



Operations Committee - Board of Representatives

Virgil de la Cruz, Chair

Sean Boeger, Vice Chair

Committee Report

Date: Thursday, March 2, 2023
Time: 6:30pm
Place: This meeting was held remotely

The Operations Committee met as indicated above. In attendance were Chair de la Cruz and Committee Members Reps. Coleman, Ley, Sherwood, Tomas, and Watkins. Reps. Boeger and Stella were excused; Rep. Baxter was absent. Also present were Reps. Adams and Campbell; Matt Quinones, Director of Operations; Lou Casolo, Engineering Dept.; Chris Dellaselva, Legal Dept.; Lee Hoffman, Pullman & Comley; Chris Whitman, Solomon Energy; and two members of the public.

Chair de la Cruz called the meeting to order at 6:30 p.m.

Item No.	Description	Committee Action
1. O31.022	APPROVAL; Agreement between City of Stamford and Antinozzi Associates P.C. for HVAC Units & Roof Replacement at the Yerwood Community Center (a/k/a the Boys & Girls Club), 300 West Main Street (Under RFP No. 868). 11/23/22 – Submitted by Mayor Simmons 12/07/22 – Approved by Board of Finance 5-0-1 12/29/22 – Approved by Committee 9-0-0 01/03/23 – Held by Full Board 31-5-0	Approved 6-0-0

Rep. de la Cruz explained that he had a conversation with Mr. Casolo and Director Quinones, the purpose being to clarify and discuss some items in the response that Mr. Casolo presented after the last Operations Committee Meeting.

Mr. Casolo reviewed the amended agreement. The changes in the agreement are included in Exhibit B-1 (Addendum) and B-2 (Revision of Fee Proposal). The agreement has been modified to account for:

- A roof structure analysis for both the roof and supporting ballast for future photovoltaics on the facility.
- Assessment of the mechanical systems to determine the feasibility of using HVAC systems that are not reliant on gas-fired equipment, such as heat pumps.
- Value of the agreement went from \$148,900 to \$161,600.

Mr. Dellaselva stated that once the consultant completes the roof structure analysis, if an added structure is required and needs to be designed, this would come back to the BOR only if it increases the cost of the original contract by 15 percent.

Chair de la Cruz explained that there are only enough funds to fix the leaking roof at this time. The City has committed to look at solar panels as a separate project, which is beyond the funds available at this time. He recommends contacting the City Grants Office right away to explore all funding opportunities for the solar panels project.

Invited guest Chris Whitman, Solomon Energy, Indicated that under the provisions of the Inflation Reduction Act of 2022 it may be possible to obtain funding for the cost of the roof replacement.

Chair de la Cruz further stated that the design team must explore how the existing HVAC system can be optimized so that we may not have to do a one-for-one in kind replacement. It is his expectation that it will be much easier and less expensive to install one or two high capacity/efficiency HVAC heat pump type units rather than 10-12 separate in-kind units.

Ms. Casolo stated that as discussed, the priority is to replace the roof and not delay that. Mechanical equipment replacements have numerous choices. He will work through this with the design consultant. He will make sure the roof replacement is designed so it has future potential for photovoltaics installation. That installation would be under another contract.

A motion to approve Item #1 was made, seconded and approved by a unanimous voice vote of 6-0-0 (Reps. de la Cruz, Coleman, Ley, Sherwood, Tomas, and Watkins in favor).

3. **O31.017** REVIEW; Stamford Transfer Station Operations and Possibility of Increasing Fees for Non-Residential and Commercial Businesses using the Transfer Station. **Held 6-0-0**
07/06/22 – Submitted by Reps. Stella and Curtis
07/18/22 – Report Made & Held by Committee 7-0-0
08/15/22 – Report Made & Held by Committee 7-0-0
09/12/22 – Moved to Pending
10/17/22 –Held by Committee 8-0-0
12/29/22 –Held by Committee 9-0-0

A motion to take up Item #3 out of order was made, seconded and approved by a unanimous voice vote of 6-0-0 (Reps. de la Cruz, Coleman, Ley, Sherwood, Tomas, and Watkins in favor).

Due to the unavailability of one of the invited guests, a motion to hold Item #3 was made, seconded and approved by a unanimous voice vote of 6-0-0 (Reps. de la Cruz, Coleman, Ley, Sherwood, Tomas, and Watkins in favor).

2. [O31.025](#) APPROVAL; Solar Power Services Agreement between City of Stamford and Allco Renewable Energy Limited for Virtual Net Metering Services (Under RFP No. 802). **Approved 6-0-0**
02/06/23 – Submitted by Mayor Simmons
02/09/23 – Approved by Board of Finance 6-0-0

Director Quinones gave an overview of this item.

- This agreement was initiated by the prior Administration.
- This is a State program that encourages the development of solar farms in CT. Solar farms are developed in rural areas of the State, then municipalities are able to purchase the energy at an agreed upon rate.
- The incentive for the City of Stamford is that this is a lower rate than currently paid to EverSource for these beneficial accounts. Annually, the City can select which beneficial accounts can be attributed to the solar energy being purchased in this agreement.
- The credits are received on a provisional basis.
- There are three facilities the City is seeking to purchase from, totaling almost seven million kilowatt hours.

Mr. Whitman explained that this will create a significant savings in electricity expenditures for City of Stamford. There are about 32 municipalities in Connecticut participating.

This will be a savings of approximately \$400,000 for the retroactive year 2022. Rates will change from year to year, so the credits will vary.

Chair de la Cruz thanked Rep. Watkins for his advocacy on this issue.

A motion to approve Item #2 was made, seconded and approved by a unanimous voice vote of 6-0-0 (Reps. de la Cruz, Coleman, Ley, Sherwood, Tomas, and Watkins in favor).

Chair de la Cruz adjourned the meeting at 7:15 p.m.

Respectfully submitted,
Virgil de la Cruz, Chair

This meeting is on [video](#).