



3/16/2021
City Council Meeting

**Handouts received after
agenda posted**

Refuse Regulations Review

AB 341, AB 1826, SB 1383

Amanda Champion-Management Analyst

Mandatory Commercial Recycling (AB 341- MCR)

Declared it a policy goal of the State that 75% of solid waste generated be source reduced, recycled, or composted by 2020.



Mandatory Commercial Organics Recycling (AB 1826- MORE)

ORGANIC WASTE



Commercial Entity

- ▶ A firm, partnership, proprietorship, joint-stock company, corporation, or association that is organized as a for-profit or non-profit entity
- ▶ Strip mall (complex containing two or more commercial entities)
- ▶ Industrial Facility
- ▶ School, school district, and State or local college
- ▶ Special district or Federal, State, local, or regional agency or facility
- ▶ Multi-family residential dwelling of five (5) or more units (regardless of the amount of solid waste they generated)

▶ Who is exempt?

- ▶ Single-family dwellings
- ▶ Multi-family dwelling of four (4) or fewer units
- ▶ Commercial entities that generate less than four cubic yards of solid waste per week



AB 341 and AB 1826 required that all commercial entities that generate 4 cubic yards or more of solid waste **per week** to arrange for recycling services and organic waste services respectively.

4 CUBIC YARDS



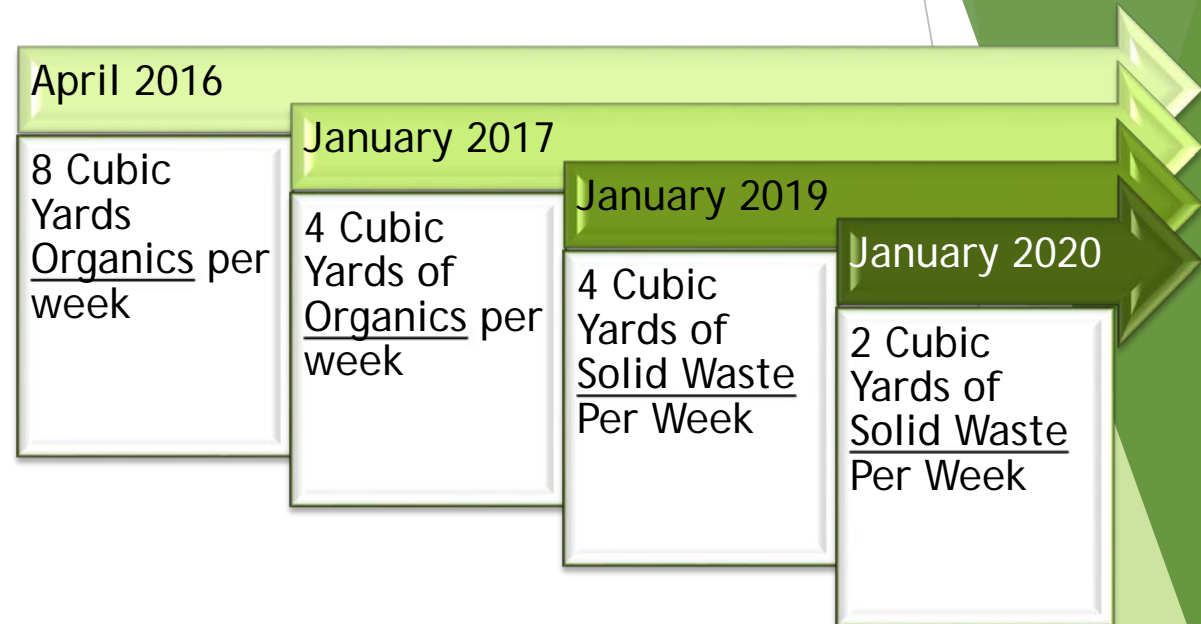
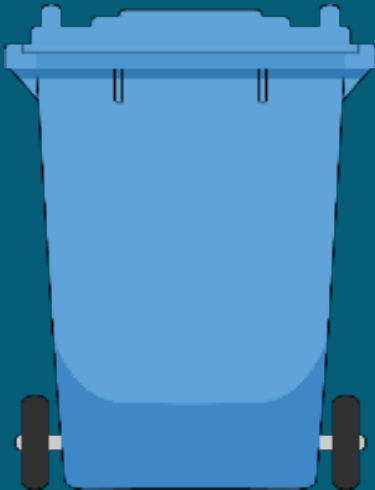
2 Cubic Yard Dumpster
Emptied twice a week



8.97 -90 Gallon

MCR and MORe Implementation

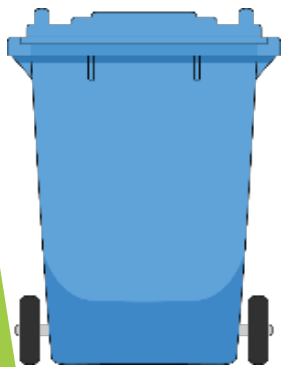
Implementation for MCR happened all at once and regulations took effect July 2012.



