Feb. 3. 2026, Town Council
ENERGY COMMITTEE BRIEFING

Membership:

Town Manager appoints three residents for Town Council ratification

Carlton D. Hunt, Ph.D., Chair (2028)

Kristen Zarrelli, Secretary (2026)

Vacant

Massachusetts Green Communities Coordinator

Lisa Sullivan, Southeast Region

Staff Support

Justin Casanova-Davis, Town Manager

Shane O'Brien, Town Planner

Laurie Guerrini, Finance Director, Town Accountant

Ashley Pires, Accounting

Josh McGraw, Special Assistant to Town Manager for Boards and Committees

Presentation Outline

- Energy Committee History, Role, and Charge
- Outcomes from 2008 Green Community Designation
- Municipal Solar Energy Supply
- Opportunities and updated regulations

Take Aways

- The 2022 Master Plan has clear sustainability and energy goals
- Green Community benefits for the Bridgewater.
  - Significant grant funding, improved building energy use
  - Financial and ecological benefits (reduced carbon footprint).
- Energy purchased from the "*Fireworks Circle"* solar facility has reduced municipal electrical energy cost & increased revenue.
- Adding solar facilities to Town and School District parcels can provide revenue to the Town or District while supporting sustainability goals.
- Solar facilities on private property have higher economic value relative to other commercial facilities.
- Significant future grant opportunities are possible if the Town wants to become a Climate Leader.
  - Adoption of Specialize Energy Code is necessary
- The Town needs a professional to optimize sustainability and support a comprehensive Town wide energy assessment for production and commercial clean energy locations.

Energy Committee (EC) History

Created in 2006 by the Board of Selectmen (An Energy Committee was required to qualify for the Green Communities Designatiion)

Appointed under prior Master Plan Implementation Committee (MPIC)

- Small projects were initiated (e.g., Big Belly solar trash compactor)
- Worked with consultants and Board of Selectmen in 2009 -2010 on Green Community Designation
- **Town Meeting Adopted Green Community designation.**
- **State designation became effective July 1, 2012**

Committee continued under MPIC/EC after 2011 Charter adoption

Town officially replaced the MPIC/Energy Committee in the Town's Administrative Code (adopted in 2016) with a Master Plan Committee and the Energy Committee. (The Master Plan Committee has since been removed)

Admin Code Energy Committee Section

Parts A&B

A. Term of office. There **shall** be an Energy Committee consisting of three members.

B. Authorities and responsibilities. The Energy Committee is **charged with advising town officials on energy conservation efforts throughout the Town's physical plant**, including but not limited to all municipal and school buildings, streetlights, vehicles, and equipment. The Committee may recommend methods to monitor and manage energy costs.

The Committee **shall**: (1) **Advise concerning applications for grants from federal and state sources**, including the Massachusetts Green Communities Program. (2) **Recommend changes to Town ordinances to promote energy conservation and renewable energy use.**

Admin Code Section Energy Committee

PART C. Interrelationships

C. The Energy Committee works in cooperation with other multiple member appointive bodies to carrying out its mission and responsibilities. The Committee will also seek the cooperation and assistance of relevant governmental agencies, nonprofit organizations, businesses and the general public.

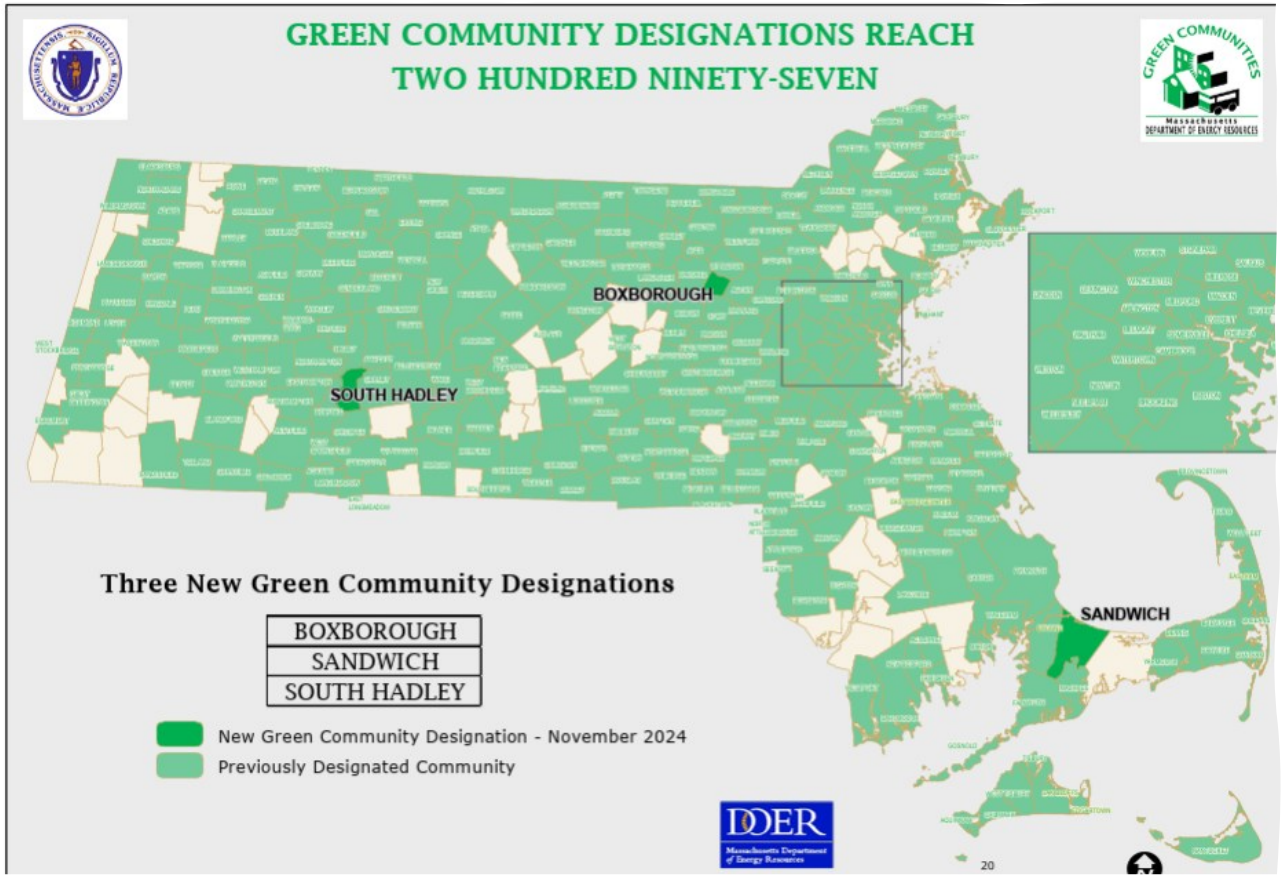
(1) **Town Council: The Committee shall meet at least annually with the Town Council** to apprise the Committee (i.e., Council) of issues pertaining to energy conservation and renewable energy.

(2) **Town Manager**: The Committee meets, as necessary, with the Town Manager and all municipal departments and other administrative staff to effectuate accomplishment of its mission.

(3) **Other Bodies**: The Committee meets as necessary with any multiple member body of the Town, to effectuate accomplishment of its mission.

The EC is a standing committee that is advisory to the Town.

Green Community Designation Benefits



Benefits of Being a Green Community

- Cut municipal energy costs
- Access grants for clean, affordable and resilient energy projects
- Reduce greenhouse gas emissions
- Promote energy-efficient building construction
- Foster renewable energy and clean energy technologies
- Become a clean energy leader and a better place to live, work and play

The Green Communities Division provides...

- Local support from Regional Coordinators
- Education on benefits of energy efficiency and renewable energy
- Guidance and technical assistance for all of your energy questions and projects
- Funding opportunities for clean

DOER's Green Communities Division

The Green Communities Division offers a full range of energy initiatives and services to cities and towns. Contact your Regional Coordinator for more information.

Regional Coordinators — Four Green Community Regional Coordinators throughout the state offer technical assistance and support to public officials and local energy committees.

Green Communities Designation and Grant Program — In accordance with the Green Communities Act, up to $20 million per year is available for qualifying communities to implement energy-efficiency measures, construct renewable energy projects, or pursue other avenues to reduce their fossil fuel energy consumption. The Division has awarded over $185 million to designated Green Communities since 2010. Contact: Jane Pfister, jane.pfister@mass.gov, 857-202-9720

Municipal Energy Technical Assistance (META) Grants — Grants are offered once a year by the Green Communities Division. All municipalities, regional school districts, and water/wastewater districts, were invited to apply for funds to support clean energy projects at public facilities. These include feasibility studies for zero-net energy construction, engineering studies, and assistance with solar PV development. Contact: Paul Carey, paul.s.carey@mass.gov, 857-202-2415

Climate Leader Communities Certification and Grant Program — A "higher-tier" of Green Communities, Climate Leader Communities focus efforts on reducing greenhouse gas emissions in support of the MA Clean Energy and Climate Plan for 2025 and 2050. The program provides a new framework for municipalities to meet these goals by providing tools and resources to reduce emissions by transitioning away from fossil fuel use in buildings and fleets.

MassEnergyInsight — Offered at no cost to all cities and towns, MassEnergyInsight (MEI) is an easy-to-use, web-based tool that benchmarks the energy performance of all municipally owned and operated buildings, as well as streetlights and vehicles.

Energy Management Services Technical Assistance — Energy management services (EMS) can be an effective tool for cities and towns looking to implement significant energy savings measures without upfront capital. EMS is a type of performance contracting through which guaranteed energy savings pay for the cost of installing the energy efficiency measures.

Green Community criteria met for designation

- **Criterion 1: As-of-right siting of renewable energy/Alternative energy zoning**
  - 3 options for designated location: generate, research, or manufacture - 50-acre parcel on Elm St. identified but developed for non-energy use. (50 ac parcel on Elm St. identified)
- **Criterion 2: Expedited Application and Permitting** for Criterion 1 location - Criterion met.
- **Criterion 3: Energy Reduction Plan** - Council Order #2011-066 ENERGY REDUCTION PLAN November 15, 2011.
- **Criterion 4: Purchase only fuel-efficient vehicles** – Council Order 2011 – 034 Fuel Efficient Vehicle Replacement Plan: adopted October 6, 2011.
- **Criterion 5: Minimize life cycle costs** - Bridgewater adopted the stretch code which is updated whenever the State code is updated.

