

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

Of the

COMMITTEE ON HOUSING AND BUILDINGS

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March 7, 2016
Start: 11:25 a.m.
Recess: 12:00 p.m.

HELD AT: 250 Broadway - Committee Rm,
16th Fl.

B E F O R E:
JUMAANE D. WILLIAMS
Chairperson

COUNCIL MEMBERS:
Rosie Mendez
Ydanis A. Rodriguez
Robert E. Cornegy, Jr.
Rafael L. Espinal, Jr.
Mark Levine
Antonio Reynoso
Helen K. Rosenthal
Ritchie J. Torres
Barry S. Grodenchik
Eric A. Ulrich

A P P E A R A N C E S (CONTINUED)

[gavel]

CHAIRPERSON WILLIAMS: Good morning

everyone; thank you all for coming. I'm Council

Member Jumaane Williams, Chair of the Council

Committee on Housing and Buildings and I'm grateful,

grateful to be here with my colleagues, Council

Member Reynoso, Council Member Levine, Rosenthal,

Torres, and Ydanis Rodriguez. We're here today to

conduct a vote on two bills related to building

energy usage. The amount of new construction in New

York City continues to increase and we have an

obligation to ensure that new buildings constructed

by the City have a minimum impact on the environment.

We're gonna try to move through this

quickly; I know there's a rezoning hearing and I know

some of my colleagues have to go to press

conferences, so we're gonna try to get through this

quick.

Int. 0701-A, sponsored by The Speaker of

the City Council, Melissa Mark-Viverito, will require

City-owned buildings to be designed and constructed

as low energy intensity buildings; agencies

responsible for project design would also be required

to consider the feasibility of designing and

1
2 constructing certain capital projects as on-site
3 energy-generating buildings. Additionally, the Mayor
4 will be required to create a plan for ensuring that
5 by 2030 all capital projects that will be subject to
6 the requirements of this bill will be designed and
7 constructed to have the same energy use intensity as
8 buildings designed and constructed to passive
9 building standards.

10 Int. 0721-A, sponsored by myself, updates
11 and strengthens the green building standards for
12 certain City capital projects. The bill will
13 increase the Leadership in Energy and Environmental
14 Design (LEED) green building rating which certain
15 capital projects are required to achieve. Under
16 current law, most City capital projects are required
17 to achieve a LEED Version 3 rating level of certified
18 or silver, depending on building type. Int. 0721-A
19 would require that such City capital projects achieve
20 the more stringent LEED, Version 4 rating level of
21 gold.

22 Additionally, the bill also renews and
23 strengthens reporting requirements and expands the
24 LEED certification requirements. The bill will
25 affect City-subsidized or funded capital projects

2 which involve the construction of a new building, an
3 addition to an existing building or the substantial
4 reconstruction of an existing building with an
5 estimated cost of \$2 million or more.

6 Residential buildings will be required to
7 be designed and constructed to comply with an
8 appropriate green building standard adopted by the
9 Department of Housing Preservation and Development.
10 The bill affords the Mayor the ability to establish
11 alternative green building standards when it is in
12 the public interest so long as the certifications at
13 least add or are more restrictive than a LEED-
14 certified. And provided that where such alternative
15 standards are less stringent than the normal
16 applicable standards, the Mayor or such agency
17 reports the reason such alternative standards are
18 necessary. The bill also allows an alternative
19 compliance path for buildings use for manufacturing,
20 outdoor assembly spaces and Group U occupancies, such
21 as carports, have also been exempted.

22 I would like thank my staff for the work
23 they did to assemble this hearing, including Nick
24 Smith, my Deputy Chief of Staff and Legislative
25 Director Jen Wilcox and Megan Chin, Counsel to the

2 Committee, Guillermo Patino and Jose Conde, Policy
3 Analysts to the Committee and Sarah Gastelum, the
4 Committee's Finance Analyst.

5 And with that I'd like to call for a
6 vote. I encourage all my colleagues to vote aye.

7 COMMITTEE CLERK: William Martin,
8 Committee Clerk, roll call vote Committee on Housing
9 and Buildings, Int. 0701-A and 0721-A, Chair
10 Williams.

11 CHAIRPERSON WILLIAMS: Vote aye.

12 COMMITTEE CLERK: Rodriguez.

13 COUNCIL MEMBER RODRIGUEZ: Aye.

14 COMMITTEE CLERK: Levine.

15 COUNCIL MEMBER LEVINE: Aye.

16 COMMITTEE CLERK: Reynoso.

17 COUNCIL MEMBER REYNOSO: Aye.

18 COMMITTEE CLERK: Rosenthal.

19 COUNCIL MEMBER ROSENTHAL: Aye.

20 COMMITTEE CLERK: Torres.

21 COUNCIL MEMBER TORRES: Aye.

22 COMMITTEE CLERK: By a vote of 6 in the
23 affirmative, 0 in the negative and no abstentions;
24 items have been adopted.

1 COMMITTEE ON HOUSING AND BUILDINGS 7

2 CHAIRPERSON WILLIAMS: I'd also like to
3 thank **[inaudible]** -- did I say that right? Thank
4 you; sorry, for his work and we'll leave the roll
5 open for 15 minutes. And that's all folks, thanks.

6 [gavel]

7 COMMITTEE CLERK: Continuation roll call,
8 Committee on Housing and Buildings, Council Member
9 Mendez.

10 [pause]

11 COUNCIL MEMBER MENDEZ: Aye on all.

12 COMMITTEE CLERK: Vote is now 7 in the
13 affirmative.

14 [pause]

15 COMMITTEE CLERK: Continuation of roll
16 call, the Committee on Housing and Buildings, Council
17 Member Cornegy.

18 COUNCIL MEMBER CORNEGY: Permission to
19 explain my vote -- just kidding. [laughter] I vote
20 aye.

21 COMMITTEE CLERK: Vote now currently
22 stands at 8 in the affirmative.

23 [pause]

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COMMITTEE ON HOUSING AND BUILDINGS 8

COMMITTEE CLERK: Final vote Committee on
Housing and Buildings now stands at 8 in the
affirmative, 0 in the negative and no abstentions.

C E R T I F I C A T E

World Wide Dictation certifies that the foregoing transcript is a true and accurate record of the proceedings. We further certify that there is no relation to any of the parties to this action by blood or marriage, and that there is interest in the outcome of this matter.



Date March 25, 2016