

MEETING MINUTES

TO: The File

FROM: Brian Piippo
Project Architect

DATE: June 24, 2019

SUBJECT: Executive Committee Minutes of the Meeting
Held May June 19, 2019
Mt Stuart Elementary School & Ellensburg Elementary School
Integrus Project No. 21849.00 & 21850.00

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Parties In Attendance:

Ellensburg Executive Committee, Rusty Prichard, Damon Gardella, Kristine Keller, Rob Decker, Steven Clark, Brian Piippo

The following is a record of the author's understanding of comments made and direction given. Written clarifications or corrections should be directed to Integrus Architecture within seven days of the date of publication of these minutes.

Executive Committee Meeting – Ellensburg School District #401 Board Room.

- I. Solar expectation for the New Elementary School.
 - A. The local community is organizing to provide local dollars to provide a solar energy component to the new Elementary School.
 1. The community organization is expecting to be able to provide local funds outside of the Districts bond funds.
 - a. A matching grant is anticipated to go along with the local funds generated for the solar energy component.
 - 1) Goal is to raise \$50k (\$100k with match)
 - a) Commerce department is matching grants from \$75k - \$500k.
 - 2) Timeline of community effort was not known at the time of the meeting.
 - 3) A grant would require a least one teacher at the school who is well-versed in solar power generation.
 - a) Mt. Stuart has a STEM position that may fulfill this requirement.
 2. District requirements for Solar energy component.
 - 1) Inclusion of solar energy component cannot take away from program space or building construction funds.
 - 2) The school structure cannot be negatively impacted by solar energy component.
 - a) Require a warm, dry, safe structure

- 3)
 - b) Roofing warranty cannot be impacted.
- Need to explore the total cost of ownership for a solar energy component.

II. Solar Ready option

- A. This option is been reviewed as a possible WSSP point for the school.
- B. This option leaves open the possibility to pursue grants
- C. Solar ready would require the school to be prepared to accept a solar array at some future date.
 - 1. Infrastructure for the panel locations
 - a. Roof based
 - b. Ground based.
 - 2. Extra space in electrical room and pathways to electrical room from solar array for an inverter and associated PV equipment.
 - a. Space for pathways and inverter need to be accounted for in overall SF budget for building. (+ 60 sf)
- D. Anticipated costs are expected to be \$5k - \$10k.
- E. The District prefers the ground-based option for solar-ready, conduit pathway to be provided to a suitable location on site or at minimum beyond any hard surface play area.

III. Solar Demonstration option – Educational component

- A. Ideas for educational solar demonstration component.
 - 1. Courtyard panels
 - 2. Parking lighting
 - 3. Playground shade.
- B. Costs for educational component - \$10k - \$20k
- C. Community committee and District to explore educational option with Pacific Education Commission
 - 1. Explore and utilize outside learning professional development.
- D. STEM Component – Professional teacher development and student development.
- E. Develop a STEM yard to go along with the educational demonstration component.
 - 1. Work in a wind energy element along with the solar component.
 - 2. Provide a data acquisition element to bring information from a small PV system from the solar demonstration component.
 - a. Data for STEM
 - b. Display for students and community.

IV. Provide a WSEC sized solar energy system for the school.

- A. This option would provide a 14 kw – 42 panel (2,500 sf) array for the school
 - 1. Place array on roof - Significant portion of the south facing roof assembly would be covered.
 - a. May need to reorient the building to prioritize solar energy generation.
 - b. This system would be designed to generate an expected 17,000 kWh (AC) of electricity per year.
 - 2. Estimated cost would be \$75k - \$115k

3. Life expectancy of the panels in array – 25-30 years
 4. Expected pay off – between 58 – 88 years.
- V. Schematic design review for approval of schools for approval to continue into design development.
- A. New Ellensburg Elementary School and New Mt Stuart Elementary School
 1. Gymnasium
 - a. Review program space for gymnasium.
 - 1) Program space allocates 4,200 sf. This is the size of a basketball court (84x50)
 - 2) Court will need to be smaller to accommodate run out and out of bounds.
 - b. Move/swap locations of the gymnasium and stage.
 - c. Provide bleachers at the gymnasium
 - 1) Would require reduction of court size.
 2. Resource space
 - a. Need three offices/spaces
 - b. Review SF program budget and the usage of the new space vs the use of the existing space.
 3. Library
 - a. Executive committee is to make high level decisions on library and the library staff is to make detailed decisions on the space.
 - 1) Maker space → High level of expectation for this space
 - 2) Camp fire space/activity space
 - 3) Space for more than just books and computers
 4. Commons
 - a. Review program space at gymnasium and commons/cafeteria.
 5. User group reviews.
 - a. Continued user group reviews to continue and build on meeting held prior to executive committee meeting.
- VI. Next steps
- A. Pre-development application
 1. Application turned in 6/19/19
 - a. Pre-development meeting July 3, 2019
 - B. July and August meetings
 1. User groups
 2. July board meeting
 3. Back to school community meeting – Mt Stuart
 - C. September user group meetings
- VII. Executive Committee notes
- A. OSPI late funding release for budgeting
 - B. Budget for coming school year is anticipated to be tight.
 - C. Anticipated bargaining to begin later in the summer prior to school starting.

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Routing: Parties in Attendance