

Town of Scarborough Sustainability Committee

July 23, 2025 | 8:00 – 9:30 a.m. | Hybrid Meeting – Town Hall and via Zoom

To participate in the Sustainability Committee's meeting, please use the following link:
https://scarboroughmaine.zoom.us/webinar/register/WN_tbjd_FQDRayUTm0GMjW2Ew

To view in the Sustainability Committee's meeting, please use the following link:
<https://www.youtube.com/channel/UCD5Y8CFy5HpXMftV3xX73aw>

Agenda

8:00 am Call to order and attendance

- (1) Welcome and introductions
- (2) Vote on minutes from 5/28/25
- (3) Review 7/23/25 meeting agenda
- (4) Public Comment

8:10 am Old Business

- (1) [LD1870](#) – “An Act to Establish a Climate Superfund Cost Recovery Program to Impose Penalties on Climate Polluters” – Presentation from Jackson Chadwick of Youth, Climate Justice
- (2) Climate Action Plan – Update on process
- (3) Municipal Solar Array – Review and vote on notes from 4/23 site visit to Rigby Road parcel (attached)
- (4) Sustainable Scarborough Day
 - Update on coordination
 - Discuss Committee's activity, needs, and next steps

9:15 am Updates

- (1) Town Council
- (2) Planning Board
- (3) Conservation Commission
- (4) Transportation Committee
- (5) Planning Projects: Vulnerability Assessment

9:25 am Next meeting agenda

Next meeting date: August 27, 2025

9:30 am Adjourn

Engineering & Technical Services

259 US Route One | PO Box 360 | Scarborough, ME 04070 | P: 207.730.4400 | scarboroughmaine.org

Town of Scarborough Sustainability Committee

May 28, 2025 | 8:00 – 9:30 a.m. | Scarborough Town Hall and via Zoom

Meeting Minutes - DRAFT

Attendance – in person

Committee: Ron Allen, Geoff Gezik, Lydia Jopp, Patrice Kastenholtz, Deb McDonough, Dan Shapiro

Town Council: Bill Donovan

Staff: Jami Fitch, Helen Harmon

Guest: Charlie Agnew, CES

[Meeting recording](#)

Call to Order

1. The meeting was called to order at 8:03 am.
2. Patrice motions to approve the minutes, Lydia seconds. Vote is three (3) in favor one (1) abstain. Motion passes.
 - Lydia requests a summary April's site visit.

Public Comment

1. None.

Old Business

1. EV Charging Ordinance
 - Jami shares that the Town Council approved the amended EV Charging Ordinance at their 5/7 meeting.
2. Municipal Solar Array
 - Charlie Agnew from CES provided a presentation about how CES could support the Town in its process to develop a solar array and the current outlook for renewable energy development (slides attached, [presentation recording](#)).
 - The Committee discusses opportunities to add renewable energy systems (or at a minimum, plan for future installation) to new municipal buildings. Jami suggests that including this recommendation in Scarborough's Climate Action Plan should help ensure new municipal buildings are built with energy efficiency and renewable energy in mind.
 - Given the current political and economic climate, a municipal solar array is not likely a good investment for the Town at this time. It is a good time to plan, but the Town will not be in a position to move forward with a project in time to take advantage of incentives. Alternatively, the Committee should explore rooftop solar arrays on municipal buildings.
 - The Committee should also explore opportunities to reduce current emissions (e.g., emissions from heating and cooling, vehicles, etc.) The Climate Action Plan will help us understand our current emissions and outline strategies for reducing emissions.

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- Lydia notes that the Town is in a contract to purchase 100% renewable energy and should promote that to the community.
 - The Committee would like to dig into the possibility of solar covered parking at an upcoming meeting.
3. Sustainable Scarborough Day
- The Committee is still interested in focusing on induction cooking. The chef that initially said she would be able to attend the event is no longer available. Deb suggests reaching out to Michelle at Cooking for Kids to provide an inducting cooking demonstration.
 - Patrice asks the group about offering an upcycle art competition at the event. The Committee supports the idea and notes ecomaine may be able to support the effort.
 - Maine Audubon is partnering with Scarborough Garden Club to provide a native plant sale.
 - Lydia suggests reaching out to Jason Nappi to invite him to attend and cover the even on his social media page.
 - **ACTIONS:**
 - **PATRICE will reach out to Cooking for Kids.**
 - **JAMI will contact Jason Nappi.**

New Business

1. LD1870 – “An Act to Establish a Climate Superfund Cost Recovery Program to Impose Penalties on Climate Polluters”
- Deb asks the group if the Committee is interested in having a presentation on the proposed legislation. The Committee is interested in learning more.
 - **ACTION: DEB will invite a representative from the Sierra Club to attend an upcoming meeting.** After that point, the Committee will decide how to move forward.

