

**Assessment Date:** 7/9/2025

**Assessment completed by:** Kristin Mroz

# Assessment 2026

City of Albert Lea: Category A City

**Table of Contents**

[Information and GreenStep Status 2](#_Toc128994747)

[Notable Actions 2](#_Toc128994748)

[Notable Metrics 3](#_Toc128994749)

[Step Advancement Guidelines 4](#_Toc128994750)

[Best Practice Actions: Detailed Descriptions 6](#_Toc128994754)

[Buildings and Lighting (BPs 1-5) 6](#_Toc128994755)

[Land Use (BPs 6-10) 11](#_Toc128994761)

[Transportation (BPs 11-14) 16](#_Toc128994767)

[Environmental Management (BPs 15-23) 21](#_Toc128994772)

[Resilient Economic and Community Development (BPs 24-29) 30](#_Toc128994782)

## About the Program

The GreenStep Cities program is a five-step program for cities and tribal nations to work towards sustainability. There are 29 best practices which each provide required and recommended actions. Recommended actions are placed into the following categories: buildings and lighting, land use, transportation, environmental management, and resilient economic and community development. Each action submitted by a city receives a ranking based on a three-star system. 

## Information and GreenStep StatusGraphical user interface, text, application  Description automatically generated

**Joined:** April 2016

**Status:** Step 3

**Total Best Practices (BPs) Complete**: 20

**Total BP Actions Complete:** 55

[Albert Lea’s GreenStep Page](https://greenstep.pca.state.mn.us/city-detail/11787)

|  |  |
| --- | --- |
| **Step 4** |  |
| **Step 5** |  |



**Current Distribution of BP Categories:****Star-Rating of Actions:**

The star-rating system represents the rating of the city’s action, where Not Rated (NR) is an uncompleted action, 1-star represents basic completion, 2-star is full completion, and 3-star is the maximum completion of the given action.

## Notable Actions

See all city-reported actions at <https://greenstep.pca.state.mn.us/city-detail/11787>

* **Nationally-recognized Blue Zones health work** resulted in/includes: 39% increase in walking & biking since 2010 (city added 7 miles of sidewalk & 3 miles of bike lanes); trail counts over 7 years show 69% increase in walking/biking; winner of the 2015 MN Local Government Innovation Award - for Active Living work; downtown Broadway Ave. 4- to 3-lane road diet widening sidewalks, added bike lanes & tree boxes & rain gardens; city helped private company employees use pretax income for transit purposes
* **Mayor, City Manager, Assistant City Manager went door-to-door** in two parts of town, asking residents what actions could be taken by the city to improve quality of life; appropriate staff responded to issues; city started weekly e-newsletter (900 subscribers), Facebook went from 1,400 to 2,700 followers; program recognized by the national Alliance for Innovation
* **Anaerobic digester produces biogas,** **saves $60-90,000/yr**. in energy savings (70% from reduced electricity & fuel purchases; 30% from reduced maintenance costs) at the 6.7 MGD waste water treatment plant that added a 120kW combined heat & power microturbine system; 2007 I&I project reached 5,500 homes & reduced energy consumption at the WWTP
* **3 low-interest county loans available for fixing septics when property** is transferred or building permits issued and the county performs routine septic compliance inspections
* **Businesses & City have run a Chamber Bucks** gift certificate program for over 20 years resulting in over $150,000/yr. spent in town
* **County Chamber of Commerce began recognizing businesses** in 2017 for green practices; community members can nominate businesses, Chamber's Green Committee selects annual winners

## Notable Metrics

See more on the [Step 4 & 5 Metrics Dashboard](https://public.tableau.com/app/profile/mpca.data.services/viz/GreenStepCitiesMetrics-2015-2020/Overview/)

* **Insert any notable metrics here.** This can include city accomplishments and metrics that should be highlighted from the report.

## Step Advancement Guidelines

### Guidelines for Step 2:

Learn more about Step 2

As a Category A city, to be recognized as a Step 2 GreenStep City, **ANY 8 Best Practices** must be reported.

[x]  **Any 8 Best Practices**

### Guidelines for Step 3:

Learn more about Step 3

As a Category A city, to be recognized as a Step 3 GreenStep City, the following must be reported, at minimum:

[x]  **Any 16 Best Practices**

[x]  **Public Buildings:** [x]  [1.1](https://greenstep.pca.state.mn.us/bp-action-detail/81743), [x]  [1.2](https://greenstep.pca.state.mn.us/bp-action-detail/81744), and [x]  any one additional action from [1.3-1.7](https://greenstep.pca.state.mn.us/bp-detail/81714)

[x]  **Buildings & Lighting:** [x]  any one additional Buildings & Lighting BP (2-5)

[x]  **Comprehensive, Climate & Energy Plans:** [x]  [6.1](https://greenstep.pca.state.mn.us/bp-action-detail/81775) and [x]  [6.2](https://greenstep.pca.state.mn.us/bp-action-detail/81776)

[x]  **Land Use:** [x]  any one additional Land Use BP (7-10)

[x]  **Living & Complete Streets:** [x] [11.1](https://greenstep.pca.state.mn.us/bp-action-detail/81802) and [x] [x] any two additional actions from [11.1-11.6](https://greenstep.pca.state.mn.us/bp-detail/81723)

[x]  **Mobility Options:** [x]  [x] any two actions from [12.1-12.6](https://greenstep.pca.state.mn.us/bp-detail/81724)

[x]  **Sustainable Purchasing:** [x] [15.1](https://greenstep.pca.state.mn.us/bp-action-detail/81825) and [x]  any one additional action from [15.2-15.8](https://greenstep.pca.state.mn.us/bp-detail/81725)

[x]  **Community Forests & Soils:** [x]  [x] any two actions from [16.1-16.7](https://greenstep.pca.state.mn.us/bp-detail/81726)

[x]  **Stormwater Management:** [x]  any one action from [17.1-17.6](https://greenstep.pca.state.mn.us/bp-detail/81727)

[x]  **Environmental Management:** [x]  any one additional Environmental Management BP (18-23)

[x]  **Benchmarks & Community Engagement:** [x] [24.1](https://greenstep.pca.state.mn.us/bp-action-detail/81880) and [x] [24.2](https://greenstep.pca.state.mn.us/bp-action-detail/81881)

[x]  **Green Business Development:** [x] [x] any two actions from[25.1-25.7](https://greenstep.pca.state.mn.us/bp-detail/81735)

[x]  **Climate Adaptation & Community Resilience:** [x] [29.1](https://greenstep.pca.state.mn.us/bp-action-detail/81912) at a 2- or 3-star rating

### Guidelines for Steps 4 and 5:

Learn more about Steps 4 & 5

Steps 4 and 5 focus on metrics – what are the outcomes of all of the actions that the city has implemented over time?

* **Step 4:** Measure and report a minimum number of core and optional metrics for the previous calendar year or the most recent available data.
	+ Category A communities: In addition to the CORE metrics, include 5 additional metrics of choice.
* **Step 5:** Demonstrate improvement three eligible metrics measured in Step 4, from one data year to the next.
	+ Category A, B, and C communities: Improve upon 3 eligible metric elements.

