

CAPITOL CAMPUS DESIGN ADVISORY COMMITTEE MEETING
Remote Access Meeting
Olympia, Washington 98504
November 16, 2023
10:00 a.m.

Minutes

MEMBERS PRESENT:

Dan Miles, (Chair) Architect 2
Marc Daily (Vice Chair), Urban Planner
Representative Beth Doglio
Amanda Doyle & Randy Bolerjack (for Secretary of State)
Kristin Glandon, Landscape Architect
Senator Sam Hunt
Representative Joel McEntire
Alex Rolluda, Architect 1

MEMBERS ABSENT:

Senator Phil Fortunato

OTHERS PRESENT:

Ariel Birtley, Department of Enterprise Services
Cynthia Barrett, Department of Enterprise Services
Allyson Brooks, Dep. Archaeology & Hist. Preservation
Emilie Brown, Department of Enterprise Services
Erica Ceder, DLR Group
George Carter III, Department of Enterprise Services
Brent Chapman, Department of Enterprise Services
Tamlyn Crain, House of Representatives Staff
Dawn Eychaner, House of Representatives Staff
Chris Ferguson, Department of Enterprise Services
Bill Frare, Department of Enterprise Services
Karen Fraser, Senator (Retired)
Jennifer Gerard, Department of Enterprise Services
Valerie Gow, Puget Sound Meeting Services

Tamara Hayes, Department of Enterprise Services
Sidney Hunt, Department of Enterprise Services
Linda Kent, Department of Enterprise Services
Nouk Leap, Department of Enterprise Services
Wesley Kirkman, Department of Enterprise Services
John Lyons, Department of Enterprise Services
Jeff MacDonald, Department of Enterprise Services
Patrick McDonald, Secretary of State
Janet McIntosh, Department of Natural Resources
Craig McKissick, Office of Legislative Support Services
Miguel Pérez-Gibson, WA Conservation Action
Maurice Perigo, Department of Enterprise Services
Colleen Rust, Legislature
Sarian Scott, Legislature
Ginny Streeter, Department of Enterprise Services

Welcome and Introductions, Announcements & Approval of Agenda

Chair Dan Miles called the Capitol Campus Design Advisory Committee (CCDAC) virtual meeting to order at 10:01 a.m. A meeting quorum was attained.

Members and staff provided self-introduction.

Chair Miles welcomed and thanked members, staff, and the public for attending the meeting.

Chair Miles reviewed the agenda to approve the August 17, 2023 minutes; accept nominations for 2024 CCDAC Chair and Vice Chair; establish CCDC 2024 regular meeting calendar; receive public comments; receive an update on the Legislative East Landscape Bed Renovation project; act on a recommendation for Naming/Renaming Campus Buildings; and receive an update on the Legislative Campus Modernization project.

Kristen Glandon joined the meeting at 10:05 a.m.

Marc Daily recommended receiving some parting remarks from Chair Dan Miles and Alex Rolluda. Chair Miles served as an excellent chair and understands the importance of the committee to the state and importance of the campus to both the state and to the region.

Chair Miles thanked Director Tara Smith and former Director Chris Liu for appointing him to the committee. It has been a privilege and honor for the last six years to serve as a member of the committee that has witnessed many changes both implemented and for actions in future years for a phenomenal asset to the State of Washington. He was proud and privileged to have had an opportunity to play a small part in stewarding the campus for the last six years. He thanked Department of Enterprise Services (DES) staff and Director Smith for affording him with the opportunity, as well as to committee members who have invested time and effort in reviewing a number of proposals over the last six years.

Approval of August 17, 2023 CCDAC Minutes – Action

Marc Daily moved, seconded by Kristin Glandon, to approve the minutes of November 16, 2023 as published. A voice vote approved the motion unanimously.

CCDAC Chair and Vice Chair Nominations – Action

Chair Miles reported nominations for CCDAC Chair and Vice Chair for 2024 are subject to approval by Director Smith, who may elect to meet with the nominees following the meeting. The term of appointment is one year effective January 1, 2024 ending on December 31, 2024.

Chair Miles opened the floor for nominations for Chair.

Chair Miles nominated Marc Daily to serve as 2024 Chair.

Mr. Daily accepted the nomination.

Representative McEntire seconded the nomination.

Chair Miles opened the floor for nomination for Vice Chair.

Chair Miles nominated Kristin Glandon to serve as 2024 Vice Chair.

Ms. Glandon accepted the nomination.

Representative McEntire seconded the nomination.

Chair Miles advised that the slate of nominations would be forwarded to Director Smith for consideration.

