

**Wakefield Municipal Gas and Light
Department**

Board of Commissioners



March 4, 2025

NOTICE OF MEETING
WAKEFIELD MUNICIPAL LIGHT & GAS DEPARTMENT
BOARD OF COMMISSIONERS

DATE: March 4, 2025
CALL TO ORDER: 6:30 P.M.
LOCATION: 480 North Ave, Wakefield, MA 01880

This meeting will be in person at 480 North Ave in Wakefield. The public is NOT required to physically attend this meeting. Every effort will be made to allow the public to view and or listen to the meeting in real time. Persons who wish to do so are invited to click on the following link

Register for the Zoom Meeting

<https://us06web.zoom.us/meeting/register/38b6rbVsSm6mvylsDvoGFA>

Please only use dial in or computer and not both as feedback will distort the meeting.

**WMGLD BOARD OF COMMISSIONERS MEETING
480 North Ave
Wakefield, Massachusetts 01880**

**March 4, 2025
6:30 PM
AGENDA**

- A. **Call to Order**
- B. **Opening Remarks**
 - Chair's Remarks – Sharon Daly
 - Commissioners Reports
 - Town Council Liaison Comments
 - Public Comments
- C. **Secretary's Report**
 - 1 Approval of February 12, 2025 Minutes
- D. **Gas Department Annual Report – Jim Brown, Raven Fournier and Paul Robertson**
- E. **Old Business**
 - 1 Project Updates
 - A. Energy Park
 - 2 Commercial Time of Use EV Rate – Discussion
 - 3 WMGLD Website Development Update
 - 4 Board Letter to the State re: Clean Heat Standard Regulations
 - 5 General Manager 2024 Results and 2025 Goals
- F. **New Business**
 - 1 None

- G. **Any other matter not reasonably anticipated by the Chair**
- H. **Executive Session**
 - 1 Collective Bargaining, if necessary
- I. **Adjournment**

WMGLD
P.O. BOX 190
480 North Ave.
Wakefield, MA 01880
Tel. (781) 246-6363
Fax (781) 246-0419



Sharon Daly, Chair
Thomas Boettcher,
Secretary
Jennifer Kallay
Elton Prifti
John J. Warchol

Peter D. Dion, General Manager

WAKEFIELD MUNICIPAL GAS & LIGHT DEPARTMENT
BOARD OF GAS & LIGHT COMMISSIONERS MEETING

February 12, 2025

IN ATTENDANCE:

Commrs., Chair Sharon Daly
Jennifer Kallay
Elton Prifti
Jack Warchol

Peter Dion, General Manager
Mark Cousins, Finance Manager
Dave Polson, Engineering and Operations Manager
Joe Collins, Business Analyst - Energy Services
Sylvia Vaccaro, Minute Secretary

PLACE:

**480 North Ave., Wakefield, MA
& ZOOM MEETING**

CALL TO ORDER:

Commr. Daly called the meeting to order at 6:31 pm and advised the meeting was being recorded.

CHAIR REMARKS:

Commr. Daly requested an update on grant funding considering the recent Executive Orders issued by the Trump Administration. Joe Collins advised the pipeline replacement work funded by the PHMSA 2022 grant is ongoing, and a reimbursement was received shortly after submitting invoices. The environmental survey requirement for the 2024 grant has been delayed by the federal government and is being reviewed to see if some Executive Orders may affect certain requirements. The Grant Coordinator from PHMSA did not express any concerns that it would not go through. It may just take longer. Pete Dion noted that we are taking a pause on applying for

new grants and are focused on seeking a reimbursement payment for the remaining \$300,000 from the PHMSA 2022 grant. This work will be finished by April 2025, and we will submit all invoices as soon as they are received for reimbursement. Commr. Daly inquired about the MA DOER Municipal funding for EV infrastructure and the feasibility study. Dave Polson explained that the purpose of the grant is to evaluate the area along highways as part of the MA DOT buildout and a company reached out to WMGLD to see if our infrastructure would support it. Pete said that the issue with this comes down to who owns the land. If the land is owned by a developer then that triggers other requirements for the developer which they have concerns about undertaking.

COMMISSIONERS REMARKS:

Commr. Kallay circulated the notes from the MA DOER webinar on Large Building Energy Reporting (LBER) as well as the published list of covered buildings associated with the large building reporting regulation. She said that she will also forward an email containing agendas and schedules for the upcoming Massachusetts Light Commissioners Association meetings.

TOWN COUNCIL LIASON:

Not present.

Public Comments

None.

SECRETARY'S REPORT

Approval of January 22, 2025, minutes was before the Board for approval. Commr Warchol provided additional edits.

A motion to accept the December 12, 2024, minutes as amended was made by Commr. Kallay and seconded by Commr. Warchol.

Vote: The motion was approved unanimously 4-0.

Old Business

Project Updates

Energy Park

Dave Polson stated that progress continues despite weather conditions. The battery vendor is working on the conduit and foundation work. Our site contractor has installed two manholes, which involved a significant amount of ledge to be removed. He said that drainage work will begin at the back of the site, which may involve removing more ledge. Conduit work will continue for the

next 3-4 weeks. Our goal is still to have the battery in operation for June 1, 2025.

Discussion MEAM on Communications- Jane Parenteau, Executive Secretary

Jane Parenteau explained that MEAM represents all 40 municipal electric departments in Massachusetts with its primary mission to defend their right to maintain local control. She explained that 4 years ago a Municipal Light Plant (MLP) Caucus was formed consisting of 27 senators and 40 representatives led by two co-chairs. In October of 2024, when it was necessary to reach out to our legislators about a series of issues threatening local control, a letter was sent by the two co-chairs to the Senators and Representatives outlining the challenges the municipal electric departments were facing. It was up to them whether they wanted to sign on or off on that letter. Approximately 35 of them cosigned the letter. Timing is always an issue, so once the letter goes out to the co-chairs it is then forwarded to the General Managers, so they may forward to their Board. Commr. Kallay inquired why MEAM does not communicate directly with Commissioners. Jane explained that there are 40 municipals with boards consisting of anywhere from 3 to 7 members each and it would be too difficult to do, so it was decided that communications would be directed to the General Managers, who would then forward the information to their Boards. Pete explained that there has been more activity over the past few months with the Legislative committee trying to protect local control in the public power model. Commr. Kallay also requested that MEAM entertain allowing Commissioners to call in and listen or attend meetings remotely because many cannot physically attend the meetings. Commr. Daly commented that the breakdown in communications resulted in legislators reaching out to a few WMGLD Commissioners about this letter, however the Commissioners did not have any knowledge of this letter. Commr. Daly explained that two of WMGLD's legislators did not sign the letter because they were not informed by the WMGLD Board. Jane stated that MEAM relies on the General Managers to inform their Boards. She said that she will bring back WMGLD Commissioners' wants and wishes to the MEAM Executive Committee. Commr. Daly inquired as to MEAM's next steps for addressing the Clean Heat Standard and the Large Building Energy Reporting regulations. Jane said that MEAM has met with multiple people at the MA DEP and MA DOER. MA DOER noted that they have the authority to regulate MLPs under 21N. According to MEAM's lobbyist, this does not apply to MLPs. Pete explained that there are privacy issues around this and offered some solutions, but says MA DOER insists there is a mandate to include MLPs and simply dismissed MLPs arguments. Jane stated that with the Clean Heat Standard and the Decarbonization Clearinghouse are going to take money away from local control and send it to other utilities like Eversource and challenge the public power model. Jane further clarified that the initial draft language included electric distribution companies, which historically did not include MLPs. Sometime in the Fall 2024, MA DOER added the exact duplicate language that it used to describe electric distribution companies, and it repeated that for MLPs, thereby causing the urgency for the letter to go out.

Clean Heat Standard Letter

Commrs. Daly and Warchol met to draft a letter to the Legislature expressing concerns about MLPs losing local control if the Clean Heat Standard regulation is adopted. The goal was to draft one letter, however the Commissioners selected different approaches to this letter, which they shared with the other Commissioners for discussion. Commr. Warchol's letter stated the WMGLD Board is not in agreement with these regulations, and they should not apply to MLPs. Commr. Daly's letter stated that WMGLD will abide with the regulations even though they do not agree with them and offered recommended changes specific to municipals. Commr. Warchol suggested sending his letter out first and if the regulations pass than send out Commr. Daly's letter. He also proposed taking his letter and tweaking it so that everyone can sign it. If that is not the case then perhaps some sign it and some do not. Commr. Daly stated that we could submit Jack's letter now, which is closely aligned with MEAM's letter or wait until the draft regulations come out, so we have something more specific to respond to and provide recommendations. She noted that this was her approach with her letter. Pete said that his opinion is it is better to stay out in front of this issue and protect public power. Pete explained that the utility was given a goal to Net Zero carbon emissions by 2050. It was not our mandate to make our customers change their heating systems. It was decided that Commr. Warchol will revise his letter and include some language from Commr. Daly's letter. This will be forwarded to the Board so a vote can be taken at the March 5, 2025. Board meeting when all Commissioners are in attendance.

Large Building Energy Reporting

Pete stated that there are data issues with the list of large buildings in Wakefield that are currently subject to LBER regulations. Olivia Hayes, Business Analyst at WMGLD, reached out to MA DOER, and they said that it is up to the building owner to resolve any data discrepancies. He noted that smaller utilities do not have the staff to resolve these data issues. Pete mentioned that WMGLD will work with our customers to resolve these data issues, so they can comply with state regulations, but the MLPs should not be required to report this information separately to the State. He explained that if the State imposes this regulation on MLPs, then they will continue to impose further regulations like the Clean Heat Standard. Pete stated that MEAM is working with our lobbyists and are engaging legal counsel to assist with these issues.

WMGLD Website Development Update

Pete mentioned that a lot of feedback from the focus group has already been incorporated into the website. Pete stated that staff met with the website developer who originally designed the site back in 2017, to discuss options for improving the website. He suggested that we re-do the website, rather than make small fixes. There are two options under consideration. The first is to use the current version of Word Press and update the core of our current website.

The second option is to start with new website design software. Pricing for both options are under consideration is expected next week.

New Business

General Manager 2024 Performance Review and 2025 Goals

The subcommittee of Commrs. Kallay and Prifti met last month to review the 2024 performance versus goals and develop 2025 goals (included on page 55 in the Board Book). They provided their revisions to the rest of the Board and discussion ensued. Pete provided the Board with a detailed review of his 2024 performance versus goals (included in the Board book). It was decided to wait for Commr. Boettcher to be in attendance to participate in the performance and goals discussion.

Any other matter not reasonably anticipated by the Board.

Executive Session if necessary

Adjournment

A motion to adjourn was made at 9:35 pm by Commr. Warhol and seconded by Commr. Kallay

Vote: The motion was approved unanimously 4-0.



JANUARY 2025 WMGLD COMMISSIONER'S DASHBOARD

Outages (Elec)

	SAIFI	CAIDI
Nov	0.40	57
Dec	0.47	59
Jan	0.10	51
Cal YTD	0.10	51

CYTD Pipe Replacement

	Replaced	System Total
4"	-	168,742
6"	-	160,403
8"	-	87,774

New Services on the System

	Electric	Gas
Nov	3	1
Dec	2	-
Jan	2	-

Solar Generation 125 Customers

	Generated	Back to WMGLD
CYTD	54,838	17,675
Comm'l	11,461,389	2,701,258
Res	4,065,380	2,442,923
Inception	15,526,769	5,144,181

Monthly & Annual Peaks

	Prior Year	Current Year
Nov	23.5 Mw	22.2 Mw
Dec	25.4Mw	28.7 Mw
Jan	26.5 Mw	29.2 Mw

Summer YTD Peak

9/7/23	6/20/24
39.3 Mw	41.2 Mw

Winter YTD Peak

1/7/24	1/20/25
26.5 Mw	29.2 Mw

All Time Peak

1/2/14	8/2/06
36.5 Mw	50.7 Mw

CONSERVATION BUDGET

YTD FY25 Conservation Revenue Billed	\$	446,146
YTD FY25 Paid out to Customers:		
259 Appliances & Thermostats	\$	(19,468)
41 Air Sealing (insulation/windows)		(35,132)
62 Heating & Cooling		(114,705)
7 Residential Solar		(37,604)
64 Cordless Yard Equipment	\$	(3,715)