AB 1826 had a conditional clause that stated if the State did not reach a 50% ORGANIC reduction by 2020 then the regulations would apply to any commercial business who generates 2 Cubic Yards of Solid Waste per week.

Compliance with MCR and MORE

- ▶ Source separate recyclable material from solid waste and subscribe to a basic level of recycling
 - ▶ Collection service
 - ▶ Self Hauling
 - ▶ “Other Arrangements”



Implement Commercial MCR and MORe Programs



Educate



Monitor and
Report on
Compliance



Reach out
to those in
Violation

City of Lemoore

Commercial Recycle Program Rates

City of Lemoore Present and Proposed Refuse Rates								
	Service Type	Present	7/1/2020		04/01/21	04/01/22	04/01/23	04/01/24
			Varied Changes		3.00%	3.00%	3.00%	3.00%
Commercial Recycling (per month)								
90 gal 1 /wk		New Fee	\$18.00	n/a	\$18.54	\$19.10	\$19.67	\$20.26
1 yd 1 /wk		New Fee	\$51.00	n/a	\$52.53	\$54.11	\$55.73	\$57.40
1 yd 2 /wk		New Fee	\$92.00	n/a	\$94.76	\$97.60	\$100.53	\$103.55
2 yd 1 /wk		New Fee	\$64.50	n/a	\$66.44	\$68.43	\$70.48	\$72.60
2 yd 2 /wk		New Fee	\$122.50	n/a	\$126.18	\$129.96	\$133.86	\$137.87
3 yd 1 /wk		New Fee	\$78.00	n/a	\$80.34	\$82.75	\$85.23	\$87.79
3 yd 2 /wk		New Fee	\$148.50	n/a	\$152.96	\$157.54	\$162.27	\$167.14
4 yd 1 /wk		New Fee	\$91.50	n/a	\$94.25	\$97.07	\$99.98	\$102.98
4 yd 2 /wk		New Fee	\$174.00	n/a	\$179.22	\$184.60	\$190.13	\$195.84
6 yd 1 /wk *		New Fee	\$118.50	n/a	\$122.06	\$125.72	\$129.49	\$133.37
6 yd 2 /wk *		New Fee	\$225.00	n/a	\$231.75	\$238.70	\$245.86	\$253.24

City of Lemoore

Organic Program Rates

City of Lemoore Present and Proposed Refuse Rates								
	Service Type	Present	7/1/2020		04/01/21	04/01/22	04/01/23	04/01/24
			Varied Changes		3.00%	3.00%	3.00%	3.00%
Commercial Organics (per month)								
90 gal 1 /wk		New Fee	\$18.00	n/a	\$18.54	\$19.10	\$19.67	\$20.26
90 gal 1 /wk extra can		New Fee	\$8.00	n/a	\$8.24	\$8.49	\$8.74	\$9.00
90 gal 2 /wk		New Fee	\$34.20	n/a	\$35.23	\$36.28	\$37.37	\$38.49
90 gal 2 /wk extra can		New Fee	\$15.20	n/a	\$15.66	\$16.13	\$16.61	\$17.11
90 gal 3 /wk		New Fee	\$51.30	n/a	\$52.84	\$54.42	\$56.06	\$57.74
90 gal 3 /wk extra can		New Fee	\$22.80	n/a	\$23.48	\$24.19	\$24.91	\$25.66
90 gal 4 /wk		New Fee	\$68.40	n/a	\$70.45	\$72.57	\$74.74	\$76.98
90 gal 4 /wk extra can		New Fee	\$30.40	n/a	\$31.31	\$32.25	\$33.22	\$34.22

The background features abstract, overlapping green geometric shapes, primarily triangles and polygons, in various shades of green, creating a modern, layered effect on the right side of the slide.

Questions on MCR or MORe?

