

Sustainable Development Program

WEST COLFAX COMMUNITY ASSOCIATION MEETING

MARCH 16, 2022



Agenda

Background

Program Overview

- Overall Framework
- Applicability
- Enhanced Development Menu
- GHG Mitigation Program
- Construction & Demolition Waste

Next Steps

- Project Timeline

Background

IMPLEMENTING SUSTAINABLE DEVELOPMENT



The Big Picture

Lakewood's vision for the future:



Sustainable Development



Existing Sustainable Development Standards

Building Code (adopted 2018)

- Solar-ready rooftops
- EV-ready residential garages
- Construction & demolition waste recycling requirements

Zoning Code (adopted 2019)

- Horticulture/Community Gardens in all zone districts
- EV Parking Requirements
- Enhanced Development Menu (Article 13)



What next?

Regular Enhanced Development Menu updates

- Planning Commission Study Session in March 2021

Build upon direction from City Council to explore a REMP-like program

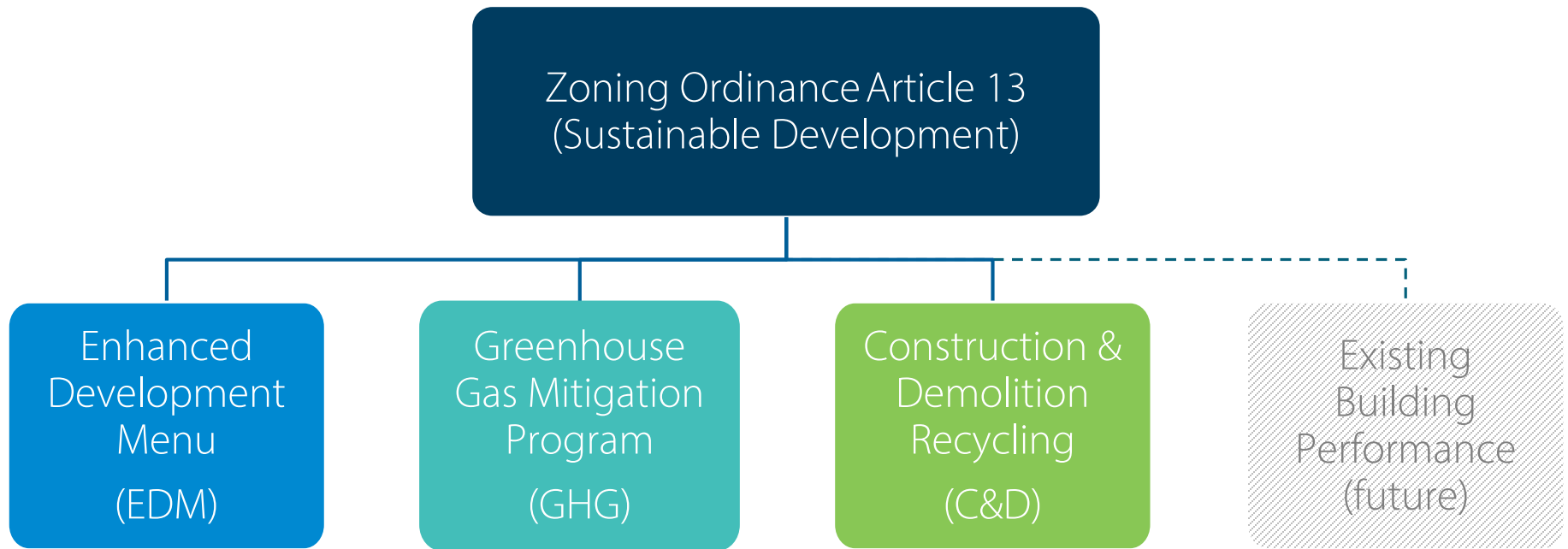
- LAC report and presentation February 2021

Support community's waste diversion goals

Program Overview





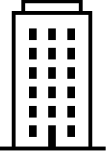









Overall Framework



Proposed Applicability

New Construction over 2500 SF and major remodels/additions:

		EDM	GHG	C&D
	Single-Family & Duplex			
	Multi-Family			
	Non-Residential			

EDM Summary

More fair point structure based on development size

- 1 point per 1,000 sf

28 menu options across 6 topic categories

- 11 new items
- 3 items removed (2 reconfigured into new items)

Highlights:

- Water Quality
- Pollinator-Friendly Landscaping
- Low-Carbon Concrete
- Adaptive Reuse
- Enhanced Streetscapes
- Universal Design



GHG Summary

Ensure new development is aligned with Lakewood's climate goals and targets to help the community do its part to meet climate commitments by preventing excess greenhouse gas emissions.

