

The City of Cambridge Assistant City Manager for Community Development (“the Assistant City Manager”) hereby adopts these Land Use Regulations pursuant to Cambridge Zoning Ordinance Section 22.20 Green Building Requirements.

EMBODIED EMISSIONS REPORTING REGULATIONS

Article I

General Provisions and Definitions

Section 1 – Reference to Regulations.

These regulations shall be referred to as Embodied Emissions Reporting Regulations.

Section 2 – Authority.

Under the authority granted by Cambridge Zoning Ordinance Section 22.20, the Assistant City Manager has established the following Regulations governing the reporting of whole building lifecycle analyses of the estimated emissions generated by the construction of Green Building Projects.

Section 3 – Applicability and Purpose.

These Regulations shall apply to developments pursuant to those set forth in the Cambridge Zoning Ordinance as referenced below:

- (i) Per section 22.22, this Regulation shall apply to Green Building Project as defined in Article 2.000 of the Zoning Ordinance.
- (ii) Per section 22.25.1(c)7, this Regulations shall not impose a requirement on any building project that does not:
 - a. meet the standard threshold for project review special permit of 50,000 square feet OR;
 - b. includes housing units.

The purpose of this Regulation is to establish how estimated emissions are to be reported. Regulations are in support of Cambridge Zoning Ordinance Section 22.20.

Section 4 – Severability.

The provisions of these Regulations are severable. If any provision of these Regulations or any specific application to any person or circumstance, is held invalid, such invalidity shall not affect other provisions or applications which can be given effect in the absence of the invalid provision or application.

Section 5 – Definitions.

All terms used in these Embodied Emissions Reporting Regulations shall be as defined in the Cambridge Zoning Ordinance unless otherwise defined herein.

Article II

Required Embodied Emissions Reporting Standards

Section 1 – Required Reporting.

Reporting required by these Regulations are in addition to applications and permits that may be required by other federal, state and local laws or Regulations. Per Zoning Section 22.25, a Green Building

Project shall submit documentation of Embodied Emissions within a Net Zero Narrative that is to be submitted to the Community Development Department (CDD) for review. Per Zoning Section 22.25.1(c), CDD may provide a questionnaire template to the developer for completing this narrative.

Per Zoning Section 22.25.1(c)7, this reporting shall include a whole building lifecycle analysis (LCA) of the estimated emissions generated by the construction of applicable Green Building Projects. Such reporting shall include at a minimum the estimated lifecycle emissions generated by the use of major building materials, including but not limited to wood, concrete, steel, aluminum and glass, using embodied emissions modeling software and industry standards acceptable to CDD staff.

Section 2 – Establishment of Embodied Emissions Reporting Standards.

CDD staff shall provide detailed reporting standards for estimated lifecycle emissions within the instructions of the “Net Zero Narrative Template.” The “Net Zero Narrative Template,” which is periodically revised by CDD staff, shall further specify what embodied emissions modeling software and industry standards are acceptable for submission at each stage of applicable Green Building Project review.

The “Net Zero Narrative Template” shall be made publicly available in electronic form on the City Website.

Section 3 – Updates of Embodied Emissions Reporting Standards.

CDD staff shall periodically issue revisions to the “Net Zero Narrative Template” to ensure that the reporting instructions for Embodied Carbon are reflective of evolving industry standards and best practices, and that these reporting instructions are acceptable to CDD staff. Such revisions shall be dated and made publicly available in electronic form on the City Website.

Adopted:

Effective Date: June 17, 2024



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