



Peabody Municipal Light Plant

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PEABODY MUNICIPAL LIGHTING COMMISSION MINUTES OF REGULAR MEETING SEPTEMBER 26, 2019

A regular meeting of the Peabody Municipal Lighting Commission was called to order on Thursday, September 26, 2019 at the Peabody Municipal Light Plant, 201 Warren Street Ext., Peabody, Massachusetts at 6:30 p.m.

Present for the meeting were Commissioners William Aylward, Charles Bonfanti, Thomas D'Amato, Thomas Paras and Robert Wheatley; Manager Charles Orphanos, Attorney Philip Durkin and Recording Secretary, Barbara Previte.

Chairman Paras asked if there were any additions to the agenda and Manager Orphanos stated that under Section G. Committee Reports the Policy Committee should be listed as Commissioner Paras and not Commissioner Wheatley.

- Agenda Item A: Approval of Agenda:

MOTION BY COMMISSIONER D'AMATO, SECONDED BY COMMISSIONER AYLWARD AND UNANIMOUSLY VOTED (5-0):

MOVE TO APPROVE THE AGENDA AS AMENDED.

- Agenda Item B: Announcement:

Chairman Paras acknowledged that this is an open meeting and informed the public that the meeting is being recorded by hand and voice recorder.

- Agenda Item C: Approval of Minutes:

MOTION BY COMMISSIONER AYLWARD, SECONDED BY COMMISSIONER D'AMATO AND UNANIMOUSLY VOTED (5-0):

19-45 MOVE TO APPROVE THE SPECIAL MEETING MINUTES OF AUGUST 8, 2019.

MOTION BY COMMISSIONER D'AMATO, SECONDED BY COMMISSIONER AYLWARD AND UNANIMOUSLY VOTED (5-0):

19-46 MOVE TO APPROVE AND NOT RELEASE THE EXECUTIVE SESSION MINUTES OF AUGUST 8, 2019.



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- Agenda Item D: Appointments:

- **REMARKS OF THE GENERAL PUBLIC:**

Joel Brenner, 5 Alexandra Street, Peabody, Massachusetts. I want to thank the Peabody Municipal Lighting Commission and Peabody Municipal Light Plant for all the work you are doing for the customers in South Peabody regarding the cell tower. The public is hoping for a positive outcome. On the other side, there was a public meeting that the Mayor hosted several weeks ago. There was no representation from the Peabody Municipal Light Plant. I was surprised that there was not a representative from the Peabody Municipal Light Plant. I was disappointed and I am sure you talked about it. It is just one man's opinion. The Commission thanked him.

Chairman Paras asked that he receive a motion to go into Executive Session and Return to Open Session.

MOTION BY COMMISSIONER AYLWARD, SECONDED BY COMMISSIONER D'AMATO AND UNANIMOUSLY VOTED BY ROLL CALL (5-0):

19-47 MOVE TO ENTER EXECUTIVE SESSION IN ACCORDANCE WITH M.G.L. c.30A §21 (a) 10 TO DISCUSS COMPETITIVELY SENSITIVE INFORMATION AND RETURN TO OPEN SESSION.

- The Commission entered Executive Session at approximately 6:35 p.m.

- Agenda Item E: Correspondence

There being none, the meeting continued.

- Agenda Item F: Manager's Reports:

STATUS REPORTS:

- **2015A PROJECT** – Manager Orphanos explained that the MMWEC gas turbine project (2015A Project) will begin in the Spring of 2020. Manager Orphanos went on to explain that while working on this project that PMLP needs to address the 100,000 above ground storage tanks presently on the property to hold our turbine fuel. The plan has always been to eliminate tanks 1 and 2 and use the land space to install two new larger tanks. One will be owned and used by the new project and the other will be PMLP's tank. The project needed additional oil storage beyond what is at the site, so PMLP should be able to recognize some cost savings by doing our tank simultaneously with the project. The cost of the



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tank and associated containment modifications are estimated at \$2.3 million. This should be done simultaneously when MMWEC is installing the fuel tank. Manager Orphanos stated he just wanted to make the Commission aware of this capital expense which will be reflected in the budget for 2020.

