University Place Community Vision for Sustainability

February 2011



Sustainability Advisory Committee

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University Place Community Vision for Sustainability

Table of Contents

Introduction	J
What is Sustainability?	Ì
The Sustainability Movement	
Green UP	
Sustainability Advisory Committee	
Formation & Membership	
Committee Objectives	3
Focus Areas	3
FA 1: Energy	
FA 1: EnergyFA 2: Environmental Health and Natural Resources	4
FA 2: Environmental Health and Natural Resources	4 4
FA 2: Environmental Health and Natural ResourcesFA 3: Transportation	4
FA 2: Environmental Health and Natural Resources FA 3: Transportation FA 4: Community Vitality	4
FA 2: Environmental Health and Natural Resources FA 3: Transportation FA 4: Community Vitality FA 5: Education and Outreach	4 5 5
FA 2: Environmental Health and Natural Resources FA 3: Transportation FA 4: Community Vitality	4 5 6

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Introduction

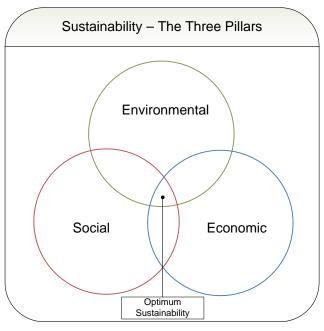
What is Sustainability?

Although the label "green" is sometimes used solely to refer to practices that are environmentally friendly, it is increasingly used as a broad term encompassing all aspects of sustainability. Two widely used definitions of sustainability are the United Nations' 1987 Bruntland Commission

definition and the triple bottom line approach.

The Bruntland Report, officially named Our Common Future states that "Sustainable development is development that meets the needs of the present without compromising the ability of future generations to meet their own needs."1 This definition conveys the goal of sustainability without limiting it to specific types of development, allowing individuals and organizations the flexibility to apply it to a wide variety of issues.

The economic, social and environmental impacts are frequently included when evaluating sustainability. Together, the three are referred to as the triple bottom line of sustainability or the three pillars of sustainability. The triple bottom line approach recognizes the



interdependence of environmental, social, and economic factors and acknowledges the importance of balancing the three spheres. By evaluating decisions, policies, and practices by these principles, the immediate and long-term environmental, social, and economic wellbeing of the organization and community are well served by evaluating the impact decisions, policies, and practices have in these areas.

The Sustainability Movement

The City of University Place has been practicing environmentally friendly and sustainable policies for years. Since incorporating in 1995, the City has made an effort to increase green space, walkability and operational efficiencies. The City has increased parks and open space from about 34 acres in 1995 to over 115 acres in 2010. During the same time period, over 23 miles of sidewalks, 2,400 trees, and 30 miles of bikelanes have been installed, making the city safer and greener for local pedestrians and bicyclists. The City has also installed retention ponds, catch basins, and other storm water features to help maintain a clean storm water system and protect our local tributaries and ponds as well as the Puget Sound.

Over the last decade, sustainable policies and practices, such as the aforementioned City practices, have garnered an increasing amount of attention in both the public and private sector and have been broadly categorized as "green" or "sustainable" practices. A growing number of local governments and professional organizations have embraced sustainability as a serious or emerging issue facing local government. The National League of Cities prioritized sustainability as

¹ Our Common Future. United Nations. Oxford: Oxford University Press, 1987.

an important overarching concept for local governments to use as "an organizing framework by which to evaluate all activities and plan comprehensively for the future." ²

Green UP

The City of University Place launched the Green UP Initiative in 2009. The City Council, acknowledging the growing sustainability movement and the value of applying the principles of sustainability in University Place, articulated the City's desire to support sustainable projects and operations in Goal Two of the four 2009-2010 Council goals:

"Explore and Support 'Green' Options

- Library/Civic Building L.E.E.D. Certifiable
- Increase circulation options ("green" roadway designs, sidewalks, bike lanes and transit oriented development)
- "Green" vehicles in City fleet purchases
- Storm Water Management and Open Spaces
- Community Education and Action"

Early in 2009, a Green Team consisting of City staff members was formed to create a plan for developing and implementing the Council goal. The team established the goals and framework for the Green UP Initiative to implement and promote short-term and long-term sustainable practices within the City organization and the greater UP community. The City turned to the School District and Fire District for additional support in 2009 and the partners began discussing how to promote the Green UP Initiative communitywide.

