water Saved: **266** MG
 - Multi-Family
 - Cumulative Number of Toilets Distributed: **68,605**
 - Cumulative Water Saved: **312** MG
- **Minor Plumbing Repair (MPR) Program**
 - Cumulative Number of MPR Fixtures distributed: **14,188**
 - Cumulative Water Saved: **40.9** MG
- **Environmental Education Initiative (EEI)**
 - Reached cumulative number of
 - Students: **127,838**
 - Teachers: **8,302**
 - Residents: **128,741**
 - Schools: **309**



Accomplishments



- **Landscape Ordinance Amendments**
 - Time of day watering restrictions
 - Mandatory maximum twice weekly watering schedule
 - Article X Revision for Landscape and Tree Preservation
- **Enhanced Enforcement**
 - Provided funding in each year for Code Compliance personnel overtime pay (2 FTEs)
 - Conduct targeted, neighborhood sweeps to enforce ordinances
- **Irrigation System Evaluations**
 - Cumulative Number of Irrigation Audits: **9,733**
 - Cumulative Potential Water Saved: **543** MG
- **Industrial, Commercial, Institutional (ICI) Water Efficiency Opportunity Surveys & Rebate Programs**
 - Cumulative Potential Water Savings from Surveys: **698** MG/Yr
 - Cumulative Water Savings from Rebates: **121** MG/Yr



Accomplishments



- **Public awareness campaigns**

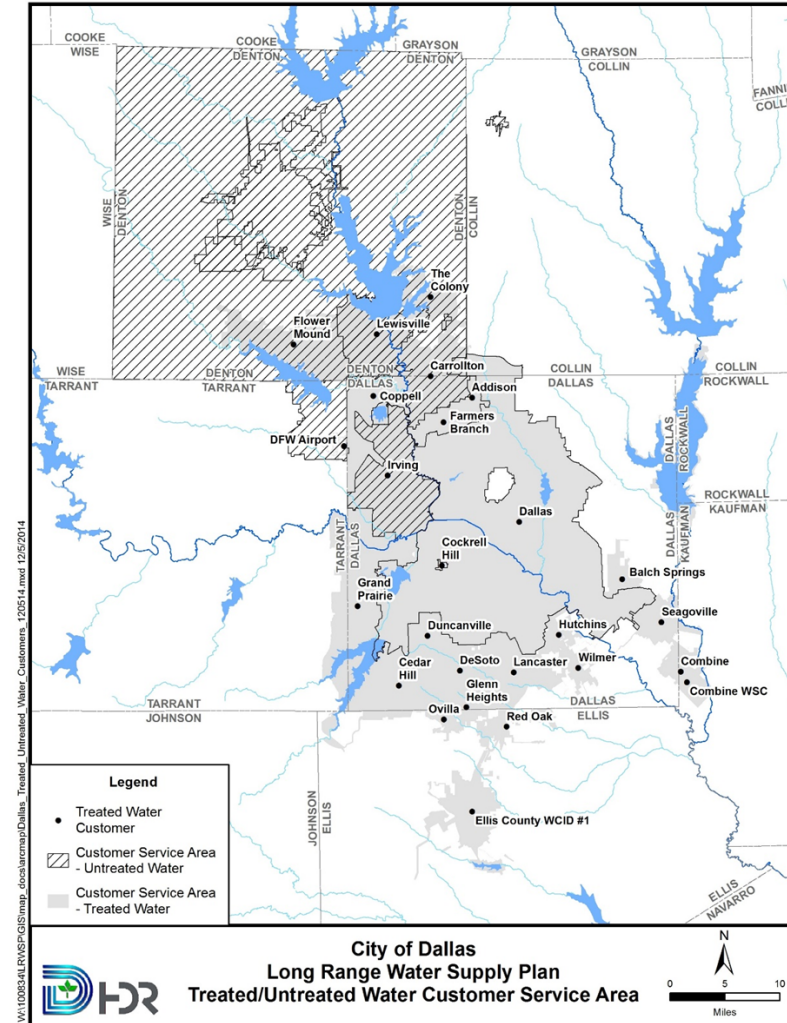
- 2018 Revamped Save Dallas Water website “Save Water. Nothing Can Replace It”
- Regional Public Awareness Campaign, “Water is Awesome” Partnership with Tarrant Regional Water District since 2009

- **City Leadership and Commitment Grant**

- \$200,000 Available to City Departments for conservation projects

- **Wholesale Customer Cities Monitoring, Measurement and Reporting of Water Conservation Programs**

- Increased adoption of outdoor watering Best Management Practices in customer cities
 - 7 cities have an Outdoor Watering Schedule
 - 16 cities have Time of Day Watering
 - 12 cities have Water Conservation Pricing



Accomplishments



- **Water Loss Reduction**

- Proactive Leak Detection and Repair
 - Since FY 2005 estimated **5.5** BG saved
- Distribution System Main Replacement
 - Maintained **5,038** miles of pipeline in FY 2022
 - System age dropped from 48% to 46%
 - Since 2001, main breaks per mile decreased from 0.6 to 0.1
- Filter Cleaning at Water Treatment Plants
 - Optimize backwash

- **Meter Reading (Apparent Loss Reduction)**

- Developed practice to replace meters
 - FY 2016 – 2022 average meter replacement: **24,591**
- Modernization of Meter Reading Process
- Two automated network systems installed (pilot projects)
 - Advanced Metering Infrastructure (AMI) Fixed Network
 - AMR Mobile Network
 - Approximately 22,000 meters currently read using a Mobile Network





Water Conservation Plans



Water Conservation Plans

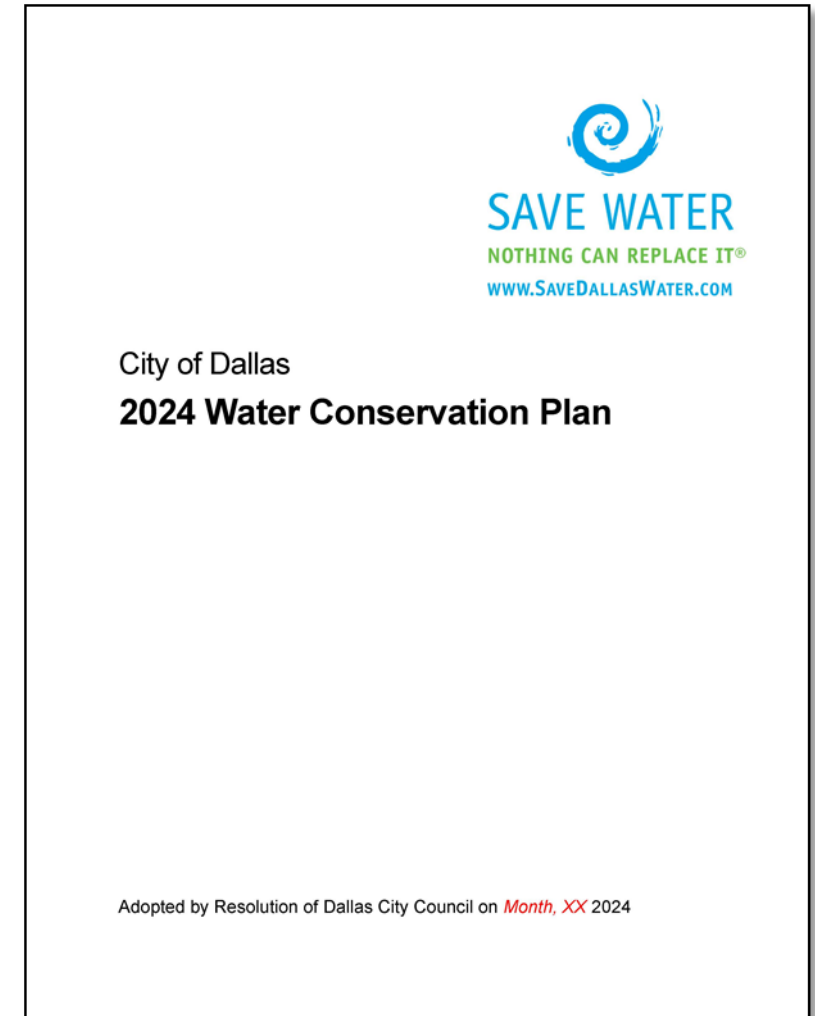


Five-Year Water Conservation Work Plan

- Road map for compliance with State mandates
- Major component of Long-Range Water Supply strategies

Water Conservation Plan (State required)

- Mandated by Texas Administrative Code, Title 30, Rule 288.2
- Required submission every five years
- **Next plan due by May 1, 2024**



Work Plan Development Process



- Examined programs and water use, and targeted strategic areas for additional opportunities
- Strategies that will continue from previous plans include:
 - Continued Customer Engagement
 - Water System Improvements
 - Ordinance Review
- Selected strategies projected to reduce per capita consumption by an average of 0.94% per year from FY 2023 - FY 2027



Proposed Measures by User Group



No.	Proposed Measure	User Group				Action		
		SF	MF	ICI	DWU	Ongoing	Enhance	New
1	New Throne For Your Home (Single-Family Toilet)	✓				★		
2	New Throne For Your Home (Multi-family Toilet)		✓			★		
3	Minor Plumbing Repair Program	✓				★		
4	Environmental Education Initiative K-12	✓	✓			★		
5	Irrigation System Evaluation Program	✓	✓	✓		★		
6	Residential Irrigation Incentive Program	✓						★
7	City Leadership & Commitment Grant Program			✓		★		
8	Enhanced Enforcement	✓	✓	✓		★		
9	Public Awareness Campaigns - Outreach and Engagement	✓	✓	✓	✓	★	★	
10	ICI Audit and Rebate Program			✓		★	★	
11	ICI Incentive Program for Qualifying Non-Profits			✓				★
12	Wholesale Customer Cities Program					★		
13	Real Loss Program				✓	★		
14	Real Loss Reduction; Active Leak Detection – Additional Leak Repair, Detection and Pressure Reducing Valve Crew				✓	★	★	
<i>SF = Single Family; MF = Multi-Family; ICI = Industrial, Commercial, and Institutional</i>								





Projected Water Savings

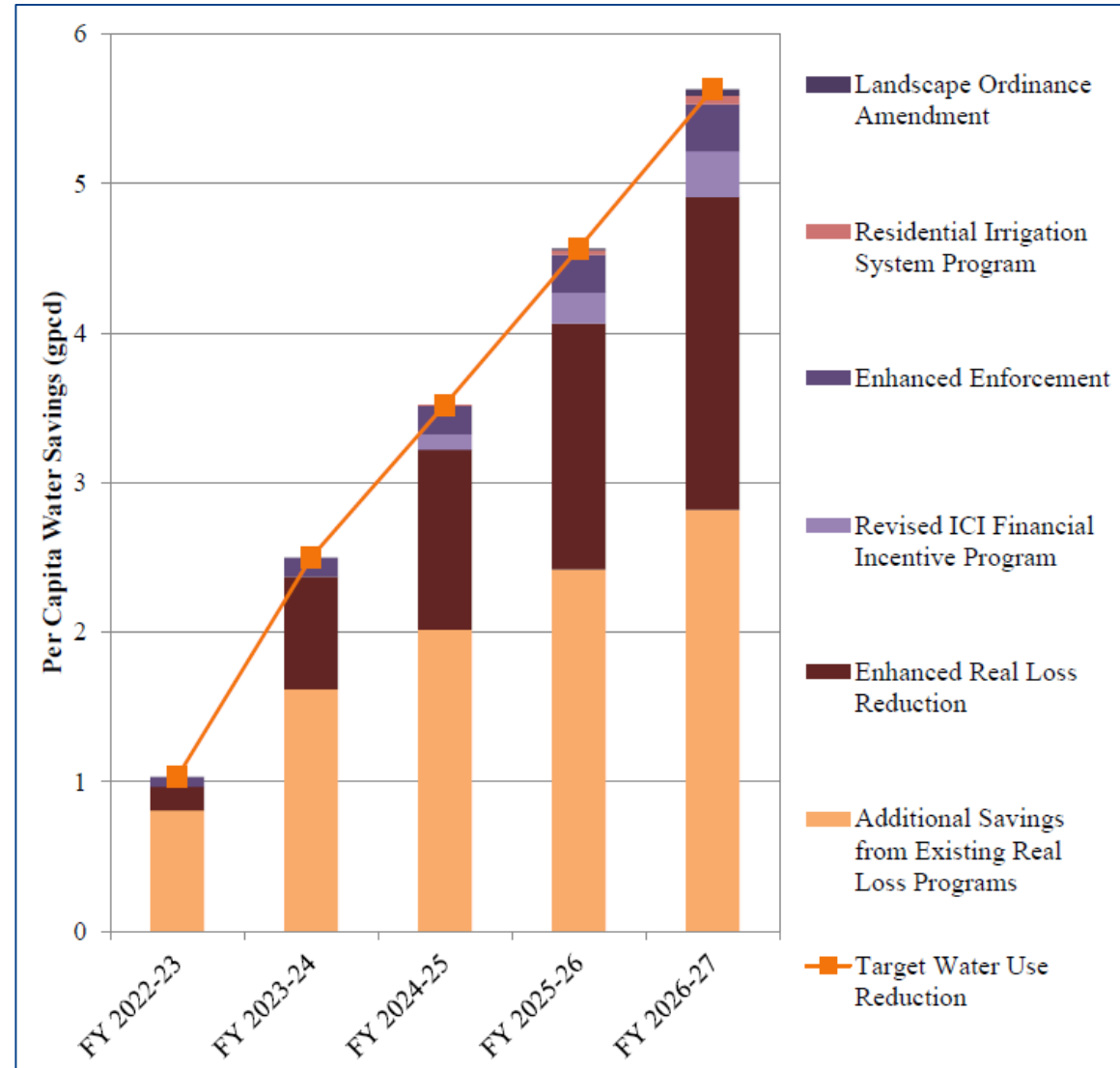


Projected Per Capita Water Savings from Selected Strategies



Per Capita Water Consumption Goal

Water Savings	Historic 5-yr Average	5-yr Goal for Year 2029	10-yr Goal for Year 2034
Total GPCD	175	168	160