Establish CCDAC 2024 Regular Meeting Calendar – Action

Chair Miles reviewed and requested approval of the proposed meeting dates in 2024:

- **February 22, 2024** beginning at 10:00 a.m. (*First Quarter*)
- **May 23, 2024** beginning at 10:00 a.m. (*Second Quarter*)
- **August 15, 2024** beginning at 10:00 a.m. (*Third Quarter*)
- **November 14, 2024** beginning at 10:00 a.m. (*Fourth Quarter*)

Alex Rolluda moved, seconded by Kristin Glandon, to approve the 2024 meeting dates as presented. A voice vote approved the motion unanimously.

Chair Miles requested consideration of a motion to authorize the Chair to modify the meetings as needed in 2024.

Marc Daily moved, seconded by Senator Hunt, to authorize the Chair to modify the meeting dates as needed in 2024. A voice vote approved the motion unanimously.

Public Comment Period - Information

Chris Ferguson, Government Relations Coordinator, Department of Enterprise Services (DES), reviewed the format for offering public comment during a hybrid meeting. Public comment is limited to two minutes.

Karen Fraser said she served as a member of the committee for approximately 20 years and is testifying in support of naming the Department of Natural Resources Building in honor of former State Representative and former Commissioner of Public Lands Jennifer Belcher. She served with Ms. Belcher during two terms in the House of Representatives. Naming a building is a significant action for a person on the Capitol Campus. The honor should only be bestowed on a person who has been a major, effective, and highly ethical contributor to the betterment of the people of the state and one who was a role model for others. Ms. Belcher fits that set of definitions. She was a consistently highly respected leader in the Legislature and as the State Lands Commissioner. She was a visionary, effective, and tireless in the pursuit of public interest and was always up to big challenges. She always worked to resolve issues in the best interests of the public. She served as Chair of the House Natural Resources Committee and was a champion for human rights and the advancement of the status of women. She was dedicated to a quality environment for the state of Washington. She has many credits within the state for her natural resources leadership. Ms. Fraser encouraged the committee to vote affirmatively to recommend the Natural Resources Building be named in her honor.

Miguel Perez-Gibson said he worked for the Department of Natural Resources from 1979 to 1999 and currently serves as the Policy Advisor for Washington Conservation Action (WCA). The law allowing the naming of a building for a person who played a significant role in Washington's history speaks to the fair list of the accomplishments by Jennifer Belcher. When Ms. Belcher assumed the office of the agency in 1993, a bedrock culture had been in existence for approximately 36 years based on maximizing revenue for the trust. Ms. Belcher was impatient for change and after only 36 months, she revolutionized the management of state forest lands. By 1996, there was an agreement between the state of Washington and the United States Fish and Wildlife Service and the National Marine Fishery Service creating the country's first all-species habitat conservation plan. The action involved the participation of the Secretary of Interior Bruce Babbitt. That type of pace is difficult on bureaucracies and that type of change creates kickback from those invested in the status quo. It is likely some of those individuals are speaking up today. She was a challenging and demanding boss but no one worked harder than Jennifer Belcher. She read and edited every word of the Habitat Conservation Plan. In 1999, along with Billy Frank Jr., she brought together representatives from the forest industry to create the Forests and Fish Act for state and private lands. Certain people have a lasting legacy and among her other accomplishments, Jennifer Belcher changed forestry in the state. She played a significant role in Washington's history. The building is unlikely to outlast the Habitat Conservation Plan Ms. Belcher spearheaded nor the benefits the HCP will continue to deliver long after the building is gone.

Mr. Ferguson summarized written comments received prior to the public comment deadline at 4 p.m. on November 14, 2023. DES received 29 public written comments. Of those comments, seven supported the

proposal to name the building for Jennifer Belcher and 22 preferred retaining the existing name or consider another name for the building. After the deadline, an additional 15 comments were received. Of those comments, 13 supported the proposal to rename the Natural Resources Building and two preferred to retain the existing name or name the building with another name. Mr. Ferguson offered to provide the committee with a copy of the 15 additional comments received after the deadline.

Chair Miles asked the committee to provide feedback on receiving the additional comments. The proposal is scheduled as an action item. Representative McEntire said the additional comments would be helpful for his review. Senator Hunt agreed and indicated he also received several emails subsequent to November 14 2023 including one comment from former Lands Commissioner Peter Goldmark and Martha Kongsgaard, a leading environmentalist in the state as well as several other comments all in support of the proposal.

Chair miles welcomed and recognized the attendance of Representative Beth Doglio.

Chair Miles agreed the comments would be useful with respect to the proposal. Mr. Ferguson confirmed the comments would be provided to the committee at the conclusion of the meeting.

