



Memorandum

To: Evanston City Council; Evanston Environment Board; City Manager Luke Stowe;
Deputy City Manager Carina Sánchez

CC: Cara Pratt, Chief Sustainability and Resilience Officer; Gabriela Martin,
Sustainability and Resilience Manager; Kirsten Dreihobl Vega, Sustainability and
Resilience Coordinator

From: Healthy Buildings Accountability Board; Healthy Buildings Technical Committee

Subject: Healthy Buildings Accountability Board Quarterly Report 2

Date: May 14, 2026

Background:

The City Council passed the Healthy Buildings Ordinance (HBO) to reduce greenhouse gas emissions and improve indoor air quality in the largest buildings in Evanston. The HBO created two public bodies (detailed below) to oversee the rulemaking process of the ordinance, and required the bodies to provide quarterly reports on their progress.

The City Council established the Healthy Buildings Accountability Board (HBAB) as an oversight body that is authorized to make recommendations and decisions related to decarbonization policies and programs, including but not limited to the Healthy Buildings Ordinance, for the following purposes:

- To provide a community-led equity lens for climate action
- To provide a systematic means of considerations for equity based adjustments to climate action taken by the City
- To provide a timely, fair, and objective review of the implementation of climate action taken by the City.

The City Council established the Healthy Buildings Technical Committee for the following purposes:

- To develop rules and procedures implementing the Healthy Buildings Ordinance
- To provide community leadership in achieving necessary emissions reductions
- To provide technical expertise on reaching the Healthy Buildings Ordinance's performance standards.

Healthy Buildings Accountability Board Quarter 2 Report (February - April 2026):

Members:

Baxter Swilley (Co-Chair), Ben Martin (Co-Chair), Bob Dean, Jessica Miller, Kristen White, Paula Scholl, Stephanie Victor, Swasti Shah, Tom Noonan

Number of Meetings: 3 (First Fridays; 10-11:30 AM)

Actions:

- Adopted Equity Priority Building goals
- Working on defining Equity Priority Building criteria
- COE Community Development presentation on Evanston's Strategic Housing Plan
- Requested COE GIS mapping of HBO properties
- Discussed ACEEE Technical Assistance Grant survey of utility burdened renters
- Discussed Sustain Evanston grant support for HBO buildings

Healthy Buildings Technical Committee Quarter 2 (February - April 2026) Report:

Members:

Charles Davidson, Joel Freeman (Co-Chair), Leonard Sciarra, Madeline Robertson (Co-Chair), Stephanie Victor, Tom Noonan

Number of Meetings: 6 (First and third Wednesdays; 8:30-10 AM)

Actions:

- Presentation by Vice Chair of ASHRAE 100 standard on Energy Use Intensity (EUI) target development
- Presentation by City of Denver on EUI target development and building performance standard implementation
- Presentation by City of Boston on using renewable energy to meet building performance targets
- Institute for Market Transformation Q&A on building performance standards
- Presentation by Madeline Robertson (HBTC Co-Chair) on ENERGY STAR Portfolio Manager benchmarking tool
- Voted to engage Slipstream to provide pro-bono support for benchmarking data analysis and development of final and interim building performance targets for Evanston.

Status of \$10.4 M Department of Energy (DOE) Inflation Reduction Act Codes Grant:

Email correspondence received from DOE March 6, 2026 indicating that the grant remains under a "portfolio review process" to ascertain whether the "project remains technically and economically feasible and whether the project continues to effectuate the purpose of the program or the Department's priorities."