



Using State Funding to Drive Municipal Clean Energy Policy

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Trends in Massachusetts

- From 1950-1990, our population grew 28% while the developed land area increased 188%, more than six times the rate of population growth.
- Between 1990 - 2020, Boston metro-region will see a 24% increase in vehicle miles traveled,
- a 35% increase in total vehicle hours, and
- and a decrease in operating speeds of 5%.

Travel Demand & Environmental Impact

- **'Toughest nut to crack'**
- **VMT growth offsets technology & fuel improvements**
- **Reducing VMT yields multiple benefits**
 - Energy, GHG, AQ, open space, congestion, 'livability'
- **Important trade-offs** (e.g., density and CO hot spots)
- **Increased research and growing knowledge on land use and travel**

Energy Efficient Transportation Choices

- **Work with Regional Planning Agencies to disclose CO2 impacts of transportation decision-making.**
- **Examine Programs that Send a Clearer Price Signal about the Environmental Costs of Driving**
- **Boost Public Transit Services**
- **Expand Commuter Choice for State Employees**
- **Introduce a Demonstration Project to Reduce Household Travel Needs**

But – most importantly:

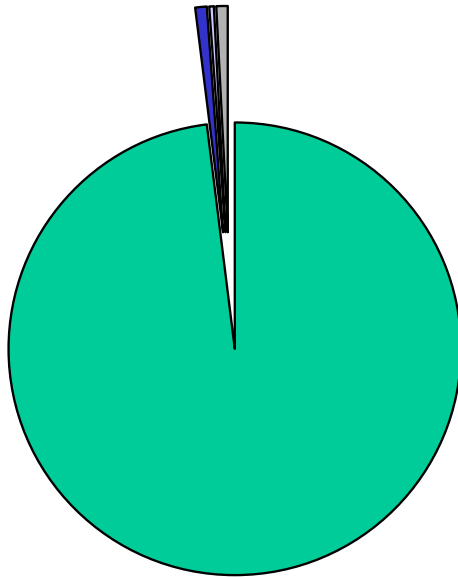
- **Change the way we grow**

Office for Commonwealth Development

- **Directs and integrates work of**
 - Executive Office of Transportation
 - Executive Office of Environmental Affairs
 - Department of Housing and Community Development
- **Aligns agency policies, regulations, operating budgets and capital spending plans with smart growth policy**
- **Chairs Commonwealth Development Coordinating Council**



Step One: Use “carrot and stick” of State Funding Choices



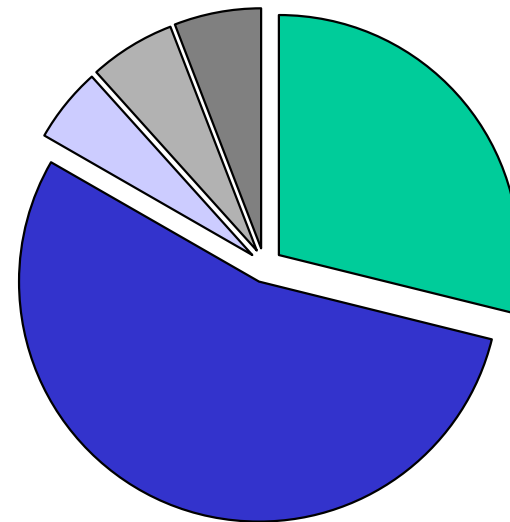
- Statewide
- Transportation
- Housing
- Environment

OCD agencies are a small fraction of Commonwealth operating budgets...

Step One: Use “carrot and stick” of State Funding Choices

...but more than half all capital spending.

Use that leverage.