Green Communities Projects and Funding

https://www.mass.gov/orgs/green-communities-division

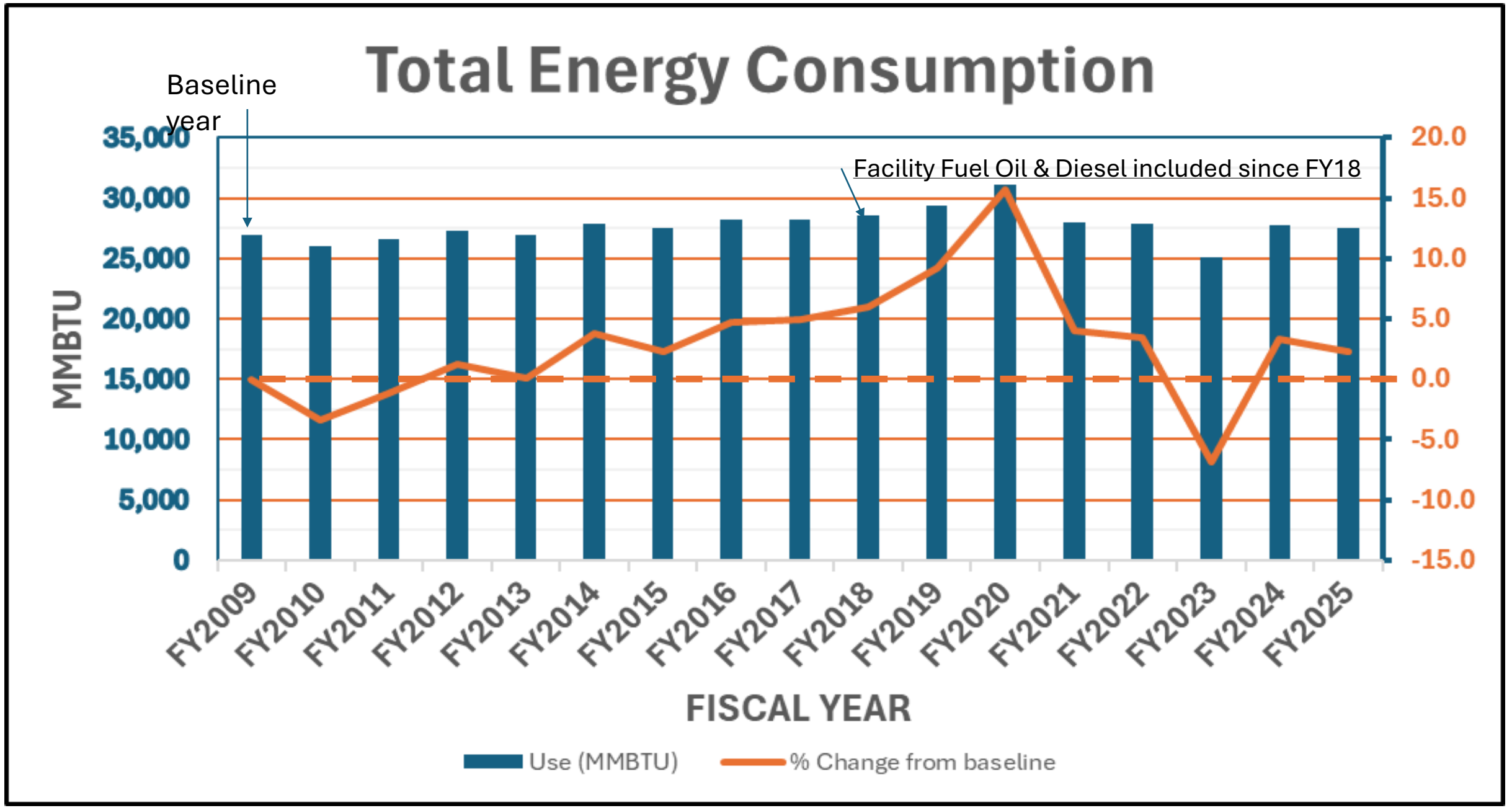
Supported Town staff for Green Communities Grants, Project Types:

- Building efficiency upgrades (e.g., conservation measures, insulation, equipment, etc.)
  - Police Station, Senior Center, Public Library, Fire Dept., DPW Highway Barns, Water Dept.,
  - HVAC installation (e.g., Memorial Building, Library Historic Room)
  - Heating unit upgrades
  - Water pump upgrades (Golf Course)
  - Building Operator Training Certificate
- Streetlight LED conversion (2021-2022)
- Purchase of Town EV vehicles (2018) and installation of charging station at the Academy Building (2018)

Funding since 2012 inception:

- **Total Green Community project cost data: ~$ 1,528,731**
  - Green Community Grant funds: $1,121,105
  - National Grid Credits: $ 251,711
  - DOER Discount ~$ 75,4 44
- Bridgewater funds: ~$ 192,985 (~13% of total cost)

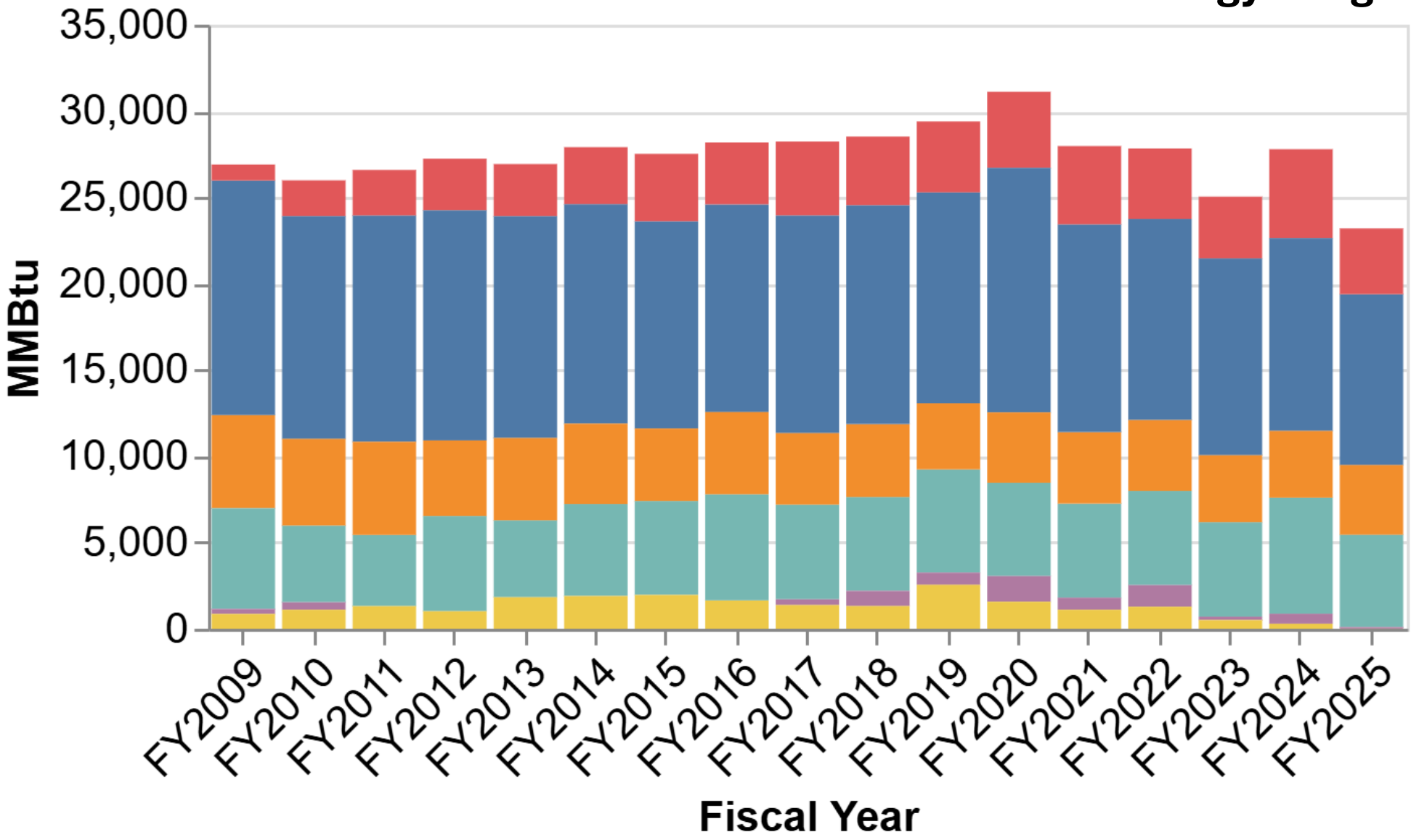
Energy Use and Cost Summaries follow



Graph produced by CDH 2025

Annual energy usage by fuel type

Massachusetts Energy Insight (MEI) Graphic



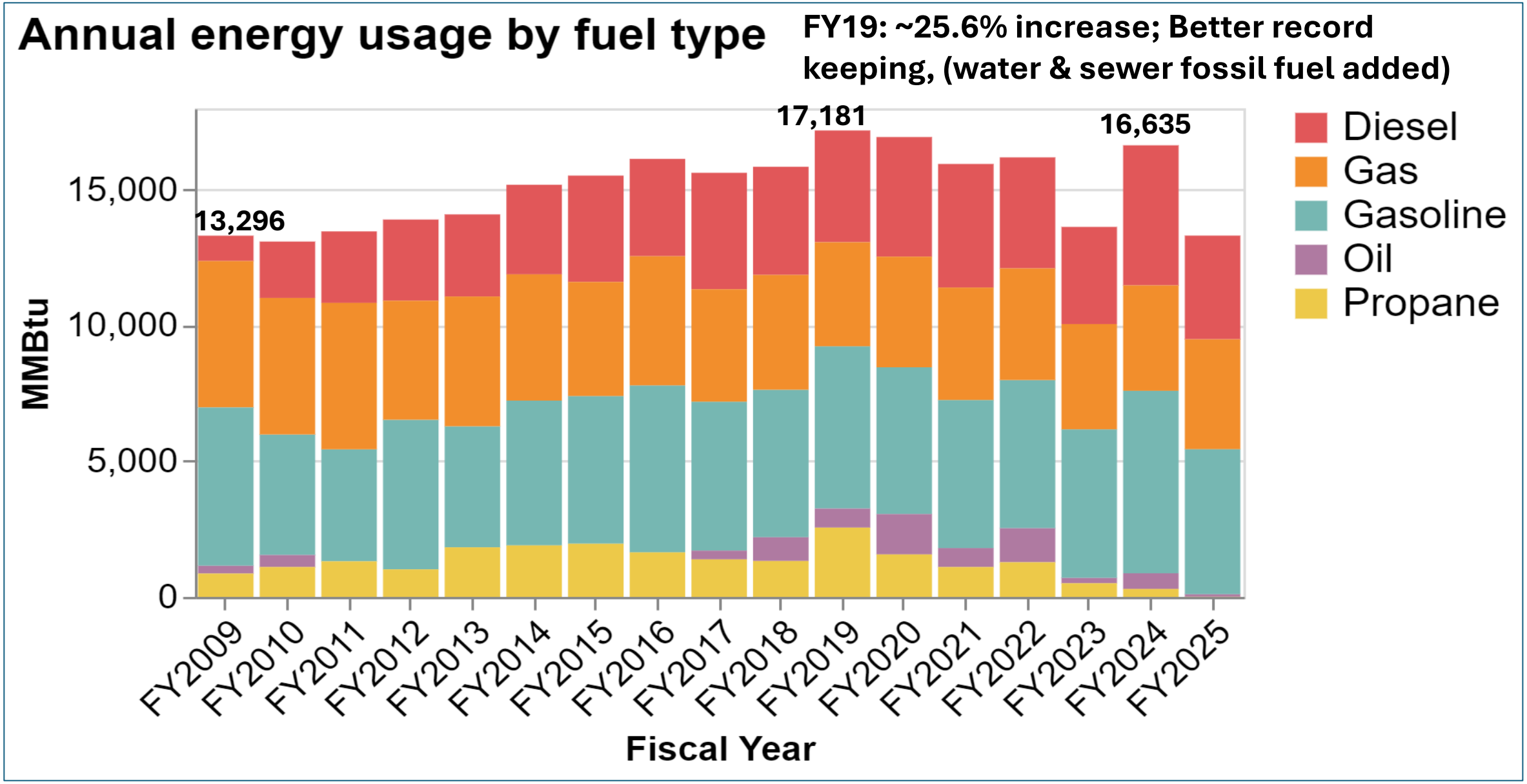
Diesel
Electric
Gas
Gasoline
Oil
Propane

Buildings, vehicles, heating, recreation, open space, water and sewer operations, street/traffic lights, etc.

