

Foran, Grace E AVED:EX

From: Joanna Campbell [jcampbell@okanagan.bc.ca] on behalf of Jim Hamilton [jhamilton@okanagan.bc.ca]
Sent: Thursday, September 1, 2011 10:10 AM
To: Wenezenki-Yolland, Cheryl AVED:EX
Cc: Cliff, Chris D AVED:EX
Subject: Updated Briefing - OC Centre of Excellence
Attachments: Letter to Min Yamamoto v2.doc; Briefing note CoEV32 Aug update.doc; briefing note SCMT Aug update.doc; SCMT_Butdget(6).pdf

Please find attached the updated attachments. Thanks Joanna

Thank you for agreeing to take part in our telephone meeting tomorrow. I have three goals for that meeting:

- 1) To bring you up to speed on negotiations with our donor.

Not Responsive

The situation is this:

- 1) Our donor has now committed to a gift of \$2.5 million over five years with two conditions:
 - a. Appropriate signage – now agreed upon
 - b. That we leverage their gift – concept agreed but requiring the province's help to finalize, since it involves ongoing support for the Sustainable Construction Management Technology program, starting in the 2012-13 budget year.
- 2) As part of the negotiations surrounding the gift, we have offered to name the building after the donor, subject of course to the provincial naming committee's process. We made this offer partly in recognition of the size of the gift and partly to honour the many economic, social and cultural contributions of this donor to BC. To begin this process, we have submitted the required documentation to Pamela Ness of the Intellectual Property Program, Ministry of Citizens' Services.

At this point, the donor will allow me to share their name with only the Minister but I'll assure you that the person is one of BC's most prominent citizens and Okanagan College considers the association a great honour.

This whole opportunity has some urgency because of the naming. As you will recall, there will be an official opening sometime this fall. The date has not yet been set but whenever it is, government, the donor and the College would all benefit from the naming being part of the ceremonies. It would make little sense to have two ceremonies mere weeks apart.

Our Board Vice Chair Tom Styffe has already outlined the situation a few weeks ago to the Minister, who left a telephone message of support for me in the latter days of July. She does not yet know about the naming opportunity but is aware of the general terms of the proposal. The Board Vice Chair told her that at this point I would be dealing with the relevant government officials to advance the proposal. I have been party to a meeting with Dawn Minty and a couple of meetings with officials with JTI at the request of Dana Hayden. Most recently, I met by phone with Melanie Stewart from JTI. Given the sense of urgency, the stature of the donor and the general political circumstances, I think it would be best for me to deal directly with you at this time.

As you can imagine we are very excited at the prospect of this gift. Not only will it be possibly the biggest non-corporate gift to a college in BC, but it will also go a long way towards helping our new building live up to its potential as a Centre of Excellence of international significance.

I look forward to talking to you tomorrow. Thanks for finding the time, Cheryl.

Jim

Jim Hamilton, President
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1000 KLO Road
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Canada
Ph: (250) 862 5403 extn. 4715
www.okanagan.bc.ca



Centre of Excellence in Sustainable Building Technologies
and Renewable Energy Conservation



Briefing Note: Knowledge Infrastructure Program, Okanagan College, Penticton, B.C.

**Centre of Excellence in Sustainable Building Technologies and Renewable Energy
Conservation**

On June 6, 2011 when Okanagan College students walked into their classes and shops in the **Centre of Excellence**, they entered through the doors of one of the world's greenest buildings: a structure that is as much a lesson in itself as it is a place to learn. It is a building that incorporates made-in-B.C. innovation as much as it serves to promote it.

Located at Okanagan College's Penticton campus, the new \$28-million **Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation** is a highly innovative, 6,622 sq. metre two-storey wood multi-purpose teaching facility. As the most sustainable building of its type in the world today, the **Centre of Excellence** will serve as an international focal point for both training and innovation in green building technology and energy conservation. Completed in June 2011, it will exceed LEED Platinum standards and support provincial, regional and national commitments to meet a net zero energy target. In fact, it aims to be the first building of its type in the world to meet the ambitious targets of the **Living Building Challenge (illb.org)**, which requires net-zero energy and water consumption.

The **Centre of Excellence** is not just another "green" building, but a truly unique structure that places Okanagan College at the very forefront of the growing international sustainable construction



Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation

movement. As a living building that will adapt to changing technologies, the structure itself will reflect what is taught within its walls. As it continues to gain national and international attention and significance, the **Centre of Excellence's** enhanced educational, technological and entrepreneurial environment will provide the infrastructure where the next generation of students and entrepreneurs can interact and develop the skills and ideas that will lead to new technologies and businesses.