Legislative East Landscape Bed Renovation – Information

Chair Miles invited Dr. Brent Chapman, DES Horticulturist and Grounds Property Manager, to provide the update.

Dr. Chapman recognized project team members Chris Brownell, DES Grounds Shop Supervisor; Kailee Moulton, DES Landscape Planner; Dan Kirschner, DES West Campus Grounds Lead; John Lyons: DES Campus Master Planner; Dr. Jeff MacDonald, DES Historic & Cultural Resource Planner; and Dr. Chapman. Dr. Chapman advised that any proposal to change the landscape on the west campus is evaluated to ensure it aligns with the Capitol Campus Master Plan and the 2009 West Campus Historic Preservation Plan.

The project site is located east of the Legislative Building between the building and Cherry Lane. The bed is of a rectangle configuration. Existing plantings are from the original Olmsted Brothers plantings from the 1930s. The Olmsted Brothers originally wanted to soften the intersection between the Legislative Building and the landscape. The landscape was installed based on a classic foundation planting of rhododendrons. Because of the adaptability of the plants, the plants continued growing and began obscuring some of the architectural features of the building. Several years ago, some failure in the plants were discovered with half of the existing plantings failing and eventually removed. The current state of the landscape bed is not acceptable for meeting campus landscape standards.

The proposal is a complete renovation of the planting bed. The plan was developed by the project team under the guiding principles of the Historic District. To maintain the original intent of the Olmsted Brothers, one or two rows of dwarf rhododendrons are proposed near the back of the bed to visually soften the building foundation. The dwarf plants will enable views of the beautiful balustrades of the Legislative Building mezzanine. Three stewartia, upright ornamental trees, will be evenly spaced in the bed for a vertical visual component. The front half of the bed will be planted with a mix of hardy, herbaceous perennials to create a combination pollinator/sensory garden for the public's enjoyment and education. The proposal adds interpretive signage for the pollinator/sensory garden element.

Dr. Chapman invited feedback from the committee and outlined the next steps to present the proposal to the State Capitol Committee on December 7, 2023. The schedule may be revised to accommodate some

work to mitigate water infiltration problems. Following approval by the CCDAC and the State Capitol Committee (SCC), the project schedule would be based on the mitigation project.

Chair Miles invited comments and questions.

Kristin Glandon complimented the team on the proposed design. Stewartia is one of her favorite plants because the plants are slow growing and create seasonal interest and would complement the columns. Introducing dwarf rhododendrons is another excellent choice, as all landscape architects in the state understand the size rhododendrons can reach. The new dwarf varieties are helpful and are able to carry through the beauty of rhododendrons. Adding the third layer of the perennials that were not added originally is another excellent decision. She is appreciative of the thoughtfulness of the proposal.

Alex Rolluda agreed and asked whether the proposal creates a campus standard for plantings adjacent to campus buildings. Dr. Chapman explained that the proposal continues a standard that has been in place. At one time, it was necessary to completely renovate the historic landscape surrounding the Temple of Justice for similar reasons as the original plants specified by the Olmsted Brother were overgrown and creating some challenges with the building foundation. The new landscape, after much consultation with the original Olmsted plan, was completely renovated approximately 20 years ago. The proposal mimics many of the same principles of the landscape plan surrounding the Temple of Justice except for the addition of pollinators, which is new.

Chair Miles said the proposal appears to be strong plan. He asked about a schedule for determining the location of the infiltration issue. Bill Frare, DES FPS Assistant Director, advised of the lack of schedule information at this time. Dr. Chapman added that it would be unlikely to complete the project by the end of the 2024 legislative session, as it will be important to complete the projects in the proper order to avoid additional work.

Naming/Renaming Campus Buildings – Action

Chair Miles recognized Linda Kent, Enterprise Services Chief External Affairs Officer,

Ms. Kent advised of two proposals to name buildings on the campus. The first proposal would name the Newhouse Building Replacement project the Irving R. Newhouse Building. The second proposal would name the Natural Resources Building the Jennifer Belcher Building. The committee reviewed both proposals at its last meeting, Notice was published advising the public of the committee's pending decision based on the process developed by DES and approved by the SCC for naming and renaming campus buildings.

Chair Miles invited a motion to recommend the SCC rename the Newhouse Building Project as Irving R. Newhouse Building.

Senator Hunt moved, seconded by Alex Rolluda, to recommend the SCC consider naming the Newhouse Building Project the Irving R. Newhouse Building at its next-regularly scheduled meeting. A voice vote approved the motion unanimously.

Chair Miles invited discussion on the proposal to name the Natural Resources Building the Jennifer Belcher Building. The committee previously requested additional public comments be provided following the meeting.

