

Board of Public Utilities Emma Walton, Deputy Director of Engineering March 5, 2020



# History of In-County Organics Processing

• 1992 Zero Waste Sonoma (ZWS) Formed



- Formerly the Sonoma County Waste Management Agency
- Joint Powers Authority for the Unincorporated Area and Nine Cities and Towns in Sonoma County
- Mission of Waste Diversion

• 1993 In-County Municipal Composting Facility Began Operations





















# History of In-County Organics Processing

- Dec 2011 ZWS Released a Draft EIR for a New Compost Facility
- Apr 2013 ZWS Released the Final EIR for a New Compost Facility
- Oct 2015 The In-County, Municipal Composting Facility Closed due to Stormwater Runoff Issues



# Why a Regional Organics Processing Facility?

• Since 2015, Organic Material has been Hauled Out-of-County

 ZWS and Member Agencies have an Interest in Supporting the Development an In-County Processing Facility

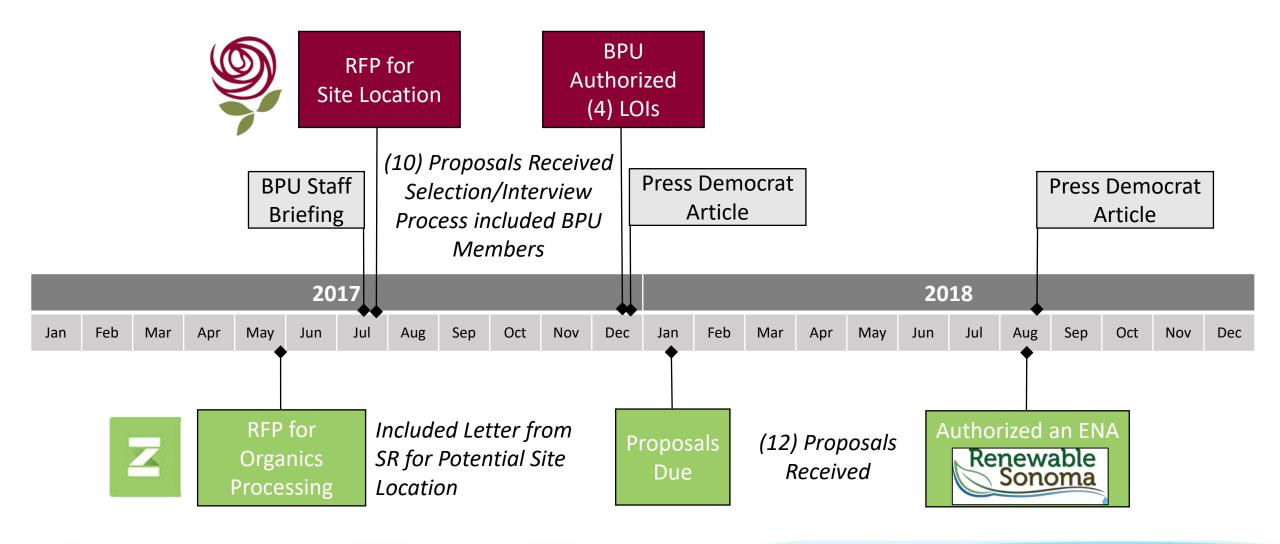
• Help reduce greenhouse gas emissions

 Aid in meeting the State's objective of diverting 75% of the organics from the landfill by 2025

- Provide needed services in Sonoma County for residents and businesses to drop-off yard trimmings, food discards and wood scraps
- Provide our Community with locally produced, high-quality, organic soil amendments



# Selecting a Facility Developer/Operator



# Renewable Sonoma's Proposal



Enclosed Receiving Facility



Covered Reversing Aerated Static Pile Composting



Anaerobic Digestion



# Key Features of the Proposed Facility

- Negative Pressure Receiving Facility
- Covered, Reversing Aerated Static
   Pile Composting
- Biofilters for Emissions Treatment
- Anerobic Digestion to Produce Biogas
- Zero Discharge for Stormwater
- PV System to Offset Energy Needs
- Electric Equipment





### Location Selection Process

- Phase 1 Near-term Biosolids Management Plan
  - Explore Alternatives to Biosolids Compost Facility
- Phase 2 Organic Material Processing Project
  - Greenfield Development or Re-purpose Biosolids Compost Facility Acreage to Organic Material Processing Facility