The **Centre of Excellence** was designed and built as an innovative, sustainable post-secondary facility highly adapted to its site, climate and context. The facility will support a program mix that has a focus on sustainable building technologies and processes, as well as research and development of alternative and renewable sources of energy. The innovative features of the building itself will be used as a teaching tool to help train the next generation of tradespeople in green construction practices.

Some key background facts:

- Announced April 2009 as part of the joint Provincial-Federal **Knowledge Infrastructure Program**.

Project Cost:	\$28 million
Provincial and Federal Government Funding: (\$13 million Federal) (\$9.6 million Provincial)	\$22.6 million
Okanagan College:	\$ 5.4 million

- Size: **6,622 square metres**: 14 classrooms and labs, five trade shops and a common tool crib, 300 student study spaces, gymnasium, fitness room, five suites of open-space offices (total capacity 30 staff), seven meeting rooms, innovation incubation space, an on-roof test facility for alternative energy devices, Women's Resource Centre, one multi-purpose demonstration lab (for community use as well), and sustainable kitchen using high-efficiency appliances focused on healthy eating.
- Accommodates **800 FTE students** (500 additional spaces, 300 returning from leased spaces in Penticton)
- Approximately **600 people have worked on the site**, with additional employees (not quantified) working in off-site production of materials (i.e. Gorman's Lumber, cabinetry, flooring manufacture in Salmon Arm). Estimates indicate 179 full-time jobs were created through construction of the building.
- The Centre incorporates innovation incubation space, in conjunction with Accelerate Okanagan (the organization is a merger between the Okanagan Science and Technology



Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation

Council and the Okanagan Research Innovation Centre). The goal is to nurture a growing high-tech, green-focused industry for the South Okanagan-Similkameen.

- Programs offered/planned for the Centre of Excellence include:
 - Sustainable Construction Management Technology
 - Geo-Thermal
 - Electrical
 - Carpentry
 - Green Building Design and Construction
 - Onsite Alternative Energy Sources
 - Metering and Monitoring of Green Buildings
 - Building Envelope Construction
 - Life Cycle Site Management
 - HVAC
 - Applied Ecology and Conservation
 - Human Kinetics

Project Details and Features:

- Other than a hardwood gymnasium floor sourced from Ontario, the project features **100 per cent B.C. wood**, including pine from beetle-kill affected forests in the Okanagan and FSC-certified lumber sourced from B.C..
- The walls of the gymnasium use new technology, designed by the project's structural engineers (**Fast + Epp**) and built by **StructureCraft Builders Inc.** of Delta. The walls are built with composite panels; a combination of concrete and glulam (glued laminated timber) beams that are light and strong. These walls have heating and cooling piping inside with electrical conduits and ventilation built in. This is the first time this technology has been used in North America.
- The first and second floors of the building (excluding the gymnasium) are polished concrete and will be heated and cooled with an in-floor radiant system. The water source for the in-floor heating is 61 metres below the building, where wells have been drilled. The water is drawn to the surface where heat is taken out of the water via heat pump technology. This is an open loop continuous system.
- The building is naturally ventilated and cooled. Windows feature a green light/red light system that indicate when windows can be opened to maximize cooling. Air enters the building and passes over the cool concrete slab floor. Solar chimneys draw warm air up and out of the building.
- All of the building's mechanical and electrical services are exposed, where possible, to demonstrate the technology used. This is part of the building's teaching and "living lab" capability.
- The largest array of photovoltaic solar panels in Western Canada has been installed to generate 258 kilowatts of electricity.
- The building is expected to use 65 kilowatt-hours of energy per square metre per year.



Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation

A typical building of similar size built to standard specifications would use approximately 250 kilowatt-hours per square metre per year. This positions the building as one of the most energy efficient in North America.

- The project will recycle and re-use all wastewater produced on site using chemical-free treatment by the City of Penticton. Treated water will be returned to the site for use in the building's grey water system and for on-site irrigation.
- Domestic hot water loads will be generated by solar panels.
- The rooftop has green spaces with local flora.
- The roof of the building will be accessible to students, staff and visitors. Students can view the solar panels and conduct testing.
- The project does not use any materials red-listed by the Living Building Challenge (other than those required by building codes). Instead of using creosote pilings, the Centre of Excellence sourced and installed steel pilings. The building does not use any products that are harmful to people or the environment (i.e., no formaldehyde in insulation).

