

Wakefield Municipal Gas and Light Department

Board of Commissioners



July 15, 2025

**NOTICE OF HEARING ON PROPOSED COMMERCIAL
ELECTRIC VEHICLE RATE AND MEETING
WAKEFIELD MUNICIPAL LIGHT & GAS DEPARTMENT
BOARD OF COMMISSIONERS**

DATE: July 15 2025
CALL TO ORDER: 6:30 P.M.
LOCATION: 480 North Ave, Wakefield, MA 01880

The Wakefield Municipal Gas and Light Department is proposing a new Commercial Electric Vehicle Time of Use Rate as an optional rate for Commercial customer and businesses that provide public chargers. Customers would not be required to go on this rate.

The Wakefield Municipal Gas and Light Department Board of Commissioners meeting will immediately follow the conclusion of the rate hearing. 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/Nkgs7OMBSOp_grNQl87Cg

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

July 15, 2025
6:30 PM
AGENDA

Immediately following the 6:30 PM Public Hearing on the Commercial EV Rate

- A. **Call to Order**

- B. **Opening Remarks**
 - Chair's Remarks – Tom Boettcher
 - Commissioners Reports
 - Town Council Liaison Comments
 - Public Comments

- C. **Secretary's Report**
 - 1 Approval of June 4, 2025 Minutes

- D. **Old Business**
 - 1 Project Updates
 - A. Energy Park
 - 2 WMGLD Website Update
 - 3 Board Discussion of Heat Pump Rate

- E. **New Business**
 - 1 WMGLD Employee Association and Supervisory Association –
Contract Signatures

- F. **Any other matter not reasonably anticipated by the Chair**

- G. **Executive Session**
 - 1 General Manager Subcommittee discussion

- H. **Adjournment**

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



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

Peter D. Dion, General Manager

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

June 4, 2025

IN ATTENDANCE:

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

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

PLACE:

480 North Ave., Wakefield, MA
& Zoom Meeting

CALL TO ORDER:

Commr. Boettcher called the meeting to order at 6:30 pm and advised the meeting was being recorded.

CHAIR REMARKS:

Commr. Boettcher thanked the department especially Pete and Olivia for hosting Girl Scout Troop 83417 and helping them towards completing their Moving Journey Badge. This was done by conducting an energy audit on the WMGLD building with Pete and Olivia explaining some interesting topics including the roof top solar system and department's electric vehicles.

He also noted that the Wakefield Police department purchased a Chevy Blazer EV and will be evaluating its performance over the next year. Commr. Boettcher also thanked the department for their attendance and photo tributes at Town Manager, Steve Maio's retirement party this past weekend. He mentioned the informative joint meeting with members of Wakefield Public Schools, the Town, and Highland Electric on the opportunities to electrify Wakefield Public and Town buses and a potential EV fleet charging hub in town. He thanked Commr. Kallay for bringing everyone together for this meeting.

COMMISSIONERS REMARKS:

Commr. Kallay stated that she anecdotally heard that the school department is going to apply for the EV school bus grant.

TOWN COUNCIL LIASON:

Commr. Boettcher noted that Town Councilor Doug Butler is the new liaison to the WMGLD.

Public Comments

None

SECRETARY'S REPORT

Approval of May 13, 2025, minutes was before the Board for approval. Commrs. Warchol and Daly provided additional edits.

A motion to accept the May 13, 2025, minutes as amended this evening was made by Commr. Kallay and seconded by Commr. Prifti.

Vote: The motion was approved unanimously 5-0.

Approval of May 14, 2025, EV meeting minutes was before the Board for approval. Commrs. Daly and Warchol provided additional edits.

A motion to accept the May 14, 2025, minutes as amended this evening was made by Commr. Kallay and seconded by Commr. Warchol.

Vote: The motion was approved unanimously 4-0.
Commr. Prifti abstained as he did not attend this meeting

Old Business

Update on the Customer Outage Events on May 25 and June 1, 2025

Pete explained that on Sunday, May 25, 2025, at 12:09 PM, there was a cable fault that occurred just outside the Beebe substation on Farm Street.

There was a momentary outage seen by many in town, however there were 26 customers that were impacted for two hours and three minutes. Because the fault was located so close to the substation, customers on other circuits saw voltage fluctuations.

After isolating the underground feeder section for the circuit, switching was completed, and all load was restored at 2:13 pm. He noted that the process of replacing the cable has begun. Pete acknowledged that there was a lag in resetting some of the meters that experienced the outage so they continued to appear as out on the outage map for several hours even though they had been restored. He said that IT Manager Jeff Morris, is looking into why this happened.

Commr. Warchol inquired about an outage that occurred on Sunday, June 1st in the Greenwood section of town. Dave mentioned that the outage occurred at 6:49 am and that power was restored at 7:57 am. There were 869 customers that were impacted. The outage was caused by a squirrel. He explained that there was another distribution feeder coming out of Beebe that also feeds that area and went out on its own because it detected the increase in load and that there was an imbalance, so it tripped. This was opened, isolated and the load switched onto another circuit. Commr. Kallay stated that a customer said that they called in about this outage and the call center did not pick up at all. She asked as to why the call center did not have a recorded response about this outage. Pete stated that Jeff is looking into this issue. He also noted that if we know it is going to be an extended outage we will record a message.

Dave noted that they were prioritizing their efforts in restoring power. Pete noted usually outages are resolved quickly so there is no need to change the recording. Commr. Kallay inquired if there was a dire emergency that perhaps there could be a different person or process that would ensure there was a recorded outage message for customers phoning into the call center. Dave said they do have another person contact the call center.

Commr. Prifti inquired if there was thought on automation on all the distribution circuits where they automatically isolate the fault and start picking up customers at some point. Dave noted that they are looking at this down at Hemlock and Farm Street where the schools are located. He said normally we do not have a lot of major outages, and our response time is quick.

Project Updates

Energy Park

Dave noted that the battery is currently running and tested at 5 megawatts today and charged and discharged for an extended period of time. Dave

noted that the foundations will be completed sometime in July. Pete said the generator and radiator will be coming in the fall. The Board scheduled to visit the project on June 11, 2025, at 9:00 am. Pete informed the Board that Light Shift asked him to participate in a presentation at the APPA Conference next week about WMGLD's battery project.

Dave mentioned that the Head of the Lake project is moving along. Meters have been installed in building 1 and meters are now being installed in building 3. Pete mentioned that most of the infrastructure on the Lowell Street side has been completed and work will begin on the North Ave side of the project. Commr. Boettcher inquired if we have some sort of introductory information that we can send to these new customers about all the WMGLD programs. Pete said we do send information when customers sign up, but we can also have information available at the rental office. Commr. Daly inquired about meter inspections on page 25 of the Board book and the notation of 20% cut meter seals indicating work may have been done without a permit. Pete stated that this value may be a little high due to the fact that there had not been field visits in several years. He also noted this value included inside meters. He said that we only found one theft of service and it was relatively small. Dave commented that this list was also shared with the Building Department. He explained that there is now a system in place that in order for an electrician to get a permit we have to be notified so we can pull the meter.

New Business

Introduction of a Heat Pump Rate

Business Analyst Joe Collins shared with the Board that he researched heat pump rates from other utilities. He noted that there are not many utilities that offer this type of rate. One of the largest ones locally is Unitil. Their rate began as of March 1, 2025. It is for either whole or partial home heating with a one-year commitment. The distribution charge is lowered from 9.5 cents to 3.5 cents from November 1st to April 30th. The other charges remain the same. It is still too early to see how many customers have signed up yet, but this is something that he will continue to monitor. Joe stated that National Grid was ordered by State regulators to come up with a rate for their heat pump customers that is similar to a winter rate. National Grid came back with a technology neutral rate that would essentially give you a discount for a higher usage volume. There was push back on this from different agencies because it did not take into account energy efficiency or the use of heat pump technology. So, if a customer on this rate used more electricity they would receive a higher discount.

