

Chairman Thomas Reynolds called the meeting to order at 5:00 p.m. in the BELD Board Room. Those present at the meeting included Chairman Reynolds, Secretary James Regan and General Manager William G. Bottiggi, all of BELD. Vice Chairman Anthony Agnitti was not present.

I. Minutes of Prior Meetings

i. May 24, 2022 Open Meeting

Voted: on motion of Mr. Regan, to accept the minutes of May 24, 2022 Open Meeting as written. Mr. Reynolds stepped down and seconded. So voted.

II. Items for Action

i. Memorial Scholarship Advertising

Mr. Bottiggi reported that this is a golf tournament that will be held at the Braintree golf course in August. The scholarship is in memory of Bobby Harvey, the worker who was killed in an accident when the Goliath crane came down in the old shipyard next door to BELD. Mr. Bottiggi continued, in full disclosure Mr. Harvey's widow is now married to a BELD employee. There was discussion.

Voted: on motion of Mr. Regan, to advertise at one hole at the golf tournament held in memory of Bobby Harvey. Mr. Reynolds stepped down and seconded. So voted.

III. Items for Discussion

i. Watson Gas Turbine Upgrade Status

Mr. Bottiggi reported that Mr. Nelson is heading up to Montreal tonight to watch the test run. We asked them to do certain tests for emissions reasons – they run on natural gas and liquid oil. If everything passes they will do a borescope and ship back to us. There was discussion.

ii. MBTA Bus Maintenance Facility Update

Mr. Bottiggi reported that this project seems to be moving ahead. The MBTA went out to bid but they had budgeted \$280 million to build that facility and they got 2 bids back for around \$360 million. They are going to go out to bid again so there will be a delay but they tell us they are going to be ready to go by the end of 2024.

iii. Former Carter Rice Building

There was discussion regarding this building and a proposed project there which has not been approved yet. Mr. Bottiggi explained this project could mean 30 million kilowatt hours per year – basing this on what the MBTA uses and the former Carter Rice building is about 2/3 of the T's bus charging facility. There was discussion.

iv. Former Lord & Taylor Building

Mr. Bottiggi reported that the former Lord & Taylor building is not owned by the South Shore Plaza. It has been sold to one of the big Boston hospitals and they will be putting in a medical research facility/patient care. There was discussion.

v. Cornhole for Kitt

This event, which was Cornhole for Kitt, has already passed but the Commissioners were aware of it and all were in support of it. There was discussion. The decision was made to advertise at two courts. Mr. Reynolds and Mr. Regan reiterated that the Board is in favor of this advertising.

Voted: on motion of Mr. Regan, that BELD advertise at the Cornhole for Kitt event. Mr. Reynolds stepped down and seconded. So voted.

vi. HVAC Controls – BELD Administration Building

Mr. Bottiggi reported that the HVAC has been an issue and we have been struggling with it for many years. All the dampers have failed and all the controllers need to be replaced. There are 3 units on the roof and we have replaced 2 of them already with heat pumps. The last one is okay so we are leaving that for now. We are going to upgrade the system. We have gone out to bid. Currently, we have a makeshift system which is running all the thermostats on this side of the building. So, we need to make this investment. There was discussion.

IV. Personnel Update

Mr. Bottiggi reported that we have a new billing support analyst Ms. Buckley. She used to work for Water and Sewer. He continued we are planning for retirements in the near future. There was discussion.

V. Old Business (As Determined/Needed)

None.

VI. New Business (As Determined/Needed)

i. Braintree American Little League (BALL)

Mr. Bottiggi explained that this letter had just come in the mail. The Braintree American Little League is hosting the State Championship from July 28 through 31 and they have an ad book. There was discussion. We could do a ¼ page ad in the book since the championship will be held in Braintree.

Voted: on motion of Mr. Regan, to advertise with a quarter page ad in the BALL ad book. Mr. Reynolds stepped down and seconded. So voted.

ii. Former Lottery Building

Mr. Bottiggi reported that the former lottery building on Columbia Road has been sold. That is going to be a big biotech facility. There was discussion regarding this building and other areas of town that may be developed over the next few months or years.

VII. Public Participation (As Determined/Needed)

None.

VIII. Tabled Items

None.

IX. Next Regular Meeting – Upcoming Meetings

There was discussion regarding the summer meeting schedule. It was decided to check on the primary day with Town Clerk's office so we do not book on that day. The date will be posted.

X. Executive Session (As Determined/Needed)

Not needed.

XI. Adjournment

Voted: on motion of Mr. Regan, to adjourn the meeting at 5:38 p.m. Mr. Reynolds stepped down and seconded. So voted.

James P. Regan
Secretary