



Town of Brighton

MONROE COUNTY, NEW YORK

SUSTAINABILITY OVERSIGHT COMMITTEE, SOC

2300 ELMWOOD AVE. * ROCHESTER, NEW YORK 14618 * PHONE (585) 784-5250 * FAX (585) 784-5368

Sustainability Oversight Committee February 4, 2015

Meeting Minutes

Attendance:

Ron Wexler, Rochelle Bell, Eric Williams, Shubhangi Gandhi, Erinn Ryan, Margy Peet (Color Brighton Green), Mike Guyon, Evert Garcia, Schuyler Matteson, Mary Willis

Minutes:

The January 7, 2015 meeting minutes were approved.

Open Forum:

Announcements:

Old Business

- Street Lighting, Schuyler Matteson
 - Schuyler M. presented a summary of his street lighting study. The street lighting district utility bills, revealed that approximately 73% of the total costs that are billed derive from the rental of the lighting poles and associated infrastructure. Retrofitting the incandescent fixtures with metal halide fixtures, as being proposed by RG&E, would reduce the energy costs by 30% but only save the Town 30% of the 27% or 8% of the total costs.
 - Schuyler M. proposed that the Town should consider purchasing the system and upgrade the light fixtures to new LED fixtures. In his research, Schuyler discovered that there are new LED fixtures available that include both the bulb and the globe fixture for a cost of \$730 per unit. The manufacturer of these fixtures stated that the existing incandescent light fixtures can easily be replaced with the LED fixtures. Replacement of the fixtures should take approximately 45 minutes.
 - Schuyler's financial analysis, determined that the payback period for replacing all of the existing fixtures with the LED units that were previously mentioned would be about 8 to 10 years. This payback period would still allow for an annual buffer of 60 to 80 thousand dollars per year, that could potentially be used to fund a new district administrator and also cover some of the Operation and Maintenance (O&M) costs associated with the system.
 - A discussion ensued regarding the current system's O&M costs. Given the current system's reliability issues, the O&M aspect must be investigated in more detail. Town staff members will perform some research and compile historical outage issues with the existing lighting infrastructure system.
 - Given the schedule for the proposed RG&E improvements to metal halides, it is unlikely that the Town would be able to make a decision on whether or



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not to proceed with the purchase of the lighting infrastructure prior to the installation of said improvements. The Town could look into purchasing the lighting system by 2018, when it is estimated that the Metal Halides bulbs installed by RG&E will start to need replacement.

- The SOC suggested that in the interim, the Town should request that RG&E install light fixtures that will accept LED replacement bulbs.
 - Before presenting Schuyler's report to the Public Works Committee, the report must be revised to include a more in-depth analysis into the O&M needs of the aging infrastructure and consider those needs into the financial analysis. Additionally, the report should include quotes from contractors who could provide lighting installation and maintenance services.
 - The SOC was also interested in hearing more about a performance based contract for LED improvements that Schuyler mentioned during his presentation. Schuyler will speak to members of his company that are more familiar with the service and provide the SOC with more details at a later date.
- SOC University of Rochester Intern, Mary Willis
 - All members of the SOC introduced themselves to Mary
 - Mary has started sifting through all of the data provided to her on the Town facilities energy consumption.
 - The SOC discussed whether the GHG is aimed at just tracking energy consumption or tracking both energy consumption and energy costs. It was decided that it was best to track both consumption and cost.
 - Mary will continue to make progress on the GHG and report on her status at the next SOC meeting.
 - Climate Smart Communities
 - Sub-group contact person
 - The SOC re-visited Ron's straw man chart on separating the Climate Smart Community pledge items into smaller focus sub-groups.
 - During this meeting Eric was assigned to Pledge Item 3.01 "Municipal Facilities and Operations." Steve and Margy were assigned to Pledge Item 3.02 "Municipal Transportation."
 - Steve was assigned as the lead to Pledge Item Number 5 "Realize Benefits of Recycling and other Climate-Smart Waste Management Practices."



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- Shubhangi was assigned as the lead to Pledge Item Number 7 “Enhance Community Resilience and Prepare for Effects of Climate Change.”
- Climate Smart Certification
 - Mike G. informed the SOC that the Town of Brighton is looking into achieving the first level of certification as a Climate Smart Community. Mike G. will pursue completing the certification criteria listed for Element 1.
 - One of the items required to achieve the first level of certification is for the Town to join a National Campaign. Town staff members will look into what is meant by “National Campaign” and report back to the SOC at the next meeting.
- Comprehensive Plan Update
 - Rochelle spoke briefly on the status of the Comprehensive Plan Update for the Town of Brighton.
 - All of the proposals for the Comprehensive Plan are due by 2/23. The committee will then review the proposals, selectively interview consultants and recommend a consultant to the Town Board for consideration. It is anticipated that this process should be finalized by April.
- Alternative Energy Code Amendments
 - Ramsey Boehner is in the midst of finalizing the solar ordinance based on the Public Works Committee feedback.
 - Steve would like to meet with Mike at a later date to discuss issues that he has with the preliminary language that was written for the Alternative Energy Ordinances.
 - Eric mentioned that NYSERDA has a web mapper that shows locations of solar panel installations throughout New York State. Eric will send out the link to the web mapper so that other members of the SOC can view it.
- Town Staff Attendance at SOC Meetings
 - The SOC is interested in having various members of the Town of Brighton staff attend the monthly SOC meetings so that the SOC may get a better understanding of Town Operations and how they relate to sustainability within the Town of Brighton.



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- Mike G. suggested inviting the Town's Budget Officer to one of the monthly SOC meetings. Mike will check on Andrew's availability on report back to the SOC.
- The SOC would also be interested in having solar industry representatives come and speak about the challenges of installing solar energy products in communities throughout the area.
- Parking Lot
 - The SOC reviewed the "parking-lot" document that was previously developed to brain-storm on SOC related ideas/projects that may not take immediate precedence but should be kept in mind.
 - Evert will create a collaborative version of the "parking-lot" on a cloud-based platform (Google Docs, Office 365, etc) so that all members can access and contribute to the parking lot at any time.
- Development Updates
 - Updates for development projects throughout the Town of Brighton were briefly discussed. There were no significant questions to the updates.

New Business

Adjournment

Next Meeting

The next meeting will be March 11, 2015 at 7:00 PM.