

**GREEN COMMITTEE  
AGENDA  
MONDAY, JULY 27, 2020  
2:15 P.M.**

**(REMOTELY)**

PRESENT: Joseph Minuta, Chairwoman  
Leigh J. Benton, **Barry J. Cheney, Kevindaryán Luján,**  
Alan J. Sorensen, AICP, Commissioner of Planning

ALSO

PRESENT: Katie Bonelli, Majority Leader  
Thomas J. Faggione, Legislator  
Rob Sassi, Legislator  
Antoinette Reed, Legislative Counsel  
Julie Richmond, Deputy Commissioner of Planning  
Megan Tennermann, Senior Planner, Planning Department  
Zachary Coleman, Planner, Planning Department  
Kendra McQuilton, Chief Executive Officer, ECG Group  
Aldo Mazzaferro, PE, CEM, CEA, Director of Technical Services, ECG Group  
William Basset, Ed. D, Program Developer, ECG Group

Chairman Minuta opened the committee meeting at 2:18 p.m. by asking everyone to stand for the Pledge of Allegiance. All committee members were present.

Mr. Sorensen addressed the committee with the first agenda item which was an update/discussion on LEED for Cities and Communities Certification as a pilot program. He explained this is a new program being offered by the U.S. Building Council as certification and is a new way forward for Resilient Green, Inclusive, and Smart Communities. Over the past several months the Planning Department has been working to be certified under this new program which helps measure sustainably and resilience performance against national and global standards. He stated they are currently in the middle of the certification process which is the preliminary and final review. They have received preliminary comments from the Green Building Council based upon the initial submission. Furthermore, the department is aiming for silver certification.

With respect to the second agenda item regarding County Planning as a lead agency for green initiatives, Mr. Sorensen stated the department led the effort for the NYSERTA Clean Energy Community Certification and are a part of the NYS Climate Smart Communities. The third green initiative they are currently working on is the LEED Certification he just spoke of. Those are the efforts underway.

Mr. Coleman addressed the committee with the next agenda item which was a presentation on Orange County EV Supply Equipment Update: Identify locations for initial installation (see original minutes) which included; County-owned parking locations, PEVCS Tool Results, Analysis Examples, Priority List, Chosen Locations (Orange County Government Center, Thomas Bull Memorial Park, Seward Ave.), Unit/Installation Cost Estimates, Estimated Costs-Materials, Construction, Operation.

Mr. Cheney asked who the users at these locations would be and how the charging time is enforced to make sure the vehicle is moved once charged.

Mr. Coleman replied there will be signage in place and the lots would be patrolled daily by the Orange County Sheriff's. He stated there would also be a limit on the amount of time for charging which is a four or five-hour limit.

Ms. Richmond added due to the grant funding, the charging stations must be open to the public.

Mr. Cheney commented he is looking at this logistically because it has been a challenge in the Village of Warwick.

Mr. Coleman stated he understands, and this is a learning experience for the county because they do not have the right tools in place yet to be able to figure it all out, but this is a good first step.

Mr. Cheney asked if any thought has been given as to what the charge may be if the county was to charge after the two years.

Ms. Richmond replied in terms of the grant application, they are not that far along. The grant will pay for the first two-years of the electricity costs and then once we are no longer grant funded, the county would have to reevaluate whether charging is the optimal scenario as well as figure out the administration portion of it with the vendor. She pointed out this is a good time to install them and they can observe the usage data which is a good way to monitor and pilot the program.

Mr. Benton let the Planning Department know that when the old Government Center building was being torn down the new one was being built, he tried very hard to get the contractors to bury a conduit in the ground, running from where the building would go, to somewhere in the middle of the parking lot so everything would already be underground, but he could not get anyone to include it in the plan.

Mr. Minuta stated that would have been proactive.

Ms. Richmond agreed and pointed out that it will cost \$25,000.00 to do that now.

Mr. Minuta asked if everything is underground.

Mr. Coleman replied the line would be underground.

Mr. Minuta asked that Ms. Richmond and Ms. Coleman look further into the line and having to be underground compared to above ground because overhead would be less expensive.

