

ENERGY CONSERVATION COMMITTEE

CLIFFORD J. HURGIN MUNICIPAL CENTER

1 SCHOOL STREET, BETHEL, CT. 06801

MEETING ROOM "A"

THURSDAY, JANUARY 6, 2011

7:00 P.M.

MINUTES

PRESENT: Chairman, Bill Cratty, Members: Gary Pedone, David Dunn, Mark Anderson, Hank Karl, and Fred Zalcman.

ABSENT WITH NOTICE: Randi Oisher and Nick Ellis

CALL TO ORDER: Chairman Bill Cratty called the meeting to order at 7:04 P.M.

PUBLIC COMMENT: None

APPROVAL OF MINUTES: Gary Pedone made a motion to approve the Meeting Minutes of December 2, 2010. Motion was seconded by Hank Karl. Vote, all in favor, motion unanimously approved.

PRESENTATION BY HALLORAN & SAGE GOVERNMENT AFFAIRS:

Gary Hale a representative from Halloran & Sage Government Affairs made a presentation to the committee regarding Energy Improvement Districts and the CT. Legislation regarding this (see attached).

PRESENTATION BY TOWN OFFICIALS:

Teri Yonsky and Bob Germinaro were present but could not stay due to a commitment to attending a Board of Education meeting at which several architectural firms would be making presentations regarding feasibility studies for Johnson and Rockwell Schools. Mrs. Yonsky and Mr. Germinaro committed to attending a future meeting of the Energy Conservation Committee.

Comptroller Bob Kozlowski presented information regarding utility bills to the committee (see attached).

Public Works Director Andrew Morosky was present and handed out information to the committee (see attached). He expressed that he is greatly interested in this committees work and findings and offered to accommodate requests for more information working with an intern assigned to his office.

Chairman Cratty distributed a timeline that he has created for the work of this committee (see attached). He suggested forming sub-committees to research

RECEIVED

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TOWN OF BETHEL
TOWN CLERK

certain areas in the interest of time. He asked that 3 sub-committees be formed with members selecting which area they would like to work on. Much of the available grants must be applied for before December 31, 2011. Legislation was passed allowing for the State to take these available funds to balance the State Budget after this date.

Chairman Cratty stated that he has been contacted by many energy firms interested in making a presentation to the Committee. David Dunn made a motion to hold a Special Meeting of this committee on January 20, 2011 at 7 PM in order to hear presentations by these companies. Motion was seconded by Gary Pedone. Vote, all in favor, motion unanimously approved.

The following companies will be contacted by Secretary David Dunn and invited to attend.

1. Fuel Cell Energy
2. Logan Energy
3. ECG Engineering Inc.
4. Pepco
5. CL&P

Fred Zalzman mentioned that he works for Sun Edison and can send out a broadcast message to have interested firms contact the committee to broaden the spectrum of companies available to make presentations. It was agreed that a time limit of 10 minutes per presentation with a 4-5 minutes time frame for questions and answers would be advantageous.

Tony Mitchell identified himself and asked that he be able to present to the committee. Chairman Cratty allowed this due to the fact he was not present during public comment.

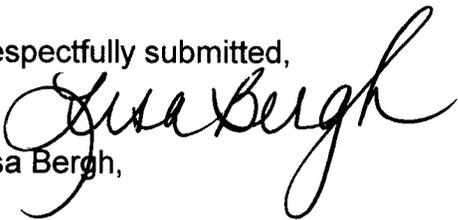
Mr. Mitchell explained that he is the energy coordinator for the Northwest Conservation District. He has been attending meetings in surrounding towns relating to energy conservation. The Northwest Conservation District would like to act as a conduit between the different towns energy committees. He asked for email addresses in the hopes of sharing his newsletter. He offered his assistance in the future.

ADJOURN: Gary Pedone made a motion to adjourn; motion was seconded by Mark Anderson. Vote, all in favor, motion unanimously approved.

Meeting adjourned 8:35 P.M.