Five-Year Plan Recommended Enhancements



Five-Year Plan Recommended Enhancements



- **Residential Irrigation System Rebate Program**
 - **Proposed new program**
 - Incentives to complement highly successful irrigation system check-up program and water wise landscape seminars
 - Offer incentives for
 - Drip irrigation equipment
 - Spray heads with more efficient distribution patterns
 - Zone Conversion
 - **What we get**
 - Projected average water savings of **5 MG/Yr**



Five-Year Plan Recommended Enhancements



- **Industrial, Commercial & Institutional (ICI) Financial Incentive Programs**
 - **Proposed new programs**
 - **ICI Water Efficiency Partnership (WEP) Program** for ICI facility managers and leaders that represent high water use industries.
 - **ICI Water Efficiency Training Program** for ICI facility managers and leaders with a focus on the EPA WaterSense program.
 - **ICI Qualifying Non-Profit Retrofit Program** to provide authorized plumbing retrofits for qualifying nonprofit facilities. Retrofits include high-efficiency toilets, faucet aerators and showerheads.
 - **What we get**
 - Increased program participation
 - Increased outreach to medium and small businesses
 - Projected average water savings of **46** MG/Yr



Five-Year Plan Recommended Enhancements



- **Public Awareness Campaign Enhancement**

- Broaden digital audience reach with a permanent staff (versus temporary help) to:
 - Advance Water Conservation messaging
 - Manage Save Dallas Water Website and social media accounts
 - Create custom digital content
 - Adhere to City media guidelines

- **Ordinance Review**

- Review ordinance and regulations relating to landscaping

- **What we get**

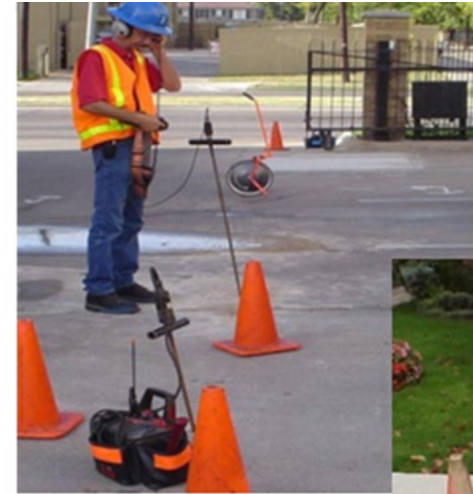
- Increased transparency, trust and participation
- Increased awareness of outdoor water conservation programs
- Reduced outdoor water use



Five-Year Plan Recommended Enhancements



- **Real Loss Reduction: Proactive Leak Detection and Repair Enhancements**
 - Expand leak detection programs:
 - Add funding for large diameter leak condition assessment
 - 2 Technicians for Leak Detection
 - 4 Technicians for Leak Repair
 - 2 Technicians for Pressure Reducing
- **What we get**
 - Lowered utility costs
 - Minimized property damage
 - Reduced customer disruptions
 - Projected average water savings of **346** MG/Yr





Summary and Timeline



Summary



- Five-Year Work Plan serves as a road map to comply with State's water conservation requirements
- Dallas has made great strides in reducing its per capita water demand using conservation and efficiency programs
 - A 32% decrease in per capita usage since FY 2001
 - Ongoing water conservation efforts have saved approximately **387** BG
- Proposed 2024 Water Conservation Plan goal is to reduce per capita water use by an average 0.94% percent per year over the next five years by
 - Implementing measures with higher water savings early
 - Aligning strategies that have similarities/synergies



Timeline For Plan Adoption



- Community Survey
 - Fall 2023
- Plans finalized and posted to www.savedallaswater.com
 - March 2024
- Council adopts plans subject to annual appropriations
 - April 2024
- 2024 Water Conservation Plan will be submitted to TCEQ
 - May 1, 2024



Next Steps



- Seek support from the Environmental Commission for adoption of:
 - City of Dallas 2024 Five-Year Water Conservation Work Plan
 - City of Dallas 2024 Water Conservation Plan (State required)





City of Dallas

Drafts of 2024 Five-Year Water Conservation Work Plan & 2024 Water Conservation Plan (State required)

**Environmental Commission
March 6, 2024**

Alicia Lee, Water Conservation Manager
Office of Environmental Quality & Sustainability
City of Dallas

Memorandum



CITY OF DALLAS

DATE February 28, 2024

TO Honorable Chair Bazan and Members of the Environmental Commission

SUBJECT **Regional Public Awareness Campaign – Memorandum of Understanding with Tarrant Regional Water District (TRWD)**

The Office of Environmental Quality & Sustainability (OEQS) is seeking continuation of the Water Conservation Regional Public Awareness Campaign between City of Dallas (City) and TRWD through a five-year Memorandum of Understanding (MOU) in an amount not to exceed \$3,350,000 – Financing: General Fund – fully reimbursed by Dallas Water Utilities (DWU).

Background

As water suppliers for over 5 million people in the Dallas-Fort Worth Metroplex and surrounding communities, the City and TRWD have a keen interest in the wise and efficient use of the regional water supply.

In 2009, the City and TRWD began working together on the development and funding of a regional campaign. The two parties first executed a MOU in 2014 which was updated in 2019. The campaign also expanded its reach in 2019 with the participation of the North Texas Municipal Water District (NTMWD). The Water Conservation Regional Public Awareness Campaign's goal is to build awareness of the importance of using water wisely and to provide useful tips on efficient water use. The joint campaign launches annually in the summer, as the peak irrigation season begins. Outdoor irrigation is a primary target since it has the highest potential water savings for water customers and water providers.

The regional campaign has resulted in significant financial savings and advantages for both entities. By sharing a common message, creative product and media purchase, each entity has reduced its creative development, production, and advertising costs. Since 2009, the City and TRWD have each saved approximately \$2.2 million in creative production costs and gained advertising exposure worth approximately \$11.25 million.

As in prior years, future creative products for the campaign will include television, radio, on-line advertising, billboards, transit and newspaper advertising in English and Spanish. Additionally, Dallas and TRWD will share the costs to maintain and update the regional campaign website (<https://waterisawesome.com/>) and the regional weekly watering advice tool developed as a free resource for customers.

The MOU requires a campaign steering committee, establishes TRWD as the contracting authority for the creative and media buying contracts, and establishes a cost share for all expenses. In accordance with the "City of Dallas-Tarrant Regional Water District Interlocal Cooperation Contract" Article IV Fair Opportunities Purchasing and Contracting, Dallas

DATE February 28, 2024
SUBJECT **Water Conservation Public Awareness Campaign**
PAGE **2 of 3**

and TRWD will strive to ensure that all qualified businesses, regardless of size, economic, social, racial, gender, or ethnic status have a fair opportunity to participate in joint projects undertaken by Dallas and TRWD. Dallas and TRWD have jointly established requirements for prospective consultants to ensure a good faith effort to achieve a subcontracting goal of 25% to participation by Minority/Women Owned Business Enterprises (M/WBE) and Historically Underutilized Businesses (HUB).

Upon the execution of this MOU and for the purposes of funding the Water Conservation Regional Public Awareness Campaign, the City shall contribute an amount not to exceed \$670,000 on an annual basis (subject to annual appropriations) for five years.

Prior Action/Review (Council, Boards, Commissions)

On June 26, 2019, City Council authorized the MOU with the TRWD to continue a successful regional public awareness campaign that encourages efficient water use by Resolution No. 19-1007.

Next Steps

Briefing memo to Parks, Trails and the Environment on April 1, 2024 seeking support for consideration and approval of the MOU with the TRWD.

Staff will request City Council action to authorize the MOU with the TRWD in April 2024.

Please contact Water Conservation Manager, Alicia Lee at alicia.lee@dallas.gov or OEQS Director Carlos Evans at carlos.evans@dallas.gov if you have any questions.



Carlos Evans
Director, Office of Environmental Quality & Sustainability

c: T.C. Broadnax, City Manager
Tammy Palomino, City Attorney
Mark Swann, City Auditor
Biliera Johnson, City Secretary
Preston Robinson, Administrative Judge
Kimberly Bizer Tolbert, Deputy City Manager
Jon Fortune, Deputy City Manager
Majed A. Al-Ghafry, Assistant City Manager
M. Elizabeth (Liz) Cedillo-Pereira, Assistant City Manager
Dr. Robert Perez, Assistant City Manager
Jack Ireland, Chief Financial Officer
Genesis D. Gavino, Chief of Staff to the City Manager
Directors and Assistant Directors

Memorandum



CITY OF DALLAS

DATE February 21, 2024

TO Honorable Chair Bazan and Members of the Environmental Commission

SUBJECT **Office of Environmental Quality & Sustainability (OEQS) Solar Siting Study**

Background

In November 2022, OEQS issued a request for proposals (RFP) to seek professional assistance “to guide development of solar [photovoltaic (PV)] generating capacity on City-owned property” with the results of the study to “provide short-term and long-term cost analyses of economically feasible potential City-owned or privately-owned (under lease agreement) solar PV assets, emissions reductions associated with those assets, optimal locations for solar PV installations, project priorities and funding options for Council to consider.” The RFP identified the following priorities for this Solar Siting Study:

- Help achieve Comprehensive Environmental and Climate Action Plan (CECAP) renewable energy targets and actions;
- Advance goals of the Racial Equity Plan (REP);
- Reduce energy poverty and support access to renewable energy for low- and moderate-income residents;
- Minimize negative impact to local natural resources; and
- Explore opportunities to support habitat, pollinators, and other environmental resource assets.

The study advances the CECAP Goal 2 commitment to generate and use renewable, reliable, and affordable energy. The Goal 2 targets include the installation of 739 MW and 3,695 MW of solar power within the City by 2030 and 2050, respectively. It also aligns with OEQS’ Department Program Measures in the REP to “[p]rovide access to community solar opportunities for qualified households with the greatest need by December 2025” with the target to “[i]ncrease residential building efficiency through weatherization, access to clean energy through community solar programs, and reduce energy use in historically disadvantaged communities through other related programs.”

In April 2023, OEQS contracted with a consultant team led by Ameresco Inc. to evaluate the City of Dallas property portfolio and identify ten priority sites for further analysis. For these ten priority sites, the consultant team was tasked with providing detailed technical and financial analysis as well as preliminary system designs that could be used as the basis for future solicitations for installation of proposed systems through a later procurement. The team was also tasked with evaluating the demographic profile of the communities adjacent to each site and any potential environmental impacts of solar energy development at the priority sites.

Project Overview and Approach

The project team evaluated City properties for potential as building-serving sites and community-serving sites. Building-serving sites are properties with a City of Dallas facility or other energy-using infrastructure where a solar PV system can directly offset consumption of electricity from the grid and reduce utility costs. These sites are also referred to as “behind the meter.” Community-serving sites are properties that could host a solar PV system that produces electricity that is delivered to the grid for use by residents and non-City entities. Community solar typically uses a subscription model where multiple participants subscribe to a portion of the solar energy

generated. Subscribers do not receive electricity directly from the community solar system and therefore do not need to be physically located near the system.