## Best Practice Actions: Detailed Descriptions

|  |
| --- |
| Buildings and Lighting[**BP 1**: Efficient Existing Public Buildings](#_heading=h.26in1rg)[**BP 2**: Efficient Existing Private Buildings](#_heading=h.lnxbz9)[**BP 3**: New Green Buildings](#_heading=h.35nkun2)[**BP 4**: Efficient Outdoor Lighting and Signals](#_heading=h.1ksv4uv)[**BP 5**: Building Redevelopment](#_heading=h.44sinio) |
| Best Practice 1: Efficient Existing Public BuildingsBP 1 Completed? YES Total actions completed: 4**Actions to Complete BP 1**: ~~1.1, 1.2, and any one additional action~~  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [1.1](https://greenstep.pca.state.mn.us/bp-action-detail/81743)  | ★ | Enter/update building information and monthly usage data into the [MN B3 Benchmarking database](https://mn.b3benchmarking.com/Report?r=1). | All city information has been entered into the benchmarking database and will be updated monthly.  | 7/22/2016 |
| [1.2](https://greenstep.pca.state.mn.us/bp-action-detail/81744) | ★★ | Make no/low cost indoor lighting and operational changes in city-owned/school buildings. | Alliant energy conducted energy audits at major city-owned facilities in 2012.  | 8/19/2016 |
| [1.3](https://greenstep.pca.state.mn.us/bp-action-detail/81745) | ★★ | Invest in larger energy efficiency projects.  | There were 50 changes made in the 2012 audit including LEDs, HVAC, new doors, fans, timers, sensors, weather stripping, motors | 8/19/2016 |
| [1.4](https://greenstep.pca.state.mn.us/bp-action-detail/81746) | ★ | Implement IT efforts and city employee engagement to reduce plug loads, building energy use and workflow efficiency. | City's Green Committee sent memo to employees reminding them to turn off equipment while they are away; energy-saving light switches installed in City Hall | 3/06/2017 |
| [1.5](https://greenstep.pca.state.mn.us/bp-action-detail/81747) | Choose an item. | Meet the [SB 2030 energy standard](https://www.b3mn.org/2030energystandard/) or qualify under a green building or energy framework. |  |  |
| [1.6](https://greenstep.pca.state.mn.us/bp-action-detail/81748) | Choose an item. | Improve operations and maintenance of city-owned/school buildings and leased buildings.  |  |  |
| [1.7](https://greenstep.pca.state.mn.us/bp-action-detail/81749) | Choose an item. | Install one or more of the following:-A ground-source, closed loop geothermal system.-A district energy/microgrid system.-A rainwater harvesting system  |  |  |
| Best Practice 2: Efficient Existing Private BuildingsBP 2 Completed? NO Total actions completed: 0**Actions to Complete BP 2:** Any two actions |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [2.1](https://greenstep.pca.state.mn.us/bp-action-detail/81750)  | Choose an item. | Create or participate in a program to promote energy and water efficiency. |  |  |
| [2.2](https://greenstep.pca.state.mn.us/bp-action-detail/81751) | Choose an item. | Integrate green building and EV charging best practices information and assistance into the building permit process. |  |  |
| [2.3](https://greenstep.pca.state.mn.us/bp-action-detail/81752) | Choose an item. | Implement an energy rating/disclosure policy for residential/commercial buildings. |  |  |
| [2.4](https://greenstep.pca.state.mn.us/bp-action-detail/81753) | Choose an item. | Describe energy/water efficiency outcomes and other green building practices at local businesses and not-for-profit organizations. |  |  |
| [2.5](https://greenstep.pca.state.mn.us/bp-action-detail/81754) | Choose an item. | Create one of the following:-Water-wise landscaping ordinance/ guidance-WaterSense purchasing program-Guidance on rainwater harvesting and home water softener use |  |  |
| [2.6](https://greenstep.pca.state.mn.us/bp-action-detail/81755) | Choose an item. | Provide a financial or other incentive to private parties who add energy/sustainability improvements, meet the [SB 2030 energy standard](https://www.b3mn.org/2030energystandard/), or renovate using a green building or energy framework. |  |  |
| [2.7](https://greenstep.pca.state.mn.us/bp-action-detail/81756) | Choose an item. | Customize a model sustainable building renovation policy that includes the SB 2030 energy standard and adopt the language to govern private renovation projects.  |  |  |
| Best Practice 3: New Green BuildingsBP 3 Completed? NO Total actions completed: 0**Actions to Complete BP 3:** Any one action from 3.1-3.2 and any one action from 3.3-3.5 |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [3.1](https://greenstep.pca.state.mn.us/bp-action-detail/81757)  | Choose an item. | Require by city policy that new city-owned buildings be built using the [SB 2030 energy standard](https://www.b3mn.org/2030energystandard/) and/or a green building framework.  |  |  |
| [3.2](https://greenstep.pca.state.mn.us/bp-action-detail/81758) | Choose an item. | Work with the local school district to ensure that future new schools are built using the SB 2030 energy standard and/or a green building framework. |  |  |
| [3.3](https://greenstep.pca.state.mn.us/bp-action-detail/81759) | Choose an item. | Adopt a sustainable building policy for private buildings; include the [SB 2030 energy standard](https://www.b3mn.org/2030energystandard/); adopt language governing new development projects.  |  |  |
| [3.4](https://greenstep.pca.state.mn.us/bp-action-detail/81760) | Choose an item. | Provide a financial or other incentive to private parties who build new buildings that utilize the [SB 2030 energy standard](https://www.b3mn.org/2030energystandard/) and/or a green building framework. |  |  |
| [3.5](https://greenstep.pca.state.mn.us/bp-action-detail/81761) | Choose an item. | Adopt environmentally preferable covenant guidelines for new common interest communities addressing sustainability.  |  |  |
| Best Practice 4: Efficient Outdoor Lighting and SignalsBP 4 Completed? YES Total actions completed: 4**Actions to Complete BP 4:** ~~Any two actions (including one from 4.5-4.8)~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [4.1](https://greenstep.pca.state.mn.us/bp-action-detail/81762)  | Choose an item. | Require energy efficient, Dark-Sky compliant new or replacement outdoor lighting fixtures on city-owned/private buildings/facilities. |  |  |
| [4.2](https://greenstep.pca.state.mn.us/bp-action-detail/81763) | ★★★ | Purchase LEDs for all future street lighting and traffic signals. | All traffic signals use LED lights and it is the City's policy to purchase only LED replacements. | 7/15/2016 |
| [4.3](https://greenstep.pca.state.mn.us/bp-action-detail/81764) | Choose an item. | Replace city street lighting with Dark Sky-compliant LEDs, modifying any city franchise/utility agreement and adding smart grid attributes. |  |  |
| [4.4](https://greenstep.pca.state.mn.us/bp-action-detail/81765) | ★★★ | Coordinate traffic signals; optimize signal timing to minimize car idling at intersections yet maintain safe and publicly acceptable vehicle speeds. | All new traffic signals are synchronized with existing traffic signals when installed to minimize idling and maintain optimal traffic flow. | 7/15/2016 |
| [4.5](https://greenstep.pca.state.mn.us/bp-action-detail/81766) | ★ | Use LED/solar-powered lighting for a flashing sign or in a street/parking lot/park project. | The Albert Lea Police Department facilitated the installation of a solar-powered speed sign on Hammer Road. | 7/21/2016 |
| [4.6](https://greenstep.pca.state.mn.us/bp-action-detail/81767) | ★★★ | Relamp/improve exterior building lighting for city-owned buildings/ facilities with energy efficient, Dark-Sky compliant lighting. | All traffic signals use LED lights. | 7/15/2016 |
| [4.7](https://greenstep.pca.state.mn.us/bp-action-detail/81768) | Choose an item. | Replace city-owned parking lot/ramp lighting with Dark-Sky compliant, energy efficient, automatic dimming lighting technologies. |  |  |
| [4.8](https://greenstep.pca.state.mn.us/bp-action-detail/81769) | Choose an item. | Replace city's existing traffic signal indications with LEDs. |  |  |
| Best Practice 5: Building RedevelopmentBP 5 Completed? YES Total actions completed: 3**Actions to Complete BP 5:** ~~Any one action~~  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [5.1](https://greenstep.pca.state.mn.us/bp-action-detail/81770)  | ★★★ | Adopt an historic preservation ordinance/ regulations and encourage adaptive reuse. | Downtown historic commercial district with 91 contributing buildings. In 2005, Albert Lea was designated as a Certified Local Government (CLG) for historic preservation. | 12/6/2018 |
| [5.2](https://greenstep.pca.state.mn.us/bp-action-detail/81771) | ★ | Implement the Minnesota Main Street model for commercial revitalization. | Staff has attended two national Main Street conferences and intends on submitting an application to the program in 2018.  | 2/13/2018 |
| [5.3](https://greenstep.pca.state.mn.us/bp-action-detail/81772) | ★ | Plan for reuse of large-format retail buildings, or work with a local school, church or commercial building to either add-on space or repurpose space into new uses. | The City of Albert Lea was awarded a grant through the Minnesota Housing Finance Agency that will be used for repurposing a school into 12 housing units.  | 12/6/2018 |
| [5.4](https://greenstep.pca.state.mn.us/bp-action-detail/81773) | Choose an item. | Create/modify a green residential remodeling assistance/financing program to assist homeowners in adding space or sustainable features.  |  |  |
| [5.5](https://greenstep.pca.state.mn.us/bp-action-detail/81774) | Choose an item. | Adopt development/design standards and programs that facilitate infill, redevelopment, and adaptable buildings.  |  |  |

