Thurston County Green Development Stakeholders Group
Stakeholders Meeting #5
June 2, 2010 - 3:00 to 5:00 p.m.
2404-A Heritage Court, 2nd Floor Meeting Room

Meeting Summary

Project Purpose: Thurston County seeks to engage key stakeholders to craft a regional strategy for fostering green development across the County.

Members in Attendance
Angela White, Olympia Master Builders
Jeff Pantier, Hatton Godat Pantier
Graeme Sackrison, TCAT
Joseph Becker, Ion Ecobuilding
Kirk Haffner, South Sound Solar
Scott Bergford, Scott Homes
Ariona, Department of Ecology
Kellene Richards, Prodigy Energy
Julie McBride, McConstruction
Cory Eckert, Laupen Homes
Tessa Smith, The Artisans Group
James Peterson, Lanza Premier Homes

Staff in Attendance
Tony Kantas, Resource Stewardship

Agenda items:
- Discuss Solar Site Design
- Briefly discuss topics for Meeting #6.

Tony introduced himself and started the meeting with a round of introductions. The discussion began by asking what kind of code requirements, if any, would increase the use of solar as a secondary option to obtaining energy for residential properties. Everyone seemed to believe that any mandated code that is not performance based would hinder evolving green building technology.
It was then asked about more passive requirements such as solar orientation (south facing roofs, east-west axial alignment of new homes.

All stakeholders seemed to agree that green building is evolving as fast as computer technology, stakeholders worry that mandated codes would lock in a certain process that could quickly become out dated. Rather, stakeholders would like the county to recognize the certification processes such as Built Green, LEED, and Passive House. Each of these certifications is third party verified. These certifications offer a holistic approach to the construction process where the homeowner and builder can have some flexibility with the green building choices that are best applicable to the homeowner and property.

Kirk Haffner indicated that most properties can be retrofitted for solar design and that the main code barrier regarding solar installation is the requirements that prohibit tree removal that may be obstructing the solar orientation.

It was clear that there was consensus by most if not all stakeholders that any mandated solar requirements could hinder the innovation to green building. Tony told the stakeholders that he had an up and coming work session meeting with the Board of County Commissioners and that he would convey the stakeholders’ views to them on this subject.

Cottage housing will be the topic of discussion at the next stakeholders meeting.