The City Council affirmed the Green UP Initiative in September, 2009, passing resolutions joining the Cascade Agenda Cities and committing to a mulit-jurisdictional Green UP effort to increase sustainability practices in University Place. The Council adopted the Organizational Sustainability Plan in May, 2010 as a formal outline for the City's internal efforts to increase sustainable practices.

Following the adoption of the Organizational Sustainability Plan in 2010, the City, School, Fire, and now Library as well, turned to the greater UP community for assistance in developing a more comprehensive sustainability plan. In May 2010 the Sustainability Advisory Committee was formed to draft what became the University Place Community Vision for Sustainability (Vision) and recommend ways for the Green UP Initiative partners and community to become more sustainable.

Sustainability Advisory Committee

Formation & Membership

In order to develop a Vision relevant to all members of the community, three types of stakeholder groups were identified and selected for the Sustainability Advisory Committee:

1. Residential and Business Consumers – The largest group, the residents and businesses in the community impact the sustainability of the community in their everyday consumption choices and patterns.

² National League of Cities. http://www.nlc.org (accessed March 15, 2010) University Place Communitywide Sustainability Plan

- 2. Sustainability Related Businesses Organizations that deliver or collect resources or products that directly impact or relate to the consumption or disposal of resources. Their business directly impacts University Place sustainability.
- 3. Public Agencies In addition to the responsibility to lead by example, public agencies have the responsibility to act in the best interest of their current and future constituents. Public organizations have authority and access that may not be available outside of the public sector, including the ability to shape policies and a public forum.

In May 2010 the City Clerk issued an open request for public participation on the Sustainability Advisory Committee and received five letters of interest. Each of the five interested community members were invited to join the Committee and four accepted the invitation, with one stepping down for personal reasons in late 2010. Additionally, the City directly contacted and invited local business, solid waste, and utilities representatives to join the Committee. The City, Fire, Library, and School, each a public organization whose boundaries generally line them up within city limits, selected a representative to join the Committee. The list of Sustainability Advisory Committee Members at the time the Vision was finalized, and the stakeholder groups they represent are:

Ken Campbell - Community Member
Laird Desmond - Community Member
David Hufford - Community member
Neil Holden - UP Refuse
Eirik O'Neal - Business Sector (Corporate Recycling Services)
Cindy Bonaro - University Place Branch, Pierce County Library
Janet Higbee - University Place School District
Peter Meyer - Tacoma Public Utilities
Mitch Sagers - West Pierce Fire District
Steven Buter - City of University Place

Committee Objectives

The Sustainability Advisory Committee was given two objectives:

- 1. <u>Develop a Communitywide Sustainability Plan</u> Draft a Communitywide Sustainability Plan identifying major focus areas important to the University Place community that is broad enough to be scaled and adapted to the unique stakeholder groups, businesses, and UP residents.
- 2. <u>Develop an Implementation Strategy</u> Present the Communitywide Sustainability Plan to the governing boards of the public stakeholder groups for adoption. Recommend an implementation strategy, including the designation of individuals or groups, if not the Sustainability Committee, that will assume responsibility for enacting the Communitywide Sustainability Plan and monitoring progress.

Focus Areas

The Sustainability Advisory Committee identified five sustainability focus areas based on best practice research and an informal analysis of the University Place community. The focus areas are: 1) Energy, 2) Environmental Health and Natural Resources, 3) Transportation, 4) Community Vitality, and 5) Education and Outreach.



The focus areas include four separate but interrelated aspects of sustainability critical to developing a more sustainable community. A fifth focus area, Education and Outreach, emphasizes the need to engage stakeholders in the sustainability plan and encourage practices that can help develop a more sustainable UP community.

The focus areas include broad goals defining and outlining different aspects of the focus area. While some goals, such as increasing parks and open space, may be more relevant to a specific stakeholder group, each goal affects the community at large and is adaptable to each of the three stakeholder groups.

Suggested measures and practices for each focus area are listed in Table 1. It is not an exhaustive list and specific measures and practices may not be applicable to all stakeholder groups. UP residents, businesses, and organizations are encouraged to examine their own lifestyles or operations and identify practical ways to implement the goals within each focus area through practices applicable to their unique situation.

