

Agenda
Warren Selectboard
April 29, 2014
Warren Municipal Building
7:00 PM

✓ 7:00 PM – Required Public Hearing – 162,000 Kilowatt Solar Array Bond Vote for \$462,829 for the purpose of explaining the subject proposed improvements and the financing thereof. (See attached Warning)

✓ 8:00 PM – Planning Commission Appointment: Camila Behn

✓ 8:10 PM – Fire Dept. Consultant Update – Bob Ackland/Matt Groom

✓ 8:15 PM – Mad River Valley Planning District – Planning Grant Update – Bob Ackland

✓ 8:25 PM - East Warren Community Market – Rootswork – septic issues - Next steps

✓ 8:40 PM - - Approval for Lori Klein – To use the Warren Covered Bridge for her Daughter's Wedding on June 15, 2014 at 4:00PM.

✓ 8:45 PM - Approval of Minutes for April, 8, 2014

8:50 PM – Approval of Accounts Payable 60,861.81

8:55 PM – Approval of Payroll Warrants 22,328.92

✓ 9:00 PM – Approval of LEOP (Local Operations Emergency Plan)

✓ 9:10 PM – Other Business

Liquor Licenses:
Red Rocks Terra Rosa + Tobacco
Slide Brook
Chez Henri

Minutes of April 29, 2014
Warren Selectboard
Warren Municipal Building
7:00 PM

Members Present: Andrew Cunningham, Chair, Bob Ackland, Vice Chair, Matt Groom & Anson Montgomery.

Members Absent: Colleen Mays

Others Present: Camila Behn, Chris Behn, Rudy Elliott, Nils Behn, Lenord Robinson, TV 44/45, Rachel Goff, VR, Alice Cheney, Bob Baron, Dotty Kyle, Eric Brattstrom, Gene Bifano, Jeff Campbell, Craig Klofach, Mike Skroski, & Cindi Jones.

7:05 PM – Meeting Called to order by Mr. Cunningham.

7:08 PM – Required Public Hearing – 162,000 Kilowatt Solar Array Bond Vote for \$462,829 for the purpose of explaining the subject proposed improvements and the financing thereof. – Mr. Behn started the informational meeting off with slide presentation on the project. The project location is Brooks Field; System Size is 162,000 Watts DC, 522 solar panels, estimated production: 165,304 kWh, percentage of town and school electric 88%. The school's percentage is 69% and the Town is 31%. Questions were asked about the calculations that Mr. Behn presented. Mr. Behn responded that he is using numbers that are very conservative as he is not interested in over promising anything. Mr. Robinson inquired on why the project was not put out to bid. Mr. Ackland responded in saying: "This decision by the Selectboard based on fairness to Aegis in the initial work they had done without compensation and their detailed definition of the scope of work as well as their responsiveness to numerous board requests to tighten the number. Aegis Renewable Energy has won a competition of The National Joint Powers Alliance, and alliance of 50,000 municipalities and nonprofits in the US, in which they have been designated as a single source supplier with not bidding requirements. Green Mountain Power has felt that this designation spoke to the competitive value of Aegis and that Green Mountain Power has vetted Aegis for one of their clients and indicated that Aegis' pricing was very competitive." Mr. Skroski asked the board if they were doing this as environmental project or financial project. Mr. Groom responded that the Town was doing this to show environmental leadership and that the cost savings for the Town and School would save taxpayers. Mr. Bifano as what the project cost was going to be for tax implications to property taxpayers. Mr. Ackland commented that it would not cost the taxpayers nothing as cash flow proved positive. Mr. Skroski inquired if the town looked at a 3rd party owner. Mr. Montgomery commented that they had looked at that, but it was a risk to the Town. The town being the owner has no risks. The bond vote is scheduled for Tuesday, May 6, from 7:00-7:00PM at the Warren Elementary School.

8:00 PM – Planning Commission Appointment: Mr. Klofach introduced Ms. Behn as the newest PC member as a recommendation to appoint to the Warren Planning Commission.

Motion by Mr. Ackland to approve the appointment of Ms. Camila Behn to the Warren Planning Commission, second by Mr. Montgomery. All in Favor: VOTE: 4-0.