|  |
| --- |
| Land Use[**BP 6**: Comprehensive, Climate and Energy Plans](#_heading=h.3j2qqm3)[**BP 7**: Resilient City Growth](#_heading=h.1y810tw)[**BP 8**: Mixed Uses](#_heading=h.4i7ojhp)[**BP 9**: Efficient Highway and Auto-Oriented Development](#_heading=h.2xcytpi)[**BP 10**: Design for Natural Resource Conservation](#_heading=h.1ci93xb) |
| Best Practice 6: Comprehensive, Climate and Energy PlansBP 6 Completed? YES Total actions completed: 2**Actions to Complete BP 6:** ~~6.1 and 6.2~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [6.1](https://greenstep.pca.state.mn.us/bp-action-detail/81775)  | ★★ | Adopt a comprehensive plan or a future land use plan adopted by the county or a regional entity. | The city’s comprehensive plan was updated in 2014 to include sustainable goals and strategies. | 7/11/2016 |
| [6.2](https://greenstep.pca.state.mn.us/bp-action-detail/81776) | ★★★ | Demonstrate that regulatory ordinances comply with the comprehensive plan. | The comprehensive plan is referenced throughout the zoning code and zoning decisions are required to be in compliance with the comprehensive plan. | 8/18/2016 |
| [6.3](https://greenstep.pca.state.mn.us/bp-action-detail/81777) | Choose an item. | Include requirements in comprehensive and/or other plans for intergovernmental coordination. |  |  |
| [6.4](https://greenstep.pca.state.mn.us/bp-action-detail/81778) | Choose an item. | Include ecological provisions in the comprehensive plan that explicitly aim to minimize open space fragmentation and/or establish a growth area with expansion criteria. |  |  |
| [6.5](https://greenstep.pca.state.mn.us/bp-action-detail/81779) | Choose an item. | Adopt climate mitigation and/or energy independence goals/objectives in the comprehensive plan or in a separate policy document; include transportation recommendations. |  |  |
| Best Practice 7: Resilient City GrowthBP 7 Completed? YES Total actions completed: 1**Actions to Complete BP 7:** ~~Any one action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [7.1](https://greenstep.pca.state.mn.us/bp-action-detail/81780)  | Choose an item. | Eliminate barriers and actively encourage higher density housing in city zoning ordinance and map.  |  |  |
| [7.2](https://greenstep.pca.state.mn.us/bp-action-detail/81781) | Choose an item. | Achieve higher density housing with one of the following:a. Flexible lot size/frontage requirement for infill development.b. Density and floor area ratio (FAR) bonuses in selected residential zoning districts.c. Clustered residential development.d. Allowing accessory dwelling units, single-room occupancy housing, senior housing, co-housing or tiny houses / apartments by right in selected zoning districts.e. Implement a vacation rental property registration policy and/or special tax. |  |  |
| [7.3](https://greenstep.pca.state.mn.us/bp-action-detail/81782) | ★ | Achieve higher intensity commercial/industrial land uses through at least one of the following strategies:a. Include a commercial district with zero-lot-line setbacks and a FAR minimum of 1.b. Set targets for the minimum number of employees/acre in different commercial zones.  | The B3 Central Business District has reduced lot sizes and zero-lot-line setbacks.  | 7/21/2016 |
| [7.4](https://greenstep.pca.state.mn.us/bp-action-detail/81783) | Choose an item. | Provide incentives for affordable housing, workforce housing, infill projects, or for life-cycle housing at or near job or retail centers, or for achieving an average net residential density of seven units per acre. |  |  |
| [7.5](https://greenstep.pca.state.mn.us/bp-action-detail/81784) | Choose an item. | Use design to create social trust and interaction among neighbors and allow developments that meet the prerequisites for LEED for Neighborhood Development certification. |  |  |
| Best Practice 8: Mixed UsesBP 8 Completed? YES Total actions completed: 2**Actions to Complete BP 8:** ~~Any two actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [8.1](https://greenstep.pca.state.mn.us/bp-action-detail/81785) | Choose an item. | Organize or participate in a community planning process for the city/a mixed-use district, including specific community engagement practices that engage cultural and income diverse community members. |  |  |
| [8.2](https://greenstep.pca.state.mn.us/bp-action-detail/81786) | ★★ | Locate or lease a property for use as a school, city building or other government facility that has at least two of these attributes:a. Adjacent to an existing employment or residential center.b. Designed to facilitate and encourage access by walking, biking, or other non-vehicle travel modes.c. Accessible by regular transit service. | City Hall is an employment center in downtown Albert Lea. It is easily accessible by foot and bike. The Albert Lea Senior Center (owned and operated by the City) is located in a shopping mall, right near the largest apartment building in the city. Both locations are on the SMART public transit route. | 12/6/2018 |
| [8.3](https://greenstep.pca.state.mn.us/bp-action-detail/81787) | Choose an item. | Modify a planned unit development (PUD) ordinance to emphasize or require mixed-use development or affordable housing, to limit residential PUDs to areas adjacent to commercial development, and/or to add sustainability features. |  |  |
| [8.4](https://greenstep.pca.state.mn.us/bp-action-detail/81788) | Choose an item. | Report that a (re)development meets a city/community-determined minimum point threshold under the Equitable Development Scorecard or LEED-Neighborhood Development. |  |  |
| [8.5](https://greenstep.pca.state.mn.us/bp-action-detail/81789) | ★★ | Have a downtown zoning district that emphasizes small and destination business, entrepreneurial spaces, and allows or requires residential and residential-compatible commercial development. | Downtown Albert Lea is zoned as a B3 Central Business District allowing for commercial, light industrial, and multi-family residential. | 7/21/2016 |
| [8.6](https://greenstep.pca.state.mn.us/bp-action-detail/81790) | Choose an item. | Incorporate form-based zoning approaches into the zoning code, in those areas where a diverse mix of uses is desired. |  |  |
| [8.7](https://greenstep.pca.state.mn.us/bp-action-detail/81791) | Choose an item. | Create incentives for vertical mixed-use development in appropriate locations. |  |  |
| Best Practice 9: Efficient Highway and Auto-Oriented DevelopmentBP 9 Completed? YES Total actions completed: 1**Actions to Complete BP 9:** ~~Any one action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [9.1](https://greenstep.pca.state.mn.us/bp-action-detail/81792) | Choose an item. | Establish design goals for at least one highway/auto-oriented corridor/cluster. |  |  |
| [9.2](https://greenstep.pca.state.mn.us/bp-action-detail/81793) | ★ | Participate in regional economic development planning with representatives from surrounding townships, cities, the county and business interests to:a. Estimate commercial/industrial needs among all jurisdictions.b. Jointly implement recommendations to stage highway/auto-oriented commercial development in order to avoid overbuilding and expensive low-density development. | Members of the City of Albert Lea, Freeborn County Administration, Albert Lea Economic Development Agency (ALEDA) and the Chamber of Commerce meet on a monthly basis.  | 12/6/2018 |
| [9.3](https://greenstep.pca.state.mn.us/bp-action-detail/81794) | Choose an item. | Adopt infrastructure design standards that protect the economic and ecologic functions of the highway corridor through clustering of development, native plantings and incorporating access management standards. |  |  |