OEQS staff initially requested five building-serving and five community-serving sites, and sought to avoid recommendations to install solar carport canopies as an effort to reduce single occupant vehicle use. These directives were modified following the team's presentation to the Environmental Commission on October 11, 2023, based on feedback from Commissioners and technical advisors.

Ultimately, the project team recommended eight building-serving sites, one community-serving site (Dallas Sanitation Department's Southwest Transfer Station), and one site (Martin Luther King, Jr. Community Center) that could be used to offset building electricity use or for community solar, but not both due to technical constraints. The building-serving sites were selected based on economic and technical feasibility; department feedback that identified key constraints; and site visits and document reviews that revealed disqualifying conditions of certain sites.

For community-serving sites, the team identified sites with sufficient space with appropriate conditions to support a solar PV system large enough to potentially overcome economic challenges to community solar and attract interest from: potential community solar developers, who would install the system; and retail electricity providers, who would likely manage the subscription and billing process for a community solar program. The team conducted GIS spatial analysis to evaluate sites, which were then qualified or eliminated based on key environmental criteria and department feedback.

Community Engagement and Feedback

The project team provided two primary community engagement opportunities: an online survey and town hall meetings. An online community survey in English and Spanish was administered in Fall 2023. The three-part survey gauged Dallas residents' awareness and preferences related to:

- Building-serving solar energy development on City-owned properties;
- Community-serving solar energy development on City-owned properties; and
- Residential solar energy options.

The solar siting study project team received 148 valid responses (146 English, 2 Spanish). Responses were geographically dispersed and somewhat demographically diverse, though they likely overrepresent Dallas residents with existing interest and investment in solar. Nevertheless, the survey results provided valuable insights that helped inform the selection of the ten priority solar sites and could inform potential residential and community solar energy program design.

An in-person town hall was held at the West Dallas Multipurpose Center on February 15, 2024, and a virtual town hall was held via WebEx on February 21, 2024. There were approximately 20 attendees representing at least seven zip codes, including three people from two Priority Zip Codes, and three Environmental Commissioners at the town halls. The project team provided an overview of the purpose of the study and the recommended ten sites. The in-person event also included interactive opportunities to engage with community partners to learn more about ways that residents can take climate action and support solar energy.

Attendee feedback included:

- Enthusiasm for the recommended solar installation at the Martin Luther King, Jr. Community Center (MLK Center) in particular. The West Dallas Multipurpose Center was also recommended by attendees for the City to prioritize for early investment in solar energy.

- Support for solar parking canopies to help reduce temperatures at surface parking lots, especially at the MLK Center.
- Interest in educational opportunities, including hands-on solar panel installation learning opportunities for Dallas ISD Career and Technical Education students and onsite signage explaining how solar panels work.
- Curiosity about how the City is promoting solar energy for private property owners and City plans for installing electric vehicle charging stations and battery energy storage as complements to solar energy.
- Interest in the procurement process and timeline for installing solar systems at the recommended sites.

Priority Site Portfolio Overview

The project team identified 3.6 megawatts of solar potential across ten priority sites with the potential to generate 5.4 million kilowatt hours of renewable electricity per year—that’s enough to power 420 Texas homes for a year and avoid more than 69,000 metric tons of carbon dioxide-equivalent (CO₂e) greenhouse gas emissions by 2050. The nine building-serving solar installations would produce a combined \$2.4 million net positive value over the standard 25-year durable life of solar PV. The portfolio has a 7.1% internal rate of return and would reach simple payback in year 14. The two potential community-serving sites have the potential to support 227 community solar subscriptions and would provide a valuable pilot opportunity for the City to develop a greater understanding of community solar potential and challenges in the Texas market, where community solar is not supported with an organized program and faces market, regulatory, and economic barriers to success. Site-by-site and portfolio technical and financial details are enclosed. A map of the ten priority solar sites with demographic and environmental context is available at bit.ly/CODSolarSiteMap.

The proposed preliminary designs and associated financial analysis is based on “as-is” site conditions observed by project team engineers or identified in feedback from Building Services Department (BSD) and departments controlling relevant properties including Parks and Recreation (PKR), Sanitation (SAN), Dallas Police Department (DPD), and Equipment and Fleet Management (EFM). The enclosed cost estimates and financial analysis should be considered preliminary and final determination of required upgrades would be determined at the time of final system design and permitting. The final solar siting study report will include a full and detailed list of inclusions, exclusions, and assumptions that informed the analysis.

The project team recommends aiming to develop the priority site portfolio through a single solicitation. Multiple procurements for individual sites will create delays and inefficiencies that will negatively impact the economic performance of the portfolio and delay associated emissions reductions.

Study Final Report

The project team will submit a comprehensive report detailing study approach, site-level analysis, and recommendations on community solar, funding, and procurement in March 2024.

Enclosed

- Priority site technical and financial overview
- Priority site map with REP priority zip codes
- Town hall presentation

If you have any questions please contact Carlos Evans, OEQS Director (214-670-1642), Paul White II, OEQS Assistant Director (214-671-8979), or Rosaerlinda Cisneros, OEQS Climate Coordinator (214-670-1196).



Carlos Evans
Director, Office of Environmental Quality and Sustainability

- c:
- | | |
|---|--|
| T.C. Broadnax, City Manager | Jon Fortune, Deputy City Manager |
| Tammy Palomino, City Attorney | M. Elizabeth (Liz) Cedillo-Pereira, Assistant City Manager |
| Mark Swann, City Auditor | Majed A. Al-Ghafry, Assistant City Manager |
| Biliera Johnson, City Secretary | Dr. Robert Perez, Assistant City Manager |
| Preston Robinson, Administrative Judge | Jack Ireland, Chief Financial Officer |
| Kimberly Bizer Tolbert, Deputy City Manager | Genesis D. Gavino, Chief of Staff to the City Manager |
| | Directors and Assistant Directors |

Priority Site Technical and Financial Overview

System Details – Full Portfolio											
Priority Site	Martin Luther King Jr. Community Center	Paul Laurence Dunbar Lancaster-Kiest Branch Library	Beckley-Saner Recreation Center	Walnut Hill Recreation Center	Nash-Davis Recreation Center	West Dallas Multipurpose Center	Samuell-Grand Recreation Center	Northeast Service Center	Quarter Master	Southwest Transfer Station (Oak Cliff / Westmoreland)	Portfolio Total
Address	2922 Martin Luther King Jr Blvd	2008 E Kiest Blvd	114 W Hobson Ave	10011 Midway Rd	3712 N Hampton Rd	2828 Fish Trap	6200 E Grand Ave	8935 Adlora Ln	1600 Botham Jean Blvd.	4610 S Westmoreland Rd	
Zip code	75215	75216	75224	75229	75212	75212	75223	75238	75215	75237	
Department	Building Services	Library	Parks and Recreation	Parks and Recreation	Parks and Recreation	Building Services	Parks and Recreation	Equipment Management and Fleet	Dallas Police Department	Sanitation	
Proposed Use	Building Serving or Community Serving	Building Serving	Building Serving	Building Serving	Building Serving	Building Serving	Building Serving	Building Serving	Building Serving	Community Serving	
Mount Type	Rooftop, Carport	Ground Mount	Rooftop, Carport	Rooftop, Carport	Rooftop, Carport	Rooftop	Rooftop, Carport	Rooftop	Rooftop	Ground Mount	
System Size (kWdc)	1,088	265	253	220	187	169	167	165	148	961.4	3,623
System Size (kWac)	950	240	220	180	140	160	140	140	140	800	3,110
Annual Consumption - Pre Solar (kWh/year)	1,956,531	426,121	442,782	334,829	297,132	387,471	256,122	268,510	242,420	131,219	4,743,137

Priority Site	Martin Luther King Jr. Community Center	Paul Laurence Dunbar Lancaster-Kiest Branch Library	Beckley-Saner Recreation Center	Walnut Hill Recreation Center	Nash-Davis Recreation Center	West Dallas Multipurpose Center	Samuell-Grand Recreation Center	Northeast Service Center	Quarter Master	Southwest Transfer Station (Oak Cliff / Westmoreland)	Portfolio Total
PV Production (kWh, yr1)	1,602,630	417,926	375,448	331,140	272,475	253,190	241,838	247,409	215,928	1,456,699	5,414,683
Yield Efficiency (kWh/kWdc)	1,473.20	1,577.90	1,484.70	1,507.70	1,457.60	1,493.80	1,445.40	1,503.20	1,456.60	1,515.20	
Site Usage Offset (% of kWh)	82%	98%	85%	99%	92%	65%	94%	92%	89%	N/A	
Annual GHG Emissions Avoided (MTCO _{2e})	872	227	204	180	148	138	132	135	117	792	2,945
GHG Emissions Avoided by 2050 (MTCO _{2e})	20,534	5,355	4,811	4,243	3,491	3,244	3,099	3,170	2,767	18,664	69,378

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Financial Overview – Building Serving Sites										
	Martin Luther King Jr. Community Center	Paul Laurence Dunbar Lancaster-Kiest Branch Library	Beckley-Saner Recreation Center	Walnut Hill Recreation Center	Nash-Davis Recreation Center	West Dallas Multipurpose Center	Samuell-Grand Recreation Center	Northeast Service Center	Quarter Master	Portfolio Total
Turnkey Purchase Price	\$4,317,584	\$1,298,386	\$1,239,255	\$1,114,871	\$1,012,373	\$740,690	\$961,953	\$763,523	\$709,719	\$12,158,355
Year 1 Utility Bill Savings	152,777	46,382	32,405	30,326	28,565	24,233	21,809	27,733	24,480	388,712
Project Life Net Cash Flow	5,444,850	1,821,742	964,394	945,338	929,205	892,803	587,076	1,077,001	924,270	13,586,678
Net Present Value @ 5.00%	1,040,158	448,234	53,407	91,667	123,094	195,725	(22,329)	272,515	218,632	2,421,103
Simple Payback (Years)	Year 14	Year 13	Year 16	Year 16	Year 15	Year 13	Year 17	Year 12	Year 13	Year 14
Return on Investment	126.1%	140.3%	77.8%	84.8%	91.8%	120.5%	61.0%	141.1%	130.2%	111.7%
Internal Rate of Return	7.3%	8.5%	5.5%	5.9%	6.4%	7.9%	4.7%	8.7%	8.3%	7.1%
25 Yr Net Cash Flow at 4.3% financing	1,970,313	398,882	80,137	105,680	126,638	176,821	7,769	240,187	194,847	2,330,710