FA 1: Energy

Dependence on nonrenewable energy sources is a local, national, and global issue. As energy costs increase, alternative energy sources such as wind and solar energy are becoming increasingly viable ways to reduce dependence on fossil fuels and limited energy sources. In addition to saving energy, the installation of energy conservation measures can save money.

Goal 1-1: Reduce Net Energy Consumption

Decrease demand for energy by reducing traditional energy use. Use low energy products that require less energy in production or transportation to the local market, such as Energy Star and locally produced products.

Goal 1-2: Increase Renewable Energy & Other Efficient Technology Use
Produce, use, and/or support the implementation of renewable energy sources and other
reasonably efficient technology that decreases traditional energy dependence.

FA 2: Environmental Health and Natural Resources

The natural environment, including parks, green space, and waterways, is a highly valued part of University Place and the greater South Sound region. Preserving the the community's natural resources will help maintain the natural beauty of the area. Preservation may include responsible use and avoiding overuse, while reducing and ultimately eliminating pollution and contamination.

Goal 2-1: Reduce Net Solid Waste Output

Reduce the amount of trash entering the solid waste stream by reusing and recycling more and consuming low waste products.

Goal 2-2: Preserve or Increase Parks and Open Space

Maintain or increase the ratio of parks and open space to population in order to continue to provide natural spaces for community use. Maintain a variety of types of parks and open space in existing and future development.

Goal 2-3: Decrease Pollution

Reduce air, water, soil, light, and noise pollution in University Place.



Goal 2-4: Use Water Responsibly

Decrease water consumption to preserve water resources, and dispose of water appropriately to protect local creeks, ground water sources, and the Puget Sound. Increase rain water usage as an alternative to using potable water.

FA 3: Transportation

Providing a resident friendly transportation network is important in University Place. Pedestrians and bicyclists should be able to safely navigate around the community and commuters and visitors should have safe and efficient access to neighborhoods and business districts.

Goal 3-1: Increase Safety and Efficiency of Non-Motorized Transportation Provide safe access for pedestrians and bicyclists to navigate throughout the community.

Goal 3-2: Decrease Net Gasoline Consumption

Reduce the amount of gasoline used by vehicles and other equipment.

Goal 3-3: Increase Connections to Regional Transit

Work with local and regional transit organizations to maintain or increase access to public transportation in order to make public transit a more attractive option for residents and visitors of University Place.

Goal 3-4: Provide Efficient Consumer Access to Businesses

Practice smart street grid design that offers residents and visitors direct efficient access to University Place business districts.

FA 4: Community Vitality

The residents of University Place define the community. Encouraging residential involvement throughout the community continues to bind individuals, businesses, and organizations together and make UP a great place to live, work, and play.

Goal 4-1: Encourage Responsible Urban Design

Manage the growth of the community by adopting and following responsible urban design policies that offer pedestrian and bicycle friendly areas and safe residential and recreational opportunities for families.

Goal 4-2: Support the Local Economy

Invest in the community by supporting local businesses and healthy local activities.

Goal 4-3: Promote Civic Engagement

Provide opportunities for residents, businesses, and organizations to help shape the future of the community through actions or by providing input on issues of public interest.

Goal 4-4: Provide Activities for People of All Ages and Abilities

Support local efforts to provide recreation opportunities in the community.



FA 5: Education and Outreach

In order to have a significant impact on the future of the community, it is crucial that residents, businesses, and organizations are aware of the focus areas and practices they can adopt to help create a more sustainable community.

Goal 5-1: Increase Green UP Awareness

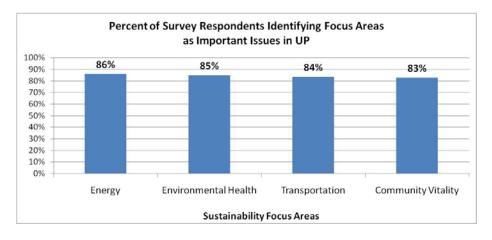
Increase awareness of public organization efforts to increase sustainability and personal practices that can be taken to improve community sustainability.

Goal 5-2: Implement the Communitywide Sustainability Plan Adopt the Communitywide Sustainability Plan and adapt the focus areas to personal practices or organizational operations.

