

TOWN OF WELLESLEY



MASSACHUSETTS

## SUSTAINABLE ENERGY COMMITTEE

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### SEC Project Updates

December 30, 2017

#### Green Communities

On December 28, the Massachusetts Department of Energy Resources (DOER) announced that Wellesley has been designated a Green Community and earned a designation grant award of \$137,250! The following link connects to the Town of Wellesley's [Green Communities press release](#). The SEC is now working primarily with the Facilities Management Department (FMD), Department of Public Works (DPW), and the Board of Selectmen's Office to prepare the Town's designation grant proposal. DOER begins accepting these proposals on February 9. The proposal will include plans for a DPW exterior lighting project, an audit of water and wastewater equipment and operations, one or two pieces of IdleRight equipment to allow for a pilot study, and administrative staff support.

In response to a DOER request in December, Marybeth changed the treatment of variable frequency drives in the Energy Reduction Plan. Marybeth also slightly revised the Energy Conservation Measure (ECM) Selection Plan to reflect the Sustainable Energy Committee's November 29 discussion. Marybeth distributed the revised ECM Plan as part of the SEC's January 3 meeting materials.

The Municipal Light Plant began providing Marybeth with monthly municipal electricity data which Marybeth uploads into MassEnergyInsight software and will use for greenhouse gas calculations.

#### High School Stadium Team Room and Hunnewell Field Restrooms

At its meeting on December 7, the Natural Resources Commission requested that the School Committee and DPW consult with Marybeth regarding the wording of the Request for Proposal (RFP) for the High School Stadium Team Room and Hunnewell Field Restrooms. These buildings will be modular. Marybeth did some research into modular buildings and found that 1) modular buildings have a number

of inherently sustainable features, and 2) there are several, local firms who specialize in the design and construction of sustainable, modular buildings. On December 20 Marybeth met with Mike Pakstis, Dave Cohen, Dave Hickey, and George Saraceno at DPW and discussed an RFP process that could allow for the consideration of a range of modular options from conventional to highly sustainable. Marybeth will have a chance to review the RFP. Documents provided to the SEC for the January 3 SEC meeting provide more details.

### **Transportation Working Group**

On December 7, Ellen and Marybeth met with Michael Zehner, Ellen Gibbs, Judy Gertler, Lisa Fico, and Green Schools representatives: Lara Crawford, Amy Braz, and Sue Morris to discuss the Town's recent history with regard to Transportation. The group is conducting research (e.g., reviewing documents and data and meeting with officials) that could lead to projects focused on:

- Reducing individual vehicle trips;
- Promoting public transit;
- Promoting fuel efficient vehicles;
- Improving traffic management; and
- Improving methodologies for calculating greenhouse gas emissions from the transportation sector

On January 10 the Transportation Working Group will meet with Representative Alice Peisch. Ellen has also requested listening meetings with Town officials who manage traffic and with school administration.

On December 20, Ellen and Judy Gertler attended a Climate/Transportation presentation with speakers from the Union of Concerned Scientists (UCS), Acadia Center, and XL Hybrids. UCS advocated a "laser beam focus" on reducing transportation emissions. While the electricity sector has seen substantial emissions reductions, transportation emissions for 2030 are predicted to be flat compared to 1990 levels. XL Hybrid is a local firm that manufactures equipment that transforms conventional, commercial vehicles into hybrid vehicles by using brakes to generate electricity. Ellen is exploring the possibility of piloting this technology on municipal vehicles in Wellesley.

### **Food Recovery**

The food rescue program involving Wellesley Public Schools, Babson College, Olin College, Bentley University, and Food for Free is up and running. Alison secured a donation of three, small, energy-efficient freezers from Jarvis which will allow the program to add rescued food from Bates, Sprague, and Fiske Elementary Schools in early 2018. Alison and Ellen are also working with MassBay Community College so that students there can receive meals from the Wellesley program. On December 14, the Boston Globe ran this article on [Wellesley's Food Rescue Program](#). A similar [Wellesley Townsman article](#) ran on December 21.

