Sullivan Select Board
Meeting Minutes
February 18, 2025

Selectmen: Norman Bamford, Erin Shanahan Gregory Ring
Town Manager: Ray Weintraub, Town Clerk: Yvette Grindle
Audience: John Keenan, Eric Dore (Community Solar Power) and, Alice Cockerham HCPC(via Zoom)

The Meeting was called to Order by Norman Bamford with the Pledge of Allegiance at 5pm.

Approval of Prior Meeting Minutes

Norman Bamford moved to approve the minutes from the January 21, 2025 meeting. Erin Shanahan seconded the motion, and it passed 3/0.

Treasurers Warrant

Norman Bamford moved to approve the Treasures Warrant. Erin Shanahan seconded the motion, and it passed 3/0.

Adjustments to the agenda

There was a brief discussion on the order of the agenda, the Select board decided to have Alice Cocran address the board first under New Business. They moved up Mr. Dore from Community Solar Power up to first under Old Business

New Business:

The Town Manager passed out a packet that has the goals, objections and strategies that is being worked on to put into the Comprehensive Plan 2025.Alice Cockerham asked the Select board members review the documents and have her come and speak with them at a future meeting. Norman Bamford suggested that she be put on the Agenda for the March 4th, 2025 meeting. The other members of the Select board agreed that this would work.

Old Business:

Review of Motion presented to the Board by John Keenan

John Keenan addressed the Select board and inquired if they were going to be taking action on the motion he has presented for their consideration. Norman Bamford responded that they were not going to be taking any further action on the motion. Mr. Keenan stated that he would be presenting the board with a Freedom of Information Request. Norman Bamford requested that he give that in writing to the clerk.

Solar Company Quote

Mr. Eric Dore from Community Solar Power made himself available to answer questions that the Selectboard had in regards to the pros and cons of signing on with Community Solar Power. He also shared a hand out that gave information to what the savings could be for the Town of Sullivan.(See Attached information). After asking and talking with Mr. Dore. He gave them a non-binding contract to sign. The Select board looked it over.

Erin Shanahan moved to sign the non-binding contract for Community Solar Power, Norman Bamford seconded the motion, and it passed 3/0.

Versant Street Lights

The Town Manager stated in response to the letter from the concerned citizen that was read at the last Select board meeting, He had contacted Versant about the street light being out of service on Harbor View Drive. In response they are going to updating all the street lights with LED lights and will be fixing the light that is out. This light actually belongs to the Sullivan Baptist Church.

Transfer Station (Pay by Bag System – Waste Zero follow up)
This has been tabled until the next meeting as the company personnel has been on vacation and isn't back.

Town Manager Reports:

Town Manager

The Town Manager noted that Public Notices will be going into the Ellsworth American, for bids for the Sand (for 2025), and bids for Tree Trimming on Morancy, Thorne and Grange Hall Roads.

Public Comment

John Keenan expressed is confusion about times how he was only give 3 minutes and the gentleman from the Community Solar was give more time. Norman Bamford noted that was because the Select board was asking Mr. Dore questions and he was answering them.
John Keenan also exerted his extreme displeasure that the select board signed the non-binding contract with Community Solar Power. Especially as the minutes hadn't been approved from the meeting. Norman Bamford noted the minutes didn't need to be approved for the board to take action on the contract.

Board Comment

There was no Board Comments.

Motion to Move to Executive Session

Erin Shanahan moved to enter into executive session pursuant to 1 MRSA § 405(6) (F) and 1 MRSA § 405(6) (A) to discuss Confidential Records. Norman Bamford seconded the motion, and it passed 3/0.

Moved to Executive session 6:05p

Out of Executive session 6:30p

Executive Session Actions

Norman Bamford reported that they approved 3 abatements and denied 1. They also approved the renewal of one Conceal Carry Permit.

Motion to Adjourn

Norman Bamford moved to adjourn the meeting, Erin Shanahan seconded the motion, and it passed 3/0.

Meeting adjourned at 6:35pm

Agenda
Sullivan Select Board Meeting
February 18, 2025
5:00pm

Call Meeting to Order/Pledge
Approval of Prior Meeting Minutes
Treasurers Warrant
Adjustments to the agenda
New Business:
Old Business:
Review of Motion presented to the Board by John Keenan
Transfer Station (Pay by Bag System – Waste Zero follow up)
Solar Company Quote
Versant Street Lights
Town Manager Reports:
Town Manager
Committee Reports
Public Comment
Board Comment
Motion to Move to Executive Session
Executive Session pursuant to 1 MRSA § 405(6) (F) to discuss Confidential Records
Executive Session pursuant to 1 MRSA § 405(6) (A) to discuss Personnel Matters
Executive Session Actions
Motion to Adjourn

Sullivan Goals, Objectives, and Strategies				
Population and Demographics			**Fiscal Commitment?**	**Notes**
Grow Sullivan's population by attracting and retaining young adults and families.	Encourage and support the development of services needed to support young families	Increase the access and availability of full-day child care services in Sullivan	☐	
		Partner with regional organizations and schools to offer child care programs	☐	
	Integrate new residents into Town culture and organizations	Continue to provide welcome packages to new residents	☐	
	Promote Sullivan as a desirable and safe place to live and work	Develop promotional strategies and infrastructure	☐	
	Expand recreational opportunities for residents of all ages	Provide municipal services and infrastructure to meet the demand of an increasing population	☐	
		Provide a larger number of community events	☐	
Achieve a more demographically diverse population in terms of age, employment, and year-round residency.	Maintain an annual understanding of population changes in Sullivan and the Schoodic region	Utilize data the Town already collects to track demographic changes	☐	
	Engage different demographics and stakeholder groups in municipal committees	Actively recruit and plan for the succession of current committee members.	☐	
Support and enable Sullivan's senior residents to be able to age in their homes.	Assure that our older residents can remain in place when they are able/wish to do so while encouraging the availability of retirement communities and nursing homes for those who need them.	Adopt policies and practices that assist our older residents, including age-in-place programs.	☐	
		Continue to support Sullivan's Age-friendly Committee in their work	☐	
Economy				

Grow the economy of Sullivan by promoting the trades, the creative economy, small businesses, and other diversified enterprises consistent with the rural character of the Town.	Support the trades and other local businesses in effort to sustain Sullivan's local economy	Provide municipally-owned incubators or shared spaces for home-based businesses to rent and operate out of.	☑	
		Partner with the local schools to establish a Job Youth/apprenticeship program for students and community businesses.	☐	
		Seek funding to support our youth and develop programs/incentives to keep them in Sullivan.	☐	
	Organize a regional Economic Development Committee	Seek representatives from surrounding towns to help promote the region.	☐	
		Organize subcommittees around priority sectors such as youth programming, housing, arts, and business.	☐	
		Participate in any regional economic development planning efforts.	☐	
Develop and revitalize the Sullivan town center, as well as other community or commercial spaces.	Develop a plan for village improvements	Organize public forums to gather input on revitalization scope and strategies. Seek assistance from the Hancock County Planning Commission on feasibility and financing.	☐	
		Develop more places for people to safely congregate in the community.	☐	
		Make a financial commitment, if necessary, to support desired economic development, including needed public improvements.	☑	
		Enact or amend local ordinances to reflect the desired scale, design, intensity, and location of future economic development.	☐	
		Provide municipal support for such grants/loans where appropriate.	☑	
Prepare Sullivan for climate change impacts to current natural resource-dependent industries (fishing, farming, etc.).	Assess climate change vulnerabilities to the local economy	Develop an economic vulnerability assessment together with recommendations for addressing any key issues identified.	☐	Currently being done
Housing				
		Establish a Sullivan Housing Committee	☐	