SB 1383

Reducing Short-Lived Climate Pollutants in California

An Overview of SB 1383's
Organic Waste Reduction
Requirements



SB 1383- Organic Waste Reduction

- ▶ Adopted in 2016
- ▶ Set waste reduction goals specific to organic waste
 - ▶ 50% reduction in landfilled organic waste by 2020
 - ▶ 75% reduction in landfilled organic waste by 2025
 - ▶ Also in 2025 they want a 20% increase in recovery of currently disposed edible food



Baseline 2014

23 million tons of organic waste were disposed

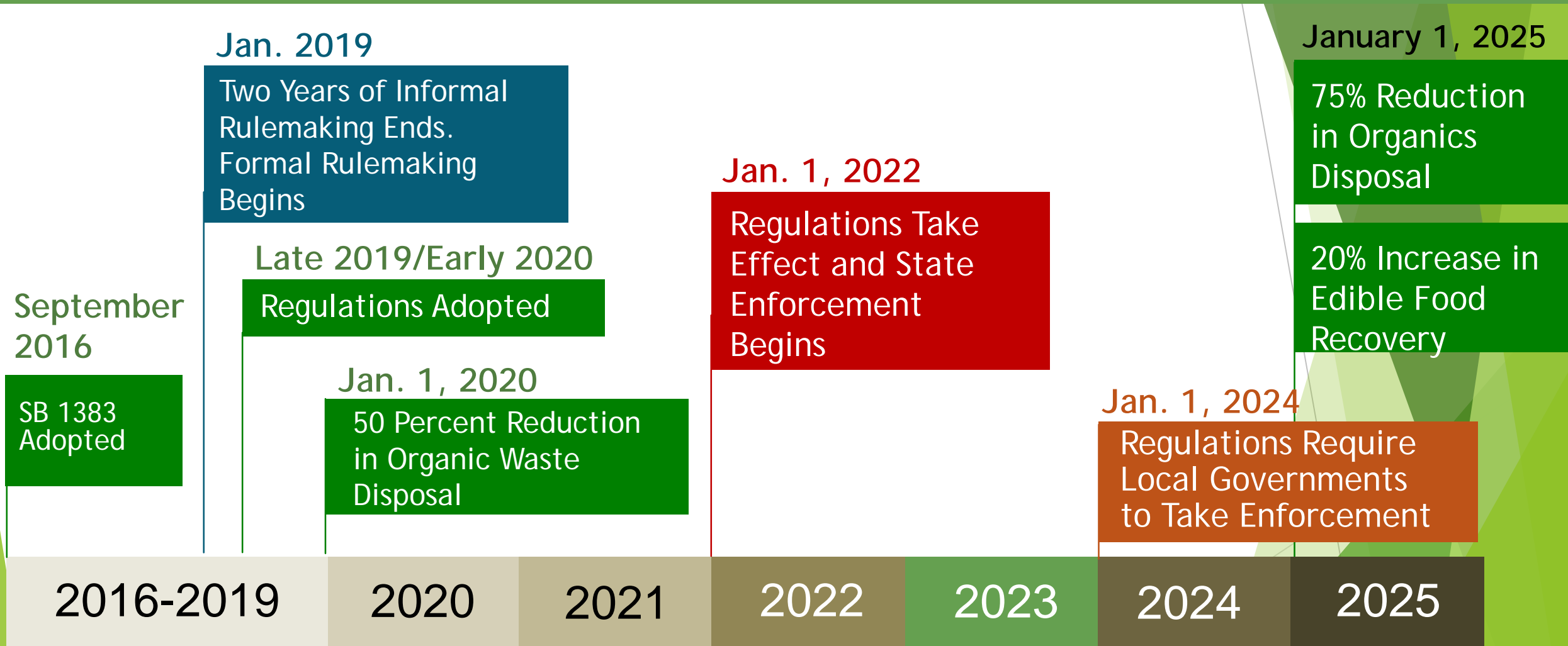
2020 Goals

Reduce organic waste disposal by 11.5 million tons

2025 Goals

Reduce organic waste disposal by 17.25 million tons

SB 1383 Key Implementation Dates



SB 1383 Key Jurisdiction Dates

2022



Provide Organics Collection Service to All Residents and Businesses



Establish Edible Food Recovery Program



Conduct Education and Outreach



Procurement



Capacity Planning

2024



Starting January 1, 2024
Jurisdictions must take
action against non
compliant entities

SB 1383 IN ACTION

JURISDICTION REQUIREMENTS



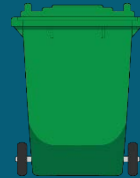
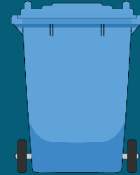
Provide organics collection service to all residents and businesses

Organic Waste Collection Services



Three-Container “source separated” Collection Service

- Organics prohibited from black and blue container
- All organic waste segregated for collection and recycling
- Paper and cardboard recycling
- Yard clippings and food scraps
- All other landfilled bound items



SB 1383 IN ACTION

EDIBLE FOOD RECOVERY PROGRAM



Establish Edible Food
Recovery Program

JURISDICTION REQUIREMENTS

Identify Existing
Food Recovery
Capacity

Monitor Commercial
Edible Food
Generators for
Compliance



Expand Existing
Food Recovery
Capacity
(if needed)

Ensure Commercial
Edible Food
Generators Have
Access to Food
Recovery Services

SB 1383 IN ACTION

EDUCATION REQUIREMENTS



Conduct Education and
Outreach to Community

JURISDICTION REQUIREMENTS

Annually educate all organic waste generators, commercial edible food generators, and self-haulers about relevant requirements

Jurisdictions must provide print or electronic communication.



