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Approved as to Form and Legality

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Oakland City Attorney's Office

## OAKLAND CITY COUNCIL

Resolution No. 81825 C.M.S.

Introduced by Councilmember \_\_\_\_\_

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**RESOLUTION RECOGNIZING MICHAEL MCDONALD OF MCDONALD CONSTRUCTION AND DEVELOPMENT AND THE ENTIRE PROJECT TEAM INCLUDING MIKE DWYER, FERNANDO SORTO, PLUMBOB, LLC; MEDIUM PLENTY; WONDERLAND GARDENS; CHRIS FRENCH METAL, INC; AND CONCRETEWORKS FOR THEIR COMMITMENT TO SUSTAINABILITY AND GREEN BUILDING AND CONGRATULATING THEM ON ATTAINING A PLATINUM RATING THROUGH THE US GREEN BUILDING COUNCIL'S LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN FOR HOMES PILOT PROGRAM AND A GREENPOINT RATING THROUGH BUILD IT GREEN FOR THE MARGARIDO HOUSE.**

**WHEREAS**, on December 1, 1998, the Oakland City Council passed Resolution 74678, the Sustainable Community Development Initiative, which encouraged sustainable and green building practices for private development; and

**WHEREAS**, the US Green Building Council (USGBC) developed in 2000 the Leadership in Energy and Environmental Design (LEED) rating system and this system has become the internationally accepted benchmark for high performance green buildings; and

**WHEREAS**, Build It Green developed the GreenPoint Rated system in 2005 which is becoming the standard for new single and multi-family residential green building projects in California; and

**WHEREAS**, Michael McDonald of McDonald Construction and Development and the entire project team were committed to green building practices and in December 2006 voluntarily began implementation of the LEED for Homes Pilot Program and Build It Green's GreenPoint Rated Program for the Margarido House; and

**WHEREAS**, Michael McDonald and the entire project team submitted documentation to the USGBC and successfully achieved a LEED-H Platinum rating in December of 2008 and also successfully met 210 points to achieve a GreenPoint Rated certification in January 2009, thereby becoming the first home in Oakland to achieve dual certification; and

**WHEREAS**, Michael McDonald and the entire project team achieved these ratings through appropriate siting and orientation of the single family home to implement passive solar and

thermal mass design and passive cooling, thereby increasing occupant comfort and energy efficiency; and

**WHEREAS**, Michael McDonald and the entire project team incorporated “smart house” technology including light controls, automatic sunshades, solar thermal panels, and a reflective roof to increase energy efficiency and provide power back to the electric grid; and

**WHEREAS**, Michael McDonald and the entire project team installed photovoltaic panels, solar thermal panels, and LED and fluorescent lighting to reduce energy consumption; and

**WHEREAS**, Michael McDonald and the entire the project team achieved energy efficiency by exceeding Title 24 lighting requirements by 55%; and

**WHEREAS**, Michael McDonald and the entire project team installed water saving devices including an underground cistern to capture rain and ground water for reuse in landscaping and permeable paving to limit stormwater runoff; and

**WHEREAS**, Michael McDonald and the entire project team installed a vegetated green roof thereby reducing the heat island effect and providing wildlife habitat; and

**WHEREAS**, Michael McDonald and the entire project team installed an indoor air management system and used low volatile organic compound paints and finishes to improve indoor air quality and resident health; and

**WHEREAS**, Michael McDonald and the entire project team used materials including windows and countertops purchased locally; and

**WHEREAS**, Michael McDonald and the entire project team diverted 80% of the construction waste from the landfill, used engineered, sustainably harvested lumber, recycled steel, and a minimum of 25% fly ash in concrete to address material resource conservation, now, therefore, be it

**RESOLVED**, that new single family homes can meet the stringent standards required to achieve both LEED and GreenPoint Rated certification; and be it

**RESOLVED**, that the Margarido House is an exemplary model for other new single-family construction projects in the City of Oakland; and be it

**RESOLVED**, that the City of Oakland and the City Administrator extend their congratulations to Michael McDonald of McDonald Construction and Development and the entire project team for their outstanding achievement in attaining a LEED Platinum and a GreenPoint Rated certification for a single-family home; and be it

**FURTHER RESOLVED**, that the City of Oakland and the City Administrator commend the Michael McDonald and the entire project team for their commitment to sustainability and green building which will enhance the comfort, health, and productivity for all occupants, reduce impacts to natural resources, minimize strain on local infrastructure and communities, and create a more livable Oakland.

IN COUNCIL, OAKLAND, CALIFORNIA, MAR 17 2009

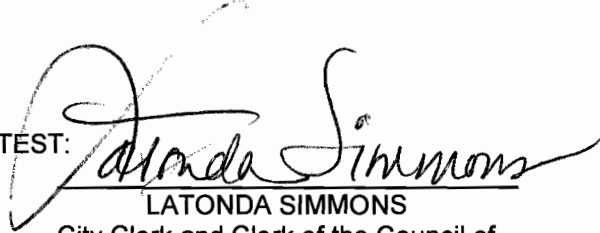
**PASSED BY THE FOLLOWING VOTE:**

AYES - BROOKS, DE LA FUENTE, KAPLAN, KERNIGHAN, NADEL, QUAN, REID, AND  
PRESIDENT BRUNNER - 8

NOES - 0

ABSENT - 0

ABSTENTION - 0

ATTEST:   
LATONDA SIMMONS  
City Clerk and Clerk of the Council of  
the City of Oakland, California