To encourage and promote adequate housing to support the community's success and the region's needs.	Engage town officials, stakeholders and residents in addressing the Town's housing needs.	Work with local leaders to create a communication strategy to describe the housing needs in Sullivan and alternative solutions.	☐	
		Collaborate with neighboring towns to come up with creative solutions for the Schoodic Region	☐	
	Recommend policies to encourage the development of workforce and affordable housing.	Seek to achieve a level of at least 10% of new residential development built or placed during the next decade to be affordable.	☐	
		Maintain, enact, or amend ordinances to allow the addition of at least one accessory apartment per dwelling unit in growth areas.	☐	
		Maintain, enact or amend land use regulations in growth areas to increase density, decrease lot size, setbacks and road widths, or provide incentives such as density bonuses, to encourage the development of affordable/workforce housing.	☐	
		Enact land use regulations in growth areas that encourage the development of workforce and affordable housing.	☐	
	Identify potential sites for new housing development	Examine options within defined growth areas and parcels of interest for manufactured homes, mobile homes, tiny homes, and apartments.	☐	
Support our aging population by increasing housing options for seniors.	Build or secure additional housing that is accessible for seniors	Promote age-in-place policies through coordination with regional partners such as Healthy Acadia and/or other nonprofits.	☐	
		Identify potential senior/retirement housing sites for development with priority assigned to transportation, safety, and medical needs.	☐	
		Identify all private, state and federal resources to aid such housing initiatives.	☐	
		Provide education materials about home share opportunities, accessory dwelling units, and other creative housing solutions.	☐	
Transportation				
		Increase crosswalks in Town	☐	DOT?

Support alternative transportation systems for non-drivers in coordination with regional partners.	Investigate options to improve accessibility and make safer pedestrian and bicycle movement.	Build trails and sidewalks to promote walking and biking for transportation.	☑	But funded through grants
		Draft Town Connectivity Plan for improved non-motorized uses in Sullivan.	☐	
		Source appropriate funding and grants to support non-motorized transportation in Sullivan.	☐	
		Analyze town-owned roads and identify improvements that could be made on them.	☐	
	Increase options for public transportation, transit, and mobility services to all residents.	Work with Island Explorer Day Tripper bus, as well as other bus services to identify feasible routes and stops in Town	☐	
		Increase signage and marketing for the Recreation Center bus stop	☑	
		Consider adding a bus shelter near the Recreation Center with signage with schedules	☑	
Provide safe and resilient roadways to support Sullivan and its economy.	Address issues of poor sightlines, narrow roads and excessive speeds.	Work with HCPC and MaineDOT to assess town road maintenance needs and priorities that coincide with upcoming planned projects by MaineDOT.	☐	
		Develop or continue to update a prioritized improvement, maintenance, and repair plan for the community's transportation network.	☐	
	Promote public health, protect natural and cultural resources, and enhance livability by managing land use in ways that maximize the efficiency of the transportation system and minimize vehicle miles traveled.	Review ordinances to promote transportation efficiency consistent with State and Federal standards, and to foster transportation-efficient growth patterns and provide for future street and transit connections.	☐	
		Increase access to parking by identifying potential, responsibly located parking opportunities in Sullivan; improve parking signage.	☑	
		Initiate or actively participate in regional and state transportation efforts to promote public health and safety.	☐	
		Review access management policies/language in ordinances and ensure that they meet safety needs and reflect town land use goals/plans.	☐	

	Continue to improve the maintenance and safety of existing roadways in Sullivan.	Establish and stick to a 20 year road maintenance program on the roads, maintain every one of them on a 20 year cycle.	☐
		Regularly evaluate and discuss speed limits, sightlines, and signage to improve and maintain road safety.	☐
		Ensure Town roads can accommodate future carrying capacity.	☐
Recreation			
Assure that indoor and outdoor recreational opportunities in Sullivan and the region can accommodate the projected growth and needs of all age groups and abilities in our community.	Assure adequate access to open and natural spaces, including public waterfronts.	Monitor and, where needed, improve publically available open and natural spaces, including public waterfronts; assure the adequacy of public access.	☐
		Develop a reciprocal working relationship with local land trusts and conservation organizations to communicate opportunities to protect important open space or recreational land.	☐
		Improve signage and promotion of Sullivan's facilities to promote awareness and accessibility around recreation opportunities that are locally available.	☑
	Improve existing park space and recreational facilities.	Ensure ADA access to town-owned recreational facilities/spaces.	☑
		Keep up with regular maintenance of town-owned recreational facilities/spaces.	☑
		Create additional programming for people of all ages and abilities within Town-owned recreational facilities/spaces.	☐
	Create outdoor recreation opportunities, including off road and on-road trails for walking and	Work with MaineDOT to add bike lanes and/or sidewalks/walking paths along Route 1.	☐
		Provide educational materials regarding the benefits and protections for landowners allowing public recreational access on their property, including information on Maine's landowner liability law regarding recreational and harvesting use Title 14 MRSA 159A.	☐
		Identify off-road routes to popular Town amenities, Schools and neighborhoods.	☐

	biking for all ages and abilities.	Work with public and private partners, such as the Downeast Sunrise Trail, to extend and maintain a network of trails for motorized and non-motorized uses.	☐	
		Create a list of recreation needs or develop a recreation plan to meet current and future needs.	☐	
Public Facilities and Services				
Maintain adequate public facilities with appropriate and equitable access for all	Provide for the future maintenance and improvement of Town-owned and funded public facilities and equipment.	Work with the Sorrento/Sullivan Recreation Center to make improvements, including but not limited to ADA compliance	☑	
		Identify any capital improvements needed to maintain or upgrade public services to accommodate the community's anticipated growth and changing demographics.	☐	
		Locate new public facilities comprising at least 75% of new municipal growth-related capital investments in designated growth areas.	☐	
	Build a new quasi Fire/EMS Station and Town Office building.	Identify a desired facility design with cost estimates	☑	
		Seek grant funding for a capital campaign	☑	
		Complete planning and construction	☑	Major capital improvement
	Collaborate with other towns to expand services and facilities.	Explore regional options for law enforcement support and emergency medical services	☐	
	Maintain the quality of the school buildings and help retain staff	Encourage the development of workforce housing (see Housing chapter)	☐	
		The RSU and Town will continue to educate the public about funding needs	☐	
Historical and Archaeolgical Resources				
		Work with the local and County historic organizations and the Maine Historic Preservation Commission to assess the need for, and if necessary, plan for comprehensive community survey of the community's historic sites and artifacts.	☐	