#### EXCLUSIVE NEGOTIATION AGREEMENT Between Renewable Sonoma and City of Santa Rosa regarding Laguna Treatment Plant Biosolids Program

Laguna Treatment Plant Biosolids Program
Sonoma County Waste Management Agency Organics Processing Projec

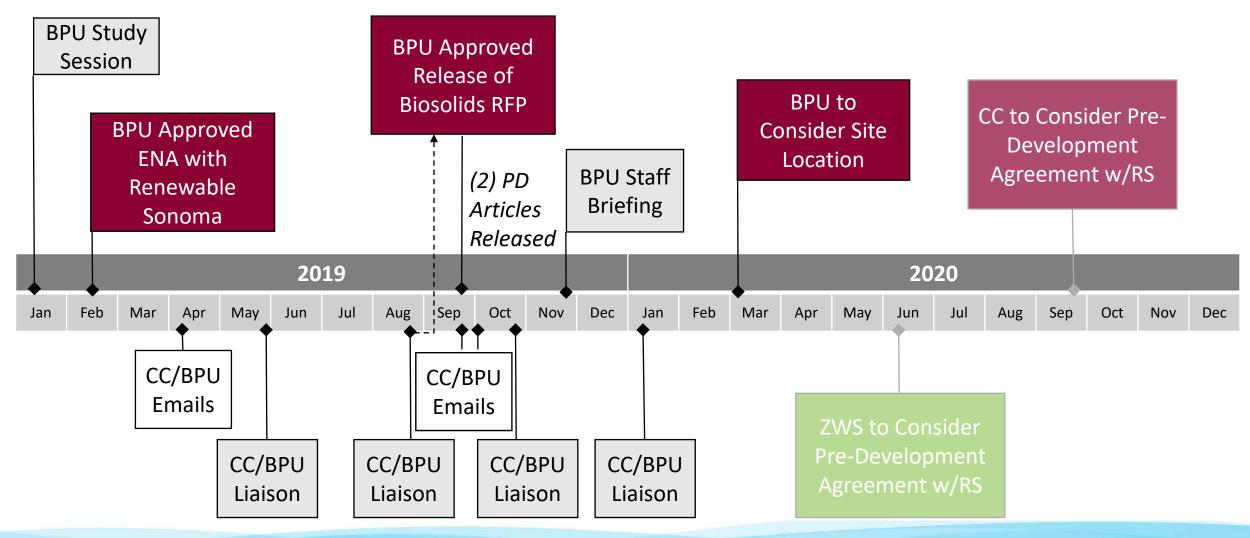
THIS EXCLUSIVE NEGOTIATION AGREEMENT ("ENA"), dated as of February 20, 2019, is by and between the City of Santa Rosa ("City") and Renewable Sonoma, a California limited liability company located at 10 Fourth St., Petaluma, CA ("Renewable Sonoma"); each may be referred to as a "Party" or together as the "Parties."

#### RECITALS

- I. The purpose of this ENA is to allow City and Renovable Sosoma to enter into exclusive negotiations with one another for the location, learning, development and operation of a regional organics processing facility on City-owned property (the "Project") and to set forth certain principal terms and conditions to guide the negotiation of a Site Lease Agreement ("Site Lease") and project agreement(s) ("Project Agreement(s)") for the development and operation of the Project.
- II. Renewable Sonoma proposes to develop the Project on City-owned property and potentially to integrate operation of the Project with the City's Laguna Treatment Plant ("LTP"), all as described in greater detail herein. Renewable Sonoma proposes to develop the Project in phases as follows:
- A. Phase 1 (Near Term LTP Biosolids Management Program) See §4 & Attachment A
- B. Phase 2 (Organics Project) See §4
- C. Phase 3 (Regional Biosolids Facility) See §4 and Attachment B
- III. The Project will seek to provide multiple synergistic use opportunities to the City and the other Sonoma County customers served by LTP, including but not limited to:
- A. Potential to reduce the City's current cost incurred to compost and landfill biosolids;
- Potential to allow the City to avoid capital expenditure to upgrade and extend the life of the current LTP compost facility ("LTP Compost Facility");
- Using locally disearded organic materials ("Organic Materials") as feedstock to produce energy for LTP with a negative carbon footprint;
- D. Potential to increase the City's benefits from the LTP Microgrid Project ("MGP") and
- E. Restoring the local production of organic compost that has been absent since the closure of Sonoma Compost in 2015.

