

GOVERNMENT OF THE DISTRICT OF COLUMBIA

Department of Energy and Environment

Green Building Advisory Council

Meeting Date: 10/3/2018

Meeting Location: DOEE, 1200 1st Street NE

Attendees (In person): *(*denotes members of the Green Building Advisory Council)*

Bryan Bomer (DCRA), Katherine Johnson (DOEE)*, Casey Studhalter (DOEE), Mark Bryan (USGBC-NCR), Katie Bergfeld (DOEE), Lamont Lee* (DHCD), Dave Epley* (DCRA), Anica Landreneau* (HOK), Zach Dobelbower* (DGS), Nathan Kron (DOEE), Andrew Held (DOEE), Jess Zimbabwe* (ULI), Liz Beardsley (USGBC), Craig Fulton (AT&T), Carmela Renna (Akin Gump), Stacey Mitchell (Akin Gump), Fernando Arias (Clark Construction), Eugenia Gregorio* (Tower Companies), Stephen Gyor* (OP), Maribeth DeLorenzo (DOEE), Cliff Majersik (IMT)*

Main Points/Discussion:

Introductions (All)

Exemption Request

- Closed door meeting requested by AT&T regarding exemption from compliance with the District's Building Energy Benchmarking program.
- Closed door meeting proposed by Kate Johnson. None of the GBAC members present opposed. Motion approved.
- Closed door meeting held with GBAC members and Katie Bergfeld, DOEE; Nathan Krohn (DOEE); Andrew Held (DOEE); Craig Fulton, Sr. Manager – National Energy Program, AT&T; Stacey Mitchell, Partner, Akin Gump; Carmela Renna, Associate, Akin Gump

Update on Walter Reed, Buildings V/U, Permit B1806085: Developer Urban Atlantic – Dave Epley, DCRA

- May need GBAC to weigh in electronically in advance of next GBAC meeting
- Land Disposition Agreement for buildings V/U stipulates must “endeavor to be” 10-15% better than current energy code. Structured with DMPED.
- Current plans at 11-14%, which does not seem to meet the “endeavor” clause
- Only one building for now, but more to come
- Project is trying to develop a microgrid onsite, but model doesn't take that into account
- Building permit will be issued soon
- Consider more specific language that is more readily enforced for future projects, akin to GBA enforcement

Green Building Fund (GBF) Update – Kate Johnson, DOEE; Dave Epley, DCRA, Casey Studhalter, DOEE; Jay Wilson, DOEE

FY18

- Tools for Deep Green Building
 - 150-200 attendees at workshop. Resources coming soon.
- Zero Cities
 - Partnership with suite of organizations
 - Work will continue into 2020

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- Developing a strategy for deep green buildings
- Resilience Audit & Solar Assessment Tool
 - Funded by Renewable Energy Development Fund, rather than GBF
- Climate Ready DC implementation & Resilience Design Guidelines
 - Development of resilient design guidelines
 - Funded in part by a one-time budget enhancement
 - Potential for additional infrastructure types in coming years if funding available
- Sustainable DC 2.0 Technical Analysis
 - Analysis to ensure that plan meets stated goals
 - Work will continue through end of the calendar year 2018
- Small projects
 - Envision training offered to DC government employees
 - Urban heat island mapping to be completed soon
 - Flood risk assessment focused on potential development sites along Anacostia River

FY19

- DOEE GBF budget significantly smaller in FY19, approximately \$400k less (\$1.2 to \$850k)
- Continuing to fund staff
- Grant program will be \$120,000 for next year
- Decrease is largely due to fund balances being swept rather than carrying over into the next year
- Green Building Fund is being incorrectly allocated due to what is presumed to be a typographic error. Schedule of fees may require legislation to correct. Lack of funding is roughly estimated as \$500k annually.

Building Code update – Dave Epley, DCRA

- Proposed building codes published in DC Register last Friday.
- Public comment period closes November 12th.
- Errata likely coming soon to correct minor errors.
- Energy code represent largest advances. Anticipate 15-20% efficiency gains for commercial.
- In prior years, GBAC has submitted collective comments.
- This code represents 3rd to last step before commercial net zero energy requirements are called for and thusly needs to retain its stringency.
- Webinars proposed as an option for presentations.
- Outreach presentations requested – USGBC, ULI, Eugenia and Anica all offered to coordinate or host

Roundtable Updates

- Cliff Majersik (IMT) – Clean Energy DC Omnibus Act of 2018 hearing scheduled for October 9th. DOEE analysis shows 49% carbon reduction, using Integral tool developed for CEDC plan. Largest savings coming from RPS with long-term contracts scaling up to 100% renewable by 2032 and Building Energy Performance Standard. DC poised to be the first in the country with a BEPS. Second hearing scheduled for October 29th at 11am with CM McDuffie’s committee (Business and Economic Development).
- Liz Beardsley (USGBC) – Net Zero Carbon Emissions certification announced two weeks ago. For operating buildings only, performance based for one year of operations. Includes energy consumption and transportation. Future expansions may include waste, water, etc. Anticipated

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to open for Pilot projects in November 2018. Renewables will be treated in a hierarchy with onsite prioritized and shifting downward as less ideal sources included. May be opportunities to provide comments and feedback on program elements.

The meeting adjourned at 5:23pm ET.

The next meeting will be:

December 5, 2018

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1200 First Street NE, 5th Floor