- Performance Standard (maximum emissions)

Leverage EDM choices to mitigate emissions

- Renewables, EV infrastructure, Recycling/Compost

Fee-in-Lieu option available for unmitigated emissions

C&D Summary

Divert reusable or recyclable materials generated by construction and demolition projects to reduce environmental impacts and advance Lakewood's waste diversion goals.

- Supplemental standards to support existing requirements in building code to recycle specific materials.
- Establish deposit and refund system to improve compliance.



Climate Protection Program

Funds collected via fees-in-lieu and performance deposits would be directed to the Program

- Reduce impacts of built environment on climate
 - Energy efficiency retrofits
- Direct emissions reduction and climate adaptation
- Waste diversion
- Administration of Program

Lakewood Together

www.lakewoodtogether.org/sustainable-development-standards

Home » Improving Sustainable Development Standards

Improving Sustainable Development Standards



Lakewood residents care about the development that occurs in their city, and staff is currently working with the Planning Commission and City Council to update and expand sustainable development standards so new development in the coming years reflects our community's adopted [Comprehensive Plan](#) and [Sustainability Plan](#) goals.

The guiding principle for updating these standards is the expectation that upcoming new development should both minimize unwanted impacts on the community while also contributing its share to the collective effort to conserve our natural resources, minimize pollution, and support the community's vision for a vibrant and sustainable city. The Planning Commission will make recommendations on the updates to City Council, which will have a public hearing when considering the updates.

This project page will help the community in the following ways:

- Keep residents, businesses and community members informed about the proposed updates to the existing sustainable development standards in [Article 13](#) of the Lakewood Zoning Code, which were originally adopted in 2019.
- Provide a way for residents to [provide feedback](#) and stay updated about the process and meetings.

Review the proposed updates in the [Project Information](#) tab below. Also, track the public meetings in the column to the right.

The Planning Commission voted to recommend approval of the proposed amendments to City Council on Jan. 5. View the draft documents and watch the recording on [LakewoodSpeaks.org](#)!



Important Documents

LAC Presentation to City Council for REMP (2/3/21) (video available)

Staff Presentation to Planning Commission on EDM Updates (3/17/21) (video available)

Staff Presentation to City Council on Sustainability Updates (5/17/21) (video available)

Public Meetings

Planning Commission Study Session #1
October 13 2021

Planning Commission Study Session #2
November 17 2021

Planning Commission Study Session #3
December 15 2021

Planning Commission Public Hearing
January 05 2022

Project Information

Tell us what you think!

Next Steps

Project Timeline

Spring – Summer 2021:

- Create Task Force with internal stakeholders and outside technical experts
- Research and evaluate options for EDM and REMP

Fall 2021 – Winter 2022: Planning Commission

- Discuss best options for the community
- Draft code language for amendments
- Recommend approval to City Council

Fall 2021 – Spring 2022: Public Outreach

- **Lakewood Together**
- **Business and Developer outreach**

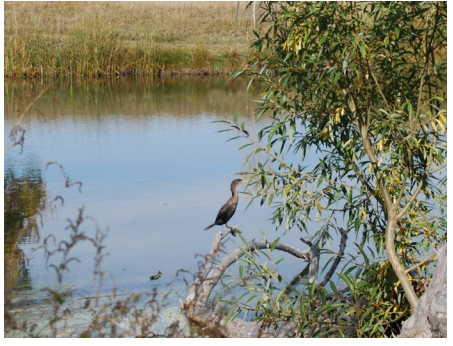
Spring – Summer 2022: City Council

- **Study Session May 2**
- 1st and 2nd readings of Ordinance in June
- Effective late summer/early fall



Incentivize Good Development

Lakewood's vision for the future:



Thank you!

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