



# Staff Report

## City of Manhattan Beach

**TO:** Honorable Mayor Montgomery and Members of the City Council

**THROUGH:** Richard Thompson, Interim City Manager

**FROM:** Sona Kalapura, Environmental Programs Manager  
Keith Darling, Facilities Supervisor

**DATE:** December 7, 2010

**SUBJECT:** Consideration to Appropriate \$155,800 to Implement the Federal Stimulus Funds Lighting Retrofit Project from the Unreserved General Fund Balance, Which Will Be Reimbursed by the Energy Efficiency Conservation Block Grant Program

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**RECOMMENDATION:**

Staff recommends that the City Council appropriate \$155,800 to the Environmental Programs Accounts from the unreserved General Fund, which will be reimbursed by the federal grant.

**FISCAL IMPLICATION:**

Under the grant agreement, the total project cost is approximately \$186,000 for project management, labor and materials. City staff will supply the project management in-kind (valued at \$30,000), and the grant award will be used to reimburse the City for the labor costs of an electrician and the purchase of materials including induction lamps, supplies, etc. (valued at \$155,800).

This grant program is not a budgeted item in the FY2010- 2011 budget. As a result, a General Fund appropriation is needed to expend the funds in advance of the reimbursement from the Energy Efficiency Conservation Block Grant (EECBG) program. Due to the energy efficiency nature of the project, this project will result in energy cost savings to the City, and will move the City toward meeting its goals to reduce municipal greenhouse gas emissions.

**BACKGROUND:**

In 2007, the City of Manhattan Beach adopted a resolution in support of the U.S. Mayor's Climate Protection Agreement. The City committed to reduce municipal greenhouse gas (GHG) emissions by at least 7% below 1990 levels. To meet this goal the City conducted an inventory of municipal operations to develop an emissions baseline. The inventory results showed that streetlights and traffic signals comprise 15% of total municipal greenhouse gas emissions. Using the data gathered from the inventory, the City created a Climate Action Plan, with the help of its volunteer-based Environmental Task Force, to outline steps to reduce emissions.

The Energy Efficiency and Conservation Block Grant (EECBG) program, funded by the American Recovery and Reinvestment Act (Recovery Act) of 2009, represents a Presidential priority focusing on energy efficiency and conservation. The availability of the EECBG funds make it possible to take some of the actions outlined in the City's Green Report and Climate Action Plan, and turn

them a reality. EECBG project activities will support the City's existing energy efficiency efforts to reduce electricity consumption and greenhouse gas emissions.

**DISCUSSION:**

In September 2009, the City was awarded a federal stimulus grant under the Energy Efficiency and Community Block Grant (EECBG) program to replace inefficient street lighting, parking lot lighting, and security perimeter lighting with new technologies. Funds to purchase the lighting equipment, and pay an electrician to complete the installations, will be reimbursed to the City by the Department of Energy. This program is an exceptional opportunity for the City to utilize federal funding to realize energy cost savings, as well as a reduction in GHG emissions.

*EECBG Project Proposals*

City maintenance staff have assessed the current energy usage of existing lighting, and researched alternative lighting products that would increase energy efficiency. City maintenance staff have also prioritized projects that can make the best use of the EECBG funds. One of the proposed projects is a retrofit of the lighting on the Manhattan Beach Strand. We propose to replace the existing 136 fixtures with energy efficient induction lighting that will provide a cleaner, more natural light. City staff have researched various options to retrofit the lighting on the Strand, and have gathered bids on the necessary equipment for this project. The project will cost an estimated \$25,000 in labor and materials, and will be reimbursed through the EECBG program.

Other areas proposed for improvement are 30 lighting fixtures on the City's walk streets; the Pier lights, including the comfort station and Roundhouse; the lower Village Mall parking lot; street lighting fixtures at several intersections throughout the City; and lighting in other municipal parking lots that are in need of replacement. The estimated costs for these projects, including labor is approximately \$65,000.

As staff works on completing the projects in several phases during the grant period, other potential projects may include:

- Replacement of fluorescent fixtures in municipal parking lots 3 and 4
- Street-Scape landscape lighting
- Replacement of tennis court lighting with LEDs and induction lighting

Staff will research the best lighting technologies to meet the needs in each area, and will obtain the appropriate bids to complete the projects.

**CONCLUSION:**

By taking action now to install energy efficient lighting, energy conservation will be ensured through the life cycle of the existing lighting infrastructure. The current toxic fluorescent lamps need to be changed and disposed of 4-6 times during the lifespan of one energy efficient induction or LED lamp. Energy efficient lighting will provide energy cost savings, as well as emissions reductions, to the City of Manhattan Beach.

Staff recommends that the City Council reserve the grant award in the General Fund to implement the project. The funds will be reimbursed by the Department of Energy as the money is spent.

cc: Juan Price, Maintenance Superintendent  
Eden Serina, Budget Analyst