Joe cited another example (Central Maine Power)

- Pilot program – 5,000 customers

- Delivery charge lowered from \$0.12803 to \$0.011418 from November 1st to April 30th. However, delivery charges are returned to \$0.0254547 from May 1st to October 31st
- Shifts some of the costs away from the heating season to the cooling season

He said this may be beneficial to someone who has a winter vacation home in Maine.

Preliminary WMGLD Rate Discussion:

- Preliminary analysis of heating season bills for heat pump apartment building vs. gas-heated apartment building shows heat pump customers are paying \$38 more on average per month during the heating season
 - There is also estimated to be savings on average of \$48 per month during the non-heating season for heat pump customers
 - Initial recommendation to offer a \$0.03 discount on the distribution charge from November 1st to April 30th
 - Efficiency of heat pump system is important to the savings calculations

Pete stated that this would be offered to single family homes only if the customer completely remove their fossil fuel heating system. This rate would be available to new construction multi-family projects that were built in the past few years (no removal is necessary since they did not have fossil fuels in the first place). Discussion ensued.

Approval of 2024 Department of Public Utilities Annual Report

Pete mentioned that the pension numbers were received from the Retirement Board, so the audit has been finalized. Mark provided a review of the financials.

A motion to accept the return of the Wakefield Municipal Gas Light Plant to the Department of Public Utilities for year-end December 31, 2024, as amended was made by Commr. Kallay and seconded by Commr. Warchol.

Vote: The motion was approved unanimously 5-0.

Any other matter not reasonably anticipated by the Chair.

Executive Session

Collective Bargaining – Review for both Associations

A motion to go into Executive Session was made by Commr. Prifti at 7:49 pm and was seconded by Commr. Kallay.

Vote: The motion was approved unanimously 5-0

The Board reviewed and discussed the Employee Association contract.

A motion to approve the Employee Association contract was made by Commr. Kallay and seconded by Commr. Prifti.

Vote: The motion was approved unanimously 5-0

The Board reviewed the Supervisor's Association contract.

A motion to approve the Supervisor's Association contract was made by Commr. Kallay and seconded by Commr. Daly.

Vote: The motion was approved unanimously 5-0

A motion to come out of Executive session and back into General session to adjourn was made by Commr. Kallay at 8:14 pm and seconded by Commr. Warchol.

Vote: The motion was approved unanimously 5-0.



MAY 2025 WMGLD COMMISSIONER'S DASHBOARD

	Outages (Elec)	
	SAIFI	CAIDI
Mar	0.10	46
Apr	0.20	47
May	0.40	68
Cal YTD	0.200	52.80

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

	New Services on the System	
	Electric	Gas
Mar	2	1
Apr	5	-
May	7	1

	Solar Generation 125 Customers	
	Generated	Back to WMGLD
CYTD	779,521	359,597
Comm'l	11,906,212	2,850,631
Res	4,400,078	2,635,472
Inception	16,306,290	5,486,103

	Monthly & Annual Peaks	
	Prior Year	Current Year
Mar	22.4 Mw	25.1 Mw
Apr	23.8 Mw	21.8 Mw
May	28.4 Mw	22.1 Mw

Summer YTD Peak	
9/7/23	6/20/24
39.3 Mw	41.2 Mw

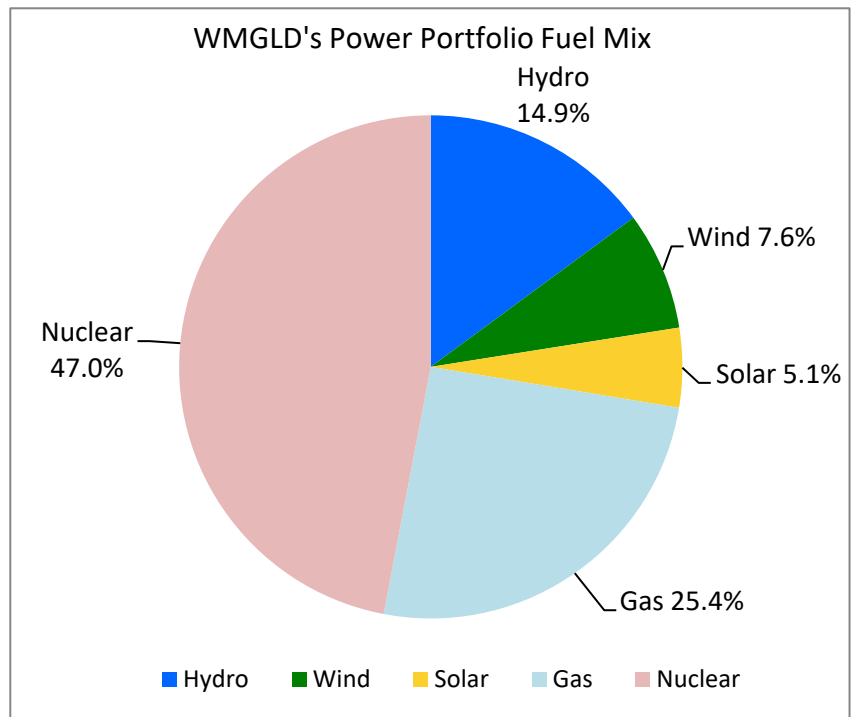
Winter YTD Peak	
1/7/24	1/20/25
26.5 Mw	29.2 Mw

All Time Peak	
1/2/14	8/2/06
36.5 Mw	50.7 Mw

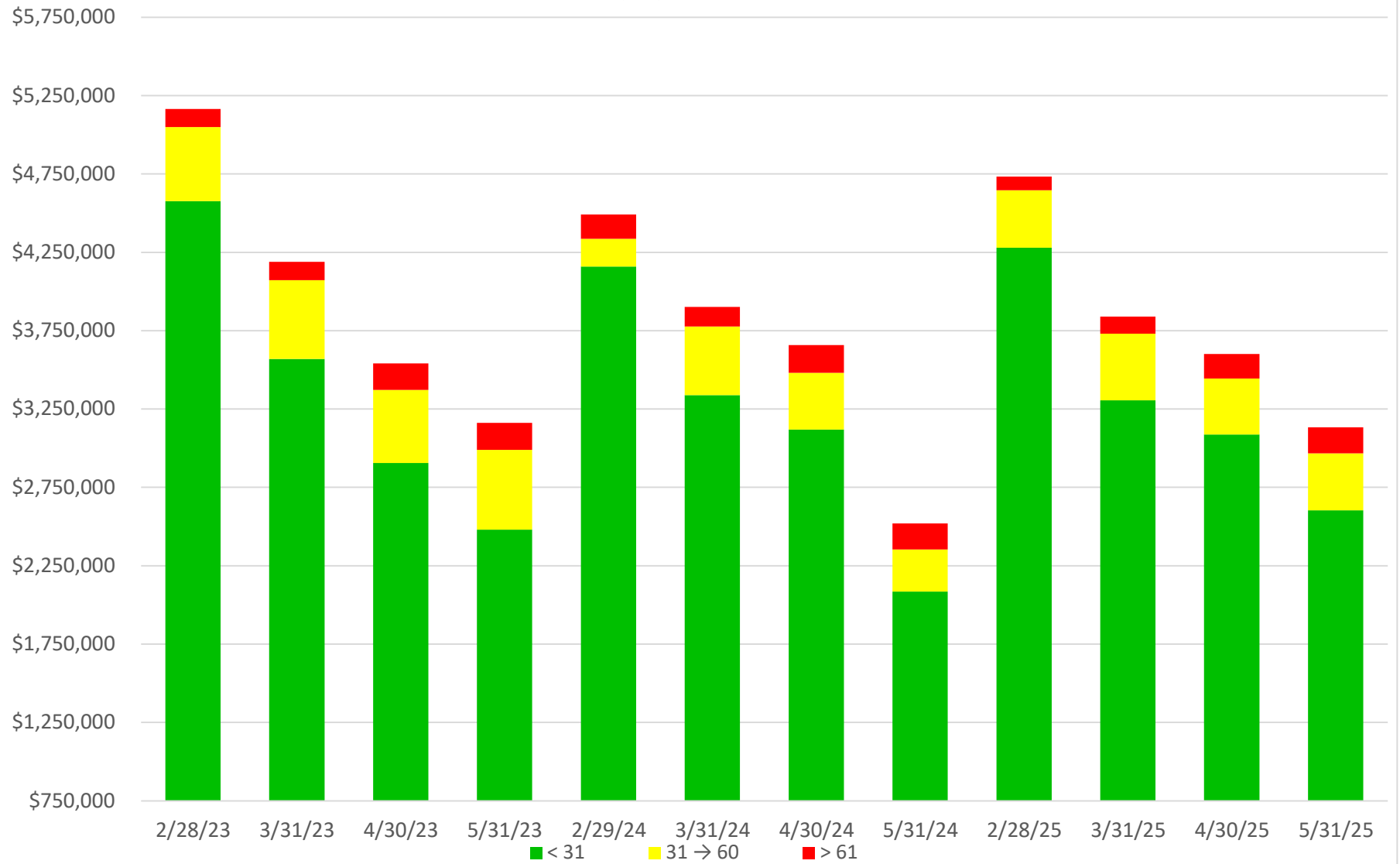
CONSERVATION BUDGET		
YTD FY25 Conservation Revenue Billed	\$	730,469
YTD FY25 Paid out to Customers:		
367 Appliances & Thermostats	\$	(27,124)
63 Air Sealing (insulation/windows)		(62,135)
89 Heating & Cooling		(164,538)
12 Residential Solar		(60,418)
118 Cordless Yard Equipment		(7,435)

