



# REPORT TO COUNCIL

## City of Sacramento

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[www.CityofSacramento.org](http://www.CityofSacramento.org)

Staff Report  
**August 5, 2010**

**Honorable Mayor and  
Members of the City Council**

**Title: Resolution: Property Assessed Clean Energy (PACE) Programs**

**Location/Council District: Citywide**

**Recommendation: Discussion and possible action**

**Contact: Mark Prestwich, Special Projects Manager, (916) 808-5380**

**Presenter: Mark Prestwich, Special Projects Manager, (916) 808-5380**

**Department: Office of the City Manager**

**Division: n/a**

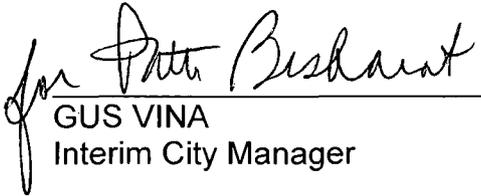
**Organization No: 09200**

### **Description/Analysis**

**Issue:** At the July 20, 2010 Council meeting, Council Member McCarty requested that a resolution be brought forward at the August 5, 2010 Council meeting regarding property assessed clean energy (PACE) financing programs. PACE programs help property owners finance energy efficiency and renewable energy improvements to their homes and businesses. The Federal Housing Finance Agency (FHFA) recently issued a statement that has effectively frozen residential PACE programs across the country. This report transmits a resolution supporting legislation to restore PACE programs for discussion and possible action by the City Council.

Respectfully Submitted by: MINTI  
Mark Prestwich, Special Projects Manager

Recommendation Approved:

  
GUS VINA  
Interim City Manager

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**RESOLUTION NO.**

Adopted by the Sacramento City Council

**SUPPORTING CONGRESSIONAL ACTION REGARDING  
PROPERTY ASSESSED CLEAN ENERGY (PACE) PROGRAMS**

**Background**

- A. Utility bills represent a major operating cost for home and business owners.
- B. Persistent unemployment, particularly in the construction industry, continues to burden our families and communities.
- C. Energy security and reliance on fossil fuels continue to threaten public health and the environment.
- D. Residential and commercial buildings consume nearly 40 percent of all electricity and are responsible for 40 percent of U.S. annual carbon dioxide emissions.
- E. Investing in cost-effective energy efficiency and renewable energy improvements to homes and businesses can save energy, cut utility bills, create thousands of local jobs, reduce reliance on fossil fuels, and dramatically reduce greenhouse gas emissions.
- F. The upfront cost and potentially long payback periods prevent property owners from making otherwise cost-effective clean energy improvements.
- G. Property assessed clean energy (PACE) financing programs are an innovative local government solution to help property owners finance energy efficiency and renewable energy improvements – such as energy efficient boilers, upgraded insulation, new windows, solar installations, etc. – to their homes and businesses.
- H. Twenty-two states have passed laws enabling local governments to develop PACE programs.
- I. The White House and the U.S. Department of Energy strongly support PACE, have dedicated \$150 million to develop local PACE programs and issued guidelines to ensure that PACE programs meet safety and soundness requirements and adequately protect both bond buyers and property owners.
- J. Despite PACE's great promise, the Federal Housing Finance Agency (FHFA) and the Office of the Comptroller of the Currency (OCC) on July 6, 2010, issued statements that immediately forced existing PACE programs to halt operations and froze the development of dozens of PACE programs nationwide including one locally.

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND THE CITY COUNCIL  
RESOLVES AS FOLLOWS:**

Section 1. That the City of Sacramento supports congressional action to ensure the use of property assessed clean energy (PACE) programs to finance the installation of renewable energy and energy efficiency improvements and restore the promise of PACE.