The **Centre of Excellence already** forms part of a national innovation and curriculum consortium with Nova Scotia Community College, Durham College, and Lethbridge Community College. These four institutions are committed to sharing new curriculum in sustainable technology program. Moreover, they support applied innovation by provide allowing entrepreneurs and faculty to test their new products or processes in four different climatic regions of Canada. The building will also play a significant role in several international innovation and research consortia.



September 2, 2011

The Hon. Naomi Yamamoto
Minister, Advanced Education
PO Box 9080 Stn Prov Govt
Victoria BC
V8W9E2

Dear Madame Minister,

Thank you again for your recent visit to our Kelowna campus and your interest in our Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation, located at our Penticton campus.

Not Responsive

Not Responsive

I would also like to take this opportunity to let you know that we are applying to the provincial naming process administered through the Intellectual Property Program of the Ministry of Citizens' Services to name the building The Jim Pattison Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation. We are basing our application on both the size of the Pattison Foundation donation and as a way of recognizing Jim Pattison's many economic, social and cultural contributions to British Columbia and Canada. Placing Mr. Pattison's name on this building would greatly add to both the impact of the official opening ceremonies and to our ability to attract other donors.

Not Responsive

Sincerely,

A handwritten signature in black ink that reads "Lance Kayfish". The signature is written in a cursive, flowing style.

Lance Kayfish,
Chair, Okanagan College Board of Governors

encl: Centre of Excellence Briefing Note
Sustainable Construction Management Technology Briefing Note
Funding Required Spreadsheet

Foran, Grace E AVED:EX

From: CITZ Deputy Minister, CITZ:EX
Sent: Friday, September 16, 2011 1:53 PM
To: Wenezenki-Yolland, Cheryl AVED:EX
Cc: Cliff, Chris D AVED:EX
Subject: From Kim Henderson: Naming Opportunity
Attachments: 94588 DM Kim Henderson Memo to Cheryl Wenezenki-Yolland, Acting Deputy Minister - Ministry of Advanced Education.pdf; 94588_Jim Pattison Centre of Excellence.pdf

Memorandum



Ref: 94588

Sent Via Email

Date: SEP 16 2011

To: Cheryl Wenezenki-Yolland, Acting Deputy Minister
Ministry of Advanced Education

Re: Naming Opportunity

I am writing to advise you of one pending naming opportunity that has been forwarded by Okanagan College under the naming opportunities policy administered by the Ministry of Labour, Citizens' Services and Open Government. We understand that the opportunity will be provided to Cabinet at its next meeting.

The naming opportunity is set out in the Ministry of Labour, Citizens' Services and Open Government's regular report to Cabinet. Okanagan College will be notified of the Naming Committee's decision, providing no objections or concerns are raised by members of Cabinet at the upcoming meeting. The report, showing the entry, is attached, along with more detailed background information on the submission. You may wish to ensure that your Minister is aware of the opportunity.

Kim Henderson
Deputy Minister



Naming Opportunity Request Form

Purpose: This form is used by government bodies to submit proposals to Cabinet (either directly or indirectly through the Naming Committee) pursuant to the Naming Privileges Policy.

Part 1: Details of Request

1. **Proposed name of asset** (plus former name of asset, if any):

The Jim Pattison Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation

2. Description of the public asset to be named (including location, and whether the proposal applies to an entire asset such as a building or to a portion of the asset):

The proposed naming opportunity applies to the **entire** Centre. Additional naming opportunities will be offered to donors for portions of the building (to be submitted under separate cover at a later date).

Located at the Okanagan College Penticton Campus on Duncan Avenue in Penticton, British Columbia, the new \$28 million **Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation** is a highly innovative, 6,6780 sq. metre two-storey multi-purpose teaching facility that provides training and innovation incubator space in green building technology and energy conservation. Completed in June 2011, it aims to achieve the most environmentally responsible and sustainable Living Building Challenge designation, exceeding LEED Platinum standards and supporting provincial, regional and national commitments to meet a net zero energy target.

Project Cost:	\$27.6 million
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Provincial and Federal Government Funding:	\$22.6 million
(\$13 million Federal)	
(\$9.6 million Provincial)	

Private Sector Goal:	\$ 5 million
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As the most sustainable building of its type in the world, the new Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation will serve as a focal point for teaching and demonstrating the latest in sustainable building technology and applied innovation.

