



Recycling Programs at Apartment Complexes: Success Tips for Local Officials

April 7, 2011 -- 10:00 a.m. to 11:30 a.m.



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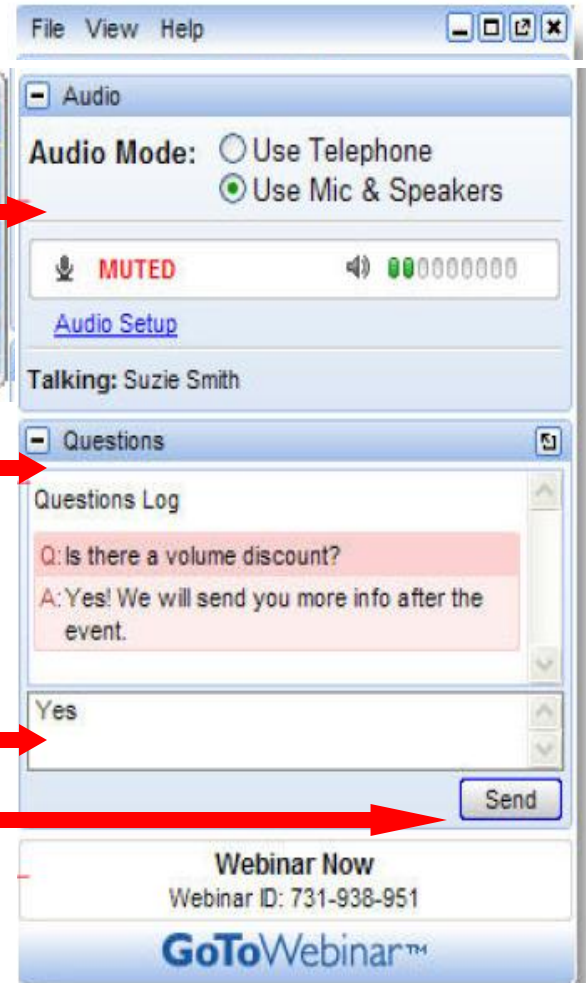
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About the Institute

Who:

- **Founded 1955**
- **501(c)(3) Research and Education Arm of:**
 - League of California Cities
 - California State Association of Counties

Mission:

- Promoting good government at the local level

ILG Program Areas



Today's Agenda



Welcome and Introductions

Yvonne Hunter, Program Director, Climate Change Program,
Institute for Local Government

CalRecycle Regulatory Update

Howard Levenson, Assistant Director, CalRecycle

Multi-Family Recycling – The Last Frontier

- Steve Harriman, Integrated Waste Manager, City of Rancho Cordova
- Cory Koehler, Senior Deputy Director, Rental Housing Association of Sacramento Valley
- Ken Prue, Recycling Program Manager, Environmental Services Department, City of San Diego
- Pat Quinn, Planning Program Manager, Waste Management & Recycling Department, Sacramento County

Questions and Discussion

Mandatory Commercial Recycling Regulation

Howard Levenson

April 7, 2010

CalRecycle

Goals

- Goal: Reduction of 5 million metric tons CO₂E
 - 27 million tons disposed by commercial sector
 - Need to recycle about 3 million more tons by 2020
- Flexible for jurisdictions and businesses
 - Does not specify materials to be diverted
 - Allows jurisdictions to design program
 - Allows businesses various ways to recycle
- Builds on existing AB 939 processes

Draft Regulatory Approach: Business Requirements

- Businesses and multifamily units that generate > 4 cubic yards of waste/week must:
 - Subscribe to recycling service, or
 - Send materials to mixed waste processing facility, or
 - Self-haul recyclables

Draft Regulatory Approach: Jurisdiction Requirements

- Jurisdictions must implement program of education, outreach, and monitoring by July 2012
 - Regardless of meeting 50% per capita disposal target
 - Can use existing programs
 - Can choose to implement ordinance, policy, or franchise
 - Flexibility to phase in program components
 - Enforcement not mandatory
 - Report to CalRecycle in Electronic Annual Report