| [9.4](https://greenstep.pca.state.mn.us/bp-action-detail/81795) | Choose an item. | Adopt development policies for large-format developments, zoning for auto-oriented commercial districts at the sub-urban edge and/or in tightly defined and smaller urban development corridors/nodes that have some bike/walk/transit access. |  |  |
| Best Practice 10: Design for Natural Resource ConservationBP 10 Completed? NO Total actions completed: 0**Actions to Complete BP 10:** Any one action |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [10.1](https://greenstep.pca.state.mn.us/bp-action-detail/81797) | Choose an item. | Conduct a Natural Resource Inventory or Assessment; incorporate protection of priority natural systems or resources such as groundwater through the subdivision or development process. |  |  |
| [10.2](https://greenstep.pca.state.mn.us/bp-action-detail/81798) | Choose an item. | For cities outside or on the fringe of metropolitan areas, conduct a build-out analysis, fiscal impact study, or adopt an urban growth boundary and a capital improvement plan that provides long-term protection of natural resources/systems, and agriculture outside the boundary. |  |  |
| [10.3](https://greenstep.pca.state.mn.us/bp-action-detail/81799) | Choose an item. | For cities within metropolitan areas, incorporate woodland best management practices addressing protection of wooded areas into zoning or development review. |  |  |
| [10.4](https://greenstep.pca.state.mn.us/bp-action-detail/81800) | Choose an item. | Adopt a conservation design policy; use a conservation design tool for pre-design meetings with developers and for negotiating development agreements in cities with undeveloped natural resource areas. |  |  |
| [10.5](https://greenstep.pca.state.mn.us/bp-action-detail/81801) | Choose an item. | Preserve environmentally sensitive, community-valued land by placing a conservation easement on city lands, and by encouraging/funding private landowners to place land in conservation easements. |  |  |
| [10.6](https://greenstep.pca.state.mn.us/bp-action-detail/81920) | Choose an item. | Conserve natural, cultural, historic resources by adopting or amending city codes and ordinances to support sustainable sites, including roadsides, and environmentally protective land use development. |  |  |
| [10.7](https://greenstep.pca.state.mn.us/bp-action-detail/81919) | Choose an item. | Support and protect wildlife through habitat rehabilitation, preservation and recognition programs. |  |  |
| Transportation[**BP 11**: Living & Complete Streets](#_heading=h.qsh70q)[**BP 12**: Mobility Options](#_heading=h.3as4poj)[**BP 13**: Efficient City Fleets](#_heading=h.1pxezwc)[**BP 14**: Demand-Side Travel Planning](#_heading=h.49x2ik5) |
| Best Practice 11: Living & Complete StreetsBP 11 Completed? YES Total actions completed: 3**Actions to Complete BP 11:** ~~11.1 and any two additional actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [11.1](https://greenstep.pca.state.mn.us/bp-detail/81723) | ★★ | Adopt a complete streets policy, or a living streets policy, which addresses landscaping and stormwater. | In 2009, the Albert Lea council adopted City Ordinance 129t stating all subdivisions will be designed with complete streets | 7/13/2016 |
| [11.2](https://greenstep.pca.state.mn.us/bp-action-detail/81803) | Choose an item. | Adopt zoning language or approve a skinny street/development project that follows green street and/or walkable streets principles. |  |  |
| [11.3](https://greenstep.pca.state.mn.us/bp-action-detail/81804) | ★★ | Modify a street in compliance with the city's complete streets policy. | In 2013 the Broadway Avenue Streetscape project brought downtown in compliance with the complete streets ordinance and added tree boxes and a rain garden.  | 7/15/2016 |
| [11.4](https://greenstep.pca.state.mn.us/bp-action-detail/81805) | Choose an item. | Identify, prioritize and remedy complete streets gaps and lack of connectivity/safety within your road network. |  |  |
| [11.5](https://greenstep.pca.state.mn.us/bp-action-detail/81806) | Choose an item. | Identify and remedy street-trail gaps between city streets and off-road trails/bike trails. |  |  |
| [11.6](https://greenstep.pca.state.mn.us/bp-action-detail/81807) | ★★ | Implement traffic calming policy/measures in at least one street redevelopment project. | In 2015 Albert Lea converted Broadway avenue from 4 lanes to 3 lanes and added bike lanes.  | 7/15/2016 |
| Best Practice 12: Mobility OptionsBP 12 Completed? YES Total actions completed: 4**Actions to Complete BP 12:** ~~Any two actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [12.1](https://greenstep.pca.state.mn.us/bp-action-detail/81808) | ★★★ | Increase walking, biking and transit.  | In 2009, Albert Lea adopted a Complete Streets Policy and since then the city has added over 7 miles of sidewalk and 3 miles of bike lanes. Walking and biking has increased by 39% since 2010. A Gallup Wellbeing Index was conducted in 2014 and 2016 and Albert Lea is above the National and State average in active living.In 2015, the city won the Local Government Innovation Award for active living. | 3/9/2017 |
| [12.2](https://greenstep.pca.state.mn.us/bp-action-detail/81809) | ★★★ | Conduct an Active Living campaign such as a Safe Routes to School program. | Nationally-recognized Blue Zones health work; Family Bike Rodeo since 2010; in 2015 Walk & Roll program implemented in all 6 schools; 2010 Front Street bike lane connection to elementary & middle school - trail counts show 69% increase in walking & biking in 7 years | 3/9/2017 |
| [12.3](https://greenstep.pca.state.mn.us/bp-action-detail/81810) | ★★ | Prominently identify mobility options: transit; paratransit/Dial-A-Ride; ridesharing/cab services; rental cars; bikes; airports. | SMART Transit is promoted as a resource on city website, Facebook page, and media outlets inform the public that SMART transit has expanded hours and provides free rides to Vets. SMART transit ridership has increased every year. | 12/6/2018 |
| [12.4](https://greenstep.pca.state.mn.us/bp-action-detail/81811) | Choose an item. | Promote carpooling or ridesharing among community members, city employees, businesses, high schools and institutions of higher education. |  |  |
| [12.5](https://greenstep.pca.state.mn.us/bp-action-detail/81812) | Choose an item. | Implement workplace multi-modal transportation best management practices - including telework/ flexwork - in city government, businesses or at a local health care provider. |  |  |
| [12.6](https://greenstep.pca.state.mn.us/bp-action-detail/81813) | ★★ | Add/expand transit service, or promote car/bike sharing. | 2017 SMART transit added 7 hours per day and runs M-F 7am-9pm. The demand response service operates on weekends and city coordinated press for SMART.  | 2/22/2017 |
| Best Practice 13: Efficient City FleetsBP 13 Completed? YES Total actions completed: 2**Actions to Complete BP 13:** ~~Any two actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [13.1](https://greenstep.pca.state.mn.us/bp-action-detail/81814) | Choose an item. | Efficiently use your existing fleet of city vehicles by encouraging trip bundling, video conferencing, carpooling, vehicle sharing and incentives/technology. |  |  |
| [13.2](https://greenstep.pca.state.mn.us/bp-action-detail/81815) | Choose an item. | Right-size/down-size city fleet with the most fuel-efficient vehicles that are of an optimal size and capacity for their intended functions. |  |  |
| [13.3](https://greenstep.pca.state.mn.us/bp-action-detail/81816) | Choose an item. | Phase-in operational changes, equipment changes including electric vehicles, and no-idling practices for city or local transit fleets. |  |  |