Alison, Marybeth, and Matt Delaney are laying the groundwork to include Bates, Fiske, Sprague in the above food rescue program. Marybeth recently checked in with staff at these schools and staff/volunteer meetings will take place at each of these schools in January.

On December 20, Marybeth met with Joe McDonough and Mike Anderson of FMD who were extremely supportive of the food rescue and recycling efforts. The conversation touched on the following topics.

- The introduction of share tables and the rescue of kitchen leftovers from Bates, Fiske, and Sprague;
- Development of a proposal outlining food waste pick-up from the Middle School kitchen (Wellesley High grad and Amherst College freshman, Olivia Gieger, will work with Matt Delaney in January to write this proposal). Joe suggested a number of important topics to include in this proposal; and
- Recycling at Hunnewell. Recycling of aluminum trays and green, reusable containers is on hold pending resolution of a rodent problem.

### **Hardy, Hunnewell, Upham**

The Massachusetts School Building Authority (MSBA) invited Wellesley into the Eligibility Period for its Core Program. The SEC has been participating as an advisor on sustainability matters to the Hardy Hunnewell Upham (HHU) process since Spring 2017. Ellen, who has served as primary liaison to the HHU process, has requested that the new, School Building Committee that forms under the MSBA guidelines recognize the SEC as a “non-voting member.” Having a “non-voting member” status would make it easier for the SEC to speak at meetings and to fully engage in the development of this project.

Below is an email that David Lussier sent to the school community on December 15.

*Dear Wellesley Public Schools Community,*

*It is our great pleasure to announce that on Wednesday, the Board of Directors of the Massachusetts School Building Authority (MSBA) invited Wellesley into the Eligibility Period for its Core Program, the first step in a potential partnership with the state on the reconstruction or remodeling of one of the Town’s three aging elementary schools. (Please see attached press release from the MSBA.)*

*The elementary school invited to participate is the Ernest F. Upham School, which the School Committee and the Board of Selectmen marked as the priority when submitting MSBA Statements of Interest (SOIs) for the Hardy, Hunnewell, and Upham schools in April.*

*It is important to note that while the MSBA has invited the Upham School to participate in the 270-day Eligibility Period, the Town has not identified a preference on where to site the school. The forthcoming process will include the evaluation of options beyond the current Upham location. This will allow us to continue our further examination of the Hardy School building and site before any decisions are made on whether to build at Upham or Hardy. (For more background on the HHU facilities project and where the School Committee has reached consensus, please see the Committee’s Position Statement, voted in May.)*

*In all, the MSBA Board acted favorably upon 15 of the 83 Core Program Statements of Interest that it received in 2017. This was the fifth consecutive year that the Wellesley Public Schools submitted SOIs for the HHU schools.*

*Many of you are aware that the MSBA also participated in the construction of the new Wellesley High School and the installation of new windows at Wellesley Middle School, and reimbursed the town for significant portions of the funding of those projects. At present, the MSBA's base reimbursement rate for eligible expenses is 31 percent.*

*Town officials remain committed to also renovating or rebuilding Hunnewell, a project that will likely need to be funded without assistance from the state. The School Committee and the Board of Selectmen, with additional input from the School Building Committee, expect to begin considering next steps for the Hunnewell project sometime in January.*

*We are grateful for the opportunity to receive partial state funding to help meet Wellesley's critical elementary school needs, and look forward to making further progress on this project in the months ahead.*

*Sincerely,*

*David Lussier, Superintendent of Schools  
Blythe Robinson, Executive Director of General Government Services  
Michael D'Ortenzio Jr., Chair, School Committee  
Ellen Gibbs, Chair, Board of Selectmen  
Sharon Gray, Chair, School Building Committee*

### **Library**

On November 29, Ellen, Tom, and Marybeth met with Jamie Jurgenson and two Library trustees to discuss plans for the Library renovation. The group discussed a number of ways to integrate sustainability into the construction and operation of the new library. The library could, for example, serve as a sustainability exemplar and teaching tool, by

- Designing the new library and its systems in a sustainable way and educating patrons about the library's sustainable features;
- Operating the library sustainably (e.g., with regard to materials management, lighting, HVAC, etc.); and
- Using the library as a place to pilot programs for sustainable materials management and energy conservation.