Respectfully submitted,

Lisa Bergh,



GOAL

- Achieve lowest point on the total cost curve for Bethel's building energy use equation.
- Reduce Bethel's "carbon footprint" of town and schools.
- Increase use of non polluting and/or renewable energy sources.
- Devise long term energy strategy for town and schools that considers the energy needs of current structures and systems as well as future construction.

STEP ONE

Quantify Current Energy Equation

- Establish energy usage baseline
- Benchmark against other communities
 - ❖ Demand Side Cost
 - Building environments:
 - Lighting
 - Heating
 - Cooling
 - Ventilation
 - Business processes:
 - Office equipment
 - Exercise equipment
 - Educational equipment
 - Other equipment
 - Energy conversion:
 - Type of technology
 - Lighting
 - Heating
 - Cooling
 - Ventilation
 - Equipment efficiency
 - Age
 - State of repair
 - ❖ Supply Side Cost
 - Energy type:
 - Electricity
 - Natural Gas
 - Heating Oil
 - Energy procurement:
 - Public utility companies
 - Third parties
 - Suppliers
 - Brokers

STEP TWO

Moving Forward

- Investigate project development and support resources
 - Connecticut Energy Improvement District
 - Connecticut Center for Advanced Technology, Inc.
 - DOE Energy Efficiency & Renewable Energy Office
 - EnergySmart Schools Program
 - Building Technologies Program
 - <http://www.eere.energy.gov/>
 - National Energy Renewable Lab
 - Renewable Energy Project Finance
 - Power Purchase Agreement Checklist for State and Local Governments
 - <http://www.nrel.gov/>
 - Professional consultants
 - Other
- Investigate direct funding resources
 - Capital budget
 - Energy efficiency incentives
 - Monetary grants
 - Federal
 - State
 - Other
 - Connecticut energy Efficiency Fund
 - ISO-NE capacity payments
 - Renewable energy credits
 - Connecticut Clean Energy Fund
 - Other
- Investigate third party funding sources
 - Purchase Power Agreements
 - Combined heat & power
 - Fuel Cells
 - Mechanical systems
 - Solar photovoltaic
 - Wind turbine
 - Energy Performance contractors
 - Shared energy savings projects
 - Guaranteed energy savings
- Identify probable energy cost reduction projects
 - Demand Side
 - Supply Side
- Prepare Report of findings

STEP THREE

Submit Recommendations to Board of Selectmen

- Energy use targets
- Roadmap to achieve lowest point on the total cost curve for Bethel's building energy use equation.
 - Demand Side opportunities
 - Supply Side opportunities

EnergySmart Schools

- Schools spend more on energy than any other expense except personnel.
- A high-performance school doesn't have to cost more to construct than a conventionally built school.
- High-performance schools can lower a school district's operating costs by up to 30%.
- Energy is one of the few expenses a school can reduce without sacrificing educational quality.
- Schools are central to the communities they serve and should reflect community values – like energy and resource conservation.
- Schools are a great place to teach the nation's children about energy and resource conservation.

U.S. Department of Energy - Energy Efficiency and Renewable Energy Building Technologies Program – EnergySmart Schools

About EnergySmart Schools

States and local agencies are planning to invest more than \$60 billion in the next three years to build or renovate schools. Through the EnergySmart Schools public/private partnership, DOE seeks to catalyze significant improvements in energy efficiency in the nation's K-12 schools at a time of enormous opportunity.

DOE's program goals are to upgrade new schools to 50% better than current energy codes and improve existing schools by 30% in the next three years. To achieve these goals, the program provides:

- Information and resources on financing
- Tools and resources to assist decision makers in planning
- Best practices for building industry professionals on energy-efficient school construction and renovation
- Best practices for facilities managers on operating and maintaining high-performance systems and equipment
- Resources for teachers in developing energy-related curricula.

The outcomes of the initiative will be high-performance school buildings that.

- Save \$2 billion annually
- Provide healthier learning environments, through better indoor lighting, temperature control, acoustics, and air quality
- Familiarize parents, teachers, and students with affordable, advanced energy-efficiency technologies and practices
- Help slow the demand for new power plants, thereby reducing greenhouse gas emissions
- May serve as emergency community shelters during grid power outages.

