

PITTSBURGH'S ENERGY INNOVATION CENTER



VOLUME 2 NO. 2, MAY, 2017

FOLLOW AND INTERACT WITH US



@eicpittsburgh

INSIDE THIS ISSUE

The EIC & PGC.....	1
EIC Management.....	4
Tenant News	
Everest Infrastructure Partners.....	
5	
Student Conversation Association SCA.....	
6	
Robert Morris University 3D Printing/Advanced Manufacturing Lab.....	8
EIC Events.....	10



How did we get here?

To understand how the Energy Innovation Center (EIC) came into being, you need to know the Pittsburgh Gateways Corporation.

Pittsburgh Gateways Corporation (PGC)

Pittsburgh Gateways Corporation (PGC) was founded in 1998 and launched as a university affiliated economic development organization with special expertise in business incubation. Today, the majority of PGC staff time and corporate resources are dedicated to the ownership, management, and continuing development of the 7 acre Energy Innovation Center Campus, which includes two facilities (formerly Connelley Vocational School and the Letsche School).



Pittsburgh Gateways Corporation and Energy Innovation Center, LP and Affiliates Team:

Robert A. Meeder Ph.D, CEO and President; William A. Miller, COO & Vice President; Jessica Lee, Vice President ; Ashleigh Pollard Office/Leasing Manager and Reggie Cox Facilities/Operations Manager oversee the management and operations of Pittsburgh Gateways Corporation.

Development of the Energy Innovation Center has been organized in four phases:



Phase 1



Phase 2



Phase 3



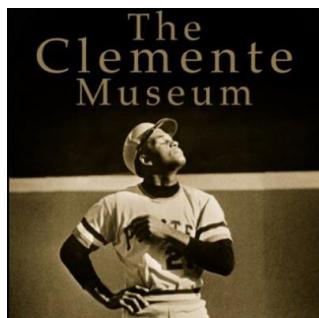
Phase 4



- Phase 1 (2010-2014): The complete “core and shell” renovation of the Connelley Facility (A \$53M phase designed and built to Historic Preservation specifications and to LEED Platinum standards)
- Phase 2 (2015-2017): The preparation for tenant occupancy of 90,000 sq. ft. of the former Connelley facility’s 168,000 sq.ft. (\$17M construction of labs, training rooms, event center and offices)
- Phase 3 (2017-2018): The tenant build-out and occupancy of the remaining Connelley facility space and the organization of plans for the renovation of the upper campus (including Letsche school)
- Phase 4: (2018 – 2020) The renovation of the upper campus (former Letsche).

Although the EIC development is a major project, PGC also works on several other projects, including the following:

Assisting Duane Rieder and staff with the development of Engine House 25, including the Clemente Collection and the Clemente Wine Society. Engine house 25 is located at 3339 Penn Ave in Lawrenceville. EH25 is the home of the Clemente Museum, Event Space, Photography Studio, Winery and Wine Cellar.



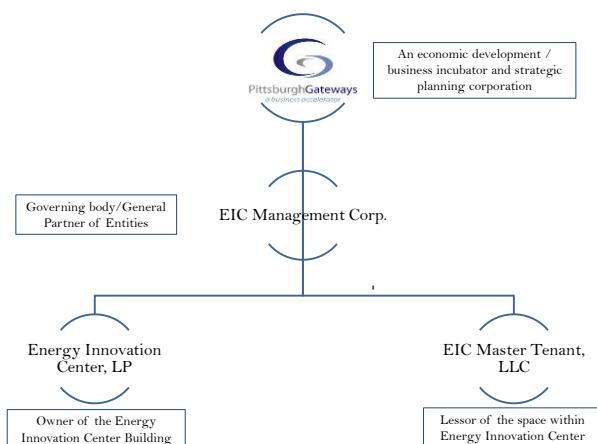
Serving as Prime Contractor with the US Department of Defense and US Homeland Security Contracts to generate technology transfer by and between federal labs and private industry.



Other Various PGC Economic Development Initiatives:

- Redesign of Smallman St. alongside the Produce Terminal - planning work was begun in 2017 in conjunction with The Heinz Endowments and the City's Urban Redevelopment Authority.
- Creation of Pittsburgh Veterinary Surgery Animal Care Fund which is located in Pittsburgh's North Hills
- Feasibility study and early development work on Post 9-11 Veteran's Center
- Assistance with the development of the Community Kitchen Pittsburgh. This nonprofit organization is a mission based, multi-faceted food service company, which focuses on workforce development, community-engaged social enterprise, and food waste reduction.
- Incubation of the Energy Innovation Center Institute, Inc.(EICI). This mission based nonprofit promotes job creation, innovation and comprehensive education.
- Business Development assistance provided to regional artists and musicians.

