

**Sustainability Committee**  
**Regular Meeting Minutes**  
**October 9, 2025 - 6:30 P.M.**

**Attendees:**

Bayard Faithfull (At-Large Member)  
Jami Lewchik (At-Large Member)  
Michael Schulitz (At-Large Member)  
Daniella Henry (At-Large Member)  
Brian Burkhart (At-Large Member)

Joe Daly (Ex Officio Member, Recycling)  
Lydia Tedone (Ex Officio Member, BOE)  
Tom Earl (Ex Officio Member, EDC)

Megan Higgins (Public)  
Mark Scully (Public)  
Kimberly Haidinger (Public)  
Jenn Weymouth (Public)

Jeff Macel (Nod Road Solar)  
Steve Kochis (Nod Road Solar)  
Sam Valone (Nod Road Solar)

Chris Petron (Town Liaison)

**Agenda/Minutes:**

1. Call to Order
  - a. Jami Lewchik motioned to open the meeting at 6:33 p.m.
2. Introduction of new members
  - a. Jami introduced Brian Burkhart, a new At-Large Member
  - b. Jami introduced Tom Earl, a new At-Large Member
3. Roll Call of Voting Members and Declaration of Quorum
  - a. Quorum is identified
4. Public Audience
  - a. No public audience
5. Approval of August 2025 Minutes
  - a. motioned by Michael Schulitz, 2<sup>nd</sup> Bayard Faithfull, none oppose.
6. Reports from Ex-Officio Boards
  - a. Lydia Tedone (BOE)
    - i. Shared enrollment data for new school year.
    - ii. Discussed the addition of 2 Farms Village as a school building and the resources it will provide to the students.
    - iii. Brian Burkhart asked whether sustainability is being considered in the renovation. Lydia said that yes, there were elements considered

- iv. Brian asked if there is a requirement to include sustainable elements. Answer is no, not a requirement.
    - b. Joe Daly (Recycling)
      - i. Joe described the main efforts of the swap shop as being reuse and repurposing of items dropped off by residents at the bulky waste facility.
      - ii. Joe discussed the fee schedule of the bulky waste facility
    - c. Tom Earle (Economic Development Commission)
      - i. Described the EDC and its mandate – to research and propose ways to expand the grand list
      - ii. Brian asked if sustainability related projects would go through the EDC. Tom said, yes, they would eventually be reviewed by EDC.
- 7. Old Business
  - a. None
- 8. New Business
  - a. Lodestar presentation: Overview of Nod Road Solar project
    - i. Presenters: Sam Malone, Jeff Macel, Steve Kochis
    - ii. Introduced Nod Road solar: location, size, layout, generation
    - iii. Sam discussed environmental considerations, flood plain considerations, and adjacent properties.
    - iv. Steve shared some of the engineering details
    - v. Program is going through State of CT Siting Council. Town of Simsbury is involved but not key stakeholder/approver.
    - vi. Expecting to have the interconnecting agreement within 12 months.
    - vii. Sam led a Q&A
      - a) Is the energy going to Simsbury? No. It's being sent to the grid for mass distribution (Jeff explained how this works)
      - b) How many years is the payback model? 20 yr. plan with option to extend lease up to 40 yrs total.
      - c) How many households does 4.5MW cover? About 450 households.
      - d) How can residents provide information to the Siting Council? Sam advised to locate their contact info on-line and there's a place to submit feedback.
      - e) Has battery storage been considered as part of the design? No, it wasn't for this project. CT law does not incentivize battery storage.
      - f) Will the project impact the sightlines from Heublein Tower and ultimately the overall tourism draw in the area? The project is very far from Heublein and is not expected to impact the vistas from the Tower. Also, there's no practical way to shield the view from the Tower.
      - g) Will the design impact animal movement? The fence line is 7' tall with a 6" gap at the bottom to allow for smaller animals to pass through. The fence is required by law.

- h) What determined the size of the project? The landowner wanted it to be less than 20 acres. Also, 5MW is the max allowed for this type of project.
  - b. Jami reminded the Committee that the Sustainability Plan is being presented to the Board of Selectman Wednesday, October 15.
    - i. Goal is to achieve BOS endorsement of the plan.
- 9. Open Forum
  - a. Michael Schulitz updated the Committee as to his research regarding bonding for solar projects
    - i. It's legal but has never been done in CT.
    - ii. Michael has approached TOS Finance Dept to discuss the potential.
    - iii. Plans to report back in November with their findings.
- 10. Adjournment
  - a. Michael Schulitz motioned at 7:52PM, Lydia Tedone 2nd. None oppose.