GREEN CHOICE RATE	May	CYTD
Green Choice Revenues	\$ 889	\$ 6,019
KwH billed on GC Rate	51,480	343,482
Number of Customers		107

Natural Gas Peak Usage	
Current Year Peak (Nov '24 → May '25)	1,274,416 CCF
Prior Year Peak (Nov '23 → May '24)	1,069,156 CCF
All-Time Peak - Jan '18	1,370,554 CCF



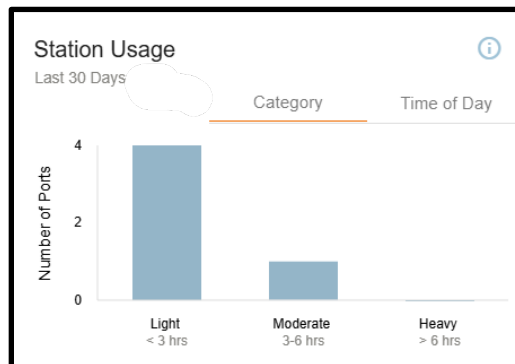
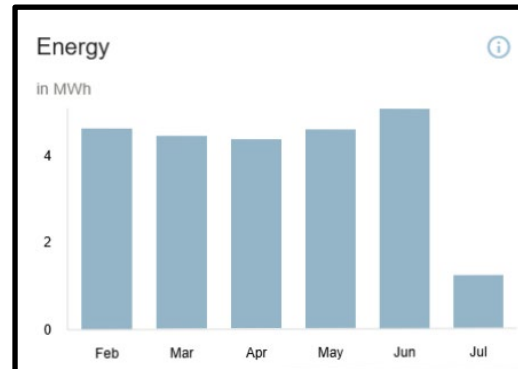
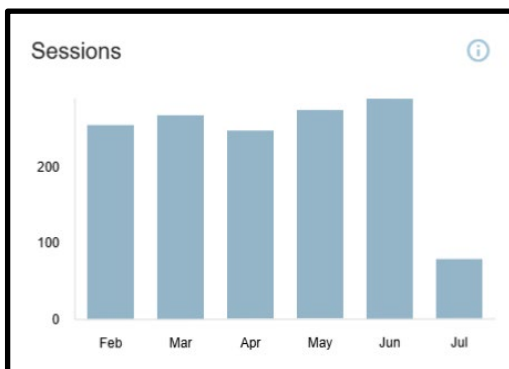
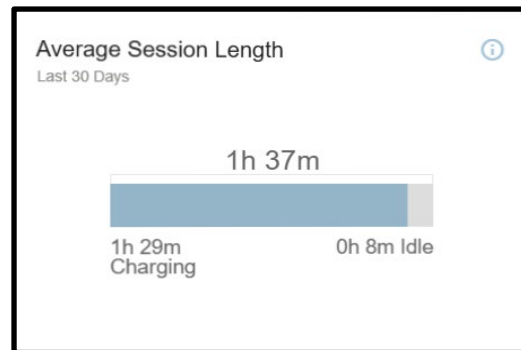
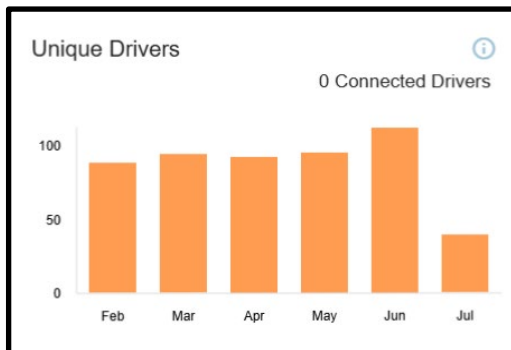
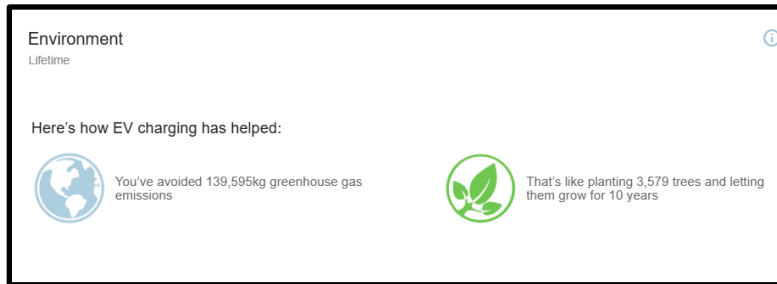
Receivables Aging - As of May 31, 2025



Electric Vehicle Charging Stations

Dashboard – June 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				
Jun-25				
Locations	Utility Billing	KWh	Town Revenue From Charge Point	KWh
Vets Field	\$299.25	1370	\$316.58	1370
Civic Center	\$161.74	735	\$165.35	735
Public Parking Lot	\$652.94	3051	\$1,034.67	2874
Totals	\$1,113.93	5156	\$1,516.60	4979
EV Charging Stations				
Usage and Revenue				
Jun-25				
Locations			Revenue From Charge Point	KWh
Quannapowitt			\$6,121.75	16025

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.

General Manager's Report

The following is the General Managers Report for July, 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*
 - 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 & 2 switches – Installed and energized (COMPLETE)
 - 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 (energized 5/8/2025)
 - Building 3a – 1/26/2026 160 units and garage (5/30/2025 energized, in process of installing meters)
 - Building 3b – 4/20/2026 130 units
 - Building 2 – 7/22/2026 86 units
 - Full Occupancy: Q3 2026
 - 4 transformers, 2 switches and 3200' of cable installed and Spliced – COMPLETED
 - Building #1 scheduled to be energized on May 8, 2025.
 - Building #3a Scheduled to be energized Late May & early June 2025
- 596 North Ave – 38 Residential Apartments – Working
- Albion St @ Lake St. - 9 unit apartment building – Working
- 460-472 Main St – 16 residential apartments and commercial space (former Molise Building) – Removed existing transformer and cable, building under construction June 2025

Permitting:

- 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)

- 127 Nahant St. – 26 Residential units proposed – Planning stage
- 525-527 Salem St – New 22-unit building – On-Hold
- 32 Nahant St – 32 Units

Gas Department

- Main and service replacement was completed on Fox Road. Main replacement is underway in the Greenwood section of Main Street and will be completed by the end of July.
- 771 meters were replaced so far this year with a target of 1069 for the year.
- There are currently 1665 inside gas services and 3544 outside services. 59 services have been moved outside this year so far.
- Leaks Class 1 – 0* Class 2 – 0 Class 3 –13.