For additional information about the EnergySmart Schools initiative, please contact Margo Appel at Margo.Appel@ee.doe.gov or 202-586-9495.

EnergySmart Schools and Our Nation's Energy Future

Increasing the energy efficiency of schools helps reduce the consumption of electricity, natural gas, and to a lesser extent, oil. Lowering our energy consumption decreases America's vulnerability to potential energy supply disruptions (including imported natural gas) and price spikes in heating oil, natural gas, and electricity. With public schools nationwide spending more than \$8 billion per year on energy, the economic advantages are significant.

Because the power demand of buildings makes up the majority of peak electricity use, reducing the electricity used by schools can help relieve congestion on the nation's electricity distribution systems. By alleviating congestion, energy-efficient schools help improve the security of the nation's energy production and lessen the need for large distribution systems, a point of vulnerability for national security.

High-performance schools also serve as learning incubators on energy efficiency and the associated environmental advantages. Schools are often hubs of local communities, touching students, parents, teachers, administrators, municipal agents, and service employees – making schools a central vehicle for transmitting the national priority for energy

efficiency and environmental protection. EnergySmart schools can help reduce carbon dioxide emissions that contribute to global warming, because energy conservation helps slow demand for new coal-fired power generating plants.

[Building Technologies Program Home](#) | [EERE Home](#) | [U.S. Department of Energy Webmaster](#) | [Web Site Policies](#) | [Security & Privacy](#) | [USA.gov](#)

Content Last Updated: 07/25/2008



**Qualifications
&
Opportunity for Bethel, CT**

January 6, 2011



Who we are

- **EN-POWER GROUP GREEN LOCAL ENERGY** is an integrated energy services company that assist's energy users to make effective decisions on a broad spectrum of energy needs. We provide a comprehensive view of your total energy requirements including equipment upgrades, design and implementation of energy systems, energy conservation, green and sustainability initiatives.
- **EN-POWER GROUP GREEN LOCAL ENERGY** understands that the volatility of today's "Energyscape" provides numerous opportunities for cost effective, energy solutions. Our approach is to focus on those measures that are in the best interests of our clients.
- The **EN-POWER GROUP GREEN LOCAL ENERGY** has specialized energy expertise to assist CT municipalities, institutions and local businesses with the formation and implementation of energy programs and districts.



Energy Efficiency Services

Our comprehensive energy services include:

Energy

- Energy Planning
- Energy Auditing and retro-commissioning
- Energy reduction equipment and demand management
- Demand response
- Supply systems
 - DG and CHP systems
 - Renewable including solar, wind, biomass, biofuels and fuel cells

Incentives

- Federal Grants and Tax Incentives
- Utility rebate incentives
- State Rebate incentives
- City incentive programs

Environment

- Green and high performance building initiatives
- EPA Energy Star Benchmarking and Climate Leader Partnership Programs
- Carbon Emission Inventory

Who we serve

Partial list of clients that we currently or have provided services to:

- **Municipalities**
 - City of Ansonia
- **Healthcare**
 - New York Presbyterian Hospital and affiliates, Lawrence Hospital
- **Commercial Real estate/Financial Services**
 - Cushman and Wakefield, Rudin Management, Bank of America
- **Residential**
 - Northbrook Partners, Goodstein Management, Olnick Organization, Wallack Management, Charles Greenthal, Pride Properties, AKAM
- **Industrials/Manufacturing**
 - Ardex & Henry (Building Materials), Workman Cycle (Manufacturing), Biogen (Pharmaceutical), Coors Brewery (Beverage), CYTEC (Chemicals)
- **Education**
 - Columbia University, NYU, Cooper Union, Grace Church School



City of Bethel

- Goal:
 - To achieve lowest point on the total cost curve for Bethel's building energy use equation.
- Key for Success
 - Where to begin, what to include and what results are trying to be achieved.
 - Internal Champion / Stakeholder buy in
 - Cost effective solutions
 - Partner with proven track record

Energy Program - Framework

To provide the framework, an overall energy strategy should take into account:

1. **Benchmarking:** Develop energy tracking system and management tools for energy usage, costs and benchmarking
2. **Competitive Procurement:** Market based approach for procurement of electricity, gas, and oil to reduce cost and manage risk.
3. **Conservation Initiatives:** Replacement of inefficient equipment, installation of new equipment, or modification of operating practices to reduce electricity, gas, oil and water consumption and cost. Focus on no cost or low cost strategies first to demonstrate success and next on capital projects that meet specific economic payback criteria.
4. **Utilization of existing assets/ alternate supply:** Effective operation of existing assets and investigate onsite to save operating costs and increase reliability of supply.
5. **Incentives/Alternative Funding:** Utilize local utility, state and federal incentives where applicable to fund technical studies or pay for energy improvements.

