



Town of Greenwich

Conservation Commission

Town Hall – 101 Field Point Road - Greenwich, CT 06830

Phone 203-622-6461 Fax 203-622-3795

conservation@greenwichct.org

Conservation Commission Energy Committee Meeting

Thursday, May 9, 2019

Land Use Conference Room, 2nd Floor, Town Hall

In attendance: Bob Brady, Steve Hall, Skip Parker, Urling Searle, and Rusty Parker

Also in attendance: Patricia Sesto, director, Sarah Coccaro, conservation resource manager

1. Call to Order

The meeting was called to order at 9:06 a.m. by Patricia Sesto

2. Approval of Minutes

April 25, 2019 meeting minutes approved by consensus.

3. Winter Program-

Not discussed. Strike from the agenda.

4. Town Hall Energy Audit and report

Sesto anticipates relying on the committee to assist with summarizing the town hall energy audit and assisting with any questions she may have. Hall believes the town hall energy audit needs further expansion; it didn't go far enough. Hall asked who the final report will be sent to? Sesto explained the final report will be sent to the Conservation Commission for approval at their June 6th meeting. After Conservation, it will go to the Board of Selectmen for their approval, which will hopefully turn it over to an Energy Commission. Hall suggested we don't need to get into the nitty-gritty with the report. Hall shared a quote by Lord Kelvin, which he feels summarizes energy conservation efforts in town:

“When you can measure what you are speaking about, and express it in numbers, you know something about it. If you cannot measure it, you cannot improve it.”

Hall went on to state that the Selectmen need to be educated and aware of what the savings are, and how do we get those savings as a town. Hall thinks there should be Level 1 audits of all relevant buildings in town and from there we decide which buildings to focus on. Further, Hall stated that when we're asking for a level 2 audit, demand management systems should be included. Sesto asked if after an initial audit, is there an on-going system of management? Brady stated we do not have any integrated management systems. We don't have measurements, we don't have the ability to phase things in and out depending on time of day or load required. Brady advised in subsequent audits the town should direct consultants to 1. identify where [big] savings are by building, 2. within those buildings, where is money being spent [on energy], and 3. measuring energy usage. Does the building have an effective control system (measurement, reporting, integration) and if not, what would be required to upgrade it to acceptable standard? Brady went on to explain the town hall energy audit needs a lot more in terms of projects, specifically the demand side. The town hall audit dealt with energy use, not demand management.

Hall asked the Committee where do we start with education? The Committee discussed communicating the savings available. There is a real economic opportunity in town. We do this by getting an experienced audit company and start attacking each building's energy saving potential.

Sesto referenced the draft report she had emailed out before the meeting and asked if the report's layout seem workable? Sesto welcomed questions, comments, and suggestions. The document is still a “working document” and told Committee members to please contribute. R. Parker asked if there will be an executive summary? Sesto said there would be.

Sesto asked to clarify her recent email about \$900k vs. \$6 million spent on energy in town. Brady explained from page 6 of the “budget schedules” it shows a total of ~\$5.6 million for electricity and heating fuel, \$4.33 million of which is for electricity. ~\$4.2 million of the \$5.6 million is for the Board of Education. According to the SWA report, Town Hall energy consumption is about \$317 thousand per year, leaving ~\$1 million for everything else, principally waste water treatment facilities and Nathaniel Witherell. R. Parker mentioned an earlier report by Eversource quantifying Greenwich municipal building energy usage.

Skip Parker arrived at 9:25 a.m.

Hall asked if we can cite other town examples as case studies in the report? Sesto found that the Town of Fairfield's energy committee was combined with the town's

sustainability task force, making it difficult to find older energy documents for the town. Coccaro will send Fairfield's energy plan to Sesto. Hall asked if can we include photos in the report? Sesto said yes, but to remember we are limited on time and should focus on the writing and not too much on the aesthetics of the report.

R. Parker asked if can we make a statement about the energy efficiency of the schools? Brady stated that we don't have the energy data; therefore, we shouldn't comment. Discussion ensued around New Lebanon School being energy efficient since its new construction: new windows, LED light bulbs, newer energy systems...etc.

Urling Searle left the meeting at 9:30 a.m.

Hall will resend Sesto his email on potential saving opportunities to include in the report.

Brady commented on the Eastern Greenwich Civic Center project, which we should watch and make sure it includes energy upgrades.

Sesto directed the committee to look at the recommendations section in the draft report. Hall recommends including a recommendation for community solar; leasing roof space to companies that install solar panels. Fairfield is another example of this success. Hall commented that community solar could be an additional revenue for the town.

Coccaro will provide Sesto a list of previous community programs, such as Home Energy Solutions.

S. Parker asked what the role of the future energy commission will be regarding the shifting attitudes towards LEED certifications for buildings. S. Parker referenced Tony Malkin's February presentation in which Malkin dismissed LEED certification for buildings, stating the requirements for LEED did not actually make a building more sustainable or energy efficient. Brady explained that LEED is a state incentive program. The Eastern Greenwich Civic Center, for example, is not receiving state funds for its renovations. Brady recommended having energy standards in the 2019 POCD.

Sesto asked if there were other recommendations. She will continue to write the report as we go through previous minutes and notes. Sesto is hesitant as to what the commission should look like and does plan to comment on that in the report.

With regards to report, Sesto asked the committee to send in comments and additions by next Thursday, May 16th.

5. Next meeting

The next meeting will be Thursday, May 23, 2019.

6. Adjourn

With no further business, the meeting adjourned at 9:52 a.m.