Pittsburgh Gateways and the Energy Innovation Center continuously strive to meet new objectives while currently serving the Allegheny region. We have very clear intentions to better the future with education, jobs, ecological stewardship, and urban renewal. Our initial efforts have created a roar of excitement, and our projected outcomes will advance the community, district and region.



Everest Infrastructure Partners – EIC Tenant Since June 2016

Everest Infrastructure Partners is an emerging infrastructure investor focused on real assets and infrastructure investing strategies in the renewable energy industry. Everest Infrastructure Partners is headquartered in Pittsburgh's Energy Innovation Center. Everest works with leading project developers and facility owners to finance real estate-linked assets in solar and wind energy generation. With substantial financial resources and a team of professionals dedicated to working hand-in-hand with their developer partners, Everest works to ensure an efficient transaction process. Since its inception in 2015, Everest has financed nearly 200MW of renewable power projects.



Everest works with all types of private landowners, providing tailored solutions that maximize financial value and meeting the unique needs of every landowner. Many landowners seek to maximize the cash value of their property in the form of a lump sum payment. Others are looking to increase their cash flow over time. The Everest team has worked with thousands of landowners across the country and offers the most flexible solutions for landowners with all types of needs.

Everest focuses on premium quality assets in utility-scale solar and wind energy generation, tackling projects of all sizes, ranging from less than 1 MW to more than 100 MWs.

For more information, visit: www.everestinfrastructure.com

Student Conservation Association (SCA) – EIC Tenant Since May 2016

SCA's mission is to build the next generation of conservation leaders and inspire lifelong stewardship of the environment and communities by engaging young people in hands-on service to the land. SCA is a national organization and was established in 1957, and the Pittsburgh chapter fielded its first conservation program in 2000.

EVERY DAY SCA PROVIDES OPPORTUNITIES FOR YOUNG PEOPLE TO MAKE A POSITIVE IMPACT ON THE WORLD AROUND THEM.



SCA Pittsburgh Youth Program

For the past 4 years, SCA has fielded a crew in the winter and spring, composed of local high school students who work in the Southside Park on trail maintenance and ecological restoration projects. Since 2014 SCA crews and volunteers working in Southside Park have contributed 5,396 hours of conservation service, maintained and built 1,400 ft. of trail, treated 40 acres of invasive, and saved 300+ trees from invasive vines.

In 2016 the SCA Pittsburgh youth program members achieved the following conservation outcomes in the City and Allegheny County:

- Improved more than 12 acres of native habitat by removing invasive plants along trails, waterways and park woodlands.
- Improved more than four miles of trails and constructed a quarter mile of new trail
- Trail work construction or repair of over 200 drainage structures, as well as closing and concealing off-limits “social trails”



Local Youth Summer Crews

The SCA Summer Crews is a six week program where students earning minimum wage work in area parks. The program is part of the city's "Learn & Earn Program." Crews work in the following parks: Schenley, Riverview, Frick, Southside, McKinley, Emerald View, Southside and South Park.

Participants work together and focus on team work, management and conversation skills. Topics include fostering diversity, equity, and inclusion; principles of positive youth development and strategies for building developmental relationships with adolescents; leadership; field-based teaching techniques; conflict resolution and behavior management; hazard mitigation and building a culture of safety; SCA policies and procedures; and "Leave No Trace" outdoor ethics.

For a complete list of programs and for more information, visit:
<https://www.thesca.org/serve/program/pittsburgh-pa>



"Nature is the essence of everything we are." – Jacqueline Keating,
SCA Park Guide Interpretation Intern, Arches National Park, Utah

3D PRINTING/ADVANCED MANUFACTURING LAB

Robert Morris University to establish a 3D Printing/Advanced Manufacturing Lab at the Energy Innovation Center

Robert Morris University (RMU) School of Engineering, Mathematics and Science (SEMS) is the only school in the Commonwealth of PA with an ABET (Accreditation Board for Engineering and Technology) BS degree in Manufacturing Engineering. RMU SEMS has leased space at the EIC to establish a 3D Printing/Advanced Manufacturing Lab for both research and teaching.

The laboratory will be divided for applied research and teaching areas and developed in two phases.



Phase 1 (Scheduled to open in fourth quarter 2017)

The laboratory will have multiple work-benches, storage areas for raw materials and consumables including work-bench and overhead cabinets. It will also host multiple benchtop 3D Printers including one UPrint SE Plus 3D (a Polymer Printer), two MIT Formlabs Form two Stereo lithography (SLA Epoxy Printers) Machines, two Series 1 Pro Printers (Composite Printers), one Objet 30 Prime Dental Prime Printer and one Objet Eden 260 VS Printer (Polyjet Printer). These printers will help teaching and research projects in a variety of ways since they can cover different 3D printing/additive manufacturing materials such as-

(continued)

thermopolymers including rubbers, epoxy resins, and composites. In addition, Objet 30 Prime Dental machine will be utilized in dental additive manufacturing work.