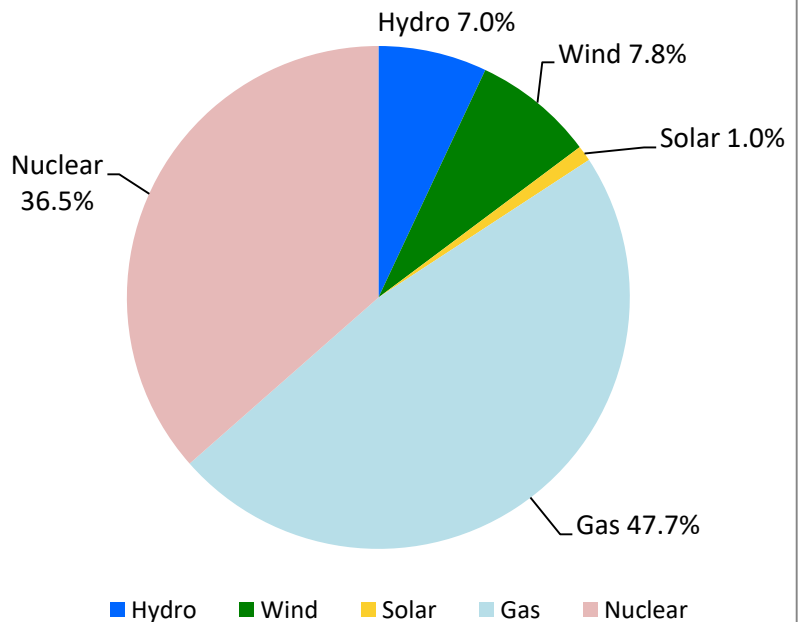
GREEN CHOICE RATE

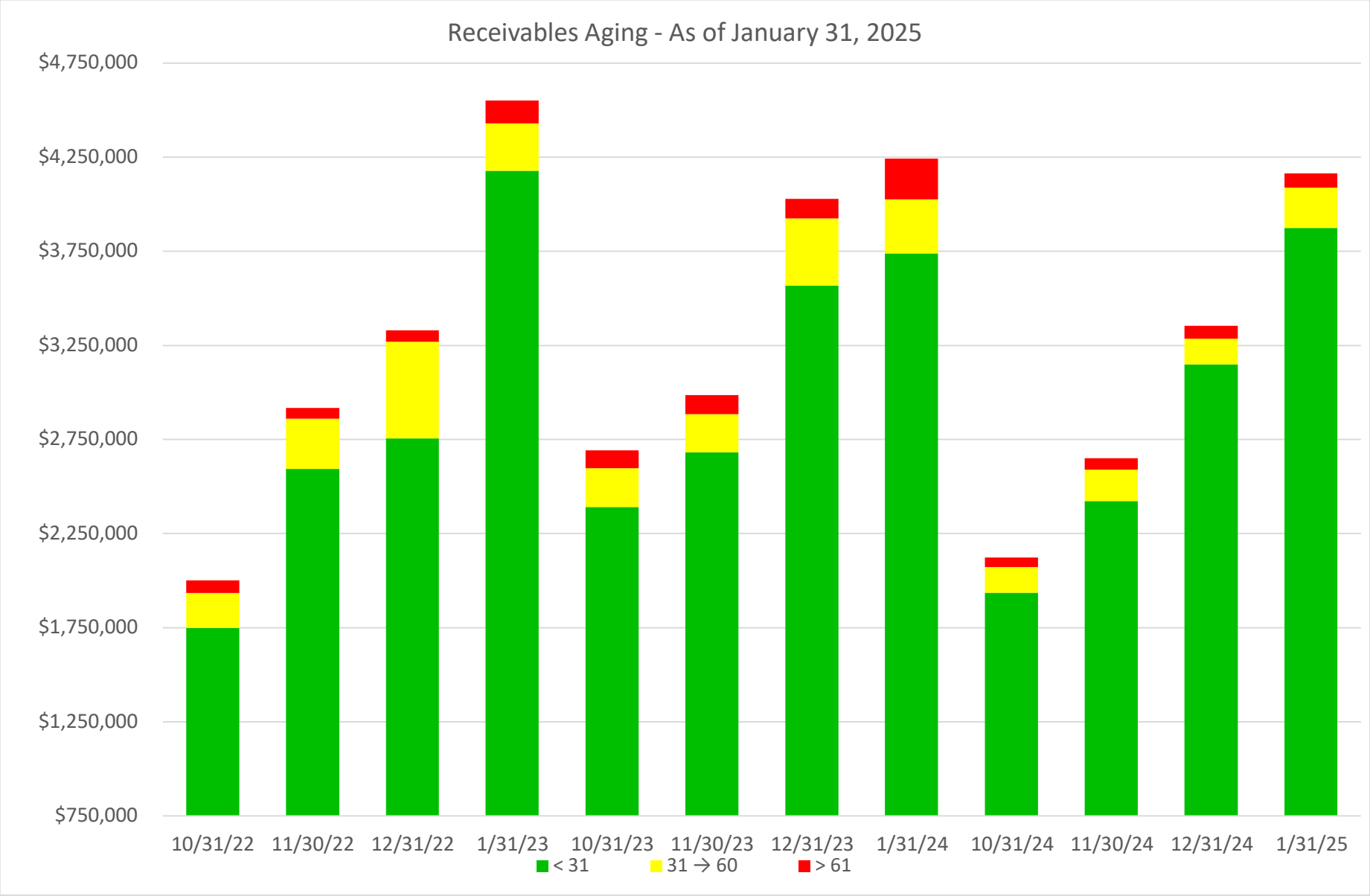
	Jan	CYTD
Green Choice Revenues	\$ 1,474	\$ 1,474
KwH billed on GC Rate	80,364	80,364
Number of Customers		107

Natural Gas Peak Usage

Current Year Peak (Nov '24 → May '25)	1,053,414 CCF
Prior Year Peak (Nov '23 → May '24)	1,069,156 CCF
All-Time Peak - Jan '18	1,370,554 CCF

WMGLD's Power Portfolio Fuel Mix





Electric Vehicle Charging Stations

Dashboard – February 2025

Lincoln St. - level 3 (1 plug)

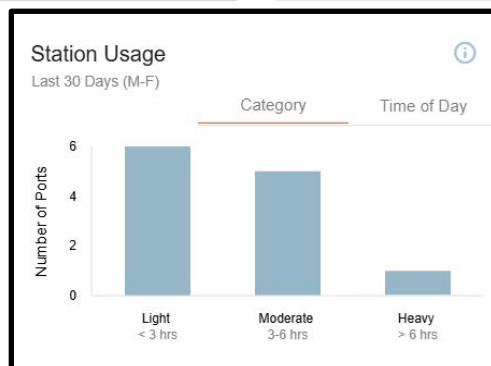
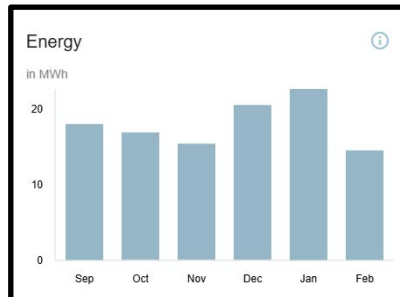
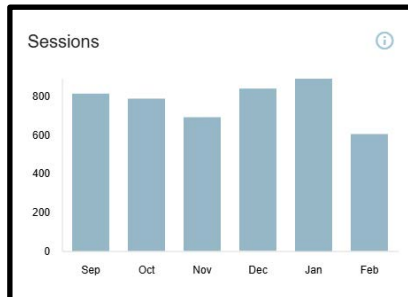
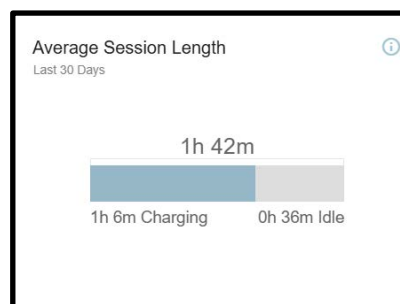
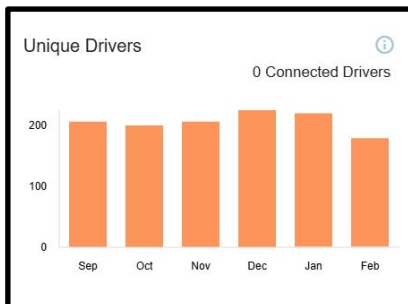
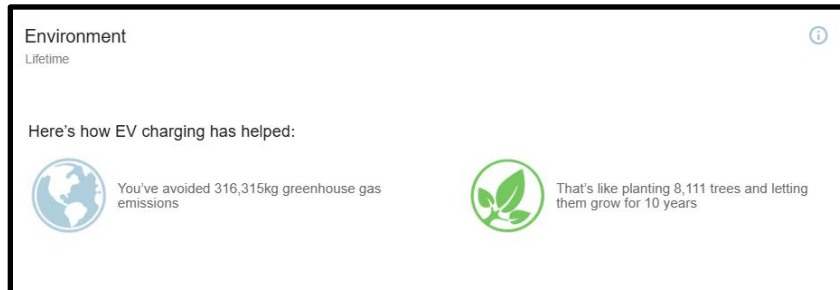
Civic Center – Level 2 (2 plugs)

Vets Field – Level 2 (2 plugs)

Quannapowitt Pkwy @ Lowell St – Level 3 (2 plugs)

North Ave Garage – level 2 (4 plugs)

North Ave Garage – level 3 (1 plug)



EV Charging Stations				
Utility Billing and Town Revenue				
Feb-25				
Locations	Utility Billing	KWh	Town Revenue From Charge Point	KWh
Vets Field	\$171.42	781	\$192.62	781
Civic Center	\$120.72	590	\$126.99	590
Public Parking Lot	\$1,170.89	5647	\$1,257.44	5647
Totals	\$1,463.03	7018	\$1,577.05	7018
EV Charging Stations				
Usage and Revenue				
Feb-25				
Locations			Revenue From Charge Point	KWh
Quannapowitt			\$3,961.33	12220

COMMISSIONER REQUESTS LOG

	Requested By	Request Date	Completion Date
Create Separate Rates Tab on Website	JW, TB	3/8/23	3/29/23
Share Community Solar Design Spreadsheet	JW, TB	6/21/23	7/7/23
Presentation on ISO-NE Load Shedding Requirements	JW	9/6/23	In progress
Update Community Solar Powerpoint	JW, SD, TB	12/6/23	12/28/23
Update Grant Summary Sheet to Include Matching Funds	EP, JK	6/17/24	6/26/24
Update service form and renter deposit obligation clarity	JW	7/17/24	8/28/24
Review of renter deposit requirement	JW, JK	7/17/24	10/2/24

Wakefield Municipal Gas & Light Department Customer Issues Log

Date	Issue	Resolution
December 12, 2024	Customer from Whittemore Terrace expressed concern with temporary binder left in front of his driveway in relation to the gas main replacement project underway in the area. Additionally a customer on Chestnut St. relayed to WMGLD that debris from the project was funneling down to his house.	WMGLD resolved the binder issue promptly, both with a temporary and long-term resolution in the days following the customer expressing his concern. WMGLD relayed to both customers that project work in that area would be concluding soon.
November 22, 2024	Customer reached out to Board of Commissioners to express the desire to change gas utility bill structure to mirror Investor Owned Utilities bills and had questions about how gas rates are derived	WMGLD management referred customer to November 2024 board meeting with our gas supplier. Customer attended December meeting where questions were answered. WMGLD improved clarity of rates on the website following the December meeting.
November 4, 2024	Customer that was delinquent on utility payments contacted WMGLD and the Board of Commissioners with disapproval with the possibility of being shutoff and questioned the notification process.	WMGLD followed all appropriate shutoff notification procedures to the customer. Ultimately, WMGLD made the decision to delay the shutoff to this customer as they work to pay off their delinquent balance.
January 26, 2024	Customer expressed disapproval that gas could not be brought to her house. Customer has indicated an interest in joining WMGLD board meetings to learn more about why she cannot receive gas.	WMGLD has informed the customer that no new gas lines are being installed. The policy is in line with state and local decarbonization goals. WMGLD will answer any questions the customer has in open session.
April 5, 2023	Customer on Gumwood joined board meeting in regards to opposing an additional potential streetlight desired by customer who reached out in November 29, 2022 customer issue.	WMGLD informed customer that streetlight placement must be dealt with through the town, and that WMGLD has added LED lights to brighten current streetlighting on Gumwood.
February 15, 2023	Customer contacted board of commissioners and WMGLD management with concerns about increase in natural gas prices.	WMGLD met with the customer to discuss the driving factors that lead to gas supply rate. In addition, referred customer to November 2022 board meeting with our gas supplier.



WMGLD Gas System Overview & 2025 Outlook

Presented by:

Jim Brown (Gas Superintendent)

Paul Robertson (Gas Street Foreman)

Raven Fournier (Senior System Engineer)

2024 Construction Review

DPW Coordination Project

Yearly Dead Main Project – Oak St Replacement Project

- Work to started March 2024
- Project replaced 6810 feet (1.29 mi) of steel main on Oak St & numerous neighboring streets
- COMPLETE

PHMSA FY22 Grant Project

Water St & Crescent St Project ~replace 1.37 miles

- Application submitted August 2022
- Awarded April 2023
- Environmental Assessment – July through December 2023
- Engineering & Planning – Spring 2024
- Bidding Materials & Labor – Spring 2024
- Construction – present
 - ~75% complete
 - Remaining construction: mains & services on Water St



Gas System Overview Update

System Overview

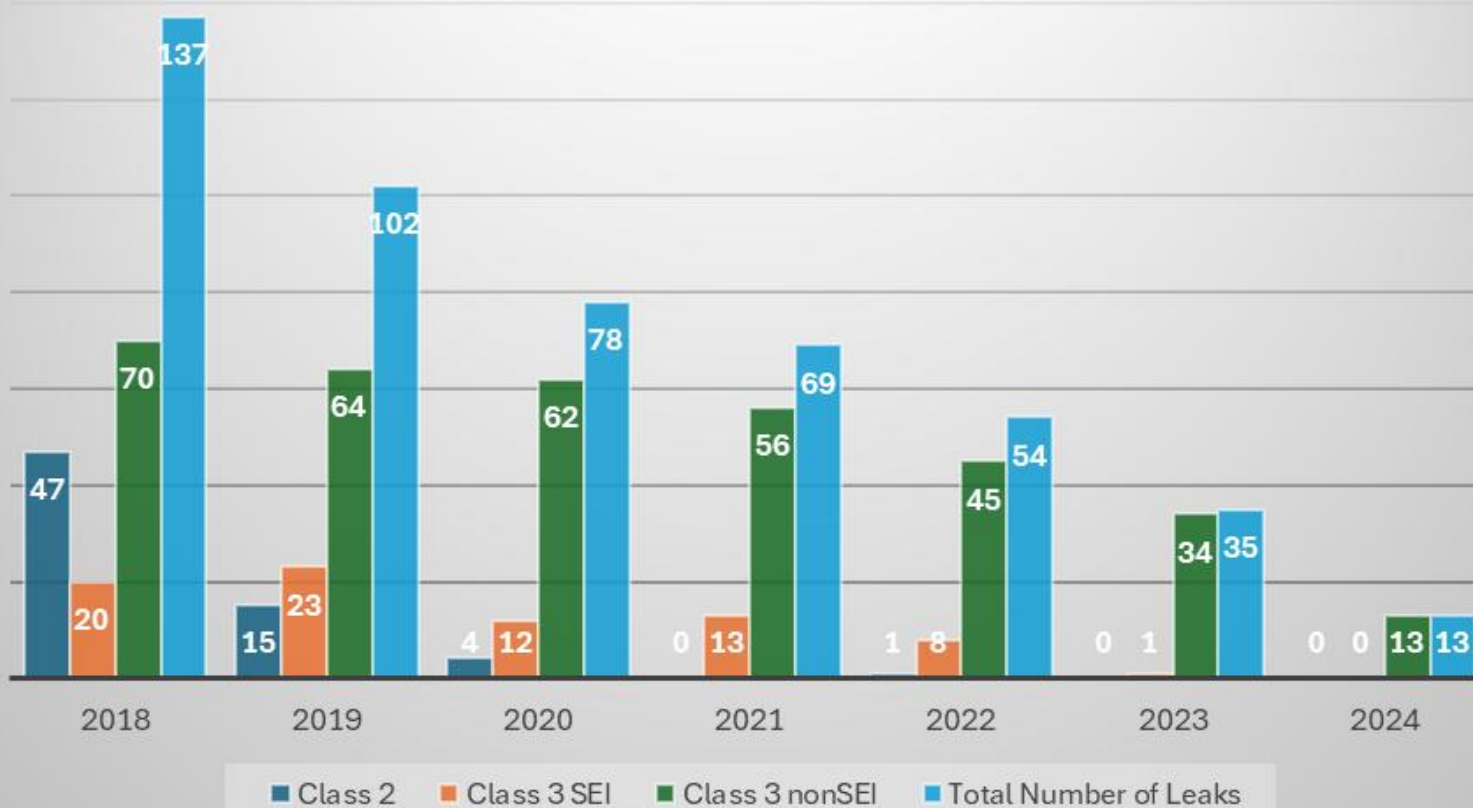
Services

Material	Number of Services	Percentage of System 2024	Percentage of System 2023	Percentage of System 2022	Percentage of System 2021	Percentage of System 2020
Plastic	4623	88.73%	86.46%	83.81%	82.12%	79.61%
Bare Steel	379	7.27%	9.13%	10.92%	12.11%	13.79%
Coated Steel	208	4.00%	4.41%	5.27%	5.77%	6.60%
Total	5210	100%	100%	100%	100%	100%

System Overview

Leaks

Trend in Leaks: 2018-2024



	2018	2024	Reduction
Class 2	47	0	47
Class 3 (*SEI)	20	0	20
Class 3 (nonSEI)	70	13	57
Total Number of Leaks	137	13	124

*SEI – significant environmental impact

System Overview

Meters

	Number of Meters 2023	Percentage
Inside	2774	37.87%
Outside	4551	62.13%
Total	7325	100%
Services moved out 2019	134	
Services moved out 2020	111	
Services moved out 2021	131	
Services moved out 2022	113	
Services moved out 2023	105	
Services moved out 2024	131	

System Overview

Mains

Material	Miles of Main	Percentage of System 2024	Percentage of System 2023	Percentage of System 2022	Percentage of System 2021	Percentage of System 2020
Plastic	74.89	83.63%	80.74%	78.50%	76.44%	74.58%
Bare Steel	11.19	12.50%	14.59%	16.59%	18.47%	20.24%
Coated Steel	3.47	3.87%	4.51%	4.62%	4.60%	4.69%
Cast Iron	0	0%	0.16%	.29%	.49%	.49%
Total	89.55		100%	100%	100%	100%