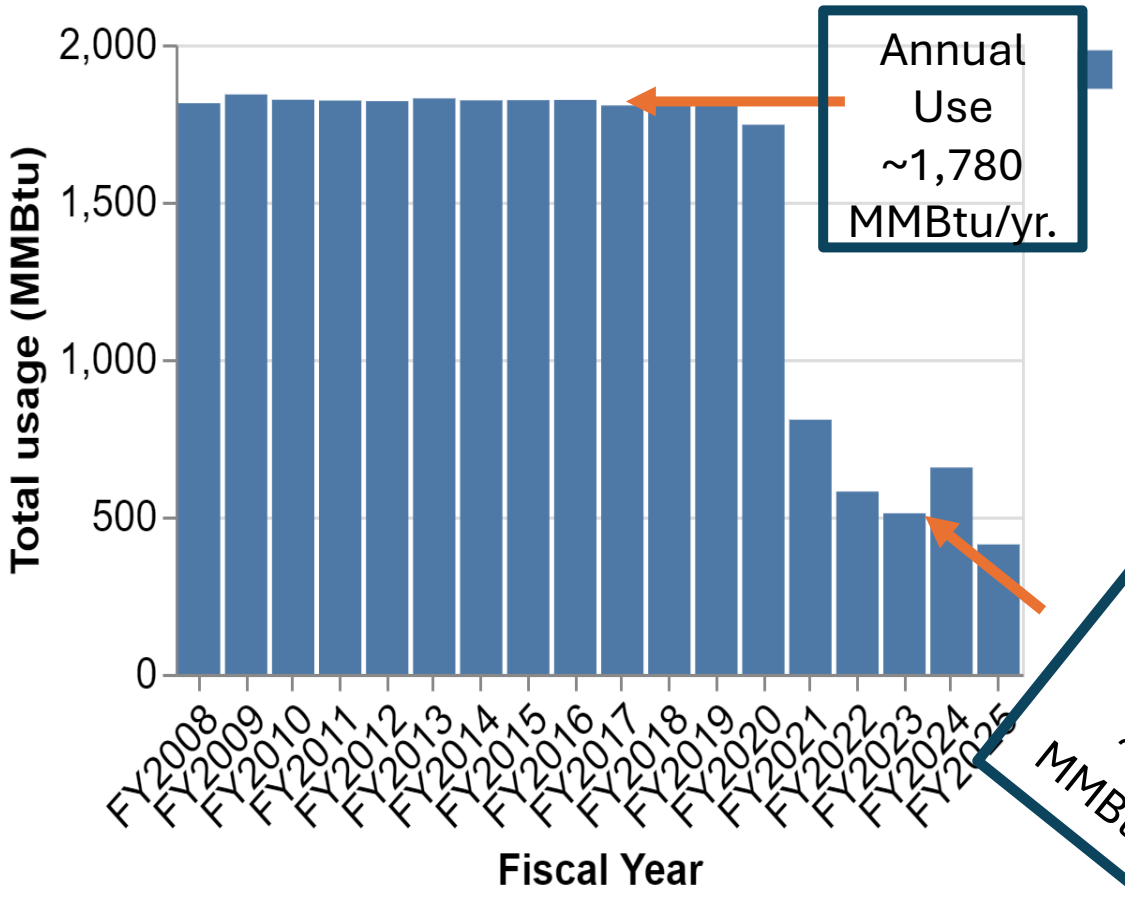
CG Goal: 20% overall energy reduction

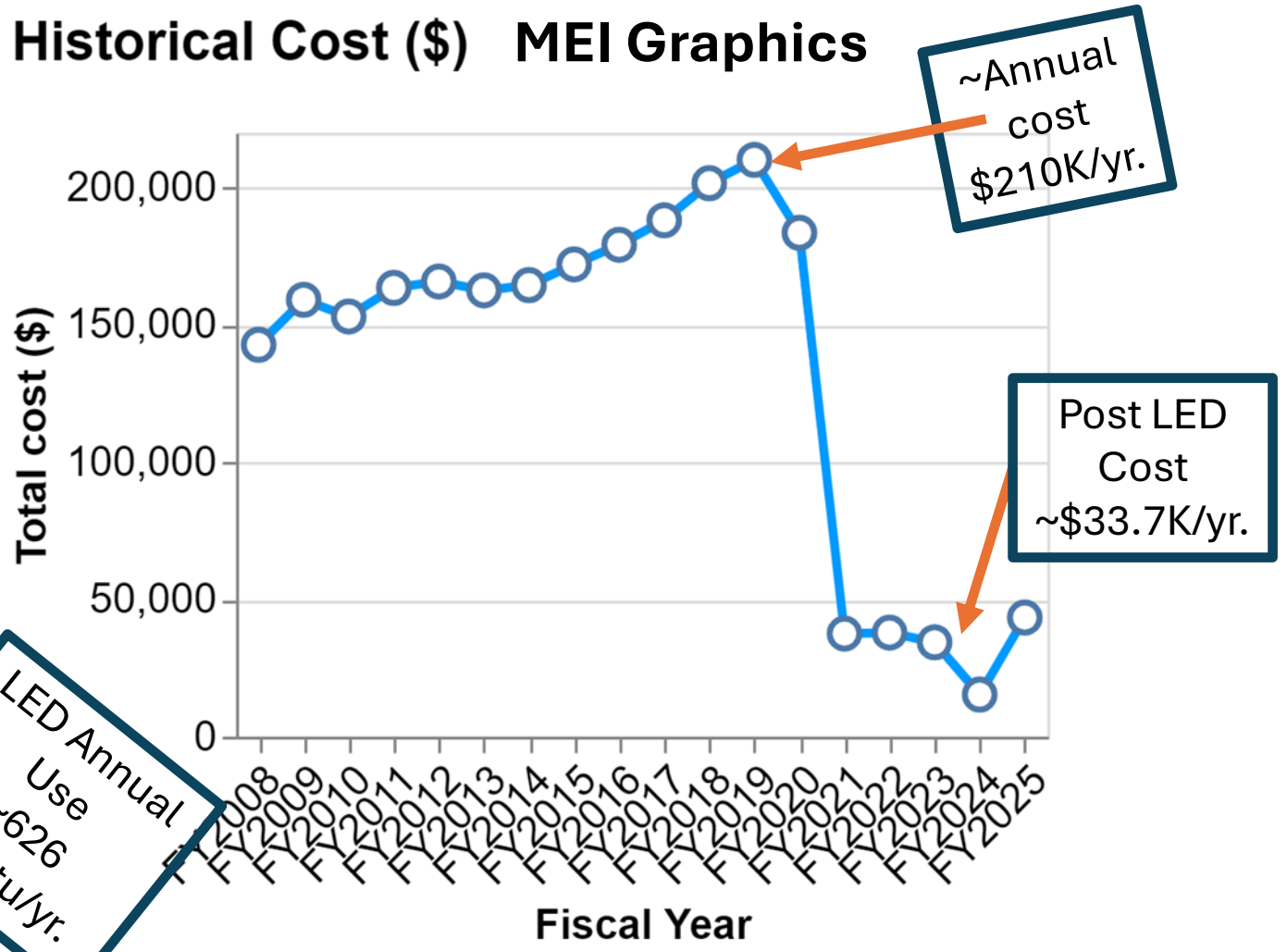
Total Fossil Fuel Use

MEI Graphic



Street Light Trends & LED Upgrade Savings



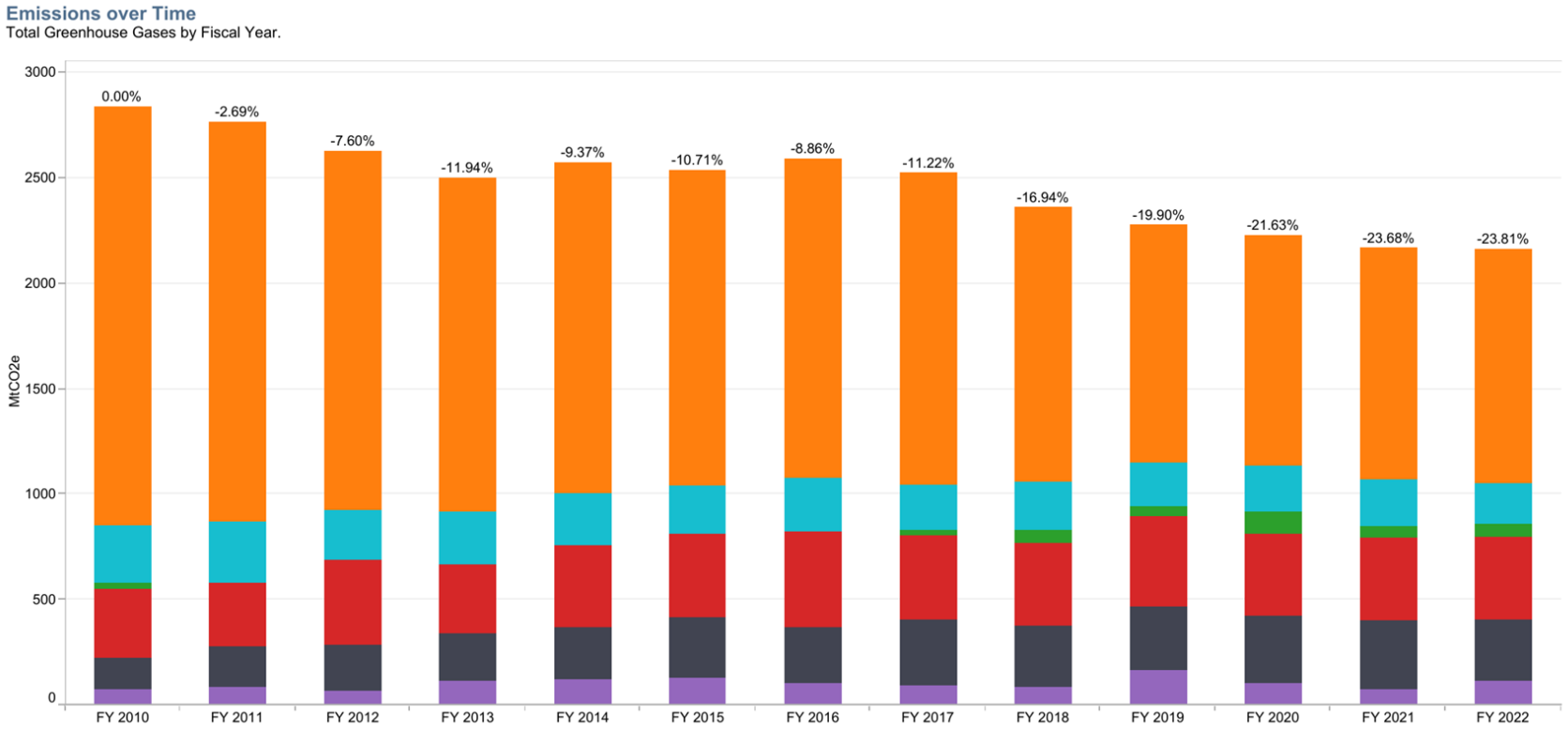


65 % Reduction in use
85% Reduction in cost

Project	Project Cost	Grant $	Incentives	DOER Contribution	Town Contribution	Total Fundng
2019 LED Street	$469,019	$200,000	$88,191	$75,444	$105,384	$469,019

Annual Avoided Cost ~$176K

Town's Investment Paid Back in 1st Yr.