| [13.4](https://greenstep.pca.state.mn.us/bp-action-detail/81817) | ★ | Phase in bike, e-bike, foot or horseback modes for police, inspectors and other city staff. | Bike Police Patrol (1998) is available 24/7 throughout all of Albert Lea | 7/13/2016 |
| [13.5](https://greenstep.pca.state.mn.us/bp-action-detail/81818) | ★ | Document that local school bus fleet has optimized routes, start times, boundaries, vehicle efficiency and fuels, driver actions to cut costs including idling reduction, and shifting students from the bus to walking, biking and city transit. | Albert Lea school bus routes are optimized for efficiency as per industry best practices. | 7/21/2016 |
| [13.6](https://greenstep.pca.state.mn.us/bp-action-detail/81819) | Choose an item. | Retrofit city diesel engines or install auxiliary power units and/or electrified parking spaces. |  |  |
| Best Practice 14: Demand-Side Travel PlanningBP 14 Completed? NO Total actions completed: 0**Actions to Complete BP 14:** Any two actions |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [14.1](https://greenstep.pca.state.mn.us/bp-action-detail/81820) | Choose an item. | Reduce/eliminate parking minimums; add parking maximums; develop district parking; install meters and charge for parking at curb and city-owned lots/ramps. |  |  |
| [14.2](https://greenstep.pca.state.mn.us/bp-action-detail/81821) | Choose an item. | For cities with regular transit service, require/provide incentives for the siting of retail services at transit/ density nodes. |  |  |
| [14.3](https://greenstep.pca.state.mn.us/bp-action-detail/81822) | Choose an item. | For cities with regular transit service, require/provide incentives for the siting of higher density housing at transit/density nodes. |  |  |
| [14.4](https://greenstep.pca.state.mn.us/bp-action-detail/81823) | Choose an item. | Require new (re)developments to prepare a travel demand management plan or transit-oriented development standards or LEED for Neighborhood Development certification. |  |  |
| Environmental Management[**BP 15**: Sustainable Purchasing](#_heading=h.3o7alnk)[**BP 16**: Community Forests and Soil](#_heading=h.23ckvvd)[**BP 17**: Stormwater Management](#_heading=h.ihv636)[**BP 18**: Parks and Trails](#_heading=h.32hioqz)[**BP 19**: Surface Water](#_heading=h.1hmsyys)[**BP 20**: Efficient Water and Wastewater Systems](#_heading=h.41mghml)[**BP 21**: Septic Systems](#_heading=h.2grqrue)[**BP 22**: Sustainable Consumption and Waste](#_heading=h.vx1227)[**BP 23**: Local Air Quality](#_heading=h.3fwokq0) |
| Best Practice 15: Sustainable PurchasingBP 15 Completed? YES Total actions completed: 4**Actions to Complete BP 15:** ~~15.1 and any one additional action~~  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [15.1](https://greenstep.pca.state.mn.us/bp-action-detail/81825) | ★ | Adopt a sustainable purchasing policy or administrative guidelines/practices directing the city purchase at least:a. EnergyStar and EPEAT certified equipment and appliances.b. Paper containing post-consumer recycled content. | The City will comply with the state law that mandates the purchase of 30% post-consumer recycled paper. The City is formalizing its policy on purchasing Energy Star equipment | 5/1/2017 |
| [15.2](https://greenstep.pca.state.mn.us/bp-action-detail/81826) | ★ | Purchase energy used by city government with a higher renewable percentage than required by MN law. | Purchases from a 517 kW solar array partly owned by a local electric coop. The solar array began generating electricity in 2014 and provides enough energy for 60 homes.  | 7/20/2016 |
| [15.3](https://greenstep.pca.state.mn.us/bp-action-detail/81827) | Choose an item. | Establish purchasing preferences that support local, Minority, Disability, and Women-Owned businesses and, working with a local business association, develop a list of locally-produced products and suppliers for common purchases. |  |  |
| [15.4](https://greenstep.pca.state.mn.us/bp-action-detail/81828) | Choose an item. | Require purchase of U.S. EPA WaterSense-certified products. |  |  |
| [15.5](https://greenstep.pca.state.mn.us/bp-action-detail/81829) | ★★ | Set minimum sustainability standards to reduce the impact of your concrete use, asphalt, roadbed aggregate, or other construction materials. | Albert Lea uses recycled asphalt for all road projects with up to 30% Recycled Asphalt Pavement (RAP) | 7/21/2016 |
| [15.6](https://greenstep.pca.state.mn.us/bp-action-detail/81830) | Choose an item. | Require printing services to be purchased from companies using sustainable practices. |  |  |
| [15.7](https://greenstep.pca.state.mn.us/bp-action-detail/81831) | ★ | Lower the environmental footprint of meetings and events in the city. | Albert Lea purchased iPads for councilors to use in 2013. This eliminates 10,000 sheets of paper from being printed yearly.  | 2/22/2017 |
| [15.8](https://greenstep.pca.state.mn.us/bp-action-detail/81832) | Choose an item. | Use national green standards/ guidelines for purchasing/investments such as cleaning products, furniture, flooring/coatings.  |  |  |
| Best Practice 16: Community Forests and SoilBP 16 Completed? YES Total actions completed: 4**Actions to Complete BP 16:** ~~Any two actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [16.1](https://greenstep.pca.state.mn.us/bp-action-detail/81833) | ★★★ | Certify as a Tree City USA. | Albert Lea has been a certified Tree City USA community for 22 years. The 2016 tree budget averages $8.45 per resident. | 7/11/2016 |
| [16.2](https://greenstep.pca.state.mn.us/bp-action-detail/81834) | ★ | Adopt best practices for urban tree planting/quality; require them in private developments and/or use them in at least one development project. | The City of Albert Lea Forestry Department follows industry best management practices. | 7/11/2016 |
| [16.3](https://greenstep.pca.state.mn.us/bp-action-detail/81835) | Choose an item. | Budget for and achieve resilient urban canopy/tree planting goals. |  |  |
| [16.4](https://greenstep.pca.state.mn.us/bp-action-detail/81836) | ★ | Maximize tree planting along your main downtown street or throughout the city. | As part of the Broadway Avenue streetscape project, tree boxes were added to Broadway Avenue on both sides at intervals averaging no more than 40 feet. | 7/20/2016 |
| [16.5](https://greenstep.pca.state.mn.us/bp-action-detail/81837) | Choose an item. | Adopt a tree preservation or native landscaping ordinance. |  |  |
| [16.6](https://greenstep.pca.state.mn.us/bp-action-detail/81906) | ★★ | Build community capacity to protect existing trees by one or more of:a. Having trained tree specialists.b. Supporting volunteer forestry efforts.c. Adopting an EAB/forest management plan or climate adaptation plan for the urban forest. | The City of Albert Lea Forestry Department has two certified arborists and four certified tree inspectors on staff.  | 7/22/2016 |
| [16.7](https://greenstep.pca.state.mn.us/bp-action-detail/101876) | Choose an item. | Conduct a tree inventory or canopy study for public and private trees. |  |  |
| Best Practice 17: Stormwater ManagementBP 17 Completed? YES Total actions completed: 2**Actions to Complete BP 17:** ~~Any one action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [17.1](https://greenstep.pca.state.mn.us/bp-action-detail/81840) | Choose an item. | Adopt and use Minnesota's Minimal Impact Design Standards (MIDS). |  |  |
| [17.2](https://greenstep.pca.state.mn.us/bp-action-detail/81838) | Choose an item. | Complete the GreenStep Municipal Stormwater Management Assessment. |  |  |