Representative McEntire referred to comments indicating that the naming of a building is not a small matter. He agrees and believes when naming a building it should be from the viewpoint of the individual

with unanimity of their contributions to Washington State. Unfortunately, in his district, Jennifer Belcher does not have the best name while not deducting from her contributions in other avenues of her public service. Her time on the Commission was controversial to say the least within circles in his 19th District. Members of the 24th District have similar concerns. During the 90s when he was attending elementary school, he was not paying attention to logging issues. However, he understood some federal changes occurred as well as changes in the state and at the local level that created conflict with the logging industry. The changes, whether good or bad, were viewed not to have been handled appropriately, leading to the loss of saw mills, timberlands, and the foreclosure of many homes in southwest Washington. Many of those actions occurred during Jennifer Belcher's administration. For those reasons, he is hesitant to approve the proposal as controversy continues today. While understanding that no one lives a life of a perfect record, it appears statewide, the person should have unanimity of their service and contributions. Because of the controversy that exists within his district, he is unsure whether he could support the proposal.

Senator Hunt shared that he knew and worked with Jennifer Belcher as a legislator from the 22nd District. Nobody attains a good leadership position without controversy. Certainly, the controversy surrounding public lands and forests over the last 20 to 30 years is an example. Jennifer Belcher navigated that ship very well as Lands Commissioner but also as a legislator and a leader in the state. From her fish, wildlife, and protecting forest and old growth forests to being a leader in women's issues and equal pay for women, she certainly had a stellar career in a number of areas across the state. When considering the entire picture, Jennifer Belcher would merit having a building named for her.

Marc Daily said his concern is whether the proposal satisfies the requirements of the RCW. The RCW states that an existing building may be renamed only after substantial renovation or a change in the predominant tenant agency headquartered in the building. Given the differing public comments, he plans to abstain from voting.

Representative Doglio supported the name change, as Jennifer Belcher was an inspiration to many people. She was mentor to her as well as too many other women as the DNR Lands Commissioner. Jennifer Belcher was an exemplary state legislator. She believes it would be wonderful to recognize her work in the state and within the district. She recommended approving the proposal.

Senator Hunt pointed out that the Natural Resources Building was never formally named. The building was constructed as a natural resources building but was not named by the Legislature or the state. Additionally, this is the first time employing the naming process for buildings. Other campus buildings names were initiated by the Legislature. The current process is much more transparent than in the past.

Chair Miles cited the number of comments submitted prior to the deadline. He reviewed all the comments and noted a number of significant concerns surrounding the proposal. The committee was advised of additional comments received by DES with most in support of the proposal. He prefers to read all comments to come to a better understanding.

Chair Miles moved, seconded by Representative McEntire, to postpone action on the resolution to name the Natural Resources Building as the Jennifer Belcher Building and request DES solicit additional feedback on behalf of CCDAC prior to the committee rendering a recommendation to the SCC to include other potential naming proposals for review at a future meeting. The motion carried. Senator Hunt and Representative Doglio opposed.

Chair Miles requested DES staff provide additional information for consideration at a future meeting before forwarding a recommendation to the SCC on naming the Natural Resources Building as the

Jennifer Belcher Building. Chair Miles thanked Ms. Kent for her efforts and to all members of the public who submitted comments or testified.

Senator Hunt suggested scheduling a special meeting to afford time to consider the recommendation during the 2024 legislative session. Chair Miles said he would consider the request and thanked Senator Hunt for the excellent suggestion.

Legislative Campus Modernization Project Update – Information

Chair Miles introduced Wesley Kirkman, LCM Project Director, to provide the update.

Mr. Kirkman reported he is the new LCM Project Director joining the team in October. Additionally, Ariel Birtley, Newhouse Project Manager, recently accepted a promotion to another position in DES. The meeting will be her last CCDAC meeting. Ms. Birtley has been a member of the project team for several years. Brian Pickering will serve as the new Newhouse Project Manager. Mr. Pickering has been a member of the LCM team since the first of the year and has supported all LCM subprojects.

Ariel Birtley updated members on the status of the Newhouse Building Replacement project. The new four-story building with a partial basement totals 59,000 square feet. The building features mass timber as part of the construction with steel columns and mass timber floor decks sourced within the state and assembled at a facility in Vancouver, Washington. Recently, project architects were able to present information on the Newhouse project during a national architecture conference.

Ms. Birtley described the careful intricacies involved in the planning the building façade using precast concrete and the panels to reflect how the building aligns with the classical architecture on the campus while taking advantage of innovative design and materials. An important element of the project is meeting sustainability requirements while striving to extend beyond the mandate for sustainability requirements. The team is targeting LEED Gold certification and achieving below 30 EUI. The all-electric building will feature 81 kW of Solar Photovoltaic panels on the roof. The completion date is projected to be November 2024 with move-in completed prior to the 2025 legislative session.