Greenhouse Gas Emission Trends FY10-FY22

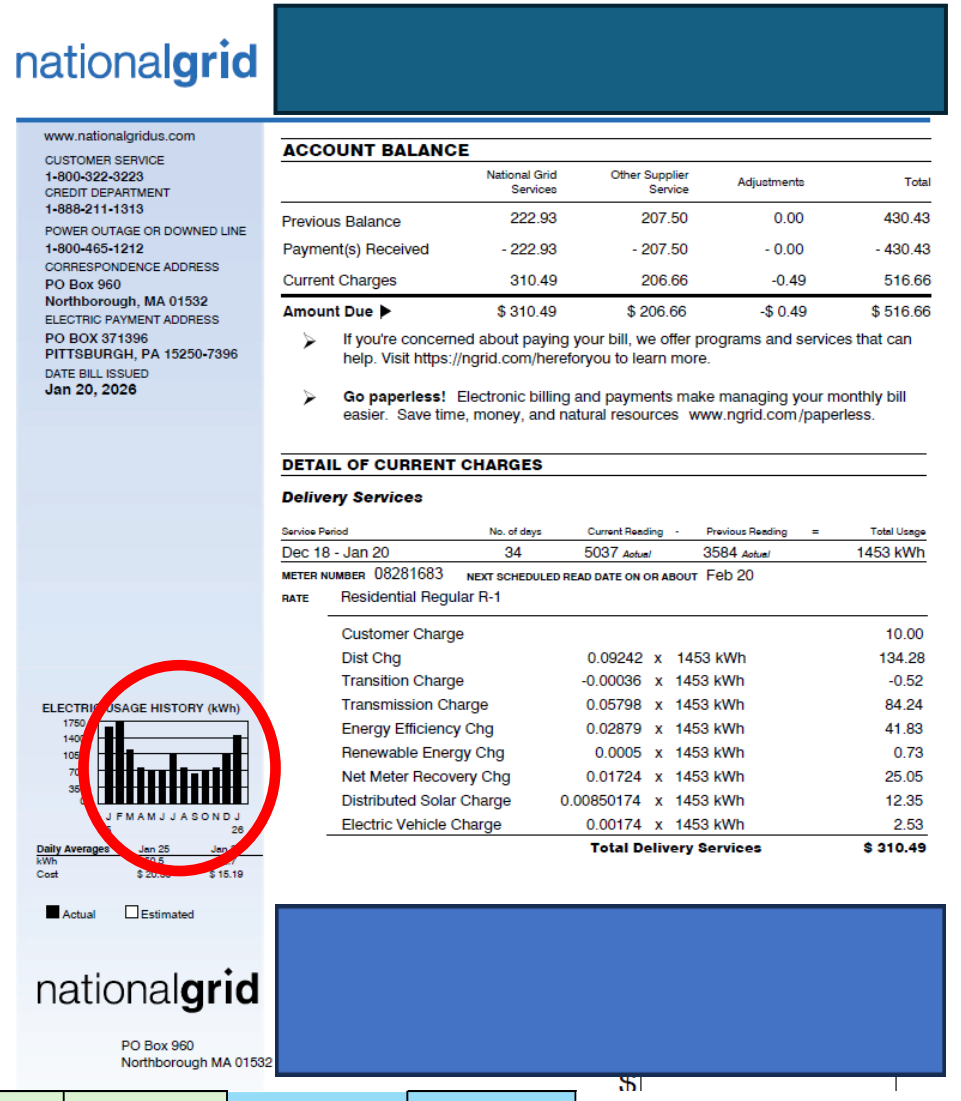
O2e Emissions (Mt):	**-23.59%**
CO2e Emissions factor:	**0.00362/fuel unit**
Use (MMBTU):	**27,384**
Cost:	**$1,003,645**

Successful Recommendation
BWTR ENERGY AGGREGATION

(EXAMPLE)

Bridgewater Product Offerings

Product	Renewable Energy Content	Program Rate (per kWh)	National Grid Rate* (per kWh)	% Savings	Est Monthly Savings
Standard (default)	Meets MA renewable energy requirements	$0.14123	$0.15484	9%	$8
Optional Green	100% renewable. Includes 37% National Wind RECs.	$0.14223	$0.15484	8%	$8
Optional Green 10	10% MA Class I RECs above minimum state requirements	$0.14504	$0.15484	6%	$6



nationalgrid

www.nationalgridus.com
CUSTOMER SERVICE
1-800-322-3223
CREDIT DEPARTMENT
1-888-211-1313
POWER OUTAGE OR DOWNED LINE
1-800-465-1212
CORRESPONDENCE ADDRESS
PO Box 960
Northborough, MA 01532
ELECTRIC PAYMENT ADDRESS
PO BOX 371396
PITTSBURGH, PA 15250-7396
DATE BILL ISSUED
Jan 20, 2026

ACCOUNT BALANCE

	National Grid Services	Other Supplier Service	Adjustments	Total
Previous Balance	222.93	207.50	0.00	430.43
Payment(s) Received	- 222.93	- 207.50	- 0.00	- 430.43
Current Charges	310.49	206.66	-0.49	516.66
Amount Due ▶	$ 310.49	$ 206.66	-$ 0.49	$ 516.66

- If you're concerned about paying your bill, we offer programs and services that can help. Visit https://ngrid.com/hereforyou to learn more.
- **Go paperless!** Electronic billing and payments make managing your monthly bill easier. Save time, money, and natural resources www.ngrid.com/paperless.

DETAIL OF CURRENT CHARGES

Delivery Services

Service Period	No. of days	Current Reading -	Previous Reading =	Total Usage
Dec 18 - Jan 20	34	5037 Actual	3584 Actual	1453 kWh

METER NUMBER 08281683 NEXT SCHEDULED READ DATE ON OR ABOUT Feb 20
RATE Residential Regular R-1

Customer Charge			10.00
Dist Chg	0.09242	x 1453 kWh	134.28
Transition Charge	-0.00036	x 1453 kWh	-0.52
Transmission Charge	0.05798	x 1453 kWh	84.24
Energy Efficiency Chg	0.02879	x 1453 kWh	41.83
Renewable Energy Chg	0.0005	x 1453 kWh	0.73
Net Meter Recovery Chg	0.01724	x 1453 kWh	25.05
Distributed Solar Charge	0.00850174	x 1453 kWh	12.35
Electric Vehicle Charge	0.00174	x 1453 kWh	2.53
		Total Delivery Services	**$ 310.49**

ELECTRIC USAGE HISTORY (kWh)
J F M A M J J A S O N D J
Daily Averages
kWh
Cost
$ 15.19
Actual Estimated

nationalgrid
PO Box 960
Northborough MA 01532

Example Potential Monthly Savings relative to a 3rd party supplier with one year rate.

DYNEGY Aggregation Product	Renewable Energy Content	DYNEGY RATE	Dec. 3rd Party Supply Charge (Rate 0.1999) Use 1453 kWh	Energy Aggregation Cost	Real Cost Reduction	Estimated NGRID Cost @ 0.15484 rate	Hypothetical Dec. NGRID Cost Reduction
Basic	Meets MA Renewable requirements	0.14123	$290.59	$205.21	**$85.38**	$224.98	**$19.78**
Green	100% renewable	0.14223	$290.59	$206.66	**$83.93**	$224.98	**$18.32**
Option Green 10	10% Class I RECS above minimum state requirements	0.14504	$290.59	$210.74	**$79.85**	$224.98	**$14.24**

Municipal Aggregation Update

Town of Bridgewater	
Original Enrollment List	8,166
Opt-Out	1,007
Undelivered mail (will not be enrolled)	177
Rejected (at utility, various reasons)	180
Opt-In (in addition to original enrollment list)	66
Current Enrollment Total	6,868

12.3%

84.1%

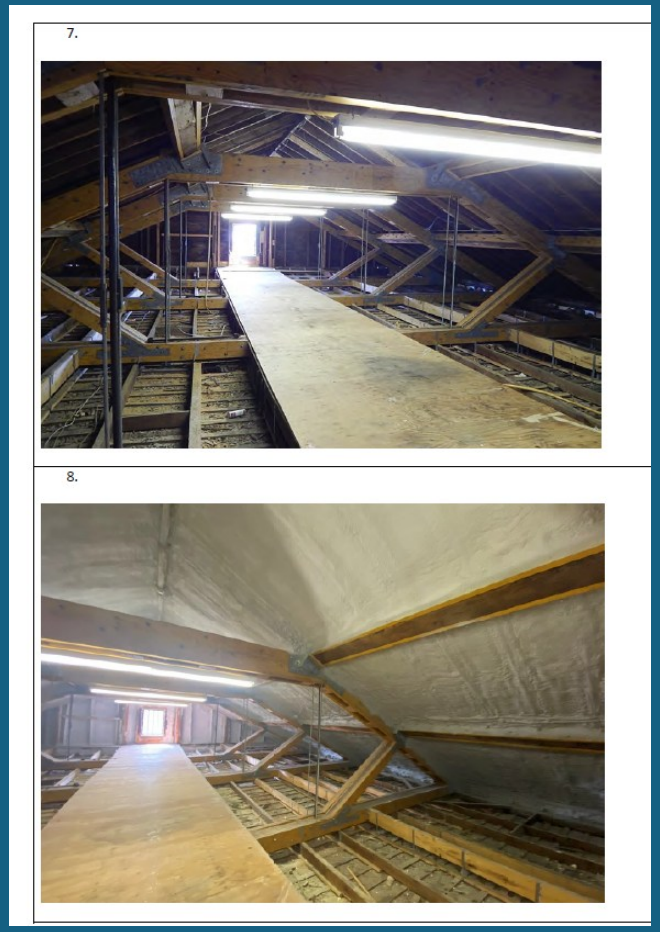
Product	Renewable Energy Content	Program Rate (per kWh)	National Grid Rate* (per kWh)	% Savings	Est Monthly Savings
Standard (default)	Meets MA renewable energy requirements	$0.14123	$0.15372	8.1%	$7
Optional Green	100% renewable. Includes 37% National Wind RECs	$0.14223	$0.15372	7.5%	$7
Optional Green 10	10% MA Class I RECs above minimum state requirements	$0.14504	$0.15372	5.6%	$5

*National Grid's Residential Basic Service meets MA renewable energy requirements and is in effect from February 1 - July 31, 2026. **Assuming usage of 600-kilowatt hours of electricity per month**, residents can expect to see an average savings for that period.