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Village Designation Center Renewal Update: Mr. Klofach updated the board that the Town of Warren's Application for the Village Designation Renewal has been approved.

The Planning Commission also looking to have an intern student from Harwood to serve on the Warren Planning Commission as a non-voting member. The student will be from Warren.

8:15 PM – Fire Dept. Consultant Update: - Mr. Ackland/Matt Groom – Mr. Ackland reported that he has spoken to all three consultants. DI Jacobs is out of Andover MA and Public Safety Strategies are out of Andover. Fire Safety Management consists of 2 fire Chiefs one from Hartford and one that is retired and lives in Randolph. After speaking with them, he felt that they would be a good fit given that they have experience in the rural Vermont setting and volunteer fire Departments that have limited resources. In researching the consultants, Mr. Ackland found that the previous scope of work did not include a mechanical review of all the trucks and equipment. The total cost for Fire Safety to perform the work is \$7,500. The scope of work includes: Fit the apparatus to needs, make recommendations for future apparatus, establish a replacement/refurbish plan, review of SOP, Review of training programs and protocols, site visits, perform interviews of the members, collect data and present to the Warren Selectboard. Mr. Cunningham inquired about timing. Mr. Ackland commented that it would take 8 weeks to complete.

Mr. Behn had a concern if the selected company were experience in rural and volunteer fire departments that have limited resources. Mr. Ackland commented that they are experienced in this type of area. Mr. Montgomery commented that the document will be a working tool and that it was not a mandatory document that you follow every recommendation. All members of the fire department will get a chance to be interviewed.

8:25 PM – Motion by Mr. Groom to contract with Fire Safety Management to perform the work as outlined, second by Mr. Ackland. All in Favor: VOTE: 4-0.

8:50 PM – Mad River Valley Planning District Update: The Planning District Grant on Economic Study has been completed. The Planning District is having an economic summit on June 4th at the Lareau Farm in Waitsfield from 5-9 to present the findings. Mr. Ackland encouraged members to attend.

Community Calendar – Steve Butcher, from Vickery Hill has set up a community calendar that towns can post their meetings to for informational purposes. Each town would have two people trained tp do the postings.

8:45 PM – East Warren Community Market – Rootswork – septic Issues – On Tuesday, April 29, 2014, Mr. Cunningham met with Kevin Camara from Green Mountain Engineering, Nate Fredricks from SOS, and Brian Lee, a local contractor to look at the site. It was suggested to dig the line up from the tank to the D-box to the field and see if the pipe needs repairing. If the line looks fine, then the town will pursue designing a new leach field and replacing the tank. Mr. Lee plans on digging it up on Friday.

8:55 PM - Approval for Lori Klein to use the Warren Covered Bridge for her Daughter's Wedding – Motion by Mr. Ackland to approve the request with the same conditions as what the last wedding was, second by Mr. Montgomery. All in Favor: VOTE: 4-0.

9:00 PM – Approval of the LEOP (Local Operations Emergency Plan) – Motion by Mr. Ackland to approve the LEOP, second by Mr. Montgomery. All in Favor: VOTE: 4-0.

9:03 PM – Approval of Minutes for April 8, 2014 – Motion by Mr. Ackland to approve the Minutes of April 8, 2014, second by Mr. Montgomery. All in Favor: VOTE: 4-0.

9:05 PM - Approval of Liquor Licenses for: Red Rocks (Terra Rosa), Slidebrook and Chez Henri – Motion by Mr. Montgomery to approve the liquor licenses for Red Rocks, Slidebrook and Chez Henri, second by Mr. Ackland. All in Favor: VOTE: 4-0.

9:08 PM – Approval of Accounts Payable Warrants – Motion by Mr. Ackland to approve the Accounts Payable Warrants as presented for \$60,861.81, second by Mr. Groom. All in Favor: VOTE: 4-0.

9:10 PM – Approval of Payroll Warrants – Motion by Mr. Ackland to approve the payroll warrants as presented for \$22,328.92, second by Mr. Montgomery. All in Favor: VOTE: 4-0.

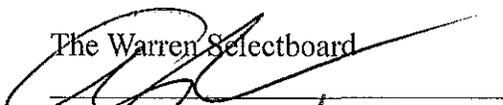
9:15 PM – Motion by Mr. Ackland to go into executive session for personnel and invite Ms. Jones, second by Mr. Groom. All in Favor: VOTE: 4-0.