Financial Reports

Monthly Financials for through March and Consumption Reports through May 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
- Batteries installed on 4/23/2025
- Site station service transformer energized - 5/2/2025
- 480v service to BESS energized on 5/2/2025
- BESS hot commissioning started on 5/7/2025
- BESS inverters scheduled to be delivered and installed on 5/9/2025
- BESS 13.8kv interconnection schedule – Late May for testing
- BESS scheduled to be online June 2025 - COMPLETE
- NEMT and WMHS Solar design finalized on 4/22/2025
- NEMT and WMHS Solar bid package available on 5/12/2025 and Bids due mid-June. – Bids being EVALUATED
- Retaining wall in back of yard installed – 5/29/2025 (COMPLETE)
- Perimeter fence - COMPLETE June 2025
- Generator and radiator foundations scheduled to be installed June – July – Working
- Hemlock Rd conduit tie-in to Energy Park MHs during July 2025
- Driveway paving with binder - August 2025
- Generator scheduled for delivery – September 2025
- Switchgear scheduled for delivery – October 2025

- Padmount Vista switches schedule for delivery – March 2026 (last 2 pieces of equipment to be delivered)

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 –100%

Completed

- Procurement process for long lead time items – (3) Transformers –

Installed April 2025

- Temporary construction power – Completed
- Permanent power – January 2026 Revised October 2025
- 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 – Revised November 2025
- Substantial completion / occupancy: Students and Staff January

2027

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

Major Projects:

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 2025 scheduled to start February 2024 –Area 3 (West side / Prospect Area) – Completed
- Residential Tree Planting Program (Utility Friendly and Shade Trees)– Fall 2025 planting
- Public Tree Planting Program (Utility Friendly Trees) –Fall 2025 planting
- Maple Way – Reforestation – 96 Trees Planted – Completed
- Substations:
- Wallace and Beebe Testing (transformers and breakers) – May/June – Progress
- Town Projects:
- Vets Field Lighting – Upgrade lighting at Vets field with LED fixtures and install secondary cable –2025
- Summer Preparation, Monitoring & Load Balancing:
- Distribution transformer additions and replacements based on transformer load management – May/June
- Hurricane Preparation / Survey:
- Overheat circuit patrols: Evaluating wire, equipment, hardware, poles and vegetation – May/June
- IR Survey OH Distribution System & Substation Yard:
- Survey scheduled for July
- Burns Park:
- Site work in progress

Information for Discussion

**Board of Commissioners
July 15, 2025
Agenda Item No D-2**

WMGLD Website

WMGLD has been working on upgrading its website for the past several months. A valuable customer focus group was conducted in June to share feedback on the new design. A test version of the updated design of the site was provided to the Board and the Board will be given the opportunity to share their feedback as well.

Information for Discussion

**Board of Commissioners
July 15, 2025
Agenda Item No D-3**

Heat Pump Rate

Last month the Board reviewed the potential of establishing a seasonal heat pump rate. Staff presented a proposed framework. The Board will be asked to provide feedback on the framework.

Information for Discussion

**Board of Commissioners
July 15, 2025
Agenda Item No E-1**

Contract Signatures

Last month the Board voted to approve the new Employee and Supervisory Associations contracts. The contracts have been reviewed and are prepared for signatures.

Information for Discussion

Executive Session- Review of proposed changes to the General Manager's contract.

APPENDICIES

Wakefield Municipal Gas & Light Department Commercial Electric Vehicle Charging Time-of-Use Rate (CEV-TOU)

Purpose and Applicability

The Commercial Electric Vehicle Charging Time-of-Use Rate (CEV-TOU) is designed to offer commercial customers an alternative Electric Vehicle (EV) charging rate for those who have installed a commercial grade charger(s).

To qualify for the CEV-TOU rate, commercial customers must have a second meter separate from the normal electric meter. This meter will be solely dedicated to Level-2 and/or Direct Current (DC) Fast Charger electric vehicle charging and thus will be metered separately from all other commercial electric usage.

The CEV-TOU is intended to reduce the peak load on the Department, while also giving customers a chance to receive electricity at a lower cost when charging at the specified times.

Included with the CEV-TOU are two distinct periods of electricity usage: On-Peak Hours and Off-Peak Hours (which will be determined by the Department on an annual basis). Charging during the Off-Peak hours will provide a discounted electricity price, and in contrast, On-Peak hours will charge a premium on electricity used. Current peak hours will be posted on the WMGLD website. If peak hours are subject to change, WMGLD will give customers advance notice.

At the option of the Department, qualifying commercial customers will be served under one of two rates based on intended usage, CEV-TOU A or CEV-TOU B. The parameters of these rates will be described below.

Rates

CEV-TOU A (Fleet and Multi-Unit Residential Charging):

For electric vehicle charger usage intended for fleet charging or private use by a multi-unit residential complex, commercial customers may be eligible for CEV-TOU A. Under this rate, commercial customers will be billed under the same convention as the residential Electric Vehicle Meter Time-Use-Rate (EVM-TOU – MDPU No. 81), but with a different base rate structure (commercial instead of residential).

CEV-TOU A will operate under the Commercial Rate B (MDPU No. 77) structure with modifications to the Customer Charge and Energy Charge. For this rate, the off-peak discount and on-peak premium are related to the Energy Charge defined in Commercial Rate B. Below is a breakdown of CEV-TOU A:

Customer Charge	\$5.00 per Month
Energy Conservation Charge	\$5.00 per Month

Off-Peak:

Distribution Charge	\$0.0470 per kilowatt-hour
Energy Charge	\$0.0456 per kilowatt-hour

On-Peak:

Distribution Charge	\$0.0470 per kilowatt-hour
Energy Charge	\$0.4780 per kilowatt-hour

CEV-TOU B (Public Chargers):

For electric vehicle charger usage with the intention of resale (that does not fit under CEV-TOU A), commercial customers will be eligible for CEV-TOU B. Under this rate, commercial customers will be billed under a methodology that is tailored toward chargers available to the public.

CEV-TOU B will operate under the Power Rate C (MDPU No. 78) structure with modifications to the Customer Charge, Energy Charge, and Demand Charge. For this rate, the off-peak discount and on-peak premium are related to the Energy Charge defined in Power Rate C. Below is a breakdown of CEV-TOU B:

Customer Charge	\$25.00 per Month
Demand	\$9.00 per kilowatt
Energy Conservation Charge	\$20.00 per Month

Off-Peak:

Distribution Charge	\$0.0064 per kilowatt-hour
Energy Charge	\$0.0428 per kilowatt-hour

On-Peak:

Distribution Charge	\$0.0064 per kilowatt-hour
Energy Charge	\$0.2928 per kilowatt-hour

Billing Demand (CEV-TOU B Only)

The Billing Demand for any month shall be the greater of the following:

The maximum 15-minute measured demand during the month measured in kilowatts, or

70% of the maximum 15-minute measured demand as so determined using the preceding 11 months.

Purchased Power and Fuel Adjustment

The amount determined under the preceding provisions shall be adjusted in accordance with the Department's Purchased Power and Fuel Adjustment charge (as defined in MDPU No. 80).

Energy Conservation Charge

An Energy Conservation Charge (ECC) is billed in accordance with the Department's ECC rate MDPU No. 79.

Minimum Bill

The Customer Charge

Discount

A discount of 10% will be applied to bills paid on or before the 15th calendar day following the billing date, which is the discount expiration date, provided that all previous bills have been paid and provided that if the 15th calendar day falls on a weekend or a federal holiday such deadline shall be extended to the next calendar day. The Customer Charge, Energy Charge, Fuel Adjustment Charge and Energy Conservation Charge will not be discounted.

