

Board of Light Commissioners

Public-Zoom Meeting Minutes- Amended

July 15, 2026

168 Worcester Rd, Princeton, MA

Action Items:

Mr. McKeon will update the FAQ's with information concerning balcony solar.

Present:

Rick Rys, Richard Chase, Phil Gott, Sean McKeon, Jack Austin, Ashley Reddy, Tom Bovenzi, Gerald Gates, Jessica Jones, Roger Brooks, James Javaras, Nancy Javaras, and Karen Mammone

Zoom:

Dave Pratt and Todd Stolberg

Meeting Called to Order at 3:02 PM

Commissioner Rys made a motion to call the meeting to order.

Commissioner Gott- 2nd

Commissioner Chase- aye

Review and Approve Agenda for Public Meeting

July 15, 2026

Commissioner Rys made a motion to accept the agenda.

Commissioner Gott- 2nd

Commissioner Chase-aye

The agenda was approved (3-0) as written.

Review and Approve Public Minutes May 19, 2026

Minutes approved (3-0) as amended.

Commissioner Gott requested that the word “major” be added to the sentence on page 2, third paragraph under “Presentation of 2025 Audit and DPU Report” for clarification.

The sentence now reads:

She also noted that there were no major internal control deficiencies, which reflects positively on the work of the PMLD staff.

Commissioner Rys made a motion to approve the minutes as amended.

Commissioner Gott- 2nd

Commissioner Chase- aye

General Manager’s Report:

- **Current Bank Balances**

The Board reviewed the bank account balance report dated July 1, 2026. A copy will be placed in the file. All bills are paid in a timely manner.

- **2026 Cashflow Budget Review**

Mr. McKeon presented the board with a copy of the 2026 budget details dated July 13, 2026. A copy will be placed on file. The cash flow figures for January through May 2026, with a target of 41.67%. Mr. McKeon stated that revenues were 43.00% and expenses were 39.42%.

Clearings Project Discussion

Several residents from the Clearings neighborhood, along with the attorney representing a resident of the Clearings, attended the meeting to discuss the current situation concerning the electrical system serving the development.

In 2013, the former Manager sent a letter to the residents of the Clearings outlining the electrical issues and the need for improvements. Approximately 1½ years ago, Mr. McKeon also contacted the residents of this private development to explain that the electrical system needs to be updated.

The residents attended the meeting because they believe PMLD should be responsible for the high cost of upgrading the electrical system serving the 12 families in the neighborhood.

PMLD owns and is responsible for the electrical infrastructure located on public property. Under PMLD's Terms & Conditions, electrical service located on private property, within private developments, and along shared driveways is the responsibility of the homeowners.

The lawyer hired by a Clearings resident would like to review the documents concerning the easements in the Clearings. Mr. McKeon will also contact PMLD's attorney to review the documents.

After extensive discussion between both sides, it was agreed that another meeting will be held after both parties have had an opportunity to review the easement documents and any other paperwork related to the development of the neighborhood.

Residential Power Conditioners

Commissioner Gott received some advertisements and wanted to address what was claimed in the advertisement. His three questions were:

- **Do we have “dirty power”?**
PMLD does not have “dirty power.”
- **Does “dirty power” cause our meters to overcharge if we have it?**
No. Utilities do not charge residential customers for “dirty power.” Power quality issues are primarily a concern for certain industrial and commercial customers. PMLD bills customers based on the amount of electricity used, measured in kilowatt-hours (kWh), and there is no additional charge or overcharging associated with “dirty power.”
- **Should we encourage the installation of power conditioners to combat this?**
No. PMLD would not recommend that customers purchase or install power conditioners for this purpose, as they would not provide a benefit in this situation and could be an unnecessary expense for the customer.

Balcony Solar and Plug-in Wall Battery Evolution

Commissioner Rys discussed new regulations concerning balcony solar systems and plug-in batteries. He noted that House Bill H.5175 and Senate Bill S.3143 would allow homeowners to install a 1,200-watt plug-in battery and solar combination. The battery would need to meet UL 9540 and UL 3700 certification requirements.

