

## **State Capitol Committee**

*June 16, 2016*

### **Capitol Campus Exterior Lighting Upgrades**

#### **Purpose: Project Update and Opportunity for Committee Input**

The purpose of the agenda item is to brief the State Capitol Committee on the progress of the Capitol Campus Exterior Lighting Upgrades. Committee input is sought on approach, fixture selections, and other aspects of the project. Nathaniel Jones, Asset Manager, will present the agenda item.

#### **Background**

The [2015-2017 Capital Budget, Section 1098](#) passed by Legislature, directed the Department of Enterprise Services (DES) to “upgrade exterior lighting fixtures, wiring and controls campus-wide. The department is directed to incorporate as much Energy Services Contracting partnering as possible.” The appropriation for this work is \$1,000,000.

#### **Project Goals**

DES has adopted a set of five goals for this project:

1. Increase campus safety at night and in the evening.
2. Maintain the historic fabric of lighting fixtures.
3. Maintain or improve campus aesthetics.
4. Create operational cost savings for the state.
5. Supplement capital funding through grants and energy savings financing.

#### **Status**

In partnership with our energy services contractor, McKinstry, DES has completed an investment grade audit of existing exterior lighting on the Capitol Campus, including East Campus, West Campus, and the areas surrounding Capitol Lake. We have found that lighting around the Capitol Campus grounds is older technology which can be significantly upgraded by conversion to LED.

Because our budget cannot replace all of the exterior lighting on campus, our approach has focused on those lighting fixtures that consume the most energy, thereby providing the greatest financial return. Generally, the project will address higher wattage lamps first to capture the larger return on investment, such as street lamps or area lights. Lighting for architectural highlights is a lower priority. A notable exception is replacement of the large 1,000 watt lights which illuminate the Legislative dome.

We anticipate that the project will replace about 80% of the campus fixtures and address 90% of the electrical demand associated with lighting. Some lighting will be added for pedestrian safety. Some redundant fixtures will be removed.

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To date we have:

- completed a series of internal stakeholder interviews
- assembled a preliminary design
- received \$112,000 in grant funding from the WA Department of Commerce
- identified needed electrical and lighting improvements which are consistent with the goals and purpose of the project
- selected a set of candidate light fixtures that are architecturally compatible
- confirmed that the proposed upgrade will deliver:
  - improved safety
  - improved reliability, and
  - operational savings

### **Next Steps**

DES will proceed with a handful of items including:

- receiving input from SCC members on project approach and aesthetics
- coordinating with external stakeholders, including:
  - campus users
  - the South Capitol Neighborhood Association
  - the City of Olympia
- finalizing material specifications
- finalizing a detailed project schedule
- implementing the conversion