Term of Contract

Subject to termination at any time upon notice.

Terms and Conditions

The Department's terms and conditions in effect from time to time, where not inconsistent with any specific provisions hereof, are a part of this rate.

Date Issued:
July XX, 2025

Date Effective:
July XX, 2025

Filed by:

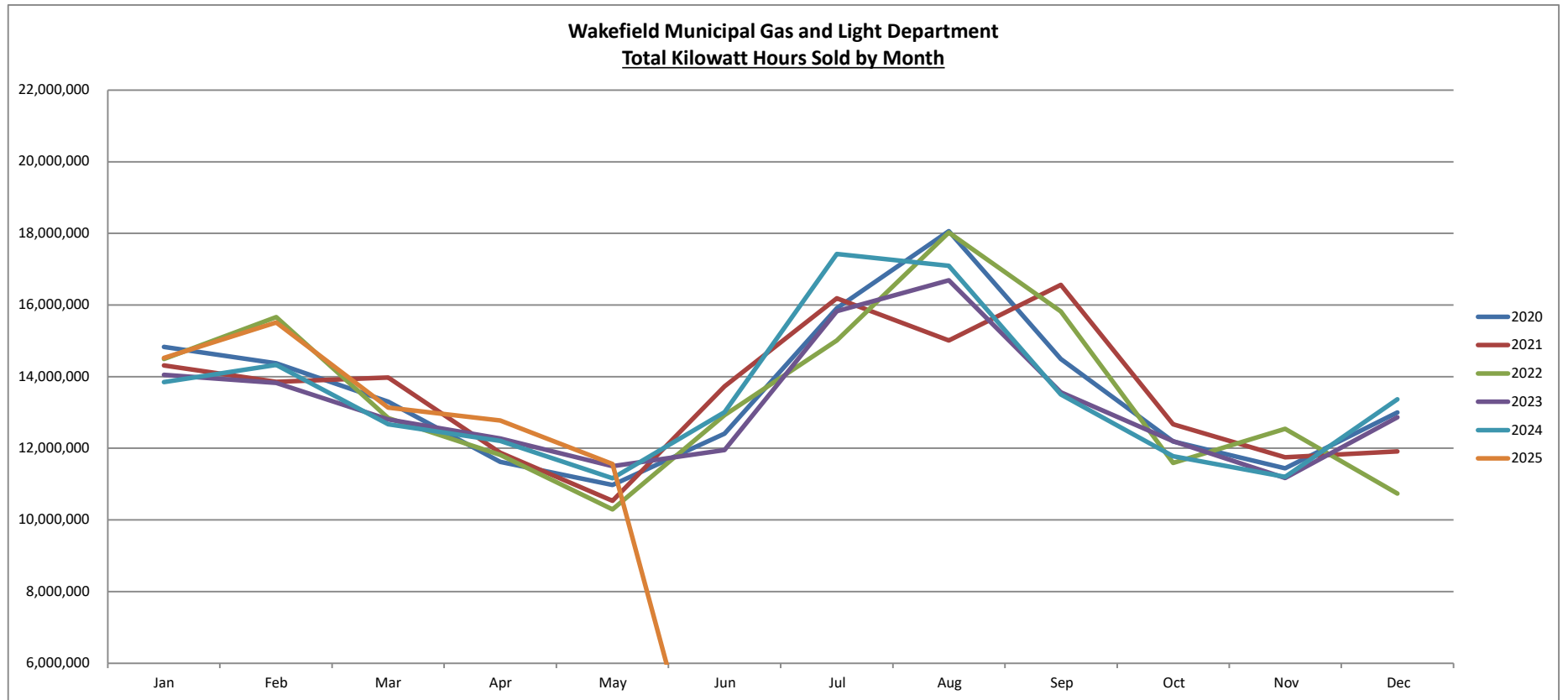
Peter D. Dion, General Manager
Thomas H. Boettcher, Chair
Jennifer Kallay, Secretary
John J. Warchol
Elton Prifti
Sharon Daly

480 North Avenue
Wakefield, Massachusetts 01880

DRAFT

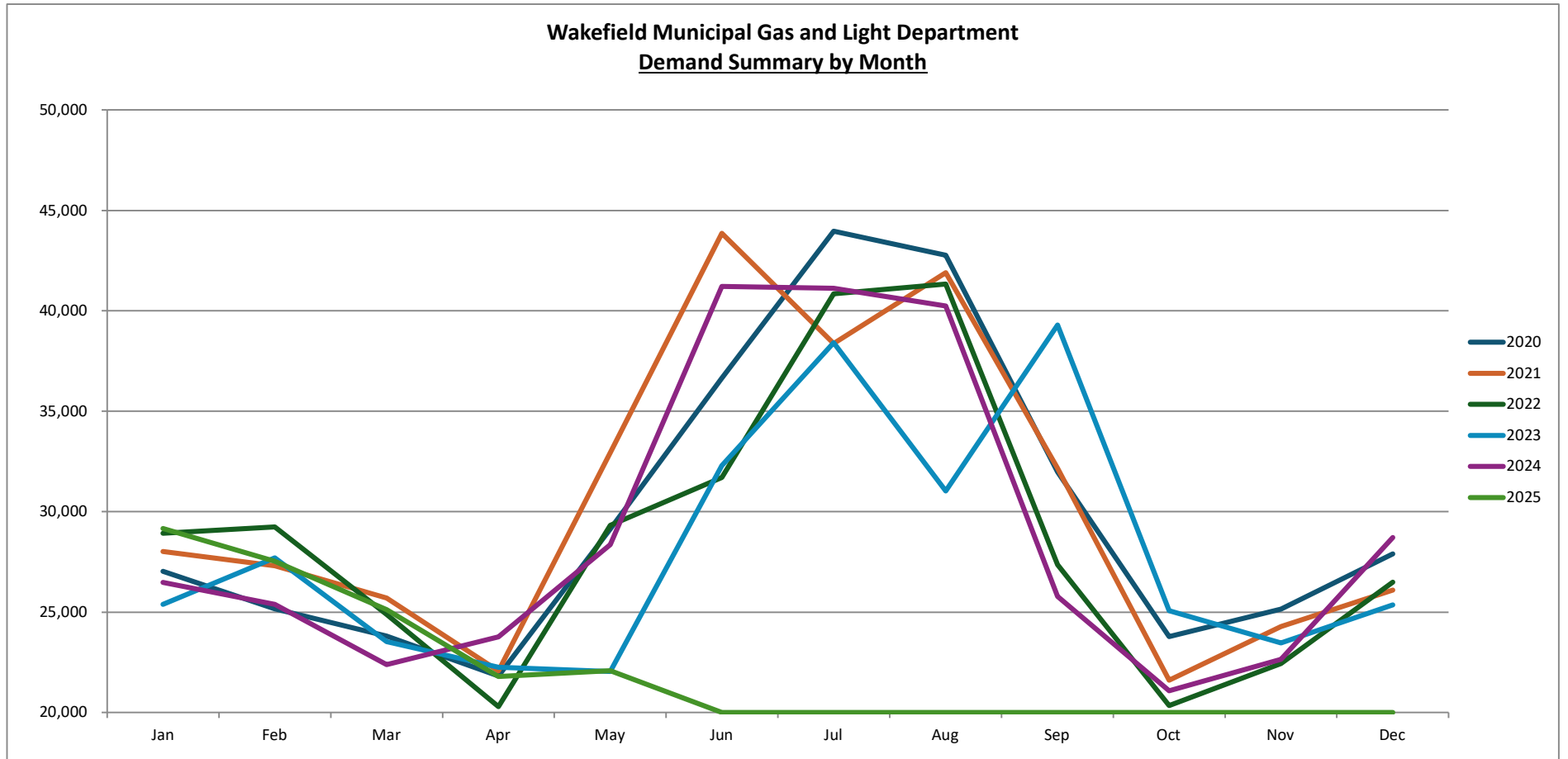
Wakefield Municipal Gas and Light Department
Total Kilowatt Hours Sold by Month

