



Meeting Minutes

Wednesday, July 28, 2021, 7:00 pm

Webex meeting

In attendance: * denotes AGAB member

Anil Navkal*

Jon Unger*

Maria Bartlett*

Zona Sharfman*

Harry Voorhees*

Amy Latva-Kokko, Chair*

Joyce Losick-Yang

1. Reviewed meeting minutes from June 23, 2021, at this [link](#).
 - a. Passed 6-0
2. AHS update (Amy)
 - a. Nothing to update, but would like to have AHS building committee come speak to AGAB.
3. Possible letter offering input to Building committees, etc
 - a. Have a conversation with the Town Manager?
 - b. The Town as inclusive of the town
 - i. I.e. Joyce works with School and Town
 - ii. Build relationships and find out
 - iii. New superintendent
 - iv. Could AGAB assist in making financial cases for increasing
 - v. Amy to contact the Town Manager and Superintendent about involving AGAB on other committees - range of expertise - there would be a match between committee and qualifications of the person.
 1. DPW - Facilities - Town and Superintendent - reduce energy footprint -
 2. School will be min. LEED Silver and possibly Gold.
 3. Retrocommissioning report- achieving as was designed info?
 4. Land Use, sourcing all matter
 5. Decision making - Time, Quality, and Finances
 - vi. Roll of asking the right questions to make people think

- vii. Ex officio, non-voting role
 - viii. Sustainability gate keeper
 - ix. Liaison - represents the interest of that committee
 - x. Who is the Select Board Liaison to Green Advisory Board? How do you think AGAB can help? - Anil will check in with Chris Huntress and Harry will check in with Annie Gilbert.
4. 375th opportunities for Town/AGAB presence on Sept 25th
- a. Renewable Energy perspective -
 - i. way back hydroelectricity
 - ii. Adding 100 houses per year
 - iii. WECAN is doing historical perspective
 - iv. Joyce will have a table for the Mass Save Program- sign ups - handouts brochures, proclamations
 - v. Andover Day- history for combining-
 - vi. HEAT Loans, SMART Loans, MassSave
 - vii. Sign people up for Home Energy Assessment
 - viii. Especially those who qualify for GLCAC reps will be there to sign people up
 - ix. 6 sign ups at the Senior Center in early July
 - x. Ann Orman has asked people to do things with kids
 - xi. Ask people to talk to you - explain
 - xii. A few years ago- reusable straws- asked kids for activities
 - xiii. Climate-related art, performance pieces, reading
 - xiv. Soft launch of Climate Summit
 - xv. Landlords of low-income houses
 - 1. Merrimack Renewable Fund targeted property owners of low-income houses
 - xvi. Public Housing works through LEAN Multifamily -
 - 1. ABCD have worked with all Andover Housing units and property - four years ago- efficiency measures- they have covered a lot of territory
 - xvii. Something for kids
 - b. Crafts in the Park 10/2? - it's not a town event, so let's focus energy on 9/25
5. Code update (Amy)
- a. Codes meeting
 - b. MCAN - advocating for towns to adopt whatever new code is approved
 - c. Home Rule state- a municipality can petition the state
 - i. Brookline went more narrow- in Special Permit cases, pushing for them to voluntarily say they will make all-electric buildings
 - ii. Get buildings we will live on to go all electric.
6. Support for Commercial PACE (Joyce)
- a. We spoke about it last year and there was no traction, within the last year, a couple of transactions have flown through that pipeline.
 - b. A municipality has to opt in before businesses can take advantage of it.
 - c. C-PACE loans are paid by a betterment charge on the tax bill
 - i. All of the improvements stay with the property
 - ii. Ownership is independent of the obligation to finish financing

- iii. Dave Billard, our chief tax assessor has gone out of his way to check out how the principal balance, interest balance, could work.
- iv. **MOTION: AGAB supports Joyce taking CPACE to Select Board for Approval. Passed: 6-0-0.**
- v. AGAB wishes to formally recognize and thank Dave and Donna for their initiative and going the extra mile to

7. Solarize Plus program possibilities to explore

- a. Anil and Naomi have been crunching the data sets
- b. Use MassSave program to get technical and financial assistance for apartments specifically for oil (250 properties- unknown number of units) and electric heating (35 properties)
 - i. Would allow access to heat pumps (which would not only assist in heating or cooling).
 - ii. Explore using Columbia Gas Settlement ([link](#)) Merrimack Valley Renewal Fund (MVRF)
 - 1. Landlords can do in multifamily units free
 - a. Inform individuals
 - b. Help write fairly technical grant proposals that DOER will evaluate
 - iii. Single family units that want to convert to heat pumps and also hopefully roof top solar 27.9% - a large fraction of our residents rely on oil or electric baseboard heating
 - iv. Unbelievable opportunity to improve properties
 - 1. STEP 1: Do Mass Save energy audit
 - a. Abatement needs to be addressed (INCLUDED!)
 - b. Heat pumps need to be sized to the energy use after doing a comprehensive energy audit
 - i. If 50% low-income will go through LEAN (if they have heating or cooling assistance package)
 - 2. STEP 2: Write the grant proposal
 - a. EmPower program- building capacity (time limited, competitive, due in a couple weeks)
 - i. Working with a community group- hire a grant writer through the MassCEC
 - b. OR through less well-known pathway - shout out to City of Framingham Sustainability Coordinator Shawn Luz - technical engineer - help write proposal - Mass Save Technical Assistance Program
 - 3. MVRF or MassSave Funding for improvements
- c. Example programs to learn from
 - i. MetroWest Clean Energy program (Solar + Heat pumps) ([link](#))
 - 1. Framingham, Ashland, Holliston, Natick
 - ii. Sustainability in Concord ([link](#))

Public Folder for Meeting: <https://bit.ly/GAB-20210728-Folder>

Pursuant to S.2475 "An Act Relative to Extending Certain COVID-19 Measures Adopted During the State of Emergency," which was enacted into law on June 16, 2021, this meeting of the Andover Green Advisory Board will be conducted via remote participation to the greatest extent possible.

Members of the public who wish to participate in the meeting can do so by calling 978-623-8912, or by emailing joyce.losickyang@andoverma.us. Residents are encouraged to email their questions or comments ahead of the meeting – however, staff will be available to present the Andover Green Advisory Board with questions and comments received during the meeting. Please include your name and address with your question or comment.

Every effort will be made to ensure that the public can adequately access the proceedings in real time via technological means. In the event that we are unable to do so despite our best efforts, we will post on the Town's website an audio or video recording, transcript, or other comprehensive record of the proceedings as soon as possible after the meeting.