

PLANNING COMMISSION MINUTES OF JUNE 13, 2011**2010 Urban Water Management Plan (UWMP) Update and Adoption of Resolution**
– JC

Jim Craig, Field Services Superintendent for the Department of Public Works, presented the staff report. □

Comm. Chang said this is a good report and analysis of the City's water sources. He said the recycled water program has been successful and asked Mr. Craig about the status of the development of more pipelines for new users of recycled water. Mr. Craig discussed recycled water, both the production and provision to customers, and said the Water Pollution Control Plant (WPCP) recently completed a large study on replacing old parts, and looking at alternative methods to produce recycled water. He said another upcoming study is the Recycled Water Master Plan, which will look at all the pieces related to recycled water. □

Vice Chair Hendricks discussed with Mr. Craig how this plan is useful to the Planning Commission's decision making. Mr. Craig said key issues include water sources related to zoning and development, drought, climate change, and if the zoning is changed then the water supply needs to be considered. Vice Chair Hendricks discussed with Mr. Craig the 20% water use reduction that the City has already achieved and how additional growth might affect this reduction. Mr. Craig discussed the reduction and that it is based on a per capita water use and not total water use, and that new development is subject to the new plumbing code and the use of water efficient fixtures. Mr. Craig said remodeling and new construction help improve per capita water use. Vice Chair Hendricks discussed with Mr. Craig increasing recycled water, desalination, new developments and increase in density in development, and getting the message to the public about water use reduction. Mr. Craig discussed some of the water-related agencies that the City works with, various outreach efforts, rebates, surveys, landscaping classes, agreements Sunnyvale has with various groups and companies, and legislation. Vice Chair Hendricks asked about specific tie-in to Planning with **Trudi Ryan**, Planning Officer, saying that the General Plan is considered by all Departments in the City and water is part of the Plan. Vice Chair Hendricks said that possibly the standard template in the conditions of approval could include water consideration, and that possibly there might be a way to track cumulative development in regards to water. **Kathy Berry**, Senior Assistant City Attorney, added that there is a lot of discussion in other counties, where the water sources are less available, and when a certain number of units are completed then no further development can occur until other water sources are made available. Mr. Craig said that Sunnyvale water purchases are near the minimum required level with both wholesale providers, and drilling more wells to obtain more ground water is always an option. □

Comm. Hungerford commented about a law that requires the developer of a large project to provide a water supply assessment by the City indicating that sufficient water supply exists for the project. Ms. Ryan said that when the General Plan studies are completed for certain areas, that the water needs are evaluated. Comm. Hungerford discussed with staff demand, existing zoning and demand for the future considering a build-out plan. Mr. Craig said Sunnyvale has four sources for water that some other cities only have one source. Comm. Hungerford confirmed with staff that Sunnyvale needs to be careful, but is relatively well-off compared to some other cities in regards to water.

Comm. Sulser discussed water supply with Mr. Craig. Mr. Craig said Sunnyvale is working on water conservation at the same time as water sales. Comm. Sulser asked how long-term the water agreements are that Sunnyvale has entered into. Mr. Craig discussed details of Sunnyvale's water contracts and agreements. Comm. Sulser asked if more wells were developed when would subsidence, like has occurred in the Alviso area, become an issue. Mr. Craig said the elevation of the ground water level is monitored by Santa Clara Valley Water District, and water is fed into the ground water aquifer to maintain groundwater levels.

Comm. Larsson said he found the report fascinating. He asked about specific items that the Planning Commission should keep their eye on. Mr. Craig said in the long run water conservation is extremely important and the infrastructure is getting old. Mr. Craig discussed protections such as plastic pipes, corrosiveness of soils, and density with increased development. Comm. Larsson discussed with Mr. Craig water pressure, tall buildings, elevated water tanks, reservoirs, and that Sunnyvale has three pressure zones that can be adjusted.

Comm. Dohadwala said she is glad that the conservation measures in place are having good results. She asked if the City knows what chemicals are affecting our water quality and whether we can address these contaminants. She said she would like contamination to be reduced at the root level. Mr. Craig discussed the recycled water plans discussing the "tertiary disinfected water" which is high quality. Mr. Craig said salinity can be an issue, and some communities are working on reducing salinity. Mr. Craig said the City encourages the public to think green, and there are strict requirements on businesses. He said it is difficult to control household products.

Vice Chair Hendricks commented that there are WPCP tours available to the public. He said what does not go into our recycled water distribution system goes into the bay. He said Sunnyvale's water quality is pretty high.

Chair Travis opened and closed the public hearing.

Comm. Chang moved to recommend to City Council to adopt the attached Resolution approving the 2010 Urban Water Management Plan as presented and direct staff to forward the UWMP to the California State Department of Water Resources. Vice Chair Hendricks seconded the motion.

Comm. Chang said this was a very informative report. He discussed the Sunnyvale water program and said the highlight is the recycled water program. He commented about the infrastructure projects, including the tank on Wolfe Avenue.

Vice Chair Hendricks said this is a great report, easy to understand, informative, and clear, and the importance of a good water program cannot be overstated.

Comm. Hungerford said this is a well written and very important report. He referred to a State code which states the development threshold requiring a formal assessment as 500 units. He said Sunnyvale does not typically have developments this size, however the cumulative impact of month-to-month decisions is important.

ACTION: Comm. Chang made a motion to recommend to City Council to adopt the attached Resolution approving the 2010 Urban Water Management Plan as presented and direct staff to forward the UWMP to the California State Department of Water Resources. Vice Chair Hendricks seconded. Motion carried 7-0.

APPEAL OPTIONS: This recommendation of the Planning Commission will be forwarded to the City Council for consideration at the June 28, 2011 Council meeting.