

CLEAN ENERGY, CLEAN AIR:

A PLAN TO INCREASE RENEWABLE ENERGY USE IN SAN FRANCISCO

POLICY BRIEF

“I will take a multi-pronged approach to increasing the use of solar, hydro, wind and other clean energy sources in our city, beginning with a commitment by city government to obtain 100% of its energy from pollution-free sources.”

San Francisco should be a leader in promoting the use of clean and renewable energy sources. Clean energy makes sense for both the environment and the economy. San Franciscans treasure the physical beauty of our city and we pride ourselves as leaders in the national environmental movement. Yet, there is much more we should be doing to protect our air quality and public health. As mayor, I will take a multi-pronged approach to increasing the use of solar, hydro, wind and other clean energy sources in our city, beginning with a commitment by city government to obtain 100% of its energy from pollution-free sources. I will also support a program of policies and incentives that will grow the use of solar power locally, providing local jobs and economic development as well as clean energy.

My plan to increase renewable energy use in San Francisco has three components:

- Make renewable energy and energy efficiency priorities within city government.
- Expedite and increase local investments in solar power.
- Support partnerships to grow the renewable power supply in our region.

MAKE RENEWABLE ENERGY AND ENERGY EFFICIENCY POLICY PRIORITIES WITHIN CITY GOVERNMENT

As mayor, my administration will commit San Francisco city government to make clean and efficient energy a priority in the following ways:

Require that by the year 2010 all of the city government’s power come from clean, renewable sources: Currently, Hetch Hetchy Water & Power provides power to all San Francisco city government buildings. 80% of this power comes from San Francisco-owned hydroelectric resources and is therefore pollution-free. The other 20% currently comes from power plants and is procured by the city through power purchase agreements. I believe the city should move towards phasing out all purchases of non-renewable energy by the end of this decade. Therefore, I will ask the San Francisco Public Utilities Commission (PUC) to establish a policy goal of having 100% of the city’s energy supply come from clean, renewable sources by 2010.

Create five-year energy efficiency plans for key city departments: The PUC is required to create energy efficiency plans for the Port, the Airport, the public libraries, Muni and the Department of Parking and Traffic. These agencies are the biggest consumers of electricity in San Francisco city government, and have historically under-invested in energy efficiency. My administration will ensure the energy efficiency plans for these departments include aggressive five-year goals that will save energy while also saving taxpayer dollars.

Streamline city permitting for solar energy systems: City residents who want to invest in solar panels for their homes or businesses are helping San Francisco reduce air pollution and increase energy independence. We should make sure their efforts are supported, not thwarted, by the city's planning and building codes. I will task the Department of Building Inspection and the Planning Department to create a standardized, fast-track permitting and inspection process to increase the installation of solar energy systems in San Francisco.

Launch an Energy Conservation Campaign: We need all San Franciscans to make energy conservation the norm rather than the exception. Much as we have done with recycling, we should establish an ongoing energy conservation campaign dedicated to encouraging smart energy use at home and at work. As mayor, I will convene public and private partners to develop and implement a wide-ranging public awareness campaign to promote energy efficiency and conservation.

EXPEDITE AND INCREASE LOCAL INVESTMENTS IN SOLAR POWER

Not only can city government make energy conservation a higher policy priority, it can also take a number of steps to immediately invest in increasing the supply of one of the cleanest forms of energy available – solar power. As mayor, I will:

Expedite implementation of San Francisco's solar energy bond: In November 2001, San Franciscans voted by an overwhelming majority to authorize a \$100 million bond issuance to pay for solar and other renewable energy sources as well as energy efficiency upgrades for public buildings. Although the list of potential projects suitable for solar and efficiency upgrades exists, the bond has not been implemented. As mayor, I will direct the PUC and the Office of Public Finance to begin implementation of this bond immediately. In addition, because the City of San Francisco is backing the bonds, I will require San Franciscans be employed on all solar project installations.

Set aside five percent of Hetch Hetchy Water & Power gross revenues annually for investment in efficiency and solar projects: The Mayor's Energy Conservation Account (MECA) was created by setting aside funds from Hetch Hetchy revenues, which helped pay for the Moscone Center solar rooftop and other energy efficiency projects. An ongoing five percent set-aside for solar and efficiency will ensure the city makes the commitment it should by investing in solar energy and conservation – investments that reduce our dependence on power from outside of San Francisco.

SUPPORT PARTNERSHIPS TO GROW THE RENEWABLE POWER SUPPLY IN OUR REGION

The third prong of my renewable energy plan involves supporting and altering the city's partnerships with developers and power suppliers to increase the supply of renewable energy in our region. Steps I will take include:

Taking advantage of upcoming power contract expirations to switch to wind power: San Francisco's 50 megawatt contract with Calpine expires in June of 2006. This provides the city with an opportunity to shift to wind power. The greater Bay Area is fortunate to have a number of sites, such as Altamont Pass, suitable for expanding cost-effective wind installations. Many wind power companies have already approached the city about this possibility as advances in wind turbine technology have brought down costs and made this idea very favorable for San Francisco. As mayor, I

would use a competitive bidding process to provide the opportunity for wind power suppliers to take over the current 50 megawatt Calpine contract.

Require solar to be incorporated in new buildings. Many large property developers would find it efficient to include solar energy as part of the power supply for new buildings. To spur more widespread use of solar power, I would require all new buildings in San Francisco over 100,000 square feet, that meet basic standards of suitability for solar energy systems, to supply five percent of their energy with onsite solar energy systems.

Support energy efficient homes at Hunters Point and Treasure Island: More than 5,000 new homes will be built at Hunters Point and Treasure Island over the next 15 years. One goal of these projects is to create “energy efficient” homes. As mayor, I will work to ensure city government does all it can to help meet this goal so San Francisco can serve as a national model of energy conservation and housing.

Establish retail wheeling for San Francisco. Retail wheeling allows surplus solar energy produced in one location to be fed back into the grid for the benefit of other customers. I will work with our state representatives to change state policies as needed to allow solar retail wheeling across PG&E’s distribution system.