Protect key historical and archaeological resources from incompatible development and natural causes and undertake measures to assure long-term preservation and enhancement of the Town's historical sites and structures.	Protect to the greatest extent practicable the significant historic and archaeological resources and explore/implement historic preservation initiatives within the community.	Review existing land use ordinances (Commercial Site Plan Review, Subdivision) to require developers to take appropriate measures to protect known historic archeological sites and areas sensitive to prehistoric archaeology.	☐
		Establish Historical Districts in the Town through the Maine Historic Preservation Commission.	☐
		Adopt or amend land use ordinances to require the planning board (or other designated review authority) to incorporate maps and information provided by the Maine Historic Preservation Commission into their review process.	☐
	Encourage the discovery, preservation and sharing of Sullivan's history.	Support the efforts of the Sunrise County Economic Council in their work with the DownEast National Heritage Area.	☐
		Work from existing inventories and in consultation with owners, design and implement a program to label historic structures.	☐
		Work with local and regional organizations to seek grants for developing a sustainable tourism industry based on local culture and history.	☐
Natural Resources			
	Protect and conserve critical natural resources in the community	Participate in regional planning and management efforts to conserve important shared natural resources (e.g. Taunton Bay and Frenchman Bay).	☐
		Review existing land use ordinances and habitat maps to promote awareness and protection of critical natural resources.	☐
		Collaborate with partners to develop and act on a plan to manage threatened and endangered species habitat.	☐
	Improve fish and	Re-survey stream crossings to determine barrier status.	☑

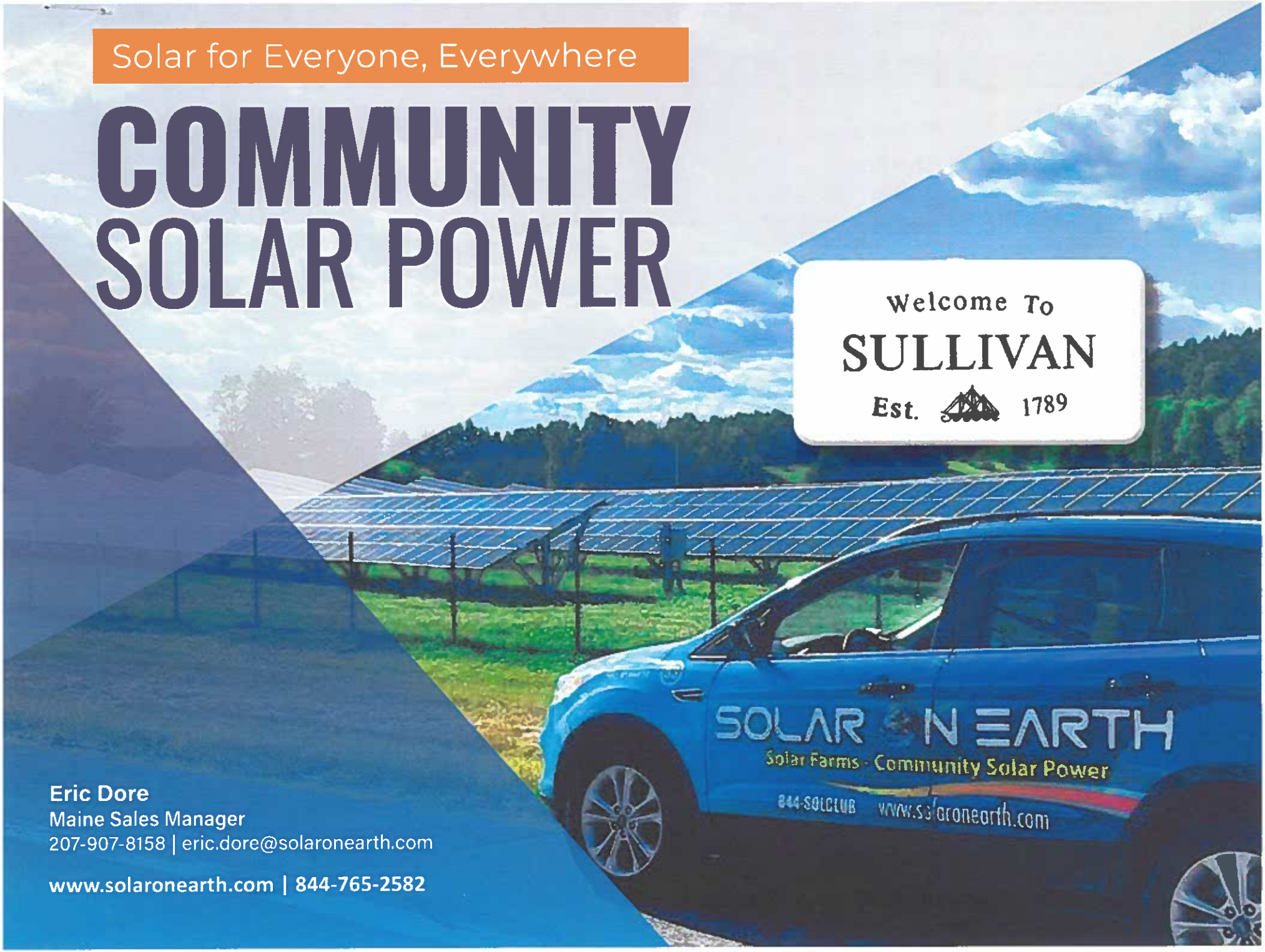
Improve the quality and protect Sullivan's natural resources.	aquatic organism viability	Develop plans to reduce or eliminate stream barriers where most beneficial, like Morancy Stream	☐	
	Improve culvert connections to wetlands	Review stream crossing data.	☐	
		Pursue grant funding opportunities.	☑	
		Conduct a culvert vulnerability assessment of town-owned culverts.	☑	In progress
	Promote responsible ecotourism	Work with land trusts and other local organizations to promote the area's natural resources.	☐	
	To coordinate with neighboring communities and regional and state resource agencies to protect shared critical natural resources.	Through local land use ordinances, require the planning board (or other designated review authority) to include as part of the review process, consideration of pertinent BwH maps and information regarding critical natural resources.	☐	
		Distribute or make available information to those living in or near critical or important natural resources about current use tax programs and applicable local, state, or federal regulations.	☐	
Marine Resources				
Support an adaptive and diversified fisheries-based economy.	To protect, maintain and, where warranted, improve marine habitat and water quality.	Work with neighboring communities on the protection of critical upland, intertidal, and marine habitats	☐	
		Continue to support and maintain sea-run fish passages (eels, smelt, alewives)	☐	
		Conduct a study of the economic value of Taunton Bay to the region.	☑	
	Foster the sustainable development of aquaculture businesses	Prioritize owner-operated businesses.	☐	
		Work with the local schools to promote Sullivan's diverse marine economy.	☐	
		Improve access to saltwater and mudflats.	☐	
		Provide/share information on education/training opportunities for individuals in new commercial fisheries.	☐	
Support adaptive municipal shellfish	Preserve access for residential clammers to	Work with local organizations and individuals to acquire land for recreational and commercial clammers	☐	