System Overview

Replacement Highlights

Cast Iron Replacement

- As of December 2024, all Cast Iron has been replaced
- Notable Natural Gas Industry Milestone
- High Importance due to New England Climate

Coated Steel Replacement

- Coated Steel in Wakefield system is Cathodically Protected
- Requires testing every three years
- Significant Reduced number of test points needed
 - 2021 - 33 test points
 - 2025 - 17 test points

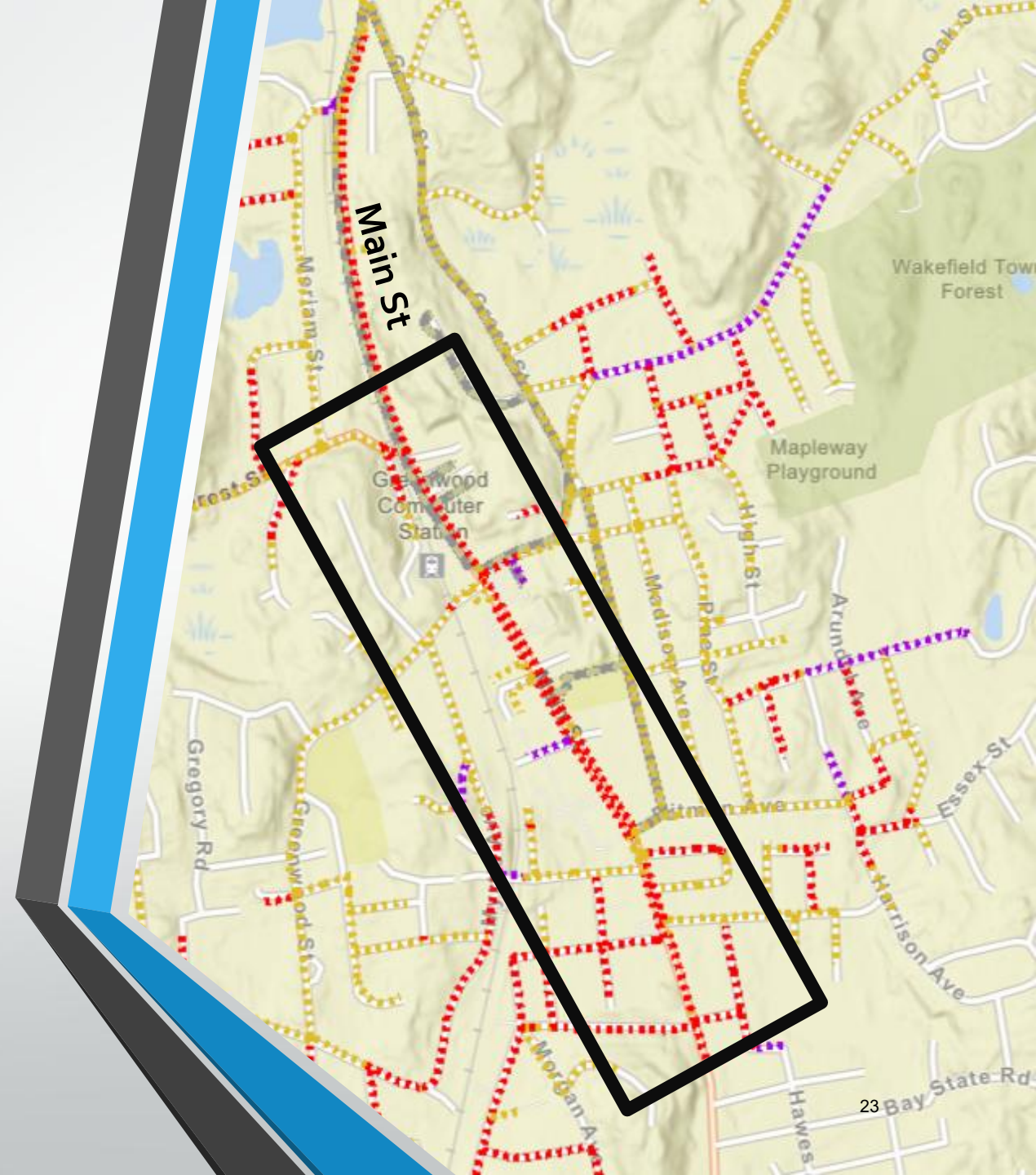


Gas Department Outlook 2025

Planned Work 2025

Yearly Dead Main Project – Main St Replacement Project

- Currently in Bidding Process
- Work to start March 2025
- Project will replace 7380 feet (1.39 mi) of steel main
- Project will eliminate 3 existing leaks
- Aligns with DPW paving plans



PHMSA NGDISM Grant Program Updates

2022 Application – Water St & Crescent St Project ~replace 1.37 miles

- Application submitted August 2022
- Awarded April 2023
- Environmental Assessment – July through December 2023
- Engineering & Planning – Spring 2024
- Bidding Materials & Labor – Spring 2024
- Construction - Present

2023 Application – Main St Replacement Project ~replace 3.61 miles

- Application submitted August 2023
- Project would replace 3.61 miles of existing infrastructure on 14 street in Greenwood
- Did not Receive Funding

2024 Application – Morrison Road Replacement Project

~replace 1 mile

- Application submitted June 2024
- Awarded October 2024
- Awaiting instruction due to change in Presidential Administration



Questions?

General Manager's Report

The following is the General Managers Report for March, 2025

Engineering and Operations Report

Major New Customer Projects:

Working:

- 198 Albion Street – 10 units – **Working**
- 596 North Ave – 30 units - **Working**
- 405 Main Street – Commercial - **Working**
- 610 Salem St. – New 34 unit apartment building – **Complete**
- 404 Lowell St. – 8 Residential units – **Complete**
- 330 Salem St. – 19 Residential units – **Working**
- 200 Quannapowitt – 440 Apartments / 3 buildings / parking garage – **Working**
 - Building Demolition/Disconnect – **Q2- 2023 (Complete)**
 - WMGLD installing conduit on QP to meet customer installed MH – **Complete**
 - Site contractor Installing 6 MHs, 3200' of ductback, 2 switch bases and 4 transformer foundations - **Complete**
 - 4 Transformers set in-place
 - Temporary Power (construction) – Q2/2024 **(COMPLETED 5/23/2024)**
 - Permanent Power * meeting scheduled with developer to discuss revised dates.
 - Building 1 – 8/1/2025 64 units
 - Building 3a – 1/26/2026 160 units and garage
 - Building 3b – 4/20/2026 130 units
 - Building 2 – 7/22/2026 86 units
 - Full Occupancy: Q3 2026
- 62 Foundry Street phase 2 – 55 unit condo complex and commercial space – **COMPLETED**
- 596 North Ave – 38 Residential Apartments – **Working**
- 184 Water St – 8 Residential units and commercial – **Complete**

Permitting:

- 97-99 Water St – 5 Residential Apartments – **Permitting Phase – Cancelled**
- 10 Broadway St. - 124 Residential apartments – **Permitting Stage**
- 46 Crescent St. - 56 Residential units – **Permitting Stage**

Planning:

- **369 – 371 Main St – 20 residential apartments and rehab of the existing commercial space (former Santander Bank – on-hold)**
- **460-472 Main St – 16 residential apartments and commercial space (former Molise Building)**
- **Albion St @ Lake St. - 9 unit apartment building – Planning stage**
- **127 Nahant St. – 26 Residential units proposed – Planning stage**
- **1000 Main Street – 30 Residential units proposed – Cancelled**
- **525-527 Salem St – New 22-unit building – On-Hold**
- **32 Nahant St – 32 Units**

Gas Department

- PHMSA grant related work is on going. All main and service work will continue in thru March. Main installation on the last section of the project on Water Street will be completed in March Main and service replacement continues on Curtis Street.
- 200 meters were replaced so far this year with a target of 1047 for the year.
- There are currently 1709 inside gas services and 3497 outside services. 14 services have been moved outside this year so far.
- Leaks Class 1 – 0* Class 2 – 0 Class 3 –13. One Class 1 leak this month that was repaired.

Financial Reports

Monthly Financials for through December and Consumption Reports through January are enclosed.

Project Updates

Energy Park

- Bill H3995 – update: Signed by the Governor on November 14, 2023 – **COMPLETE**
- Town Council meeting – **12/11 to sign easement**
- Conservation Commission - **accepted easement on 1/2/2023**
- Generator Bid: **Awarded**
- Switchgear Bid: **Awarded**
- Padmount switches : **Awarded**
- Finalizing the operating plan, design and engineering documents – **Working**
- Battery vendor Delorean/Lightshift and MMWEC contract language – **COMPLETED**
- DPW Storm Water Advisory Board – **Approval letter received 5/1/2024**
- Site Clearing – **(COMPLETED)**
- Site Work Scheduled Q4 2024, equipment foundations, manholes, ductbank, fencing –**removing ledge, site drainage and retaining wall.**
 - Manholes installation complete
 - Conduit installation underway
- Battery Installation scheduled to start Q1/Q2 2025 - Lightshift – **WORKING**

NEMT:

- Meeting as needed with the NEMT design team and OPMs
- Poles and associated wire relocated to facilitate the construction of the access road – **COMPLETED**
- Temporary Services provided for construction trailers – **COMPLETED**
- Finalized the permanent utility service design – **COMPLETED**
- Solar design- working with Neo and NEMT design team – 99% **Completed**
- Procurement process for long lead time items – (3) Transformers – **Received & Tested - Complete**
- Temporary construction power – **Completed**
- Permanent power - **January 2026**
- Occupancy - **September 2026**

- Electric Service – Hemlock Road ductbank from Energy Park to point of interconnection – **Working**

WMHS:

- Meetings held bi-weekly with the WMHS design team and OPMs – **On-going**
- Working with design team on permanent power design – **Complete**
- Solar design- working with Zapotec Energy and WMHS design team – **Completed**
- Procurement process for long lead time items – (3) Transformers – **Received and tested – COMPLETE**
- Temporary service for construction of the new building – **Completed**
- Permanent and emergency power for testing and commissioning: **2026**
- Substantial completion / occupancy: **Students and Staff January 2027**
- Electric Service – Hemlock Road ductbank from Energy Park to point of interconnection – **Working**

Major Projects:

Solar Projects:

- 480 North Ave. – **COMPLETE**

Convert remaining 2 MAT type enclosures to Padmount or OH construction

- Lowell at Vernon – Customer moved outage scheduled May 20th – **COMPLETE**
- 50 Audubon Rd - - scheduled Q3 2024 – **COMPLETE**

Electric Meter Inspections - Progress

- Residential – in progress 13,662 of 13,805 meters inspected, 99.0% complete
 - 2393 had missing or cut seals - 20% (list has been provided to Building Dept.)
 - 2039 have been re-inspected and new seals installed
 - 1 theft of current found
 - 1 meter & socket that needed immediate attention.
 - 4 customer services found in poor condition – pictures and information provided to wiring inspector and homeowner contacted
- Commercial – CT Testing: 92 of 149 locations inspected and tested, 61.7% completed

Pole replacements:

- Verizon replacing Poles & WMGLD crews transferring – On-going

Vegetation:

- Tree Trimming for 2024 scheduled to start February 2024 – Area 1 (East side / Montrose Area) – **Completed**
- Residential Tree Planting Program (Utility Friendly and Shade Trees) - 54 Residents signed-up – **Completed**
- Public Tree Planting Program (Utility Friendly Trees) – 50 Trees Planted – **Completed**
- Maple Way – Reforestation – 96 Trees Planted – **Completed**
- **Total of 200 Trees planted in 2024**
- Tree Trimming for 2025 Started February 6, 2025 – Area 3 West Side – **WORKING**

Substations:

- **Beebe Substation** – Relay upgrades on main breakers and NGrid communications project - **Complete**
- **Beebe Substation** – Wave trap - **Complete**
- **Burns Station** – Remove remaining equipment (**COMPLETED**) and site remediation – **Completed**

Town Projects:

- **Vets Field Lighting** – Upgrade lighting at Vets field with LED fixtures and install secondary cable – **2024**

Summer Preparation, Monitoring & Load Balancing:

- Distribution transformer additions and replacements based on transformer load management – 15 locations identified – **COMPLETED**

Hurricane Preparation / Survey:

- Overheat circuit patrols: Evaluating wire, equipment, hardware, poles and vegetation – corrective action scheduled as needed – **Completed**

Padmount Transformer and Switch Maintenance:

- As needed repairing rust, rot and repainting - **Completed**

IR Survey OH Distribution System & Substation Yard:

- Survey scheduled for August 14 & 15th - **COMPLETED**
- Follow-up corrective action – to be planned & scheduled once survey is complete

Information for Discussion

**Board of Commissioners
March 4, 2025
Agenda Item No E-2**

Commercial Time of Use EV Rate

The Board will continue discussion of a Commercial Time of Use EV rate.

Information for Discussion

**Board of Commissioners
March 4, 2025
Agenda Item No E-3**

WMGLD Website Update

The Website Developer has provided several options for platforms for the upgraded website. Staff met to review the various options and will be meeting with Developer to review preferences shared in the focus group with WMGLD customers. Key items include improving the presentation of the site on phones and tablets and simplifying the main screens highlighting the key functions customers utilize. The goal will be to have the new site up by the end of the summer.

Information for Discussion

**Board of Commissioners
March 4, 2025
Agenda Item No E-4**

Board Letter to the State - Clean Heat Standard

The Board will discuss a proposed letter to the State regarding the Clean Heat Standard.

Information for Discussion

General Manager 2024 Review and 2025 Goals

The Board will discuss the General Manager's 2024 Performance results and the 2025 goals.

