



**City of Seattle-University
 of Washington
 Community Advisory
 Committee
 (CUCAC)**

Members

Matthew Fox (Co Chair)

Daniel Kraus (Co Chair)

Caroline Colon

Betty Swift

Kit O'Neill

Brett Frosaker

Eric Larson

Dave Eckert

Pat Cowan

Chris MacKenzie

Neal Lessenger

Matthew Stubbs

Heather Newman

Ashley Emery

Matthew Steele

Alternates

Chris Leman

Mark Holden

Neal Wechsler

Tom Roth

Larry Sinnott

Brian Ramey

Ruedi Risler

Ex-Officio Members

Cliff Louie – DON

Theresa Doherty – UW

**City of Seattle - University of Washington
 Community Advisory Committee**

MEETING NOTES

February 12, 2008 (approved May 13, 2008)

CUCAC Meeting #90

7:00 – 9:00 South Campus Center, Room 342

Members Present

Dan Kraus, UW Staff

Neal Lessenger, UW at Large

Jonathan Dubman, Montlake Community Council

Chris Leman, Eastlake Community Council

Matt Fox, U District Community Council

Matthew Steel, Associated Students of UW (ASUW)

Heather Newman, Laurelhurst Community Club

Brian Ramey, University District

Pat Cowan, University Park Community Council

Eric Larson, Roosevelt Neighborhood Alliance

Staff Present

Aaron Hoard, Deputy Director, Regional Affairs

Cliff Louie, Department of Neighborhoods

Others Present

Kristine Kenney, UW Capital Projects Office (CPO)

Jan Arntz, UW CPO

Ken Kubota, UW CPO

JR Fulton, Housing & Food Service, UW

Rob Lubin, Housing & Food Service, UW

Paul Brown, Housing & Food Service, UW

I. Welcome and Introductions

Matthew Fox called the meeting to order at 7:10 PM and introductions were made.

II. Review and approve meeting notes – November 13, 2007

Matt Fox made a correction. He noted after calling the meeting to order, Daniel Kraus, Co-chair, arrive and facilitated the meeting. Neal Lessenger made a motion to approve of the November 13, 2007 meeting notes with the correction and Eric Larson seconded the motion. The meeting notes were approved unanimously.

Jan Arntz, on behalf of Theresa Doherty, asked that a stadium update be included. Aaron Hoard will give the update.

III. Longhouse Project – Ken Kubota, Project Manager, UW Capital Projects¹

Ken Kubota, project manager, UW Capital Projects Office, conceptually showed the proposed project using display boards. As a visual comparison, photographs of existing Longhouses at Evergreen State College, Portland State University and University of British Columbia were shown. The following is a summary of the proposed project:

Project: UW Longhouse is temporary named House of Knowledge until formally named. The UW is in the very preliminary stages of formulating the project. There has been some outreach efforts to develop a preliminary scope, budget, schedule, funding, and support for the project. The purpose of the Longhouse project is: 1) to support Native American student, faculty and staff recruitment; 2) to support UW position as a premier research institution in the Pacific Northwest contributing to the knowledge of its indigenous people and culture; 3) to strengthen relationships between research and with tribal communities; and 4) the longhouse is needed to recruit/retain world class scientists and researchers.

Preliminary Scope: The approximate square footage will be between 18,000 to 20,000 square feet which would include a large 300 person gathering space, meeting/classroom space, student welcome space, office, restrooms, kitchen, storage and other support spaces. Also being considered is a computer lab, place to display native art, and a resource space.

Preliminary Budget: \$12 -14 million

Preliminary Schedule: The projected completion date is 2012, but is dependent on funding. There is a current request at the State to fund \$1.5 million for design and \$1.5 million for construction with the balance of the funds coming from local City and County, Tribes, Corporations, Foundations, and individuals.

Sites: The Provost identified 3 sites on campus for preliminary consideration. The HOK Advisory Committee has asked for additional sites to be considered given some of the constraints on the preliminary sites. We are currently in the process of having additional sites added. Of the initial 3 sites the site adjacent to the Observatory had the most positive comments by HOK Advisory Committee for it's location on campus near students and the location near the Burke Museum. The drawback is that site is a multiple building site and has the land use for a 300,000 sf building up to 6 stories tall. The third site is next to the Urban Horticulture building.

Matt Fox noted that the Duwamish Tribe wants to build their own Longhouse along West Marginal Way and is conducting fundraising. Ken Kubota remarked that several tribes are doing similar efforts. Matt Fox added from a design standpoint that the proposed project should look like a traditional Longhouse. His comment was made vis a vis the "monstrous" new business school. Another concern is the utilization of it and thinks it will be a wonderful asset to the UW. Eric Larson asked about participation by Native Americans. Ken Kubota stated that the advisory committee had Native Americans on it.