Page 1 of 16

# Location Selection Process - Timeline



# Preferred Location Aerial View



## Benefits of the Preferred Location

- Existing/Permitted
   Composting Site
- Existing Water and Stormwater Infrastructure
- Less Environmental Impact
- Farther from the Neighbors



# Community Concerns

Topic	Approach	CEQA Requirement*
2013 EIR and Findings	New Project will Require New CEQA	X
Flooding	Sporadic Flooding may Temporarily Impact Access	X
Stormwater Runoff	Zero Discharge Facility	X
GW Contamination	Operations on Impervious Surfaces	X
Airborne Emissions/Odors	Neg. Pressure Bldg, Filters, Composting Technology	X
Traffic	Opportunities to Minimize Truck Traffic	X
Noise	Constrained Hours of Operation	X
GHGs	Net Carbon Reduction	X
Lighting	Opportunities to Minimize Impacts	X
Public Engagement	Ongoing and Often Communication	X

<sup>\*</sup>Developer funded requirement

# Communicating with Our Community

- Informational Brochure Available
- Informational Websites

Zero Waste Sonoma <u>zerowastesonoma.gov/organicsfacility</u>

City of Santa Rosa <u>srcity.org/organicsfacility</u>

Renewable Sonoma renewablesonoma.com

- Letters to our Neighbors
- More Information to Come
   Sign-up for Email Updates
   Participate in Public Meetings



Click to Subscribe

Proposed Organics Processing Facility

For a Sustainable Sonoma County



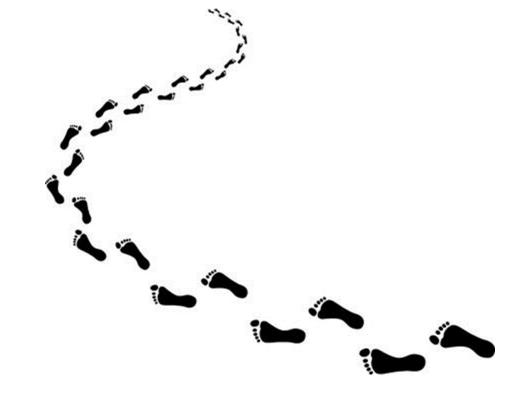
# Next Steps

#### Near-Term

Summer 2020
 Council to Consider Pre-Development
 Agreement with Renewable Sonoma

#### Long-Term

- Conceptual Site Plan/Project Description Development
- CEQA/Permitting
- Design/Construction/Commissioning



### **Future Decision Points**

#### CC/BPU Liaison Subcommittee

Recommendation on Lease Terms and Project

#### **Board of Public Utilities**

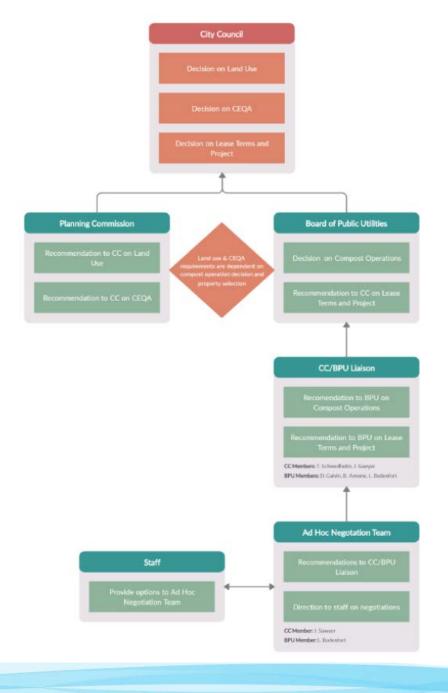
• Recommendation on Lease Terms and Project

#### Planning Commission

 Recommendation on Land Use and CEQA Document

#### **City Council**

Decision on Land Use, Project, CEQA
 Document and Lease Terms



### Recommendation

The Water Department recommends that the Board of Public Utilities approve negotiations with Renewable Sonoma on the lease of land near the Laguna Treatment Plant, a portion of which is currently occupied by the City's Biosolids Composting Facility, for the purpose of potentially locating a Regional Organics Processing Facility.

Questions?