- Statewide
- Transportation
- Housing
- Environment
- Comm Cap

Ten Principles of Sustainable Development

- Redevelop first
- Concentrate development
- Be fair
- Restore & enhance the environment
- Conserve natural resources
- Expand housing opportunities
- Provide transportation choices
- Increase job opportunities
- Foster sustainable businesses
- Plan regionally

Commonwealth Capital Program

- Promote Compact Development –
 - Mixed-use zoning
 - Accessory units
 - TDR
 - cluster/open space subdivisions
 - TOD

- Encourage Alternate Transportation
 - Transit
 - Bike / ped / rethinking road design

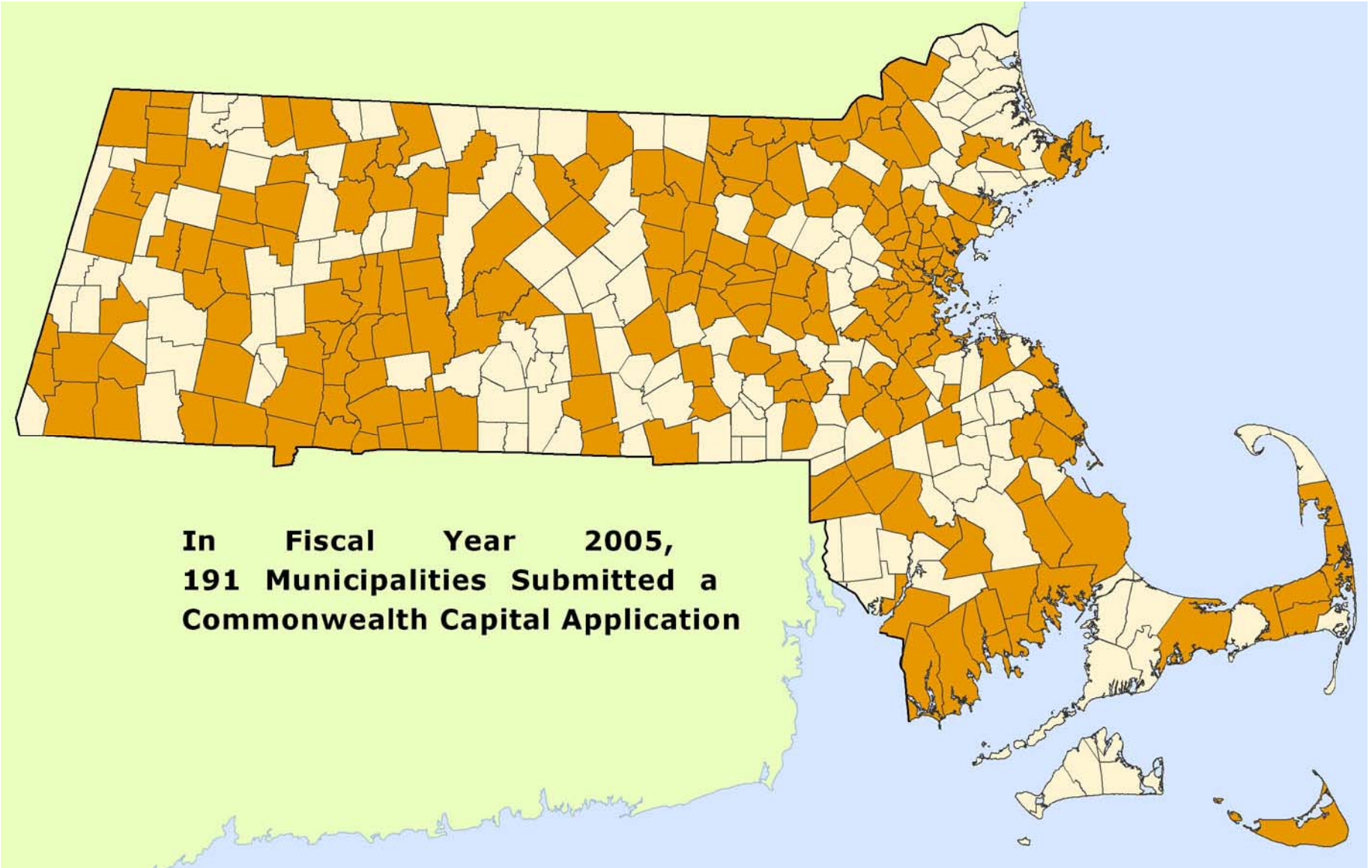
- Credit for municipal energy efficiency projects

COMMONWEALTH CAPITAL APPLICATION

Municipality: _____ Email: _____ Date: _____
 Name: _____ Title: _____ Phone: _____