management.	the clam flats	Support the efforts of the Frenchman's Bay Shellfish Region Committee	☐	
Improve access and condition of Sullivan's marine resources.	Maintain and, where warranted, improve harbor management and facilities.	Encourage owners of marine businesses and industries to participate in clean marina/boatyard programs.	☐	
		Support implementation of local and regional harbor and bay management plans.	☐	
		Explore options for elevating Gordon's Wharf to protect it from sea level rise and storm surge events.	☑	Capital improvement project?
		Continue to support the Harbormaster position.	☐	
	Protect, maintain and, where warranted, improve physical and visual public access to the community's marine resources for all appropriate uses including fishing, recreation, and tourism.	Identify needs for additional recreational and commercial access (which includes parking, boat launches, docking space, fish piers, and swimming access).	☐	
		Work with local property owners, land trusts, and others to protect major points of physical and visual access to coastal waters, especially along public ways and in public parks.	☐	
Climate Change				
Implement adaptation practices in order to counter climate change effects already occurring and those	Plan for the increased number and magnitude of storms that cause flooding events.	Inform the community about environmental risks and how to prepare for them (e.g., emergency evacuation procedures and warning systems; avoiding flood risks; reducing fire risks)	☐	
		Monitor evolving recommendations of Maine Climate Council	☐	
		Commission vulnerability and risk assessment of all tidal areas, including plans for addressing those risks	☐	
		Document and continuously monitor Town-owned culverts	☐	Both in progress
	Protect our community's drinking water supply	Determine alternative water sources for extended low-flow seasons that may render wells dry	☐	

occurring and those anticipated over the next decade.	from climate change effects including prolonged drought and saltwater intrusion.	Provide educational materials to community members about well-testing after extreme storms	☐
		Consider partnering with a local research institute to conduct or provide PFAs testing in Town wells	☐
	Protect Sullivan's vulnerable residents during extreme weather events.	Establish a reliable warming and cooling center for community members in the case of extreme weather and consider providing transportation to the building	☑
	Recognize the role transportation plays in climate change	Consider providing EV chargers in Town	☑
Water Resources			
Protect current and future drinking water sources.	Enact surface and groundwater protection ordinances and standards.	Conduct a review of the Town's land use and other ordinances and consider whether additional protections are warranted.	☐
		Consider amending local land use ordinances, as applicable, to incorporate low impact development standards.	☐
		Adopt water quality protection practices and standards for construction and maintenance of public and private roads and public properties and require their implementation by contractors, owners, and community officials and employees.	☐
		Maintain, enact, or amend public wellhead and aquifer recharge area protection mechanisms, as necessary.	☐
	Identify areas at risk for PFAS contamination	Continue to support the work of local organizations that test Sullivan's water resources for PFA's.	☐
		Explore regional efforts for water quality testing.	☐

Minimize pollution and improve water quality where needed.	Reduce, to the extent reasonably possible, contamination of Sullivan waters.	Provide local contact information at the town office for water quality best management practices from resources such as the Natural Resource Conservation Service, University of Maine Cooperative Extension, Soil and Water Conservation District, Maine Forest Service, and Small Woodlot Association of Maine.	☐
		Continue to work with the DEP and property owners in seeking grants to upgrade defective septic systems.	☐
		Raise awareness about invasive species.	☐
		Continue to promote compliance with State stormwater regulations.	☐
Agriculture and Forestry			
Preserve lands suitable for agricultural and forestry uses.	Revise land use ordinances to support farm and forest preservation	Consult with the Maine Forest Service district forester when developing any land use regulations pertaining to forest management practices as required by 12 M.R.S.A. §8869.	☐
		Consult with Soil and Water Conservation District staff when developing any land use regulations pertaining to agricultural management practices.	☐
		Amend land use ordinances to require commercial or subdivision developments in critical rural areas, if applicable, maintain areas with prime farmland soils as open space to the greatest extent practicable.	☐
		Limit non-residential development in critical rural areas (if the town designates critical rural areas) to natural resource-based businesses and services, nature tourism/outdoor recreation businesses, farmers' markets, and home occupations.	☐
		Include agriculture, commercial forestry operations, and land conservation that supports them in local or regional economic development plans.	☐

Promote local agricultural activity in Sullivan	Support farming and forestry and encourage their economic viability.	Permit land use activities that support productive agriculture and forestry operations, such as roadside stands, greenhouses, firewood operations, sawmills, log buying yards, and pick-your-own operations.	☐
		Include agriculture and commercial forestry operations in local or regional economic development plans.	☐
		Encourage owners of productive farm and forest land to enroll in the current use taxation programs.	☐
	Explore establishing a Sullivan Farmer's Market.	Work with local and regional food producers to gauge interest and support for a Sullivan Farmer's Market.	☐
Fiscal Capacity			
Advance the health, safety, and welfare of Sullivan by ensuring the provision of government services in a fiscally responsible manner.	Maintain and fund capital reserve accounts for anticipated major expenditures referenced in the Comprehensive Plan	Annually review reserve account balances and adjust as appropriate.	☐
		Explore grant and bond funding options for projects.	☐
	Reduce residents' property tax burden	Remain within LD1 revenue limitations unless Town voters specifically approved otherwise.	☐
	Explore further sharing of services with nearby towns	Remain active in regional municipal organizations	☐
		Continue to work with surrounding Schoodic Towns in an organized manner	☐
Existing and Future Land Use			

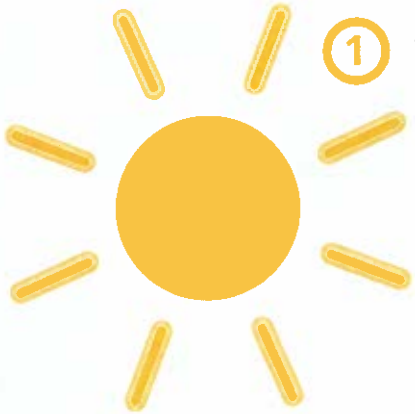


Eric Dore
Maine Sales Manager
207-907-8158 | eric.dore@solaronearth.com

www.solaronearth.com | 844-765-2582

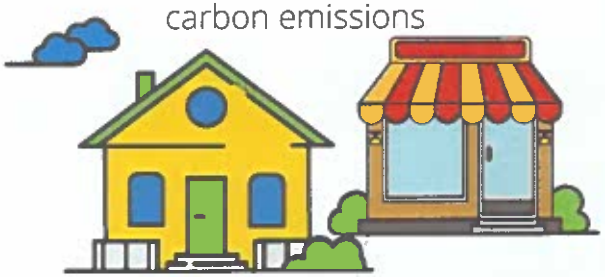
SOLAR ON EARTH.