Public Feedback

After the five focus areas were established, the City included a sustainability section in the 2010 Community Survey. Sound Communication, the survey consultant, reporting in January 2011 that residents are supportive of each focus area and largely in favor of City efforts to improve sustainability.

Over 525 UP residents, representing 525 out of over 12,000 households, responded to the sustainability questions on the Community Survey. Four hundred seventy-two respondents, or 87.2 percent, indicated that they are familiar with national efforts to improve sustainability. When asked about the importance of each of the four topical focus areas, energy, environmental health, transportation, and community vitality, more than 80 percent of respondents found each to be a very or somewhat important issue in University Place.



Asked how the City should address sustainability in UP, almost seven out of 10 respondents supported education and outreach, which was the most popular approach among respondents. Increasing sustainable practices in City departments and supporting community sustainability efforts received support from six out of 10 respondents, while less than three out of 10 respondents support citywide regulations.

Implementation

The Vision identifies common goals for University Place individuals, businesses, and organizations. Together, working on these common goals, community stakeholders will have a greater and



lasting positive impact on the community greater than any one stakeholder would be able to accomplish independently. In order to guide the Vision implementation and establish an evaluation tool for monitoring the progress, the Sustainability Advisory Committee recommends:

- 1. Each government stakeholder, including the City of University Place, Pierce County Library District, West Pierce Fire District, and University Place School District, adopt the Vision, including the sustainability Focus Areas and Goals. Individual government organizations have a limited operational impact on sustainability, but the cumulative impact is significant and the value of community leaders and public organizations recognizing and addressing the issue is great. Adopting a common set of sustainability goals and acknowledging that each organization will play a significant role in shaping the future of the University Place community is the first step in working together to develop a more sustainable community.
- 2. Each stakeholder organization, including government and sustainability related business stakeholders, appoint or designate a liaison to serve as the implementation coordinator for the organization and point of contact for individuals from the community or other organizations to contact for information and collaboration. The liaison will also collaborate with the other government stakeholder liaisons on an annual report, providing the data and narratives for the report.
- 3. Government stakeholders commit to jointly publish an annual sustainability report, following the template in Attachment A or a similar format, identifying efforts taken to improve sustainability in each organization and the greater University Place community. With the support of sustainability related businesses, include specific measures and data from the current year and prior years and make the report available to the public online. While suggested measures are included in Attachment A that the Committee believes are applicable, government stakeholders should independently select measures that they are able to provide that accurately measure the organization's efforts in each focus area. The City will be responsible for organizing the business and community portions of the annual report, which will highlight sustainable activities and efforts of local businesses and the residential community.

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Table 1. Focus Areas & Goals, Example Measures & Practices (examples only, not a comprehensive list)

