

TOWN OF WELLESLEY



MASSACHUSETTS

SUSTAINABLE ENERGY COMMITTEE

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SEC Project Updates

November 19, 2018

Wellesley Education Foundation Spelling Bee

Congrats to Sustainable Spellers, Laura Olton, Katy Gibson and Fred Bungler who had an *ELECTRIFYING* performance as they represented the Sustainable Energy Committee (SEC) at the Wellesley Education Foundation's Annual Spelling Bee!!



SEC FY2020 Budget

Marybeth Martello had two discussions with the Finance Department about the SEC Assistant salary for FY2020 to confirm that the SEC Assistant salary in the draft budget is correct.

On November 16, Laura Olton and Marybeth met with Blythe Robinson, Wellesley's Executive Director, to discuss a budget increase for FY2020 that would fund improvements in the data and methodology used for calculating transportation-related community-wide greenhouse gas emissions. Blythe explained that we have approximately 2.5 months to finalize the budget. Blythe recommended that we leave the \$7,500 consultant fee in the FY2020 draft budget and allow Janet Mosley and Marybeth time to further explore options for data and method improvements. The Metropolitan Area Planning Council (MAPC) told Janet that they would be interested in carrying out a study for Wellesley using Massachusetts vehicle census data, but Janet has had trouble connecting with MAPC to iron out specific details and cost information. Boston and other communities have alternative data and methods we can explore.

Marybeth has been keeping Blythe Robinson and the Finance Department informed of SEC budget development. After the SEC's meeting on November 19, Marybeth will draft a memo to Blythe so that she has an explanation of the budget that she can share with others.

Green Communities

Water Systems Energy Audit

Marybeth Martello, Laura Olton and Fred Bunger met with the Department of Public Works (DPW), Wright-Pierce consultants, and JK Muir consultants on Monday, November 5 to discuss the *Drinking Water and Wastewater Infrastructure Energy Evaluation (Energy Evaluation)* and discuss implications for Wellesley's Green Communities grant application submissions. JK Muir, the consultant who worked directly on the Energy Evaluation, has experience with Green Communities applications. The Green Communities proposal will include a rebuild/replacement of the Rosemary and Longfellow pumps with variable frequency drives. DPW will draft the narrative for the Green Communities grant application and Marybeth will finalize it. Marybeth followed up with Megan Condon of DPW with requests for JK Muir. Marybeth will follow up again with Megan next week with some questions about project cost, energy use and payback.

Lighting

The lighting project on the DPW campus is nearly complete.

Energy Tracking

On November 14, Marybeth, Fred and Janet met with Allen Hebert, of the Facilities Management Department (FMD), to better understand Allen's approach to energy tracking, compare natural gas and electricity data sets, and start a conversation about streamlining our efforts. Marybeth is getting Allen read-only access to the SEC's MassEnergyInsight (MEI) account and is asking the Department of Energy Resources if Allen can get access to a "dummy"

Wellesley account so that Allen can compare his normalization method to MEI's and run some other "experiments."

Sustainable Building Standards

On November 16, Marybeth and Fred met with Joe McDonough and Steve Gagosian of FMD to discuss Sustainable Building Standards (SBS). Steve shared the draft SBS with the Permanent Building Committee (PBC) and Steve and Joe provided in-depth feedback. Steve will provide the SEC with his written comments after he has discussed them with the PBC.

Passive House

On November 13, Marybeth attended a Passive House seminar at SMMA in Cambridge with Kevin Kennedy of FMD. Passive House is a design strategy developed in Germany for buildings that have:

- Super insulation;
- No thermal bridges;
- Super glass windows and doors; and
- Minimal heating, ventilation and cooling systems.

SMMA is learning about and starting to think of applying it to their projects.

Board of Building Regulations and Standards

The Board of Building Regulations and Standards (BBRS) will be holding a hearing dedicated to the stretch building code sometime in the next two months. The Massachusetts Climate Action Network (MCAN) and other organizations are hoping to make it clear that there is wide-spread interest in a net zero energy stretch code. The SEC should discuss/prepare comments if they would like to weigh in at the hearing.

Hunnewell School

Ellen Korpi attended the School Building Committee (SBC) meeting on November 15. Below are Ellen's notes regarding Hunnewell school.

- Based on setbacks from the river and street, wetlands etc. it is likely that the footprint of the new building will be within the same basic area as the existing building. It will probably be either two or three stories.
- Borings show bedrock is 14 to 23 feet deep which is good news for laying the foundation without blasting, but it is unclear whether geothermal is viable.
- Cameron lot is too narrow for a building.

- Designers are following the Massachusetts School Building Authority (MSBA)-prescribed process for analyzing whether to preserve the 1938 part of the building and will show preservation as an option with the implications.
- The 200-year-old oak tree's roots go further out than the drip line but can probably be disturbed up to the drip line.
- The parking assessment includes five electric vehicle charging stations.
- Initial layout options will be presented very soon.
- The design will take into account use of the building by the community during non-school hours.

Upham/Hardy School

Marybeth proposed additions to the Upham/Hardy Owner's Project Manager (OPM) Request for Services (RFS) document. Sharon Gray of the School Committee incorporated almost all of the suggestions and the School Building Committee (SBC) approved the OPM RFS. The SBC will now submit this document to the MSBA. The MSBA will accept or leave out the SEC's language, but will not edit it. After the MSBA responds to the draft, and OPM subcommittee of the SBC will approve the final draft of the RFS.