Draft Regulatory Approach: CalRecycle Responsibilities

- For jurisdictions on 2-year cycle, CalRecycle evaluation begins 2014 and continues every two years
- For jurisdictions on 4-year cycle, evaluation begins in 2016 and continues every four years.
- Measure emission reductions statewide

Revisions Since December Draft

- Business definition – added “public entity”
- Threshold – changed to 4 CY of waste instead of 4 CY of waste + recyclables
- Multi-family – changed from 16 units, to 5 or more units and that generate 4 CY/week
- Transformation – clarified no change to statute
- Mixed waste processing – added “comparable to source separation”
- Rural – clarified what constitutes good faith effort

Timeline

Initial Informal Stakeholder Feedback	Draft Regulation Development	Additional Informal Stakeholder Workshops	Formal Rule Making	Adoption/ Implementation
July – September 2009	September 2009 – December 2010	June & Sept 2010; January 2011	April-May? 2011	2011/2012

The City of Rancho Cordova Multifamily Recycling Program

Steve Harriman
Integrated Waste Manager

April 7, 2011



Rancho Cordova At A Glance

- 12 miles east of the State Capitol on Hwy 50
- Incorporated July 1, 2003
- 62K Population
- 22,600 total housing units
 - 16,200 single family
 - 6,400 multifamily (28%)
 - 77 apartment communities
- 3 “non-exclusive” haulers service MF properties



Kicked the Can Down the Road...

- Why have we ignored multifamily recycling for so long?
 - transient population
 - language barriers
 - remote property owners
 - “renters just don’t care enough to recycle”
 - “it’s too much hassle and it will never work”



The Time is Now to Take This On!

Ordinance Summary

- “Covered Generators” subscribe to 4 yards per week of trash
- May not dispose “designated recyclable materials”
- Service agreement for recyclables collection or self haul
- Bins, signage and education





Hauler Name: _____

**City of Rancho Cordova
Business and Multi-Family Recycling Plan**

1. Business/Generator Name: _____
 2. Contact Name: _____ Phone Number: _____
 3. Address: _____
 4. Hauler Account Number: _____
 5. Business Type: Office Food Service Retail Industrial/Warehouse Multi-family
 Hotel Church Medical Auto Service/Gas Other: _____
 6. Number of Employees/Tenants: _____ Square Footage/No. of Units: _____
 7. **I am aware that City Ordinance # 20-2008 requires my business or multi-family property to implement a Recycling Program as follows. My business or multifamily property is:**
 - a. *Separating designated recyclable materials from garbage.* Initial _____
 - b. *Displaying signs and labeled containers in appropriate areas or rental units for the collection of designated recyclable materials.* Initial _____
 - c. *A party to a written service agreement for recycling collection service or has completed a self-haul recycling form. * (Self-haul form must be on file at the place of business and available for inspection or request by the City of Rancho Cordova.)* Initial _____
 - d. *Receiving the following level of collection service for designated recyclable materials:
Container Size: 96 gal, 1Yrd, 3Yrd, Other _____ Frequency: Weekly/Bi-Weekly/Other _____
Indicate recycling collector(s): _____*
 - e. *OR, I decline to comply at this time, and I understand that I am in violation of City Ordinance #20-2008, and could be subject to a fine of up to \$1,000 per violation.* Initial _____
- Comments: _____

8. Please check the box for how you will comply with recycling each designated recyclable material:

Designated Recyclable Materials	Waste Hauler	Authorized Recycler	Self Haul	Exempt / Don't Generate
Aluminum and Steel Containers				
Mixed Paper (newspaper, junk mail, cardboard, phonebooks, magazines, computer paper, milk and egg cartons)				
Plastics (all empty food and beverage containers #1- #7)				
Glass Bottles and Containers				
Wood Pallets				
Scrap Metal				

9. SIGNATURES: I understand and confirm that this information is true and correct.

Business Representative:

Hauler District Manager:

Print Name

Print Name

Signature

Signature

Date

Date

*One Page
Recycling Plan*

*Required of every
"Covered Generator"*

*Very simple
and easy!*

CalRecycle Grant

- Partnership between City and RHA
- \$269K
 - Multifamily Coordinator for 15 months
 - Equipment
 - 4 yard bins with special lids (120)
 - 95 gallon carts (100)
 - Recycling bags (16,000)
 - Public Education
 - Door hanger, brochure, postcard, aluminum signs, website, etc.