Breakout by product offering:

Standard (default) – 6,852
Optional Green – 10
Optional Green 10 – 6

Future Green Community Opportunities’



Town House 2023 Attic Insulation

Town House reuse and upgrades

- The Town House Reuse Committee (THRC) secured a grant for the building’s roof repair! THANK YOU, COUNCILOR HUNT! **(Attic insulation was included in the restoration project using CPA funds)**
- The THRC ‘s next project was to clean the building of mold and organize, clean, and scan Town Department documents stored in the building. **NOTE: The THRC was disbanded in 2023 due to inattention by the Town’s Executive Office.**
- CPC approved Administrative Account funds in FY26 for an Interior Assessment of its Historic Elements to support future reuse.
- Councilor Ellenberg led a state cultural facilities grant application for electrical /mechanical assessment. (Pending)
- **Future projects may include energy upgrades in anticipation of recommendations for building reuse. (Eligibility for major energy grants is possible.)**
- **Green Community competitive grant options are available for energy source upgrades and energy efficiency projects. REQUIRES A BUILDING ENERGY AUDIT.**

Next GC biannual competitive application is due in the Spring of 2026.

- Bridgewater is **eligible for up to $100k in grant funding if all GC projects are complete and the Town is up-to-date with the required Annual Reports.** ☑
- The GC annual report submitted November 7, 2025. **Thanks Shane**

Future Green Community Opportunities (Continued)

Regional School Districts may be eligible for a Decarbonization Grant (Letter of intent due Feb 6)

Next Application due March 6, 2026, IF FUNDS ARE AVAILABLE.

The DOER Regional School District (RSD) Decarbonization Grant Program (Program) aims to assist RSDs in their transition from fossil fuel equipment to efficient electric alternatives at existing facilities

- **https://www.mass.gov/info-details/being-a-green-community#grant-opportunities**

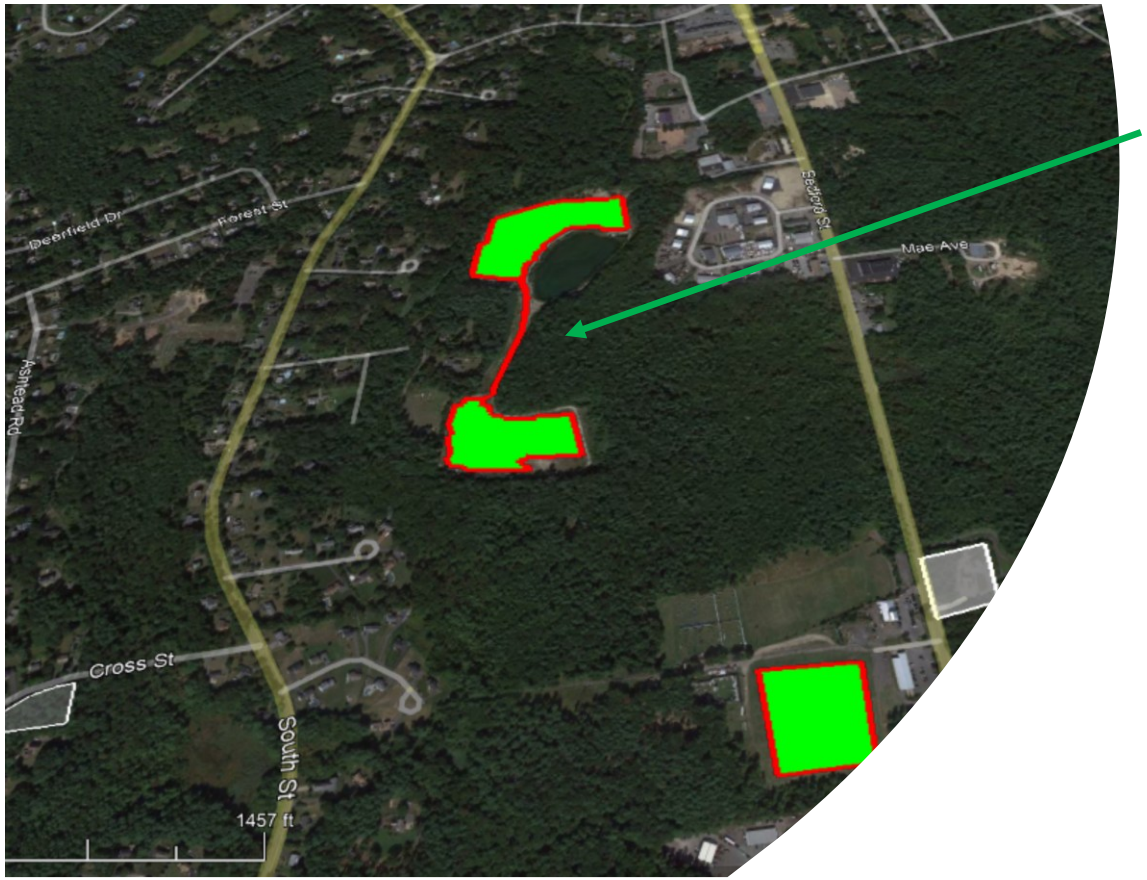
Bid Number: BD-25-1041-ENE01-ENE01-117596

Description: DOER PON-ENE-2025-032 **Regional School District Grant Program Opportunity Notice Bid Opening Date:** 03/05/2027 04:00:00 PM

BRRSD buildings are not under the Town's Green Communities program and not in the Town's baseline since the energy bills are paid by the District.

Bridgewater Municipal Solar Energy Supply

“FIREWORKS CIRCLE” SOLAR FACILITY



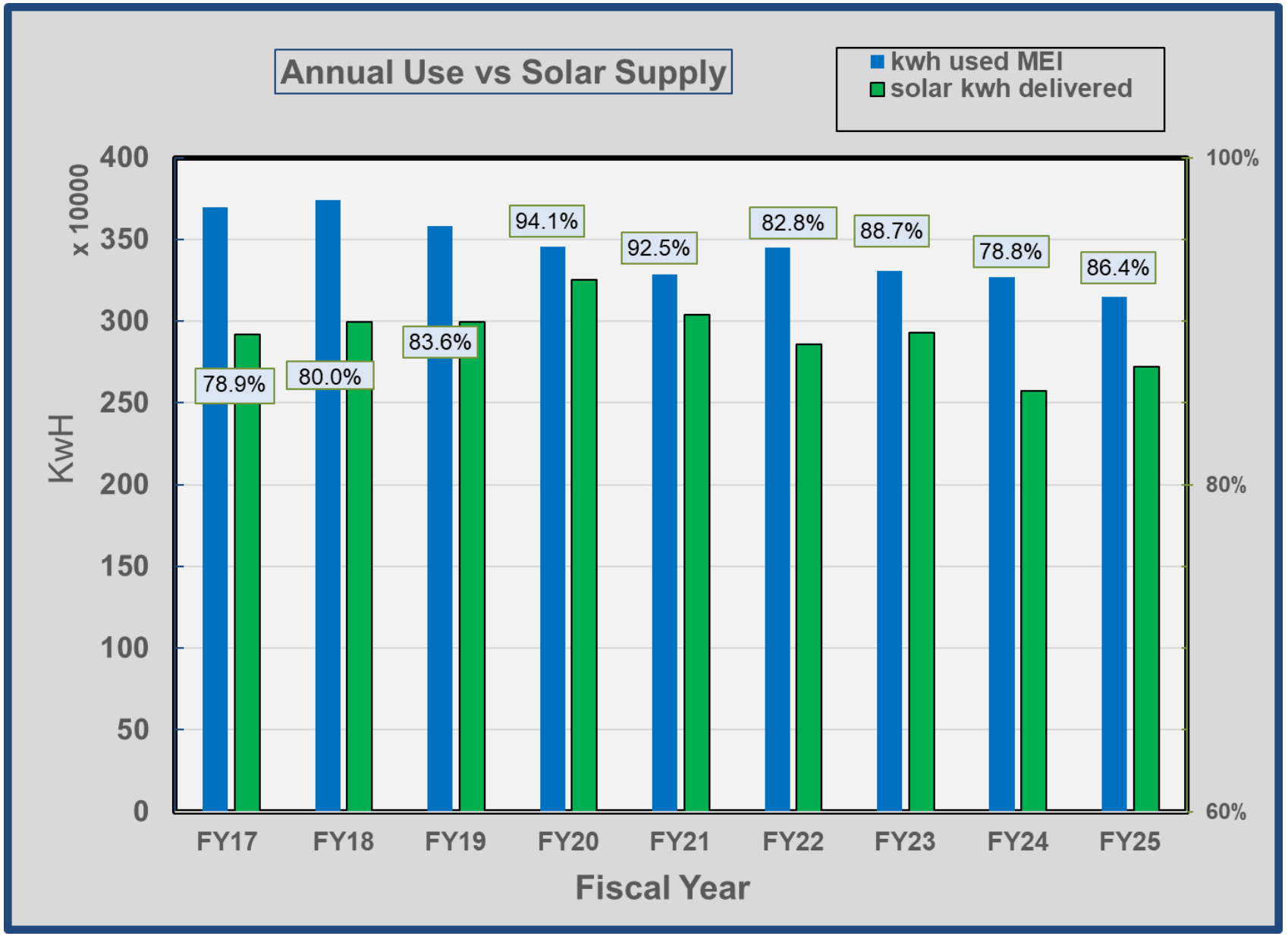
Bridgewater began purchasing its municipal electrical energy from a commercial solar facility west of Fireworks Circle in August 2015.

Property was removed from CH61 for the facility installation increasing tax revenue.