Wellesley Office Park

Fed Burger attended an Advisory meeting on November 7 at which the Wellesley Office Park developers presented their plan to the Advisory Committee.

On November 13, Marybeth and Laura attended a staff-and-board meeting about Wellesley Office Park. On November 16 Marybeth attended a staff meeting with Wellesley Town staff and the Wellesley Office Park (WOP or Park) development team. John Hancock is the developer, but the team involved many other firms. WOP plans are preliminary and conceptual at this stage, but envision a mixed-use Park with residential buildings, office space, retail and open space/recreational areas. Phase 1 focuses on a 40R residential project with 350 units. Under 40R the State provides cities and towns with monetary incentives for dense housing. In going forward with 40R, the Town would enter into a host community development agreement with the developer.

Marybeth's comments at both meetings regarding the sustainability of the project are reflected in a memo circulated to the SEC on November 15. Marybeth spoke directly with an architect from Elkus Manfredi who asked to see the draft Sustainable Building Standards. Marybeth also spoke with George Cole, part of the WOP management team who has worked on highly sustainable and zero net energy schools and is interested in meeting with the SEC to talk about integrating sustainability into the WOP project.

Design Guidelines

On, November 7 Marybeth attended a presentation on the Design Guidelines revisions and provided input on sustainability.

Residential Energy

Fred Bunger held a home energy seminar on November 13. Nine people attended and ALL promised to sign up for audits. The next seminar is December 19.

- National Grid data: 404 audits completed and 44 audits scheduled in 2018, and 56 air sealing projects to date.
- Wellesley Municipal Light Plant (WMLP) data: 49 audits completed by Energy New England

Transportation

Kathy Vogel, Chair of the Council on Aging (COA) shared the following information.

- Volunteer ride program for providing free rides (at no cost to town) has decreased by 40% in 2 years.
- Many rides on the 12 seat van are for 1 to 3 people. Some other COAs use Lyft or Uber for this. Needham shares a van with its Recreation Department for larger groups.
- Some people utilizing the free COA van are eligible for The Ride which would cost them \$2.
- Scheduling for the van is done by hand by 2 half time coordinators for a total cost of about \$42,000. Nearby towns are contracting with MWRTA to do the scheduling where it is done using software that optimizes routes.
- It is worth exploring whether the school, handicapped equipped vans that sit idle while students are in class can be a resource for the COA
- The MWRTA #1 bus travels on Route 9 from Framingham to the Woodland T Station every 20 minutes during the day, stopping in Natick and Framingham but not in Wellesley.

Commented [MJ1]: Not clear who is using using Lyft of Uber. COA members? Seniors in Wellesley? COA provides Lyft or Uber rides to seniors?

The Transportation Working Group will meet with Anne Gulati of Needham Public Schools on January 9, 2019.

A recent [New York Times article](#) noted improvements in electric school buses.

Collaboration with Wellesley Municipal Light Plant

Fred Bunger summarized the list of WMLP near-team projects. Marybeth will provide Fred's summary to the SEC.

Solar

Ellen spoke with Energy Sage and Marybeth will provide Ellen's notes in a separate document.

Energy New England (ENE) has bid into the Solar Massachusetts Renewable Target (SMART) on behalf of its member municipal light plants. SMART is on the agenda of the next Wellesley Municipal Light Board meeting.

3R Working Group

Ellen Korpi and Marybeth attended a 3R Working Group meeting on November 14. The group discussed:

- Styrofoam recycling;
- Recycling tips from the Recycling and Disposal Facility (RDF);
- Recycling at multi-family residences;
- A Recyclopedia;
- Food waste diversion at restaurants; and
- Waste management planning for the Tailby project, Wellesley Office Park and Hardy Hunnewell Upham.

Ellen Korpi and Jeff Azano-Brown, RDF Superintendent, attended the WasteWise Forum. Ellen's notes appear below.

- Boston Westin Hotel reduced its disposal costs by 1/3 through food rescue, food waste diversion, reducing waste and recycling.
- Recycling Works has a new, improved food waste page on its website.
- Recycling Works will provide customized recycling signage.
- Largest export from port of Boston is recycling.
- Department of Environmental Protection is working with eight of the largest haulers on programs to reduce contamination. Curbside contamination ranges from 15 to 25%. Pay-as-you-throw increases contamination.
- Recyclopedia uses Recollect software that can be customized (recyclesmartMA.org).
- The Chinese are purchasing recycling mills in US.
- Norway allows only two kinds of plastic in packaging and requires the companies to take it back for recycling.
- Film plastic/plastic bags left at Whole Foods goes to Trex for decking products. There are 140,000 bags plus waste saw dust in 500 square feet of decking. Whole Foods breaks even on plastic bag recycling.
- Preserve is producing toothbrushes and flatware from recycling plastic.
- Stop and Shop has a goal of zero waste by 2020. It is not always about cost.
- We are losing one million tons of landfill capacity per year in the Northeast, so costs are going up for trash disposal.

Food Waste and Food Rescue

Alison Cross is in conversations with Needham, Natick, Newton and Lexington about putting food rescue programs in place.

Electricity Emissions Factor

Janet is continuing to work on a custom electricity emissions factor for Wellesley. Dick Joyce has provided valuable information and contacts.

Wellesley Public Schools

Phyllis Theermann of Wellesley Green Schools will be submitting an application for a Wellesley Public Schools (WPS) green award. Marybeth provided information to Phyllis.