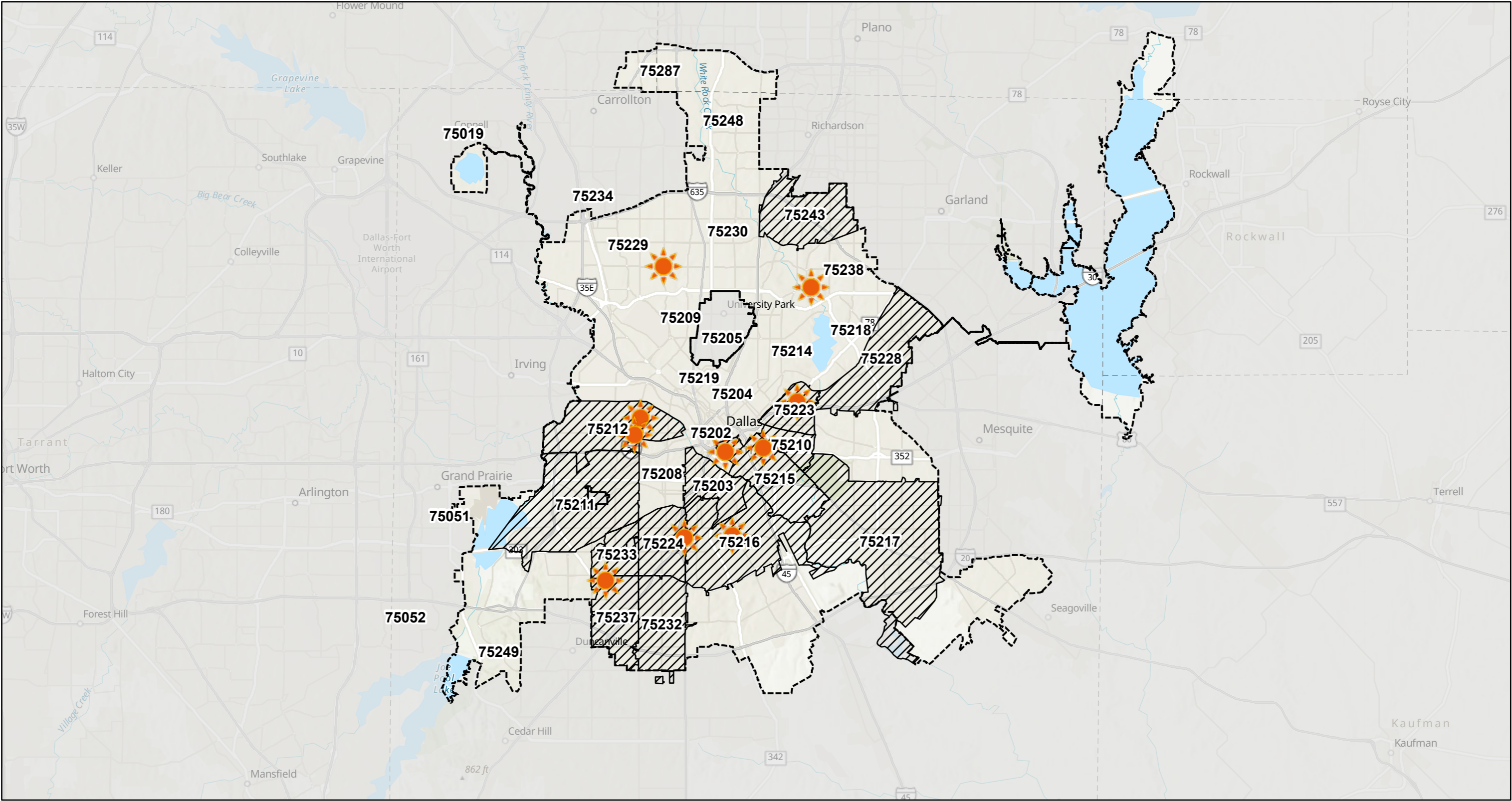
The proposed preliminary designs and associated financial analysis is based on “as-is” site conditions verified by project team engineers through site visits, provided building documentation, and feedback from Building Services Department (BSD) and departments controlling relevant properties including Parks and Recreation (PKR), Sanitation (SAN), Dallas Police Department (DPD), and Equipment and Fleet Management (EFM). **Although the consultant team quantified costs associated with standard installation conditions and known technical constraints, the provided cost estimates and financial analysis should be considered preliminary.** Project team engineers did not observe the need for specific upgrades to building electrical infrastructure or roof replacements however final determination of required upgrades would be determined at the time of final system design and permitting. **Turnkey purchase price does not include value of any incentives. Other financial metrics assume securing a 30% Investment Tax Credit using the elective pay process and Oncor rebates.** The final solar siting study report will include a full and detailed list of inclusions, exclusions, and assumptions that informed the analysis.

Community Serving Sites Overview

Community Serving Sites Overview		
Site Name	Installation Price	# of Community Solar Subscriptions
Martin Luther King Jr. Community Center	\$4,620,273*	119
Southwest Transfer Station	\$4,099,586	108




*Installation price for this site differs from building serving price due to increased costs associated with direct interconnection to Oncor distribution grid

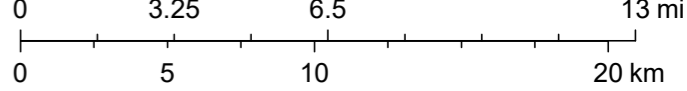
Priority Solar Sites - City of Dallas Properties




2/10/2024, 2:22:38 PM

1:305,750

-  Priority Solar Site
-  Dallas City Limits
-  Priority ZIP Code



 Esri, NASA, NGA, USGS, Texas Parks & Wildlife, Esri, TomTom, Garmin, SafeGraph, FAO, METI/NASA, USGS, EPA, NPS, USFWS



City of Dallas

Solar Siting Study Town Hall

February 15, 2024

Office of Environmental
Quality & Sustainability
City of Dallas

Presentation Overview



- Welcome & Introductions
- Warm Up: Solar Association
- Study Overview
- Priority Sites for Solar Energy
- Q&A
- Prioritization Poll
- Closing & Next Steps



Solar panels at Fretz Recreation Center



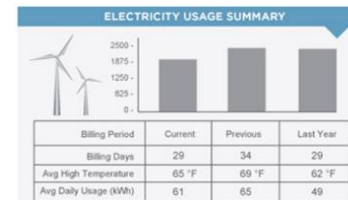
Why Solar For City Properties?



2030



739 MW
of solar power
installed

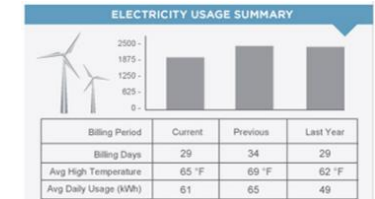


20% of
residents + businesses
enrolled in a renewable
electricity plan

2050



3,695 MW
of solar power
installed



50% of
residents + businesses
enrolled in a renewable
electricity plan



Why Solar For City Properties?



SELECT ANY ACTION TO SKIP DIRECTLY TO THAT PAGE



02 Dallas generates and uses renewable, reliable, and affordable energy.

Maintain a high degree of reliability during extreme weather events.

- Maintain a high degree of reliability in the electric delivery grid through cooperative actions between the City and Public Utility Companies.
- Evaluate the potential for the City to make investments in energy storage technologies for both resilience and renewable energy development purposes.
- Educate commercial power users about power savings associated with demand side management.

Encourage investment in, and greater use of, renewable energy.

- Continue partnership with Public Utility Companies on an intensive education program on renewable energy options.
- Invest in programs through local community colleges to train and establish a local workforce that is focused on renewable energy technologies.
- Build a regional strategic partnership to promote adoption of renewable energy.
- Establish and invest in renewable energy hubs through partnerships with private sector.
- Extend City efforts to develop more renewable energy projects on City facilities.**
- Continue to implement Green Energy policy for City facilities.

Ensure affordable access to renewable electricity.

- Extend partnership with organizations like PACE and other Public Utility Companies to provide further incentives for renewable energy.
- Advocate for Renewable Energy Policies at the State and Federal levels.



Consultant Team Introductions



- Project lead, technical/financial analysis, system design



- Environmental analysis + GIS



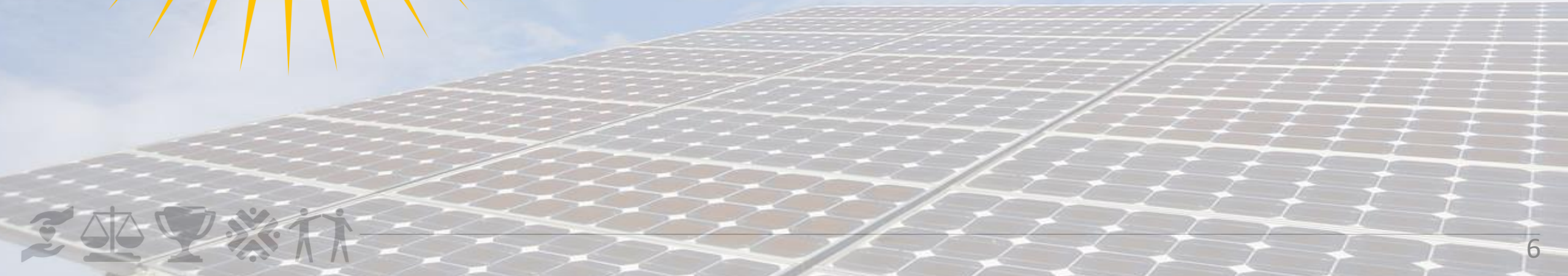
- Equity analysis + community engagement



- Community solar analysis



Solar Association



Solar Siting Study Scope



Initial Assessment Factors:

- Large City-owned properties near low- and moderate-income (LMI) communities
- Available space + amenable site conditions
- Maximize offset of building electricity use
- Cost-neutral to City
- Preserve tree canopy and open space
- No impact to protected species
- Preference to minimize solar parking canopies (carports)
- Ability to pilot newer technologies
- Community solar program potential

Adjustments Based on Feedback:

- Considered entire City of Dallas portfolio
- Sites eliminated based on department's future use plans and 2024 bond
- Preserve sites for housing
- For ground mount solar, adequate setback from trails to protect views
- Select solar carports ok
- Refined economic success criteria and constraints (e.g., City's low cost of electricity)



Solar Development Options



Building-Serving Solar Sites

- Solar panels installed onsite that directly serves the building's energy needs
- Can be rooftop, ground mount, or carport
- Avoids use of grid electricity in real time
- Can result in lower electricity costs (but it's complicated)

Community-Serving Solar Sites

- Solar panels that do not directly serve a nearby building but instead generate electricity for others to purchase through subscriptions
- Can be rooftop, ground mount, or carport
- Are typically larger than Building Serving Solar
- Typically run by a program administrator and facilitated by supportive policy



Solar Development Options (cont.)



Rooftop



Ground Mount



Carport



Study Approach



Technical

- How much solar energy can this site produce?
- Is there a good place to put solar panels at this site?
- For community-serving solar, is there a large enough area to support a community-scale system?

Financial

- How much will it cost to put solar panels at this site?
- How much can the City save on utility costs from solar panels at this site?
- How long will it take to break even (pay back) the solar panel installation costs?

Environmental

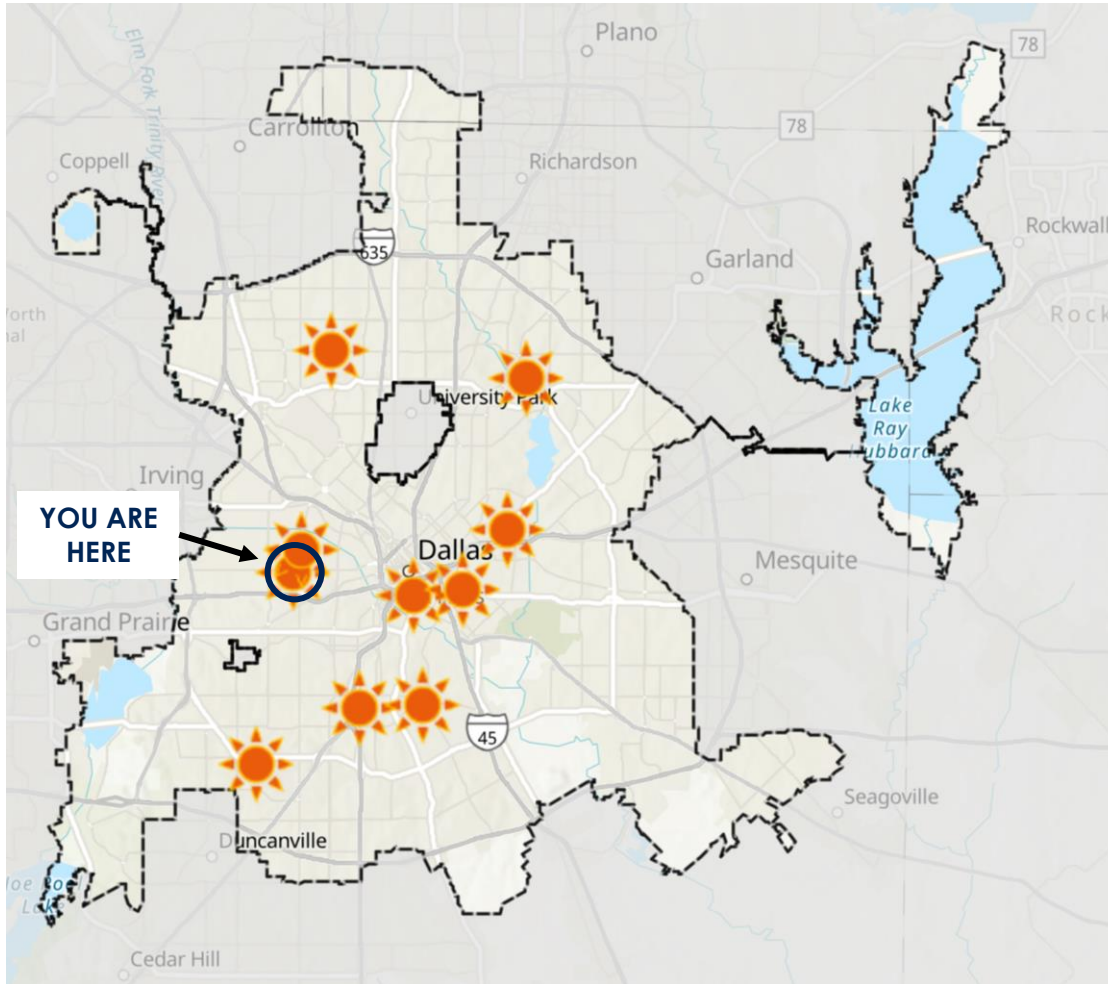
- Would trees or other desirable vegetation have to be removed? Would any protected species be affected?
- Is there a more desirable use than solar for this site?
- Would there be any water quality impacts?

