

<p>Green Incentive Scorecard: To be used to qualify developers and building/site owners for green TIF rebates, a minimum of 40 points is necessary to guarantee the 10% rebate bonus. Partial points may be assigned based on conformance to project description, and TIF rebate given proportionally.</p>	<p>Projects that are highlighted as incentives for subdivision and available to developers</p>
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Project Description	Points Available
Solar ready subdivision. Development includes 75% of lots that have a minimum north-south dimension of 75 feet and a front line orientation that is on the true east-west axis	40
No curb and gutter on city streets with appropriate bioswales and sidewalks. The development incorporates detention basins for on-site stormwater management. Retention basins can be used as an open water amenity feature for on-site management.	40
Walkways and trails are incorporated into the subdivision and connect lots with open and recreational space	20
Covenant contains explicit language encouraging a minimum of 5 projects and practices such as: energy star or green building code conformance, outdoor clotheslines, natural building materials, rain gardens, minimum building size of 800 sq ft or less, vegetable gardens, native plants	15
Development is contiguous with existing residential areas. Project does not encroach on agriculturally or recreationally zoned land	10
IEDA's Green Street design is used throughout the development	10
Project retains 5% of land for open space and recreation	10
Project incorporates permeable paving throughout site	10
Developer met with potentially impacted property owners and documented steps taken to alleviate identified concerns	10
Developer met with the City's project review staff to discuss a concept plan prior to formal submittal	5
Project incorporates native plantings and a diverse population of regionally appropriate trees that are preserved or planted, in accordance with City's Tree ordinance. Turf grass does not exceed 30% of landscaped areas, as required by covenant	5
Other best management practices as per city engineer or Sustainability Coordinator	5
Project is built according to International Green Building Code	40
Project is built to LEED standards	40
Project produces 30% of energy needs on-site via renewable energy technology such as solar, passive solar, geothermal, etc.	30

Project incorporates water quality methods other than detention, such as bioswales, rain gardens, pervious pavement, and dry wells, to manage stormwater runoff on site	20
Project offers a mix of housing types, such as single family, duplex, apartments, townhouses, and condos	20
Trees are planted to increase shade and reduce energy needs for buildings. Trees that lose their leaves in the fall are planted on South and West sides, and evergreen trees are planted on the North and West sides - as required by covenant.	15
Street trees are planted at approximately 35 ft. intervals to reduce wind speeds and help stabilize soil	10
Other best management practices as per city engineer or Sustainability Coordinator	10
	TOTAL

