



Massachusetts
DEPARTMENT OF ENERGY RESOURCES

April 2019

COMMONWEALTH OF MASSACHUSETTS

*Charles D. Baker, Governor
Karyn Polito, Lt. Governor
Matthew A. Beaton, Secretary
Judith Judson, Commissioner*

The Green Communities Division Partnering with Massachusetts Cities and Towns

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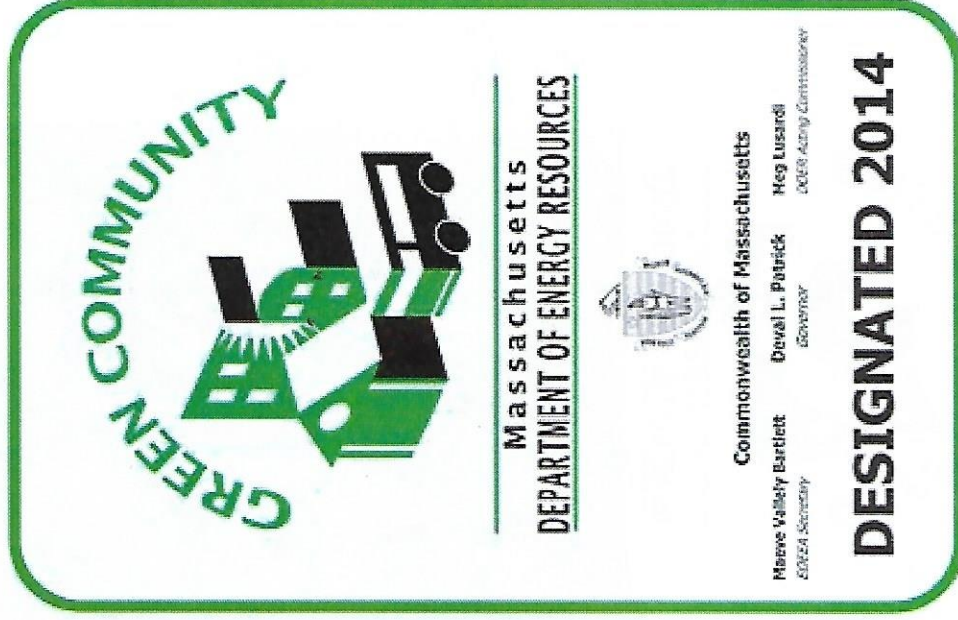
(413) 755 - 2232

GREEN COMMUNITIES DESIGNATION and GRANT PROGRAM

Provides grants to *qualifying* communities to fund energy efficiency initiatives, renewable energy, innovative projects

Qualification Criteria

1. Adopt as-of-right siting, in designated locations, for RE/AE generation, or RE/AE R&D, or RE/AE manufacturing
2. Adopt expedited (12 month) application/permitting process
3. Establish an energy use baseline with a plan to reduce baseline by 20% in 5 years
4. Purchase only fuel-efficient vehicles
5. Require new residential construction and new commercial and industrial real estate construction to minimize life-cycle energy costs (**Adopt Stretch Code - 780 CMR 115, Appendix AA**)



<http://www.mass.gov/eea/energy-utilities-clean-tech/green-communities/gc-grant-program/>

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Criteria 1 – As-Of-Right Siting

Adopt as-of-right siting,
in designated locations,

*Can do it for land only.
Town owned*

for Renewable Energy Generation,

OR for RE or AE Manufacturing,

OR for RE or AE Research and Development

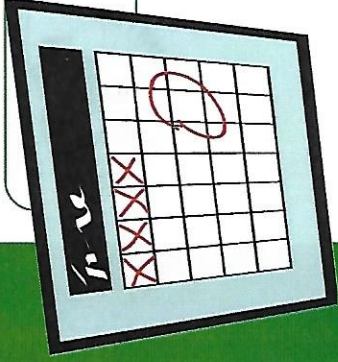
- Site Plan Approval and ConCom review still applicable
but **NO Special Permits** for SOME activities SOMEWHERE
- Designated locations means NOT everywhere in town
- RE = Renewable Energy (Solar PV, Wind, Wave)
- AE = Alternative Energy (Biomass Combined Heat & Power)