- The next item to discuss is circuit switches that will connect to the 2015A Project. Manager Orphanos explained that the Project planned to connect to the C155 transmission line. Therefore, the power would need to pass through two of the four high voltage circuit switches. Design constraints and reliability concerns caused the Project to connect to PMLP's existing 115KV cross bus. In doing so, the Project can use the second transmission line and the other two circuit switches can be considered for upgrade, as well. Circuit breakers can be used instead of circuit switches which are approximately \$75,000 cheaper per unit and can offer additional reliability enhancement. The cost for circuit breakers with isolation disconnects are \$365,000 per unit as compared to circuit switches at \$400,000 each. This will be discussed further with MMWEC to determine the percentage allocation.

Discussions ensued with the Commission about going forward. Manager Orphanos stated it is a capital expense and the Commission stated that they are telling the Manager to move forward as planned and these costs will be shown in the 2020 budget.

- **BUILDING RENOVATION PROJECT** – Manager Orphanos wanted to talk to the Commission about the Building Renovation Project. Specifically, Manager Orphanos stated that he would like to have the front entrance and employee entrance repaired. Manager Orphanos stated that the leaking of the front entrance of the building as well as the employee entrance is in desperate need of repair. Manager Orphanos wanted to get this portion of the building project done before winter. Manager Orphanos reached out to the architect to determine costs. Manager Orphanos stated that we will have to go out to rebid this piece of the project. Manager Orphanos wanted to make sure we are all on the same page. Commissioner Wheatley believes that this is a safety issue. Attorney Durkin stated that there have been many discussions about an emergency and going through the bidding process. Attorney Durkin stated this does not constitute an emergency and we will have to go out to bid. Manager Orphanos stated that if the architect's cost associated with this breakout work is too expensive, then he will come back before the Commission. Manager Orphanos also stated that he will keep the Commission apprised via his status report on the cost.
- **PMLP DRAINAGE SWALE MAINTENANCE** – Manager Orphanos stated that PMLP needs to make improvements to the drainage system. In order for the drainage to work properly, an existing swale needs to be addressed. The swale was part of the original drainage design for the building but because of lack of maintenance over years, it has turned into a temporary wetland area. This will come before the Commission next month. The bid opening will be October 11. It is estimated to



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take two intervals to adequately clean the area. The project is expected to go into 2020. Phase 1 of the clean-up could occur in November 2019 with a cost of approximately \$55,000 per year. Manager Orphanos stated he wanted to keep the Commission aware of this project.

- Agenda Item G: Committee Reports:

- Manager Orphanos corrected his earlier revision to the agenda and stated that that the Policy Committee is Commissioner Wheatley; however, Chairman Paras is working with Attorney Durkin on the Power Supply Trust Fund. Chairman Paras stated that the Power Supply Trust Fund was established in 1996 and has asked Attorney Durkin to review the trust document and determine if modifications are needed.

- Agenda Item H: Award of Bids:

There being none, the meeting continued.

- Agenda Item I: General Business:

- **MMWEC (\$41,253.49)** – This is a reimbursement regarding Hydro Quebec in the amount of \$41,253.49.
- **REMARKS OF COMMISSION** – The Commission collectively wished Commissioner Bonfanti good luck in the upcoming election.

MOTION BY COMMISSIONER D'AMATO, SECONDED BY COMMISSIONER AYLWARD AND UNANIMOUSLY VOTED (5-0):

MOVE TO ADJOURN.

Chairman Paras declared the Regular portion of the Meeting of September 26, 2019 adjourned at 8:50 p.m.

A TRUE RECORD

Attest.


Thomas M. D'Amato, Secretary
Peabody Municipal Lighting Commission