¹ Oddly enough, there was a subsonic (second) recording of a KUOW radio news report that muted the recording of the February 12, 2008 CUCAC meeting. This double recording caused difficulty in summarizing the notes and transcribing questions and concerns raised by CUCAC members on various topics.

Adding that regional and State wide tribes provided their input on its design. Matthew Steele thought the Burke Museum location would be the best site. Ken Kubota elaborated on the pros and cons of the three studied sites, and expressed that the Longhouse would be used as a recruiting tool for Native American students. Chris Leman asked about the site and if the facility would be built out to the property line. The proposed sites show the actual property line, but the Longhouse would be smaller than the site.

IV. Housing & Food Service: Student Housing Plan – J.R. Fulton, UW

J.R. Fulton, project manager of Housing & Food Services (HFS), gave a PowerPoint slide show and distributed a handout reflecting the presentation. He reviewed the 15 year strategic master plan (\$750 million) and the five stated goals/outcomes for increasing the number of new beds. Creating new housing will focus on the West Campus. He emphasized that many of the existing buildings that are aging and need to be renovated and systems updated. Through renovation and new construction there will be a total of new beds (net) of 3,400. Currently, the UW house 5,100 residents in space designed for 4,500; and many cases rooms designed for 2 beds have 3 beds. As part of their survey, HFS surveyed all of the Pac 10 Universities, as well as three East Coast colleges.

There will be two construction phases. Phase I will be the construction of new student residences and apartments beginning in 2009 and ending 2011. Phase II will be the renovation of existing student housing to be completed in 2014. There could be a Phase III dependent upon the UW's growth. Once the construction of three new residences and two new apartment buildings has been completed along Northeast Campus Parkway, there will be 2,133 new beds created. With the exception of Mercer Hall, located on Northeast Pacific Street, it will be demolished.

J.R. Fulton spoke about pricing. He mentioned how UW pricing for residence hall room rate is \$800 low the median of their peer colleges, and that UW apartment rental rates are less than the median Seattle market rate.

Pat Cown recalled that several years ago that UW viewed itself as a commuter school. Why the change to construct new residence halls/apartments. Rob Lubin, HFS, explained within the period of five years circumstances have changed, where now there is a demand for student housing. This topic was discussed when the new master plan was being developed. Matt Fox said that he disliked reading about on campus projects in the UW Daily before they are presented to the CUCAC.

Matthew Steele, ASUW representative, stated he lives off campus in a nice spacious apartment, and when he visits friends in student housing he is deplored by its condition. He thinks UW should take over HFS in the hopes of providing better living conditions. Paul Brown, HFS, stated it is a separate department within the UW; and self-sustaining and has the same status as the University, a not-for-profit organization, although its staff are UW employees. Chris Leman expressed a similar sentiment that HFS should have come to CUCAC earlier to explain their 15 Year Master Plan. Matthew Steele said that HFS should not be about profit maximization at the expense of students. Fulton clearly

stated operating HFS is not-for-profit organization. All the revenues which are generated are returned to the buildings and food service programs.

J.R. Fulton continued to elaborate on the slides talking about HFS' survey, meetings, market study, both locally and with peer institutions; the number of new beds under Phase I construction and it's the projected schedule; and finally it's summary of new and renovated beds. HFS used the current Master Plan to look at potential sites for building new student housing.

Chris Leman expressed other concerns of having all the new housing concentrated in the West Campus section, namely, additional traffic, noise and parking. He asked what the parking requirements are. He felt that CUCAC had no opportunity to comment on its impacts. For residential halls, according to Paul Brown, used primarily by freshmen and sophomores, there is less demand for on-site parking. The Land Use Code requires 1 parking space per 12 residents; and for the apartments (used primarily by upper class students) the requirement is 1 space per 8 residents. HFS emphasized that with additional parking it will not exceed the parking cap (12,300) approved in the master plan.

There was some discussion of using the old law school building as a residence hall. However, the cost of renovating it from a classroom to a residence hall maybe too costly. Matthew Steele asked if the new buildings will be sustainable. Fulton stated that all the new construction will conform to the highest Leadership in Energy and Environmental Design (LEED) standards.

HFS was asked what it does about its food waste. Paul Brown told people that HFS compost its food waste, then sells it to Cedar Grove. HFS goal is zero waste. Heather Newman asked if there will be a Phase III. At this time it is undetermined if there will be another phase. Chris Leman asked for a copy of the full Master Plan Report.

