

RESOLUTION #R-__-__

Charlottesville High Performance Buildings

WHEREAS, the Council of the City of Charlottesville is committed to the Global Covenant of Mayors for Climate and Energy, whose mission is to support and mobilize local governments in taking ambitious, measurable climate and energy action; and

WHEREAS, on September 2, 2008, the City Council adopted an initial Green Buildings Resolution, reflecting alignment with the U.S. Mayors Climate Protection Agreement which promotes sustainable building practices and energy efficiency; and

WHEREAS, in 2019, the City Council adopted community-wide greenhouse gas emissions reduction goals of 45% by 2030 from 2011 levels and carbon neutrality by 2050; and

WHEREAS, the City's Comprehensive Plan incorporates goals and objectives related to high performance building practices; and

WHEREAS, in 2023, the City Council adopted a Climate Action Plan to guide actions toward reaching the adopted emissions reduction targets, including high performance building strategies; and

WHEREAS, the Climate Action Plan established energy and water use intensity goals of 30% reduction by 2030 in all City facilities; and

WHEREAS, the state High Performance Building Act, codified at section 15.2-1804.1 of the Code of Virginia, establishes that for certain new buildings and major renovations, a locality shall ensure such building:

- Is designed, constructed, verified, and operated to comply with a high performance building certification program such as the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED) program.
- Has sufficient zero-emission vehicle charging and fueling infrastructure.
- Has features that permit the locality to measure the building's energy consumption, including metering of all electricity, gas, water, and other utilities.
- Incorporates appropriate onsite renewable energy generation, energy storage, and resilience features as determined by the locality.

WHEREAS, building standards for certain local buildings, including compliance with a high performance building certification program means achieving certification using the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED) green building rating standard; and

WHEREAS, a number of existing municipal facilities reflect the City’s goals and commitment to environmental improvement, sustainability, and climate action; and

WHEREAS, current building best practices have recently been documented in the Charlottesville High Performance Building Standards (HPBS) manual. The HPBS manual has been established as a central repository for those best practices recognized by City staff engaged in delivering and managing buildings and building systems. It brings these practices into alignment with City commitments to climate and sustainability. The standards also reflect mandates established by the Commonwealth of Virginia and translates these into implementation guidelines for users.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Charlottesville:

- That the City of Charlottesville is committed to high performance building practices regarding site selection and development, water and energy efficiency, air quality protection, clean energy strategies, material selection, electric vehicle charging, and resilience considerations.
- That the City of Charlottesville High-Performance Building Standards will be used to guide the design, construction, operation, maintenance, and renovation process of City buildings, including Charlottesville City Schools buildings.
- That adherence to the High-Performance Building Standards will ensure that a basic suite of facility management and maintenance practices are consistently incorporated.
- That City staff will continue to monitor industry standards by which high performance building practices are evaluated in order to ensure the City’s standards are in alignment with current best practice.
- That the Office of Sustainability, in consultation with building professional colleagues and approval from the City Manager, is responsible for administration and implementation of the High Performance Building Standards.

Date Introduced:

Date Adopted:

Certified:

Clerk of Council