Information for Discussion

Executive Session- Collective Bargaining Update

APPENDICIES

Wakefield Municipal Gas and Light Department
Comparative Balance Sheet - Electric Division

	12/31/2023	12/31/2024
ASSETS		
Sinking Fund - Self Insurance	\$ 193,213.67	\$ 203,827.40
Depreciation Fund	188,543.52	193,324.71
Consumer Deposits	935,882.19	986,632.33
Total Investments	<u>1,317,639.38</u>	<u>1,383,784.44</u>
Operating Cash	18,196,656.43	19,699,876.95
Depreciation Fund	2,805.16	2,876.70
Consumer Deposits	320,932.99	360,108.85
Petty Cash	525.00	525.00
Total Cash	<u>18,520,919.58</u>	<u>20,063,387.50</u>
Accounts Receivable-Rates	4,220,983.10	3,978,406.25
Accounts Receivable-Other	1,222,976.88	1,303,705.28
Inventory	899,944.93	1,142,082.94
Prepayments Other	579,356.04	549,100.14
Prepayments Power	4,904,614.26	4,956,247.96
Other Deferred Debits	1,917,727.75	2,987,755.75
Total Other Assets	<u>13,745,602.96</u>	<u>14,917,298.32</u>
Total Current Assets	33,584,161.92	36,364,470.26
Distribution Plant	18,760,162.28	21,181,804.84
General Plant	1,512,226.42	1,596,079.46
Net Fixed Assets	<u>20,272,388.70</u>	<u>22,777,884.30</u>
Total Assets	<u>\$ 53,856,550.62</u>	<u>\$ 59,142,354.56</u>
LIABILITIES AND EQUITY		
Accounts Payable	\$ 37,744.21	\$ 103,803.67
Consumer Deposits	1,256,815.18	1,346,741.18
Other Accrued Liabilities	-	-
Reserve for Uncollectable Accounts	96,530.56	93,373.36
Total Current Liabilities	<u>1,391,089.95</u>	<u>1,543,918.21</u>
Compensated Absences	371,881.39	391,167.51
MMWEC Pooled Loan Debt	7,980,215.11	7,033,603.38
OPEB Liability	302,334.00	975,204.00
Pension Liability	7,528,500.00	7,528,500.00
Total Long Term Liabilities	<u>16,182,930.50</u>	<u>15,928,474.89</u>
Total Liabilities	17,574,020.45	17,472,393.10
Retained Earnings	14,970,237.70	22,772,912.39
Year to Date Income	5,308,304.76	1,937,908.63
Sinking Fund Reserve-Self Ins	193,213.67	203,827.40
Contribution in Aid of Construction	3,705,337.66	3,705,337.66
Investment in Fixed Assets	12,105,436.38	13,049,975.38
Total Equity	<u>36,282,530.17</u>	<u>41,669,961.46</u>
Total Liabilities and Equity	<u>\$ 53,856,550.62</u>	<u>\$ 59,142,354.56</u>

Wakefield Municipal Gas and Light Department
Budget vs Actual - Electric Division
For the Six Months Ending, December 31, 2024

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Energy Revenue (Net of Discounts)				
Residential Sales	\$ 1,382,806.29	\$ 9,395,534.71	\$ 8,969,281.09	\$ 7,604,000.00
Commercial Sales	1,112,155.91	7,476,235.19	6,725,667.50	6,168,000.00
Street Lighting	15,678.00	94,063.00	94,063.00	94,063.00
Municipal Sales	146,637.78	851,799.41	801,630.11	701,000.00
Private Area Lighting	7,500.00	44,667.53	44,826.14	44,510.00
Green Choice Revenue	1,288.46	6,795.66	7,420.05	-
Total Energy Revenue	2,666,066.44	17,869,095.50	16,642,887.89	14,611,573.00
Other Revenues				
Unbilled Revenue	-	-	-	-
Interest Income-Consumer Deposits	4,242.79	26,269.87	25,753.44	50,002.00
Interest Income-Depreciation Fund	415.90	2,393.49	2,454.99	-
Interest Income-Self Ins Sinking Fund	814.35	5,322.69	5,215.24	-
Interest Income-MMWEC	8,111.14	45,946.07	60,688.47	-
Income (Exp) - Merchandise & Jobbing	22,877.07	275,240.75	(607,127.50)	50,002.00
Other Revenues-Temp Services	200.00	800.00	700.00	502.00
Sales Tax	59,344.28	403,899.44	361,279.47	375,000.00
Conservation Charge	58,351.79	355,603.35	376,109.80	375,702.00
Reconnect Fees	-	1,350.00	1,200.00	1,500.00
Comcast & RCN Pole Fees	13,868.23	76,433.59	50,553.41	69,998.00
Insurance Reimbursements	-	3,071.41	5,815.63	-
EV Chargers	3,707.24	14,116.44	22,580.89	-
Other Electric Revenue	13,457.37	166,691.89	89,842.10	114,502.00
Total Other Revenue	185,390.16	1,377,138.99	395,065.94	1,037,208.00
Total Revenue	2,851,456.60	19,246,234.49	17,037,953.83	15,648,781.00
Power Costs				
Purchased Power	(1,541,851.35)	(7,667,408.35)	(8,518,859.35)	(8,453,000.00)
Power Expense Generation	(1,451.12)	(12,308.67)	(9,336.39)	(259,229.00)
Power Expense Battery	(5,035.86)	(33,753.33)	(30,834.33)	(126,361.00)
Total Power Costs	(1,548,338.33)	(7,713,470.35)	(8,559,030.07)	(8,838,590.00)
Gross Profit	\$ 1,303,118.27	\$ 11,532,764.14	\$ 8,478,923.76	\$ 6,810,191.00
Operating Expenses				
Miscellaneous Operating Expenses				
Depreciation Expense	(199,186.71)	(1,137,175.90)	(1,195,121.21)	(1,195,365.00)
Sales Tax	(59,344.28)	(403,899.44)	(361,211.33)	(372,000.00)
Interest Expense-Consumer Deposits	(3,096.35)	(17,660.27)	(31,446.69)	(18,000.00)
Interest Expense-Sub + MMWEC	(12,274.23)	(84,365.21)	(75,520.46)	(73,259.00)
Total Misc Operating Expenses	(273,901.57)	(1,643,100.82)	(1,663,299.69)	(1,658,624.00)
Distribution Expenses				
Supervision and Engineering	(38,657.74)	(127,428.19)	(163,275.90)	(147,502.00)
Substation Salaries and Expense	(73,258.89)	(403,515.90)	(368,882.73)	(384,998.00)
Customer Installation Expenses	(847.57)	(3,775.93)	(4,459.68)	(6,000.00)
Distribution Operations Expense	(56,570.44)	(318,403.25)	(392,198.31)	(399,998.00)
Total Distribution Expenses	(169,334.64)	(853,123.27)	(928,816.62)	(938,498.00)

Wakefield Municipal Gas and Light Department
Budget vs Actual - Electric Division
For the Six Months Ending, December 31, 2024

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Maintenance Expenses				
Supervision and Engineering	(28,908.00)	(127,469.79)	(128,729.60)	(137,498.00)
Maintenance of Station Equipment	-	-	-	(6,000.00)
Maintenance of Other Equipment	(48.50)	(217.50)	(48.50)	-
Maintenance of Overhead Lines	(158,449.79)	(774,981.30)	(701,044.81)	(849,998.00)
Maintenance of Underground Lines	-	-	(4,174.35)	(6,000.00)
Maintenance of Line Transformers	-	-	-	(5,002.00)
Maintenance of Street Lighting	-	-	-	(2,498.00)
Maintenance of Meters	(8,318.67)	(60,362.59)	(15,445.27)	(24,998.00)
Maintenance of Distribution Plant	(1,695.13)	(7,872.86)	(9,391.81)	(12,000.00)
Total Maintenance Expenses	(197,420.09)	(970,904.04)	(858,834.34)	(1,043,994.00)
Customer Account Expense				
Meter Reading Expense	(7,416.99)	(26,121.07)	(29,648.85)	(27,000.00)
Customer Records & Collection Exp	(113,484.21)	(490,306.93)	(502,642.96)	(540,000.00)
Total Customer Account Exp	(120,901.20)	(516,428.00)	(532,291.81)	(567,000.00)
Administrative and General Expenses				
Community Relations & Advertising	(81,410.83)	(69,390.18)	(169,045.83)	(54,998.00)
Administrative Salaries and Expense	(22,225.85)	(117,546.59)	(110,035.49)	(132,502.00)
Business Mgr, Office Salaries & Exp	(14,557.09)	(87,295.94)	(86,955.22)	(110,002.00)
MIS Salaries and Expense	(20,188.36)	(226,364.24)	(238,822.84)	(212,498.00)
Outside Services	-	(16,500.00)	(18,450.00)	-
Conservation & Rebates	(81,831.99)	(421,301.80)	(312,145.03)	375,702.00
Property & Liability Insurance, Damages	(11,806.74)	(74,499.41)	(71,015.40)	(72,502.00)
Employee Pensions and Benefits	(120,865.98)	(714,968.28)	(764,224.45)	(699,998.00)
General Administrative Expense	(9,116.70)	(16,218.94)	(25,119.97)	(180,000.00)
Maintenance of General Plant	(4,935.13)	(41,841.65)	(96,102.11)	(54,998.00)
Total Admin & General Expenses	(366,938.67)	(1,785,927.03)	(1,891,916.34)	(1,141,796.00)
Net Income (Loss) Before Surplus				
Adjustments	\$174,622.10	\$5,763,280.98	\$2,603,764.96	\$1,460,279.00
Surplus Adjustments				
Additions				
Sale of Scrap	-	10,404.63	49,684.64	9,998.00
MMWEC Refund	-	-	-	-
Total Additions to Surplus	-	10,404.63	49,684.64	9,998.00
Subtractions				
Interest on Sinking Fund	814.35	5,322.69	5,215.24	3,998.00
Payment in Lieu of Taxes	60,901.00	360,005.50	365,406.00	365,404.00
Plant Removal Costs	344,919.73	100,052.66	344,919.73	69,998.00
Total Subtractions from Surplus	406,635.08	465,380.85	715,540.97	439,400.00
Net Income (Loss)	\$ (232,012.98)	\$ 5,308,304.76	\$ 1,937,908.63	\$ 1,030,877.00

Wakefield Municipal Gas and Light Department
Comparative Balance Sheet - Gas Division

	12/31/2023	12/31/2024
ASSETS		
Sinking Fund - Self Insurance	\$ 193,213.67	\$ 203,827.39
Consumer Deposits	109,803.27	122,490.82
Total Investments	303,016.94	326,318.21
Operating Cash	(22,958,132.15)	(24,644,386.74)
Consumer Deposits	219,564.73	217,601.18
Petty Cash	175.00	175.00
Total Cash	(22,738,392.42)	(24,426,610.56)
Accounts Receivable-Rates	1,554,223.44	1,373,353.55
Inventory	857,604.50	823,025.18
Prepayments Miscellaneous	27,331.00	29,755.42
Other Deferred Debits	639,245.25	995,921.25
Total Other Assets	3,078,404.19	3,222,055.40
Total Current Assets	(19,356,971.29)	(20,878,236.95)
Distribution Plant	25,492,203.57	27,598,232.52
General Plant	637,916.32	668,250.93
Net Fixed Assets	26,130,119.89	28,266,483.45
Total Assets	\$ 6,773,148.60	\$ 7,388,246.50
LIABILITIES AND EQUITY		
Accounts Payable	\$ (27,844.79)	\$ 770,669.82
Consumer Deposits	329,368.00	340,092.00
Other Accrued Liabilities	-	-
Reserve for Uncollectable Accounts	96,530.56	93,373.36
Total Current Liabilities	398,053.77	1,204,135.18
Compensated Absences	206,684.73	239,196.95
OPEB Liability	100,778.00	325,068.00
Pension Liability	2,509,500.00	2,509,500.00
Total Long Term Liabilities	2,816,962.73	3,073,764.95
Total Liabilities	3,215,016.50	4,277,900.13
Retained Earnings	(21,449,604.81)	(22,498,089.53)
Year to Date Income (Loss)	(1,444,292.83)	(1,653,429.16)
Sinking Fund Reserve-Self Ins	193,167.07	203,827.39
Contribution in Aid of Construction	13,600.00	13,600.00
Investment in Fixed Assets	26,245,262.67	27,044,437.67
Total Equity	3,558,132.10	3,110,346.37
Total Liabilities and Equity	\$ 6,773,148.60	\$ 7,388,246.50

Wakefield Municipal Gas and Light Department
Income Statement - Gas Division
For the Six Months Ending, December 31, 2024

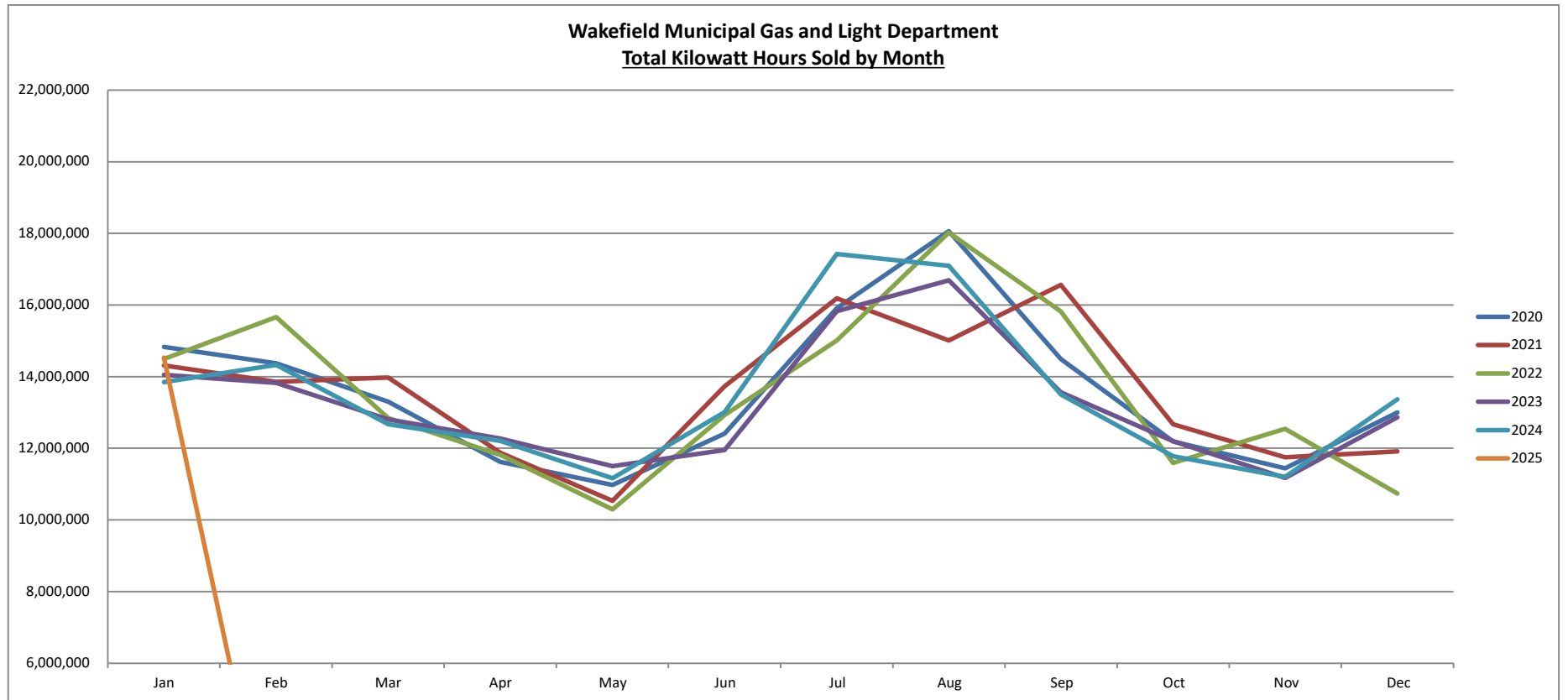
	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Energy Revenue (Net of Discounts)				
Residential Sales	\$ 1,032,429.91	\$ 2,665,893.03	\$ 2,333,217.06	\$ 4,448,000.00
Commercial Sales	260,197.23	767,842.97	643,986.83	1,208,000.00
Municipal Sales	147,928.79	256,266.90	256,323.21	429,000.00
Total Energy Revenue	1,440,555.93	3,690,002.90	3,233,527.10	6,085,000.00
Other Revenues				
Unbilled Revenue	-	-	-	-
Interest Income-Consumer Deposits	1,060.69	6,567.49	6,438.36	9,998.00
Interest Income-Self Ins Sinking Fund	814.34	5,322.70	5,215.23	-
Income from Merchandise & Jobbing	(892.52)	22,459.73	3,107.48	12,502.00
Special Gas Charges	20.34	4,000.00	3,487.09	5,002.00
Sales Tax	11,376.57	36,699.79	29,571.02	54,998.00
Reconnect Fees	-	-	50.00	-
Insurance Reimbursements	-	-	-	-
Other Gas Revenue	616,710.49	57,363.45	832,652.28	62,498.00
Total Other Revenue	629,089.91	132,413.16	880,521.46	144,998.00
Total Revenue	2,069,645.84	3,822,416.06	4,114,048.56	6,229,998.00
Cost of Gas Purchased	(1,876,171.38)	(2,549,566.84)	(2,986,435.72)	(3,538,000.00)
Gross Profit	\$ 193,474.46	\$ 1,272,849.22	\$ 1,127,612.84	\$ 2,691,998.00
Operating Expenses				
Miscellaneous Operating Expenses				
Depreciation Expense	(181,271.37)	(1,080,426.61)	(1,087,628.92)	(1,087,500.00)
Sales Tax	(11,376.57)	(36,699.79)	(29,558.43)	(54,998.00)
Interest Expense-Consumer Deposits	3,183.30	(2,659.78)	(3,904.28)	(5,002.00)
Total Misc Operating Expenses	(189,464.64)	(1,119,786.18)	(1,121,091.63)	(1,147,500.00)
Distribution Expenses				
Supervision and Engineering	(32,167.73)	(154,502.08)	(147,375.00)	(159,998.00)
Station Labor and Expenses	(31,431.05)	(100,747.59)	(119,457.91)	(120,000.00)
Mains and Service	(1,292.97)	(26,636.04)	(18,078.03)	(30,000.00)
Customer Installation Expenses	(38,193.37)	(113,546.45)	(146,915.77)	(120,000.00)
Distribution Operations Expense	(2,350.03)	(70,204.53)	(33,474.24)	(50,002.00)
Total Distribution Expenses	(105,435.15)	(465,636.69)	(465,300.95)	(480,000.00)
Maintenance Expenses				
Maintenance of Mains	(65,763.16)	(240,733.08)	(274,440.36)	(294,998.00)
Maint of Meters and House Regulators	(1,440.00)	(7,711.88)	(6,970.00)	(15,000.00)
Maintenance of Distribution Plant	(150.00)	(38,420.70)	(10,064.74)	(20,002.00)
Total Maintenance Expenses	(67,353.16)	(286,865.66)	(291,475.10)	(330,000.00)
Customer Account Expense				
Meter Reading Expense	(2,472.33)	(8,706.93)	(9,882.95)	(9,998.00)
Customer Record and Collection Expenses	(37,827.98)	(163,119.51)	(168,579.05)	(180,000.00)
Total Customer Account Expenses	(40,300.31)	(171,826.44)	(178,462.00)	(189,998.00)

