

During NBA games, concerts, and other major events, the venue lighting would be high-intensity (bright and colorful), as may be fitting given the nature of the event. For non-event times, the ESC would be illuminated to promote safety and visibility, as well as to provide continual visibility for advertising purposes. The vertical surfaces of the arena and its adjacent buildings would be illuminated in a manner that highlights its architecture and creates welcoming street edges. As for horizontal surfaces, the plaza would be illuminated to highlight circulation paths, landscape features, and create a safe pedestrian experience. Additional way-finding lights would be provided to help orient people around the venue.

Exterior balconies and rooftop areas throughout the project would be illuminated when the venue is in use, to accommodate the people who will gather there at night, and at other times. The arena roof would be illuminated to highlight the arena when viewed from above (from helicopters, airplanes or airships) for major events and at other times for a variety of purposes.

The sunshade on the northern perimeter of the entry plaza could be illuminated from below as well as from above to create a distinctive visual frame for the ESC. A variety of different lighting techniques would be employed depending on the location. These would range from lighting integrated into the landscape to LED lights and video screens along the façade. Some of these elements would be signage opportunities as well, and so there would be some overlap between signage and lighting in these instances.

Sustainability

The proposed ESC would be designed and constructed to meet the certification requirements of the US Green Building Council's Leadership in Energy and Environmental Design (LEED) Gold certification. The certification of the project as LEED Gold would be through a point system in which points would be assigned based on project characteristics. Some of the characteristics would be related to the project site, and others would be related to the project design and construction methods. The relevant characteristics of the project site would involve its location in a downtown, infill location, redevelopment of an existing built property, the density of the site and connectivity to the adjacent community, and accessibility to public transportation. Although the details of the design process are not yet complete and, thus, many of the design details that would be measured to achieve the Gold certification have yet to be determined, Table 2-6 presents the targets that the applicant has established to be met through project design.

**TABLE 2-6
SACRAMENTO ESC LEED SUSTAINABILITY TARGETS**

Sustainability Factor	Target
Energy Reduction	15% better than Title 24
Water Reduction	25% better than CalGreen Baseline
Use of On-Site Generated Renewable Energy	Up to 1%
Use of Recycled Content in Building Materials	10%
Use of Regionally Supplied Building Materials	10%
Recycling of Construction Waste	75%

SOURCE: AECOM, 2013.

LEED Gold certification may be achieved through varying levels of performance related to the sustainability factors identified in Table 2-6. Depending on final designs, the ESC may exceed some targets and fall short of others. The types of strategies that are being investigated to achieve the targets identified in Table 2-6 include:

- The use of heat recovery, thermal displacement ventilation, underfloor radiant heating and cooling, free cooling, high efficiency lighting, and demand control ventilation;
- The potential use of onsite thermal energy storage to reduce peak cooling and electrical demands;
- The use of low flow plumbing water fixtures throughout the building;
- The use of Low Impact Development (LID) practices in stormwater treatment;
- Roof mounted pv solar panels; and
- Drought tolerant plant species to reduce irrigation needs.

In the event that roof mounted solar panels or other on-site renewable energy generation is not determined to be feasible to be included as an initial part of the design, the proposed ESC would be designed to allow for future installation of renewable energy systems.

2.4.4 Mixed Use Development

In addition to the ESC, the project proposes a combination of land uses, such as office, retail/restaurant commercial, residential, and hotel located on several mixed use lots in the SPD area. These uses would be designed consistent with the Central City Urban Design Guidelines and would be regulated pursuant to the proposed ESC-Special Planning District (ESC-SPD) (see Figure 2-19) which would establish specific allowed uses and administrative procedures for development within the SPD. Table 2-2 provides the mix of uses proposed in the SPD area.

The project proposes to entitle and vest the rights to develop up to 1.5 million square feet of mixed uses. For purposes of the analysis in this EIR, it has been assumed that the mixed uses would include land uses in the following amounts:

- Retail/Commercial 350,000 sf (net decrease of 231,275 sf),
- Office 475,000 sf (net increase of 198,332 sf),
- Hotel 250 rooms (net increase of approximately 175,000 sf),
- Residential 550 units (net increase of approximately 500,000 sf).