Jurisdictions May Supplement with Direct Communication.



Appropriate educational material must be provided to linguistically isolated households

SB 1383 IN ACTION

PROCUREMENT REQUIREMENTS



Procure Recycled and Recovered Organic Products

JURISDICTION REQUIREMENTS

PROCURE RECOVERED ORGANIC WASTE PRODUCT

- Renewable Gas, Electricity, and Heat
- Compost
- Mulch
- Minimum Procurement based on population

PAPER PROCUREMENT REQUIREMENTS

- Recycled Content
- Recyclability



SB 1383 IN ACTION

INFRASTRUCTURE REQUIREMENTS



Counties and Cities must work together to evaluate current capacity and plan for future organic waste recycling facilities and edible food recovery facilities.

SB 1383 requires 50 to 100 new or expanded organic waste recycling facilities statewide.



SB 1383 IN ACTION

INSPECTION AND ENFORCEMENT REQUIREMENTS



Monitor Compliance and Conduct Enforcement

JURISDICTION REQUIREMENTS

Ordinance

2022



Adopt an Ordinance
(Enforceable
Mechanism)
Including
Enforcement

Compliance Monitoring & Education

2022-2023



Annual
Compliance
Reviews, Route
Reviews,
Inspections

Educate Violators

Compliance Monitoring & Enforcement

2024



Annual Compliance
Reviews
Route Reviews,
Inspections,
Notice of Violations,
Penalties for
Violators

JURISDICTION ENFORCEMENT REQUIREMENTS

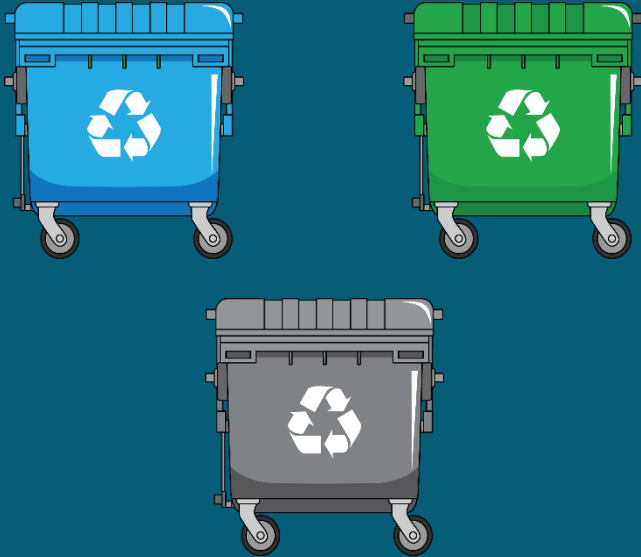


Must Have Enforcement and Inspection Program that Includes:

- **Annual Compliance Review**
 - Commercial Businesses that Generate ≥ 2 Cubic Yards/week
 - Verify Businesses are:
 - Subscribed to Service or Self-hauling
- **2 or 3 Container Collection Service: Route Reviews of Commercial/Residential Areas to Verify Service and Inspect for Contamination**

Requirements Harmonize with AB 1826 and Don't Establish a Minimum Quantity of Physical Inspections

JURISDICTION ENFORCEMENT REQUIREMENTS ON COMMERCIAL FOOD GENERATORS



Must Have Enforcement and Inspection Program that Includes:

- Inspections to verify:
 - Edible food Recovery arrangements
- Tier 1 Commercial Edible Food Generators by 2022
- Tier 2 Commercial Edible Food Generators by 2024

Commercial Edible Food Generator Inspections Can Be Combined with Existing Mandatory Inspections

JURISDICTION'S PROCESS FOR NOTICING VIOLATIONS



Starting January 1, 2024:

- **Jurisdiction shall issue a Notice of Violation (NOV) requiring compliance within 60 days of issuance**
- **A Notice of Violation shall include**
 - **Name or account name**
 - **Factual description of violation**
 - **Compliance Date**
 - **Penalty for not complying by the date provided**
- **Penalty Amounts**
 - **1st Violation – \$50 to \$100 per violation**
 - **2nd Violation- \$100 to \$200 per violation**
 - **3+ Violations - \$250 to \$500 per violation**

SB 1383 IN ACTION JURISDICTION REQUIREMENTS



Maintain Records for all
categories

Recordkeeping Requirements:



