



**HAMILTON COUNTY
LOCAL ALLIANCE FOR NATURE AND DEVELOPMENT (LAND)**

**Committee on Green Building
Meeting Summary**

Tuesday, February 21st 2006, 1:15-3:15 PM
138 East Court Street, Rm 807 Cincinnati, OH 45202

In attendance at the Meeting:

- Chad Edwards, KZF Design
- Joanne Gerson, Montgomery Planning Commission
- Alan Weiner, CORRE, Thomas More College
- Eric Russo, Hillside Trust
- Holly Christmann, Hamilton County Solid Waster Management District
- Stuart Prall, Blue Evergreen LLC
- Dean Niemeyer, HCRPC

The meeting started with the request for any changes to the meeting summary from the December 2005 meeting. Chad informed that Alan J. Warner's first name was spelled with one l, not two. Chad also identified some other typos. The Committee agreed to the changes and voted to approve the December Meeting Summary.

Dean started the discussion about the next agenda item---the January presentation to Vice-Mayor Tarbell and Mallory Assistant Patrick McClean. Dean stated that he had presented the same presentation to the Hamilton County Regional Planning Commission (HCRPC) at its February Meeting, and also, on the same day to the Hamilton County Environmental Action Agency. Dean noted that Tarbell was also at the February HCRPC Meeting and spoke well of the proposed collaboration with the City. However, Dean noted that Tarbell said that nothing had yet been decided by the City. Dean stated that he had called McLean and left a message but had not heard back from Mclean.

Chad stated that he had talked with McLean at the presentation and had been in contact with McLean by e-mail concerning green affordable housing projects. Dean stated that he had recently talked with Holly about the 2006 Green Building Seminars that Hamilton County Solid Waste Management District had received a grant from the state for and whether they might be presented at the Drake Center. For your information, a portion of Holly's e-mail describing these seminars is presented below.

Since 2002, my office has received grant funding from the Ohio Dept. of Development - Office of Energy Efficiency to conduct green building seminars. This year, we received \$18,000.00. Grant funding will be used to fund the following seminars, in conjunction with the USGBC - Cincinnati Chapter:

City of Chicago – This seminar will focus on how the City of Chicago is leading their area in adopting 'Green'. This program will highlight Chicago's green approach to both commercial and residential projects, incentives, and programs. Date: April 20th - 6:00 p.m. - 8:00 p.m.

Green Your Building Toward the Bottom Line – Real-life, state-of-the-art green building practices not only improves our impact on the environment, but also improves our net operating income. All janitorial, landscape, maintenance, tenant improvements, and equipment replacements can be carried out incorporating practices and materials that improve air quality, reduce energy usage and maximize resource reutilization, reduction and

recycling. In this lively session, learn about some of the pioneering programs that have help protect the environment, save operating expenses and turned a 950,000 square foot high rise into a LEED-EB Platinum Certification. Speaker: Craig Sheehy, Thomas Properties Group. Date: May 11th - 6:00 p.m. - 8:00 p.m.

Green Neighborhood Developments – The Rocky Mountain Institute will conduct a one-day seminar on designing sustainable neighborhood developments. This workshop will be held in cooperation with the Hamilton County Park District. UNKNOWN DATE AT THIS TIME.

Energy Efficiency & the Building Envelope - For more than 20 years Alex Wilson has written about energy-efficient and environmentally responsible design and construction. Prior to starting his own company in 1985 (now BuildingGreen, Inc.), he was executive director of the Northeast Sustainable Energy Association for five years. Date: June 15th - 6:00 p.m. - 8:00 p.m.

Holly had told Dean that John Albrecht of the City of Chicago had offered to meet with City and County Officials when he was in town for Green Building Seminar on April 20th. Holly informed the Committee that this Seminar will be held on April 20th at Hickson Building in Mt. Adams. Holly stated this would be a great opportunity to try and get Mayor Mallory and Vice-Mayor Tarbell together with the County Commissioners.

Holly stated that Albrecht offered to meet City and County Officials on April 21st. Dean suggested that the meeting happen here in the Planning Commission Meeting Room. It was recommended that the County Commissions be invited to the meeting through contacting their assistants. It was also suggested that the Cincinnati City Council, Mike Burns of Indian Hill, the Mayor and Village Manager of Fairfax, Acting Cincinnati City Manager Dave Rager, Cincinnati Park Director Willie Carden and Superintendent Gerald Checco. The proposed time of the meeting on April 21st was 10:00 a.m. Joanne informed the committee that Holly and Dean had met with her the City of Montgomery Development Director Frank Davis to discuss LEED / Energy Star for the proposed Great Traditions development on Montgomery Road.

Dean distributed to the Committee Members updated copies of the Strategic Plan for Green Media Campaign and the Green Media Campaign Action Plan Matrix. He stated he had revised the Strategic Plan, originally developed by Indraneel, into an updated format recently recommended by Ron Miller. Dean said that he filled in some of blanks of the Matrix identifying some of the individuals who are responsible for specific tasks, schedule and Budget and Financing. Dean asked the Committee to review and comment on both documents.