The Centre is not just another “green” building, but a truly unique structure that places Okanagan College at the very forefront of the growing international sustainable construction movement. As a living building that will adapt to changing technologies, the structure itself will reflect what is taught within its walls. As it continues to gain national and international attention and significance, the Centre’s enhanced educational, technological and entrepreneurial environment will provide the infrastructure where the next generation of students and entrepreneurs can interact and develop the skills and ideas that will lead to new technologies and businesses.

The support of The Jim Pattison Foundation will be a catalyst to attracting additional support, enhancing credibility and accelerating momentum for Okanagan College to advance and achieve the goals of the Centre of Excellence. The Jim Pattison Group has been recognized over the years for its efforts to bring about positive environmental change to the communities where it operates.

Naming the Centre in honour of Jim Pattison will send an important message to students, industries, and citizens throughout the province and country that Jim Pattison shares the commitment to sustainable building practices and applied innovation.

3. Approximate dollar value of the donation, or in-kind contribution, to be associated with the naming opportunity (including details of bequest or cycles of payment, if applicable):

\$2.5 million paid out at \$500,000 (cash) over five years, beginning in 2011.

4. Entity (or entities) submitting the request, such as Ministries, Health Authorities, Foundations, Institutions etc. (please include contact name and title, address and phone for each organization):

Okanagan College and Okanagan College Foundation

Jim Hamilton

President
Okanagan College
1000 KLO Road
Kelowna, BC V1Y 4X8
Phone: 250-762-5445, ext. 4713
Email: jhamilton@okanagan.bc.ca

Kathy Butler

Executive Director
Okanagan College Foundation
1000 KLO Road
Kelowna, BC V1Y 4X8
Phone: 250-762-5445, ext. 4775 or 250-862-5630
Cell: 250-863-0881
Toll Free: 1-888-650-6968
Email: kbutler@okanagan.bc.ca

Part 2: Benefactor Information

1. Sponsor profile: (Name, philanthropic and business history, community activities, public offices held, etc.):

Name - Jim Pattison

Funding provided by:

The Jim Pattison Foundation

1800-1067 West CORDOVA STREET

VANCOUVER

BRITISH COLUMBIA

Charitable Registration Number S21

Philanthropic and Business History

Led by its founder, Order of BC and Order of Canada recipient, and highly regarded British Columbia entrepreneur, **Jim Pattison**, the Jim Pattison Group is one of British Columbia's leading companies. The company is comprised of over 449 locations world-wide focused on the automotive, media, packaging, food sales and distribution, magazine distribution, entertainment, export and financial industries. With sales of over \$7.2 Billion in 2010 and more than 33,000 employees, the Jim Pattison Group is the third largest private company in Canada.

Jim Pattison is the founder and director of **The Jim Pattison Foundation**. The Foundation supports selected organizations in the areas of medical/hospital capital programs, Christian independent schooling, and other religious activities across the country. The foundation has been registered as a charity since 1994 and has disbursed millions of dollars since its creation.

Most Recent Significant Donations to Post Secondary Educational Institutions

- 2010 University of Dalhousie - \$100,000
- 2009 Queens University - \$ 1,327,000
- 2007 University of British Columbia- \$5,000,000
- Queens University - \$1,340,000
- University of Western Ontario - \$100,000-249,999
- 2006 Ryerson University - \$ 545,455
- 2005 Ryerson University \$6,454,550

Most Recent Significant Donations to Other Organizations

- 2011 Surrey Memorial Hospital Foundation - \$5,000,000
for the "100 Days to Give" campaign and the naming of
The Jim Pattison Outpatient Centre at Surrey Memorial Hospital
- 2008 Morningstar International Society - \$2,531,750

2. If the asset is to be named in honour of individual(s) other than the sponsor listed above, please provide any relevant information pertaining to that person:

3. Approximate length of time the naming opportunity has been in negotiation:
From March 2011 to August 2011 (5 months)

4. Existence of any formal letter of commitment or contractual arrangement with the donor (including key details):

The Board of Governors of Okanagan College approved the naming opportunity by Board resolution on August 22, 2011. Copies of minutes and Board resolution attached.

Draft Pledge agreement under consideration with donor.

Part 3: Additional Considerations

1. Any additional information that the Naming Committee should be aware of (such as scheduled announcements, urgent circumstances, or other factors to be considered):

The scheduled opening of the Centre of Excellence and formal announcement and unveiling is anticipated on either October 7 or October 14, 2011, pending confirmation on the date from the Provincial and Federal Governments and the donor.