Work completed or scheduled for completion between September and December 2023 includes:

- Finalize basement and foundation
- Concrete slab on grade install
- Auger cast piles, Level 1
- Grade beam level 1 and foundation
- Steel erection level 1 – early November
- Dowel Laminated Timber level 2– mid November

Site work for the East Block and Columbia Street from July-December 2023 includes:

- East parking lot north - asphalt, curbs and underground retention system
- Columbia Street upgrades - asphalt, sidewalks, driveways and curbs, new storm drains and catch basins
- Capitol Way sidewalk upgrades

Sidney Hunt, Project Manager for the Pritchard Building project, updated members on the status of the Pritchard Building project. The project team has been working with the DLR Group for the last year with schematic design initiated early in the year followed by design development completing in the summer with costs completed by BNBuilders, the project's General Contractor/Construction Manager (GC/CM).

DES completed the environmental review with no appeals in late September. Currently, construction documents are in progress with a fast-tracked building permit submission process. The GC/CM construction contract is effective from January 2024 through June with the project assigned multiple Guaranteed Maximum Prices (GMPs) to accelerate the construction for completion of the project by August 2026.

Mr. Hunt described some of the building materials. GFRC is a glass-fiber reinforced concrete cladding system. The bid for the material was released on November 3, 2023 as part of fast tracking and locking in pricing early. The contract should be executed by mid-December or early January. The demolition permit package was submitted to the City of Olympia. The permit for hillside stabilization will be submitted to the City of Olympia on November 17, 2023. Completion of 50% construction documents is targeted for January 12, 2024. The team also plans to submit for the building permit for rehabilitation of the historic portion of the building and the brand new expansion. Final construction documents are scheduled for completion in May 2024 with final contracts with the GMPs finalized in June and July 2024.

Evergreen Architectural Arts of New York is in the process of removing the Kenneth Callahan mural in the Washington Room. The company will also evaluate the Tobey painting in the Code Revisers Office to prepare for its removal, as well as the FitzGerald Mosaic, which will remain in place. The company will repair and preserve the mosaic and provide recommendations for cladding for protection during the demolition portions of the construction process. The Du Pen Fountain will be upgraded, enhanced, and preserved in place. Overall, Evergreen Architectural Arts will remove, site protect, restore, remove, and reinstall after completion of the building. Additionally, one-half percent of the construction cost is dedicated to public art. DES selected public artists, Metz/Chew from Vancouver, British Columbia. The company is scheduled to review some preliminary proposals.

The overall schedule for design and construction is on track with construction document preparation in progress.

Mr. Hunt shared a graphic detailing the hillside stabilization project, which includes a Ground Improvement Plan. He shared a graphic of the plan view of over 200 auger cast piles with a concrete cap and the addition of landscape to stabilize the hill during heavy seismic events. He shared some 3D illustrations produced by BNBuilders outlining the steps for stabilizing the hillside. The first step of the process is demolition of the original seven-story library stacks, deemed to be unsafe following the 2001 Nisqually Earthquake. Stabilization of the existing historic front portion of the building is the next step following the construction of ramps for access to the hillside.

Mr. Hunt updated members on the exterior design. He shared several illustrations of the front and back of the building. The GFRC is under bid to lock in the price early. The panels will be installed in summer 2025.

Chair Miles asked whether the public art proposals are for interior or exterior placements. Mr. Hunt advised that the proposals are for both interior and exterior public art. The project team is scheduled to meet with the company to review interior and external art proposals.

Chair Miles asked whether existing Wilkerson sandstone from the stack portion of the structure would be salvaged for future use by the state. Mr. Hunt said the intent is for selective salvaging for reinstallation in the lobbies of the building with the remaining amount reserved for other projects and to use for repairs around the exterior of the building.

Mr. Frare acknowledged the attendance of Erica Ceder as the lead design professional for the Pritchard Building project. Chair Miles welcomed Ms. Ceder to the meeting. He also acknowledged the arrival of Randy Bolerjack from the office of the Secretary of State.

Future Announcements and Adjournment of Meeting – Action

Chair Miles advised that for information on future meetings, the SCC and CCDAC websites include information on meeting dates, minutes, and meeting agendas as they become available. All future meetings are scheduled as remote/hybrid meetings at this time.

With there being no further business, Chair Miles adjourned the meeting at 11:20 a.m.

Prepared by Valerie L. Gow, Recording Secretary/President
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