9:25 PM – Motion by Mr. Ackland to come out of executive session, second by Mr. Groom. All in Favor: VOTE: 4-0.

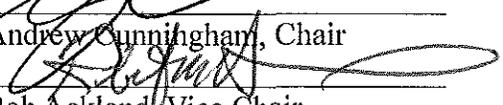
8:30 PM – Motion by Mr. Montgomery to adjourn, second by Mr. Groom. All in Favor: VOTE: 4-0.

Minutes Respectfully Submitted by,
Cindi Jones, Warren Town Administrator

The Warren Selectboard



Andrew Cunningham, Chair



Bob Ackland, Vice Chair

Matt Groom



Anson Montgomery

Colleen Mays

To: Citizens of Warren
From: Warren Select Board
Date: April 29th, 2014
Subject: Warren Solar Array Project

In response to many questions that have come into the Warren Municipal Building in prelude to the May 6th Special Town meeting called to vote on bonding for the installation of a solar array on Brooks Field, it was thought be helpful to answer these questions.

The select-board was approached by Nils Behn of Aegis Renewable Energy of Waitsfield back in the summer of 2013 with a concept of solar arrays on Brook Field to supply enough energy to cover the Warren School's electrical load and part of the municipal buildings in Warren Village. Mr. Behn took the initiative to do all the of the engineering including sun tracking analysis, load analysis and site work engineering without any guarantee of payment by the Town and presented a fairly complete package to the select-board at the initial meeting.

The select-board is committed to reducing the effects of carbon on the environment and was also interested in reducing costs to the taxpayer. The installation of these arrays meets both objectives.

Answers to some of the frequently asked questions

Why was the project not brought up at town meeting? At the time of compiling the warrant for Town Meeting there were some questions as to the best method of financing the project. Without it being on the warranty it could not be fully discussed. It was mentioned in the board's response to a question asked during the Energy Committee's report.

Life expectancy of Technology vs Payoff for the bond? The arrays have a 25 year warranty at 80% of original output, they are still viable post 25 year mark at a declining efficiency. The bond is for 20 years.

How much money is it going to save?

With Bond and Grant:

In the 25 year span study \$386,944 Over the course of the bond = \$175,040

With Bond but no Grant (Includes one year of selling renewable energy credits):

In the 25 year span study \$314,052 Over the course of the bond = \$102,148

Security? We will be using tamper resistant hardware on key components such as modules. In addition security cameras will be installed to deter vandalism. There is no provision for security at Crossett Brook in Duxbury

Insurance? Insurance and maintenance costs are covered in the cash flow model, current estimated insurance cost is \$500.

Who is going to maintain it? The first year is covered by Aegis, experience has shown that there are no substantive maintenance requirements. System comes with an online monitoring system that will alert the Town when arrays are not performing. The cash flow model provides for annual maintenance and \$24,500 of major maintenance in later years of operation.

How much is it going to cost taxpayers? This will essentially have no cost impact to taxpayers, if Renewable Energy Credits (RECs) are not sold in the 1st year there is a potential cumulative exposure of \$3,500 cumulative in the 1st 4 years.

How long of a bond? 20 year life

What's the per hundred cost on the tax bill? Zero

How come it did not go out to bid? This was decision by the selectboard based on fairness to Aegis in the initial work they had done without compensation and their detailed definition of the scope of work as well as their responsiveness to numerous board requests to tighten the numbers. Also Aegis Renewable Energy has won a competition of The National Joint Powers Alliance, an alliance of 50,000 municipalities and nonprofits in the US, in which they have been designated as a single source supplier with no bidding required. Warren is not a member of this alliance but felt that this designation spoke to the competitive value of Aegis. Green Mountain Power has also vetted Aegis for one of their clients and indicated that Aegis's pricing was very competitive.

How long has the company been in business? 3 years as a standalone but is a spinoff of Alteris Renewables, one of the largest renewable energy integration companies in the US.

We hadn't heard anything about the project? Can't answer that. There have been over 7 public selectboard meetings going back to last August and there have been 6 articles in the *Valley Reporter* beginning 9/26/13 as well as 3 public notices beginning on 4/10/14