

ZEAB
Zero Emissions Advisory Board
Minutes

April 6, 2022 10:00 AM

Meeting held remotely on Zoom due to COVID-19

ZEAB Members in attendance: Jesse Gray, Chair, Wendy Stahl, Kathleen Scanlon
Calvin Thompson, Werner Lohe

Staff: Thomas Barrasso, Director of Sustainability
Linda Hickey, Administrative Head Clerk

Chairman Jesse Gray opened the meeting and welcomed the members and the public.

Approval of Minutes of 3/16 and 3/23 – Wendy motioned to approve minutes as submitted
Kathleen seconded.

Calvin – Yes	Wendy – Yes	Jesse - Yes
Kathleen – Yes	Werner – Yes	

Public Hearing on Warrant Article 10. Transfer of funds to support developing Comprehensive Plan

Jesse opened the Public Hearing asked if anyone wishing to speak

Linda Phelke – “Should not hold a public hearing without petitioners not at 10:00 a.m. “
Zoning by-law is awful been re-worked since 1965. Very hard to find information. Money available
167,000 (?) is one time money, not sufficient to hire a staff person. Overwhelming support for Warrant
Article 26 for planning for a plan – All voted strongly in favor. Issue of staffing in Planning Department –
Need to improve GIS Database to help improve database to do comp planning. Will help with

- Equity
- Affordability
- Climate

We need to undergo this process; Town should proceed with this effort.

Wendy – Where would these funds go if warrant article did not pass

Linda P – Believe it goes to free Cash

Paul Saner- Funds are presently in CIP they were voted by TM for 200K in 2018 to fund recodification of Zoning. This is one time funding for FY23 Concern is the money needs to be spent ibn FY23.FTE likely not happening in FY23 not ready to start Comp Planning. Might be ZEAB to list other uses for Planning Director.

John Harris remind TM signed Brookline on to Paris Climate Agreement in 2017. All signatories to Comp Plan in 2018 asked to do an Update every 5 years (23). Impressed with steps T Barrasso taking to get grant money.

Chair closed Public Hearing on WA 10

Chair closed the Public Hearing on Warrant Article 10

Discussion and Possible vote on Article 10 – Transfer of funds to support developing Comprehensive Plan

Jesse Proposed language - that the money be spent on Climate Action Planning Components of Comp Planning efforts, Consistent with TM goal of Net zero by 2040 (2021 Article 37)

Climate Action Planning
Comp Plan efforts have not had sign influence on development

Steven Ehrenberg; where did 200K figure come from.
Jesse; was left over from previous process of Zoning By-law

Linda Phelke : This is about Zoning and Land use which we incorporate climate concerns in land use. Do not redirect funding – not going to be relevant to Article 26.

- Time line
- Work products
- Staffing
- Climate planning efforts
- Meant to get process started
- Public participation/community driven process

Kathleen: This seems it’s right for overlap.

Werner: Data for Comp Planning and private planning could both be done. Makes a lot of sense. Do not want to revert to General Fund.

Linda Phelke: Petitioner should not agree to this amendment, I feel we need Planning Director here to clarify.

Jesse shared screen (see attached) changes discussed. If moderator were to reject we could chose now to express “No action” on version without the edits

Chair made motion, Werner seconded -the board voted:

Calvin – Yes	Wendy – Yes	Jesse - Yes
Kathleen – Abstain	Werner – Yes	

A Discussion and possible vote on Warrant Article 15, Boylston Street Corridor Overlay Districts

Kathleen Scanlon presented Warrant Article 15.
2 Overlay Districts presented

Brookline Hills keeps Lead Silver certifiable exemptions.
Compliance , intent any exceptions apply narrowly interrupted as possible relief subject to Design Review provides AGs office does not approve any part Warrant Article that the amendment can be stricken. Town counsel to speak with AG office

Boylston Street same restrictions as Brookline Hills Overlay district.
Very friendly amendment now opposition as of yet. EDAB voted in favor. Hopeful to be seen as a “win win” for everybody

Calvin: Process of determination what threshold dampen. Don’t want people losing housing. What is the line Board needs some level of input?

Jesse: Affordable Housing leading the way of FFF around the state. More incentives made available.

Kathleen: Cost parity on projects s some exemptions need to be rewritten try to simplify as going forward.

Werner moved support new language Kathleen has presented Wendy seconded made motion, the board voted:

Calvin – Yes	Wendy – Yes	Jesse - Yes
Kathleen – Yes	Werner – Yes	

Discussion and possible vote on ARPA proposals – postponed

Directors Update- Tom Barrasso

- Energy Aggregation Contract – Good Energy going to be renewed, ready to go
- Power D – Agreement on Language getting signature should be ready to go soon.
- Climate Action Plan update – Grant proposal 80 – 100K FY 22 need to expand midpoint of FY23 hopefully this would happen.
- Emergency Management Team
- Golf Tournament – announcements will be made later

Jesse: “Important issues I do see us as taking a step back to do strategic planning and prioritizing together as a Board.”

Kathleen – Made presentation with Wendy to with Mothers out front looking for condominium owners building to look at demonstration as a project- starting in exploratory way. Could build on that.

Carol Taylor -50 Marshall Street 30 Unit condominium association – 10 town houses spread over two buildings. Looking to do Planning with Green initiatives – solar panels, EV stations and ultimately heat pump technologies to replace gas fired boilers. We need master plan for Electrification.

Susan Martin reached out to Climate everybody's Business program reached out to condominium owners would like to share information.

Next meeting – April 20, 2022

The meeting adjourned at 11:00 a.m.