Updates

1. Town Council
- Bill provides an update noting that the Council passed a Vision Zero resolution to improve pedestrian safety, opposed a proposed senior and workforce housing development in the Dunstan area, and supported a resolution in opposition to changing the Maine State Park access at Scarborough Beach State Park.
2. Planning Board
- The Downs received approval for a number of site plans, including Market Basket.
 - The Marsh View affordable senior housing project will return to the Planning Board as a site plan instead of a contract zone.
3. Transportation Committee
- Metro has proposed an on-demand micro-transit pilot in Scarborough. The Town’s FY26 budget includes funding to support the pilot.
4. Conservation Commission
- Conservation Commission is working toward achieving Tree City USA certification.
 - The Town Council approved the expansion of the Stream Protection Overlay District to include Phillips Brook and all of Red Brook.
5. Open Space Plan
- Staff are working with the Town’s Open Space Plan consultant to develop an open space dashboard to track progress toward 30x30 and a GIS app to evaluate conservation value of parcels.

6. Vulnerability Assessment
- No update.

Meeting adjourned at 9:33 am.

Next Meeting: May 28, 2025 at 8:00 am.

Future Projects List:

- Community solar / municipal solar array
- Revamp [Sustainability Committee webpage](#)
- Recycling information for homeowners when houses change hands
- Composting/food waste
- Residential energy efficiency grants
- Coordination with Scarborough Public Schools
- Municipal building energy audits
- Electric school buses
- Tree preservation ordinance
- Swap shop
- Energy stretch code
- Incremental fees for trash bins
- 10-year cost-benefit analysis for building systems

COMPETITIVE ENERGY SERVICES, LLC



RENEWABLE ELECTRICITY & CES SERVICES

Town of Scarborough



MAY 2025

CES SUITE OF SERVICES | Overview



FULL SERVICE



WHO WE ARE

- CES enables clients to achieve their energy and sustainability goals
- Serving over 700 Clients across the U.S. & Canada
- 100% supplier neutral/product neutral since 2000
- Transparent fees
- Customized energy solutions

PROCUREMENT

- Bid & Financial Analysis
- Competitive Pricing
 - Electricity
 - Natural Gas
 - Liquid Fuels
- Contract Management
- Hedging Strategies
- Post Contract Services
- Product Choice Analysis
- RFP Management
- Renewable Energy Credits
- Supplier Engagement

CONSULTING

- Budget Forecasting
- Project Evaluation, RFP, and Contracting Support
 - On-site Generation
 - Off-site Renewables
 - Battery Storage
- Translation Support
 - Legislation/Regulatory
 - Utility Tariffs
- Decarbonization Planning
 - Master Plan Support
 - Renewables Strategy

REPORTING

- Budget Variance Tracking
- Utility Bill Credit Auditing
- Virtual Power Purchase Agreement Performance
- GHG Inventory
- GHG Compliance Tracking & Reporting
 - Municipal Ordinances
 - Corporate Regs



CHALLENGES

Policy Can Change

BILLS PROPOSED FOR 132ND SESSION

LD 32 - Effective repeal
LD 257 - Effective repeal
LD 450 - Effective repeal
LD 515 - Effective repeal
LD 359 - Amends program
LD 1317 - Amends program
LD 1312 - Amends program
LD 1777 - Amends program
LD 1936 – Amends Program
LD 839 – Cost recovery change

- Multiple bills proposed, spurred by negative sentiment about the real/perceived cost burden of NEB
- Bills (most sponsored by Republicans) are unlikely to pass as written, but will be considered by the Energy, Utilities and Technology (EUT) Committee

Est. Timeline

- Feb 2025: EUT Committee Hearings
- Spring-Summer 2025: Working Sessions
- ~Summer 2025: Committee recommendation
- ~Fall 2025: Vote (if bill proposed)

ONE BIG BEAUTIFUL BILL | (this may have changed)

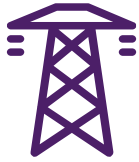


Credit	Topline Changes
45W – Commercial Clean Vehicles	Credits expire Dec 31, 2025
30C – Alternative Refueling (EV Charging)	Credits expire Dec 31, 2025
48E – Clean Energy Investment Credit	Phase out by in-service date: • 2029: -20% reduction • 2030: -40% • 2031: -60% • 2032: no credit No transferability for construction starting +2 years after date of bill passage; Additional restrictions around prohibited foreign entities
48 – Investment Tax Credit (Geothermal HP Property)	Aligns expiration of ITC for geothermal heat pump property to the CEIC schedule above; Same changes to transferability and restrictions around prohibited foreign entities as for CEIC