Equity

- Does the presence of solar panels at this site affect the users of the site and/or surrounding community?
- Are there job creation and/or job training opportunities from putting solar panels at this site?
- For community-serving solar, could community members—especially those with low incomes—benefit from a solar subscription?



Priority City of Dallas Sites for Solar Development



1. **Martin Luther King, Jr. Community Center***
(1,088 kW, rooftop + carport)
2. **Southwest Transfer Station***
(961 kW, ground mount)
3. **Paul Laurence Dunbar Lancaster-Kiest Branch Library** (265 kW, ground mount)
4. **Beckley-Saner Recreation Center**
(253 kW, rooftop + carport)
5. **Walnut Hill Recreation Center**
(220 kW, rooftop + carport)
6. **Nash-Davis Recreation Center**
(187 kW, rooftop + carport)
7. **West Dallas Multipurpose Center**
(169 kW, rooftop)
8. **Samuell-Grand Recreation Center**
(167 kW, rooftop + carport)
9. **Northeast Service Center**
(165 kW, rooftop)
10. **Quarter Master**
(148 kW, rooftop)

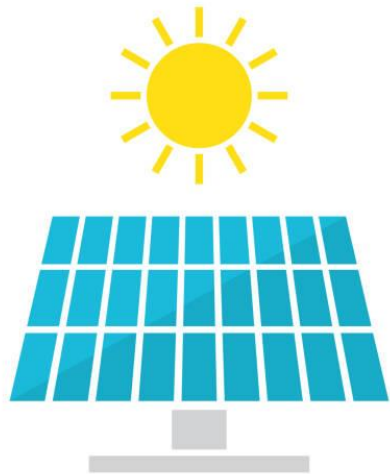
* Potential community serving sites



POTENTIAL IMPACT



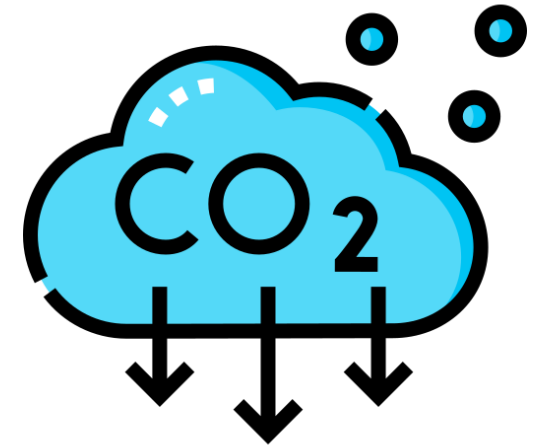
10 sites = 3.6 MW installed solar



Produce 5.4 million kWh per year



Enough to power 420 Texas homes for a year



Avoid 2,945 MTCO₂e /yr
69,378 MTCO₂e by 2050



Priority Sites Overview



Building Serving Sites	System Details		Financial Overview				Environmental Impact	
Site Name	Solar System Size (kWdc)	Annual Production (kWh)	Installation Price	Year 1 Utility Bill Savings	Payback (Year)	Return on Investment	Annual GHG Emissions Avoided (MTCO ₂ e)	GHG Emissions Avoided by 2050 (MTCO ₂ e)
Martin Luther King Jr. Community Center	1,088	1,602,630	\$4,317,584	\$152,777	14	126.1%	872	20,534
Paul Laurence Dunbar Lancaster-Kiest Branch Library	265	417,926	\$1,298,386	\$46,382	13	140.3%	227	5,355
Beckley-Saner Recreation Center	253	375,448	\$1,239,255	\$32,405	16	77.8%	204	4,811
Walnut Hill Recreation Center	220	331,140	\$1,114,871	\$30,326	16	84.8%	180	4,243
Nash-Davis Recreation Center	187	272,475	\$1,012,373	\$28,565	15	91.8%	148	3,491
West Dallas Multipurpose Center	169	253,190	\$740,690	\$24,233	13	120.5%	138	3,244
Samuell-Grand Recreation Center	167	241,838	\$961,953	\$21,809	17	61.0%	132	3,099
Northeast Service Center	165	247,409	\$763,523	\$27,733	12	141.1%	135	3,170
Quarter Master	148	215,928	\$709,719	\$24,480	13	130.2%	117	2,767
Building Serving Portfolio Total	2,662	3,957,984	\$12,158,354	\$388,710	14	111.7%	2,153	50,714

Community Serving Sites	System Details			
Site Name	Solar System Size (kWdc)	Annual Production (kWh)	Installation Price	# of Community Solar Subscriptions
Martin Luther King Jr. Community Center	1,088	1,602,630	\$4,317,584	119
Southwest Transfer Station	961	1,456,699	\$4,099,586	108

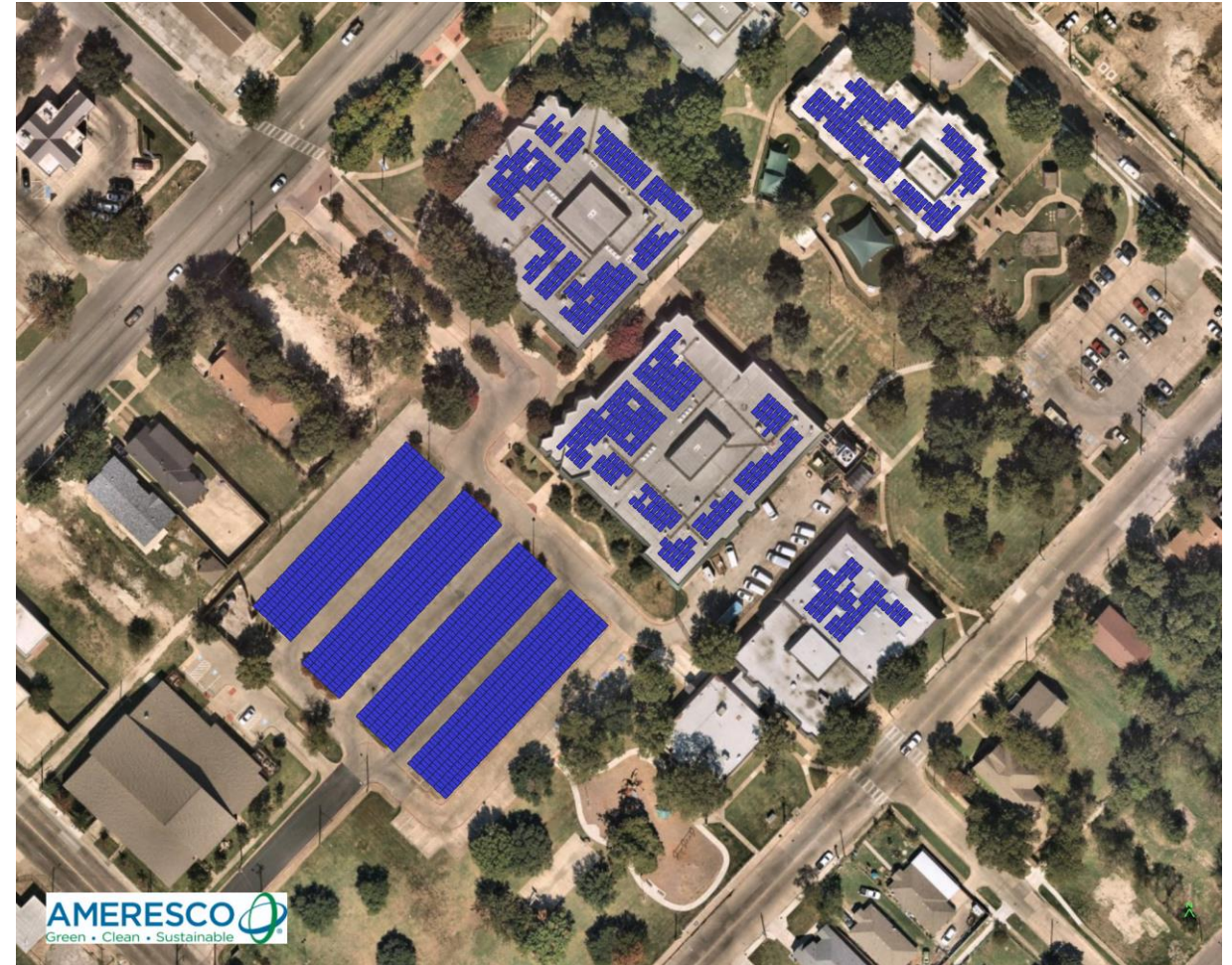
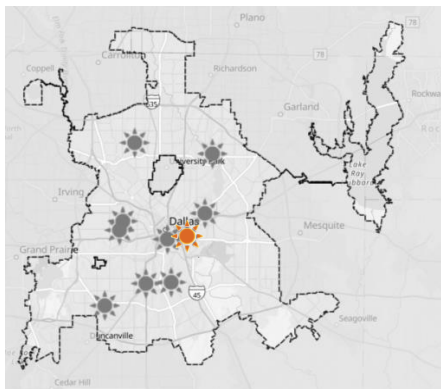
Environmental Impact	
Annual GHG Emissions Avoided (MTCO ₂ e)	GHG Emissions Avoided by 2050 (MTCO ₂ e)
872	20,534
792	18,664



Martin Luther King, Jr. Community Center



- Use:** Building serving or community serving
- Type:** Rooftop + carport
- Size:** 1,088 kW
- Estimated Cost:** \$4.3 Million
- Year 1 Savings:** \$152,777
- Payback (Yr):** 14
- Production:** 1.6 million kWh
 - 82% of site consumption
 - Equivalent to 119 homes' annual consumption
- Avoided GHG:** 872 MTCO₂e per year
20,534 MTCO₂e by 2050
- Location:**



2922 Martin Luther King Jr Blvd, 75215











Paul Laurence Dunbar Lancaster-Kiest Branch Library

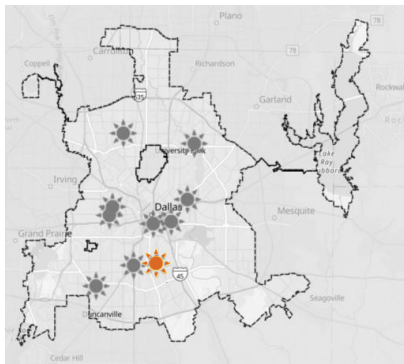


Use: Building serving
Type: Ground mount
Size: 265 kW
Estimated Cost: \$1.3 Million
Year 1 Savings: \$46,382
Payback (Yr): 13
Production: 417,926 kWh