How It Works



1 The Sun
Clean solar energy is available every day, even when it's cloudy.

4 Homes and Local Businesses
Receive financial savings and reduce carbon emissions



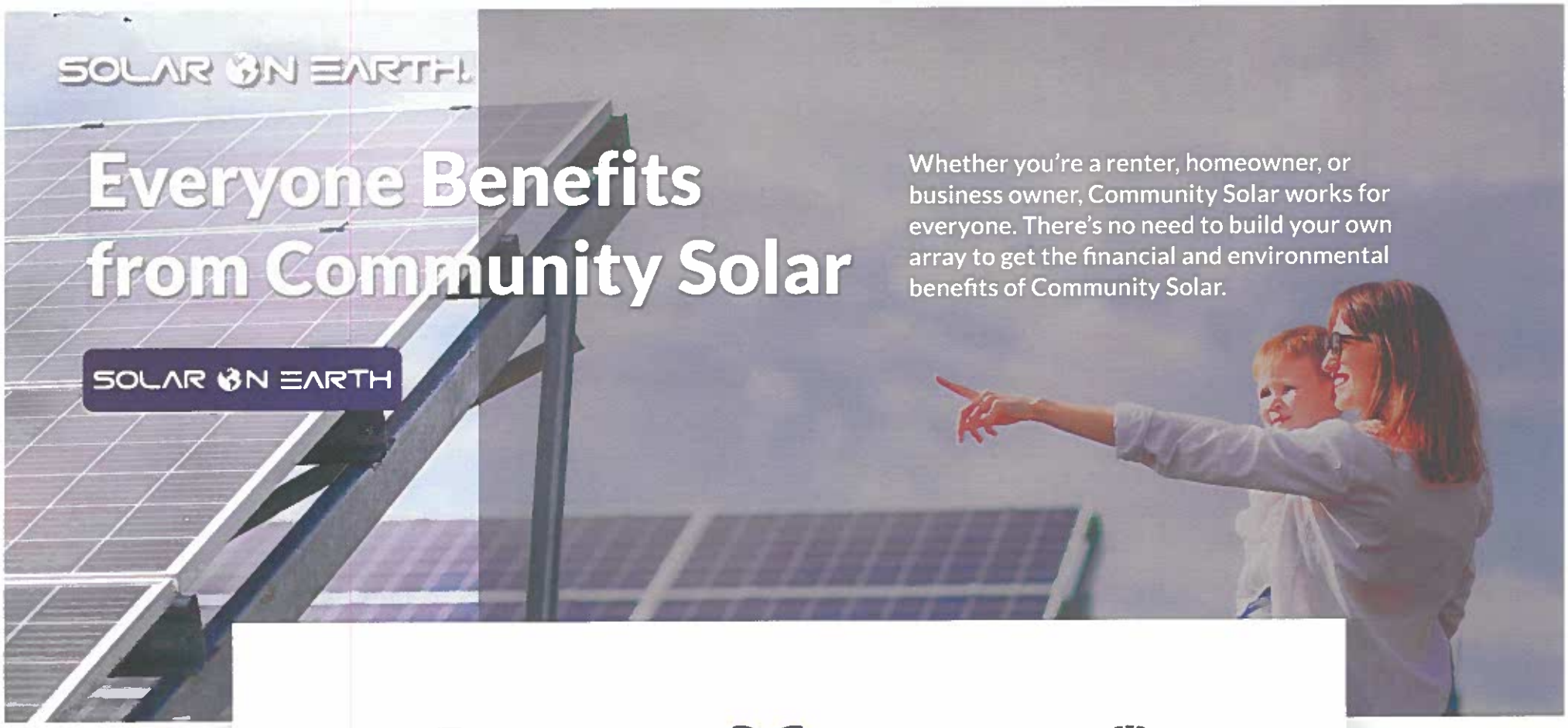
Solar Energy

Energy Credits
Subscriber's utility bills are credited with the electricity created by their share of the solar farm

2 Solar Farms
Capture sunlight and convert it into lowcost, renewable electricity

Renewable Energy

3 Utility Company
Transfers electricity from solar farms into the power grid



Everyone Benefits from Community Solar

Whether you're a renter, homeowner, or business owner, Community Solar works for everyone. There's no need to build your own array to get the financial and environmental benefits of Community Solar.

Save Money

Save money on your electricity bill every year you are subscribed

Reduce CO2 Emissions

By helping to replace power generated using fossil fuels with clean, renewable solar energy

Boost Local Economy

Locally produced power also produces local jobs, boosting your community economy

SOLAR ON EARTH.

1. SCHEDULE A CONSULT

An SOE Rep will stop by at your convenience to answer any questions and explain the process. During your consult, the SOE rep will get you signed up for a local Community Solar program.

2. WELCOME PACKET

After about 3 weeks from your consult, you will receive a welcome packet from your solar farm.

3. RECEIVE YOUR FIRST BILL

Your electricity bill includes credits from the solar farm company at a reduced rate.

4. START SAVING

Enjoy your savings, month after month!

SIGN UP IS EASY

SOLAR ON EARTH.

Expanding Maine's community solar programs

Community solar programs have grown in popularity throughout Maine.

"Community solar gives a group of people an opportunity to pull their resources or to come together to share in the output of a larger solar project," said Ted Rioux.

Ted Rioux works for Ampion Renewable Energy, a company that helps give access to renewable energy through solar panels.

Community solar programs have grown in popularity throughout the state. One of the newest community solar farms in Hermon has more than 14,000 solar panels.

Representative Seth Berry of Bowdoinham (D) is Maine's house chair of the legislature's joint committee on Energy, Utilities, and Technology.

Berry said community solar has caused a boost in job creations in Maine.