| [17.3](https://greenstep.pca.state.mn.us/bp-action-detail/81839) | Choose an item. | Adopt by ordinance one or more stormwater infiltration/management strategies to reduce impervious surface. |  |  |
| [17.4](https://greenstep.pca.state.mn.us/bp-action-detail/81841) | Choose an item. | Create a stormwater utility that uses variable fees to incentivize and educate property owners.  |  |  |
| [17.5](https://greenstep.pca.state.mn.us/bp-action-detail/81842) | ★ | Adopt and implement guidelines or design standards/incentives for stormwater infiltration/reuse practices. | Watershed District offers incentives/info for purchasing water barrels and installing water gardens, permeable pavement; tree boxes installed along main street | 1/7/2019 |
| [17.6](https://greenstep.pca.state.mn.us/bp-action-detail/81843) | ★ | Reduce de-icing and dust suppressant salt use to prevent permanent surface water and groundwater pollution. | Watershed district hosted a Smart Salt training workshop in Spring 2018. Another workshop focused on sidewalks and roads planned for 2019.  | 1/7/2019 |
| Best Practice 18: Parks and TrailsBP 18 Completed? NO Total actions completed: 0**Actions to Complete BP 18:** Any three actions |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [18.1](https://greenstep.pca.state.mn.us/bp-action-detail/81844) | Choose an item. | Make improvements within your city's system of parks, offroad trails and open spaces. |  |  |
| [18.2](https://greenstep.pca.state.mn.us/bp-action-detail/81845) | Choose an item. | Plan and budget for a network of parks, green spaces, water features and trails for areas where new development is planned. |  |  |
| [18.3](https://greenstep.pca.state.mn.us/bp-action-detail/81846) | Choose an item. | Achieve minimum levels of city green space and maximize the percent within a ten-minute walk of community members. |  |  |
| [18.4](https://greenstep.pca.state.mn.us/bp-action-detail/81847) | Choose an item. | Adopt low-impact design standards in parks and trails that infiltrate or retain all 2 inch, 24-hour stormwater events on site. |  |  |
| [18.5](https://greenstep.pca.state.mn.us/bp-action-detail/81848) | Choose an item. | Create park/city land management standards/practices that maximize at least one of the following:a. Low maintenance turf management; native landscaping; organic or integrated pest management; pollinator/monarch-safe policies.b. Recycling/compostables collection; use of compost as a soil amendment.c. Sources of nonpotable water, or surface/rain water, for irrigation. |  |  |
| [18.6](https://greenstep.pca.state.mn.us/bp-action-detail/81849) | Choose an item. | Certify at least one golf course in the Audubon Cooperative Sanctuary Program. |  |  |
| [18.7](https://greenstep.pca.state.mn.us/bp-action-detail/81850) | Choose an item. | Document that the operation and maintenance, or construction / remodeling, of at least one park building used an asset management tool, the SB 2030 energy standard, or a green building framework. |  |  |
| [18.8](https://greenstep.pca.state.mn.us/bp-action-detail/81851) | Choose an item. | Develop a program to involve community members in hands-on land restoration, invasive species management and stewardship projects. |  |  |
| Best Practice 19: Surface WaterBP 19 Completed? YES Total actions completed: 2**Actions to Complete BP 19:** ~~If the city has a State public water, 19.4 and any one additional action.~~  ~~If the city does not have a State public water, any one action.~~  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [19.1](https://greenstep.pca.state.mn.us/bp-action-detail/93541) | Choose an item. | Consistently monitor surface water quality/clarity and report findings to community members. |  |  |
| [19.2](https://greenstep.pca.state.mn.us/bp-action-detail/81852) | ★★ | Conduct/support multi-party community conversations, assessments, plans, and actions to improve local water quality/quantity. | The Albert Lea Lakes Foundation hosted a series of talks about water quality throughout 2016. The group discussed 15-year goals.  | 6/7/2017 |
| [19.3](https://greenstep.pca.state.mn.us/bp-action-detail/81853) | Choose an item. | Adopt and publicly report on measurable surface water improvement targets for lake, river, wetland and ditches. |  |  |
| [19.4](https://greenstep.pca.state.mn.us/bp-action-detail/81854) | ★ | Adopt a shoreland ordinance for all river and lake shoreland areas. | Freeborn County has a shoreland ordinance in compliance with state-wide shoreland standards.  | 8/25/2016 |
| [19.5](https://greenstep.pca.state.mn.us/bp-action-detail/81909) | Choose an item. | Adopt goals to revegetate shoreland and create a local program or outreach effort to help property owners with revegetation. |  |  |
| [19.6](https://greenstep.pca.state.mn.us/bp-action-detail/81910) | Choose an item. | Implement an existing TMDL implementation plan. |  |  |
| [19.7](https://greenstep.pca.state.mn.us/bp-action-detail/81911) | Choose an item. | Create/assist a Lake Improvement District. |  |  |
| [19.8](https://greenstep.pca.state.mn.us/bp-action-detail/101661) | Choose an item. | Reduce flooding damage and costs through the National Flood Insurance Programs and the NFIP’s Community Rating System. |  |  |
| Best Practice 20: Efficient Water and Wastewater SystemsBP 20 Completed? YES Total actions completed: 4**Actions to Complete BP 20:** ~~20.1, 20.2, and any one additional action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [20.1](https://greenstep.pca.state.mn.us/bp-detail/81731) | ★ | Compare the energy use and financial performance of your facilities with other peer facilities. | In 2012, an energy audit was conducted at the WWTP. The City is using the B3 Benchmarking database to compare energy usage to peer plants. | 7/21/2016 |
| [20.2](https://greenstep.pca.state.mn.us/bp-action-detail/81856) | ★ | Plan and budget for motor maintenance and upgrades. | Albert Lea has a maintenance and replacement budget for key equipment.  | 7/21/2016 |
| [20.3](https://greenstep.pca.state.mn.us/bp-action-detail/81857) | ★★ | Establish an on-going budget and program for decreasing inflow and infiltration into sewer lines and losses in drinking water systems. | Since 2007, an ongoing I/I project targets 5,500 homes which has reduced energy consumption at the WWTP and increased efficiency. 50 homes remain in noncompliance with I/I standards. | 7/21/2016 |
| [20.4](https://greenstep.pca.state.mn.us/bp-action-detail/81858) | Choose an item. | Optimize energy and chemical use at drinking water/wastewater facilities and decrease chloride in wastewater discharges. |  |  |
| [20.6](https://greenstep.pca.state.mn.us/bp-action-detail/81859) | ★★★ | Implement a wastewater plant efficiency project or a program for local private business operations. | An anaerobic digester at the 6.7 MGD waste water treatment plant supplies biogas to a 120kW combined heat and power microturbine system that generates about $60-90,000 in annual energy savings: 70% from reduced electricity and fuel purchases; 30% from reduced maintenance costs | 7/13/2016 |
| [20.7](https://greenstep.pca.state.mn.us/bp-action-detail/81907) | Choose an item. | Create a demand-side pricing program. |  |  |
| Best Practice 21: Septic SystemsBP 21 Completed? YES Total actions completed: 4**Actions to Complete BP 21:** ~~Any one action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [21.1](https://greenstep.pca.state.mn.us/bp-action-detail/81860) | ★★★ | Report to landowners suspected noncompliant or failing septic systems as part of an educational, informational and financial assistance and outreach program. | County performs compliance inspections when property is transferred or building permits are issued; owners are eligible for three low interest loan programs | 8/18/2016 |