Annual Use Versus Solar Supply

Notes:

- BWTR has 57 electricity accounts
- Current solar rate is $0.134089 vs. NGRID's $0.254059/kW as of Dec. 2025 (per solar field invoice)
- NGRID has not invoiced BWTR since July 2020
- NGRID credit $ held by BWTR as of Dec. 2026 $ 1,056,336
- Avoided cost = ~$3,200,000
- Field provided $27,668 tax revenue in FY25



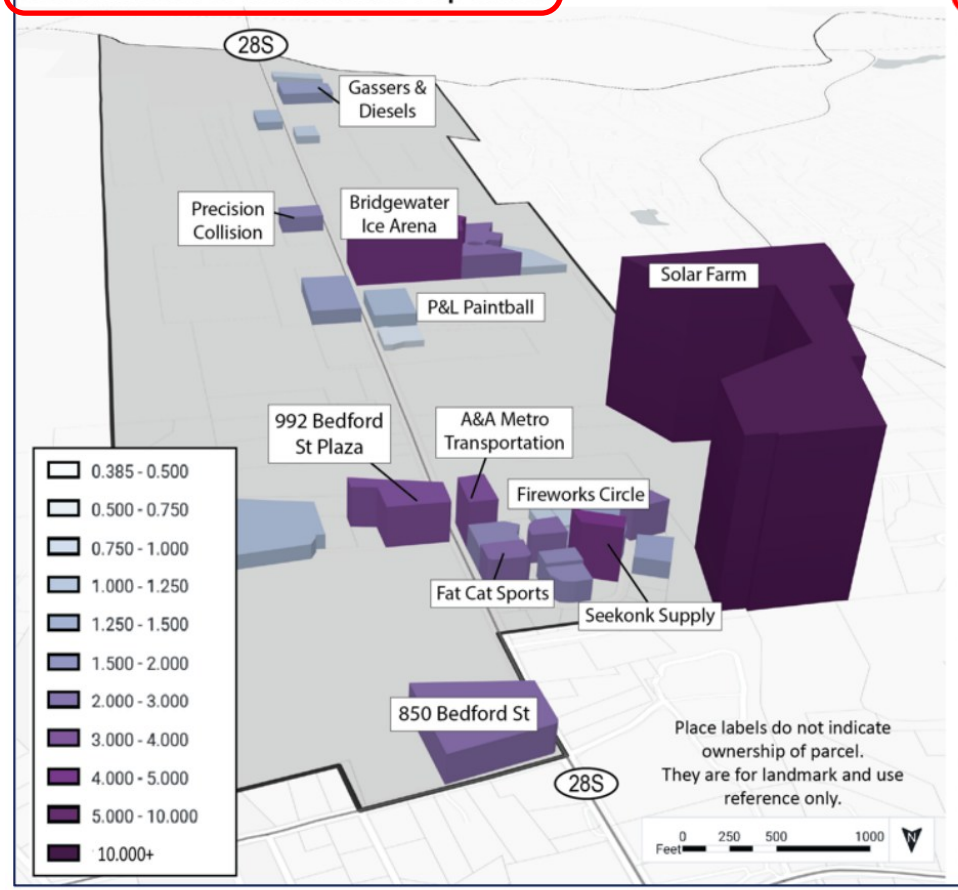
Graph produced by CDH 2025

Economic Value of Solar Installations (2022 BWTR Master Plan)

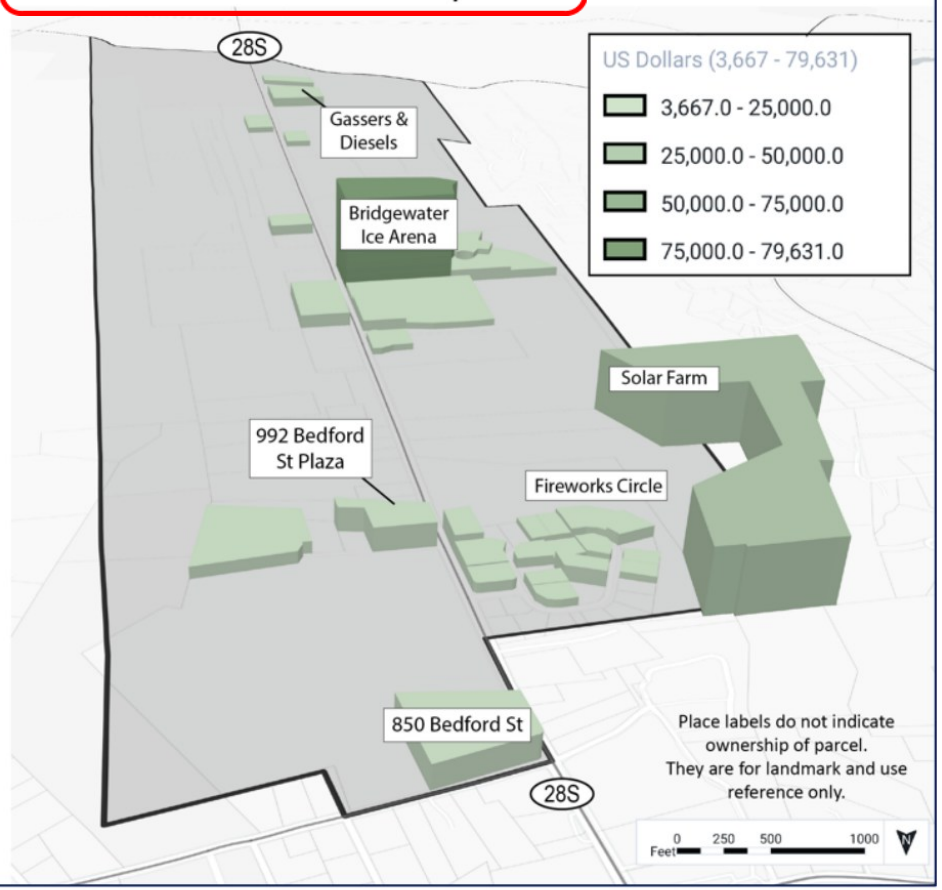
SOUTH BUSINESS DISTRICT LOOKING SOUTH TOWARD MIDDLEBOROUGH

Source: Town of Bridgewater, 2019 Assessor's Data, accessed through Urban Footprint

Building-to-Land Value Ratio of Commercial & Industrial Properties



2019 Property Tax Revenue of Commercial & Industrial Properties

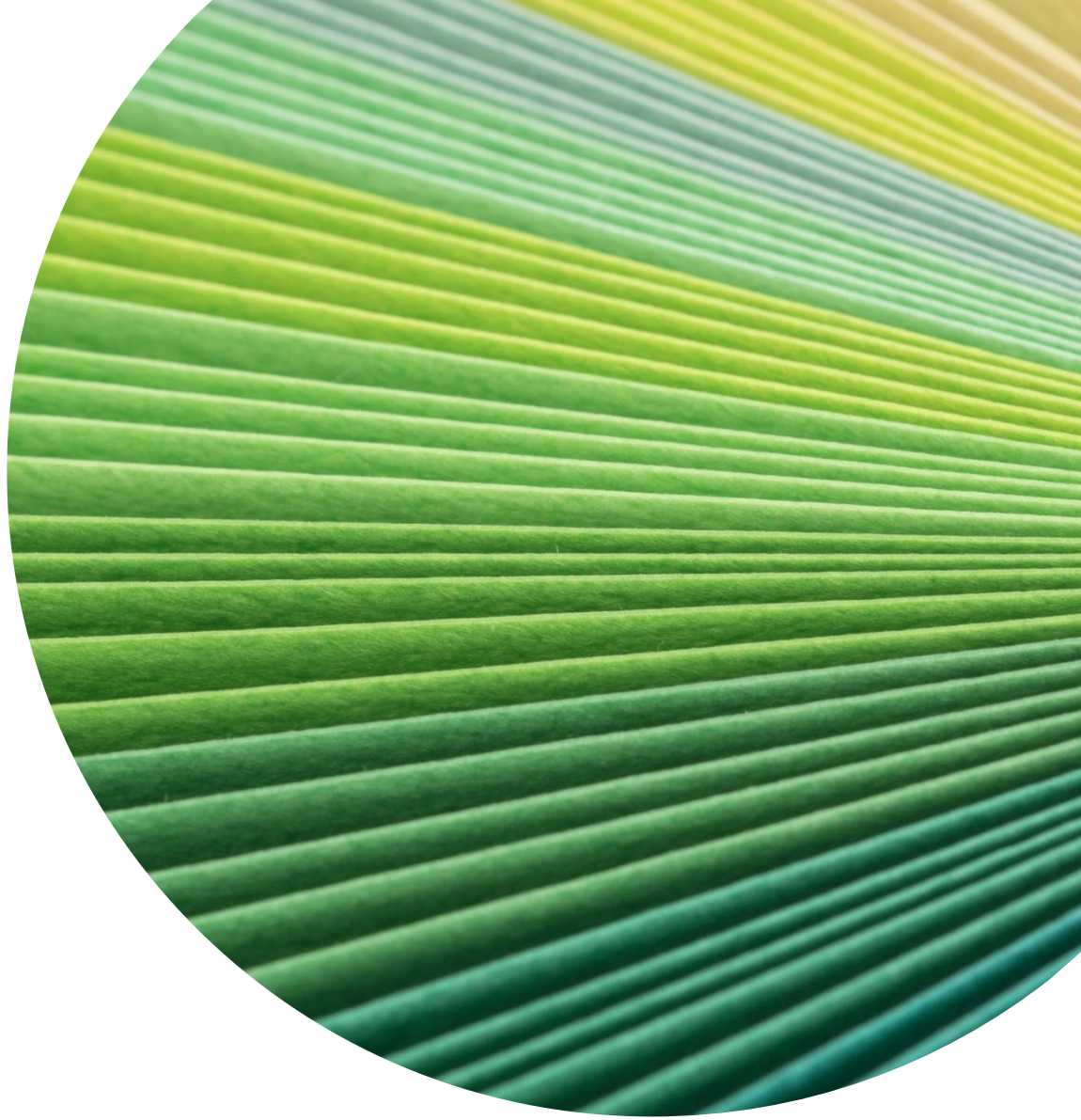


Note that this is based on the 2019 Assessor's database, which is the most current available as of March 2021 and may not reflect all current development.

