



CARBONDALE SUSTAINABILITY COMMISSION

Thursday December 15th, 2022 - 5:00PM

The Carbondale Civic Center – Room 103
200 S. Illinois Avenue, Carbondale IL

AGENDA

- 1. Call to Order and Roll Call**
- 2. Approval of Meeting Minutes:** November 17th, 2022
- 3. Citizen Comments and Questions**
- 4. Presentations**
 - a. Greater Egypt Regional Planning Commission – Illinois Environmental Protection Agency 604(b) grant Pilot Project to Measure Urban Heat Islands in the Carbondale Urbanized Area
- 5. Report of Officers, Committees, and Communications**
 - a. Sustainability Coordinator Monthly Progress Report (L. Becker, attached)
 - b. Federal, State, and Local Policy Landscape Report (J. Cogie, attached)
 - c. Former Koppers Wood Treatment Site Report (A. Beck)
- 6. Old Business**
 - a. Memorandum Recommending Council Action Re: Community Gardens (attached)
- 7. New Business**
 - a. Sustainability Commission Proposed Meeting Schedule for the Calendar Year 2023 (attached)
- 8. Announcements**
- 9. Adjournment**

Voting Members:

	Present	Absent	Comment
Aur Beck (Chair)			
Jane Cogie			
Kevin Clark			
Sarah Heyer			
Yoonseo Jung (Student)			
Isaac Ludington (Student)			
Treesong			
Vacant			

Ex Officio Members:

	Present	Absent
Tom Grant (City Councilmember)		

City Staff:

	Present	Absent
Lauren Becker (Staff Liaison)		

Community Members Present:



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Thursday November 17th, 2022 - 5:00PM

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200 S. Illinois Avenue, Carbondale IL

MINUTES

Voting Members:

	Present	Absent	Comment
Aur Beck (Chair)	x		Attending virtually due to work conflict
Jane Cogie	x		
Kevin Clark		x	Excused due to work conflict
Sarah Heyer	x		
Yoonseo Jung (Student)	x		
Isaac Ludington (Student)		x	Excused due to illness
Treesong	x		
Vacant			
Vacant			

Ex Officio Members:

	Present	Absent
Tom Grant (City Councilmember)	x	

City Staff:

	Present	Absent
Lauren Becker (Staff Liaison)	x	

Community Members Present: Benjamin Mendez, Pheral Lamb, and Aidan Ali

- 1. Call to Order and Roll Call (5:09pm)**
- 2. Approval of Meeting Minutes:** October 20th 2022, S. Heyer moved to approve, Treesong seconded. Interim Chair Cogie ensured unanimous approval.
- 3. Citizen Comments and Questions** The Commission received an introduction and overview surrounding a new community asset - the Library for Alternative Futures - by founders Pheral Lamb and Benjamin Mendez. The Library For Alternative Futures “Creates and shares materials for community resilience.” Pheral and Benjamin visited the Commission to learn how the Library and the Commission could connect. Pheral and Benjamin provided flyers about the L4AF. A tour of the Library collection can be scheduled by emailing L4AF@pm.me Information about the Library for Alternative Futures can also be found by contacting L4AF@pm.me
- 4. Presentations (None)**
- 5. Report of Officers, Committees, and Communications**
 - a. Sustainability Coordinator Monthly Progress Report (L. Becker, attached)**

S. Heyer asked for further information surrounding the extrapolation of solid waste data. Liaison Becker shared that they are having to base estimated total tonnage for the Carbondale city limits on

existing tonnage data provided by Public Works, given that other waste pickup service providers in the region do not measure tonnage based on city limits.

Community member Aidan Ali asked what tools are used to create optimistic forecasting models. Liaison Becker offered to share a physical copy or digital copy of the methodology used by ICLEI, the software provider we contract with.

S. Heyer asked how we can ensure Planning Staff incorporate the Sustainability Action Plan in their work? Can the Commission use memos to do this? Liaison Becker shared that whenever the Commission talks about Planning Staff – they’re also talking about Liaison Becker, because fifty percent of their position is Planning. Liaison Becker stressed the aptitude of the new Planning Team that has formed due to staffing changes, new hires, etc. – especially in the realm of equity and resiliency. “A lot of what we find in local government is decades and decades, dare I say a century of code (“the rules”) stacked on top of one other. And it becomes this, this gnarled mess that’s not protecting our community members. And some could argue that some of those rules were not put in place to protect our community members in the first place.” P. Lamb shared “so you’re going to need support from outside. Support from the constituency.” Liaison Becker agreed wholeheartedly about the importance of building relationship and “rowing in the same direction”.