Attachments:

Board of Governors Resolution of August 22, 2011

Signage (conceptual)

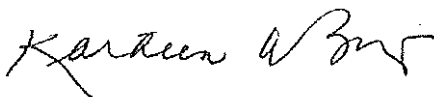
Please attach any supporting documents that are relevant to the proposed naming opportunity, or if further space is required.

SIGNATURE OF REQUESTORS



Jim Hamilton,
President
Okanagan College

August 31, 2011
Date



Kathy Butler
Executive Director
Okanagan College Foundation

August 31, 2011
Date

Please sign and return to
Intellectual Property Program
Ministry of Citizens' Services
Attn: Pamela Ness
E140 - 4000 Seymour Pl
PO BOX 9412 STN PROV GOVT
Victoria, British Columbia V8W 9V1
Tel: 250 356-0827
Fax: 250 387-1940



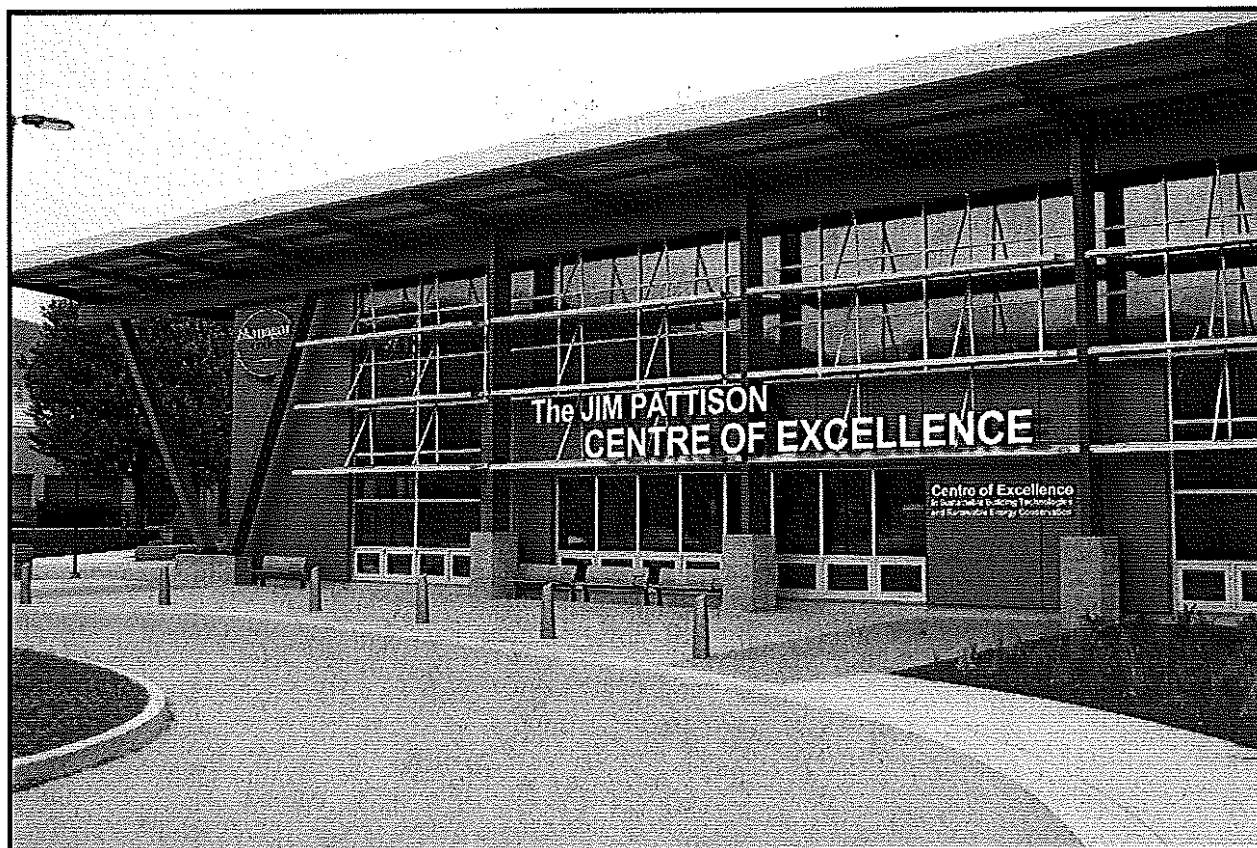
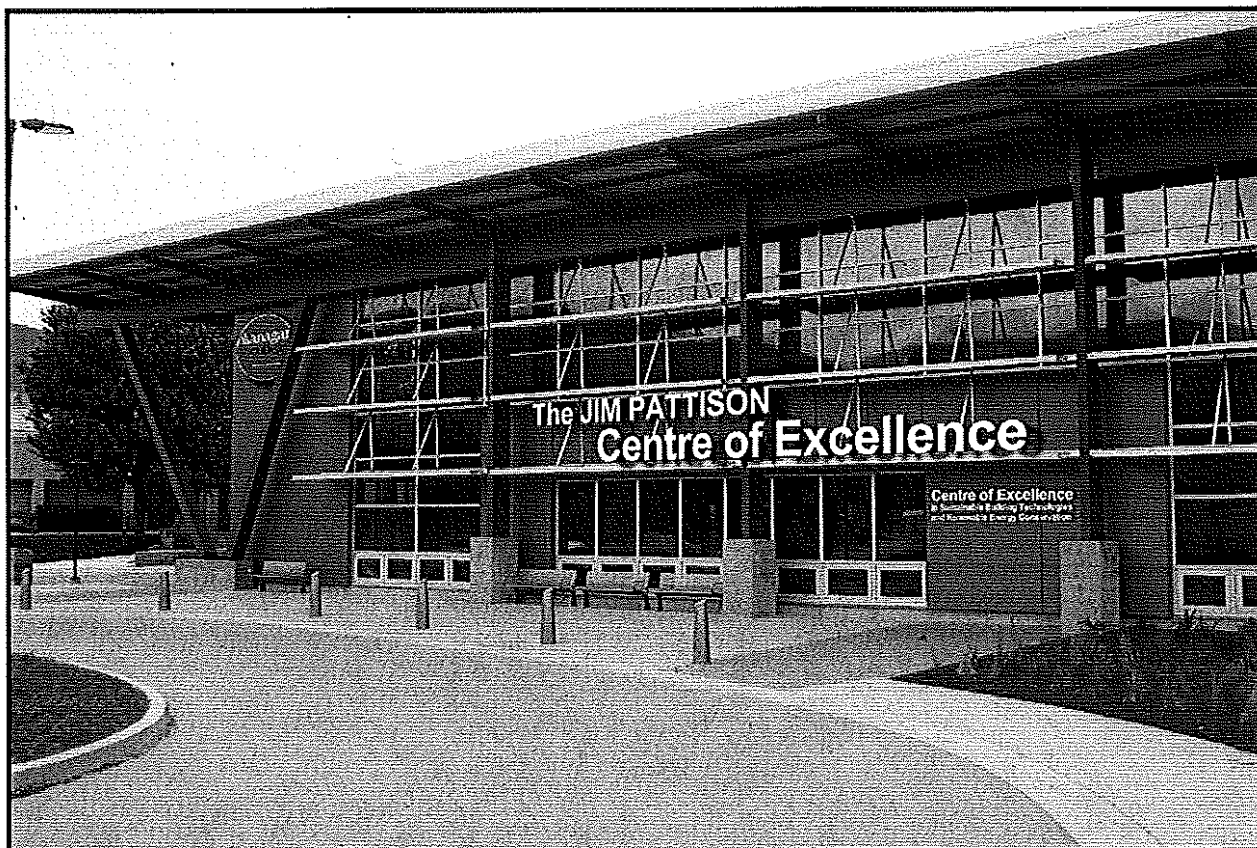
Board of Governors Special Meeting