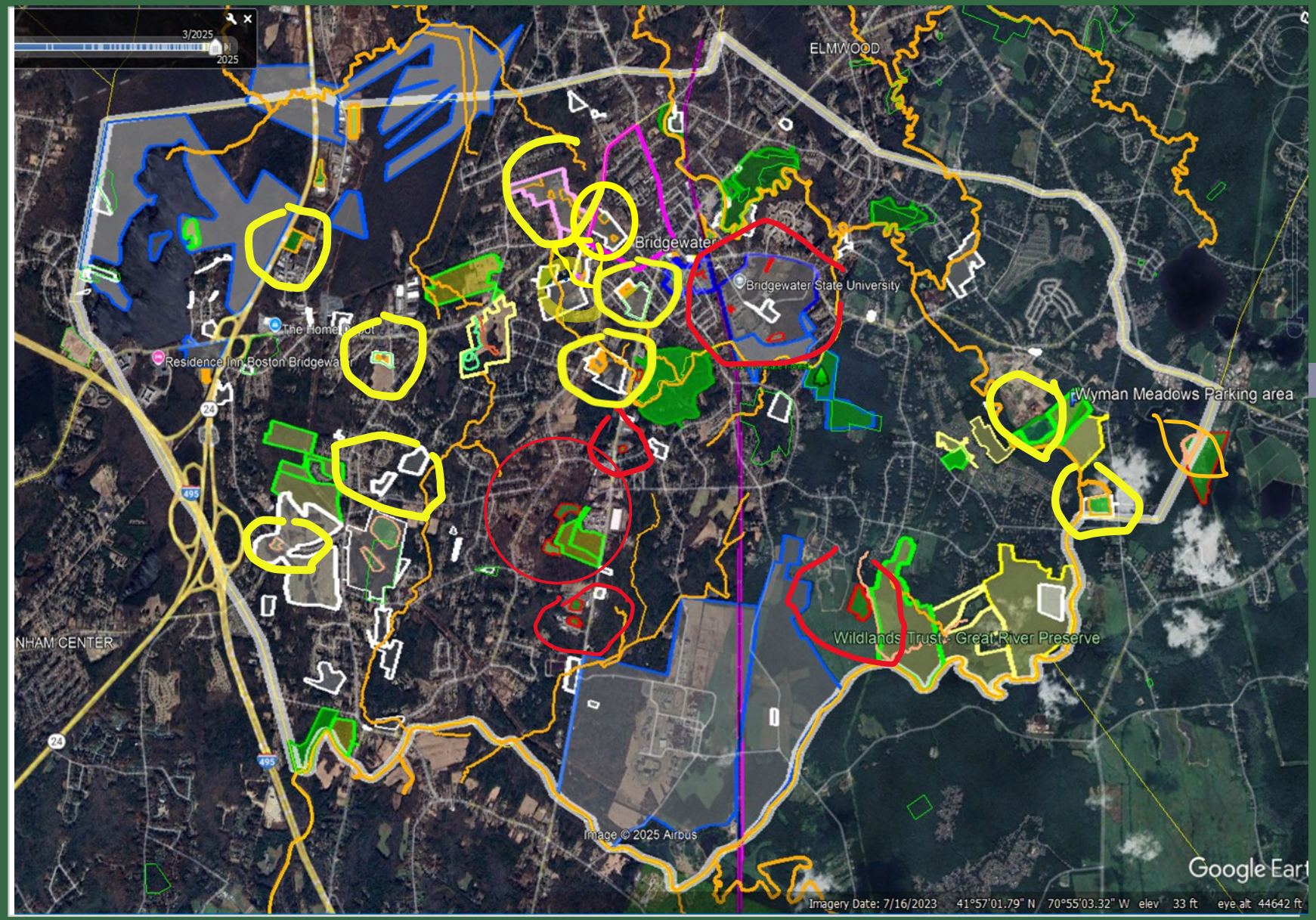
2022 Comprehensive Master Plan

Policy 8.7.1. Commit to environmental sustainability in all Town of Bridgewater policies

D. Investigate and promote alternative energy production and storage on Town-owned parcels



Future Solarization Options/ Opportunities

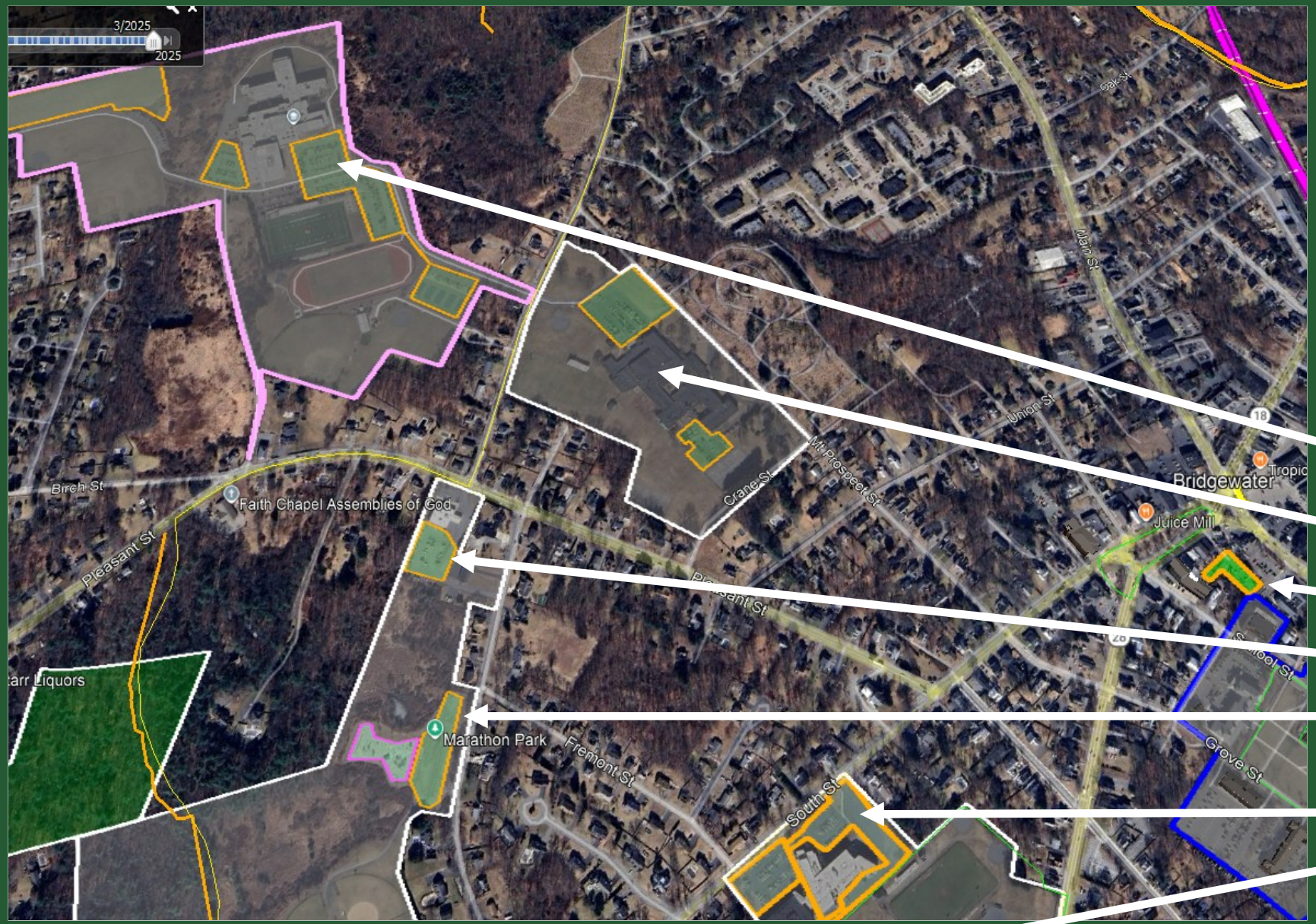


CURRANT & POTENTIAL SOLAR ENERGY LOCATIONS IN BRIDGEWATER

Solar Installations in BWTR

Planned Solar Installations in BWTR

Potential Solar Installations on Town Owned Parcels



POTENTIAL SOLAR INSTALLATION LOCATIONS – CENTRAL

Regional High School

Middle School

Central Parking Lot

Police Station

Marathon Park

Williams School

Mitchell School

Potential Solar Facility Revenue for Bridgewater

See https://www.mass.gov/doc/solar-for-public-entities-smart-30-program/download

The question is where are the best locations?

Basis of Estimates	Criteria
Solar Production/Ac/Yr	5-Yr Average from Fireworks Circle
FY25 Tax Rate	$11.83 per $1,000 of assessed value
Lease Rates (range based on web search of published rates)	$200; $1,000; $2,500 per acre
Size	Solar panels acreage
Assessed per acre value of solar panels: low medium, high	Based on statistics of three commercial solar fields in BWTR: Curve Street, Chuckran's former landfill, Fireworks Circle

Produced by CDH 2025

Town Revenue combines lease and betterment tax income

Parcel	Acres of solar	Distance From 3-Phase Line (ft)	Hosting Capacity (MW)	HC/Distance Ratio	Total Town Revenue Low	Total Town Revenue mid	Total Town Revenue high
BWTR LARGE AREAS	**63.3**				**$138,465**	**$231,789**	**$420,344**
East Street	14	350	0	0.0	$30,624	$51,265	$92,967
Wyman Meadow	13	350	0	0.0	$28,437	$47,603	$86,327
Chaffee Farm	20	1,400	1.5	1.1	$43,749	$73,235	$132,810
Golf Course Parking Lot plus lawn area	4.3	1,900	1.5	0.8	$9,406	$15,746	$28,554
BWTR Regional High School Grassy area	6	100	3.2	32.0	$13,125	$21,971	$39,843
Elm St. Parcel - Undeveloped	6	600	3.1	5.2	$13,125	$21,971	$39,843
BWTR SMALL AREAS	19.24				$42,086	$70,452	$127,763
Police Station Parking lot	2	100	3.2	32.0	$4,375	$7,324	$13,281
Marathon Playground parking lot	1	100	3.2	32.0	$2,187	$3,662	$6,641
Bridgewater Middle School Parking lots	3	100	3.1	31.0	$6,562	$10,985	$19,922
BWTR Regional High School East parking lots	2.3	100	3.2	32.0	$5,031	$8,422	$15,273
BWTR Regional High School West Parking lots	1	100	3.2	32.0	$2,187	$3,662	$6,641
Williams School	5	75	2.5	33.3	$10,937	$18,309	$33,203
Mitchell School	3.5	150	2.5	16.7	$7,656	$12,816	$23,242
Prospect St. Recreational Parcel	0.44	200	3.2	16.0	$962	$1,611	$2,922
Town River Landing	1	1,300	8.9	6.8	$2,187	$3,662	$6,641

Annual Estimate	Revenue Low	Revenue Mid	Revenue High
Total	$180,551	$302,241	$548,107
District	$20,343	$34,054	$61,757
Town	$160,208	$268,187	$486,350

Does the Town or BRRSD or both want to pursue these opportunities?

Other Opportunities

Green Communities Opportunity: Become A Climate Leader Community

DOER
Massachusetts Department of Energy Resources

Program Evolution: From Green Community to Climate Leader

Green Communities Criteria	Climate Leaders Criteria
Adopt as-of-right siting for RE/AE generation, R&D, or manufacturing	Establish/maintain local committee to advise, coordinate, and/or lead clean energy and climate activities
Adopt expedited permitting process	MVP Community status
Create an Energy Reduction Plan to reduce energy use by 20% in 5 years	Commit to decarbonizing municipal operations PLUS implementation plan
Purchase only fuel-efficient vehicles	ZEV-First vehicle policy
Minimize life cycle cost in new construction – a.k.a adopt the Stretch Code	Specialized Stretch Code Adoption
	PLUS demonstrate clean energy/climate leadership in policies and planning, community engagement, and clean rtation

Airplane mode off

Green Communities Opportunity: Become A Climate Leader Community REQUIREMENTS

Requirement #1: Be a Green Community in good standing

Requirement #2: Establish/maintain a local committee to advise, coordinate, and/or lead clean energy and climate activities

Requirement #3: Municipal Decarbonization Commitment

Requirement #4: Municipal Decarbonization Roadmap

Requirement #5: Zero-Emission-Vehicle First Policy

Requirement #6: Specialized Stretch Energy Code?

Leads to Climate Leader Grants

Actions to be Accomplished

Requirement #3: Municipal Decarbonization Commitment

Municipalities seeking Climate Leader Community certification must commit to **eliminating on-site fossil fuel use by the municipality by 2050**. There are several ways in which a municipality can demonstrate this commitment. One way would be a clean energy/climate resolution from Town Meeting or City Council that directs the community to take some sort of action. Communities that have climate action plans completed or underway also have demonstrated this commitment as are municipalities that are signatories to the **2016 Metropolitan Area Planning Council's (MAPC) Metro Mayors Coalition Climate Mitigation Commitment**.