Organic
Collection
Services



Hauler Program Contamination
Minimization



Waivers



Education &
Outreach



Edible Food
Recovery
Program



Recycled
Organic Waste
Procurement



Recycled Paper
Procurement



Commercial
Edible Food
Generators



Jurisdiction
Inspection &
Enforcement

SB 1383

JURISDICTION REPORTING REQUIREMENTS



Report Progress Annually to
CalRecycle

JURISDICTION REQUIREMENTS

Initial Compliance – Due April 1, 2022

- Copies of Ordinances or enforceable mechanisms
- Regular Reporting Items identified below

Annual Reporting – Due October 1, 2022 and then August 1 Annually thereafter

- Reporting on all recording keeping items previously discussed

Planning Reports for New or Expanded Organic Recycling Facilities and Edible Food Recovery Facilities – Due August 1, 2022 (period covering January 1, 2022 though December 31, 2024).

- After the initial reporting period, reports will be due every 5 years starting in August 2024 covering the following 5 calendar years.



STATE ENFORCEMENT



CALRECYCLE OVERSIGHT (BEGINS IN 2022)



Authorize Waivers

- Low Population
- Rural Areas

Emergency Circumstances

Oversee and Monitor

- State Agencies and Facilities
- Local Education Agencies



Oversee and Monitor for Compliance

Jurisdiction Review

- Conduct joint inspections with jurisdictions
- Review Implementation Record



If Violations

- Issue Notices of Violation
- May Authorize Corrective Action Plan
- Allows up to 24 months to address barriers outside of a jurisdiction's control

Questions on SB 1383?

Subject:

Fairway Courtyard

Hello,

My names is Cedric Fuentes and currently me and my wife are awaiting GJ Gardner to start their project for the Fairway Courtyard so that we may try and get a brand new home for our growing family. We hope you guys will approve them this upcoming month so that we may begin our home buying process. Thank you very much.

Subject:

GJ Gardner Homes Support

Hi,

My name is Marco Gonzalez and I would like to voice my support for the approval of the GJ Gardner Homes in Lemoore. I would like to see more affordable homes being built here in Lemoore and would like to ask that our city council approve this project to move forward.

Thank you,

Marco Gonzalez

Hi City Council,

My name is Eriq Juarez, I'm currently emailing you on the new subdivision from G.J. Gardener homes, that has yet been approved. Due to the current housing market in lemoore it is has been a really hard time over the last year for my family and I to obtain a house that we could call home. I believe by approving the subdivisions G.J. Gardener homes would be able to create affordable homes for family's just like mine.

Thank you for your time and reading this email. I hope the city and G.J. Gardener can come to an agreement.

Subject:

Fairway Courtyard

Hi, I am currently a resident of Lemoore and have been for the last 13 years. Due to the current housing market it is very difficult for new home buyers to get into a a home. My son has put in multiple bids in the last few months and no luck. My son has offered 15k over asking and still no luck, I think the fairway courtyard project should be approved to help out with the current need for affordable housing in the City of Lemoore.

Get [Outlook for iOS](#)

Subject:

New subdivision approval Fairway ct. yard G.J Gardner

To whom it may concern,

I would love to purchase a home for my mom in the Fairway Ct. Yard. Please approve this project as soon as possible. We need new homes . We have many buyers and no inventory!

Sincerely,

Suzanne Miranda

Subject:

G&J Gardner Builders (Fairway Courtyards Lemoore)

Good day City of Lemoore!

As a resident of Lemoore for 11 years now and have been renting a house since 2015, G&J Gardner Builder is my company of choice to help me achieve my goal to purchase a house. I have been on the waiting list since October 2020 and still willing to wait.

Hoping that the City of Lemoore will be considering approving the project of G&J Gardner to start building houses for us residents in need. Thank you and hope to hear from you soon..

Sincerely,

Eva Santos
aflehmoshi@gmail.com
Lemoore, CA

Subject:

Gj Gardner homes

To City Council of Lemoore

Good day City of Lemoore! G&J Gardner is my choice of company to build my dream house. I am a homebuyer that's have been on the waiting list for since October 2020. Hoping that the city council will finally approve the G&J to start building houses for us residents of Lemoore.
Thank you for your consideration.