**Many small towns use a Solar Overlay District
that includes only town owned property**



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Criteria 2 – Expedited Permitting

12 months: date of initial application to date of final approval

- Applies only to the proposed facilities subject to the as-of-right siting provision.
- Can apply the **MGL c 43D** permitting process to these zoning districts
- **OR** letter from Town Counsel affirming nothing precludes an answer within 12 months

Pretty simple to get a letter from Town Counsel

Has a draft letter



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Criteria 3 – Energy Baseline

**Establish Energy Use Baseline
and Adopt a 5 Year Plan to reduce it by 20%**

- Includes all Municipal Buildings, Vehicles, Street and Traffic Lights
- You can use new Mass Energy Insight Or Energy Star Portfolio Manager or other tools
- The Baseline Year can go back 2 years (to FY 2017)
- Comprehensive 5 year plan to reduce that baseline usage by 20 %

Mass Save can do all buildings



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Criteria 4 – Fuel Efficient Vehicles

1. Purchase only fuel-efficient vehicles for municipal use whenever such vehicles are available and practicable.
2. Police cruisers are exempt until commercially available.
3. Heavy-duty vehicles > 8,500 pounds are exempt.
4. Pick Up Trucks: 2wd = 17mpg; 4wd= 16 mpg
Cars 2wd = 29 mpg; 4wd = 24 mpg



Handwritten note: Handwritten note: Ford Focus



Criteria 5 – Minimize Life Cycle Costs

Require all new residential construction and all new commercial and industrial real estate construction to minimize, to the extent feasible, the life-cycle cost of the facility by utilizing energy efficiency, water conservation and other renewable or alternative energy technologies.

The DOER recommended way for cities and towns to meet this requirement is by adopting the BBRS Stretch Code (780 CMR 115.AA) an appendix to the MA State Building Code.

In a town, the Stretch Code must be adopted as a general bylaw by its Town Meeting.



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Stretch Code old MIS-conceptions

- 'Stretch Code is new and experimental.'
No; It is based on Energy Star for Home
- 'Stretch Code requires tight unhealthy homes'
No; Building science has evolved
- 'Homes w/ oil heat can't meet the Stretch Code'
No; It is easier to meet SC with gas, but ...
- 'Town residents will be required to update their existing homes'
No; New Stretch Code only applies to NEW residential construction and explicitly exempts additions, renovation & repairs

The Stretch Code is no longer much of a Stretch

A few years ago, the Stretch Code WAS a bit of a stretch compared to the base energy code (IECC 2009).

But on July 1, 2014 a new base energy code (IECC 2012) took effect. It required blower door tests and increased insulation levels in walls and attics. Your town had operated under that more energy efficient code for almost 5 years now.

That base code “caught up” with the Stretch Code and some builders say that the Stretch Code was ‘easier’ to comply with than that 2012 Code (insulation levels for example...)



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The Stretch Code is no longer much of a Stretch

January 1, 2017 – there is now a NEW base energy code (IECC 2015) and an associated NEW Stretch Code which is almost NO Stretch at all.

Basic difference in cost is for a HERS Energy Rater which is required by Stretch Code for new residential construction. Total additional costs are between \$1,600 and \$3,000 for typical single family home. MassSave rebate covers most of this extra cost: \$1,300 - \$1,700.