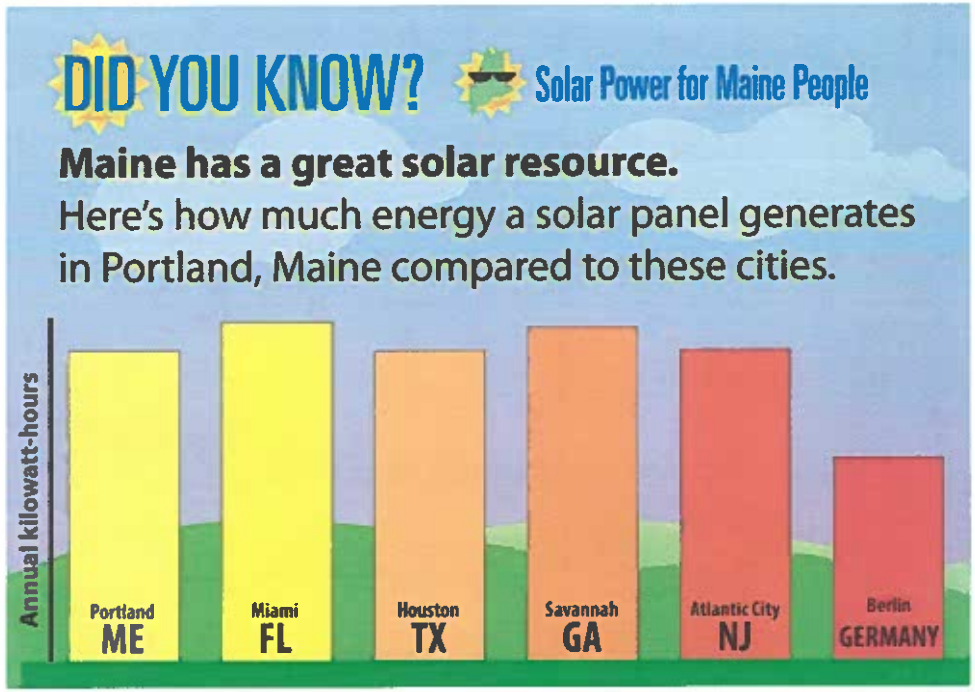
"This year we said, solar prices are coming down, these jobs are being created and in fact we are seeing folks coming from out of state to fill those needs, that's all wonderful, but with the prices coming down we think that we can actually reduce the incentives and still see solar building, essentially have more bang for our solar buck!" said Berry.

Berry says solar power will save you money. "These community solar farms are putting clean energy to the grid, they are reducing peoples bills and they are creating jobs," said Berry. "One thing people have to understand better is that it's not the utility that is offering you these savings, Central Maine Power or Versant power customers are eligible.

He says this is a competitive market and very robust making this clean energy available to Mainers.

Source: newscentermaine.com

Dual-use blueberry and solar farm in Rockport, ME. Source: clean-energy.thebusinessdownload.com
Photo by Bluewave Press



Source: nrcm.org

SOLAR ON EARTH

Example Versant Bill

Commercial

Bill Date: March 8, 2023
Account #: 0000000000000000-0
Invoice #: 00000000
Read Cycle: 05
SONNY RAYS LLC
SUNSHINE RD
BANGOR

VERSANT POWER

Billing Summary

Service Period: Dec 5, 2022 - Jan 5, 2023

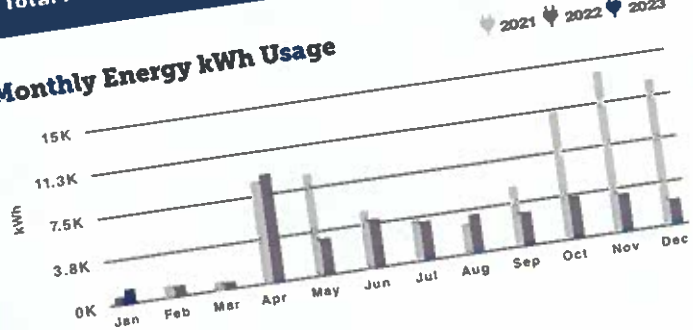
Previous Balance	$239.65
Payment Made	-$239.65
Remaining Balance	**$0.00**
New Charges *(see page 2)*	$2,451.74
Credits, Adjustments & Other Charges	-$2,252.73
Total Current Charges	**$199.01**
Total Amount Due By Apr 3, 2023	**$199.01**

Your Energy Insight

This month your usage **increased 76%** compared to the same time as last year.

	Jan 2022	Dec 2022	Jan 2023
Total Monthly kWh	676	1,883	1,190
Avg Daily kWh	23	55	38
Avg Daily Cost	$30.28	$12.52	$9.24
Service Days	29	34	31

Monthly Energy kWh Usage



Community Solar Credits

Total Cost Breakdown:

Total before Community Solar	$2,451.74
Total Community Solar credits	$2,252.73
Total cost due to utility after Community Solar credits	$199.01
Total due to Solar Farm	$1,914.82
Total with Community Solar	$2,113.83
Community Solar Savings	**$337.91**

From Page 2

Credits, Adjustments & Other Charges

NEB/DG Credit	-$2,252.73
Credits, Adjustments and Other Charges	**-$2,252.73**
	-$2,252.73