If a customer installs one of these systems, they would *need* to have a solar meter installed at a cost of \$300.00. A regular meter would not provide credit for any excess power generated by the system and sent back to the grid. In fact, using a regular meter could result in the customer being charged for the electricity being sent back to the grid.

*Commissioner Chase would like the word "need" removed from the above sentence. The sentence will now read "If a customer installs one of these systems, they **may** need to have a solar meter installed..."*

Commissioners Rys and Gott would like information regarding balcony solar systems added to the FAQ section. The information should include a recommendation that customers unplug the device when they are not home and check with their homeowner's insurance company to make sure the system is covered.

Update on Operations:

- **APPA (American Public Power Association) Meeting**

Ms. Reddy discussed the recent APPA conference, which was the largest conference APPA has ever held. More than 1,600 people attended the conference over the course of several days.

- **Recent Activities/Maintenance/Planned Outages**

Please refer to the attached sheet for highlights of completed and scheduled work from May 19, 2026, to July 15, 2026.

The recent 6:00 a.m. outages were discussed. Mr. Austin determined that two of the outages occurred on the Princeton side, while the remaining outages occurred on the National Grid side. Mr. McKeon contacted National Grid and was informed that the utility was not aware of the outages because they lasted less than one minute.

The outage on Westminster Road was discussed. Mr. Austin explained that the outage was caused by a bare spot on the phase that came into contact with leaves. The Princeton Fire Department was called to extinguish a fire that had been burning for some time. Mr. Austin noted this is another example of why regular tree trimming is important.

The billing format has been updated. The wind turbine charges have been removed now that the turbines have been paid off. The overall rate has not changed. The 2½ cents previously allocated to the wind turbines has been added to the distribution rate so that PMLD can fund projects that had been put on hold due to the wind turbine debt.

All streetlights in stock are dark sky complaint. As fixtures in Princeton need to be replaced, the dark sky compliant fixtures are being installed.

- **MMWEC/Lightshift Battery Storage Project**

PMLD is still waiting to join another study group.

- **Holden Interconnect**

Mr. McKeon and Mr. Tupper, Holden's General Manager, met with representatives from ISO New England and National Grid to discuss how and what PMLD will be responsible for paying in wheeling charges. There will be two options for PMLD to consider. PMLD has also applied for a grant that could potentially cover the cost of the project.

Updates on Facebook & Website

The FAQs will be updated to include information concerning balcony solar. The wind turbine information on the website will also be updated.

New Business/Parking Lot Items

Mr. Brooks discussed his plans for a project on his property located on Ball Hill Road with the Commissioners and Mr. McKeon. The project will depend on Town approval and the completion of the Holden Interconnect project.

Mr. Brooks suggested that plug-in solar systems should be included as part of the Green Communities Stretch Code. He also suggested that the plug-ins should be inspected by a wiring or electrical inspector.

Commissioner Gott asked Mr. McKeon about PMLD's future fuel mix. Mr. McKeon explained that PMLD's future fuel mix includes FirstLight Hydro, Seabrook, and a New England/ISO New England mix. Currently, approximately 50% of PMLD's portfolio consists of renewable, non-carbon-emitting resources.

Commissioner Gott would like to clarify the last sentence in the above paragraph. After some discussion regarding the wording, the Board agreed to add “or.” The sentence now reads as follows:

*Currently, approximately 50% of PMLD’s portfolio consists of renewable **or** non-carbon-emitting resources.*

The wind turbines were discussed. If the turbines cease operating, they would be decommissioned and possibly sold to a company that specializes in rebuilding, owning, and operating turbines. There are still a few Fuhrländer turbines in operation. If those turbines stop working, PMLD may be interested in purchasing spare parts. PMLD has no plans to replace the wind turbines.

Public Comments

No public comments.

Commissioner Rys made a motion to adjourn the public session at 5:34 PM.

Commissioner Gott- 2nd

Commissioner Chase- aye

Respectfully submitted,

Karen Mammone

Recording Secretary