RECYCLE

Acceptable Material

Paper & Junk Mail, Newspaper
Magazines & Phone Books
Cardboard, Paper Bags & Food Boxes



Papeles y Correspondencia Publicitaria
Periódicos, Revistas y Directorios
Teléfonos, Cartón, Bolsas de Papel y
Cajas de Alimentos

Plastic Bottles



Botellas de Plástico

Metal Cans & Foil



Latas de Metal y Aluminio

Glass Jars & Bottles



Frascos y Botellas de Vidrio

NO Green Waste • NO Paint or Chemicals • NO Trash
NO Verduras • NO Pintura o Químicos • NO Basura

Funded by the
California Department of Conservation
and the County of San Diego

1-877-R-EARTH
The County of San Diego Recycling & Reusable Materials Program


CITY OF Rancho Cordova **RECYCLES**

PLASTIC • PAPER • GLASS • METAL



RECYCLE

Conclusion...

- This is a very important project for our Council
- Creates a positive connection between the City and multifamily communities
- Relationships with on-site managers is key to success
- The myth is false... Renters want to recycle!



Multifamily Recycling



Cory Koehler, RHA
Senior Deputy Director



Apartment Industry Environmental Scan

- Economic climate
- Apartments are businesses
- Regulatory environment



Creating an Effective Partnership





Creating an Effective Partnership





Challenges at Apartment Communities





Challenges at Apartment Communities





Tips for Working with Apartment Communities





Tips for Working with Apartment Communities





Examples of Improvement





Examples of Improvement

DUMPSTER RULES

1. Tenant use only.
2. All trash must be securely bagged prior to disposal.
3. Comply with all recycling regulations.
4. NO toxic or flammable materials.
5. NO auto batteries, oils, or petroleum.
6. NO furniture or large appliances.
7. If dumpster is full please use next available dumpster.

KEEP AREA CLEAN AND LITTER-FREE



COMMUNITY RECYCLING PROGRAM



FILL EMPTY REPEAT

PLASTIC • PAPER • GLASS • METAL



www.RanchoRecycles.com



Contact Information

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Cory@RHA.org



City of San Diego

CITY OF SAN DIEGO

INSTITUTE FOR LOCAL GOVERNMENT EXPANDING RECYCLING AT APARTMENTS WEBINAR

KEN PRUE

DECEMBER 16, 2010





City of San Diego



TODAY'S PRESENTATION

- TECHNICAL ASSISTANCE
- SAMPLE LEASE LANGUAGE
- SPACE AND ACCESS ISSUES



TECHNICAL ASSISTANCE

- DIRECT TECHNICAL ASSISTANCE
 - IN PERSON
 - OVER PHONE
- PACKETS PROVIDED TO PROPERTY OWNER/MANAGER
- PACKETS PROVIDED WITH NOVS
- WIDE RANGE OF SAMPLE MATERIALS ON WEBSITE — RECYCLINGWORKS.COM



SAMPLE LEASE LANGUAGE

➤ SAN DIEGO COUNTY APARTMENT ASSOCIATION LEASE ADDENDUM

Recycling Rules Addendum City of San Diego

California state law (AB 939) requires all cities to achieve a 50 percent diversion rate from landfills by 2000 and to maintain that diversion rate on an ongoing basis. To that end on November 13, 2007, the City of San Diego passed ordinance O-2008-30. The City's ordinance requires that multi-family complexes generating more than six cubic yard of waste per week, recycle at minimum, recycle at minimum all plastic and glass bottles and jars, paper, newspaper, metal containers and cardboard.

