



October 17, 2025

Re: **Support for Updated Green Building Policy**

To: Mayor Gaskins, Vice Mayor Bagel, and City Councilmembers

CC: Jim Parajon, Ryan Freed, Dustin Smith

Dear Mayor, Vice Mayor, and City Council,

The Environmental Policy Commission is earnestly sharing a letter of support for the updated Green Building Policy, as released in Fall of 2025.

We believe the policy strikes a pragmatic balance that recognizes the challenging economics the industry is facing while also acknowledging the importance of advancing sustainability of developments in our community. We particularly applaud the focus on Energy Use Intensity (EUI, energy use per square foot) as a core performance metric, while still offering flexibility through alternate compliance paths. Prioritizing energy performance also supports affordability during operations – a lower building EUI ties directly to lower utility bills for multifamily residents and office/retail tenants. The policy is a step in the direction we'd like the City to go in its overall efforts to encourage climate action and building decarbonization.

Our support comes with one condition: that the City hold true to the policy's commitment to undergo a review at least every 2 years, with the intent that the EUI targets be on a trajectory that decreases over time.

Please do not hesitate to reach out with any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Marta Schantz".

Marta Schantz, Chair
Alexandria Environmental Policy Commission