Focus Areas & Goals 1. ENERGY	Measures		Sugarts Russ	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Practices		Busil Comps	
1-1 Reduce Net Energy	Net utility usage	Х	Х	Х	Use recycled products	Х	Χ	Χ
1-2 Support Renewable Energy & Other Efficient Technology	Percent of energy usage from renewable sources	Х	Х	Х	prducts (such as Energy Star products)	Х	Χ	Х
					Turn off electronics, lights when not in use	Х	Х	Х
					Ensure buildings are properly insulated	Х	Х	Х
					Use a programmable thermostat or turn down	Х	Х	Х
2. ENVIRONMENTAL HEALTH and NATURAL RESOURCES								1
2-1 Reduce Net Solid Waste Output	Solid waste output by weight	Х	Х	Х	Reduce wood burning stove usage	Х		
2-2 Preserve or Increase Parks and Open Space	Material recycled by weight Diversion rate (% of waste diverted from landfills) Parks and open space acres per capita	Х	Х	Х	Increase recycling	Х	Х	Х
2-3 Decrease Pollution			Х	Х	Increase access to recycling		Х	Х
2-4 Use Water Responsibly				Х	Install rain garden	Х		Х
	Percent of surface water diverted from storm water	Х	Х	Х	Use reusable containers, bags	Х	Х	Х
					Offer discounts for returning or providing personal bags/containers		Х	
3. TRANSPORTATION					Departing afficient skyling (av			
3-1 Increase Safety and Efficiency of Non-Motorized 3-2 Decrease Net Gasoline	Bike lane miles			Х	Practice efficient driving (ex. no idling)	Х	Х	Х
Consumption 3-3 Increase Connections to	Sidewalk miles			Х	Bike and walk more	Х		Х
Regional Transit	Gallons of gasoline consumed Number of regional transit lines serving UP Gallons per mile of gasonline used	Х	Х	Х	Install bike racks and/or lockers		Χ	Х
3-4 Provide Efficient Consumer Access to Businesses				Х	Provide way finding or best route maps to local business		Χ	Х
		Х	Х	Х	Provide/use public transportation	Х		Χ
	Bike racks available		Х	Х	Provide/use electric or hybrid vehicles and infrastructure	Х		Х
4. COMMUNITY VITALITY								
4-1 Encourage Responsible Urban Design	Average distance to nearest park/open space			Х	Host a neighborhood block party	Х	Χ	
4-2 Support the Local Economy	Average distance to nearest restaurant			Х	Attend/participate in public meetings	Х	Х	Х
4-3 Promote Civic Engagement	Number of public events	Х	Х	Х	Patronize local businesses and restaurants	Х	Х	Х
4-4 Provide Activities for Families, Youth, and Seniors	Percent of registered voters that voted in an election			Х	Vote in local elections	Х		
E Education and Outre-					Volunteer for local	Х		
5. Education and Outreach 5-1 Increase Green UP	Number of articles sent to			Х	Attend/host reen fair/event	Х	Х	Х
5-2 Implement the Communitywide Sustainability	Number of Green UP website hits			Х	Green UP newsletter	^		Х
Community wide Sustainability	Number of practices adopted	X	Х	Х	Green website			Χ
	Behavioral change	X	X	X				



University Place Communitywide Sustainability Plan

2010 ANNUAL SUSTAINABILITY REPORT

City of University Place
Pierce County Library – University Place Branch
University Place Fire District
University Place School District



March 2011

The Annual Sustainability Report is based on the Communitywide Sustainability Plan. The Plan recognizes the importance of establishing sustainable practices in the community across sectors. Businesses, residents, and organizations of tomorrow will benefit from responsible practices today. In order to establish better practices today, the Annual Sustainability Report provides public information about the sustainability efforts of the city's four major public organizations, the City and the Fire, Library, and School Districts, as well as a sustainability update on business and community activities from the previous year.

The following focus areas and goals were identified in the Communitywide Sustainability Plan and adopted by the four public agencies. The Annual Sustainability Report provides an update of the progress being made within each focus area.

Focus Area 1 - Energy

Goal 1-1: Reduce Net Energy Consumption

Goal 1-2: Increase Renewable Energy & Other Efficient Technology Use

Focus Area 2 - Environmental Health & Natural Resources

Goal 2-1: Reduce Net Solid Waste Output

Goal 2-2: Preserve or Increase Parks & Open Space

Goal 2-3: Decrease Pollution

Goal 2-4: Use Water Responsibly

Focus Area 3 - Transportation

Goal 3-1: Increase Safety & Efficiency of Non-motorized Transportation

Goal 3-2: Decrease Net Gasoline Consumption

Goal 3-3: Increase Connections to Regional Transit

Goal 3-4: Provide Efficient Consumer Access to Businesses

Focus Area 4 - Community Vitality

Goal 4-1: Encourage Responsible Urban Design

Goal 4-2: Support the Local Economy Goal 4-3: Promote Civic Engagement

Goal 4-4: Provide Activities for Families, Youth, and Seniors

Focus Area 5 - Education & Outreach

Goal 5-1: Increase Green UP Awareness

Goal 5-2: Implement Communitywide Sustainability Plan

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City of University Place

Focus Area 1 - Energy Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Net energy usage: % energy usage from renewable:	2010 kwh %
Focus Area 2 – Environmental Health & Natural Resources Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Diversion rate: Parks/open space Per capita: Water usage:	2010 _% _acres _
Focus Area 3 - Transportation Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Bikelanes: Sidewalks: Gasoline usage:	2010 miles miles gal
Focus Area 4 – Community Vitality Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Events supported: Voter turnout for City elections: Business programs: Sales tax leakage:	2010 _# _% _#
Focus Area 5 – Outreach & Education Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Green UP website hits: % of measures maintair or improved: Green UP awareness (from survey):	2010 # ned % %

Narrative & Photos/Graphics

This space should be used to give specific examples of efforts/changes made by the organization during the previous year.

