



**Minutes**

**EPC MONTHLY MEETING**

**November 18, 2024**

**City Hall, Conference Room 2000**

**[Zoom Meeting Recording](#)**

**7:30 – 9:30 p.m.**

**Attendance**

<b>EPC Members (13)</b>	<b>Status</b>	<b>Staff</b>
Kishla Askins	P	Melissa Atwood, T&ES
Dan Beattie	P	Dustin Smith, Office of Climate Action
Eldon Boes	P	Ryan Freed, Office of Climate Action
Alexander Clark	E	Maya Contreras, P&Z
Benjamin Cuddy, Vice-Chair	P	Jared Alves, P&Z
Jennifer Debias	PR	Jeremy McPike, DGS
Charlie Garlow	P	
Kathie Hoekstra	P	<b>Guests</b>
Philip Mobilia	P	Lisa Lettieri, Rust Orling Architecture
Marta Schantz, Chair	P	Joseph DiIenno, Interface Engineering
Julia Slayden	P	Yanique Revers
		Mark Eisenhower
		Alisa Wong
		Erik Fessler

**P:** Present; **PR:** Present Remotely; **A:** Absent - Unexcused; **E:** Absent – Excused; **N:** Not a Member

**1. Welcome & Introductions**

Chair Marta Schantz called the meeting to order; and introductions were completed for all attendees. All EPC members provided a brief introduction, including environmental background and expertise.

**2. Public Comment**

No public comments.

**3. Updates on City Hall and Market Square Renovation Project (Department of General Services)**

Mr. Jeremy McPike, Director of the Department of General Services, introduced the City Hall and Market Square renovation project, including the need for renovations related to aging infrastructure and equipment, accessibility issues, and safety concerns. Mr. McPike provided an overview of the different uses for City Hall since it was developed

and introduced the project consultants. Presentation included an overview of the sustainability goals, early project design highlights and sustainability design highlights. Discussion ended with Q&A.

EPC discussed when to draft and submit a letter of support for this project and determined it best to wait until early spring to revisit.

#### **4. 5001 Eisenhower CDD Discussion (P&Z/ Office of Climate Action)**

Mr. Dustin Smith, Green Building Manager in the Office of Climate Action, joined by Mr. Jared Alves, Urban Planner, and Ms. Maya Contreras, Principal Planner in P&Z's Development Division, discussed the applicant's proposal for the Victory Center Redevelopment, an adaptive reuse project on Eisenhower Avenue. Victory Center location is currently a vacant office building. Discussion included project requirements based on its location in the Eisenhower West Small Area Plan, discussion on project details, and community engagement opportunities.

The Victory Center building and two adjoining parking lots were originally built for the Army Material Command Center. It has remained vacant for about 20 years since they moved out, despite multiple ideas for redevelopment that have not gone through. As of today, one parking lot has been sold off and redeveloped as townhomes. Previous development concepts submitted to the city would demolish the existing building. Avoiding demolition is a priority for staff. Current plan is to convert the building from an office space to residential, as one of the three phases of this project proposal. The other two phases include townhomes and multi-unit residential buildings. Development also includes two parks with a mix of active and passive recreation. Future community engagement opportunities were provided and will include applicant community meetings, planning commission and city council.

EPC discussed providing a letter of support, focusing on the reuse of the building, open space, parking capacity, and housing affordability. Letter will also address other environmentally focused requests to consider beyond those proposed. Ms. Julia Slayden will author the letter.

**Motion** to approve writing the letter, as described above, for submittal: Ms. Slayden.

**Second:** Mr. Philip Mobilia. **Vote:** Unanimous approval.

#### **5. EPC Priorities Discussion**

Ms. Kishla Askins facilitated a discussion on EPC priorities, which started during the April 2024 Retreat and included small group EAP Steering Committee meetings. Possible priorities were presented for discussion. Priorities could narrow down the focus areas where the EPC spends their time and energy. Consider including some metrics to determine effectiveness of EPC efforts and strategic opportunities. Consider whether it would be beneficial to identify EPC commissioner strengths and assign topics/actions to each commissioner. Ms. Askins will generate some example goals for discussion at the next meeting. Commissioners will send goal ideas for consolidation.

## 6. Administrative Items

### a) Meeting Minutes

Vote on October 21, 2024, regular meeting minutes, for approval. **Motion:** Mr. Dan Beattie; **Second:** Ms. Kishla Askins; **Vote:** Unanimous approval, with abstention from Ms. Kathie Hoekstra.

### b) Reports from Commissioners/Staff

**Waterfront Commission (Mr. Eldon Boes):** Meets tomorrow, Tuesday, 19, 2024. Noted that members of the Waterfront Commission suggested the flood mitigation project consider a different site for the pump station. Topic will be discussed at tomorrow's meeting.

**Transportation Commission (Mr. Dan Beattie):** Meets Wednesday, November 20, 2024. Nothing to report at this time.

**Update from Ryan Freed:** Thank you to Ms. Hoekstra, Chair Schantz, and Ms. Askins for submitting and winning the Eco-City Homes Recognition Award. Thank you to Mr. Charlie Garlow, Ms. Jennifer Debias, and Mr. Mobilia for applying. Please check email with next steps to receive recognition award.

## 7. Adjourn

**Motion to Adjourn:** Mr. Eldon Boes

The meeting was adjourned at 9:38p.m.

**FY2025 Attendance**

Member	Sept 16, 2024	Oct 21, 2024	Nov 18, 2024	Dec 16, 2024	Jan 13, 2025	Feb 10, 2025	Mar 10, 2025	Apr 21, 2025	TBD (Retreat)	May 19, 2025	Jun 16, 2025	TOTALS
Kishla Askins	P	P	P									100%
Dan Beattie	P	P	P									100%
Eldon Boes	P	P	P									100%
Alexander Clark	E	P	E									100%
Benjamin Cuddy	E	P	P									100%
Jennifer Debias	E	P	PR									100%
Charlie Garlow		P	P									100%
Kathie Hoekstra	P	PR	P									100%
Philip Mobilia	P	P	P									100%
Marta Schantz	P	P	P									100%
Julia Slayden	P	P	P									100%
James Vandeputte	E											100%