OPPORTUNITIES

Lead by example



COMPLIANCE REC_s
Retail Electric Supply



VOLUNTARY REC_s
Short-Term
Unbundled Purchases



**ONSITE
PROJECTS**
As-Built Purchase
or PPA



**OFFSITE
PROJECTS**
NEB or
Virtual PPA



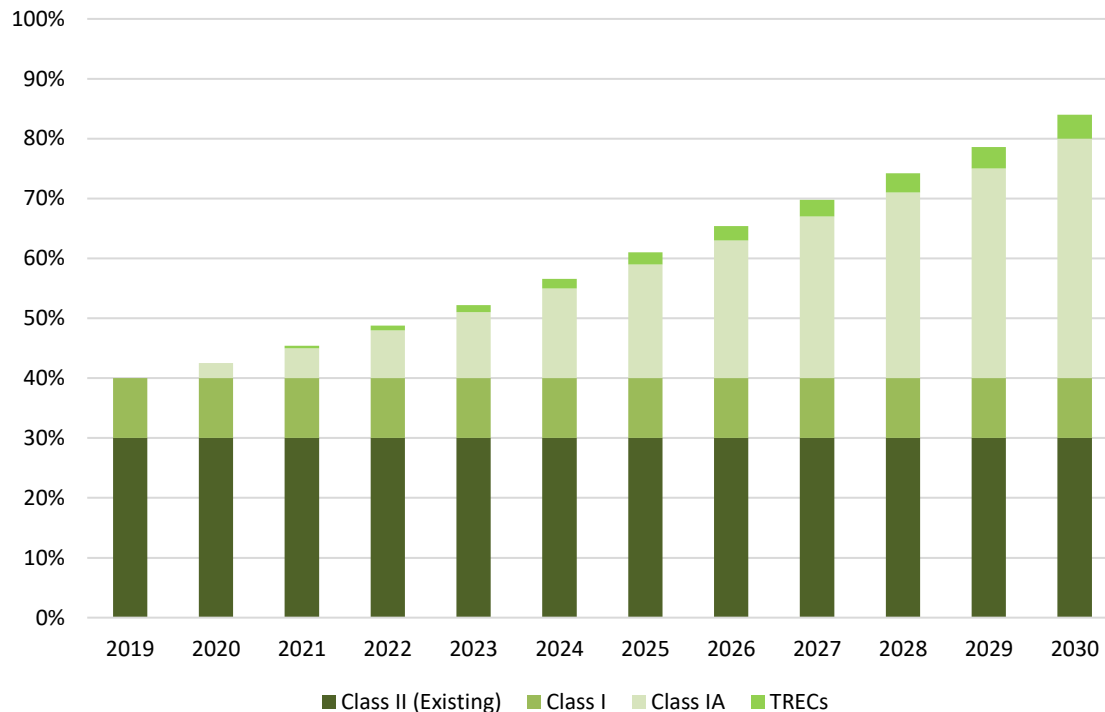
EVALUATION FACTORS

Financial Cost (Upfront & Ongoing), Contract Duration & Risk,
GHG Emissions Impact & Sustainability Claims

RPS – Maine Law

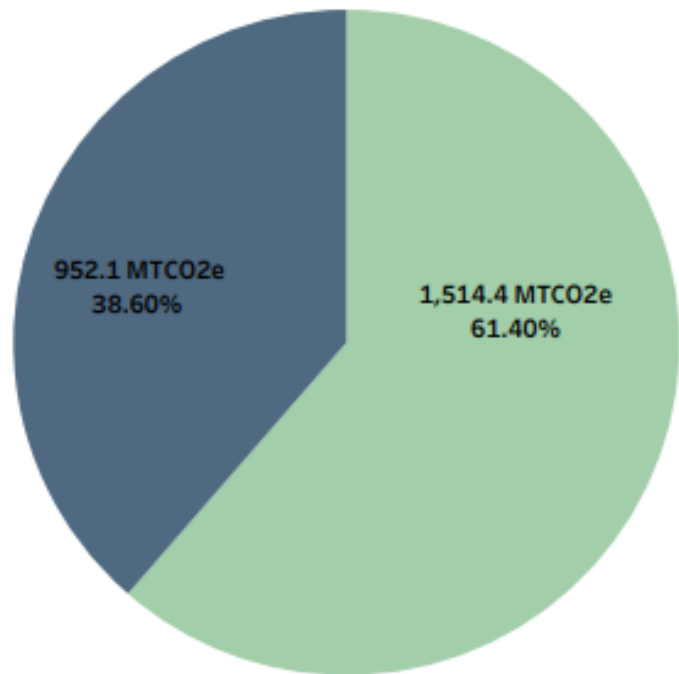
- Escalation in ME Class 1A through 2030
- 80% renewable by 2030
- Electric suppliers must meet these obligations