August 22, 2011

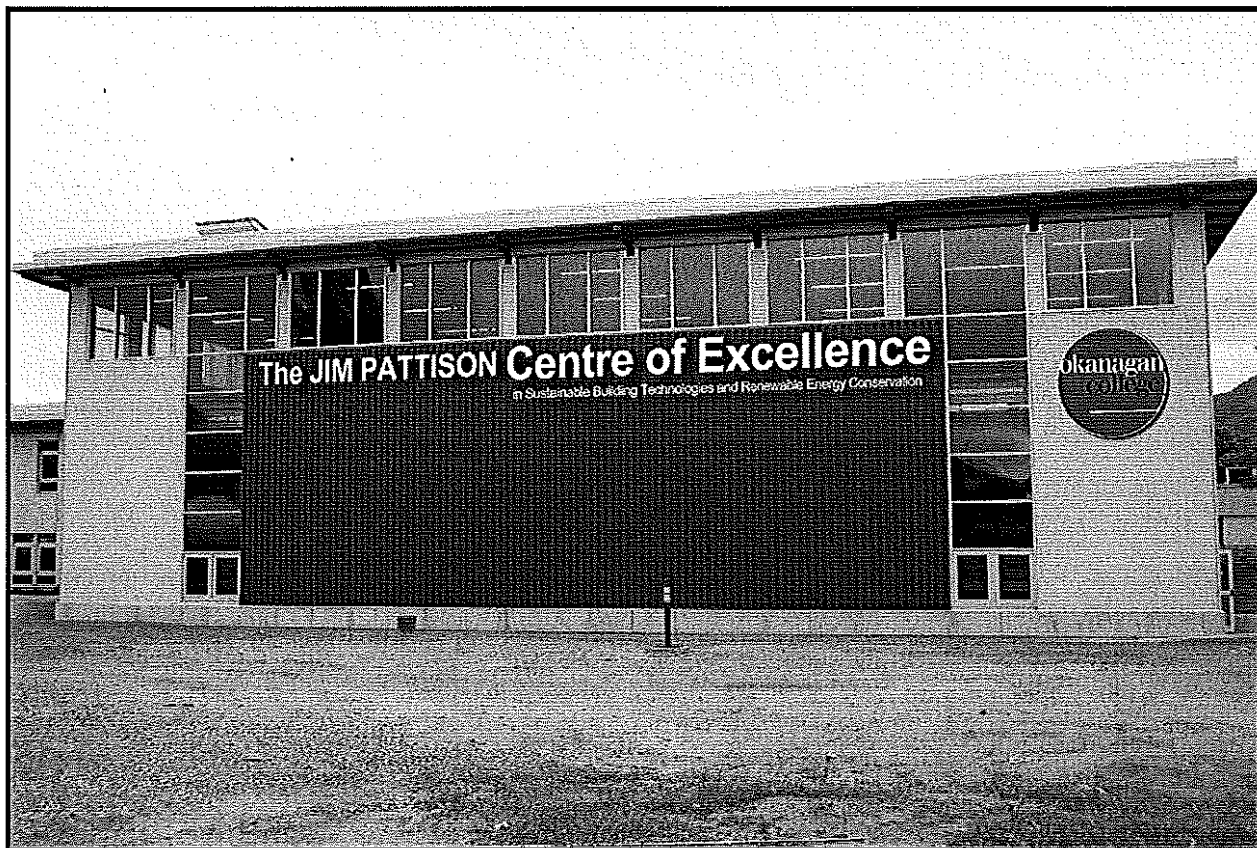
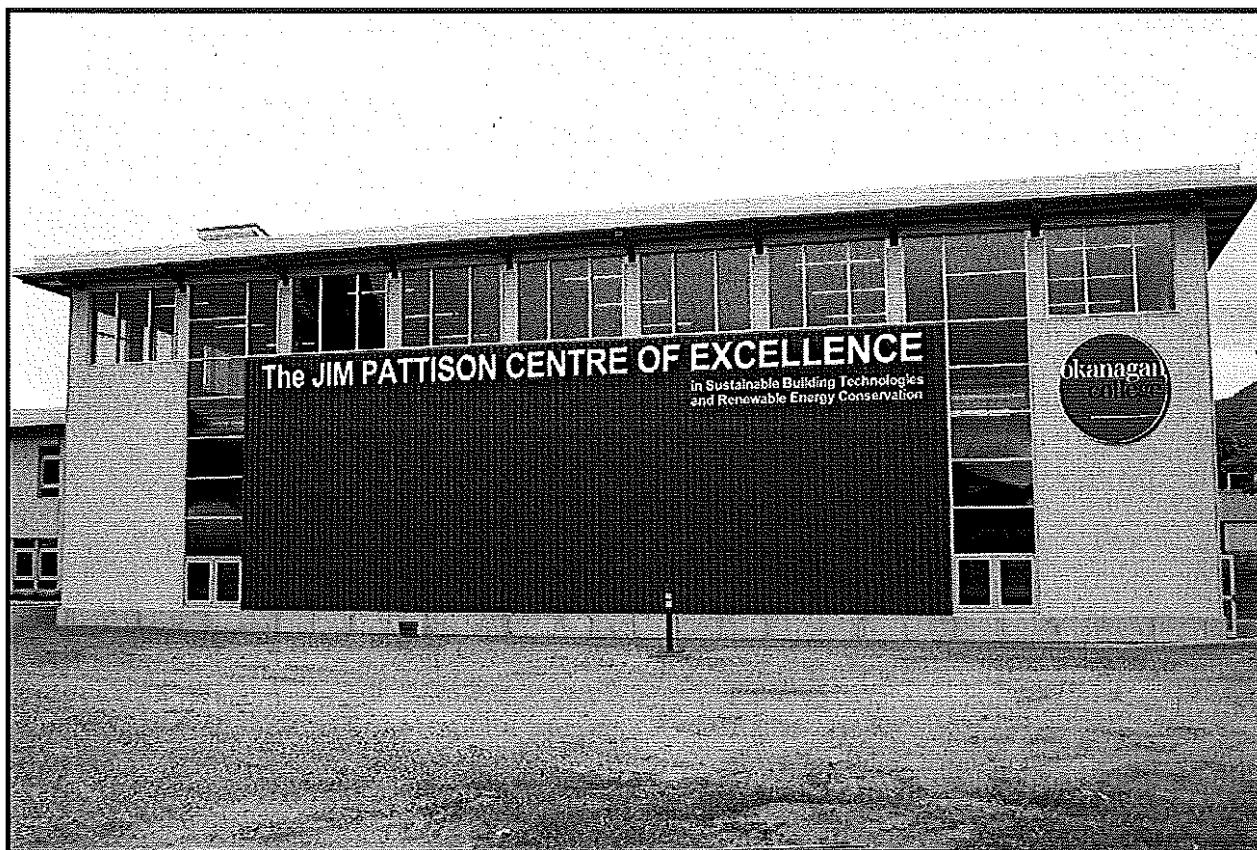
Resolution passed:

BE IT RESOLVED THAT *the Okanagan College Board of Governors.*
approve naming the Centre of Excellence Building at the Penticton campus as The Jim Pattison
Centre of Excellence in Sustainable Building Technologies and Renewable Energy Conservation
for the lifetime of the building, conditional on successful negotiation and execution of the pledge
agreement.

Attachment A



Attachment A



Attachment A internal

2.5"



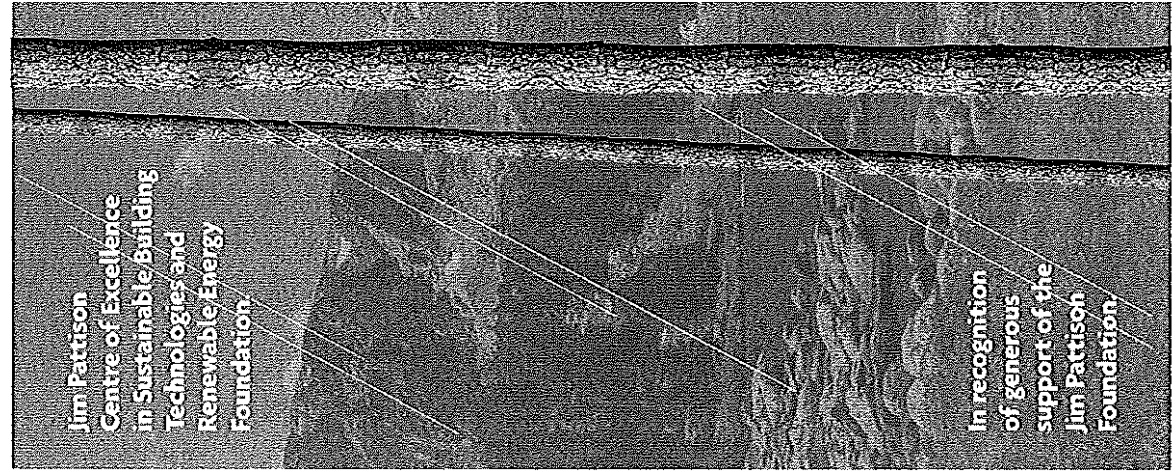
6MM GLASS
WITH TEXT
AND TREES
PRINTED
ON INSIDE

WALL MOUNT/
GLASS FIXING

3/4" MEDEX
BOARD WITH
PRINTED
BACKGROUND
IMAGE

WALL

68"



28"

Jim Pattison
Centre of Excellence
in Sustainable Building
Technologies and
Renewable Energy
Foundation

In recognition
of generous
support of the
Jim Pattison
Foundation

SIDE ELEVATION NOT TO SCALE