Requirement #4: Municipal Decarbonization Roadmap

- Municipalities seeking Climate Leader Community certification must **develop a roadmap for decarbonizing municipal operations.**
- Consistent with the goals established by Executive Order 594 governing emission reductions for state government, municipal decarbonization roadmaps should **focus on eliminating the use of onsite fossil fuels in buildings and vehicles**, using a "Zero Over Time" approach that **addresses "trigger events" such as but not limited to, equipment replacement, roof replacement, change of use, substantial renovation, etc., in conjunction with evaluating electrification of heat, solar and storage opportunities.**
- **DOER is offering technical assistance to municipalities to prepare a municipal decarbonization roadmap.** Applications will be reviewed three times a year, following the last Fridays of March, July, and November; awards will be prioritized to municipalities that have met other Climate Leader Communities certification requirements.

Actions to be Accomplished (Continued)

Requirement #5: Zero-Emission-Vehicle First Policy

All Departments in the municipality must **purchase only zero-emission vehicles for municipal use whenever such vehicles are commercially available and practicable.**

Requirement #6: Specialized Stretch Energy Code

Communities seeking Climate Leader certification must **adopt the Specialized Energy Code**. The Specialized Code is required (M.G.L Ch. 25A Section 6) to be designed to achieve Massachusetts GHG emission limits and sub-limits set every five years from 2025 to 2050. As a result, all compliance pathways under the Specialized Code are designed to ensure new construction that is consistent with 2050 net-zero goals, primarily through deep energy efficiency, reduced heating loads, and efficient electrification.

NOTE: This has been at the Town Council for adoption for several years.

BRRSD Opportunity

MASSACHUSETTS
DEPARTMENT OF ENERGY RESOURCES

Regional School District Decarbonization Grant Program Overview

COMMBUYS Bid Number: BD-25-1041-ENE01-ENE01-117596

Agency Document Number: PON-ENE-2025-032

July 2025

Presented by
Caitlin Hart, Clean Energy Project Coordinator, DOER Green Communities

Mark Rabinsky, Deputy Director, DOER Green Communities

RESOURCES

Green Communities + Leading By Example Summit 11/18/2025

CD Hunt and Chris Hartman attended

EXAMPLE TOPICS

Each year, the Summit brings together community leaders, clean energy and climate practitioners, and committee members. The Summit features presentations on energy initiatives, policy updates, and opportunities for collaboration. Participants engage in meaningful discussions about strategies to enhance energy efficiency in their communities and organizations and help the Commonwealth achieve its 2050 emission reduction goals.

- https://www.mass.gov/doc/update-on-siting-permitting-regulations/download
- https://www.mass.gov/doc/solar-for-public-entities-ppas-and-procurement/download
- https://www.mass.gov/doc/solar-for-public-entities-solar-ownership-from-a-municipal-perspective/download
- https://www.mass.gov/doc/getting-school-projects-done-retrofits-in-schools-and-municipal-buildings-too/download
- https://www.mass.gov/doc/solar-for-public-entities-ma-state-police-solar-ppa-projects/download

RESOURCES

Green Communities + Leading By Example Summit 11/18/25

CD Hunt and Chris Hartman attended

EXAMPLE TOPICS

Leading by Example Decarbonization Implementation Grant | Mass.gov

- Existing Facility Decarbonization Eligibility:
- **DIG Program decarbonization funding can be used for equipment, labor, and infrastructure costs associated with the following subcategories, which may include but are not limited to:**
  - Actual decarbonization measures, such as **building retrofits and heat pump installations,** e.g., air and ground-source heat pumps or systems using water or wastewater sources to meet thermal load.
  - Project elements necessary to support future decarbonization at the site such as site **electrification preparation** (e.g., electrical infrastructure upgrades or geo-exchange wells with heat pumps) or **envelope improvements** (e.g., air sealing and window replacements).
  - Other projects that are critical components in reaching broader decarbonization plan milestones.

SOLAR MASSACHUSETTS RENEWABLE TARGET PROGRAM 3.0 (225 CMR 28.00) GUIDELINE

Guideline Regarding Land Use, Siting, and Project Segmentation

https://www.mass.gov/doc/guideline-regarding-land-use-siting-and-project-segmentation/download

"*One of the objectives of the land use and siting criteria of the SMART program is* ***to achieve a balance between cost-effective ground-mounted solar development and the long-term preservation of the Commonwealth's natural and working lands.*** *This Guideline provides additional details and resources on the program's framework for incentivizing development in the built environment and mitigating the impact of solar infrastructure on undeveloped land.*

All capitalized terms are defined in 225 CMR 28.02."

28.01: Purpose and Application
28.02: Definitions
28.03: Administration
28.04: Applicability
28.05: Annual Adjustable Block and Rate Structure
28.06: Qualification Process for STGUs
28.07: Program Eligibility
28.08: Land Use
28.09: Mitigation Fee
28.10: Program Requirements and Other Provisions
28.11: Annual Compliance Reporting Requirements
28.12: Consumer Protection
28.13: Compensation Rates
28.14: Calculation of Incentive Payments for STGUs
28.15: Solar Program Administrator
28.16: Inspection
28.17: Non-compliance
28.18: Severability

225 CMR: DEPARTMENT OF ENERGY RESOURCES
225 CMR 29.00: Section SMALL CLEAN ENERGY INFRASTRUCTURE FACILITY SITING AND PERMITTING

https://www.mass.gov/doc/225-cmr-2900-small-clean-energy-infrastructure-facility-siting-and-permitting-draft-final-regulation-12-5-2025/download

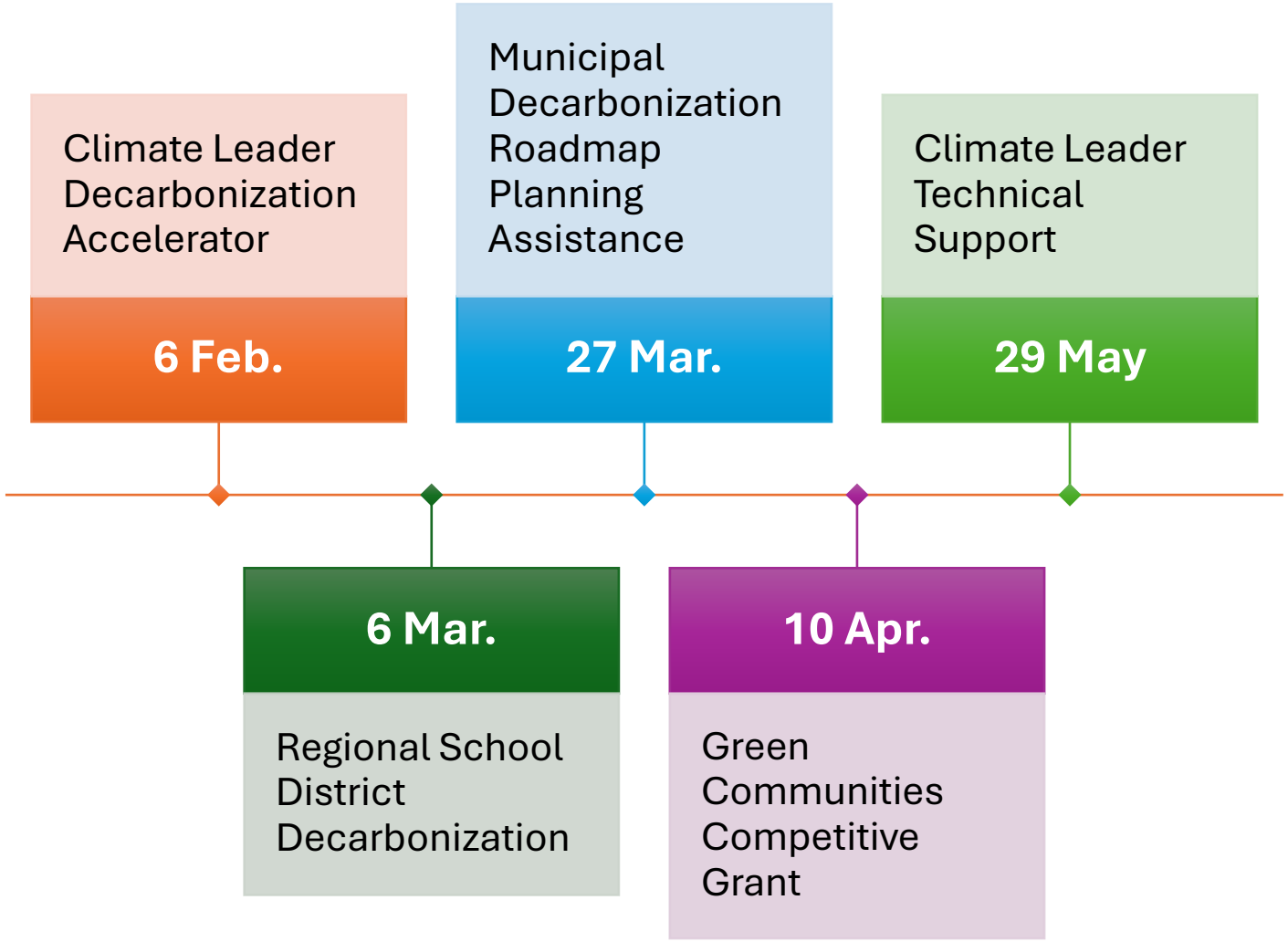
29.01: Purpose

The purpose of 225 CMR 29.00 is to establish standard conditions, criteria, requirements, and procedures **for the efficient siting and permitting of Small Clean Energy Infrastructure Facilities by Local Governments.**

29.04: Applicability

(1) 225 CMR 29.00 applies to the siting and permitting of Small Clean Energy Infrastructure Facilities by Local Governments.

Upcoming GC Grant and Designation Deadlines



Future Energy Considerations

Needs

- **Dedicated professional staff to lead and optimize sustainability success.**
- **Transfer Green Communities fossil fuel use tracking to Town employee(s) (reduce dependence on volunteer)**
- **Encourage the BRRSD to explore the Regional School District Decarbonization Grants (**Information provided to the District in January**)**
- **Conduct a Comprehensive Town wide energy development assessment**
- **Become EV (Electric Vehicle) ready under zoning; policy discussions on how**
- **Better department coordination on use of Green Communities grant opportunities**
- Explore the safety needs for current and emerging energy storage systems (i.e., lithium battery spontaneous dissolution, fire, etc.) Is this a desirable economic development direction?
- **Become a Climate Leader Community**
- **https://www.mass.gov/info-details/**smart-30-program-details Leading by Example Decarbonization Implementation Grant | Mass.gov
  - Optimal alternative energy production locations (small wind options, solar options, etc.)
  - Determine which town owned parcels are most suited for alternative energy production (commercial tax revenue)
  - Continue Municipal facilities energy audits/assessments/recommendations (

Uncertainties

- **Town commitment to energy conservation and production**
- **Additional Energy Committee appointment and committee role going forward**

Thank You

Questions?