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Year to Date Thru May	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	65,100,282	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	64,555,465	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	65,113,846	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	64,450,166	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	64,212,882	161,594,567	1.8%
2025	14,526,449	15,515,447	13,134,998	12,776,821	11,558,187	0	0	0	0	0	0	0	67,511,902	67,511,902	



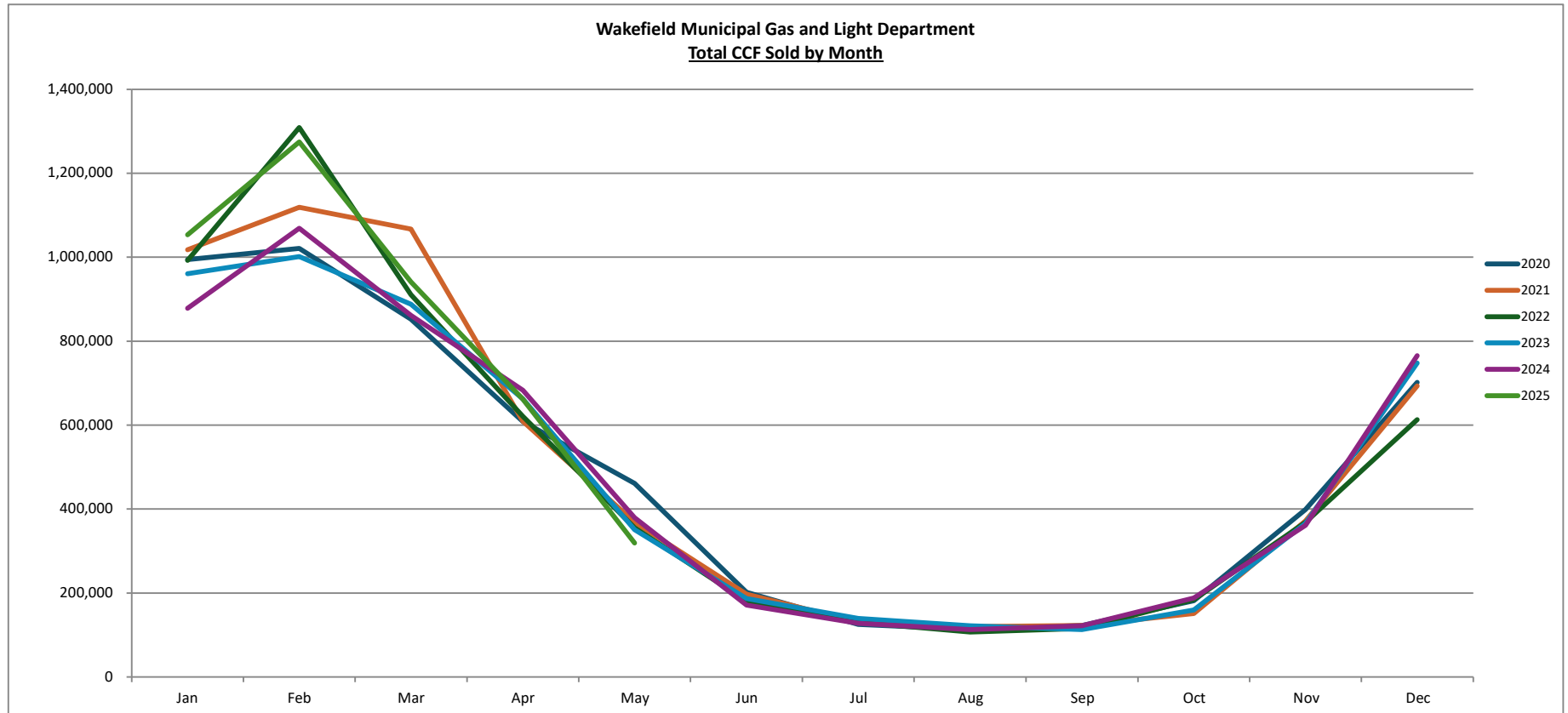
Wakefield Municipal Gas and Light Department
Demand Summary by Month

	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	27,535	25,134	21,790	22,092	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 May	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	3,937,282	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	4,181,632	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	4,188,127	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	3,864,671	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	3,872,448	5,722,149	0.4%
2025	1,053,414	1,274,416	941,022	661,780	319,636								4,250,268	4,250,268	



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

	4/30/2024	4/30/2025
ASSETS		
Sinking Fund - Self Insurance	\$ 196,800.40	\$ 206,879.54
Depreciation Fund	190,110.97	194,918.58
Consumer Deposits	952,519.42	1,003,424.54
Total Investments	<u>1,339,430.79</u>	<u>1,405,222.66</u>
Operating Cash	21,724,523.79	19,842,836.51
Depreciation Fund	2,828.87	2,900.42
Consumer Deposits	323,926.76	348,866.64
Petty Cash	525.00	525.00
Total Cash	<u>22,051,804.42</u>	<u>20,195,128.57</u>
Accounts Receivable-Rates	3,855,503.99	4,105,429.39
Accounts Receivable-Other	1,222,976.88	1,303,705.28
Inventory	1,032,975.41	1,237,100.56
Prepayments Other	1,001,914.24	972,665.00
Prepayments Power	4,848,513.89	4,966,553.65
Other Deferred Debits	1,960,285.44	2,558,854.68
Total Other Assets	<u>13,922,169.85</u>	<u>15,144,308.56</u>
Total Current Assets	37,313,405.06	36,744,659.79
Distribution Plant	18,659,973.62	21,878,190.62
General Plant	1,520,491.32	1,562,137.38
Net Fixed Assets	<u>20,180,464.94</u>	<u>23,440,328.00</u>
Total Assets	<u>\$ 57,493,870.00</u>	<u>\$ 60,184,987.79</u>
LIABILITIES AND EQUITY		
Accounts Payable	\$ 1,282,168.15	\$ 193,292.33
Consumer Deposits	1,276,446.18	1,352,291.18
Other Accrued Liabilities	20,202.45	17,496.65
Reserve for Uncollectable Accounts	96,530.56	93,373.36
Total Current Liabilities	<u>2,675,347.34</u>	<u>1,656,453.52</u>
Compensated Absences	371,881.39	391,167.51
MMWEC Pooled Loan Debt	7,667,972.50	6,711,407.45
OPEB Liability	302,334.00	975,204.00
Pension Liability	7,528,500.00	6,772,500.00
Total Long Term Liabilities	<u>15,870,687.89</u>	<u>14,850,278.96</u>
Total Liabilities	18,546,035.23	16,506,732.48
Retained Earnings	14,970,237.70	23,085,662.39
Year to Date Income	7,970,022.63	3,630,400.34
Sinking Fund Reserve-Self Ins	196,800.40	206,879.54
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>38,947,834.77</u>	<u>43,678,255.31</u>
Total Liabilities and Equity	<u>\$ 57,493,870.00</u>	<u>\$ 60,184,987.79</u>

Wakefield Municipal Gas and Light Department
Budget vs Actual - Electric Division
For the Ten Months Ending, April 30, 2025