P. Lamb brings up the need to access vulnerabilities and production capacity of our community. Liaison Becker agrees and shares that the Planning Team is exploring funding for a climate vulnerability assessment.

- b. Federal, State, and Local Policy Landscape Report (J. Cogie, attached – no additional comments)
- c. Former Koppers Wood Treatment Site Report (A. Beck – no additional comments)

6. Old Business

7. New Business

- a. Memorandum Recommending Council Action Re: Community Gardens (attached)

S. Heyer introduced the memorandum. P. Lamb asked whether the city could provide financial incentives to increase vacant lots use as community gardens. Liaison Becker said anything is open to exploration and this memorandum will be the first step.

- b. Memorandum Recommending Council Action Re: Mayors’ Monarch Pledge (attached)

Due to the timeframe of the Mayors’ Monarch Pledge window, S. Heyer moved to suspend the Bylaws to move the Memorandum Recommending Council Action Re: Mayors’ Monarch Pledge to “Old Business” in order to hear and vote on the memorandum with enough time for City staff to draft a proclamation for the City Council within the pledge window. A. Beck seconded and Interim Chair Cogie ensured that all members voted in support. Memorandum Recommending Council Action Re: Mayors’ Monarch Pledge was moved to “Old Business” S. Heyer introduced the memorandum. Treesong moved to vote. Y. Jung seconded. Interim Chair Cogie ensured unanimous passage.

8. Announcements

Liaison Becker shared that there are two vacancies in members for the Sustainability Commission. S. Heyer stressed ensuring sustainability measures surrounding the Community Housing Trust Bylaws. Liaison Becker provided a brief overview of “code” (what it is, how it works, and how it’s created).

9. Adjournment (6:32pm) S. Heyer moves to adjourn. Treesong seconds. Interim Chair Cogie adjourns.

Good afternoon everyone,

I noticed the last few reports I've provided have been a bit sparse due to lack of bandwidth. I've made an effort to make this November report detailed and sectioned into project categories.

The following will serve as my Sustainability Coordinator report of progress for the month of November 2022. As always please don't hesitate to reach out with questions and comments.

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1. GHG Emissions Tracking & Reporting (ICLEI ClearPath)
2. Form-based Code & Zoning Code Reform
3. Community Gardens Code Review & Revision
4. Pollinator Yards Pilot Program (PYPP); University of IL Extension partnership
5. Municipal Electricity Aggregation Energy
6. Water Quality & Water Management (SIU Carbondale, Greater Egypt)
7. Federal, State, & Local Policy
8. City Sustainability Commission
9. Jackson County Communities LEAP Pilot Program
10. General Updates

1. GHG Emissions Tracking & Reporting (ICLEI ClearPath)
 - We're getting close folks, having received all but transportation data from one entity, who has communicated they're pulling what they have together.
 - From there I'll conduct a QAQC quality assurance check in collaboration with ICLEI.
 - From there I'll conduct a "business-as-usual" forecast and begin to play with mitigation and adaptation strategies to present action forecasts.
 - When these forecasts are complete, I will bring the inventory into a formal report to be presented to our Sustainability Commission and City Council.
 - Had a regular check-in with ICLEI guide Hannah Miller
 - Continued regular cohort meetings schedule
2. Form-based Code & Zoning Code Reform
 - Our Planning Team continues to define the parameters of form-based code and zoning code reform, which will require issuing a RFP or RFQ for qualified consultant partners.
 - I reached out to sibling municipalities that have conducted successful form-based code reform to learn about their experience.
 - Form-based Code and comprehensive code reform are essential to our commitment to carbon neutrality by 2050 and a 45% reduction by 2030 in addition to our pursuit to make Carbondale the best community to live, work, and play in for our residents. This is because zoning code dictates density, which dictates proximity, transportation, and buildings efficiency/energy use – the largest segments of our 2019 GHG Emissions Inventory as a community-scale.