West Pierce Fire & Rescue

Focus Area 1 - Energy Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Net energy usage: % energy usage from renewable:	2010 _kwh _%
Focus Area 2 – Environmental Health & Natural Resources Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Diversion rate: Parks/open space Per capita: Water usage:	2010 _% _acres _
Focus Area 3 - Transportation Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Gasoline usage: Avg. response time:	2010 gal min
Focus Area 4 – Community Vitality Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures Events Supported: Voter Turnout for Fire election:	2010 gal min
Focus Area 5 – Outreach & Education Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Measures % of measures maintaine or improved:	2010 ed _%

Narrative & Photos/Graphics

This space should be used to give specific examples of efforts/changes made by the organization during the previous year.

Pierce County Library - University Place Branch

Focus Area 1 - Energy Description of organizational efforts over the previous year to	Measures	2010
improve sustainability in the focus area. May include a description of practices or an explanation of measures. May	Net energy usage: % energy usage from	kwh
address one or multiple focus area goals.	renewable:	%
Focus Area 2 –		
Environmental Health & Natural Resources	Measures	<u> 2010</u>
Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a	Diversion rate: Parks/open space	%
description of practices or an explanation of measures. May address one or multiple focus area goals.	Per capita: Water usage:	_acres
		_
Focus Area 3 - Transportation	Measures	<u> 2010</u>
Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a description of practices or an explanation of measures. May address one or multiple focus area goals.	Gasoline Usage:	Gal
Focus Area 4 – Community Vitality Description of organizational efforts over the previous year to	Measures	2010
improve sustainability in the focus area. May include a description of practices or an explanation of measures. May	Events supported:	#
address one or multiple focus area goals.	Programs:	#
Focus Area 5 - Outreach & Education	Measures	2010
Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a	% of measures maintal or improved:	ned %
description of practices or an explanation of measures. May address one or multiple focus area goals.		

Narrative & Photos/Graphics

This space should be used to give specific examples of efforts/changes made by the organization during the previous year.

University Place School District

Focus Area 1 - Energy Measures Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a Net energy usage: kwh description of practices or an explanation of measures. May % energy usage from address one or multiple focus area goals. renewable: __% Focus Area 2 -**Environmental Health & Natural Resources** 2010 Measures Description of organizational efforts over the previous year to Diversion rate: improve sustainability in the focus area. May include a Parks/open space description of practices or an explanation of measures. May Per capita: _acres address one or multiple focus area goals. Water usage: Focus Area 3 - Transportation Measures 2010 Description of organizational efforts over the previous year to improve sustainability in the focus area. May include a Gasoline usage: __gal description of practices or an explanation of measures. May Avg. bikes at Junior address one or multiple focus area goals. & Senior High Schools: __# Focus Area 4 - Community Vitality 2010 Measures Description of organizational efforts over the previous year to **Events Supported:** improve sustainability in the focus area. May include a Voter Turnout for description of practices or an explanation of measures. May School Elections: address one or multiple focus area goals. Focus Area 5 - Outreach & Education Measures 2010 Description of organizational efforts over the previous year to % of measures maintained improve sustainability in the focus area. May include a or improved: description of practices or an explanation of measures. May address one or multiple focus area goals.

Narrative & Photos/Graphics

This space should be used to give specific examples of efforts/changes made by the organization during the previous year.

Business Spotlight

The City of University Place will coordinate this section. Additional information and assistance may be provided by other stakeholders, such as UP Refuse or Tacoma Power, who are able to identify businesses that have taken positive actions to improve sustainability.

When possible, quantifiable improvements will be highlighted. The section will also include visuals, such as a photo or graph.



Community Summary

The City of University Place will coordinate this section. The community summary may include a review of some of the most significant actions taken by reporting organizations or other community groups. It may also include more detailed information about current relevant topics as they are identified in the region, such as wood burning smoke problems. It may also identify one or more UP residents by name and provide information on how they have worked individually or as a group to improve sustainability for the entire community. The purpose of this section is to provide information that is important but has not been covered or addressed in the organizational or business summaries.