V. Rainier Vista Re-design – Kristine Kenney, UW Landscape Architect

Kristine Kenney, UW Landscape Architect, distributed a multi-page handout providing a summary overview of the Rainier Vista Conceptual Plan. The original Rainier Vista was built for the 1909 Alaska Yukon Pacific Exposition. Several of the photographs showed the evolution of it throughout the last 100 years. She elaborated more on its history. Subsequent photographs show how Rainier Vista has changed over time as the landscape has matured and with the addition of buildings surrounding it. At one time it was the main entrance to the campus, and parking was allowed.

Conceptually the redesign would strengthen the edges, simplify the center, integrate disparate sections and improve comfort. The goal of the restoration of Drumheller Fountain and Guggenheim Court is to recognize and focus on its 1) identity; 2) grand scale, 3) sustainability and 4) adapt it for current day use with better accessibility and circulation. Using these criteria the conceptual plan examined six landscape goals for improvements for Rainier Vista.

Kristina Kenney summarized the remaining conceptual illustrations for the Sound Transit Light Rail link, proposed landscape plan, elevating the existing grade at Pacific Place for the Burke Gilman Bike Trail, storm water treatment/runoff, the donor garden surrounding Drumheller fountain, and various cross-sections showing the integration of storm water cisterns, and an overall preliminary view of the landscape plan.

There will be a capital campaign for fundraising to implement the final approved landscape plan. The State does not give funding for landscaping. The area surrounding Drumheller Fountain will be called the donor garden and a gathering space will be created with benches.

Some crab apple trees will be removed, as well as some other trees that are starting to decline in front of the triangle. Various UW committees have seen the preliminary conceptual design, in addition to the President and the Mayor.

Jonathan Dubman asked about bike circulation and how it will be integrated with the new Sound Transit station, Burke Gilman Bike Trail, and the Montlake Bridge. Kristina Kenney stated proposed changes are being examined.

Pat Cowan suggested using UW landscape architect students to assist in the re-designing of Rainier Vista, and get them vested in the project, since there is no current funding.

VI. General Updates: Aaron Hoard, UW Regional Affairs Office

Aaron Hoard gave the following updates:

SAFECO Sign

The UW sign is being reviewed and a permit has not been issued. The comment period has been extended to February 18, 2008. Aaron Hoard explained that the new sign will cover the existing SAFECO sign. A committee member if the sign will be energy efficient.

Brooklyn Building Demolition

The Brooklyn building will be demolished because it is seismically unsafe.

Marina Repairs

Repairs are underway and construction will be completed by the end of March.

UW Medical Center Expansion

For the expansion for the Medical Center, financing has not been finalized. The schematic drawings are almost complete. A one page handout was distributed. The handout essentially stated the UW will issue a Supplemental Environmental Impact Statement (SEIS) will be prepared. "The University of Washington has determined this proposal – Phase I and II, - has the potential to have significant adverse impact on the environment." Some the identified areas are earth, air, water, plants, energy, environmental health, land use, transportation, public services. The comment period deadline is March 10, 2008. Jan Arntz said she would try to find someone to provide a more complete update.

UW Business School

It is anticipated that construction will begin at the end of August.

Chris Leman motioned to send a letter to President Emmert re-affirming CUCAC's earlier position on the Supplemental EIS about the overall direction and design for the new School of Business building. Pat Cowan seconded the motion. The motion was passed unanimously. A copy of the letter will also be sent to the Department of Planning and Development.

Husky Stadium

Aaron Hoard explained the proposed scope of work for renovating Husky Stadium. He provided a three page handout. Husky Stadium was built in 1920 and is need of extensive upgrades and improvements. Some of the proposed improvements would be: 1) remove the track and lower the field, and install additional seating to bring the fans closer to the game; 2)install new premium seating and a club room; 3) improve the concourse and restrooms; 4) replace the lower bowl seating; 5) seismic improvements at the upper southend, and new press box and elevators; 6) ADA improvements; and 7) site and utility upgrades.

The University of Washington is currently seeking public funding (\$150 million) for half of these renovations. The remaining balance will paid through donations, premium seating and other UW local revenues. The second sheet explained why the State should financially help with the renovations of Husky Stadium. The third sheet was a projected construction cost.

Heather Newman, representing Laurelhurst Community Club, distributed copies of a letter dated February 12, 2008 sent to State Representatives Phyllis Kenney and Jim McIntire, and Senator Ken Jacobsen. The letter supports UW efforts to receive public funding by extending the existing taxes currently supporting the payment of debt bonds for Safeco Field and Qwest Field.

The meeting was adjourned at 9:15 PM.