3. Community Gardens Code Review & Revision
 - Went to tour the University of Illinois Extension office out of Murphysboro, to open collaboration and learn from subject matter experts Toni Wright, Katie Bell, Kim Rohling, Maggie, Ray, and Lynn Heins what city requirements/permitting could be helpful – encouraging longevity – rather than discouraging or complicating the process of community gardening.
 - Met with Urban Farmers Chastity Mays and Orland Mays, to learn what policies and practices could encourage and support community gardens and food autonomy for our community given their extensive background and education in the space.
 - Developed a simple example “Community Garden Annual Report” that could be shared with the city to highlight the tremendous work of our community gardens and spotlighted on the city website.
4. Pollinator Yards Pilot Program (PYPP); University of IL Extension partnership
 - Met with Brodie Dunn and Ryan Pankau of the current Pollinator Pockets program with the University of Illinois Extension to discuss the educational modules feasible for a Spring unveiling of the program in Carbondale. Identified opportunity to collaborate on the web modules, and further outlined how partnership could support both parties.
 - Was interviewed by Allison Hyland for the Neighborhood Coop Spring 2023 Morsel and provided written notes following that interview for inclusion in the article.
5. Municipal Electricity Aggregation Energy
 - Collaborated with the City Manager to communicate the importance of municipal electricity aggregation (i.e. community choice aggregation) for the wellbeing of our community members and our path to carbon neutrality (i.e. the relationship between purchase power agreements (PPAs) that sell the environmental attribute ((Renewable Energy Credits (RECs))) like Illinois Solar For All and the ability to specify 100% renewable supply through municipal electricity aggregation).
 - Reached out to recent municipal electricity aggregation communities to identify whether their rate is competitive and 100% renewable.
 - Met with Citizen Utility Board staff member Scott Allen for a brief crash course on Illinois’ utilities and our movement towards a just clean energy future.
 - Attended the EPA Webinar “NREL’s Procurement Analysis Tool for Renewable Energy Buyers” and volunteered to serve as a pilot for tool testing.
6. Water Quality & Water Management (SIU Carbondale, Greater Egypt)
 - Attended “Preparing Critical Infrastructure for Climate Change: Water Utilities Leading the Way”
 - Met and discussed the potential to apply for 604b grant in partnership with the Greater Egypt Planning Commission to fund the collaborative SIU/City of Carbondale Stormwater Master Plan Proposal that we had planned to put up as a Community Investment Proposal (CIP). This would free up community funds for other proposals by utilizing grant funding instead.
 - Met with the Greater Egypt Team to discuss the City’s partnership in an Urban Heat Island pilot project in the Carbondale Urbanized Area thanks to an EPA 604b grant focused on the nonpoint source pollution found in Jackson and Williamson counties. The result of this project will further inform our application to the Illinois EPA’s Green Infrastructure Grant Opportunity (GIGO) which has yet to be announce as a notice of funding.

7. Federal, State, & Local Policy

- Attended the CEJA Workforce – Southern Illinois Listening Session Nov. 3rd hosted by the DCEO and was thoroughly impressed with how well it was designed and conducted.
- Attended the Inflation Reduction Act (IRA) Listening Sessions: Cooperatives on Nov. 4th
- Attended the Illinois Finance Authority's second Listening Session on the Greenhouse Gas Reduction Fund and spoke on behalf of the community of Carbondale, IL with specific focus on the funding of local projects (i.e. distributed) on Nov. 17th
- Attended the Illinois Power Agency's Nov. 18th Power Hour: Net Zero Building and the Role of Onsite Solar
- Met with Vote Solar Senior Regional Director John Delurey to discuss community-owned community solar
- Attended the Illinois Department of Transportation's National Electric Vehicle Infrastructure (IDOT NEVI) Public Outreach Meeting #3
- Attended the White House Environmental Justice Advisory Council's Public Meeting Nov. 30th

8. City Sustainability Commission

- Held November 17th Sustainability Commission meeting which featured the attendance of three interested community members.
- Assisted in the drafting of Sustainability Commission memorandums to the City Council surrounding the Mayor's Monarch Pledge, Community Garden Code Review and Revision, as well as

9. Jackson County Communities LEAP Pilot Program

- We now have a draft Scope of Work (SOW) from our NREL Technical Advisors which I provided written and verbal comment on to be shared at our December 2nd meeting (attached)

10. General Updates:

- Our City is pursuing membership with the [Midwest Climate Collaborative](#)
- Met with the Illinois Solar Education Association Director to debrief on the Carbondale Community Solar Tour's success and potential future partnership on solar permitting app trial
- Attended the "Building Net Zero in Southern Illinois" meeting at Turley Park Pavilion
- Was invited and attended an informational presentation on the local startup "Far Out" as SIU Research Park, with founder Jorge A. del Carpio's focus being the design of communities that are supportive and attractive to Elders.
- Attended monthly "Illinois Municipal Sustainability Staff" meeting
- Attended November APA St. Louis Chapter Luncheon on Climate Action Planning, which provided me with significant insight into the work of other sustainability and adaptation professionals (Douglas County, KS - Pennrose, OH - Des Moines, IA) all of whom are waiting on the same information we are (i.e. the Treasury's direction on direct payment for community-owned community solar) and conducting the same baselining we are (community-scale GHG emissions inventories, comprehensive plans, etc.)
- Met and provided the Greater Egypt EV Charging Needs Assessment Study consultant Andrew Baglini with an overview of the direction the City of Carbondale is headed in adaptation and mitigation efforts due to the passage of the Sustainability Action Plan in April 2022 as well as the steps the City of Carbondale has taken surrounding EV infrastructure and fleet electrification thus far.