Examples – City of Ansonia

- **Background:**

- Incorporated in 1893, Ansonia is an all American City with a population of over 18,000 residences located on the Naugatuck River about 12 miles northwest of New Haven.

- **Objective:**

- Being a city, due to increased cost of providing central services to the residences of Ansonia, the City of Ansonia including the Mayor's office and School Superintendent and School Board continuously look for ways to reduce operating costs, energy usage and environmental impact.
- The City of Ansonia was the first City to adopt legislation to make the entire City and Energy Improvement District to look for innovative ways to purchase energy, reduce demand and locally control its energy supply.

Examples – City of Ansonia

- **Solutions:**

- Expansion of an established Energy Improvement District
- Competitive energy purchasing
- Development of master energy plan for the overall City
- Installation of a 200 kW solar PV system at Ansonia High School.
- Expansion to local institutions and business

- **Results:**

- Secure of a grant of over \$430,000 from the CT Clean Energy Fund for the installation of a 200 kW solar PV system at Ansonia High School.
- Arranged for financing under a long term power purchase agreement requiring no capital investment from the City, maximum usage of federal tax incentives, and guaranteed energy savings.
- Finalization of a comprehensive energy plan paid through an ARRA grant to benchmark all municipal facilities and identify areas for cost effective energy measures and additional installation of green local generation.