Joanne suggested that her document *GreenRoofs for Stormwater Control* and Jennie's students' *Green Roofs Funding Sources* be combined as a Green Roofs Primer, similar to the item a) Develop a well-researched, understandable primer on costs/benefits of Green Building. For Item b) Develop a Green Building Feature Series and formalize an agreement with local newspaper..., Chad stated he had recently communicated with Mike Boyer about Green Building. Dean showed the Committee the front page of the Tuesday, February 21st Cincinnati Post with the story "Green's Power Surge". Dean also distributed to the Committee reprints of that article and the accompanying editorial for the day, "The wrong kind of green". **Dean suggested that we should approach The Post, instead of The Enquirer, about doing the Green Building Feature Series.**

Dean asked the Committee to take some time and do a little 'brainstorming' about Task b) i. Develop Green Building Topics for news stories. The proposed news stories and discussion about them are presented below:

1. **Stanbery Park-Mt. Washington**---**Chad stated he was involved with a Mt. Washington Neighborhood Planning Committee that has approached the Cincinnati**

- Park Board about moving an existing building and doing a green retrofit.**
2. **Fernbank Park**---Alan Weiner said this park is being redeveloped and is a collaborative effort between the Cincinnati Park Board and the Hamilton County Park District. **Alan will contact the Architect about the possibility of implementing some Green practices.**
 3. **Articles about Energy Efficiency**—Eric and Joanne had developed some initial information on this but it hasn't been utilized.
 4. **University of Cincinnati LEED Buildings and Sustainability Policy**---Dean stated he and K.D. Rex had met last week with Beth McGrew of UC's Office of the University Architect. Beth has taken over for Joel Stout as Chair of U.C.'s Sustainability Committee. Beth has a great deal of experience working on Green and LEED projects in the private sector with Woolpert and other firms. At the meeting with Beth, K.D. had asked if she could organize a tour of the proposed LEED Certified U.C. Buildings for the monthly meeting of the Hamilton County Environmental Action Agency.
 5. **Cincinnati Zoo New Education Center**---this building is going to be LEED certified and Cinergy has provided the photovoltaic panels for the building. Dean stated that Cinergy should be on this committee. **Holly or Chad to contact ????????**
 6. **Hillside Trust Rehabilitation of Office**---Eric Russo stated that they had recently rehabbed their office. It's not LEED certified, however, they took out the air conditioning, insulated, etc. **Eric said he has three pages detailing the rehab that was already developed for the Hillside Newsletter and he will forward it to Dean.**
 7. **Cincinnati Park Board Green Projects**---Dean will contact Willie Carden and Gerald Checco about the status of the projects and request Checco write an article. Even Checco's retrofit for geothermal in Clifton and Mary Jane Plug's new house with geothermal could be a good story theme.
 8. **Sculpture Park in City of Hamilton/Owner's Green Home**---FOX 19 has featured this in a recent news report. **Joanne will get the name of the owner.**
 9. **Cincinnati Public Schools/Pleasant Ridge Green School**---Article could detail the grassroots process the Pleasant Ridge neighborhood used to develop their school in a Green way. **Chad said that the contacts for this would include Joel Stout and Carl Everett, and also Ted Christian of GBBN Architects.**
 10. **Wal-Mart in Fairfax / Brownfield-Green Build**---Why not a Green Wal-Mart like in Texas and Oklahoma? Fairfax has its own Planning Commission/Committee. What opportunities are there for Brownfield funding—i.e. EPA? **Dean will contact the Mayor of Fairfax to discuss.**

Dean stated he would put these Green Article Topics in a matrix identifying responsibility and schedule and send to members. For the two sample articles Task, Eric was identified for the Hillside Trust rehabilitation of their offices. For the Task of assigning committee member as press resource, the committee agreed that this will depend on the specific article topic, author, etc.

The discussion then went onto possible Green Demonstration Projects. Dean reiterated that we had previously discussed doing Green rehabilitation projects in the Over-the-Rhine utilizing Jennie's classes for help in design and planning. Dean asked Stuart whether he was interested in doing a Green project and at what scale. Stuart stated he was interested in doing a Green project and would prefer a Green rehabilitation. Stuart said he has completed projects from downtown out to Hyde Park. Stuart also suggested that we should push to have The Banks done as a Green project. **Joanne asked that Stuart write an editorial with that recommendation. She said he should write a draft and e-mail it to everybody.**

Holly stated she had recently gotten information from Ohio Department of Development, Office of Energy Efficiency about funding to do Green Building Design Charettes. She said she would send out an e-mail to the members with detailed information about the grants.

Chad stated he would contact Steve Kelly, **the chair of the Mt. Washington Planning Committee (????)** to see if they could utilize this grant.

The committee also discussed Jennie's announcement about the DAAP team getting chosen to participate in the Solar Decathlon. The DAAP team will be designing a "very green house" and will need an appropriate site for building the house and also a permanent site for the house. If they win the Team are finalists they will display the house in Washington on the Mall. (*Though it was not discussed at the meeting, this seems to be an excellent subject for Green Building Topics News Stories??? What do you say Jennie???*)

Joanne stated its about 3:15 p.m. and we should specify the next meeting dates for the Committee. Since we have been meeting on the third Tuesdays of the month, the next meeting will be on March 21st and Jennie's Students will present a follow-up on the varying incentive programs, policies, and ordinances that promote green roofs in cities around the world. The dates for the following monthly meetings will be April 18th, May 16th, and June 20th. The meeting was then adjourned.