Wakefield Municipal Gas and Light Department
Income Statement - Gas Division
For the Six Months Ending, December 31, 2024

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Administrative and General Expenses				
Community Relations & Advertising	(19,217.58)	(11,487.77)	(36,551.36)	(9,998.00)
Administrative Salaries and Expense	(7,140.61)	(37,356.38)	(34,881.46)	(39,998.00)
Business Mgr, Office Salaries & Exp	(4,852.35)	(24,660.45)	(25,717.69)	(30,000.00)
MIS Salaries and Expense	(6,954.66)	(75,454.69)	(79,807.78)	(80,002.00)
Outside Services	-	(19,130.39)	(13,420.60)	(18,000.00)
Property & Liability Insurance, Damages	(2,432.70)	(16,581.84)	(16,896.22)	(18,998.00)
Employee Pensions and Benefits	(19,931.70)	(117,703.58)	(134,886.09)	(180,000.00)
General Administrative Expense	(2,524.20)	(1,788.28)	(9,855.21)	(50,002.00)
Maintenance of General Plant	(1,645.04)	(20,696.62)	(32,034.05)	(21,998.00)
Total Admin & General Expenses	(64,698.84)	(324,860.00)	(384,050.46)	(448,996.00)
Net Income (Loss) Before Surplus Adjustments	(\$273,777.64)	(\$1,096,125.75)	(\$1,312,767.30)	\$95,504.00
Surplus Adjustments				
Additions	-	-	-	-
Subtractions				
Interest on Sinking Fund	814.34	5,322.70	5,215.23	3,998.00
Payment in Lieu of Taxes	20,300.25	120,002.00	121,801.50	121,805.00
Plant Removal Costs	213,645.13	222,842.38	213,645.13	37,500.00
Total Subtractions from Surplus	234,759.72	348,167.08	340,661.86	163,303.00
Net Income (Loss)	(\$508,537.36)	(\$1,444,292.83)	(\$1,653,429.16)	(\$67,799.00)

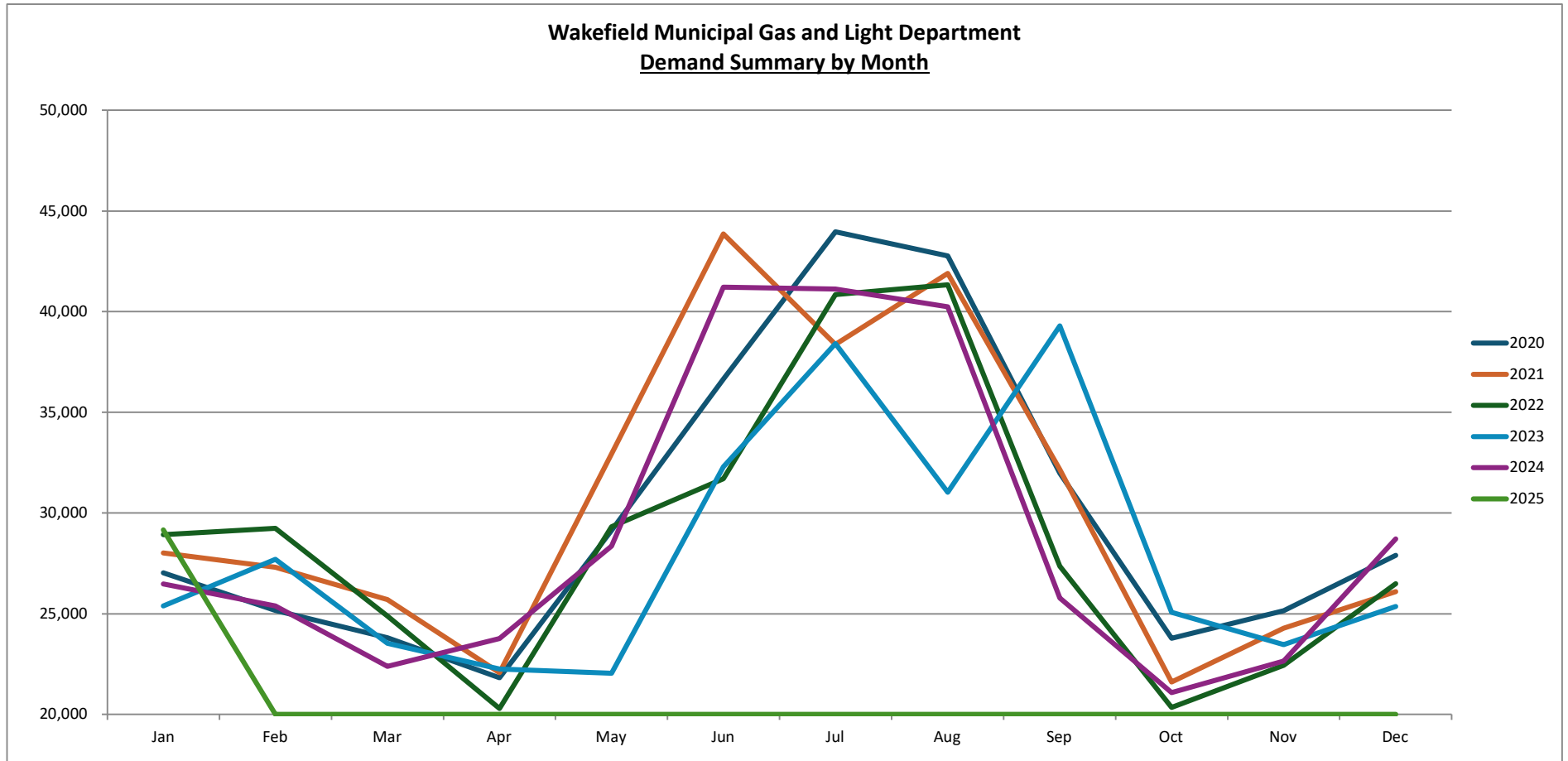
Wakefield Municipal Gas and Light Department
Total Kilowatt Hours Sold by Month

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Year to Date Thru Jan	Annual Total	Increase (Decrease)
2020	14,828,122	14,373,838	13,299,621	11,620,258	10,978,443	12,406,390	15,909,116	18,062,379	14,494,332	12,189,623	11,444,845	12,998,123	14,828,122	162,605,090	(3.3%)
2021	14,315,035	13,860,939	13,975,661	11,872,008	10,531,822	13,728,211	16,181,525	15,008,717	16,563,996	12,671,184	11,747,642	11,913,051	14,315,035	162,369,791	(0.1%)
2022	14,493,854	15,665,202	12,846,264	11,814,998	10,293,528	12,923,009	15,012,617	18,027,075	15,822,886	11,590,549	12,547,838	10,732,987	14,493,854	161,770,807	(0.4%)
2023	14,045,840	13,821,742	12,806,211	12,275,410	11,500,963	11,949,119	15,829,221	16,686,719	13,562,408	12,197,234	11,171,431	12,868,832	14,045,840	158,715,130	(1.9%)
2024	13,850,212	14,323,389	12,666,211	12,206,533	11,166,537	13,006,783	17,427,201	17,094,908	13,501,647	11,779,714	11,203,525	13,367,907	13,850,212	161,594,567	1.8%
2025	14,526,449	0	0	0	0	0	0	0	0	0	0	0	14,526,449	14,526,449	



Wakefield Municipal Gas and Light Department
Demand Summary by Month

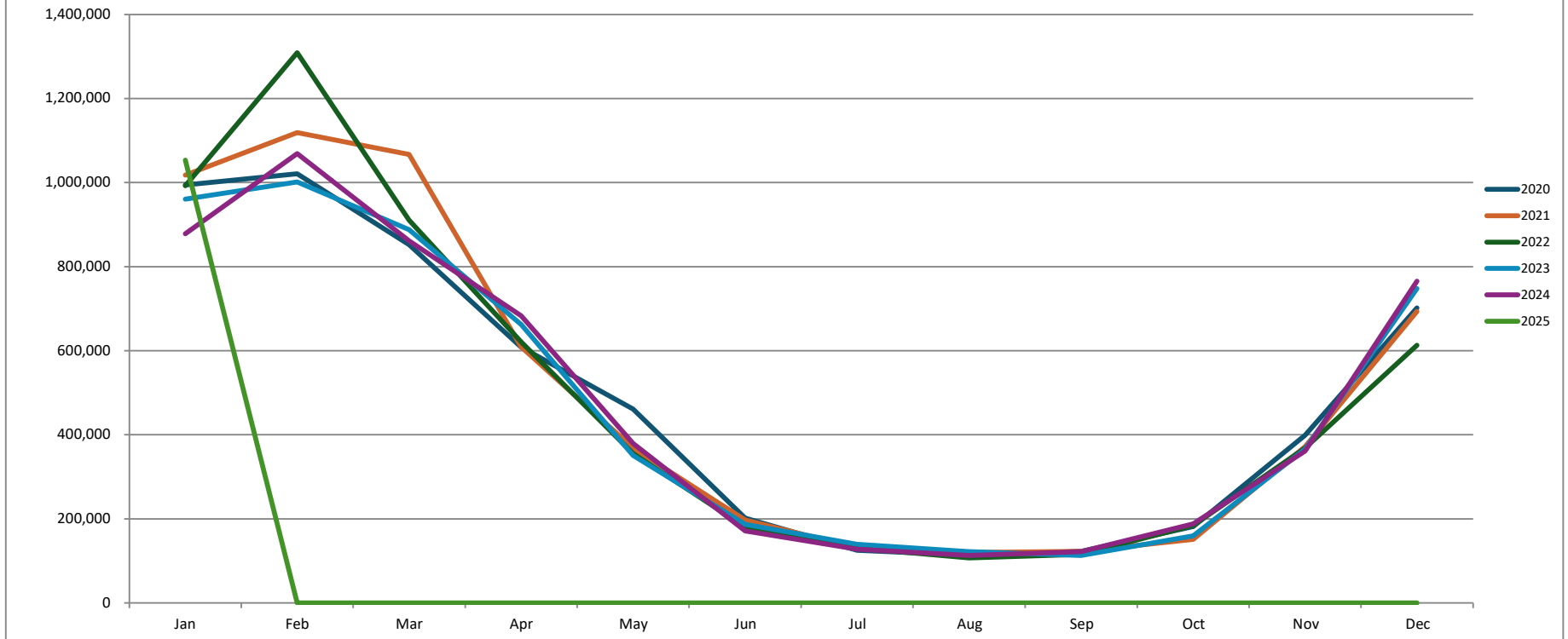
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual Peak	Increase (Decrease)
2020	27,031	25,166	23,806	21,823	29,147	36,658	43,966	42,773	31,971	23,789	25,149	27,898	43,966	3.4%
2021	28,023	27,300	25,704	22,075	32,944	43,864	38,381	41,900	32,172	21,605	24,276	26,091	43,864	(0.2%)
2022	28,929	29,248	24,881	20,295	29,315	31,702	40,840	41,328	27,367	20,345	22,445	26,493	41,328	(5.8%)
2023	25,385	27,704	23,537	22,260	22,042	32,290	38,405	31,029	39,294	25,065	23,470	25,351	39,294	(4.9%)
2024	26,477	25,385	22,394	23,772	28,360	41,221	41,126	40,235	25,788	21,084	22,646	28,711	41,221	4.9%
2025	29,165	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	29,165	



Wakefield Municipal Gas and Light Department
Total CCF Sold by Month

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Year to Date Thru Jan	Annual Total	Increase (Decrease)
2020	994,568	1,020,971	852,440	608,122	461,181	202,283	125,139	113,927	122,475	182,071	398,894	701,805	994,568	5,783,876	(9.1%)
2021	1,018,323	1,118,751	1,067,083	609,268	368,207	197,298	131,406	120,133	122,771	151,033	371,698	693,323	1,018,323	5,969,294	3.2%
2022	992,152	1,308,855	910,767	620,801	355,552	180,737	130,599	107,477	115,762	184,235	368,178	612,837	992,152	5,887,952	(1.4%)
2023	961,207	1,001,593	887,721	662,622	351,528	186,758	139,576	121,858	112,906	159,667	365,980	748,461	961,207	5,699,877	(3.2%)
2024	878,703	1,069,156	861,771	682,896	379,922	171,265	127,938	113,034	122,123	188,241	361,413	765,687	878,703	5,722,149	0.4%
2025	1,053,414	0	0	0	0	0	0	0	0	0	0	0	1,053,414	1,053,414	

Wakefield Municipal Gas and Light Department
Total CCF Sold by Month



Commercial Electric Vehicle Time-of-Use Rate Examples

Municipal Utilities (MA):

Utility Name	Rate Name	Customer Charge	EV Demand Charge (per billing KW)	On-Peak Transmission (per kWh)	Mid-Peak Transmission (per kWh)	Off-Peak Transmission (per kWh)	Distribution Charge (per kWh)	Energy Charge On-Peak (per kWh)	Energy Charge Off-Peak (per kWh)	"Energy Other" On-Peak Only (per kWh)
Concord	General Service - EV Charging (G-4)	-	\$1.83	\$0.21500	\$0.06200	\$0.00600	\$0.06182	\$0.08792	\$0.08792	-
Holyoke	Commercial and Industrial EV Rate	\$7.40	-	Level 1 \$.19394 Level 2 \$.13625 Level 3 \$.06653	-	\$0.01285	\$0.05152	\$0.07384	\$0.06421	Level 1 \$.08090 Level 2 \$.05680 Level 3 \$.02780