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Energy Revenue (Net of Discounts)				
Residential Sales	\$ 1,347,299.02	\$ 15,283,024.52	\$ 15,152,267.34	\$ 13,035,000.00
Commercial Sales	1,153,363.05	12,315,866.77	11,555,317.12	10,574,000.00
Street Lighting	15,678.00	156,775.00	156,775.00	156,775.00
Municipal Sales	132,304.98	1,386,927.59	1,310,803.68	1,202,000.00
Private Area Lighting	7,466.00	74,640.53	74,690.14	74,170.00
Green Choice Revenue	1,050.22	11,625.81	12,517.90	-
Total Energy Revenue	2,657,161.27	29,228,860.22	28,262,371.18	25,041,945.00
Other Revenues				
Unbilled Revenue	-	-	-	-
Interest Income-Consumer Deposits	4,281.81	42,907.10	42,545.65	83,334.00
Interest Income-Depreciation Fund	405.65	3,984.65	4,072.58	-
Interest Income-Self Ins Sinking Fund	761.73	8,909.42	8,267.38	-
Interest Income-MMWEC	10,008.62	75,279.01	98,198.79	-
Income (Exp) - Merchandise & Jobbing	(62,406.76)	218,757.26	(520,005.68)	83,334.00
Other Revenues-Temp Services	100.00	1,300.00	1,000.00	834.00
Sales Tax	60,484.75	656,805.06	614,014.98	625,000.00
Conservation Charge	61,864.34	582,547.30	649,440.01	626,170.00
Reconnect Fees	250.00	2,050.00	1,550.00	2,500.00
Comcast & RCN Pole Fees	14,766.00	113,802.57	93,867.13	116,666.00
Insurance Reimbursements	7,145.71	8,482.34	12,961.34	-
EV Chargers	4,441.63	33,984.10	41,956.71	-
Other Electric Revenue	13,507.76	192,249.81	152,654.85	190,834.00
Total Other Revenue	115,611.24	1,941,058.62	1,200,523.74	1,728,672.00
Total Revenue	2,772,772.51	31,169,918.84	29,462,894.92	26,770,617.00
Power Costs				
Purchased Power	(1,142,388.04)	(12,818,501.86)	(14,786,010.64)	(14,492,000.00)
Power Expense Generation	(1,281.58)	(19,696.43)	(14,717.56)	(432,045.00)
Power Expense Battery	(4,869.04)	(55,452.73)	(50,561.30)	(210,605.00)
Total Power Costs	(1,148,538.66)	(12,893,651.02)	(14,851,289.50)	(15,134,650.00)
Gross Profit	\$ 1,624,233.85	\$ 18,276,267.82	\$ 14,611,605.42	\$ 11,635,967.00
Operating Expenses				
Miscellaneous Operating Expenses				
Depreciation Expense	(253,519.25)	(1,933,923.50)	(2,209,198.21)	(1,992,273.00)
Sales Tax	(56,508.07)	(656,805.06)	(614,014.98)	(639,000.00)
Interest Expense-Consumer Deposits	(5,291.38)	(37,899.34)	(49,451.44)	(30,000.00)
Interest Expense-Sub + MMWEC	(11,769.17)	(138,175.40)	(123,356.38)	(122,095.00)
Total Misc Operating Expenses	(327,087.87)	(2,766,803.30)	(2,996,021.01)	(2,783,368.00)
Distribution Expenses				
Supervision and Engineering	(24,098.81)	(210,871.96)	(278,079.01)	(245,834.00)
Substation Salaries and Expense	(60,712.81)	(581,751.17)	(653,603.69)	(641,666.00)
Customer Installation Expenses	(630.31)	(6,427.01)	(6,926.07)	(10,000.00)
Distribution Operations Expense	(50,246.72)	(567,096.21)	(616,914.38)	(666,666.00)
Total Distribution Expenses	(135,688.65)	(1,366,146.35)	(1,555,523.15)	(1,564,166.00)

Wakefield Municipal Gas and Light Department
Budget vs Actual - Electric Division
For the Ten Months Ending, April 30, 2025

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Maintenance Expenses				
Supervision and Engineering	(19,272.00)	(208,281.30)	(211,217.60)	(229,166.00)
Maintenance of Station Equipment	-	(189.00)	-	(10,000.00)
Maintenance of Other Equipment	(584.00)	(1,369.15)	(658.08)	-
Maintenance of Overhead Lines	(79,215.26)	(1,424,799.52)	(1,281,513.51)	(1,416,666.00)
Maintenance of Underground Lines	-	-	(4,174.35)	(10,000.00)
Maintenance of Line Transformers	-	(6,700.00)	-	(8,334.00)
Maintenance of Street Lighting	(750.00)	-	(750.00)	(4,166.00)
Maintenance of Meters	(630.31)	(82,706.52)	(17,911.66)	(41,666.00)
Maintenance of Distribution Plant	(1,436.12)	(13,730.03)	(14,675.59)	(20,000.00)
Total Maintenance Expenses	(101,887.69)	(1,737,775.52)	(1,530,900.79)	(1,739,998.00)
Customer Account Expense				
Meter Reading Expense	(4,915.69)	(42,387.56)	(49,503.19)	(45,000.00)
Customer Records & Collection Exp	(86,610.33)	(807,176.93)	(853,348.91)	(900,000.00)
Total Customer Account Exp	(91,526.02)	(849,564.49)	(902,852.10)	(945,000.00)
Administrative and General Expenses				
Community Relations & Advertising	-	(76,991.94)	(183,351.13)	(91,666.00)
Administrative Salaries and Expense	(15,835.26)	(210,323.99)	(191,317.38)	(220,834.00)
Business Mgr, Office Salaries & Exp	(9,166.30)	(137,262.85)	(128,939.42)	(183,334.00)
MIS Salaries and Expense	(22,388.83)	(345,712.18)	(446,394.14)	(354,166.00)
Outside Services	-	(22,875.00)	(18,450.00)	-
Conservation & Rebates	(56,550.57)	(691,521.35)	(545,210.45)	626,170.00
Property & Liability Insurance, Damages	(12,108.48)	(108,945.76)	(119,449.34)	(120,834.00)
Employee Pensions and Benefits	(118,479.60)	(1,200,451.03)	(1,268,684.40)	(1,166,666.00)
General Administrative Expense	(132.98)	(36,418.87)	(56,418.56)	(300,000.00)
Maintenance of General Plant	(2,694.01)	(66,137.80)	(125,180.74)	(91,666.00)
Total Admin & General Expenses	(237,356.03)	(2,896,640.77)	(3,083,395.56)	(1,902,996.00)
Net Income (Loss) Before Surplus				
Adjustments	\$730,687.59	\$8,659,337.39	\$4,542,912.81	\$2,700,439.00
Surplus Adjustments				
Additions				
Sale of Scrap	-	19,656.48	49,684.64	16,666.00
MMWEC Refund	-	-	-	-
Total Additions to Surplus	-	19,656.48	49,684.64	16,666.00
Subtractions				
Interest on Sinking Fund	761.73	8,909.42	8,267.38	6,666.00
Payment in Lieu of Taxes	60,901.00	600,009.16	609,010.00	609,008.00
Plant Removal Costs	-	100,052.66	344,919.73	116,666.00
Total Subtractions from Surplus	61,662.73	708,971.24	962,197.11	732,340.00
Net Income (Loss)	\$ 669,024.86	\$ 7,970,022.63	\$ 3,630,400.34	\$ 1,984,765.00

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

	4/30/2024	4/30/2025
ASSETS		
Sinking Fund - Self Insurance	\$ 196,800.40	\$ 206,879.53
Consumer Deposits	113,962.59	126,688.86
Total Investments	310,762.99	333,568.39
Operating Cash	(22,479,254.04)	(23,991,733.63)
Consumer Deposits	216,824.41	214,803.14
Petty Cash	175.00	175.00
Total Cash	(22,262,254.63)	(23,776,755.49)
Accounts Receivable-Rates	1,424,785.46	1,482,606.60
Inventory	980,398.49	1,068,042.49
Prepayments Miscellaneous	180,018.75	182,462.18
Other Deferred Debits	644,756.57	852,538.34
Total Other Assets	3,229,959.27	3,585,649.61
Total Current Assets	(18,721,532.37)	(19,857,537.49)
Distribution Plant	26,417,332.50	28,681,801.46
General Plant	665,373.04	663,730.67
Net Fixed Assets	27,082,705.54	29,345,532.13
Total Assets	\$ 8,361,173.17	\$ 9,487,994.64
LIABILITIES AND EQUITY		
Accounts Payable	\$ 7,483.58	\$ 14,295.60
Consumer Deposits	330,787.00	341,492.00
Other Accrued Liabilities	6,806.75	8,383.36
Reserve for Uncollectable Accounts	96,530.56	93,373.36
Total Current Liabilities	441,607.89	457,544.32
Compensated Absences	206,684.73	239,196.95
OPEB Liability	100,778.00	325,068.00
Pension Liability	2,509,500.00	2,257,500.00
Total Long Term Liabilities	2,816,962.73	2,821,764.95
Total Liabilities	3,258,570.62	3,279,309.27
Retained Earnings	(21,449,604.81)	(22,393,839.53)
Year to Date Income (Loss)	96,544.29	1,337,607.70
Sinking Fund Reserve-Self Ins	196,800.40	206,879.53
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	5,102,602.55	6,208,685.37
Total Liabilities and Equity	\$ 8,361,173.17	\$ 9,487,994.64