This addendum serves as your required notification of the program on this property.

Property Address

Ordinance requirements:

All residents shall separate all plastic and glass bottles and jars, paper, newspaper, metal cans, and cardboard for recycling. None of these materials shall be deposited in the garbage. Food-soiled papers, such as pizza boxes, are not recyclable.

It is the tenants' responsibility to participate in the recycling program.

You are required to place all of your recyclable paper, cardboard, cans and bottles in the provided recycling containers. Failure to comply will be considered to be a material violation of this rental agreement and local and state law, which could result in termination of your tenancy as permitted by law.

1. Recycling bins are located on this property:

2. Recycling bins are emptied on:

3. Included with this addendum is a list that describes what materials can and cannot be recycled.

Date *Resident's signature*

Date *Resident's signature*

Date *Resident's signature*

Date *Resident's signature*

Date *Owner/Agent*





SAMPLE LEASE LANGUAGE

➤ **EXAMPLES OF THINGS TO INCLUDE**

➤ **MANDATORY —**

➤ **MUST PARTICIPATE**

➤ **MUST PARTICIPATE PROPERLY**

➤ **FAILURE IS VIOLATION OF RENTAL AGREEMENT**

➤ **LIST OF REQUIRED MATERIALS**

➤ **LOCATIONS OF CONTAINERS**

➤ **PENALTIES**



SPACE ISSUES

- OLDER VS. NEWER PROPERTIES
- ISSUES ASSOCIATED WITH LOSS OF PARKING SPACES
- SPACE FOR CONTAINERS
- TYPE AND SIZE OF CONTAINERS
- VEHICLE ACCESS ISSUES



City of San Diego



SPACE ISSUES (CONT.)

➤ SPLIT DUMPSTERS





City of San Diego

THANKS!



KEN PRUE

RECYCLING PROGRAM MANAGER

858-492-5085



Multi-Family Recycling – Issues for Local Officials to Consider

**Institute for Local Government Webinar
April 7, 2011**

Pat Quinn, Planning Program Manager, Waste Management & Recycling Department, Sacramento County



Have Reasonable Expectations

- Not a low hanging fruit
- Diverted tonnage may be modest
- Voluntary approaches may have limited results
- Mandatory approach requires resources & enforcement
- Limited resources for implementation
- Does it pay for owner?



Outreach Challenges

- Important, but tough
- Vital – Yes, but how and for how long?
- Owners and managers need to be involved
- Language barriers
- How to reach tenants directly



Best Bang for the Buck

- Big complexes first?
- Demographics – rent levels, seniors, students, etc.?
- Older multi-family complexes – toughest?
- Piggybacking opportunities to enhance success?



Challenges



- Scavenging
- Illegal dumping (tenants, move-outs, non-residents)
- Enclosures vs convenience
- Space constraints
- Demographics



Thoughts for the Future

- Local program may need adjusting
- How to sustain the effort with limited resources
- What is the metric?



For More Information

Sacramento Regional Solid Waste Authority

www.msa2.sacounty.net/swa



Questions?



Resources to Learn More

- **ILG Commercial Recycling Resource Center**
www.ca-ilg.org/commercialrecycling
 - Sample Commercial Recycling Ordinance
 - Examples of Education Materials
 - Community Stories
 - Commercial Recycling Ordinances
 - Links to Previous Three ILG Commercial Recycling Webinars
- **CalRecycle Resources** (Links at above ILG website URL)

Thanks to CalRecycle for supporting the Institute's work to provide resources to help local agencies increase recycling.



Next **FREE** ILG Webinar -- Save the Date and Be Sure to Register!

Understanding California's Proposed Commercial Recycling Regulations: What Local Agencies Need to Know About the Education, Outreach and Monitoring Requirements

May 2 - 2:00 p.m. to 3:30 p.m.

Registration available at:

www.ca-ilg.org/CommercialRecyclingWebinar