Sincerely,

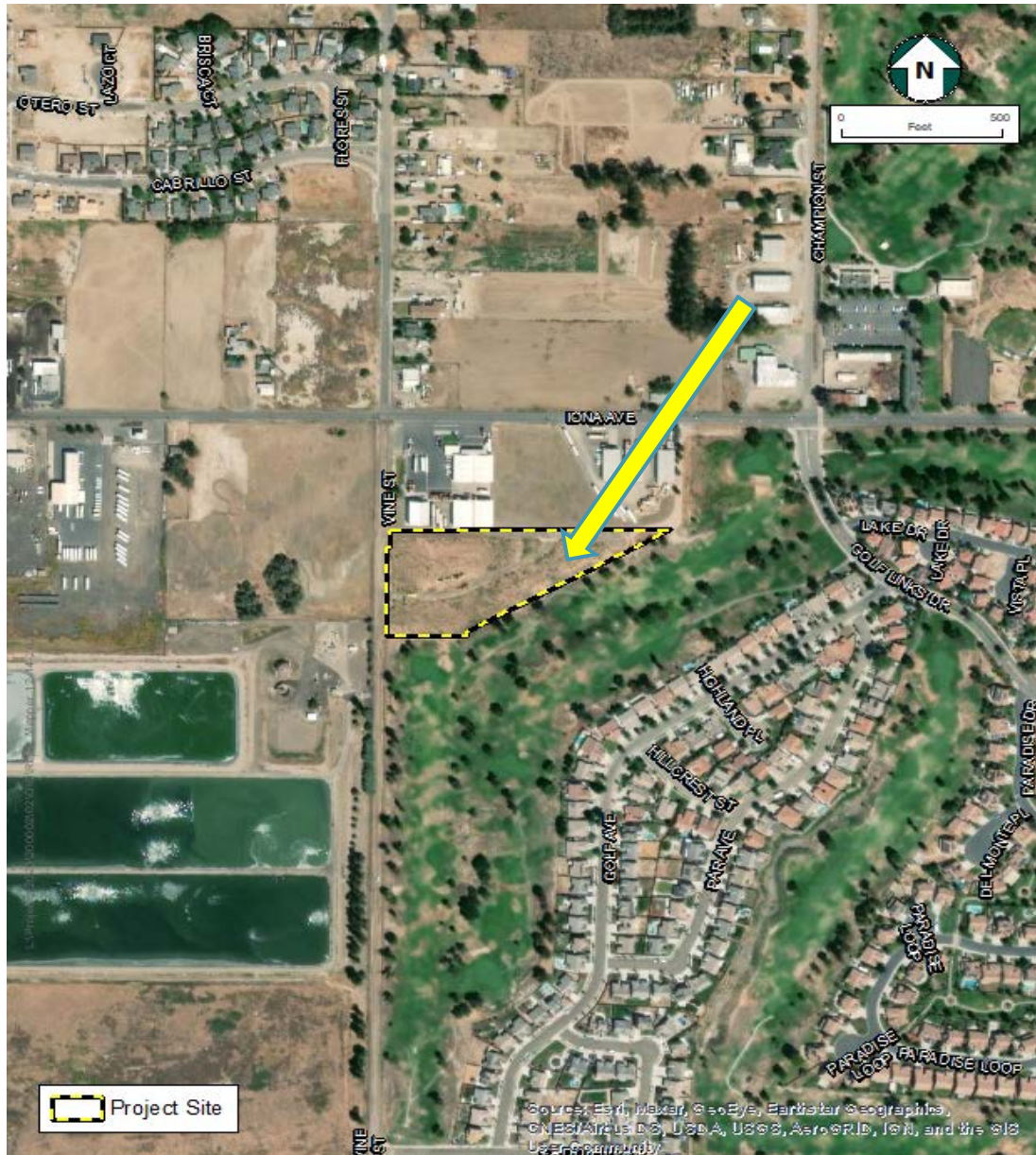
Gary Thomson

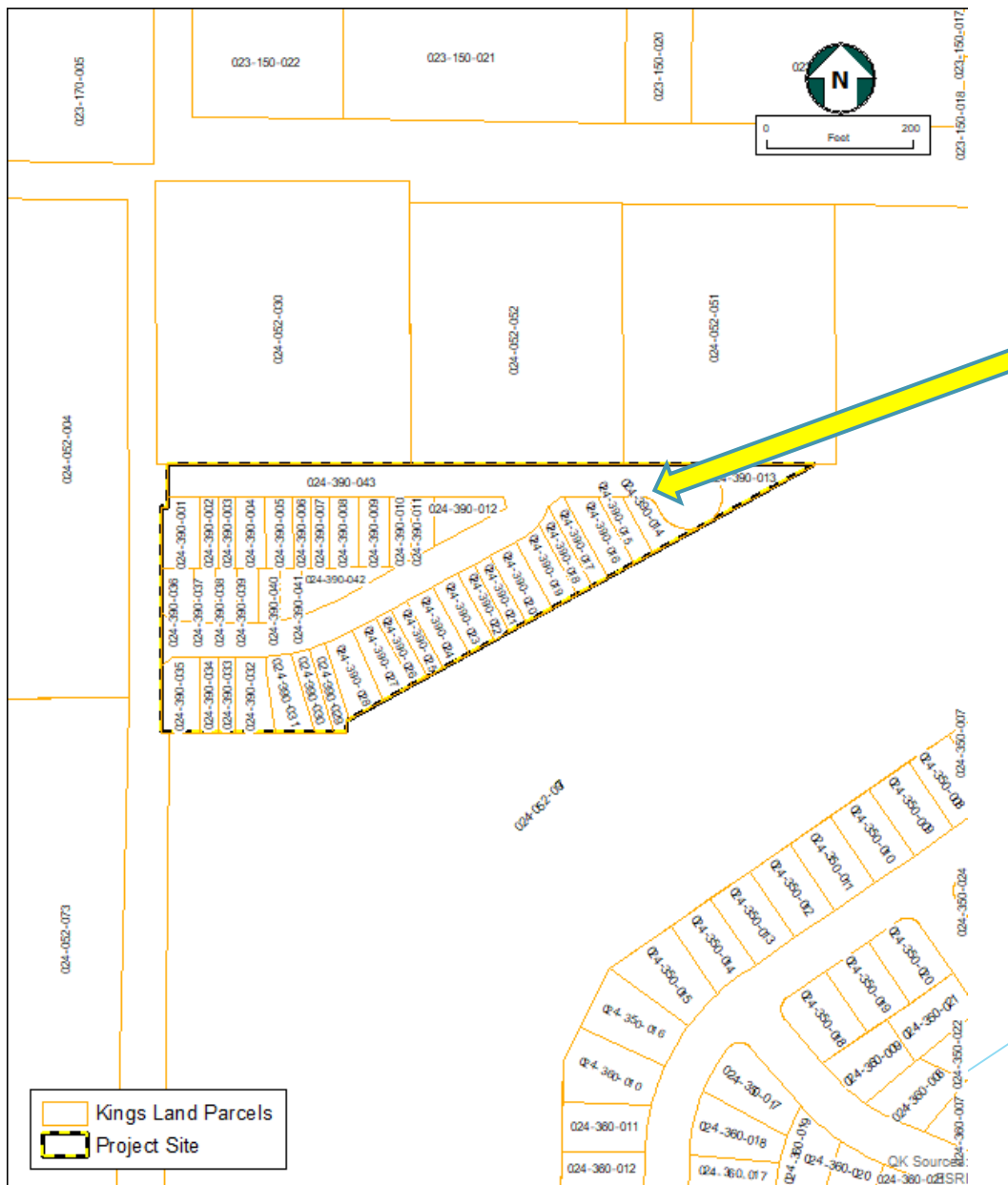


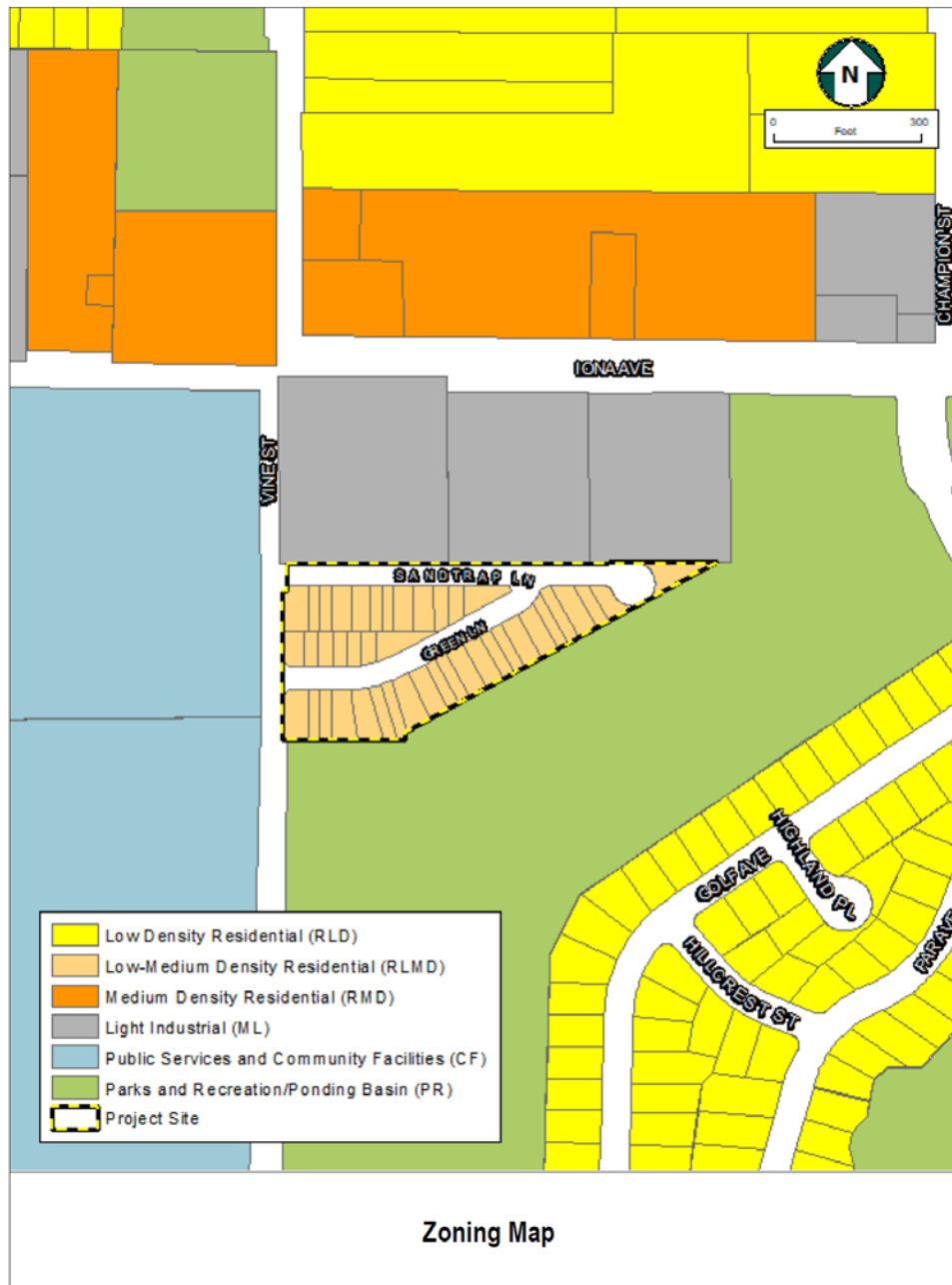
FAIRWAY COURTYARDS

Resolution 2021-06 and Ordinance 2021-02 approving
Planned Unit Development No. 2020-03
Tentative Subdivision Map No. 2020-02
Major Site Plan Review No. 2020-05

City Council Meeting March 16, 2021







PUD No. 2020-03 would approve lots with modified lot sizes, building setbacks, and street widths.

Tentative Subdivision Map No. 2020-02 would resubdivide the 4.59 acres into 29 single-family residential lots and three outlots.

Major Site Plan Review No. 2020-05 approves the overall site plan and the design of the home plans.



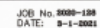
	Front Setback	Side Setback	Rear Setback
RLMD zone in Zoning Ordinance	Front to Living Space 20' Front to Garage 20'	Interior Side 5' Street Side 15'	10'