Maine Renewable Portfolio Standard Targets: 2019 - 2030

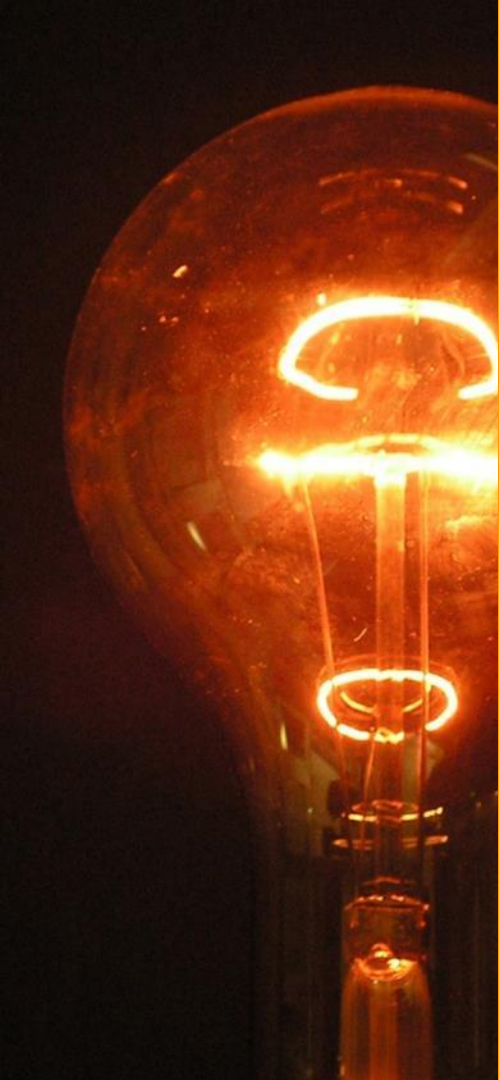


Emissions Breakdown by Scope

Scope 1
Scope 2



- Scope 2 will shrink without action
- Scope 1 (stationary and mobile combustion) is often larger and more challenging to replace
- Slow adoption, financial commitments needed, long term capital projects
- Inflation Reduction Act is a lifeline!
- Or, maybe not, or maybe not for long, or....we'll see



CES CONTRACT SERVICES

Renewables Implementation

1. Greenfield development:
 1. Interconnection
 2. Zoning, permitting, etc.
 3. *How to generate value from the output
2. Rooftop:
 1. Structural review of the building
 2. Access to 3 phase power
 3. Roof material and age
 4. Insurance
 5. *Focus on new construction
 6. *Build “solar-ready” buildings

1. Assist Client in understanding renewable electricity options
2. Work with Client to develop a renewable electricity strategy
3. Advise on Net Energy Billing program potential (on-site and off-site)
4. Evaluate on-site solar development options (lowest risk
5. RFP and project evaluation, contracting



NEXT STEPS



Town of Scarborough Sustainability Committee

April 23, 2025 | 9:30 a.m. | Town-owned parcel, Rigby Road

Site Visit Notes - DRAFT

Attendance:

Committee: Anton Bodor, Lydia Jopp, Deb McDonough, Dan Shapiro

Staff: Jami Fitch, Angela Blanchette

On Wednesday, 4/23, members of the Scarborough Sustainability Committee and staff visited the Town-owned parcel on Rigby Road (map/lot R078009) to help determine its suitability for development of a municipal solar array. The 24.3-acre parcel is presently undeveloped and zoned industrial. Only a small portion of the parcel that was easily accessible from Rigby Road was visited.

Observed conditions:

The parcel is vegetated with a mixture of conifers and deciduous trees, woody shrubs, and invasives (e.g., knotweed, bittersweet). As the lot is vacant, it appears that minor dumping and littering has occurred and is likely ongoing.

Suitability for solar development:

The parcel size, location, and zoning lend themselves to solar development. The amount of lot clearing required may prove to be cost-prohibitive. If the Town wishes to pursue development of a solar array on this parcel, the best course of action would likely be to release a request for proposals to lease the land to a developer to construct, own, and operate the array.

Questions:

How did the Town acquire the parcel?

The Town of Scarborough purchased the parcel from France and Seth McDermott for \$1 on 9/16/1966. (Cumberland County Registry of Deeds, book 02973, page 209)