

Energy Committee Minutes for October 10, 2023 Meeting

1) Welcome B. James, W. Gifford, A. Prindle, P. Paul, D. Beatty, S. Furman, L. Gifford, G. Alexander, B. Foley attended.

2) Approval of Minutes for September 12, 2023 meeting: approved with typographic changes

3) Reports:

a) Thermostat Project - Work proceeded over the summer to conduct the survey and analyze the data. We need to collect more data using followup visits to clarify how people use and set their thermostats. From the survey, 42 households have been flagged. We need to know more about how they use baseboard heat and the settings used by those households using Bryant systems. How often are residents using baseboard heat in the bathroom? Comments provided by survey responders suggest that where there are resistance heat and air conditioners in a unit, there is confusion about thermostats controlling resistance heat and thermostats controlling the air conditioners. To begin collecting more data, we will start with a small number visits, offer to educate the person(s) being surveyed, answer questions they may have and leave user instructions for the particular equipment in use at the resident's apartment. Warren Gifford will provide materials and training for the interviewers. We could track how thermostats are used with hardware that can be added to the equipment already in a unit.

The hoped for outcome is to gather enough information that could help decide what smarter controls could be installed in older and smaller apartments in order to optimize energy used to heat and cool those apartments with older equipment.

b) Solar arrays - Last Wednesday the installer, MVE, came on site and trained maintenance and staff near unit # 447. (see report). MVE reviewed the equipment including solar panels and their care, inverters and power meters. Boxes are keyed for security. Lindsay Eidson expects to have online access for each array and will be able to monitor systems for any error messages.

4) Topics of interest

a) mini split heat pumps - The Committee wants to consider what efficiencies could be gained by installing minisplit heat pumps in the smaller units. Roy Manno seems willing to consider these and asked us to investigate potential vendors of mini splits. We will collect this information by the next meeting. Some equipment is advertised to work at ambient temperatures as low as -13 F. It was reiterated that reducing energy use by promoting and improving the efficiencies of equipment currently in use in our community as well as developing on site solar generation are the best goals for us to be promoting.

b) induction stove tops

c) cold water detergents - We need to convince residents that the strips are effective and to do so, we need to ask how many are satisfied with how well they clean. We will do this by the next meeting.

- d) heat pump water heaters
- e) waste stream

5) Climate Resilience Working Group: no report

6) SSAFE

a) PA Legislative Advocacy - There will be a presentation on recycling plastics by Faran Savitz on 10/25/23 at the Kendal Auditorium. Can we put this on the energy display? Lets promote that it be broadcast on Zoom.

b) There will be a meeting of a grants group that could provide reimbursement for new systems and for treating our wastewater.

c) There is a move to ban plastic bags but this must occur at the local level of towns or nearby municipalities and not at the County level.

b) Membership - SSAFE wants to expand membership to CCRCs beyond the Kendal system and is considering making overtures to these 3 sites: Jenners Pond (PA), Piper Shores (ME), and Wake Robin (VT). At this time Wake Robin and Jenners Pond are underway. Ben is visiting Piper Shores October 30.

7) Energy Display: it is functioning pretty well.

8) Facilities Report: no report

9) 4 Campus recycling:

10) Kendal at Longwood: KAL will be helping with assessing the baseboard heating installed capacity so that we can continue with our thermostat control discussions with Bryant. One outcome will be to collect data on types of thermostat equipment present in a group of smaller apartments that would enable comparisons between of equipment at smaller size apartments at Kendal and Crosslands.

11) Other business:

a)The Chester County Sustainability Summit was held. The County has a sustainability goal of 85% reduction by 2050. There were a number of exhibitors, some talked about land use planning. PECO had info on practical improvements that could achieve energy savings with rebates supporting those installations.

b) At the September Crosslands Resident Association concerns session, Ben James' shared the Energy committee's concern that KCC needs to conduct a formal energy audit. This was reported to the October CRA meeting and the Board approved the request. A copy of the request is attached.

11) Closing and Adjourn

The Crosslands Energy Sustainability Committee has been meeting since 2009. For the past two years, the heads of the Crosslands and the Kendal Energy Committees have been meeting with Roy Manno, mostly monthly. With the prevalence of highly variable and extreme weather events, we are deeply concerned for our planet and what we are leaving for succeeding generations.

Kendal at Hanover recently conducted a professional energy audit, based on the “SSAFE Energy Audit Request for Proposal” (RFP). The consulting engineering report detailed which parts of their operation were most wasteful of energy and suggested ways and the cost estimates to improve their operation.

A preliminary analysis by the Crosslands Energy Committee indicates that most of our campus consumes over 180 units of energy per square foot of space, while the newer Mott Cottages and the Wollman building are closer to one-third that rate. This suggests that we could save up to two-thirds of the energy now used by our cottages and apartments.

This has been the third summer of residents turning off their heat pumps and air conditioning on days when the PJM grid anticipates a peak energy day. This year, residents in two-thirds of our independent living residents asked to receive notification of those days. This demonstrates the broad support here for climate action.

The Crosslands Energy Committee requests that the Crosslands Residents Association adopt a statement in support of a stronger position on climate change.

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The Crosslands Residents Association is concerned about the changing climate and asks the KCC administration for two specific actions.

1. Take action in reducing our carbon footprint and improving sustainability in general.
2. Contract for a thorough energy audit on each campus so that meaningful steps in improving our energy efficiency can be justified and implemented.