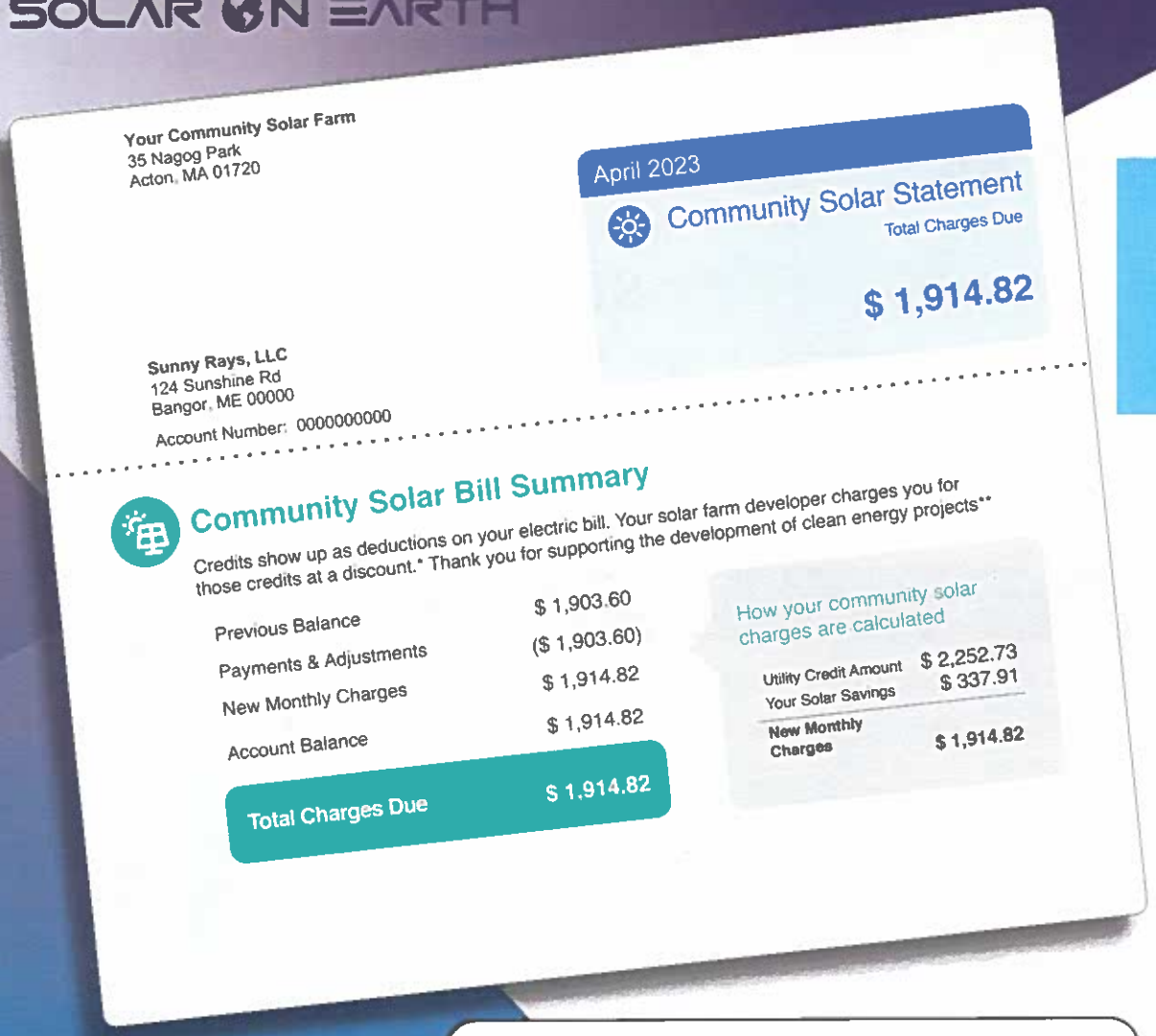
From Page 3

Net Energy Billing Credits

Opening Credit Balance	**$0.00**
Credits Received	$2,252.73
Credits Applied this Period	-$2,252.73
Credits Expired	$0.00
Net Change in Credits	**-$0.00**
Closing Credit Balance (as of Jan 9, 2023)	**$0.00**

SOLAR ON EARTH

Example Community Solar Bill



Your Community Solar Farm
35 Nagog Park
Acton, MA 01720

April 2023

Community Solar Statement

Total Charges Due

$ 1,914.82

Sunny Rays, LLC
124 Sunshine Rd
Bangor, ME 00000

Account Number: 0000000000

Community Solar Bill Summary

Credits show up as deductions on your electric bill. Your solar farm developer charges you for those credits at a discount.* Thank you for supporting the development of clean energy projects**

Previous Balance	$ 1,903.60
Payments & Adjustments	($ 1,903.60)
New Monthly Charges	$ 1,914.82
Account Balance	$ 1,914.82
Total Charges Due	$ 1,914.82

How your community solar charges are calculated

Utility Credit Amount	$ 2,252.73
Your Solar Savings	$ 337.91
New Monthly Charges	$ 1,914.82

Total Cost Breakdown:

Total before Community Solar	$2,451.74
Total Community Solar credits	$2,252.73
Total cost due to utility after Community Solar credits	$199.01
Total due to Solar Farm	$1,914.82
Total with Community Solar	$2,113.83
Community Solar Savings	**$337.91**

After you have signed up for Community Solar, you will receive your electric bill as normal. The credits produced by the solar farm will be added to your electric bill with a new line item listing your credit. This credit will be deducted directly from your "Total Amount Due".

The Solar Farm will send you a separate bill 30-60 days later at the discounted rate with your solar credits.

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What Community Solar can do...

Customer Annual Usage		37,610
Solar Offset Percentage	90%	33,849
Output Yield (kWh/kW)		1,350
Current ABC Value ($/kWh)		$0.295
Annual Utility Rate Escalator - Low Case		0.5%
Annual Utility Rate Escalator - High Case		4.0%
Annual Output Degradation		0.50%
ABC Rate Discount		15.0%
Customer System Size		25.07

Number of Meters	6
All-in-Rate	0.295
Est. Annual Spend	$11,104

Welcome To
SULLIVAN
Est. 1789

VERSANT POWER

Estimated Savings

Operating Year	Annual System Output (kWh)	Utility ABC Value Low ($/kWh)	Utility ABC Value High ($/kWh)	Solar ABC Purchase Rate Low ($/kWh)	Solar ABC Purchase Rate High ($/kWh)	Total Estimated Savings Low ($)	Total Estimated Savings High ($)	Cumulative Savings Low ($)	Cumulative Savings High ($)
1	33,849	$0.295	$0.295	$0.251	$0.251	$1,499	$1,499	$1,499	$1,499
2	33,680	$0.297	$0.307	$0.252	$0.261	$1,499	$1,551	$2,998	$3,050
3	33,511	$0.298	$0.319	$0.253	$0.271	$1,499	$1,605	$4,497	$4,655
4	33,344	$0.300	$0.332	$0.255	$0.282	$1,499	$1,661	$5,996	$6,316
5	33,177	$0.301	$0.345	$0.256	$0.294	$1,499	$1,719	$7,495	$8,035
6	33,011	$0.303	$0.359	$0.257	$0.305	$1,499	$1,779	$8,994	$9,814
7	32,846	$0.304	$0.374	$0.259	$0.318	$1,499	$1,841	$10,492	$11,654
8	32,682	$0.306	$0.389	$0.260	$0.330	$1,499	$1,905	$11,991	$13,559
9	32,518	$0.307	$0.404	$0.261	$0.343	$1,499	$1,971	$13,490	$15,530
10	32,356	$0.309	$0.420	$0.262	$0.357	$1,499	$2,039	$14,989	$17,569
11	32,194	$0.310	$0.437	$0.264	$0.371	$1,499	$2,110	$16,487	$19,680
12	32,033	$0.312	$0.455	$0.265	$0.386	$1,499	$2,184	$17,986	$21,864
13	31,873	$0.313	$0.473	$0.266	$0.402	$1,499	$2,260	$19,484	$24,124
14	31,714	$0.315	$0.492	$0.268	$0.418	$1,499	$2,339	$20,983	$26,462
15	31,555	$0.317	$0.511	$0.269	$0.435	$1,499	$2,420	$22,482	$28,882
16	31,397	$0.318	$0.532	$0.270	$0.452	$1,498	$2,504	$23,980	$31,386
17	31,240	$0.320	$0.553	$0.272	$0.470	$1,498	$2,591	$25,478	$33,978
18	31,084	$0.321	$0.575	$0.273	$0.489	$1,498	$2,681	$26,977	$36,659
19	30,929	$0.323	$0.598	$0.275	$0.508	$1,498	$2,775	$28,475	$39,434
20	30,774	$0.325	$0.622	$0.276	$0.529	$1,498	$2,871	$29,973	$42,305
20 Year Total	645,768					$29,973	$42,305		

469
Metric Tons of CO_2 Reduced[1]

150
Equivalent Acres of Forest[2]

102
Cars Off the Road[3]

[1]Every kWh of solar energy reduces CO_2 emissions by 1.6 lbs. 1 metric ton = 2204.6 lbs. [2]One tree reduces CO_2 emissions by 46 lbs. A managed forest in North America has between 40-60 trees per acre. [3]A typical gas-powered passenger vehicle emits about 4.6 metric tons of CO_2 per year.