Contact information

MICHAEL SCORRANO

EN-POWER GROUP

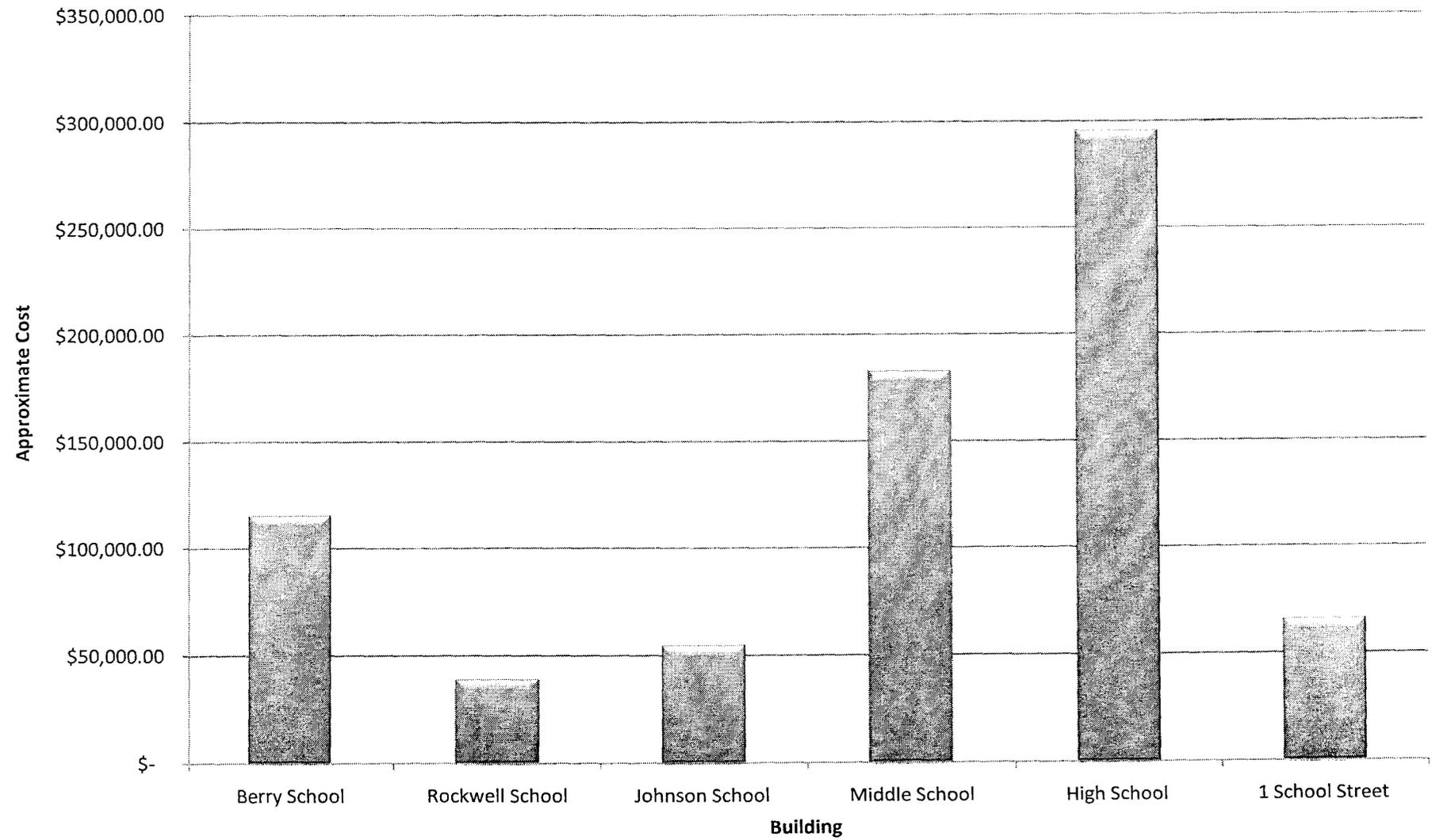
info@en-powergroup.com

(p) 914.263.1199

(f) 914.992.8048



Sample of Municipal Electricity Use - Town of Bethel 2010



Town of Bethel – Significant Municipal Buildings

January 2011

#	Heat Source	Building Name	Energy Management?	Square Feet	Roof Area
1	Gas / Oil	Municipal Center	X	75,526	44,895
2	Gas	Library	X	22,490	10,581
3	Gas	South Street Firehouse		16,040	8,920
4	Gas	Stony Hill Firehouse	X	15,970	15,970
5	Oil	Police Department	X	9,276	9,276
6	Oil	Eureka WTP			4,000
7	Oil	Chestnut WTP		2,180	2,180
8	Oil	Paul Street PS		3,988	2,132
9	Oil	Highway Garage		28,520	28,520
10	Gas	YMCA Building		14,274	4,758
11	Propane	Park & Rec. Maint. Bldg.		3,200	3,200
12	Gas	Animal Shelter		2,012	2,012
13	Oil	Berry School	X	73,672	53,136
14	Gas	High School	X	275,319	91,773
15	Oil	Johnson School	X	56,297	38,513
16	Oil	Middle School	X	153,797	98,927
17	Oil	Rockwell School	X	49,552	33,672
18	Electric	Plumtrees School		924	924
19					
20					
21					
22					
23					
24					
25					

**TOWN OF BETHEL
ENERGY CONSERVATION COMMITTEE
SUMMARY OF SIGNIFICANT DATA**

FUEL OIL and NATURAL GAS

<u>Supplier</u>	<u>Fuel</u>	<u>Contract</u>	<u>Contract Period</u>	<u>Price</u>	<u>REF</u>
Santa Energy	# Heating Oil	102,000 gallons	July 1, 2010 to April 30, 2011	2.1599 per gallon	A
	Road Diesel	22,000 gallons	July 1, 2010 to April 30, 2011	2.2267 per gallon	B
	Gasoline 87 Octane	52,000 gallons	July 1, 2010 to April 30, 2011	2.0865 per gallon	C
	Natural Gas		Sept 2010 to Aug 2011	11.459 \$/MMBtu	D
Copies of sales agreement and most recent natural gas invoice attached. Also attached are spreadsheets of Fuel Oil and Natural Gas usage by buildings and Traffic Light usage by location					E F,G,H I,J

ELECTRICITY

Constellation NewEnergy supplier of electricity at .0879100 \$/kWh. Contract period May 2009 to Dec 2011

CLP Distribution of electricity, attached copies spreadsheet of CLP and Constellation usage. K,L

Copies of the most recent CLP and Constellation invoices supplied to Chairman.



