



**Sustainable San Mateo County
2017 City and County Survey**

Municipality: City of San Carlos

1. How many of your municipal staff, firefighters and police officers live outside the county or more than 20 miles from your municipality?

Category	Outside Municipality, but in County	Outside County	Comment
Staff	61	31	20 miles outside of San Carlos is outside the County of San Mateo – both to the north and the south. We’ve answered this question for how many staff, firefighters and police live outside of the City, but within San Mateo County, and how many people live outside the County.
Firefighters	6	13	
Police Officers	5	15	

2. What policies has your municipality enacted to ease the transportation and/or housing costs for employees?

The City offers commuter benefits to employees. Specifically, employees can elect to designate a portion of salary before taxes (pretax income) to pay for qualified transit, vanpooling, or parking expenses (up to the IRS allowable monthly maximum). The City also contributes up to \$225 per year per employee toward a commuter benefit program which is also subject to the IRS allowable maximums.

3. Parking policy can shape travel behavior, community design, and development economics. What are your parking policies?

Category	Yes	No	Comment (please provide details, clarifications, or links to additional information)
Does your municipality have parking space minimums for new housing developments (# cars per unit or # cars per bedroom outside TOD? within TOD)? The number of required spaces is important economically because the cost of each space adds to development cost and can increase rents or sales price.	X		
Does the city require or allow unbundled parking (paid separate from unit rent)?	X		

Unbundled parking can help reduce housing cost.			
Does the city encourage shared parking by reducing per unit parking ratio where shared parking is provided? This can reduce development cost by reducing total number of spaces needed to meet demand.	X		A reduction in parking requirements in exchange for providing shared parking requires a discretionary permit (CUP).
Does your municipality have a policy regarding Residential Permit Parking (RPP) which is used to protect nearby properties from overflow parking from new development?	X		The City does not have a general policy for Residential Permit Parking (RPP) to protect nearby properties from overflow parking from new development. However San Carlos currently has one RPP in the Greater East San Carlos Neighborhood. This program was created as a condition of approval for a recent development project. The details of this program can be found at www.cityofsancarlos.org/residentialparkingpermit .

4. How many housing units have been built in the past year or in the pipeline for this year? What percent of these are affordable?

Building permits were issued for 253 net new housing units between Jan. 1, 2016 and Dec. 31, 2016. Nine percent (or 23) of those units will be affordable to very low, low, and moderate income households.

5. How many square feet of office/commercial development has been approved in the past year or in the pipeline for this year? How many new jobs are expected to result from this development?

Approximately 500,000 square feet of commercial office space was approved between Jan. 1, 2016 and Dec. 31, 2016. At one employee per 300 square feet, the resultant employment growth would be around 1,600.

6. Does your city have a minimum wage ordinance? Please describe the timeline, wage levels and other adjustments (such as requirements for use of prevailing wage labor in city-owned developments.)

No.

7. How many permits have been approved for second or Accessory Dwelling Units (ADU)? ADUs have the potential to provide affordable housing. Does your municipality provide any incentives or participate in any activities to promote ADU's?

The City of San Carlos does not currently have an incentive or promotional program for ADUs. There are 232 approved ADUs in San Carlos.

8. Has your municipality signed the US Climate Mayor's commitment to adopt, honor and uphold the Paris Climate Agreement goals and/or has the subject been discussed at a Council meeting?

Yes, the San Carlos City Council agreed to sign the US Climate Mayor's commitment to uphold the Paris Climate Agreement on June 12, 2017.

9. What are the most pressing sustainability-related issues for your municipality in the short- and long-term? Please describe them.

Transportation is the most pressing short and long-term sustainability-related issue for the City of San Carlos. Transportation emissions are impacted by housing availability and longer commutes, limited public transportation and challenges with improving pedestrian and bicycle infrastructure. While the City of San Carlos has worked to reduce transportation emissions in town, many of the sustainability initiatives in this sector would benefit from a regional approach.

10. What additional resources, programs or events could SSMC provide that would be valuable to your work?

11. The Indicators Report covers more than 40 sustainability indicators addressing the three E's – economy, environment and equity. Please describe any other initiatives that showcase progress your municipality is making towards sustainability.¹

Environment:

- The City approved three PACE (Property Assessed Clean Energy) financing programs for San Carlos: the California HERO program, the Open PACE Program and the CaliforniaFIRST Financing Program. The HERO and Open PACE programs were both introduced to San Carlos in 2015. There have been a number of projects undertaken by property owners using these programs.
- In Summer 2016, three electric vehicle charging stations – two DC Fast Charging Stations and one Level 2 Charging Station – were installed in the Library garage at no cost to the City.

¹ If you have supporting photos, please send high-resolution image files (1 Mb or higher or at least 300 dpi) to: photos@sustainablesanmateo.org together with a description of the image and photo credits. We will include selected photos on the website and in print materials.

- On July 13, 2015, the City participated in PG&E's Sustainable Solutions Turnkey Program, which helps agencies manage and fund energy efficiency and renewable generation projects. The Facilities Energy Conservation Improvements Project began in early 2016 and provided mechanical and lighting retrofits for City Hall, Library, Adult Community Center, Corporation Yard, Laureola Building, Youth Center, Kiwanis Building and Fire Stations #13 and #16. The lighting retrofits were completed in June 2016. The mechanical retrofits are ongoing and are expected to be completed in 2017.
- The City of San Carlos continues to promote the Bay Area Regional Energy Network (BayREN) program through its website, brochures and workshops. In 2016, 11 projects were completed through the Home Upgrade and Advanced Upgrade program.
- In August 2016, SamTrans started a new bus service (Route 61) in San Carlos to help students get to and from school. The new route serves Tierra Linda, Charter Learning Center and Carlmont and has been very successful so far, and the traffic congestion near the schools has been positively impacted.
- As a result of Measure A grant funding from the San Mateo County Transportation Authority, a new and free commuter shuttle serving San Carlos businesses was launched in September 2016. The shuttle runs from the San Carlos Caltrain station to various stops along the northeast side of San Carlos during commute hours to serve several businesses.
- In January 2016, the City of San Carlos added 11 decorative bike racks to Laurel Street to encourage bicycle transportation.
- Throughout 2015/16, City Maintenance crews replaced passive grass areas throughout the City with infill mix or decomposed granite. In total, over 60,000 square feet of lawn and vegetation were replaced with picnic areas, pathways and planter areas with drought-tolerant plants, resulting in a significant reduction in water use.
- Transit Center. Prometheus (through a public-private partnership with SamTrans) is developing a 4.26 acre site adjacent to the San Carlos Caltrain Station. The Transit Center includes a dedicated area for busses, shuttles, taxis, a passenger drop-off area, and bus layover parking; 261 commuter parking spaces; landscaping throughout the transit center; and improved streetscape. The project also includes 202 rental apartments, 10% of which will be affordable to low and moderate income households. The construction of Phase I is underway. While not a City project, this transit oriented development will have a positive impact on the environment in San Carlos.
- In October 2016, Peninsula Clean Energy (PCE) began to offer residents and businesses throughout San Mateo County clean, renewable energy from resources like solar and wind. The San Carlos City Council elected to opt-up and use the ECO100 energy at all municipal buildings. The City will continue to support PCE and assist with outreach to the community.