

WEST BOYLSTON MUNICIPAL LIGHTING PLANT

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Board of Light Commission, Regular Session Meeting Agenda

5:00pm, May 5, 2026, 29 Prospect Street, 1st Floor Conference Room.

Agenda: Please approve the agenda with any changes or corrections.

Meeting Minutes: Please review and approve the meeting minutes from February 3, 2026.

New Development:

- Century Drive: Site work underway for 7-9 commercial/industrial buildings.
- 235-249 West Boylston Street: Site work underway building 1 off Pierce St. with 60 apartments, and two buildings off West Boylston St. with 10 apartments and (3) commercial spaces each.
- 101R Hartwell St: Customer may add second 2,500kVA electric service.
- 70 Hartwell St (Curtis): Replace transformer and level transformer pad.

Standard & Poor Credit Rating Review: WBMLP will meet with S&P on May 18th to review our new credit rating

Customer Issues:

- WBMLP prepared a cost estimate for the compiling of information related to our construction projects over the last 10 years. I believe this request is related to the status of ADA improvements to our office. WBMLP has not received payment yet.

ADA Improvements: WBMLP completed all the recommendations identified in the Town's SETP survey and WBMLP's accessibility review except for the front door and ramp recommendation.

The recommendation and requirement to modify the front door, front steps, and install an accessible ramp to a handicap parking space will require a longer timeframe to procure and construct in phases. An all-metal/aluminum ramp design could be a cost-effective alternative to the concrete and brick ramp design we already have. This capital project will require Board approval.

Infrared Survey: Kestrix completed the drone enabled heat loss survey for the approximate (90) 1950 era homes in the Horseshoe drive neighborhood. Only (1) customer opted out. At least (9) customers signed up for energy audits and ASHP assessments. WBMLP is scheduled to meet with Kestrix on May 18th to review their findings.

The purpose of the survey is to gather detailed information about building structure heat loss through drone-enabled thermal imaging. Heating and cooling are one of the largest household expenses. This survey will help customers make energy efficiency upgrade decisions that could lower energy costs.

Energy Saver Home Loan: WBMLP is reviewing a low interest loan program for low- and moderate-income homeowners. This program is sponsored by the Massachusetts Community Climate Bank (MCCB). Eligibility is based on Area Medium Income (AMI) for Worcester County. If a homeowner earns up to 80% AMI the interest rate is 0.5%. If a homeowner earns greater than 80% and less than 135% AMI the interest rate is 2.0%. Home improvements include HVAC, windows, hot water heaters, clean energy, appliances, weatherization, etc.