- Concord
 - Customer charge waived
 - Standard demand charge for medium and large commercial is \$9.56/kW and \$8.57/kW respectively – substantial savings on the demand charge for TOU
 - \$0.04/kWh savings for off-peak and \$0.16/kWh increase
 - The more charging capacity installed, the more impactful the savings are on the demand side
- Holyoke
 - No demand charge listed, but demand is used to determine what Level the customer falls into
 - Levels are based on Load Factor (LF) - measures the utilization level of the EV charging station(s)
 - Calculated using total electricity for a month, divided by the highest 15-minute demand (kW) multiplied by the number of days in the billing cycle and the total hours in a day
 - Level 1: $0\% < LF \leq 9.99\%$
 - Level 2: $10\% < LF \leq 29.99\%$
 - Level 3: $LF > 30\%$
 - Around \$0.08/kWh discount for off-peak charging
 - Up to \$0.25/kWh higher for on-peak charging
 - Holyoke offers tiered rates to customers for all customers
- LF Example – Quannapowitt Chargers (February Read)
 - - Usage: 12,520 kWh - Demand: 125KW
 - LF of 13.9% for February billing period

Investor-Owned Utilities (MA):

Utility Name	Rate Name	EV Demand Charge (per KW)	EV On-Peak Distribution (per kWh)	EV Off-Peak Distribution (per kWh)
Unitil	Electric Vehicle Demand Charge Alternative (G3)	Schedule A \$0.00	Schedule A \$.06179	Schedule A \$.04163
		Schedule B \$2.50	Schedule B \$.05599	Schedule B \$.03583
		Schedule C \$5.00	Schedule C \$.05019	Schedule C \$.03003
		Schedule D \$10.00	Schedule D \$.03860	Schedule D \$.01844
National Grid	Time-of-Use (G-3)	Schedule A \$0.00	Schedule A \$.07156	All \$.00765
		Schedule B \$2.57	Schedule B \$.05628	
		Schedule C \$5.15	Schedule C \$.04095	
		Schedule D \$10.31	Schedule D \$.01024	

- Demand charges and peak rates are split into Schedules A-D based on “Load Factor” (LF)
 - Schedule A: $0\% < LF \leq 5$
 - Schedule B: $5\% < LF \leq 10\%$
 - Schedule C: $10\% < LF \leq 15\%$
 - Schedule D: $LF > 15\%$
- Unitil requires TOU rate for all large commercial customers by default (120,000 kWh monthly usage)
 - Has TOU elements, but it is really a rate focused on a modified demand charge
 - Minimal difference between on-peak and off-peak rates (mandatory TOU for large commercial is the driver)
- National Grid rate is primarily for large commercial customers (demand greater than 200kW)
 - Large commercial distribution charge for a non-TOU customer is \$0.01285 per kWh
 - Minimal difference for off-peak rate compared to standard large commercial
 - Main difference can be seen on the adjusted demand charge (standard demand rate customers pay \$10.31 per KW)

DRAFT Commercial Electric Vehicle Time-of-Use Rate (Demand Adjustment)

Charger Assumption: Two DC Fast Chargers @ 150KW

Commercial Energy Charge (Fixed Portion)

			Regular		TOU-Off		TOU-ON
300	Capacity for Scenarios (KW)	Small Commercial Customer	\$ 0.0956	\$	0.0456	\$	0.2956
		Large Commercial Customer	\$ 0.0928	\$	0.0428	\$	0.2928

\$ 11.50 Commercial Demand Charge (Per KW)

\$ 9.00 Recommended TOU Demand Charge (Per KW) \$ 750.00 Customer Monthly Demand Savings (300KW)

Charging kWh Usage Per Year: 291,116.35 Annual DC Fast Charger Usage (Two Chargers)

	Current	TOU Impact
Off-Peak	66%	75%
On-Peak	34%	25%

DC Fast Charger Scenario - Behavior Change

DC Fast Charger Scenario - Moderate Change

DC Fast Charger Scenario - No Behavior Change

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.2000

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.2000

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.2000

WMGLD Impact

Loss of Revenue	\$ (19,916.86)
Added Revenue	\$ 14,555.82
Avoided Costs	\$ 5,125.19
	\$ (235.85) 1st Year Cumulative

WMGLD Impact

Loss of Revenue	\$ (19,261.85)
Added Revenue	\$ 17,175.86
Avoided Costs	\$ 2,562.60
	\$ 476.61 1st Year Cumulative

WMGLD Impact

Loss of Revenue	\$ (18,606.84)
Added Revenue	\$ 19,795.91
Avoided Costs	\$ -
	\$ 1,189.07 1st Year Cumulative

Loss of Revenue	\$ (19,916.86)
Added Revenue	\$ 14,555.82
Avoided Costs	\$ 5,704.34
	\$ 107.45 2nd Year Cumulative

Loss of Revenue	\$ (19,261.85)
Added Revenue	\$ 17,175.86
Avoided Costs	\$ 2,852.17
	\$ 1,242.80 2nd Year Cumulative

Loss of Revenue	\$ (18,606.84)
Added Revenue	\$ 19,795.91
Avoided Costs	\$ -
	\$ 2,378.14 2nd Year Cumulative

Loss of Revenue	\$ (19,916.86)
Added Revenue	\$ 14,555.82
Avoided Costs	\$ 5,704.34
	\$ 450.75 3rd Year Cumulative

Loss of Revenue	\$ (19,261.85)
Added Revenue	\$ 17,175.86
Avoided Costs	\$ 2,852.17
	\$ 2,008.98 3rd Year Cumulative

Loss of Revenue	\$ (18,606.84)
Added Revenue	\$ 19,795.91
Avoided Costs	\$ -
	\$ 3,567.22 3rd Year Cumulative

DRAFT Commercial Electric Vehicle Time-of-Use Rate

Charger Assumption: Two DC Fast Chargers @ 150KW

Commercial Energy Charge (Fixed Portion)

			Regular		TOU-Off		TOU-ON
300	Capacity for Scenarios (KW)	Small Commercial Customer	\$ 0.0956	\$	0.0456	\$	0.1831
		Large Commercial Customer	\$ 0.0928	\$	0.0428	\$	0.1803

Charging kWh Usage Per Year: 291,116.35 Annual DC Fast Charger Usage (Two Chargers)

	Current	TOU Impact
Off-Peak	66%	75%
On-Peak	34%	25%

DC Fast Charger Scenario - Behavior Change

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.0875

WMGLD Impact

Loss of Revenue	\$ (10,916.86)
Added Revenue	\$ 6,368.17
Avoided Costs	\$ 5,125.19
	\$ 576.50 1st Year Cumulative

Loss of Revenue	\$ (10,916.86)
Added Revenue	\$ 6,368.17
Avoided Costs	\$ 5,704.34
	\$ 1,732.15 2nd Year Cumulative

Loss of Revenue	\$ (10,916.86)
Added Revenue	\$ 6,368.17
Avoided Costs	\$ 5,704.34
	\$ 2,887.80 3rd Year Cumulative

DC Fast Charger Scenario - Moderate Change

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.0875

WMGLD Impact

Loss of Revenue	\$ (10,261.85)
Added Revenue	\$ 7,514.44
Avoided Costs	\$ 2,562.60
	\$ (184.81) 1st Year Cumulative

Loss of Revenue	\$ (10,261.85)
Added Revenue	\$ 7,514.44
Avoided Costs	\$ 2,852.17
	\$ (80.05) 2nd Year Cumulative

Loss of Revenue	\$ (10,261.85)
Added Revenue	\$ 7,514.44
Avoided Costs	\$ 2,852.17
	\$ 24.71 3rd Year Cumulative

DC Fast Charger Scenario - No Behavior Change

Customer Rate Impact

Rate Savings	\$ (0.0500)
Peak Time Premium	\$ 0.0875

WMGLD Impact

Loss of Revenue	\$ (9,606.84)
Added Revenue	\$ 8,660.71
Avoided Costs	\$ -
	\$ (946.13) 1st Year Cumulative

Loss of Revenue	\$ (9,606.84)
Added Revenue	\$ 8,660.71
Avoided Costs	\$ -
	\$ (1,892.26) 2nd Year Cumulative

Loss of Revenue	\$ (9,606.84)
Added Revenue	\$ 8,660.71
Avoided Costs	\$ -
	\$ (2,838.38) 3rd Year Cumulative

March 4, 2025

Commissioner Bonnie Heiple
Massachusetts Department of Environmental Protection
436 Dwight Street
Springfield, MA 01103

Re: Clean Heat Standard and Municipal Utilities

Dear Commissioner Heiple:

We, the elected members of the Wakefield Municipal Gas and Light Department (“WMGLD”) Board of Commissioners (“WMGLD Board”), are pleased to offer our comments with respect to the Massachusetts Department of Environmental Protection’s (“DEP”) Clean Heat Standard (“CHS”) draft framework and its expected impact on WMGLD and our customers, if finalized into a regulation.

While we accept the need to set buildings sector targets to achieve greenhouse gas (“GHG”) emissions reductions goals in the Clean Energy and Climate Plan for 2050, we do not agree with the CHS draft framework or its proposed application to municipal light plants (“MLPs”).

MLPs are not regulated the same way as investor-owned utilities (“IOUs”) because IOUs are franchised, for-profit monopolies, whereas MLPs are municipal departments regulated at the local level as provided under state law. As elected municipal utility commissioners, it is our power and duty to regulate our MLPs and establish their rates, and we are proud of our record furthering the Commonwealth’s objective of reducing GHG emissions.

The CHS draft framework is overly prescriptive and does not recognize or allow the WMGLD to count the transformative work that the Town of Wakefield is doing to contribute to reductions in GHG emissions in the buildings sector. The WMGLD has implemented a moratorium on natural gas service connections on new, multi-family, residential buildings. Wakefield is also in the process of building an all-electric high school and all-electric regional vocational school. These will be major contributions toward reducing the Town’s buildings sector emissions, yet, under the current draft framework, none of these efforts would count toward the CHS targets.

We are also greatly concerned about the potential penalties being passed onto our customers. Using the tools provided by the DEP, staff at the WMGLD have approximated the potential amount of Alternative Compliance Payments (“ACPs”) that would be collected from our ratepayers at \$1.8 million per year, on average. That amount represents approximately 5% of the WMGLD’s total annual revenue from ratepayers. If the WMGLD Board were to determine that commercial and industrial ratepayers should not have to share in the burden of these penalties and only collect these amounts from residential customers, the amount of the penalties could easily approach 10% of customer bills! Higher electric rates may deter electrification in Wakefield, and ACPs will cause money to flow out of our community and benefit customers in other communities.

There are many ways by which the Commonwealth and the DEP can incentivize homeowners to convert their home-heating systems away from fossil fuels without involving utility companies. For instance, homeowners could be required to convert at the time of sale or major home upgrade or rehabilitation. Alternatively, IOUs could be required to enhance their existing MassSave programs without the DEP creating a redundant regulatory process. MLPs can certainly do the same under their own authority.

We are willing to speak with you about our concerns with the CHS draft framework and our proposed changes that take into account our perspective as both a gas and light municipal utility. Thank you for your attention to this letter and for your work on behalf of the Commonwealth.

Sincerely,



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section A: Employee Information		
Peter Dion	General Manager	Performance Period: 2024

General Manager Signature: _____

Board Signature: _____

Date: _____

Section B.1: Performance Goals – Safety (16.67%)			
Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Reduce Lost-Time Accidents	Upper Limit 3 max - YE	0	
2. Reduce Responsible Motor Vehicle Accidents	a. Major (\geq \$2,500 per incident): Upper Limit 2 max – YE	1	
	b. Minor ($<$ \$2,500 per incident): Upper Limit 3 max – YE	1	
3. Reduce Personal Injuries	Upper Limit 5 max – YE	1	
4. Train Employees	Identify and conduct a safety-focused training session/program of 100% of employees - YE	Cyber Security Training Companywide CPR and First-Aid Training	



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section B.2: Performance Goals – Operational (16.67%)

Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Minimize Electric System Average Interruption Frequency (SAIFI)	Exceed Wakefield Average SAIFI < 0.65 - YE	0.52 customer outages per customers served	
2. Minimize Electric Customer Average Interruption Duration (CAIDI)	Exceed Industry Average CAIDI < 60 minutes - YE	53.83 minutes	
3. Deliver Capital Projects On Time and On Budget	a. Electric: Complete Capital Plan– YE	480 North Ave Solar Installation Converted last (2) MAT enclosures Energy Park, NEMT & WMHS Ckt 1380 Reconductored (35%) Beebe Relay Upgrade 115KV Wavetrap Beebe 200 Quannapowitt Pkwy Open wire secondary replacements	
	b. Gas: Complete Capital Plan– YE	Completed capital plan with some streets being re-prioritized & working with town. PHMSA Grant work is 50% completed.	
4. Deliver Operation and Maintenance Services On Time and On Budget	a. Electric: Complete O&M (Distribution and Substation) Inspection Program and Address Items –YE	Load balanced 13.8kv circuits OH Ckt inspection/Hurricane Preparation Pole Replacements & transfers Substation breaker maintenance and testing Meter Inspections and testing	
	b. Electric: Complete Vegetation Management Plan by end of Q2	Completed in East Side trimming, 200 trees planted (54 shade trees PP, 50 Public Way & 96 Maple Way). Vegetation Program supports APPA “Tree Power Initiative”, Arbor Day Foundation “The Power of Trees” & Tree Line USA award.	
	c. Gas: Move 100 inside services outside - YE	131 gas services moved outside in 2024	



2024 Performance Goals & Evaluation
Peter Dion, General Manager

	d. Gas: Complete Class 2 leak repairs per required targets – YE	0 Class 2 gas leaks at year-end. All class 2 leaks repaired within required time frames	
	e. Gas: Reduce Class 3 leaks to 20 by YE	14 Class 3 leaks at year-end	



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section B.3: Performance Goals – Customer Service (16.67%)			
Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Increase Effectiveness of Customer Programs	a. Provide annual cost and energy savings data on all rebate and incentive programs.	Presented in the Spring	
	b. Assess and communicate impacts of increasing fossil fuel costs on customer rates and bills and mitigation options.	Rates reduced 25% since last year	
2. Improve Marketing and Outreach of Customer Programs	a. Develop marketing and promotional materials for all customer programs (rebates, incentives, low-income programs, etc.). Strive to complete email list for all low-income customers.	On-going, reworked Rebate offerings, increased incentives for heat pumps Community Solar marketing – low income carve out	
	b. Hold two topic-specific forums annually to educate and collect feedback from customers on new technologies, solutions, and program offerings. Residential Rooftop Solar & Low-Income Offerings.	In person sessions for Community Solar, EE programs (at Retired Men’s and Women’s Club), and WMGLD/LEO partnership at the Senior Center. Virtual sessions for Community Solar and Heat Pump updates.	
	c. Educate customers on heating and transportation electrification options and costs, including by providing links to tools to calculate the costs and benefits of different options.	Updated links for information added to the website EV Program Guide New enhanced heat pump rebate page and materials	
	d. Engage Abode (on heat pumps) and Voltrek (on EVs) to provide technical assistance directly to customers. Track the percentage of customers who have received assistance.	100 Abode Engagements – 83 Heat Pump Rebates 2 Voltrek engagements	
	e. Get input from customers/ research other municipalities’	Online website survey given in preparation for the website Focus Group.	