Accessories such as ultrasonic cleaners and a waste drum are also located on the left section along with seven PCs associated with the printers loaded with the appropriate CAD and 3D printing and additive manufacturing software.

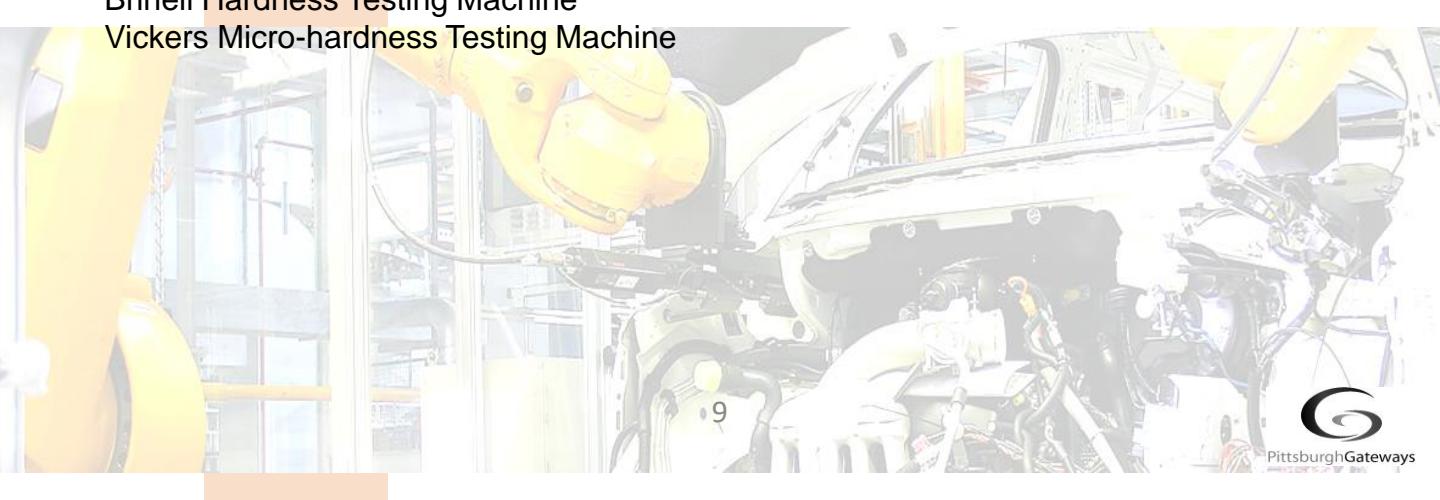
The instruction area is complemented with a 60-inch HD TV, an instructor's desk, and whiteboard wall paint to increase interactivity (on two of its walls).

Phase II (2018 target)

Phase II of the RMU SEMS EIC laboratory development project targets one additional powder printer and multiple material testing machines including hardness and impact testing equipment to expand the laboratory testing capabilities for a variety of materials including metals, ceramics, composites and polymeric materials. The laboratory development will be handled by Dr. Priyadarshan Manohar, a materials expert with a few decades of work experience in the materials field along with Dr. Arif Sirinterlikci under the supervision/general management of Dr. Maria Kalevitch, Dean of SEMS. Another major objective of Phase II is to move the operations of the laboratory towards more functional prototypes and additive manufacturing applications.

The materials testing equipment will include the following:

Instron Tensile Testing Machine
Charpy Impact Testing Machine
Brinell Hardness Testing Machine
Vickers Micro-hardness Testing Machine



The Energy Innovation Center (EIC) hosts business-related events—meetings, presentations, workshops and seminars that are aligned to our mission and vision (Monday thru Saturday). We do not host wedding receptions, birthday parties, bridal or baby showers, etc.

SETUP & CAPACITY

The EIC offers attractive and flexible meeting spaces for large or small events. Our largest space is approximately 2,000 square feet and can hold up to 200 people auditorium style. The building offers several unique spaces and our team can work with you to create a tailored event that fits your needs and preferences.

AMENITIES

Our meeting rooms come equipped with modern audio visual equipment. Each space provides either an LED projector w/screen or a 60" HD TV. Our larger spaces have built-in sound equipment with various options for presenting. Wi-Fi is included in your rental for all guests. Additionally, you will receive a dedicated event staff member assigned to your event for event preparation and day of support.

OUTSIDE VENDORS

We have a preferred vendor list of caterers and additional service providers that we have vetted and built relationships with over several years. We ask that you utilize this list but on occasion we will make exceptions to fit the needs of your event.

For more information or to schedule your event visit our website at:

