IPM Focus on Multi-Unit Housing

Pest Management Advisory Committee

November 10, 2016

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Pest Management Alliance Grant

\$199,927 awarded to Bay Area Stormwater Management Agencies Association (BASMAA)

Grant term: Sept. 1, 2014 – May 1, 2017

Collaboration between BASMAA, DPR, Bay Area stormwater permit agencies

Project Alliance

BASMAA executive director

Pestec management and staff

Staff from 5 municipalities

UCIPM staff scientist

Local architect

BIRC/Ecowise staff

Ravenswood Family Health Center exec. director

DPR project management

Project Objectives

Reduce human exposure to pyrethroids and fipronil

Reduce use of pyrethroids and fipronil in and around multi-unit buildings

Increase IPM services supply and demand

Pilot IPM in buildings in at least 3 municipalities

Building recruitment and selection

Application survey for bldg owners

Provision of IPM services for one year, including exterior exclusion work if required



Resources for bldgs + residents

- Workshop presentation in English, Spanish, and with Chinese translation
- "IPM toolkit" for each building: green cleaning supplies, gloves, masks, HEPA vacuum
- Pest info cards in English, Spanish, Chinese



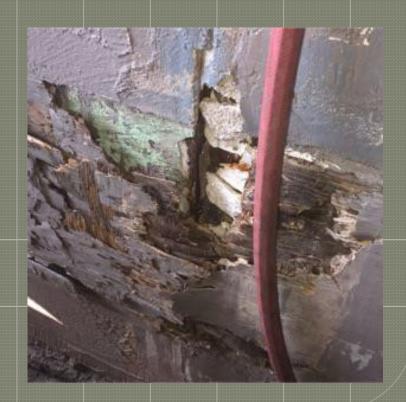
Outreach to local health clinics: Focus on asthma triggers (pests and pesticides), prevention via IPM



Outreach to developers and architects based on San Francisco's *Pest Prevention* by Design

Training module for PMP CE units, focus on IPM in multi-unit buildings

Boost effectiveness of EcoWise Certified, Green Pro, Green Shield



Today's Focus: Buildings Pilot

5 cities, 12 buildings, 101 units

 San Franci 	SCO	2 bldas	38	units
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San José
 3 bldgs
 13 units

East Palo Alto
 2 bldgs
 19 units

Palo Alto
 2 bldgs
 13 units

San Pablo
 3 bldgs
 18 units

Mix of market rate, affordable, non-profit and private ownership

Many Variables...

Engagement of municipal staff

Building owner cooperation

Quality of communication between residents and owner/manager

Condition of building at project outset



...And Many Challenges

Buildings with greatest pest problems did not volunteer to participate

Owner maintained previous pest control contract

Owner failed to complete exclusion repairs

Change of building ownership mid-project

Tenants unwilling to report pests to management — due to fear of eviction or a rent hike

Hoarder tenants

Bed bugs (outside scope of project)

Additional Elements

Log book for managers/residents

Materials for residents at program end

"Fall Cleanup Day" at San José buildings with coordinated support from the City and Pestec

Involvement of stormwater agencies in efforts to promote "Buy IPM"

Results: Cost Correlations

Please refer to handout chart

Pest treatment/prevention costs are lower at buildings with cooperative owners/managers, and good communication with residents



Lessons Learned for a Follow-on Project

Stronger, focused effort on building recruitment, emphasis on environmental justice

Tailor outreach to local ordinances and state laws

Involve bldg dept./code enforcement at outset

Increase outreach via health clinics

Incorporate bed bug treatment

Questions???