Santa Buckley Energy

154 Admiral Street P.O. Box 1141
Bridgeport, Connecticut 06601

800-800-4427
Fax: 203-367-2412
www.santaenergy.com

DATE:

SALES AGREEMENT #

BUYER: Town of Bethel, CT 1 School Street Bethel, CT 06801		SELLER: Santa Buckley Energy, Inc. PO Box 1141 Bridgeport, CT 06601																															
Attn: Frank Ventrella Phone: (203) 794-8514 Fax: (203) 794-8564		Attn: Dennis McCarthy Phone: (203) 362-3332 ext 1335 Fax: (203) 367-2412																															
I. PRODUCT:	# 2 Heating Oil	II. QUANTITY:	102,000 Gallons																														
III. CONTRACT TERM:	July 1, 2010 through April 30, 2011	IV. PRICE:	\$ 2.1599 Per Gallon, plus any applicable taxes.																														
V. DELIVERY CHARGES:	Delivery costs and surcharges as of the date of this agreement are included in IV. Price.	VI. PAYMENT TERMS:	Net 30 Days (Deliveries are subject to suspension on all past due accounts)																														
VII. TAXES:	All applicable taxes are the responsibility of the Buyer and billed to the Buyer's account.	VIII. DELIVERY:	As Requested or Automatic Delivery (as mutually agreed)																														
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Print: Frank N. Ventrella Title: Purchasing Agent Date: June 14, 2010		Print: Title: Date:																															

All transactions are subject to credit approval.

Effective July 21, 2009

A



Santa Buckley Energy

154 Admiral Street P.O. Box 1141
 Bridgeport, Connecticut 06601

800-800-4427
 Fax: 203-367-2412
 www.santaenergy.com

DATE:

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I. PRODUCT:	Gasoline – 87 Octane	II. QUANTITY:	52,000 Gallons																														
III. CONTRACT TERM:	July 1, 2010 through April 30, 2011	IV. PRICE:	\$ 2.0865 Per Gallon, plus any applicable taxes.																														
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I. PRODUCT:	On - Road Diesel (ULSD)	II. QUANTITY:	22,000 Gallons																														
III. CONTRACT TERM:	July 1, 2010 through April 30, 2011	IV. PRICE:	\$ 2.2267 Per Gallon, plus any applicable taxes.																														
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C

SANTA BUCKLEY ENERGY

2257
410-321

Invoice

Jr Bethel
Frank Ventrella
1 School Street
Bethel, CT 06801

Service Location:

multiple

Unpaid balances past the due date will be assessed a 1.5% per month Late Charge (Net 20 days).

Account Activity	
Previous Balance	\$ 7,489.21
Payments	\$ (7,489.21) CR
Balance Forward	\$ -
Late Charges	\$ -
Current Charges	\$ 11,590.41
Account Balance	\$ 11,590.41

Invoice Date	12/22/10
Due Date	01/11/11
Amount Due	\$ 11,590.41
Customer Number	5295
Invoice Number	
Utility Account Number	multiple
Utility Meter Number	multiple

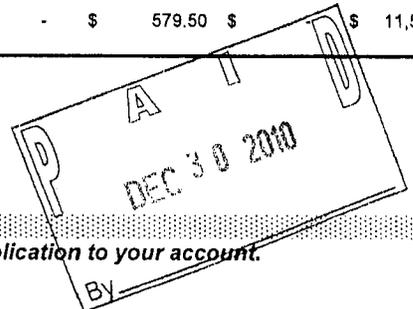
Contract	
Contract Fixed Price Term	07/01/2010 - 06/30/2011
Contract Fixed Price =	\$11.459 /MMBTU
Contract IT Allowance =	\$4.293 /MMBTU
Contract Fuel Loss Allowance =	1.743%