- 98% of site consumption
- Equivalent to 31 homes' annual consumption

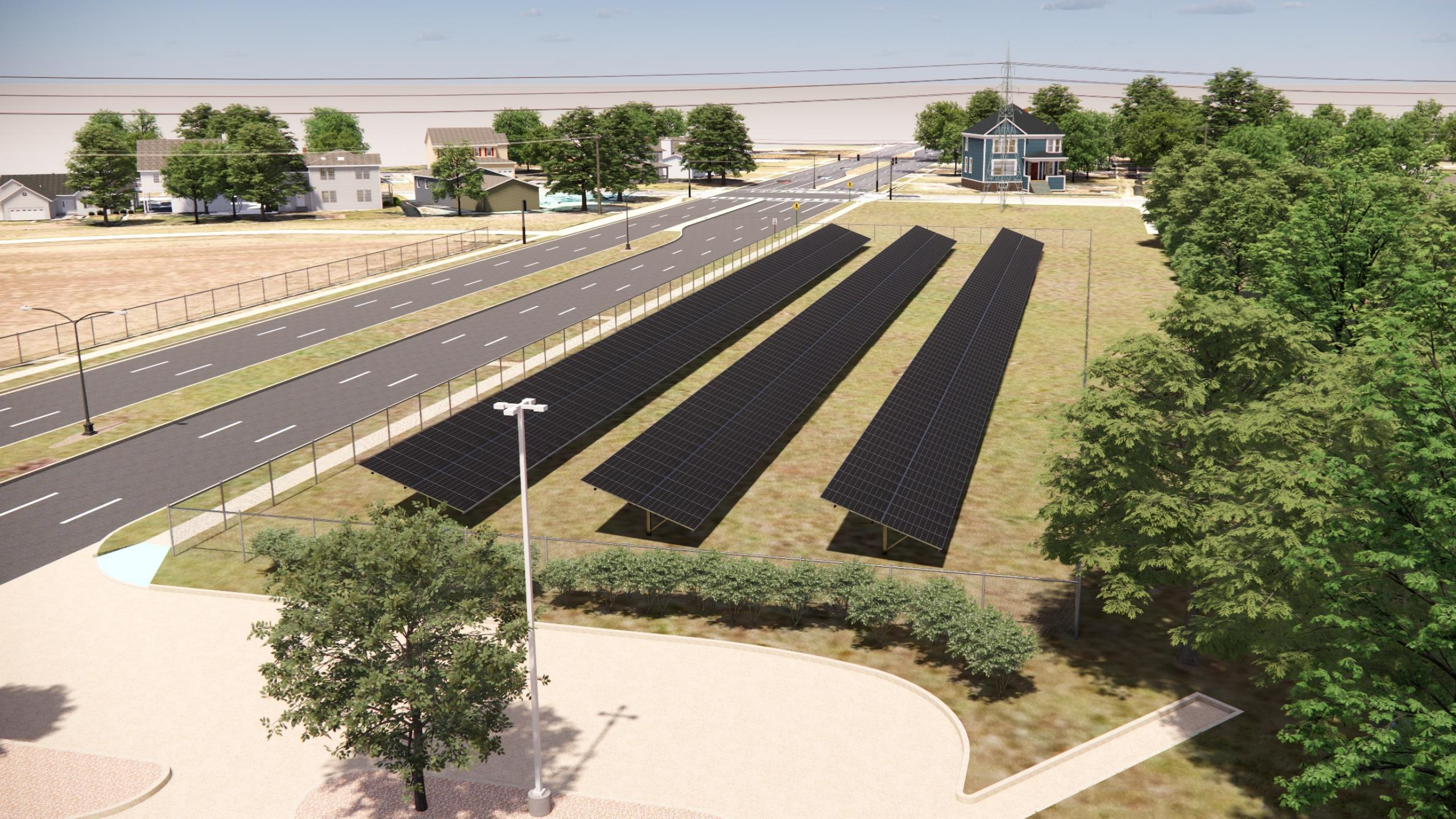
Avoided GHG: 227 MTCO₂e per year
5,355 MTCO₂e by 2050

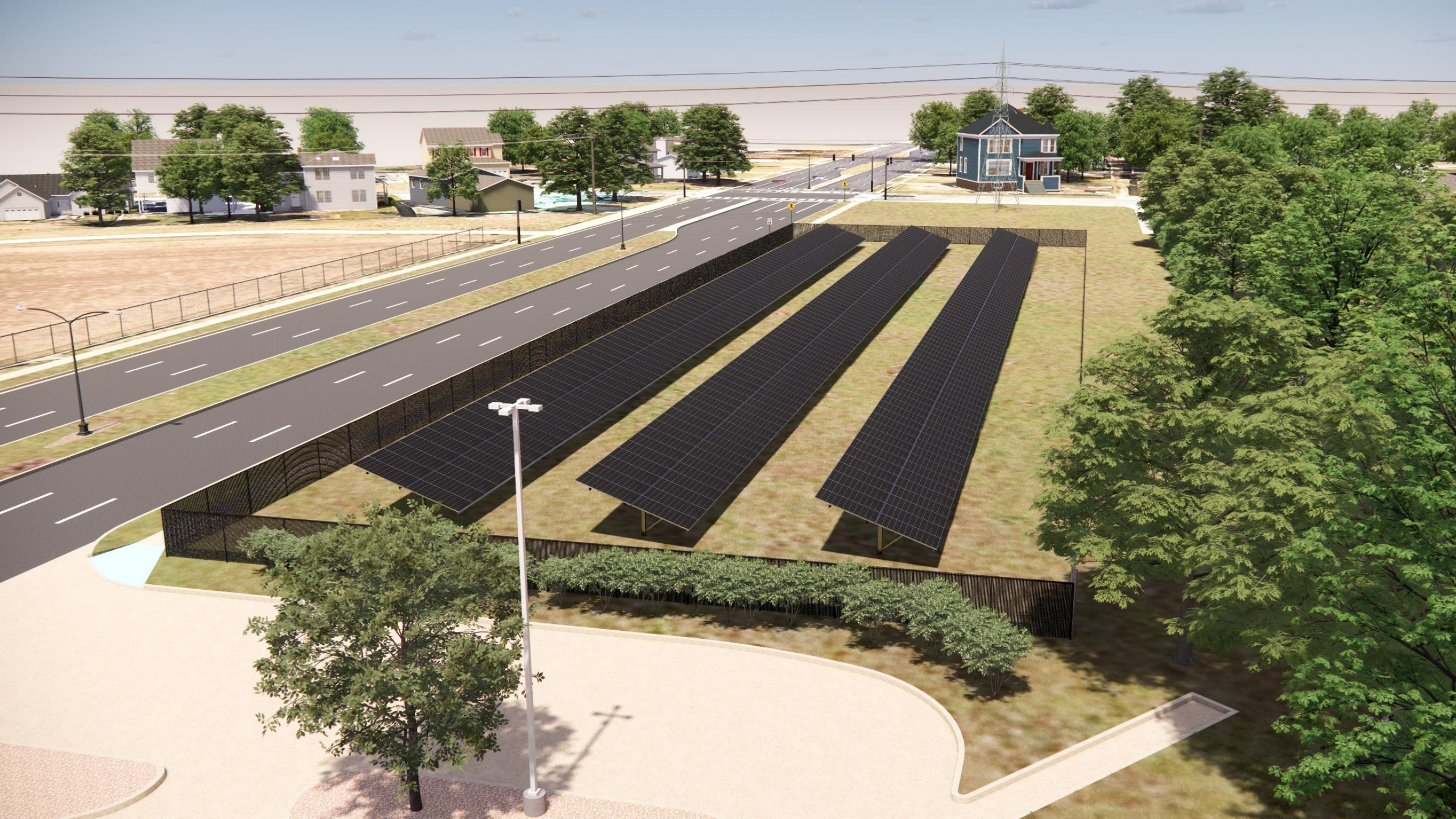
Location:



2008 E Kiest Blvd, 75216



















Beckley-Saner Recreation Center

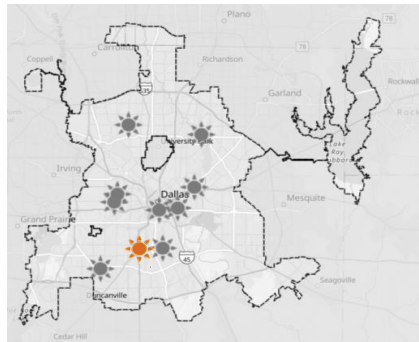


Use: Building serving
Type: Rooftop + carport
Size: 253 kW
Estimated Cost: \$1.24 Million
Year 1 Savings: \$32,405
Payback (Yr): 16
Production: 375,448 kWh

- 84% of site consumption
- Equivalent to 28 homes' annual consumption

Avoided GHG: 204 MTCO₂e per year
4,811 MTCO₂e by 2050

Location:



114 W Hobson Ave, 75224



Walnut Hill Recreation Center

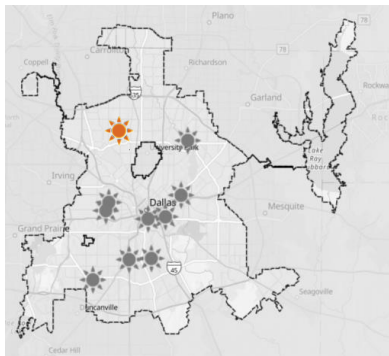


Use: Building serving
Type: Rooftop + carport
Size: 220 kW
Estimated Cost: \$1.11 Million
Year 1 Savings: \$30,326
Payback (Yr): 16
Production: 331,140 kWh

- 99% of site consumption
- Equivalent to 25 homes' annual consumption

Avoided GHG: 180 MTCO₂e per year
4,243 MTCO₂e by 2050

Location:



10011 Midway Rd, 75229



Nash-Davis Recreation Center

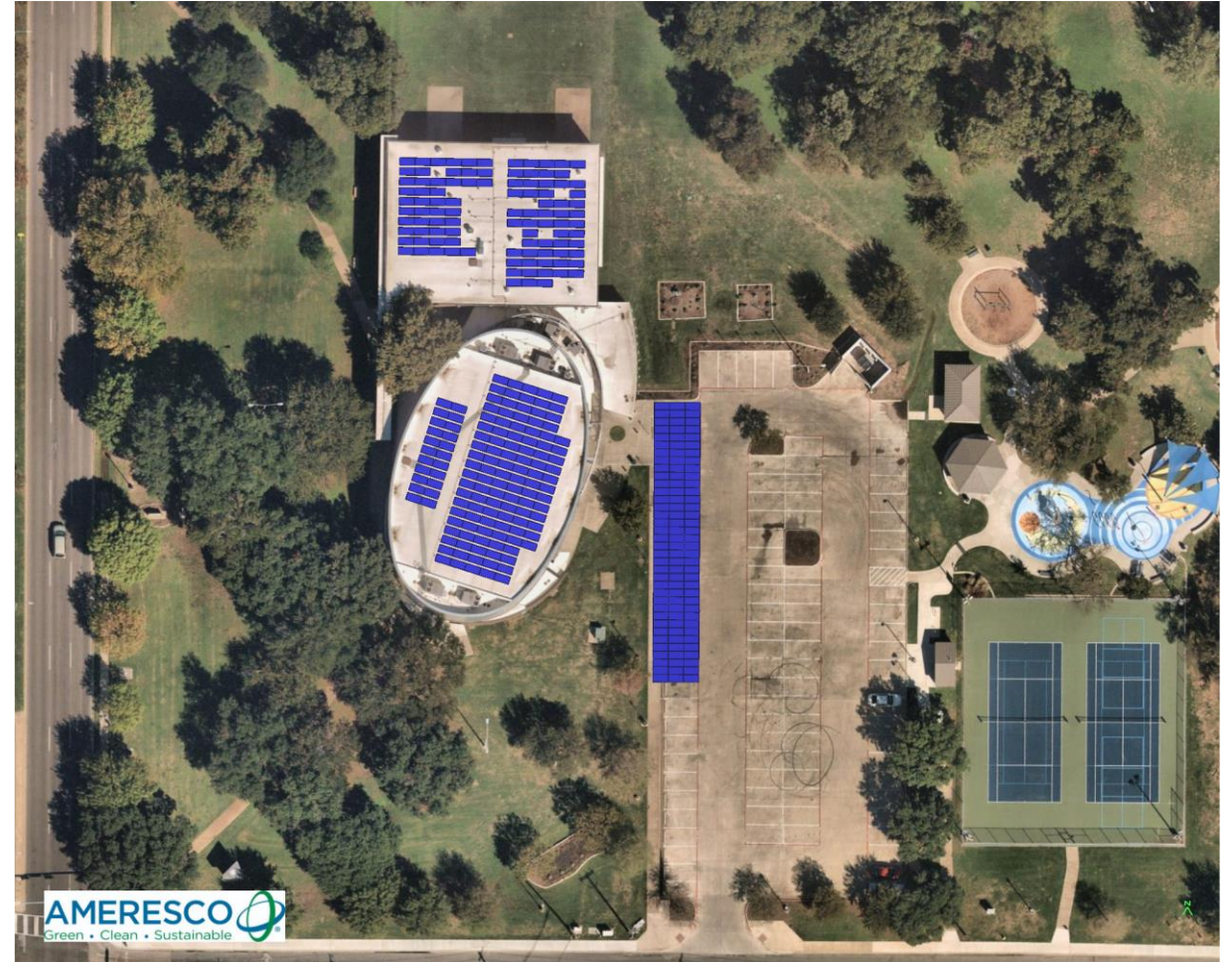
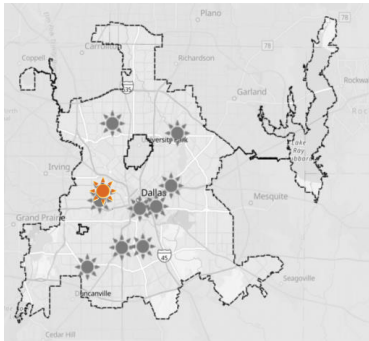