Wakefield Municipal Gas and Light Department
Income Statement - Gas Division
For the Nine Months Ending, March 31, 2025

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Energy Revenue (Net of Discounts)				
Residential Sales	\$ 979,132.26	\$ 7,854,173.86	\$ 7,958,317.12	\$ 8,934,000.00
Commercial Sales	276,822.28	2,208,411.83	2,225,434.46	2,427,000.00
Municipal Sales	105,053.78	840,197.22	883,018.20	862,000.00
Total Energy Revenue	1,361,008.32	10,902,782.91	11,066,769.78	12,223,000.00
Other Revenues				
Unbilled Revenue	-	-	-	-
Interest Income-Consumer Deposits	1,070.45	10,758.16	10,636.40	16,666.00
Interest Income-Self Ins Sinking Fund	761.73	8,831.48	8,267.37	-
Income from Merchandise & Jobbing	(544.72)	24,934.73	3,546.49	20,834.00
Special Gas Charges	-	4,000.00	4,727.77	8,334.00
Sales Tax	12,253.19	100,961.17	100,667.62	91,666.00
Reconnect Fees	-	-	50.00	-
Insurance Reimbursements	-	-	-	-
Other Gas Revenue	20.34	55,274.20	1,331,245.84	104,166.00
Total Other Revenue	13,560.99	204,759.74	1,459,141.49	241,666.00
Total Revenue	1,374,569.31	11,107,542.65	12,525,911.27	12,464,666.00
Cost of Gas Purchased	(458,219.01)	(6,679,528.98)	(6,487,497.12)	(7,109,000.00)
Gross Profit	\$ 916,350.30	\$ 4,428,013.67	\$ 6,038,414.15	\$ 5,355,666.00
Operating Expenses				
Miscellaneous Operating Expenses				
Depreciation Expense	(197,077.75)	(1,805,512.65)	(1,875,939.92)	(1,812,500.00)
Sales Tax	(12,265.78)	(100,961.17)	(100,667.62)	(91,666.00)
Interest Expense-Consumer Deposits	(1,322.84)	(9,474.83)	(12,362.86)	(8,334.00)
Total Misc Operating Expenses	(210,666.37)	(1,915,948.65)	(1,988,970.40)	(1,912,500.00)
Distribution Expenses				
Supervision and Engineering	(21,400.76)	(240,856.41)	(239,805.89)	(266,666.00)
Station Labor and Expenses	(17,385.80)	(174,205.59)	(208,201.04)	(200,000.00)
Mains and Service	(34,884.15)	(44,088.69)	(63,033.21)	(50,000.00)
Customer Installation Expenses	(14,332.59)	(188,010.25)	(220,013.83)	(200,000.00)
Distribution Operations Expense	(947.79)	(87,069.15)	(60,218.83)	(83,334.00)
Total Distribution Expenses	(88,951.09)	(734,230.09)	(791,272.80)	(800,000.00)
Maintenance Expenses				
Maintenance of Mains	(89,666.16)	(371,846.54)	(495,711.45)	(491,666.00)
Maint of Meters and House Regulators	(6,245.04)	(19,650.38)	(16,571.84)	(25,000.00)
Maintenance of Distribution Plant	(1,851.17)	(50,045.31)	(26,989.76)	(33,334.00)
Total Maintenance Expenses	(97,762.37)	(441,542.23)	(539,273.05)	(550,000.00)
Customer Account Expense				
Meter Reading Expense	(1,638.57)	(14,129.05)	(16,501.07)	(16,666.00)
Customer Record and Collection Expenses	(34,644.66)	(269,154.44)	(291,171.97)	(300,000.00)
Total Customer Account Expenses	(36,283.23)	(283,283.49)	(307,673.04)	(316,666.00)

Wakefield Municipal Gas and Light Department
Income Statement - Gas Division
For the Nine Months Ending, March 31, 2025

	CURRENT MONTH	YEAR TO DATE		
	FY 2025	FY 2024	FY 2025	YTD Budget
Administrative and General Expenses				
Community Relations & Advertising	-	(11,487.77)	(40,126.37)	(16,666.00)
Administrative Salaries and Expense	(5,056.74)	(63,132.33)	(60,721.86)	(66,666.00)
Business Mgr, Office Salaries & Exp	(3,113.92)	(38,688.18)	(39,192.37)	(50,000.00)
MIS Salaries and Expense	(7,462.93)	(115,237.23)	(148,772.94)	(133,334.00)
Outside Services	-	(21,869.64)	(37,039.74)	(30,000.00)
Property & Liability Insurance, Damages	(3,833.29)	(27,227.27)	(28,329.36)	(31,666.00)
Employee Pensions and Benefits	(19,026.61)	(201,344.54)	(239,436.97)	(300,000.00)
General Administrative Expense	4,212.05	(15,040.67)	(13,355.60)	(83,334.00)
Maintenance of General Plant	(898.01)	(30,682.14)	(41,726.95)	(36,666.00)
Total Admin & General Expenses	(35,179.45)	(524,709.77)	(648,702.16)	(748,332.00)
Net Income (Loss) Before Surplus Adjustments	\$447,507.79	\$528,299.44	\$1,762,522.70	\$1,028,168.00
Surplus Adjustments				
Additions	-	-	-	-
Subtractions	-	-	-	-
Interest on Sinking Fund	761.73	8,909.43	8,267.37	6,666.00
Payment in Lieu of Taxes	20,300.25	200,003.34	203,002.50	203,005.00
Plant Removal Costs	-	222,842.38	213,645.13	62,500.00
Total Subtractions from Surplus	21,061.98	431,755.15	424,915.00	272,171.00
Net Income (Loss)	\$426,445.81	\$96,544.29	\$1,337,607.70	\$755,997.00

Preliminary Seasonal Heat Pump Rate Discussion

Current Examples:

Unitil Heat Pump Rate

- Beginning on March 1st 2025, MA residential customers with heat pumps are eligible, can be whole home or partial home heating
- Commit to rate for at least one year
- The distribution charge is lowered from \$0.09621 to \$0.03435 from November 1st to April 30th
- Other charges remain the same

National Grid

- Ordered by Massachusetts regulators to create a lower Winter rate for customers with heat pumps
- National Grid originally proposed a technology-neutral electric rate which would be based solely on the volume of electricity usage not the nature or efficiency of the usage – higher usage yields a higher discount
- In the process of developing a rate similar to Unitil

Other Example (Central Maine Power)

- Pilot program – 5,000 customers
- Delivery charge lowered from \$0.12803 to \$0.011418 from November 1st to April 30th however, an increase to \$0.254547 from May 1st
- Appears to shift some of the costs away from the heating season to the cooling season

Preliminary WMGLD Rate Discussion:

- November 1st to April 30th - discounted distribution charge
- Preliminary analysis of heating season bills for heat pump apartment building vs. gas-heated apartment building shows heat pump customers are paying \$38 more on average per month during the heating season
- There is also estimated to be savings on average of \$48 per month during the non-heating season for heat pump customers
- **Initial recommendation to offer a \$0.03 discount on the distribution charge from November 1st to April 30th**
- Efficiency of heat pump system is important to the savings calculations