### **SEC Budget and Staff Support**

Ellen and Katy did an excellent job of presenting the SEC's FY19 proposed budget to Board of Selectmen on December 2. The proposed budget changes were very well received.

Laura and Marybeth will present the SEC's proposed FY19 budget to Advisory on January 3.

## **Unified Plan**

Katy Gibson provided a summary email to the full SEC on December 19. Below are excerpts from Katy's December 19 email.

The Unified Plan Steering Committee met on December 14. The consultant outlined the process from here.

- Comments due by end of year
- Consultant edit and incorporate comments
- Review of revised draft with all Boards
- Approval by Planning Board and Board of Selectmen
- Submission of approved report to Annual Town Meeting at the end of March (ATM is not being asked to approve the UP, it is just filed with ATM)

Katy submitted to the Unified Plan a proposed action that SEC would spearhead the development of a checklist that Boards and Committees could use to identify the elements of sustainability that are relevant to their activities. Marge Freiman suggested to Katy that the checklist included as an appendix to chapter 7 on public health would be a good template for our work. This checklist is included in the Unified Plan Chapter 8, pages 13-23.

Marybeth distributed the Unified Plan to all SEC members in two emails on November 22. In priority order, the sections to focus on are:

- Part IV, chapter 12 Sustainability, Resilience and Green Practices
- Part IV, chapter 10 Mobility and Circulation
- Part V, chapter 15, Implementation Priorities
- Part V, chapter 14, Town Government Strategic Concepts
- Part IV, chapter 11 Public Facilities, Services and Infrastructure

## **Comments submitted to date on Unified Plan**

Below is the summary distributed last month on the changes that Katy submitted to date:

In collaboration with Laura, Katy gave comments from the SEC on the Unified Plan Part IV and Part V. One overall comment: the text would be shorter and easier to follow if each chapter began with "Challenges" and "What the Community Said" and then proceeded with Goals and Strategies.

In Part IV, chapters 10 (Mobility and Circulation) and 11 (Public Facilities, Services, and Infrastructure), comments focused on increasing attention to the sustainability aspects of the topics. Note that chapter 10 proposes to create a large Mobility Committee which includes SEC representation. This Mobility Committee then is responsible for a number of initiatives on street and traffic policy and coordinating multimodal approaches to transportation.

In chapter 11, key comments included:

- Insert the development of sustainable development/building guidelines as a goal and include their use in the strategy for HHU implementation.

- Revise the recommendation to adopt the Envision rating system for evaluating infrastructure projects to read: “Adopt a comprehensive rating system, such as Envision,...” and include SEC in selection process
- Expand the discussion of sustainable initiatives undertaken by the SEC with other Town departments.

In Chapter 12 (Sustainability, Resilience, and Green Practices) comments focused on:

- Correcting incomplete information on sustainable initiatives by the SEC and others (e.g. WasteWise and residential solar initiative);
- Disputing the conclusion that Town residents identify sustainability primarily with open space and only secondarily with carbon reduction (conclusion based on small sample size and not consistent with other information);
- Deleting a strategy to have the SEC bring a proposal that the Town commit to 100% renewable energy to Town Meeting; and
- Inserting the SEC role in a number of initiatives (e.g., implementation of Green Communities, incorporating sustainable practices in the Town’s development standards and requirements for private development, development of sustainable procurement standards, and building standards for municipal construction).