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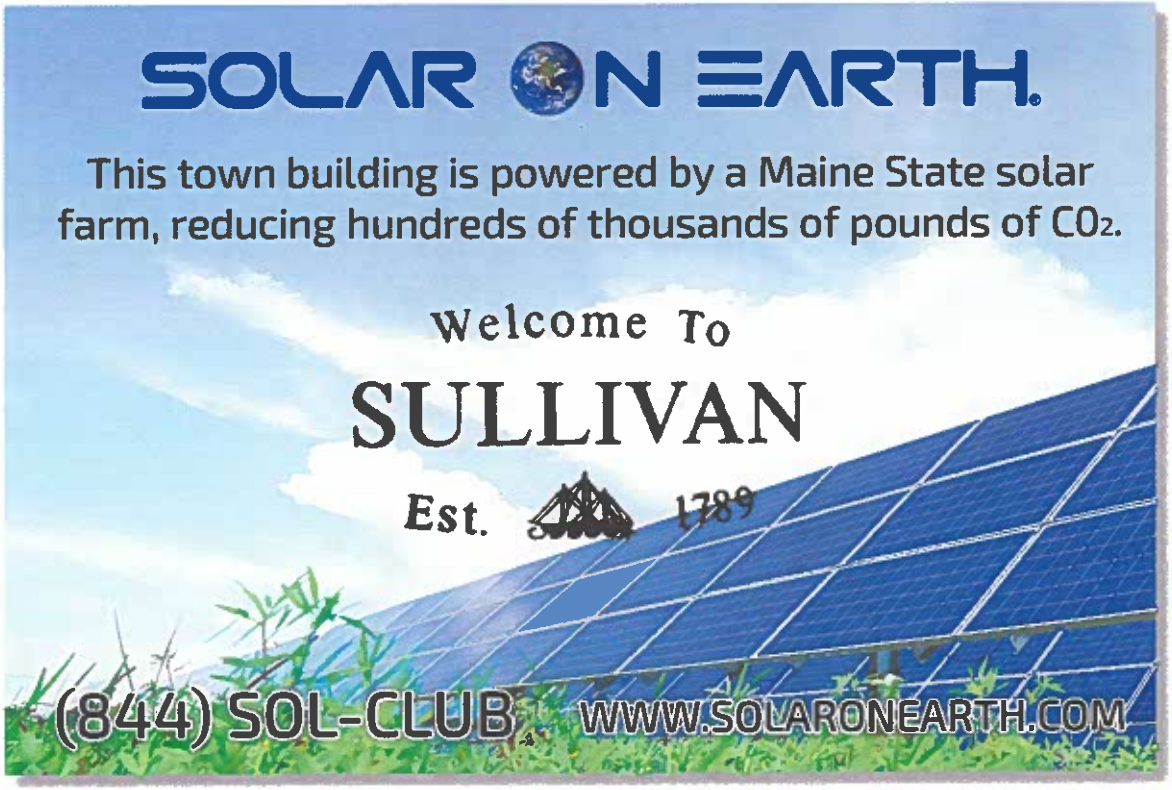
Plus co-branded marketing . . .



Let people know you support renewable energy!

SOLAR ON EARTH.

Sound too good to be true?

It isn't.

Since 2015, Solar on Earth has helped people reduce CO_2 emissions by 100,000 metric tons, and over $5 million each year.

www.solaronearth.com

SOLAR ON EARTH.

Over 100,000 metric tons of CO_2 reduced each year since 2021

Make a profound impact on your financial gains, and the environment

5 million trees

Each year, enough carbon is saved to equal the carbon processed by 5 million trees

25,000 lives

Reducing pollutants can prevent unnecessary health care costs and save more than 25,000 lives

$275 million

Over the contract term, our customers will save over $275 million

Contact Us

Solar On Earth (SOE) was formed in 2015 by seasoned solar veterans who were on the forefront in recognizing the opportunity community solar offered. In four short years we have expanded our presence to multiple states and have assisted virtually all the top solar developers in acquiring subscribers for their solar farms. Connect with us online, in person, or over the phone. Together, we can transform your access to clean energy.

Social Media

solaronearth
facebook.com/solaronearth

solaronearth
instagram.com/solaronearth

@solaronearth
twitter.com/solaronearth

solar-on-earth
www.linkedin.com/company/solar-on-earth

35 Nagog Park, Ste 315, Acton, MA 01720
701 Calvert Ave., Chadwick, IL 61014
www.solaronearth.com

SOLAR ON EARTH.

SOLAR ON EARTH

Our Mission: To promote clean energy alternatives through education, accessibility, and a positive customer experience focused on community engagement and investment for all.

YMCA Healthy Kids Day | Household Goods, Inc | Earth Day Clean-Up Crew | Holiday Gift Drive | Food Pantry Support

Age-Friendly Sullivan progress report to Select Board 2.18.25:

Media:
https://www.ellsworthamerican.com/announcements/red-cross-director-to-speak/article_4290c732-dce2-11ef-b562-bf00391e9b61.html

Budget & Donations:
Submitted $10,000 proposal to Maine Community Foundation to collaborate with Parks & Rec / Skatepark committee; as municipalities are not eligible to submit proposals for community building grants. As an **ad-hoc** committee, Age-Friendly Sullivan **IS** eligible and has received several MCF grants in prior years.

Community Connector:
- Misty has worked with 40 families in Sullivan & Schoodic area connecting them to needed resources — heating assistance, housing repairs, caregiver resources,
- Sand Bucket Brigade: need more volunteers! Added 4 additional homes in February for a total of 35 homes — several homebound/disabled residents identified during food box deliveries on 2/4/25.

Website Updates:
2/05/25 Minutes: Caroline King, Ex Dir, American Red Cross(Northern & Eastern ME)
- BRCR FIRE Prevention WITH notes
- recruit-flyer-disaster
- Home-Fire-Escape-Plan-English-Spanish
- HFC_Flyer_2023_English
- EN_Power-Outage-Safety-Checklist
- EN_Home-Fire-Safety-Checklist
- WinterStormChecklist
- American-Red-Cross-Emergency-Contact-Card

Upcoming Activities/Events
- **Tues/Thursdays:** 10:30-11:30 Bone Builders
- **3/5/25: AFS monthly meeting:** Susan Chaar, Northern Light Home Care & Hospice speaking on services available.
- **3/06/25: AARP Tax Aide** - free tax preparation 9:30-3pm at FB Library/SSRC
- **3/18/25:** Birthday Cards (April birthdays)
- **4/02/25: AFS monthly meeting:** Larissa Heansler, EAAA Community Ambassador speaking on programs, activities & services available through EAAA.
- *(4/5-4/15) travel out-of-state*
- **4/26/25: Earth Day** Schoodic Scenic Byway Clean-up (prior weekend is Easter / Passover weekend)
- **Music in the Park - July 9, 16, 23, 30 @ 5:30pm**

Approval of the Minutes from the February 18th 2025 Selectboard Meeting

Norman Bamford

Erin Shanahan

Gregory Ring

Attached:

- **Agenda of Selectboard 02-18-2025**
- **Comprehensive Plan Material**
- **Community Solar Power**
- **Age Friendly Report**