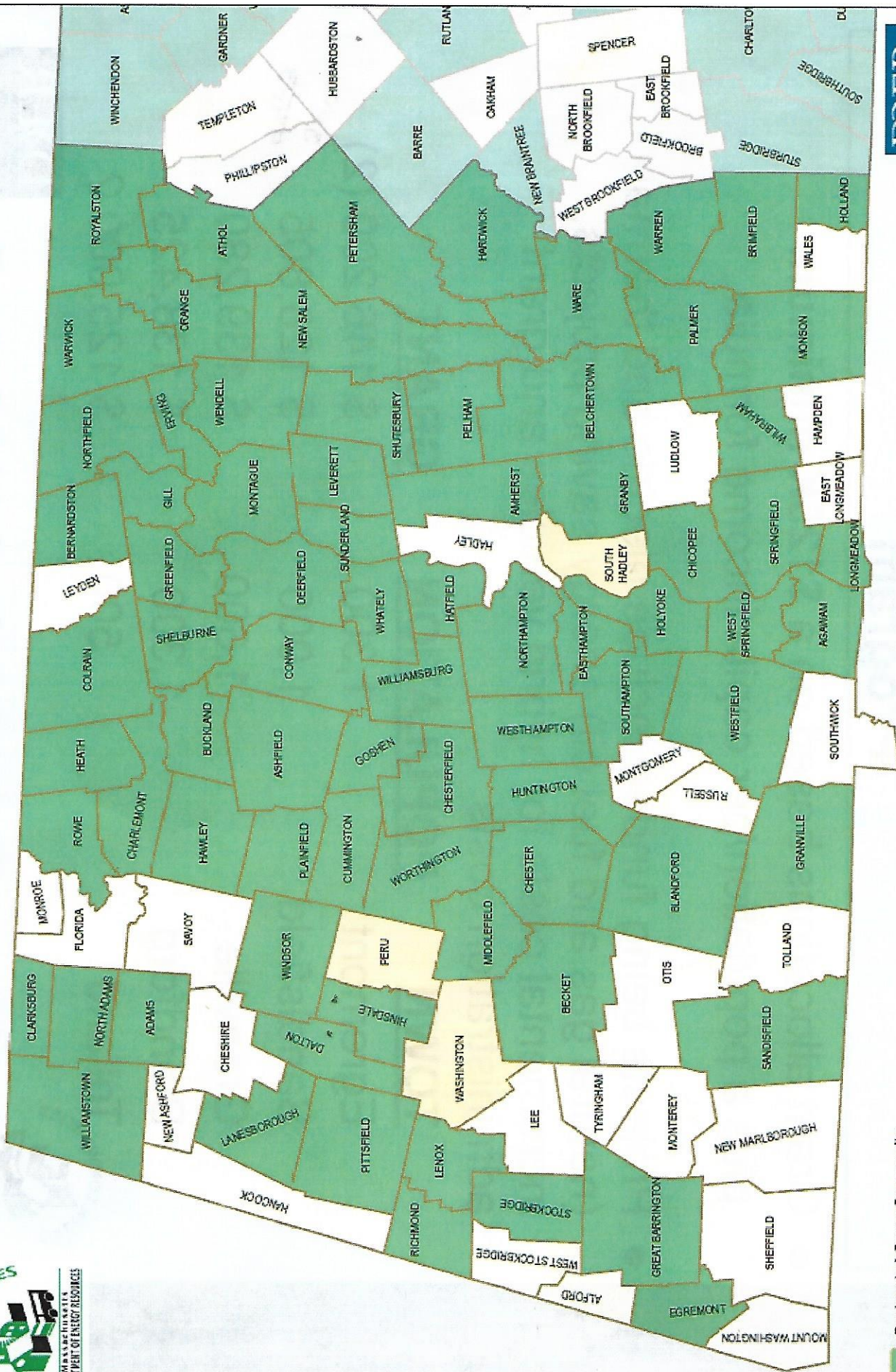
And home owner receives annual energy cost savings year after year after year.



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Western Region



- Designated Green Community
- Passed Stretch Code but not Designated
- Other City or Town



Green Communities Designation and Grant Program

- Grant allocations based on a \$125K minimum plus a population/per capita income formula
- Projects being funded include electric and thermal (natural gas and fuel oil) energy saving projects, incremental costs for hybrid vehicles and grant administration costs.

<u>TOWN</u>	<u>POPULATION</u>	<u>GRANT</u>
Egremont	1,300	\$ 146,200 (2)
Sandisfield	1,000	\$ 128,805 ³⁰⁰⁰ #403
Granville	1,600	\$ 139,280
Blandford	1,300	\$ 138,425
Tolland	500	\$ 125,000 ?



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