



Carbon Impact Statement

Item # 80

P&Z Dept.

Project: HOLDSWORTH CENTER PUD

Scoring Guide:

1-4: Business as usual

5-8: Some positive actions

9-12: Demonstrated leadership



Transportation

Response: Y=1, N=0

Documentation: Y/N

T1: Public Transit Connectivity

0

Y

T2: Bicycle Infrastructure

0

Y

T3: Walkability

1

Y

T4: Utilize TDM Strategies

1

Y

T5: Electric Vehicle Charging

1

Y

T6: Maximize Parking Reductions

1

Y

Water + Energy

WE1: Onsite Renewable Energy

0

Y

WE2: Reclaimed Water

1

Y

Land Use

LU1: Imagine Austin Activity Center
or Corridor

0

Y

LU2: Floor-to-Area Ratio

0

Y

Food

F1: Access to Food

1

Y

Materials

M1: Adaptive Reuse

1

Y

Total Score: 7

The Carbon Impact Statement calculation is a good indicator of how your individual buildings will perform in the Site Category of your Austin Energy Green Building rating.

Notes: Brief description of project, further explanation of score and what it means

ATTACHMENT B

Holdsworth Center – Carbon Impact Statement

T1. Is any functional entry of the project within 1/4 mile walking distance of existing or planned bus stop(s) serving at least two bus routes, or within 1/2 mile walking distance of existing or planned bus rapid transit stop(s), or rail station(s)?

The Holdsworth Center is located adjacent to RM 2222 which does not presently contain walking or biking opportunities.

T2. Is there safe connectivity from the project site to an “all ages and abilities bicycle facility” as listed in the Austin Bicycle Master Plan?

As noted above currently there is no existing connectivity from the site to RM 2222. The Holdsworth Center will dedicate an easement to the City adjacent to RM 2222 in the event the City constructs a multi-modal trail in the future.

T3. Is the property location “very walkable” with a minimum Walk Score of 70 (found at walkscore.com), or will the project include at least five new distinct basic services (such as a bank, restaurant, fitness center, retail store, daycare, or supermarket)?

According to walkscore.com, the site yields a walk score of 6. All invited attendees of the Holdsworth Center will remain on property throughout the duration of their stay (typically a long weekend or one week). All meals will be provided on-site. All meetings and educational opportunities will occur onsite. Recreational offerings include on-site hiking as well as Lake Austin experiences. Internal pedestrian paths will be shaded and lit utilizing dark sky techniques.

T4. Does the project utilize two or more of the following Transportation Demand Management strategies: unbundling parking costs from cost of housing/office space, providing shower facilities, providing secured and covered bicycle storage, and/or providing 2+ car sharing parking spaces for City-approved car share programs?

The Holdsworth Center worked with City of Austin transportation staff to draft a mutually agreed upon Transportation Demand Management strategy to limit the number of trips and required on-site parking. Shower facilities will be available to Holdsworth Center staff. Covered bike parking will be available in the same facility used to house the golf carts for on-site mobility. In order to be part of the program, Texas school districts will be required to comply with requirements of the PUD including but not limited to vanpooling to the site. The TDM requires monitoring of the site during the busiest usage days of the year to ensure the vanpooling and other measures ensure less than 400 daily trips.

T5. Will the project include at least one DC Fast Charging electric vehicle charging station?

The Holdsworth Center will provide at least one DC Fast Charging electric vehicle charging station available.

T6. Does the project utilize existing parking reductions in code to provide 20% less than the minimum number of parking spaces required under the current land development code (or 60% less than the code’s base ratios if there is no minimum parking capacity requirement)?

The Holdsworth Center is a unique land use that is not currently defined in the City’s land development code. Using analogous land uses from the Code may require up to 700 parking spaces; however, through contractually obligating invited attendees to van pool the required parking is less than 300.

Holdsworth Center – Carbon Impact Statement

WE1. Will the project include on-site renewable energy generation to offset at least 1% of building electricity consumption?

Currently there are no plans to provide at least 1% of building electricity consumption thru on-site renewables.

WE2. Will the project include one or more of the following reclaimed water systems: large scale cisterns, onsite grey or blackwater treatment, and reuse or utilization of Austin Water Utility's auxiliary water system to eliminate the use of potable water on landscape/irrigation?

The Holdsworth Center will direct stormwater runoff from impervious surfaces to a landscape area at least equal to the total required landscape area. Rainwater harvesting will be implemented to reduce the amount of potable water required for landscaping purposes. A cistern will be used on site. It is not known whether it will be located above or below ground.

LU1. Is the proposed project site located within one of the centers or corridors as defined in the Imagine Austin Comprehensive Plan Growth Concept Map?

The Holdsworth Center is not located within one of the centers or corridors in the Imagine Austin Comprehensive Plan Growth Concept Map.

LU2. If located in an Imagine Austin activity center or corridor, will the proposed project use at least 90% of its entitled amount of floor-to-area ratio?

Not applicable.

F1. Will the project include a full service grocery store onsite, or is one located within 1 mile of the project, or will the project integrate opportunities for agriculture to the scale as defined by Austin Energy Green Building?

A full grocery store is not a permitted use on this site and there is not one located within 1 mile of the site. All meals will be prepared on-site for invited attendees and food materials will be primarily delivered in bulk. At most, there will only be one permanent residence on site.

M1. Will the project reuse or deconstruct existing buildings on the project site?

Existing structures will be protected, renovated, and enhanced for future use to maintain their existing character. Structures that have been damaged will be demolished and materials will be recycled and reused onsite. Where applicable, new additions to existing structures will be in similar design aesthetic character to adjacent structures.