| [21.2](https://greenstep.pca.state.mn.us/bp-action-detail/81861) | Choose an item. | Use a community process to address failing septic systems. |  |  |
| [21.3](https://greenstep.pca.state.mn.us/bp-action-detail/81862) | ★ | Clarify/establish one or more responsible management entities for the proper design, siting, installation, operation, monitoring and maintenance of septic systems. | Freeborn County offers a list of septic services in the area.  | 8/18/2016 |
| [21.4](https://greenstep.pca.state.mn.us/bp-action-detail/81863) | Choose an item. | Adopt a subsurface sewage treatment system ordinance. |  |  |
| [21.5](https://greenstep.pca.state.mn.us/bp-action-detail/81864) | ★ | Create a program to finance septic system upgrades. | Property owners are eligible for three low interest loan programs to upgrade their septic system through USDA, MDA, and Freeborn County.  | 8/18/2016 |
| [21.6](https://greenstep.pca.state.mn.us/bp-action-detail/81865) | ★ | Work with homeowners/ businesses in environmentally sensitive areas to promote innovative waste water systems. | Freeborn county works with homeowners in areas where septic systems are not the most efficient way to transition to alternate waste water systems.  | 8/18/2016 |
| [21.7](https://greenstep.pca.state.mn.us/bp-action-detail/81866) | Choose an item. | Arrange for assistance to commercial, retail and industrial businesses with water use reduction, pollution prevention and pretreatment prior to discharge to septics. |  |  |
| Best Practice 22: Sustainable Consumption and WasteBP 22 Completed? NO Total actions completed: 0**Actions to Complete BP 22:** Any one action from 22.1-22.3 and any one action from 22.4-22.8 |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [22.1](https://greenstep.pca.state.mn.us/bp-action-detail/81867) | Choose an item. | Improve city operations/ procurement to prevent/reuse/recycle/compost waste from all public facilities, and minimize use of toxics and generation of hazardous waste. |  |  |
| [22.2](https://greenstep.pca.state.mn.us/bp-action-detail/81868) | Choose an item. | Address concerns over consumer products and packaging through education, reuse options, recycling/composting options, credits, fees, mandates or bans.  |  |  |
| [22.3](https://greenstep.pca.state.mn.us/bp-action-detail/81869) | Choose an item. | Improve profitability, legal compliance and conserve resources through adoption of ordinance language, licensing and resource management contracts. |  |  |
| [22.4](https://greenstep.pca.state.mn.us/bp-action-detail/81870) | Choose an item. | Publicize, promote and use the varied businesses/services collecting and marketing used, repaired and rental consumer goods, especially electronics, in the city/county. |  |  |
| [22.5](https://greenstep.pca.state.mn.us/bp-action-detail/81871) | Choose an item. | Arrange for a residential and/or business/institutional source-separated organics collection/ management program. |  |  |
| [22.6](https://greenstep.pca.state.mn.us/bp-action-detail/81872) | Choose an item. | Improve recycling services/expand to multi-unit housing and commercial businesses. |  |  |
| [22.7](https://greenstep.pca.state.mn.us/bp-action-detail/81873) | Choose an item. | Improve/organize residential trash/ recycling/organics collection by private/public operations and offer significant volume-based pricing on residential garbage and/or incentives for recycling. |  |  |
| [22.8](https://greenstep.pca.state.mn.us/bp-action-detail/81874) | Choose an item. | Adopt a construction and demolition ordinance governing demolition permits that requires a level of recycling and reuse for building materials and soil/land-clearing debris. |  |  |
| Best Practice 23: Local Air QualityBP 23 Completed? NO Total actions completed: 0**Actions to Complete BP 23:** Any two actions  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [23.1](https://greenstep.pca.state.mn.us/bp-action-detail/81875) | Choose an item. | Replace small internal combustion engine lawn/garden equipment with lower polluting equipment. |  |  |
| [23.2](https://greenstep.pca.state.mn.us/bp-action-detail/81876) | Choose an item. | Reduce residential burning of wood and yard waste and eliminate ‘backyard’ trash burning. |  |  |
| [23.3](https://greenstep.pca.state.mn.us/bp-action-detail/81877) | Choose an item. | Decrease air emissions from vehicle idling, business trucking, and pollutants/noise from stationary engines/back-up generators. |  |  |
| [23.5](https://greenstep.pca.state.mn.us/bp-action-detail/81877) | Choose an item. | Install, assist with and promote publicly available EV charging stations or public fueling stations for alternative fuel vehicles. |  |  |
| Resilient Economic and Community Development[**BP 24**: Benchmarks and Community Engagement](#_heading=h.4f1mdlm)[**BP 25**: Green Business Development](#_heading=h.2u6wntf)[**BP 26**: Renewable Energy](#_heading=h.19c6y18)[**BP 27**: Local Food](#_heading=h.3tbugp1)[**BP 28**: Business Synergies and Ecodistricts](#_heading=h.28h4qwu)[**BP 29**: Climate Adaptation and Community Resilience](#_heading=h.nmf14n) |
| Best Practice 24: Benchmarks and Community EngagementBP 24 Completed? YES Total actions completed: 2**Actions to Complete BP 24:** ~~24.1 and 24.2~~  |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [24.1](https://greenstep.pca.state.mn.us/bp-action-detail/81880) | ★ | Use a city commission/committee to lead, coordinate, report and engage community members on sustainability best practices. | The GreenStep Initiative is run by a group of city staff known as the Green Committee.  | 8/8/2016 |
| [24.2](https://greenstep.pca.state.mn.us/bp-action-detail/81881) | ★ | Organize goals/outcome measures from all city plans and report to community members data that show progress toward meeting these goals. | The Albert Lea city council has five goals for the community. Any steps taken towards these goals are publicized and promoted.  | 8/8/2016 |
| [24.3](https://greenstep.pca.state.mn.us/bp-action-detail/81882) | Choose an item. | Engage community members/ partners in identifying, measuring, and reporting progress on key sustainability and social indicators. |  |  |
| [24.4](https://greenstep.pca.state.mn.us/bp-action-detail/81883) | Choose an item. | Conduct/support a broad sustainability education/action campaign.  |  |  |
| [24.5](https://greenstep.pca.state.mn.us/bp-action-detail/81884) | Choose an item. | Conduct a community visioning/ planning initiative that engages a diverse set of community members & stakeholders and uses a sustainability, resilience, or environmental justice framework. |  |  |
| [24.6](https://greenstep.pca.state.mn.us/bp-action-detail/81923) | Choose an item. | Engage wide representation of community youth/students by creating opportunities to participate in city government. |  |  |
| [24.7](https://greenstep.pca.state.mn.us/bp-action-detail/101611) | Choose an item. | Engage Black, Indigenous, People of Color (BIPOC), renters, low-income, new Americans, differently abled and other traditionally under-represented community members. |  |  |
| Best Practice 25: Green Business DevelopmentBP 25 Completed? YES Total actions completed: 3**Actions to Complete BP 25:** ~~Any two actions~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [25.1](https://greenstep.pca.state.mn.us/bp-action-detail/81885) | ★★★ | Grow new/emerging green businesses and green jobs through targeted assistance and new workforce development. | Riverland Community College offers a solar installer certification and a wind turbine technician degree | 8/26/2016 |