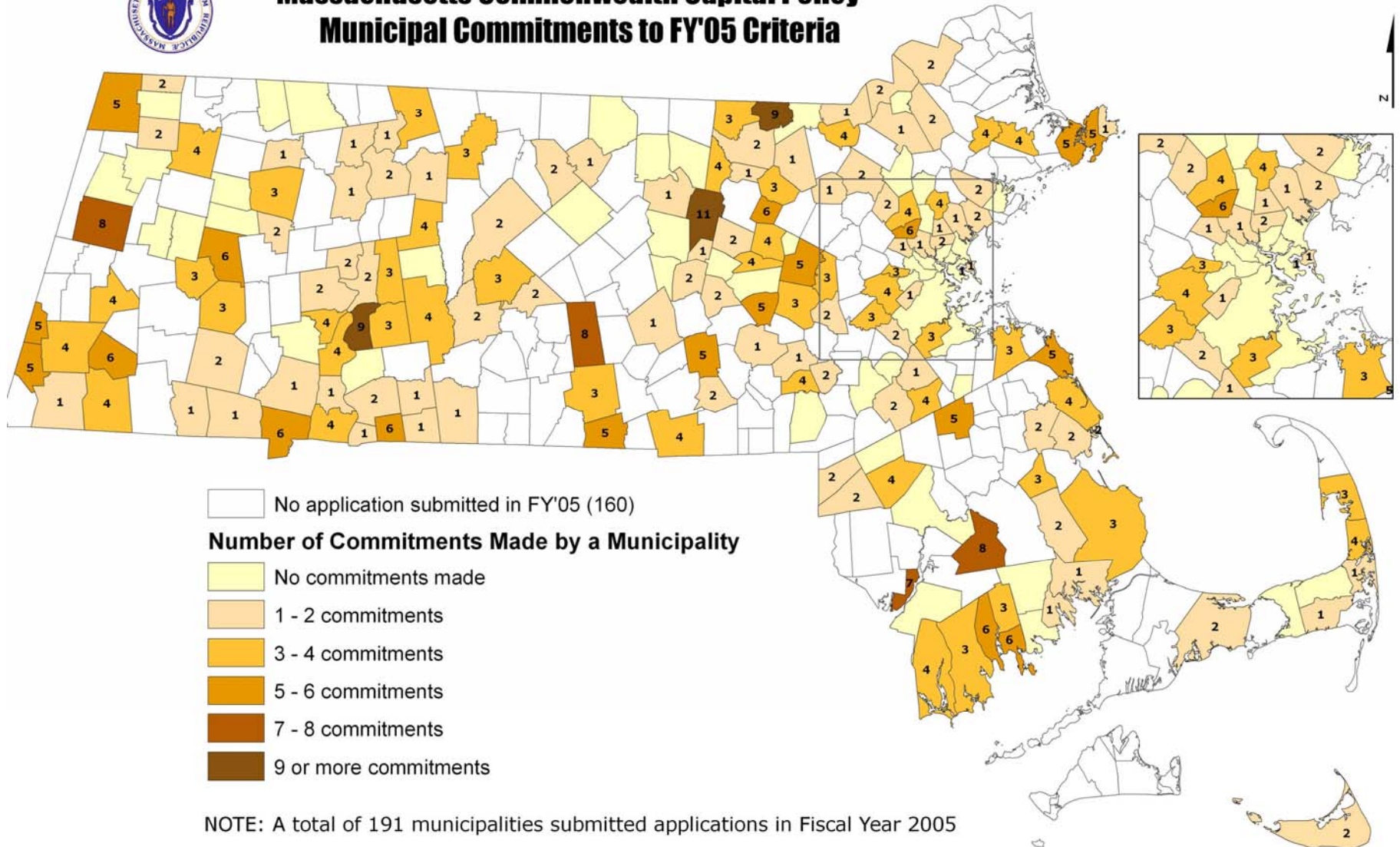
Please attach to this application a letter signed by the municipality's chief elected official designating a point of contact and outlining how the community has met, or made a binding commitment to, the following criteria. For zoning measures, please cite the zoning bylaw or ordinance and submit a zoning map. For non-zoning criteria or recently passed zoning, provide a copy of pertinent plans, bylaws, appropriations, maps, or other documentation. Electronic submissions are preferred. See Application guidance for additional details and a sample letter.