Previously Approved PUD	Front to Living Space 10' Front to Garage 10'	Single-story 5' Two-story 7.5'	13'
New Proposed PUD	Front to Living Space 10' Front to Garage 18'	Interior Side 5' Street Side 15'	20' (Lots 1 to 14) 10' (Lots 15 to 29)

Table 9-9B-3-1

Number	Name	Date Approved	Resolution Number	Average Density Per Gross Acre (du/ac)
2004-04	Coker Ellsworth Golf Course, Tract 752	February 1, 2005	2005-04	3.94
2020-03	GJ Gardner, Fairway Courtyards	~, 2021	2021-XX	6.3

Table 9-9B-4-1

Number	Name	Front Setback	Side Setback	Rear Setback
2004-02	Coker Ellsworth Fairway Courtyards, Tract 820	10' minimum	5' and 5' single story/15' combined for 2 story	13' minimum
2020-03	GJ Gardner, Fairway Courtyards	10' to living space 18' to garage	5' interior side 15' street side	20' (lots 1 to 14) 10' (lots 15 to 29)



Plan 1 Models have three bedrooms.
There are two possible façade treatments.
It has a two-car garage.

Plan 1
1304 - A elevation



Plan 1
1304 - B elevation



Plan 2 Models also have three bedrooms.
There are two possible façade treatments,
It has a two-car garage.

Plan 2
1551-A elevation



Plan 2
1551-B elevation



Plan 3 Model has two bedrooms. There is one possible façade treatment. It has a one-car garage. Only one of these homes is planned in the neighborhood.

Plan 3
867 - A Elevation



Plan 4 Models have three bedrooms. There are two possible façade treatments. It has a one-car garage.

Plan 4
1073 - A Elevation



Plan 4
1073 - B elevation



All Elevations Side-by-Side

Plan 1
1304 - A elevation



Plan 1
1304 - B elevation



Plan 2
1551 - A elevation



Plan 2
1551 - B elevation



All will have carriage-
style garage doors



Plan 3



Plan 4
1073 - A Elevation



Plan 4
1073 - B elevation