Use: Building serving
Type: Rooftop + carport
Size: 187 kW
Estimated Cost: \$1.01 Million
Year 1 Savings: \$28,565
Payback (Yr): 15
Production: 272,475 kWh

- 92% of site consumption
- Equivalent to 20 homes' annual consumption

Avoided GHG: 148 MTCO₂e per year
3,491 MTCO₂e by 2050

Location:



3712 N Hampton Rd, 75212



West Dallas Multipurpose Center

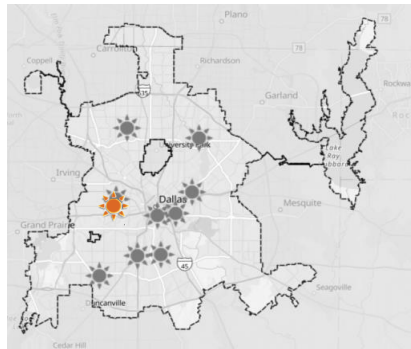


Use: Building serving
Type: Rooftop
Size: 169 kW
Estimated Cost: \$740,690
Year 1 Savings: \$24,233
Payback (Yr): 13
Production: 253,190 kWh

- 65% of site consumption
- Equivalent to 19 homes' annual consumption

Avoided GHG: 138 MTCO₂e per year
3,244 MTCO₂e by 2050

Location:



2828 Fish Trap Rd, 75212



Samuell-Grand Recreation Center

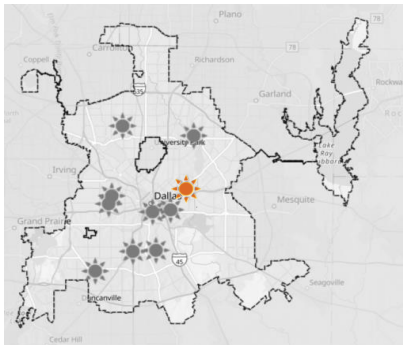


Use: Building serving
Type: Rooftop + carport
Size: 167 kW
Estimated Cost: \$961,953
Year 1 Savings: \$21,809
Payback (Yr): 17
Production: 241,838 kWh

- 94% of site consumption
- Equivalent to 18 homes' annual consumption

Avoided GHG: 132 MTCO₂e per year
3,099 MTCO₂e by 2050

Location:



6200 E Grand Ave, 75223



Northeast Service Center

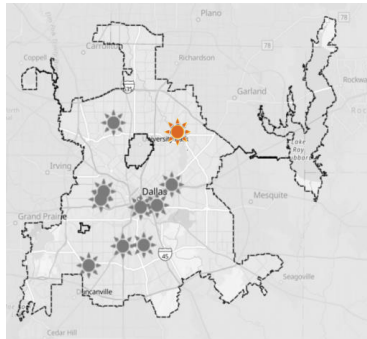


Use: Building serving
Type: Rooftop
Size: 165 kW
Estimated Cost: \$763,535
Year 1 Savings: \$27,733
Payback (Yr): 12
Production: 247,409 kWh

- 92% of site consumption
- Equivalent to 18 homes' annual consumption

Avoided GHG: 135 MTCO₂e per year
3,170 MTCO₂e y 2050

Location:



8935 Adlora Ln, 75238



Quarter Master

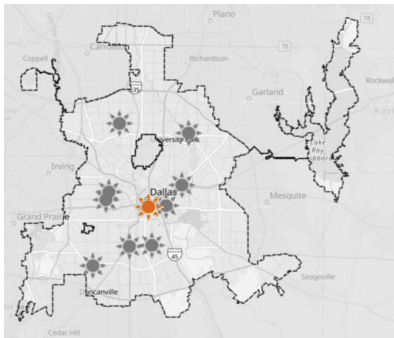


Use: Building serving
Type: Rooftop
Size: 148 kW
Estimated Cost: \$709,719
Year 1 Savings: \$24,480
Payback (Yr): 13
Production: 215,928 kWh

- 89% of site consumption
- Equivalent to 16 homes' annual consumption

Avoided GHG: 117 MTCO₂e per year
2,767 MTCO₂e by 2050

Location:



1600 Botham Jean Blvd, 75215

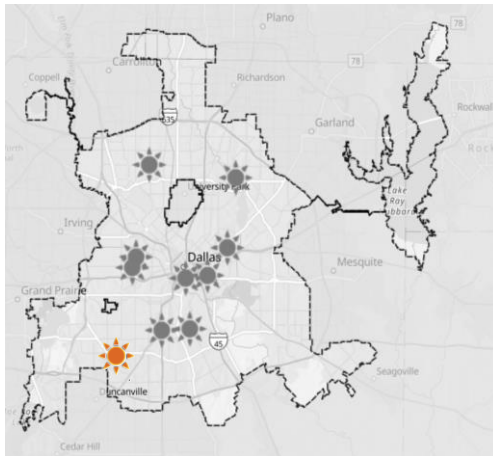


Southwest Transfer Station



- Use:** Community serving
- Type:** Ground mount
- Size:** 961 kW
- Estimated Cost:** \$4.1 Million
- Production:** 1.5 million kWh
- Able to support approximately 100 residential subscriptions
- Avoided GHG:** 792 MTCO₂e per year
18,664 MTCO₂e by 2050

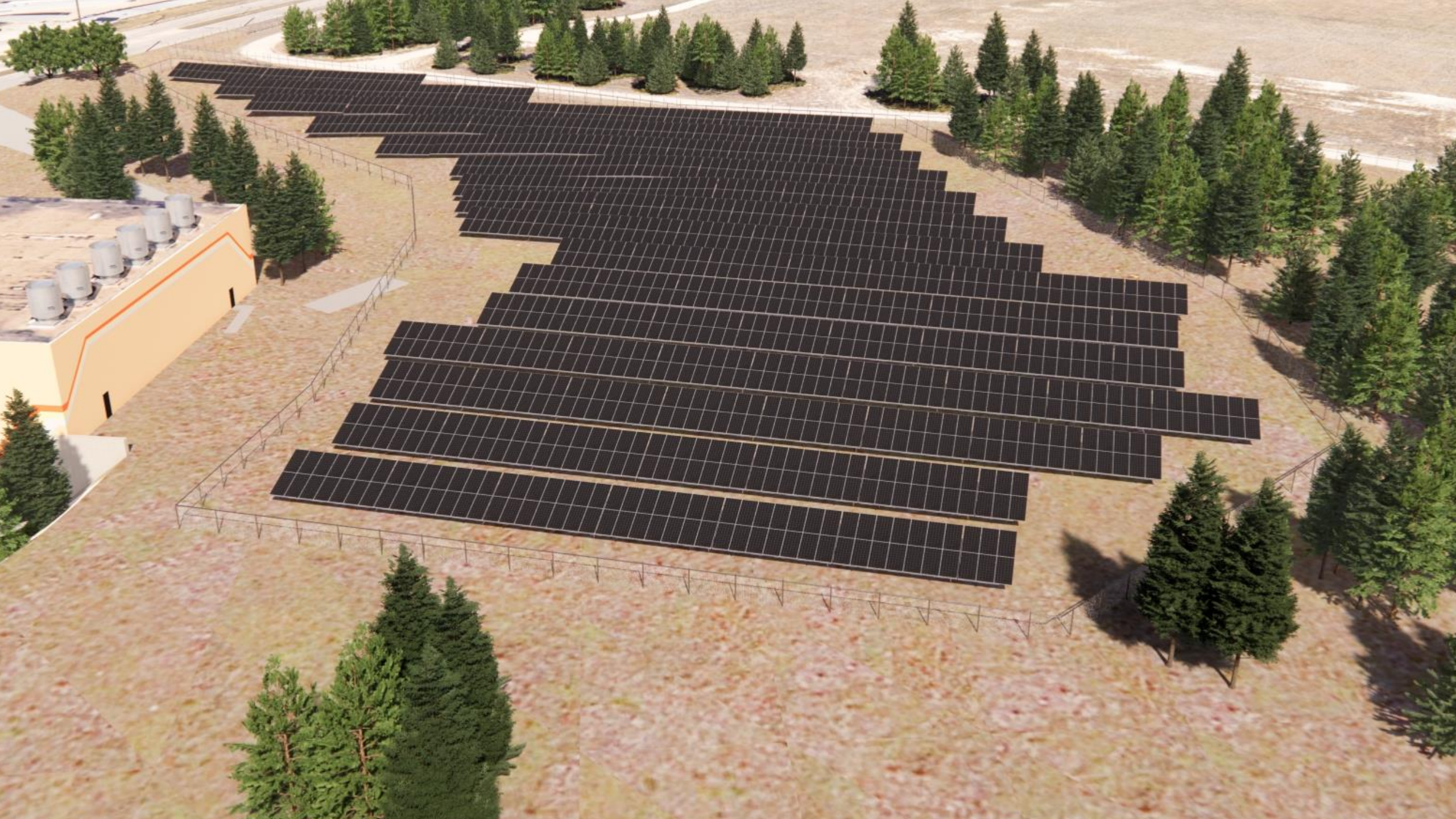
Location:



4610 S Westmoreland Rd, 75237

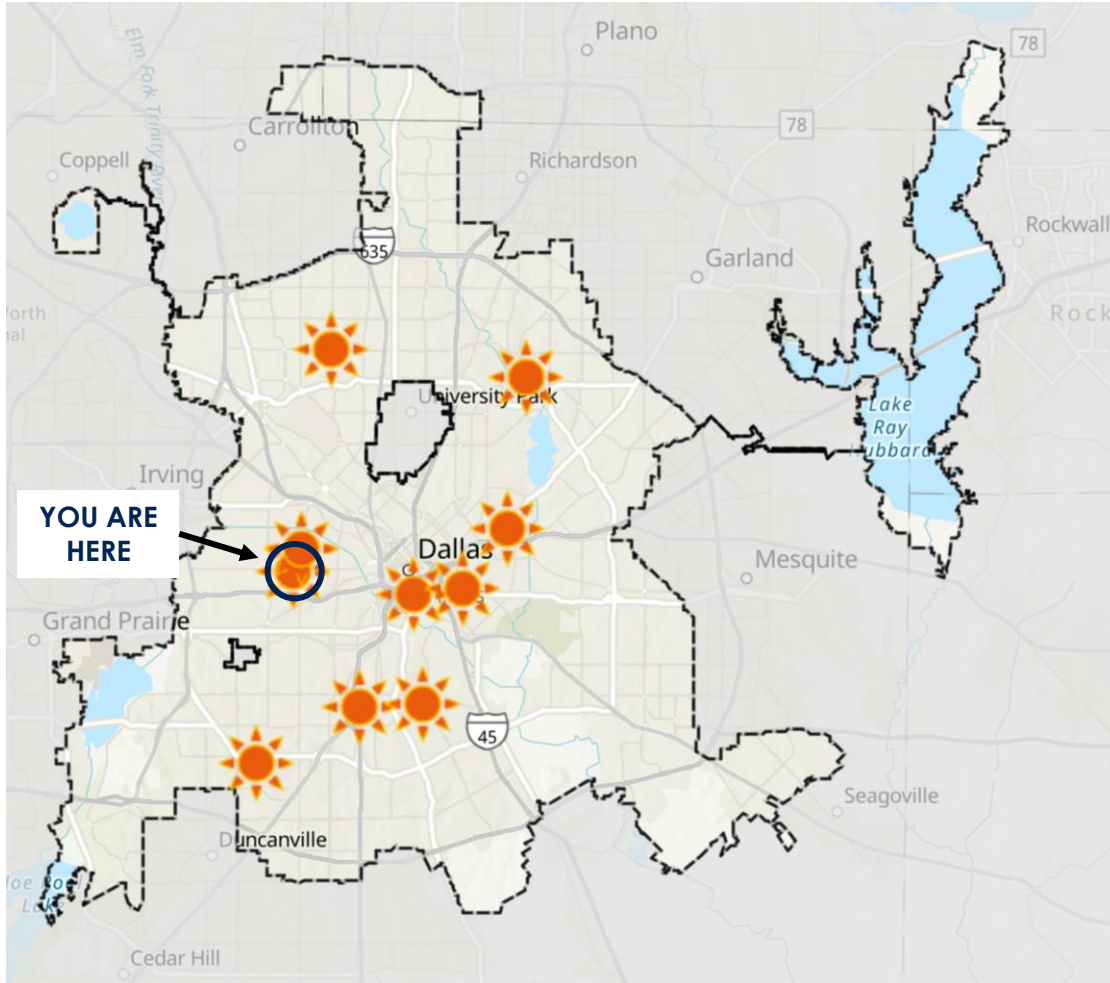








Priority City of Dallas Sites for Solar Development



Priority Site Map



Link: bit.ly/CODSolarSiteMap



Stakeholder Feedback



- Community Feedback: Survey + Town Halls
- City Departments
- Environmental Commission
- Upcoming: City Council Parks, Trails, & the Environment Committee