“In April of 2022 the Carbondale City Council passed the first City of Carbondale [Sustainability Action Plan](#) (SAP), which commits our community to achieving carbon neutrality by 2050 with a 45% reduction by 2030. This constituent-written document is visionary, bold, and audacious – adamantly communicating the future our community desires.

Our municipal staff, elected representatives, and community members recognize the significant lift this commitment asks of us – and are running toward it at full speed. This SAP is not limited to carbon-reductionist thinking, but is rooted and centered in the intersection of ecological health, public wellbeing, and resilient prosperity in our systems. Achieving a more sustainable, resilient, and equitable Carbondale is not only in reach for us, but central to our culture as Carbonites.

As a direct result of this commitment, my position was created. One of my core responsibilities is developing a science-based targets roadmap to accompany the vision outlined by our SAP. To this end, we are wrapping up our first community-scale GHG emissions & equivalent inventory for the baseline year of 2019 in house using the [ICLEI](#) ClearPath Tool. This inventory will allow us to outline “business-as-usual” and target-based forecasts specific to our community.

We are navigating the policy landscape (CEJA, the IRA, and the BIL) in order to foster autonomy, security, and resiliency in our mitigation and adaptation methods. We recognize we are seeing a once in a lifetime, once in a generation investment in the just clean energy transition and are jumping on every RFI, NOFO, and listening sessions offered.”

- Excerpt from my email exchange with the Midwest Climate Collaborative



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MEMORANDUM

TO: The City of Carbondale City Council Members / Gary Williams, City Manager
FROM: City of Carbondale Sustainability Commission
RE: City Code Review & Revision – Community Gardens
DATE: October 26th, 2022

For the purpose of this memorandum, the Sustainability Commission defines community gardens as “those that are developed in neighborhoods with the primary purpose of providing space for members of the community to grow plants for beautification, education, recreation, community distribution, or personal use.” *Id.* at § 17-17-0103(F)(1).

In the Spring of 2022, the Carbondale City Council, through unanimous vote, passed the City of Carbondale Sustainability Action Plan. Focus Area 3: People, has as its first goal, “Optimize local self-sufficiency and preparedness through local production of food and products to become an export-intensive economy [...]” and “Ensure all Carbondale citizens, with a focus on the food insecure, can access a food system that is community-driven [...]” (p. 21) Under this objective are the following two actions:

“ 1. Prioritize support and expansion of programs already under development, especially in low-income or underserved areas, including programs for recycling, youth programs, community gardens, composting, nutrition and cooking, educational opportunities, waste utilization, reducing single-use plastics, and healthy schools programs, and identify gaps, both on and off city property”

“ 2. Review current statutes, regulations, ordinances and zoning to ensure implementation of local food-friendly practices and appropriate diversion of food waste from restaurants and supermarkets from landfills to shelters or composting.”

In the Fall of 2022, City staff became aware of current gaps within City of Carbondale Revised Code surrounding community gardens. These gaps are found largely on two fronts.

1. Current Carbondale Revised Code limits the location of community gardens by only allowing them in parcels zoned “AG” (Agricultural).
2. Current Carbondale Revised Code limits logistic support of community gardens by not permitting accessory structures (i.e. tool sheds or garden sheds) on parcels without a primary structure.

In the Fall of 2022, the Carbondale Sustainability Commission was alerted to these gaps by City staff. In order to implement the Sustainability Action Plan, ensure the implementation of local food-friendly practices, and support community gardens within the Carbondale community, the City of Carbondale Sustainability Commission deems a comprehensive review and revision of code related to community gardens imperative.

The Sustainability Commission, according to the bylaws of our commission, is issuing this memo as a recommendation to the City Council of Carbondale - that these gaps be addressed through formal code review and revision surrounding community gardens by City staff with input from the Carbondale community.



2023 Calendar – Regular meetings
CARBONDALE SUSTAINABILITY COMMISSION

Third Thursday of Every Month - 5:00PM (CDT)
Carbondale Civic Center, 200 South Illinois Avenue

January 19th, 2022

July 20th, 2022

February 16th, 2022

August 17th, 2022

March 16th, 2022

September 21st, 2022

April 20th, 2022

October 19th, 2022

May 18th, 2022

November 16th, 2022

June 15th, 2022

December 21st, 2022