	Existing	Commit
1. PROMOTE COMPACT DEVELOPMENT (42)		
a. Mixed-use zoning district with capacity for additional growth	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
b. Zoning for accessory units	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
c. Zoning allowing, as of right, multi-family dwellings (not age restricted)	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
If capacity exists within such districts for the equivalent of >70% of existing units in the community	<input type="checkbox"/> (3)	<input type="checkbox"/> (1)
d. Zoning for clustered development	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
If zoning is mandated, as of right, or has been utilized in the past 12 months	<input type="checkbox"/> (3)	<input type="checkbox"/> (1)
e. Zoning for transfer of development rights	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
f. Zoning directing new development to existing water and sewer network	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
2. EXPAND HOUSING OPPORTUNITIES (33)		
a. Executive Order 418 Housing Certification, including, where applicable, regional certification	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
b. DHCD-approved Affordable Housing Plan	<input type="checkbox"/> (7)	<input type="checkbox"/> (3)
c. Attainment of the affordable housing goals	<input type="checkbox"/> (6)	<input type="checkbox"/> (3)
d. Zoning requiring the inclusion of affordable units	<input type="checkbox"/> (6)	<input type="checkbox"/> (2)
e. Local funding or use of appropriate municipally-owned land	<input type="checkbox"/> (6)	<input type="checkbox"/> (3)
3. REUTILIZE BROWNFIELDS AND ABANDONED BUILDINGS (12)		
a. Plan for redevelopment, (a) inventory, (b) remediation-wise strategy, (c) site planning, (d) other	<input type="checkbox"/> (6)	<input type="checkbox"/> (3)
b. Incentives for brownfields assessments and reuse, (a) financing, (b) tax incentives, (c) permit streamlining, (d) other	<input type="checkbox"/> (6)	<input type="checkbox"/> (3)
4. PLAN FOR LIVABLE COMMUNITIES (10)		
a. Current Master Plan or Executive Order 418 Community Development Plan	<input type="checkbox"/> (2)	<input type="checkbox"/> (1)
If zoning is consistent with the plan	<input type="checkbox"/> (2)	<input type="checkbox"/> (2)
If the plan and zoning are consistent with relevant Regional Policy Plan (when available)	<input type="checkbox"/> (2)	<input type="checkbox"/> (1)
b. Current DCS-approved Open Space and Recreation Plan	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
5. PROMOTE LIVABLE COMMUNITIES (12)		
a. Adoption of Community Preservation Act or Land Bank, or recent passage of municipal bond authorization or significant funding for open space protection	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
b. Protection of 15-25% of land area by a permanent Chapter 184-type restriction or fee-simple Article 97 type acquisition	<input type="checkbox"/> (2)	
If 25% or more of land area	<input type="checkbox"/> (3)	
If a restriction or fee acquisition occurred in the past 12 months	<input type="checkbox"/> (3)	
If a restriction or acquisition was undertaken jointly with a land trust in past 12 months	<input type="checkbox"/> (2)	
6. ADVANCE SOUND WATER POLICY (12)		
a. Water Conservation Plan consistent with the Water Conservation Standards	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
b. Implementation of (a) stormwater BMPs, (b) LID techniques, (c) other water resource measures	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
c. Integrated Water Resources Management Plan	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
7. PRESERVE WORKING NATURAL LANDSCAPES (12)		
a. Right-to-farm bylaw	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
b. Zoning for agricultural and forestry uses (>10 acres per dwelling unit)	<input type="checkbox"/> (4)	<input type="checkbox"/> (2)
c. Existing agricultural commission or use of Ch. 61-61A-61B right of first refusal in last 2 years	<input type="checkbox"/> (4)	
8. PROMOTE SUSTAINABLE DEVELOPMENT VIA OTHER ACTIONS (7)		
a. Existing or commitment to local measures or actions not listed	<input type="checkbox"/> (7)	<input type="checkbox"/> (5)
TOTAL BOTH EXISTING & COMMIT POINTS (MAX. 140)		<input style="width: 50px; height: 20px;" type="text"/>





Massachusetts Commonwealth Capital Policy -- Municipal Commitments to FY'05 Criteria



For More Information

www.mass.gov/ocd