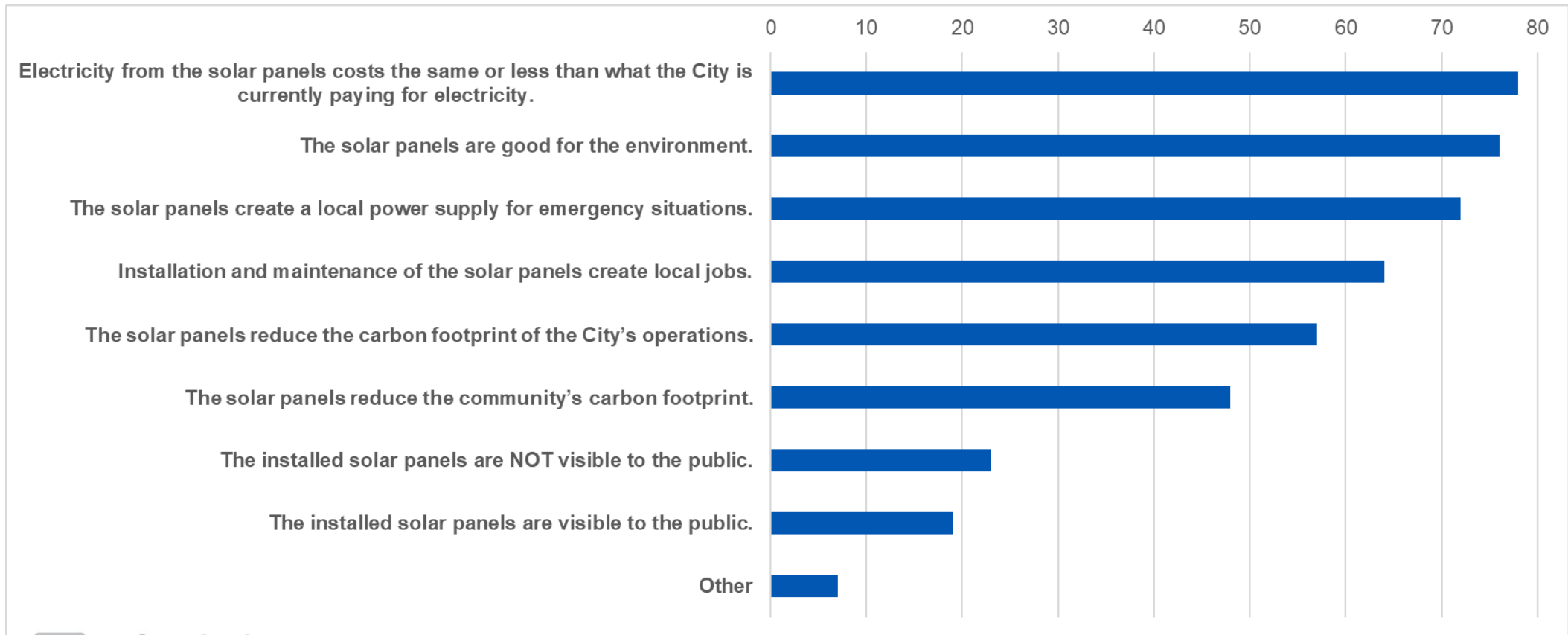


Community Survey Feedback



Which of the following would be most important to you for the City of Dallas to consider when installing solar panels at City properties?

Please select your top three (3) priorities from the list below.

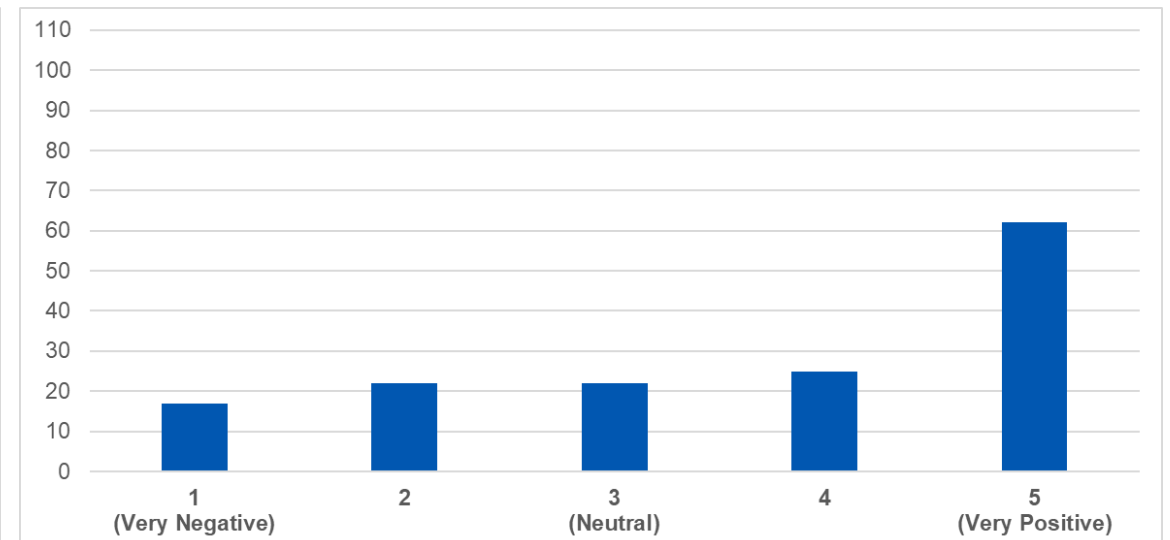
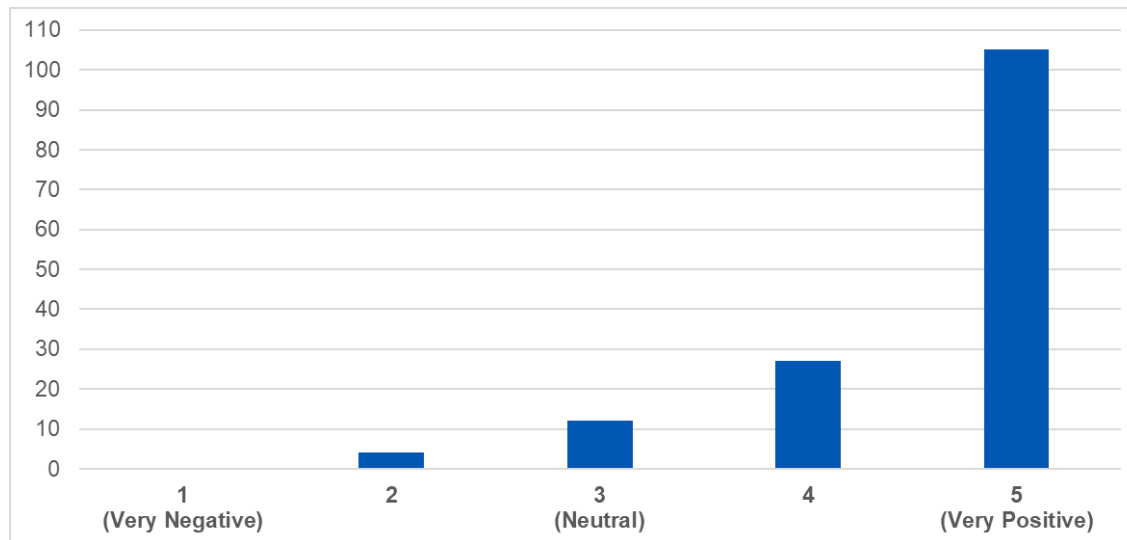


Community Survey Feedback (cont.)



How would you feel about solar panels being installed on City of Dallas buildings like City Hall, libraries, and recreation centers?

How would you feel about solar panels being installed on City of Dallas parks and other open spaces?

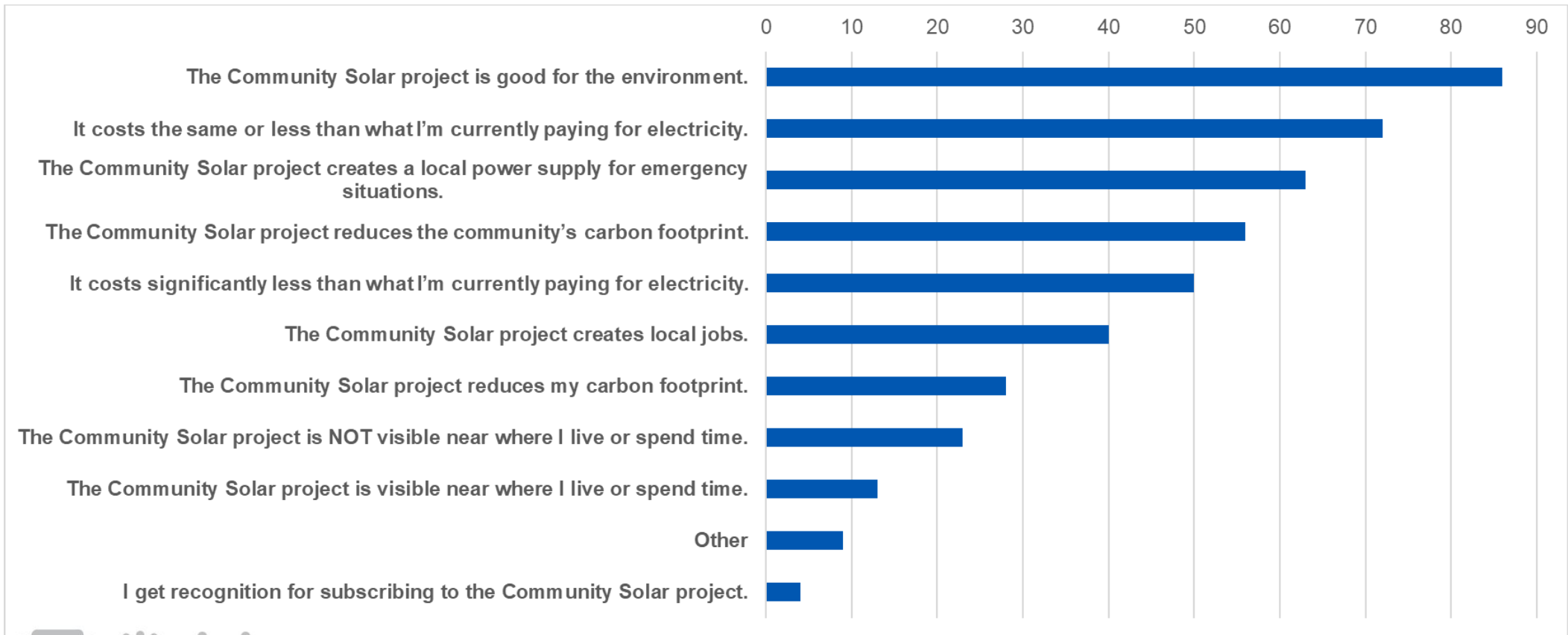


Community Survey Feedback (cont.)



Which of the following would be most important to you in deciding whether to subscribe to a Community Solar project?

Please select your top three (3) priorities from the list below.





Q&A



Help us prioritize!



Cast your vote for the TOP 3 sites you'd like the City of Dallas to prioritize for solar.

<https://www.menti.com/alp46q5483vh>

Code: 73 00 68 3



Closing & Next Steps



- Feb. 21 – Virtual Town Hall
 - Encourage others to register: bit.ly/DallasSolarTownHall



- Mar. 4 – City Council Parks, Trails, & the Environment Committee
- Consultant team will integrate community feedback in the final report.
- OEQS will use the report findings to seek funding and issue solicitation documents for priority sites.





City of Dallas

Solar Siting Study Town Hall

February 15, 2024

Office of Environmental
Quality & Sustainability
City of Dallas

Community Survey Feedback (cont.)



How much more would you be willing to pay for a Community Solar subscription to help members of households with lower incomes receive discounted Community Solar subscriptions?