2024 Performance Goals & Evaluation
Peter Dion, General Manager

	websites and take steps to improve website	Focus Group participants were selected from the survey participants. Preliminary changes to website already implemented, meeting with developer to implement remainder of suggestions	
--	--	---	--



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section B.4: Performance Goals – Financial (16.67%)			
Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Prudent O&M Spending	a. Budget to actual – YE	On-Target as presented in November	
	b. Overtime (excluding Mutual Aid) < 19% of payroll - YE	12.6% YE as attached	
2. Prudent Capital Spending	Budget to actual – YE	On-Target as presented in November	
3. Annual Audit Performance	a. Positive position – No deficiencies	New Auditors, no deficiencies	
	b. Work toward 3 months of cash on hand- Working Capital Ratio of 3.0.	3.2 at 2024 YE vs 0.69 at 2023 YE	
4. Long-Term Capital Planning	Maintain a three-year capital investment plan	Provided in November	
5. Manage Account Receivables	Review detailed data with the Board and develop a plan to address any issues. # of Days Revenue in Accounts Receivable >= 30 days.	Included in monthly reports to Board	
6. Manage Power Supply to Minimize Bill Impacts	Bill Comparison charts, Minimum top third of MEAM reporting systems.	Sprague & MMWEC presentations. Both Gas & Electric remain in the top third for Bill comparisons and out performed budget from previous year	



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section B.5: Performance Goals – Environmental (16.67%)			
Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Comply with Environmental Legislation	Continually strive to incorporate non-carbon-emitting resources in supply mix, as a percentage of annual MWh sales.	Secured long-term nuclear deal beginning in 2030 Increased our non-carbon emitting portion of portfolio by 2% to 54% for 2024. Targeting 56% for 2025.	
2. Support Installation of Non-Carbon-Emitting Resources for Customers and the Community	a. Install, design an effective program for, and subscribe customers for, the community-shared solar project.	Community solar program is fully subscribed and includes low-income customers.	
	b. Support Town on installing solar on municipal buildings.	Working on Galvin School and continue to work with DPW.	
	c. Implement MMWEC battery-incentive program for Residential and Commercial customers.	On-going	
3. Support Decarbonization of the Heating and Transportation Sectors	a. Support adoption of efficient electric-heat-pump systems through website updates, incentives, contractor and customer materials and education, and community coaches.	On-going. Abode staff training and customer information session. 83 heat pump rebates in 2024. 10 customers utilized new enhanced programs of which 5 completely removed their fossil fuel system.	
	b. Support electric-vehicle adoption through incentives for at-home and public chargers, have information on dealer rebates on vehicles, and hold test-drive events.	Residential EV TOU Rate. Participated in EV Showcase event and also provided EV car stickers to ESC to give out at the EV Showcase Event	



2024 Performance Goals & Evaluation

Peter Dion, General Manager

	c. Support the Town in implementing the Energy Park project to address cost, resilience, workforce development, and emissions in WMHS and NEMT school building projects.	Equipment has been ordered, site work is 55% complete.	
	d. Support the Town on implementation of the Green Communities Energy Reduction Plan.	On-going, supporting initial grant efforts. Detailed audits of the Dolbeare and Woodville schools. Assisted Town to applying for EECBG Block grant for the engineering and design of heat pumps for Dolbeare.	
	e. Report on low-emission fleet vehicle policy status and progress.	Plug-in hybrid Electric bucket truck #2 has been ordered, passenger vehicle / SUV portion of fleet is plug-in hybrid. Heavy Duty Fleet options remain limited. 3 out of 5 service vehicles are All-Electric.	



2024 Performance Goals & Evaluation

Peter Dion, General Manager

Section B.6: Performance Goals – Leadership (16.67%)

Goals & Objectives (What)	Measures (How/When/Metric)	Evaluation	Rating (1 to 5)
1. Communicate with and Represent the Board	a. Provide regular updates to the Board on discussions with partners (e.g., customers, governmental entities, regulators, trade associations, and other communities) and legislative and regulatory developments.	On going	
	b. Solicit and provide Board feedback to partners (e.g., see list above).	On going	
2. Data Development	Develop performance dashboards to establish metrics, enable comparisons of metrics for various initiatives, and inform decision-making.	Dashboards updated and streamlined in 2024	
3. Strategic Planning	Conduct session(s) with the Board on the next phase of strategic planning.	Jon Wortman, separate meetings January and March 2024.	
4. Improve Communication with Town Departments, Committees, and Boards	a. Notify Board Chair of requests pertaining to Town Committees or Boards and coordinate a plan of action with the Board.	Green Communities support Bid and technical evaluation support for Galvin solar array	
	b. Coordinate effectively with DPW per Memorandum of Understanding.	Meeting multiple times during the year to improve communications	
	c. Partner with others to research and share information about energy-sector initiatives and policies in other communities.	GM appointed to ESCC. Greentown Labs collaboration and on panel discussion Beneficial Electric League sponsorship	
5. Staff Development	a. Develop staff capabilities through Board presentations on projects or efforts.	All Departments presented	
	b. Customer-specific training.	Jan 2024 internal EE programs review	
Major Items Not Covered -Replaced 1/3 of underground feeder -Removed last section of cast iron on the gas system -Selected for FY24 PHMSA gas grant (\$1.43M) funding for Morrison Ave Project -Cultivated electrification analysis on a street level leveraging the GIS system -Heat pump adoption through moratorium and rebates (see attached graph)			



2024 Performance Goals & Evaluation Peter Dion, General Manager

Evaluation Summary

Rating:

B.1 – Safety (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)
B.2 – Operational (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)
B.3 – Customer Service (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)
B.4 – Financial (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)
B.5 – Environmental (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)
B.6 – Leadership (1 to 5):	_____	* 3.334 = _____%	(max 16.67%)

Total Rating (out of 100%): _____%

Total Incentive (out of 6%): _____%

WMGLD Estimated Appliance Rebate Savings (CY2023)

Appliance	Estimated 5-Yr Savings (kWh)	Avg kWh Savings/\$ Spent (5-yr)	Estimated CO2 Emissions Impact (t CO2/yr)	Estimated CO2 Emissions Impact (t CO2/5-Yr)
Air Conditioner	36,200	18.56	(0.57)	(2.86)
Clothes Dryer	17,835	12.74	(0.14)	(0.70)
Dehumidifier	27,761	15.42	(0.35)	(1.75)
Dishwasher	32,437	24.95	(0.26)	(1.30)
Induction Range	6,800	9.07	(2.04)	(10.20)
Refrigerator	57,523	16.67	(6.92)	(34.58)
Washing Machine	89,775	32.65	(18.15)	(90.75)
Water Heater**	117,600	24.00	(12.47)	(62.37)

**Any gas WH saving converted to kWh for ease of comparison

WMGLD Estimated HVAC and Thermostat Rebate Savings (CY2023)

Rebate/Incentive Item	Estimated 5-Yr Energy Savings	Avg Energy Savings/\$ Spent (5-yr)	Estimated CO2 Emissions Impact (t CO2/yr)	Estimated CO2 Emissions Impact (t CO2/5-yr)
Heating System (Gas - CCF)	15,497	1.63	(9.52)	(47.59)
Thermostat (Electric - kWh)	11,284	41.89	(1.21)	(6.06)
Thermostat (Gas - CCF)	17,857	6.21	(21.43)	(107.14)
Thermostat (Oil - Gallon)	497	2.77	(7.96)	(39.78)

WMGLD Estimated Cordless Yard Equipment Rebate Emissions Savings (CY2023)

Rebate/Incentive Item	Estimated CO2 Emissions Impact (t CO2/yr)	Estimated CO2 Emissions Impact (t CO2/5-yr)
Hedge Trimmer	(2.37)	(11.87)
Lawn Mower	(8.46)	(42.32)
Leaf Blower	(3.76)	(18.79)
Snow Blower	(1.24)	(6.20)
String Trimmer	(3.76)	(18.79)

Heat Pump Rebate Penetration (Decline in % of Fossil Fuel Rebates)

Year	Gas Heating Systems	Percentage of Total Rebates	Heat Pumps	Percentage of Total Rebates
2019	13	5.1%	-	-
2020	19	4.6%	36	8.7%
2021	15	3.8%	48	12.1%
2022	28	3.9%	86	12.0%

Heat Pump (Using 2.5 Ton Average)

Estimated CO2 Emissions Impact (t CO2/yr)	Estimated CO2 Emissions Impact (t CO2/5-yr)
-	-
(75.51)	(377.53)
(100.68)	(503.38)
(300.71)	(1503.56)



LEARN ABOUT THE WMGLD COMMUNITY SOLAR PROGRAM AT AN INFORMATIONAL SESSION

Thursday, January 25, 2024

6:30 p.m.

Trustees Room

Lucius Beebe Memorial Library

345 Main Street, Wakefield

Find out about this exciting new project that will enable Wakefield homeowners to be part of a 125KWdc solar array currently under construction on the roof of the WMGLD facility at 480 North Avenue. The project is expected to go live in Spring 2024.

The community solar array is designed to strengthen our green energy portfolio while also giving a portion of the benefits to our customers.

The informational session will focus on the project, its benefits to the participants and the WMGLD, how to join, and how residents can subscribe to a portion of the benefits of the solar array.

How will it work?

- WMGLD will maintain the rights to the community solar array and customers will pay membership fees in exchange for receive monthly solar production credits based on their membership percentage of the total array.
- Interested residents will be able to subscribe to a portion of the benefits of the solar array without a large capital investment.
- WMGLD Community solar will provide accessibility to green energy to customers whose roof is not suitable for solar.
- Participants should see savings on their bill annually while assisting the WMGLD in meeting its decarbonization goals and the state's Net Zero 2050 goal.
- A low-income carve-out will allow customers first time access to renewables with no upfront membership fees for those who qualify.

See how you can help expand Wakefield's commitment to green energy!



st 10 for the Wakefield Area Chamber's "Healthy Living" program at the Farmers Market. Pictured in both photos are WCAT's Ryan Paige at the Rotary booth and the Wood Wealth Group booth. (Barbara Worley Photos)

own inform residents of valuable information. WCAT encourages local groups and business members to submit information for PSAs to highlight their activities and upcoming events that may be of interest to the public.

"The Item Minute"

assist WCAT, collaborating with the Wakefield Daily Item, will continue a once-a-week (until September) segment, "The Item Minute." This series is hosted by Wakefield Memorial High School student intern Cavan Hill and will run across social media platforms in short vertical formats such as Reels and YouTube Shorts. Full horizontal versions will also air on the channel.

Mailing WCAT

own Roll dia posts wis farous Roll field Due to the construction of the new high school, WCAT has changed its mailing address. Please address mail to WCAT, P.O. Box 1708, Wakefield, MA 01880.

ork-As/ant her To view the weekly programming schedule on the government and public channels go to Schedules - Wakefield Community Access TV (wcatwakefield.org)

Religious services

Each week, WCAT airs religious services of several local churches on the Public Channels (Verizon-40, Comcast-9, or RCN-3).

The WCAT member churches regularly re-broadcasting their services are Emmanuel Episcopal Church, First Baptist Church of Wakefield, First Parish Congregational Church, Greater River Church and St. Joseph Church. That's 23 services total weekly which is a great use of public access TV. All of these churches conduct the filming and provide the link to WCAT. Contact the church or Barbara Worley if you would like the specific schedule.

WCAT also airs Crossroads Christian Church of Peabody because one of the pastors is a Wakefield resident. Additionally, we also air First Baptist Church of Woburn (which started during Covid and hasn't stopped), and we air Good News with Bill Robinson and Learning the Bible with John Gouvalaris. Those last two are aired late at night.

On WCAT's website you can learn about all aspects of the station, review membership benefits, and evaluate sponsorship opportunities for your business. You can also search for WCATWakefield on YouTube. www.youtube.com/user/wcatwakefield to subscribe, view past meetings, public service announcements, and sporting events.

Follow WCAT on Facebook (Wakefield Community Access TV), Instagram (wcattv), and YouTube (WCATWakefield).

For more information about programming opportunities, volunteering, membership, podcasts, sponsorships, or a tour of the studio please call 781-224-0300 or email info@wcat.tv.

WCAT programming can viewed on RCN (channel 3 - public and channel 13 - government), RCN HD (channel 613 - public and channel 614 - government), Comcast (channel 9 - public and channel 22 - government), and Verizon (channel 40 - public and channel 42 - government).

O'Connor mack t's List

ing semester of 2024. Communications and Major, he is now entering his sophomore year at Merrimack.

ery Numbers

ning: 8-9-0-9
-20-26-30

Retirees to hear of WMGLD programs Wednesday

WAKEFIELD — The next meeting of the Retired Men and Women's Club of Wakefield will be held on Wednesday, August 14 at 9:30 a.m., but people gather as early as 8 a.m. for socializing.

The speaker this week is Joe Collins, Business Analyst at the Wakefield Municipal Gas and Light Department. In his two years in this position his duties have included managing and creating energy efficient programs, daily accounting, grant monitoring and applications, and marketing and customer outreach.

He will speak about The WMGLD's energy ef-

ficiency programs and what the department is doing in the community to promote clean energy and energy efficiency.

Men and women who are at least 60 years of age and who are wholly or partially retired are welcome to join the club. Living in Wakefield is not a requirement. Members are encouraged to bring their spouses and friends, and the public is invited.

The meetings are held at the First Parish Congregational Church on Lake Quannapowitt near the Common.



Join Us for a No-Cost Heat Pump Webinar with Abode Energy Management!

Join this informative session hosted by Abode Energy Management, in partnership with WMGLD, to learn about the benefits of heat pumps and the exclusive incentives available to WMGLD customers.

Date: Wednesday, November 20th

Time: 6:30 PM

Platform: Microsoft Teams (virtual webinar): ([REGISTER BY CLICKING HERE](#))

Contact: Paxton Halsall, Program Coordinator, Abode Energy Management
Paxton.Halsall@abodeenergy.com

Prepare for the colder months by exploring how heat pumps can efficiently heat (and cool) your home while lowering your energy bills. Thinking about upgrading your home's heating and cooling? If your furnace is due for replacement, your AC isn't cooling effectively, or you're planning ahead, now is a great time to consider an energy-efficient air source heat pump. Take advantage of local, state, and federal incentives to modernize your system.

What You'll Learn:

- **Heat Pump Basics:** Understand how these systems provide year-round comfort with both heating and cooling, all while cutting down on energy usage.
- **Program Incentives:** Get details on WMGLD's rebate opportunities, including enhanced rebates for full fossil fuel replacement and bundled insulation upgrades.
- **Q&A Session:** Ask your heat pump questions and receive guidance from experts familiar with WMGLD's energy programs.

WMGLD Program Highlights: WMGLD offers valuable rebates for homeowners who switch to efficient heat pump systems, especially for customers replacing fossil fuel heating or adding insulation. Rebates can reach up to \$5,000 for a complete system upgrade, and bundling with insulation can increase savings further. Abode offer no-cost consultations to help you maximize these benefits.