| [25.2](https://greenstep.pca.state.mn.us/bp-action-detail/81886) | Choose an item. | Create/participate in a marketing/ outreach program to connect businesses with assistance providers. |  |  |
| [25.3](https://greenstep.pca.state.mn.us/bp-action-detail/81887) | Choose an item. | Promote sustainable tourism. |  |  |
| [25.4](https://greenstep.pca.state.mn.us/bp-action-detail/81888) | Choose an item. | Strengthen value-added businesses utilizing local "waste" material. |  |  |
| [25.5](https://greenstep.pca.state.mn.us/bp-action-detail/81889) | Choose an item. | Lower the environmental and health risk footprint of a brownfield remediation/redevelopment project; report brightfield projects. |  |  |
| [25.6](https://greenstep.pca.state.mn.us/bp-action-detail/81890) | ★★ | Promote green businesses that are recognized under a local, regional or national program. | Chamber of Commerce is starting an awards program to recognize businesses for green practices.  | 3/6/2017 |
| [25.7](https://greenstep.pca.state.mn.us/bp-action-detail/81891) | ★★★ | Conduct/ participate in a buy local campaign for community members and local businesses. | Chamber of Commerce implemented a gift certificate program known as chamber bucks for over 20 years. Over $150,000 is spent annually in this program. | 3/1/2017 |
| Best Practice 26: Renewable EnergyBP 26 Completed? NO Total actions completed: 0**Actions to Complete BP 26:** Any two actions |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [26.1](https://greenstep.pca.state.mn.us/bp-action-detail/81892) | Choose an item. | Adopt wind/biomass ordinances that allow, enable, or encourage appropriate renewable energy installations. |  |  |
| [26.2](https://greenstep.pca.state.mn.us/bp-action-detail/81893) | Choose an item. | Promote resident/business purchases and/or generation of clean energy. |  |  |
| [26.3](https://greenstep.pca.state.mn.us/bp-action-detail/81894) | Choose an item. | Promote financing and incentive programs for clean energy. |  |  |
| [26.4](https://greenstep.pca.state.mn.us/bp-action-detail/81895) | Choose an item. | Support a community solar garden or help community members participate in a community solar project.  |  |  |
| [26.5](https://greenstep.pca.state.mn.us/bp-action-detail/81896) | Choose an item. | Install a public sector/municipally-owned renewable energy technology. |  |  |
| [26.6](https://greenstep.pca.state.mn.us/bp-action-detail/81897) | Choose an item. | Report installed private sector-owned renewable energy/energy efficient generation capacity. |  |  |
| [26.7](https://greenstep.pca.state.mn.us/bp-action-detail/81908) | Choose an item. | Become a solar-ready community, including adopting ordinance/zoning language and an expedited permit process for residents and businesses to install solar energy systems. |  |  |
| Best Practice 27: Local FoodBP 27 Completed? YES Total actions completed: 1**Actions to Complete BP 27:** ~~Any one action~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [27.1](https://greenstep.pca.state.mn.us/bp-action-detail/81898) | Choose an item. | Incorporate working landscapes - agriculture and forestry - into the city by adopting an ordinance. |  |  |
| [27.2](https://greenstep.pca.state.mn.us/bp-action-detail/81899) | Choose an item. | Facilitate creation of home/ community gardens, chicken & bee keeping, and incorporation of food growing areas/access in multifamily and residential developments. |  |  |
| [27.3](https://greenstep.pca.state.mn.us/bp-action-detail/81900) | ★★★ | Create, assist with and promote local food production/distribution within the city. | City land can be used for a farmer’s market and 120 plots are available to community. 80% of Albert Lea’s population is within 1 mile of food access (2 farmer’s markets, 3 community gardens, 3 grocery stores). | 4/4/2017 |
| [27.4](https://greenstep.pca.state.mn.us/bp-action-detail/81901) | Choose an item. | Measurably increase institutional buying, and sales through groceries and restaurants. |  |  |
| Best Practice 28: Business Synergies and EcodistrictsBP 28 Completed? NO Total actions completed: 0**Actions to Complete BP 28:** Any one action |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [28.2](https://greenstep.pca.state.mn.us/bp-action-detail/81903) | Choose an item. | Document that at least one business/ building uses waste heat or water discharge from another business or conducts materials exchange activities with another organization. |  |  |
| [28.3](https://greenstep.pca.state.mn.us/bp-action-detail/81904) | Choose an item. | Require, build or facilitate at least four sustainability attributes in a business/industrial park project. |  |  |
| [28.4](https://greenstep.pca.state.mn.us/bp-action-detail/81905) | Choose an item. | Use 21st century ecodistrict tools to structure, guide and link multiple green and sustainable projects together in a mixed-use neighborhood/development, or innovation district. |  |  |
| Best Practice 29: Climate Adaptation and Community ResilienceBP 29 Completed? YES Total actions completed: 3**Actions to Complete BP 29:** ~~29.1 at 2- or 3-star level~~ |
| **Best Practice Action:**  | **Completed:***(Star Level out of three stars)* | **Action Description:** *(View on GreenStep Website for full description)*  | **Action Summary:** *(Provided by GreenStep Staff)* | **Date of Last Entry:** |
| [29.1](https://greenstep.pca.state.mn.us/bp-action-detail/81912) | ★★ | Prepare to maintain public health and safety during extreme weather and climate-change-related events, while also taking a preventive approach to reduce risk for community members. | Freeborn County has a Hazard Mitigation plan that applies to Albert Lea. The city is also developing materials useful in emergency situations, for sizable Latino & Karen population | 4/13/2017 |
| [29.2](https://greenstep.pca.state.mn.us/bp-action-detail/81913) | ★★ | Integrate climate resilience into city or tribal planning, policy, operations, and budgeting processes. | 2018 high-level assessment of climate vulnerabilities, used for website, discussion of impervious surfaces, and to engage residents on how space is used downtown  | 12/28/2018 |
| [29.3](https://greenstep.pca.state.mn.us/bp-action-detail/81914) | ★ | Increase social connectedness through engagement, capacity building, public investment, and opportunities for economically vulnerable residents. | The Mayor, City Manager, and Assistant City Manager went door-to-door in two parts of town, asking residents what actions could be taken by the city to improve quality of life. The City also started a weekly e-newsletter and increased posting on social media. Newsletter has 900 subscribers and Facebook following went from 1400 to 2700.  | 2/22/2017 |
| [29.4](https://greenstep.pca.state.mn.us/bp-action-detail/81915) | Choose an item. | Encourage private sector action and incentivize investment in preventive approaches that reduce risk and minimize impacts. |  |  |
| [29.5](https://greenstep.pca.state.mn.us/bp-action-detail/81916) | Choose an item. | Protect public buildings and natural/ constructed infrastructure to reduce physical damage and sustain their function during extreme weather events. |  |  |
| [29.6](https://greenstep.pca.state.mn.us/bp-action-detail/81917) | Choose an item. | Reduce the urban heat impacts of public buildings/sites/infrastructure. |  |  |
| [29.7](https://greenstep.pca.state.mn.us/bp-action-detail/81918) | Choose an item. | Protect water supply and wastewater treatment facilities to reduce physical damage and sustain their function during extreme weather events. |  |  |
| [29.8](https://greenstep.pca.state.mn.us/bp-action-detail/81922) | Choose an item. | Improve local energy resilience. |  |  |