Natural Gas Taxes	
CT GRT =	5.263%
CT Sales Tax =	6.00%
GRT Exempt	No
Sales Tax Exempt	yes

Fuel Oil Taxes	
CT GRT =	0.000%
CT Sales Tax =	6.00%
NORA Fee/gal. =	\$0.002
LUST Fee/gal. =	\$0.001
Federal Spill Fee =	\$0.001

Delivery Period	Invoice Item Description	Quantity	Units	Conversion Factor	Quantity MMBTU	Unit Price	Amount	CT Sales Tax	CT GRT	NORA / LUST Fees	Total Amount
Bethel Library - 57211430079											
Oct-10	Natural Gas	2,140.0	Ccf	0.1025	219.35	\$11.459	\$ 2,513.53	\$ -	\$ 132.29	\$ -	\$ 2,645.82
15%	Natural Gas IT Credit					(\$4.293)	\$ (941.60)	\$ -	\$ (49.56)	\$ -	\$ (991.16)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
Bethel High School #1 - 57400430054											
Oct-10	Natural Gas	1,330.0	Ccf	0.1025	136.33	\$11.459	\$ 1,562.15	\$ -	\$ 82.22	\$ -	\$ 1,644.36
33	Natural Gas IT Credit					(\$4.293)	\$ (585.20)	\$ -	\$ (30.80)	\$ -	\$ (616.00)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
Bethel High School #2 - 57125270009											
Oct-10	Natural Gas	1,900.0	Ccf	0.1025	194.75	\$11.459	\$ 2,231.64	\$ -	\$ 117.45	\$ -	\$ 2,349.09
3	Natural Gas IT Credit					(\$4.293)	\$ (836.00)	\$ -	\$ (44.00)	\$ -	\$ (880.00)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
Bethel BOE - 57404370025											
Oct-10	Natural Gas	5,749.0	Ccf	0.1025	589.27	\$11.459	\$ 6,752.47	\$ -	\$ 355.38	\$ -	\$ 7,107.86
32	Natural Gas IT Credit					(\$4.293)	\$ (2,529.57)	\$ -	\$ (133.13)	\$ -	\$ (2,662.70)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
Fire Department - 57527800080											
Oct-10	Natural Gas	1,097.0	Ccf	0.1025	112.44	\$11.459	\$ 1,288.48	\$ -	\$ 67.81	\$ -	\$ 1,356.29
6	Natural Gas IT Credit					(\$4.293)	\$ (482.68)	\$ -	\$ (25.40)	\$ -	\$ (508.09)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
Selectman Office - 57083240002											
Oct-10	Natural Gas	1,148.0	Ccf	0.1025	117.67	\$11.459	\$ 1,348.38	\$ -	\$ 70.97	\$ -	\$ 1,419.35
6	Natural Gas IT Credit					(\$4.293)	\$ (505.12)	\$ -	\$ (26.58)	\$ -	\$ (531.71)
	#2 Fuel Oil (summary attached)	0.0	Gal	0.14	0.00	\$11.459	\$ -	\$ -	\$ -	\$ -	\$ -
	Contract Natural Gas	4,631.0	Ccf	0.1025	474.68	\$11.459	\$ 5,439.33	\$ -	\$ 286.27	\$ -	\$ 5,725.60
	Natural Gas IT Credit					(\$4.293)	\$ (2,037.65)	\$ -	\$ (107.24)	\$ -	\$ (2,144.89)
	Month Volume Cash-Out	(4,631.0)	Ccf	0.1025	(474.68)	\$4.650	\$ (2,207.25)	\$ -	\$ (116.17)	\$ -	\$ (2,323.41)
Totals		13,364.0	Ccf		1,369.81		\$ 11,010.91	\$ -	\$ 579.50	\$ -	\$ 11,590.41
		0.0	Gal								

NOTES: Client is responsible for paying the natural gas invoice to local natural gas utility.
YTD Fuel Switch Credit = \$0.00



Please return a copy of this invoice with your payment to ensure proper application to your account.

Remit payment to: Santa Buckley Energy
154 Admiral Street, P.O. Box 1141
Bridgeport, CT 06601

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