Don't miss this chance to explore how to make sustainable heating options possible!
Register now: ([REGISTER BY CLICKING HERE](#))



WMGLD
P.O. BOX 190 480 North Ave.
Wakefield, MA 01880
Tel. (781) 246-6363 Fax (781) 246-0419

Peter D. Dion, General Manager

Sharon Daly, Chair
Thomas Boettcher, Secretary
Jennifer Kallay
Elton Prifti
John J. Warchol

August 13th, 2024

Massachusetts Department of Energy Resources
Executive Office of Energy and Environmental Affairs Department of Energy Resources
100 Cambridge Street
Boston, MA 02114

Subject: Energy Efficiency Conservation Block Grant – PON-ENE-2024-023 – Letter of
Support for the Town of Wakefield’s “Wakefield-Dolbeare-HVAC Upgrades” project

To Whom It May Concern,

This letter confirms the support and involvement of Wakefield Municipal Gas and Light Department (WMGLD) in the Wakefield-Dolbeare-HVAC Upgrades project to be conducted by the Town of Wakefield, Massachusetts (“the Town”). WMGLD has a close partnership with the Town community, members of the Wakefield Department of Public Works (DPW), Wakefield Public Schools (WPS), and the Wakefield Environmental Sustainability Committee (ESC). This collaborative effort is part of a large-scale endeavor (which includes WMGLD sponsored energy audits of two elementary schools in the Town) to actively seek out townwide decarbonization and electrification in support of the State of Massachusetts’s 2050 Net Zero goals.

As the public utility provider (for gas and electricity) in the Town of Wakefield, WMGLD views this project as a high priority, as it will aid in the decarbonization of one of the highest natural gas consuming buildings in the Town, the Dolbeare Elementary School. The efforts to design a heat pump system(s) to replace the aging natural gas system will be a huge boon for the Town, WMGLD, and for students and teachers at the School.

WMGLD has committed to ongoing assistance with this project, working together to assess municipal buildings in need of decarbonization and energy efficiency upgrades. The project that arises following the design of the heat pump system for Dolbeare Elementary School will be eligible for a WMGLD rebate in accordance with our Commercial Rebate Programs.

Sincerely,

Peter D. Dion, General Manager



WMGLD
P.O. BOX 190 480 North Ave. Wakefield,
MA 01880
Tel. (781) 246-6363 Fax (781) 246-0419

Peter D. Dion, General Manager

Sharon Daly, Chair
Thomas Boettcher, Secretary
Jennifer Kallay
Elton Priffti
John J. Warchol

WMGLD Residential Electric Vehicle Charging Rebate Program

Program Basics:

In an effort to accelerate clean transportation alternatives in Massachusetts while simultaneously minimizing the demand and cost the charging of such vehicles place on the electric system, Wakefield Municipal Gas & Light Department is offering to provide to its residential customers a rebate for a qualified Wi-Fi equipped Level 2 electric vehicle home charger. Customers wishing to receive the rebate (up to \$650) must agree to the terms and conditions of the Wakefield Municipal Gas & Light Department **Scheduled Charging Program (Program)**, as listed below, and agree to accept scheduled charging as well as emergency scheduling in the event of a major event for a term of 3 years from receipt of the home charger.

Description of the Program:

As part of the Wakefield Municipal Gas & Light Department commitment to maintaining low cost, reliable electric services for our customers, while fostering clean energy usage, we are always looking for new and innovative ways to help manage our electricity supply for our customers.

One such way to achieve these objectives is to manage the impacts of new electric vehicle load by scheduled EV charging.

By agreeing to this Program of scheduled charging and emergency curtailments, you are helping Wakefield Municipal Gas & Light Department maintain a reliable power distribution system for you and your neighbors and helping to keep power costs low. By limiting your charging to the overnight hours, you are doing your part to help the environment and help your neighbors.

Level 2 electric vehicle home chargers are designed to fully charge a modern electric vehicle overnight in four- to eight hours. Such rapid charging and high output means the amount of power the chargers draw is equivalent to adding four new electric clothes dryers to your home energy load and running them simultaneously with your other appliances. While a home electrical panel of at least 100 amp service is more than capable of serving this charger, the increase in load when multiple chargers are in use will place a costly burden on the Wakefield Municipal Gas & Light Department distribution system.

Most EV drivers plug in to charge when they arrive home. This coincides with Wakefield Municipal Gas & Light Department highest energy usage demand for the day. The addition of charging electric vehicles at this time, would involve an expansion of service by Wakefield Municipal Gas & Light Department with additional costs for upgrades to the distribution system that serves Wakefield in addition to added costs for the production and delivery of electricity to our town.

2024 Budgeted Wages & Overtime - To Board 2/12/25

	12/31/24		12/31/23		12/31/22		12/31/21	
Grand Total Payroll	5,410,351	0.0%	5,410,351	-0.1%	5,414,671	8.2%	5,005,819	
200 Overtime	429,331	7.3%	373,310	6.9%	370,620	6.8%	417,603	8.3%
201 Double OT	70,911	1.2%	67,686	1.3%	53,105	1.0%	58,211	1.2%
745 On Call	198,977	3.4%	205,989	3.8%	184,780	3.4%	167,083	3.3%
746 FLSA	21,520	0.4%	17,408	0.3%	16,929	0.3%	17,983	0.4%
748 M. Aid Reg	11,283	0.2%	1,768	0.0%	8,301	0.2%	91	0.0%
749 M. Aid OT	1,437	0.0%	660	0.0%	6,844	0.1%	98	0.0%
750 M. Aid Dbl OT	72,922	1.2%	14,914	0.3%	18,292	0.3%	732	0.0%
751 6 Hrs. Rest	21,756	0.4%	6,545	0.1%	7,744	0.1%	5,745	0.1%
752 Sub Pay	30,176	0.5%	25,858	0.5%	26,901	0.5%	29,751	0.6%
753 Meals	-	0.0%	-	0.0%	30	0.0%	165	0.0%
950 Retro Reg	9,718	0.2%	83	0.0%	1,358	0.0%	20	0.0%
951 Retro OT	853	0.0%	21	0.0%	212	0.0%	-	0.0%
Budgeted OT	973,863	18.0%	973,863	18.0%	974,641	18.0%	901,047	18.0%
Overtime Actuals	743,348	12.6%	670,959	12.4%	633,390	11.7%	666,625	13.3%
Including Mutual Aid	828,990	14.1%	688,301	12.7%	666,827	12.3%	667,546	13.3%



U.S. Department
of Transportation
**Pipeline and Hazardous
Materials Safety
Administration**

1200 New Jersey Avenue, SE
Washington, DC 20590

October 30, 2024

Wakefield Municipal Gas and Light Department
Raven Fournier
480 North Avenue
Wakefield, Massachusetts, 01880-1607

Subject: FY 2024 Grant Application Decision Letter

Dear Raven Fournier,

Thank you for applying for the Pipeline and Hazardous Materials Safety Administration's (PHMSA) fiscal year (FY) 2024 Natural Gas Distribution Infrastructure Safety and Modernization (NGDISM) Grant. The review process for grant applications received for the FY 2024 funding cycle has concluded. PHMSA is delighted to inform you that your application has been recommended for funding in the amount of \$1,425,098.00.

Our team is here to assist you throughout the project implementation phase. In the upcoming weeks you will receive further communication regarding the next steps in the process, which is the completion of a Tier 2 Site Specific Environmental Assessment (Tier 2 SSEA). In the interim, if any contact information for the Authorized Representative or your primary Program Official has changed, please submit an update to PHMSAPipelineBILGrant@dot.gov.

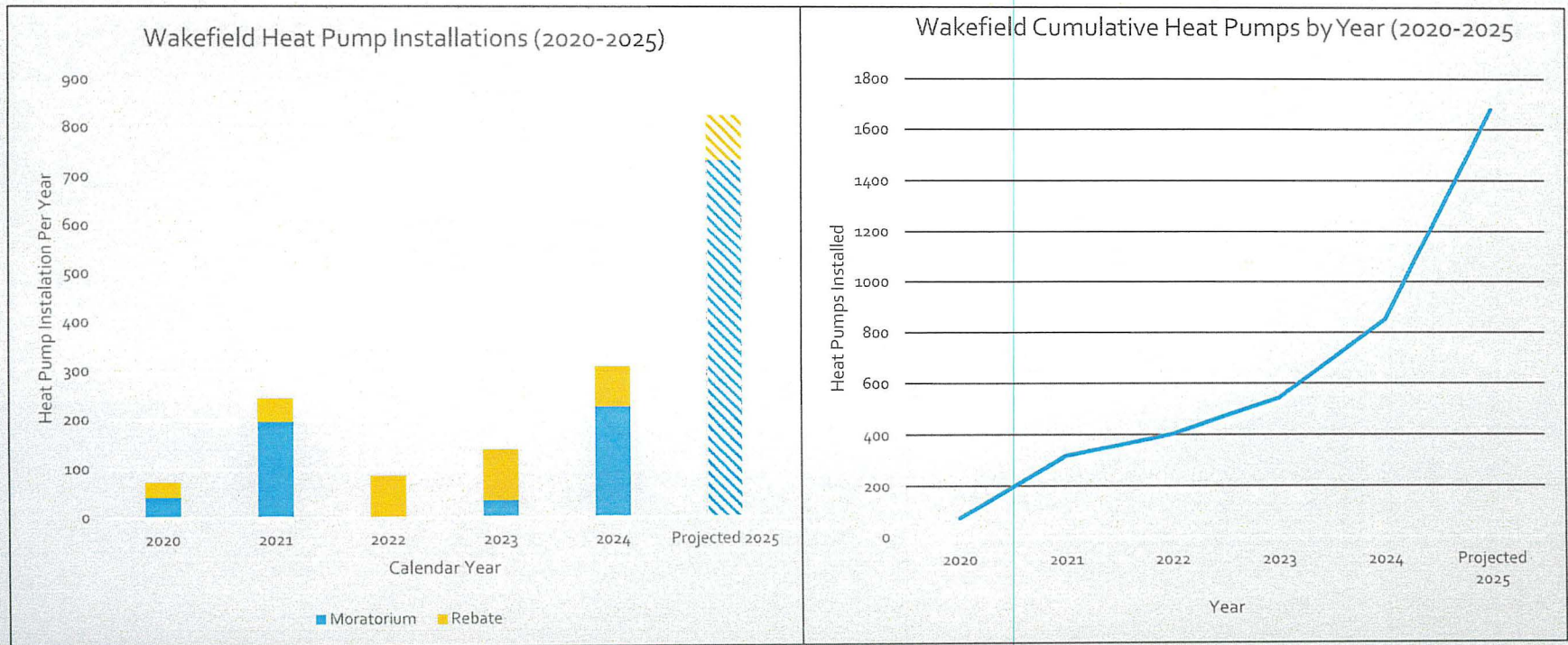
Congratulations on being selected for funding; we look forward to working with you to enhance the safety of your natural gas distribution infrastructure.

Sincerely,

A handwritten signature in blue ink that reads "Shakira N. Mack".

Shakira N. Mack
Director, NGDISM Grant Program
Pipeline and Hazardous Materials Safety Administration
U.S. Department of Transportation
1200 New Jersey Avenue SE
Washington, DC 20590

Heat Pump Installations



1/10/2025

17

1. Safety					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Reduce Lost-Time Accidents	Number of accidents	3	0		
2. Reduce Responsible Motor Vehicle Accidents	Number of major accidents (>=\$2,500 per accident)	2	0		
	Number of minor accidents (<\$2,500 per accident)	3	0		
3. Reduce Personal Injuries	Number of injuries	5	0		
4. Safety Training	Percent of employees trained	90%	100%		
5. Move gas services outside	Number of services moved	100	TBD		
6. Address gas leaks	Class 2 leaks repaired	TBD	TBD		
	Class 3 leaks	20	TBD		

Moved from Electric and Gas Systems

Moved from Electric and Gas Systems

Moved from Electric and Gas Systems

2. Electric & Gas Systems					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Minimize Frequency of Electric System Interruptions	System Average Interruption Frequency Index (SAIFI)	0.65	0.55		
2. Minimize Duration of Interruptions for Electric Customers	Customer Average Interruption Duration Index (CAIDI)	60	50		
3. Develop Long-Term Plans	Develop 5-Year Capital and O&M Plans	Complete action			
	Conduct 10-Year Strategic Planning Every 2-3 Years	N/A, done in 2024			
4. Perform a threat analysis including climate, cyber, physical infrastructure, and IT obsolescence	Report out on feeder level threat analysis	Complete action			
5. Develop a plan to mitigate stranded costs in the gas system	Develop neighborhood scale electrification pilot program for gas customers	Complete action			

Moved from Financial and aligned with Strategic Planning

Moved from Financial and aligned with Strategic Planning

New, from Strategic Planning

New, from Strategic Planning

3. Customer					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Evolve Offerings	Update energy efficiency/decarbonization offerings to better align with proposed regulations	Complete action			
2. Improve Marketing and Outreach of Customer Programs	Develop and implement marketing and outreach plans to support specific offerings or specific segments of the population	Complete action			
	Update website	Complete action			
3. Reach Customer Participation Goals	Spend allocated budget	+/- % of budget	% of budget		
	Log participants	TBD	TBD		
4. Explore New Rate Designs to Address Affordability	Implement Commercial EV TOU Rate	Complete action			

New, from Strategic Planning

New, from Strategic Planning

4. Financial					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Manage O&M Spending	Electric actual spending vs. budget	+/- % of budget	% of budget		
	Gas actual spending vs. budget	+/- % of budget	% of budget		
	Vegetation management actual spending vs. budget	+/- % of budget	% of budget		
	Overtime (excluding Mutual Aid) % of Payroll	19%	TBD		
2. Manage Capital Spending	Electric actual spending vs. budget	+/- % of budget	% of budget		
	Gas actual spending vs. budget	+/- % of budget	% of budget		
3. Perform Well on Annual Audit	Deficiencies	0	0		
	Months of cash on hand	3	TBD		
4. Manage Issues with Account Receivables	Develop a plan to address issues	Complete action			
5. Maximize use of other funding sources	Define decision-making criteria for pursuing funding opportunities	Complete action			

New, from Strategic Planning

5. Electric and Gas Supply					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Improve the accuracy and coordination of electricity and gas forecasting	Develop coordinated electric and gas 10-year forecasts	Complete action			
2. Support Installation of Non-Carbon-Emitting Resources for Customers and the Community	Successfully install and operate Energy Park	Complete action			
	Seek out and develop community solar projects to serve interest				
	Identify opportunities to pair batteries with solar to better manage peaks				
3. Support Decarbonization of the Heating Sector	Support the Town on implementation of the Green Communities Energy Reduction Plan				
	Reduce gas peak demand				
	Reduce gas customers				
4. Support Decarbonization of the Transportation Sector	Procure low- and zero-emission vehicles				
	Pursue economic development opportunities with the Town related to fleet vehicle charging				

New, from Strategic Planning

Modified

Modified

New, from Strategic Planning

New, from Strategic Planning

As discussed in meetings

6. Regulatory					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Update the Board on Legislative and Regulatory Matters					
2. Solicit and Represent Board Input on Legislative and Regulatory Matters					
3. Comply with Legislation and Regulations	Greenhouse Gas Emission Standard (GGES)	50% by 2030	55% in 2025		

Updated to address specific opportunities for growth

Updated to address specific opportunities for growth

Moved from Electric and Gas Supply

7. Workforce					
Goals (What)	Measures (How/When/Metric)	Threshold	Target	Evaluation	Rating (1 to 5)
1. Develop staff	Develop staff capabilities through Board presentations on projects or efforts		Complete action		
	Provide customer-specific training		Complete action		
2. Identify New Roles and Skillsets	Develop a succession plan for key leadership positions		Complete action		

New, from Strategic Planning