Mr. Luján asked if they are eliminating the possibility of having the two charging stations at the SUNY Orange campuses. He understands there were some issues, but there still seems to be interest in installing them.

Ms. Richmond replied the grant opportunity has closed, but the college is considered a hotspot area and is on the list for county-owned properties for future grant funding.

Mr. Luján commented this was the original location to start things off, so he would not want it to be eliminated as a possible location.

Mr. Minuta asked that Mr. Sorensen briefly discuss the County Planning as a Lead Agency for green initiatives.

Mr. Sorensen stated that he touched upon this at the beginning of the meeting. They are currently leading the NYSERTA Clean Energy Community Program and NYS Climate Smart Communities. They are in the middle of getting the LEED Certification for Orange County, in between the preliminary and final review on it and answering the initial questions on the application.

The last agenda item was an Energy Performance Contract Opportunity for Orange County, New York power point presentation by Bill Bassett and his team.

Mr. Bassett addressed the committee by introducing Kendra McQuilton, CEO, and Aldo Mazzaferro, Director of Technical Services of the ECG Group. He stated that he is a retired superintendent, lives in Orange County and his job has been to reach out to school superintendents as well as municipal leaders to see if they are interested in an energy performance contract. They have been successful all over the region especially in Pine Bush and the City of Newburgh. He reached out to former County Executive Ed Diana in 2013 and had a great meeting. For a variety of reasons, the project did not take-off. Since then he has had several meetings with Mr. Denega and Mr. Titsworth and through their cooperation, they developed a preliminary energy assessment that Mr. Mazzaferro will share with the committee. He then asked that Ms. McQuilton begin the presentation.

Ms. McQuilton stated they are excited to share this concept with the committee as it has been described as a "lifeline" by a lot of municipal agencies, school districts, cities, and towns as a way to fund needed upgrades that are energy efficient without having to come up with funding in the budget or taxpayer increases. She referred to the presentation (see original minutes) which included; an Introduction to the ECG Group, References, What is an Energy Performance Contract (EPC)?, and Why to Consider an EPC?.

Mr. Mazzaferro continued the presentation which included: Case Study: Putman County, Case Study: State Correctional Institute Dallas, PA, Activity-To-Date at Orange County and the Next Initial Steps.

Mr. Minuta thanked the team for their presentation and suggested they get in touch with Legislator Cheney who is the Chairman of the Physical Services Committee in order to take this to the next step. He stated that he thinks the county could benefit from these services.

Mr. Benton asked if there is a performance bond.

Mr. Mazzaferro replied yes, there is a performance bond on the scope of work that can be elected to be included in the project over time, but most of the customers do not do it because of the approach taken to make sure you are fully protected.

Ms. McQuilton added there is a performance bond and it is consistent in an EPC.

Mr. Cheney clarified that the county the county would enter into with the Energy Services Company would be a single company for the entire scope for any changes or improvements that are made.

Ms. McQuilton stated that is correct.

Mr. Cheney asked how the cost of the updated equipment is determined since it is not being competed.

Mr. Mazzaferro replied for a project of this size, he would require that the ESCO's provide fully transparent open book pricing of all the subcontractor bids that are received.

Mr. Minuta asked Mr. Mazzaferro to give insight on equipment that is proprietary.

Mr. Mazzaferro explained that all these companies have their proprietary closed protocol products and then an open protocol as well as licensed service technicians throughout the area.

Ms. McQuilton stated they do not allow them to submit proposals that are proprietary in any way.

Mr. Minuta thanked the ECG Group again for illustrating their services to the committee. He pointed out that he skipped over agenda item d regarding Pilot for Farmers Market Composting and asked Ms. Tennermann to briefly discuss it.

Ms. Tennermann stated composting at the farmers market is a program that is being headed by Kate Schmidt who is currently on furlough. Ms. Schmidt has a volunteer who sits on the Climate Smart Communities Materials Management subcommittee who will be at the Monroe Farmers Market on Sunday. At this point the program is limited to educational activities. Furthermore, the volunteer will be moving to the Goshen Farmers Market at the end of August.

The meeting adjourned at 3:19 p.m.