

## **Observations and Recommendations for Board of Selectmen, September 2018**

### **Senior Center** (Courtesy visit)

No major changes noted.

kW usage is up in 2018 as fans as being used to deal with the summer heat.

One electric space heater remains in use.

Ambient conditions in the kitchen remain unsolved.

#### **REC:**

**This building is in need of an energy audit, but GCSCC is unable to fund this initiative. [hold over item]**

**Wall-mounted heat pumps would help with air conditioning and heating during the shoulder months, but no funding is available. [hold over item]**

### **Transfer Station**

The work is becoming more labor intensive. Lower demand and stricter quality standards for recyclables requires additional manual sorting, separation, and controls. An associated storage problem has aggravated the situation. The station has only 3 functioning trailers at a point in which it is often necessary to hold onto certain products in order to sell at a more optimal price.

The TS has started shipping out some classes of plastic to the new plant in Groveton for conversion to diesel oil. Plastics #2, #4, and #5 are sent out for no revenue but also at no cost.

There are some security and efficiency concerns about the front office which is usually open to the public and has the cash register. Also, electrical heaters are used but the doors are often open.

A new compactor is on order that has a more efficient motor and its own (hydraulic) heating system. This might increase kW usage a bit.

**RECs:**

- **A solar-power, motion -activated light at the entrance would improve the safety and security situation. [holdover from 2016]**
- **User friendly programmable thermostats would be a good investment [holdover from 2017]**
- **Examine feasibility of expanding storage**
- **Examine feasibility of additional collection points**
- **Examine option for the front office**
- **Consider increasing staff or curtailing some services**

**Opera House/Town Office**

Many positive developments have occurred since last year with the departure of the Chamber of Commerce and the assignment of a building overseer. This has relieved some of the pressure felt by the OH Commission who prefer to focus their activities just on the performance venue.

A major voter-approved insulation project is underway that will significantly improve the efficiency of the building envelope. This project, however, is temporarily on hold pending resolution of issues raised by the Division of Historical Resources.

Comfort in the Tower Conference Room has been improved with the installation of a window a/c unit and window shades.

A new programmable thermostat is working well compared to the previously user-unfriendly unit.

Use of the building continues on an upward trend, albeit at slightly higher energy usage and cost. The number of events in 2017 increased by about 15% over 2016, and 2018 already exceeds 2017 with 4 months to go in the year.

**RECs:**

**Complete the insulation project ASAP.**

**Improve air sealing around the stained glass windows. [hold over]**

**The HVAC system has problems that should be addressed. [hold over]**

**All concerned would benefit from a long-term plan for the structure.**

### **Waste Water Treatment Plant**

The findings and recommendations on an on-going energy audit should be studied carefully. The resulting report will help prioritize areas for improvement and provide cost-benefit analysis in terms of payback on investment.

### **Parks & Recreation**

This department is in good hands with the new, energy-conscious staff. Some modest increases in energy consumption are understandable given some changes in operations. Efforts are underway to conserve on gasoline and to go chemical-free on grounds maintenance.

Chronic problems with the pool pump seem to have been resolved, and the skating rink was increased in size and usage.

### **RECs**

**Consideration should be given to a new, more energy efficient pool.**

**Planning for a new Rec building or complex must take energy conservation and efficiency into consideration.**

### **Public Library**

Energy consumption continues to be exemplary, particularly given the restraints of the existing heating system.

A chronic problem of dampness in the basement has been addressed.

A grant application to USDA for wall mounted heat pump systems to replace the aging window a/c units and help with heating during the shoulder seasons was not funded, but will be considered in the new FY.

**RECs:**

- **Highest priorities remain (1) resolve the heat distribution problem, and (2) tighten up on air leakage through windows. In the interim, perhaps supplemental electric heat might be considered in some locations. [hold over]**
- **An alternative to window mounted A/C units should be aggressively pursued. [hold over]**
- **Programmable thermostats are a must. [holdover]**
- **An energy audit on the building would be a good next step to help identify, quantify, and prioritize potential energy saving s. [hold over]**

**Police Department**

One full-time patrol officer was added and one vehicle. True staff strength, however, is impacted by deployments, training, and light duty situations. An increased the gasoline consumption is not expected due to a more even distribution of mileage across the fleet.

**RECs:**

**Add a few motion sensors to complete this enhancement [hold over from 2017]**

**Research grants for possible wholesale replace of fluorescent with LED lighting.**

**As a long term goal, consider replacing the propane system with a cost-effective renewable/sustainable energy source.**

**Fire Department**

The operation tempo has increase across the board since about November 2017.

Electrical consumption declined in 2017 but is on the increase thus far in 2018, attributable to unusually warm spring and summer. A/C units are also being used as de-humidifiers.

Problems persist with the functioning of the pellet boiler system. This has resulted in lower pellet consumption but much higher propane usage.

The fire station is about to be retrofitted with a complete set of new exterior doors, a set of which will be solar doors similar to the DPW garage. This should significantly improve energy efficiency.

**RECs:**

**Replace or repair any remaining defective windows [hold over]**

**Install wall-mounted heat pump/AC units throughout the offices [hold over]**

**A gathering of experts is needed to diagnose and remedy the heating situation.**

**Department of Public Works**

See comments about the pellet system under Fire Department.

LED lighting has been added to the new shed.

kW was lower in 2017 but has spike up so far in 2018.

**RECs:**

**A gathering of experts is needed to diagnose and remedy the heating situation.**