Chapter 15 (Implementation Priorities) sets these priorities:

- a) Housing Choices (expand diversity and affordability through changes to zoning bylaws);
- b) Transportation Choices (multimodal/Safe Streets approach, Mobility Policy Committee);
- c) Proactive economic development (attracting new business to Wellesley);
- d) Modernization (complete overhaul) of the zoning bylaw and design guidelines;
- e) Preservation and enhancement of environmental resources and performance while balancing natural and recreational open space; and
- f) More coordinated and strategic approach to Town Government
  1. Here, the SEC asked for insertion of an action to have all Town government bodies incorporate sustainability into their mission statement and decision making using a checklist (development spearheaded by SEC) to identify the aspects relevant to their respective missions.
  2. My comments have focused exclusively on Parts IV and V. To refresh your memory, here is the outline for parts I, II, and III.
  3. **Part I Setting the Stage**
    - a) Chapter 1 Unified Plan and Wellesley’s Vision for the Future
    - b) Chapter 2 Community Speaks
    - c) Chapter 3 Wellesley Today
  4. **Part II Natural and Cultural Heritage**
    - a) Chapter 4 Natural Resources and Conservation (all about open space)
    - b) Chapter 5 Historic and Cultural Resources
    - c) Chapter 6 Parks and Recreation
  5. **Part III How We Live**
    - a) Chapter 7 Housing and Neighborhoods
    - b) Chapter 8 Public Health and Wellness

## c) Chapter 9 Economic Development

### MLP

#### **Greenhouse Gas Reduction Study**

The WMLP has hired Analysis Group to prepare a two-part report on the full range of options available to the WMLP to reduce greenhouse gases associated with the production and consumption of electricity. Katy shared the Analysis Group proposal with the SEC on December 19.

Paul Hibbard will be the principal leading the study. Paul was chair of the MA Department of Public Utilities from 2007-10 during the adoption and early implementation of the Global Warming Solutions Act and Green Communities Act. His resume shows a wide-ranging knowledge of the electric industry and sustainability issues. He has consulted for multiple regulatory agencies and sustainability organizations.

The first report, focused on options from now to 2030, will be completed by the end of February. The report will provide a full portfolio of options, including purchase of renewable energy, conservation, rate structure, behind the meter solar, RECs, battery storage. For each option, the report will provide assessment of benefit, cost, risks, and probability of success. A second report will focus on the longer term outlook from 2030 to 2050.

An Advisory Group has been formed which includes Paul Criswell and Dave Donohue from the WMLP board, Laura Olton SEC chair, Robert Lamppa Sustainability Officer at Wellesley College, Jim Gorman Wellesley resident and Tim Hebert COO at Energy New England, as well as Dick Joyce, Don Newell and Debra Healy. Mary Gard asked whether the working group meetings would be open to the public. They will not, but Paul Hibbard will meet with interested parties who request to do so; a meeting with Ned Hall is in the process of being scheduled.

#### **WMLP Mission Statement**

The Board reviewed a draft vision and mission statement. Everyone agreed on the Vision statement: The Wellesley Municipal Light Plant strives to be the municipal power and telecommunications distribution organization most admired in the industry for its reliability of supply, record of safety, low cost of supply, commitment to reducing greenhouse gases, and its financial and infrastructure support to the Town. The Board is still editing the Mission statement and it will be reviewed again next month.

#### **Residential Energy Audits**

The WMLP is partnering with National Grid to market home energy assessments in 2018. National Grid will provide marketing materials and the audits for homes with a natural gas connection (previously NGrid only handled the audit if a home heated with natural gas). The WMLP will pay for audits in homes without a natural gas connection. The WMLP audit, provided through Energy New England and Health Homes Energy, will be expanded to include an infrared analysis of weather tightness, the installation of low flow water aerators, LEDs, and two advanced power strips. The Board approved a budget of \$78,970 for this initiative.

### **Appliance Rebate program**

The Board approved the addition of rebates for programmable thermostats (\$25) and wireless enabled thermostats (\$100). The program now covers central air conditioners (\$100) and ductless mini-split heat pumps (\$150 if Seer rating is below 20 and \$300 if SEER rating equals or exceeds 20), as well as dehumidifiers, refrigerators, dishwashers, clothes washers, and window air conditioners.