INTRODUCTION

- PUC is the entity that regulates all utility providers in Vermont.
- The Rule sets specific incentives for net-metering projects on “Preferred Sites”.
- Net-Metering is the process of measuring the difference between the electricity supplied to a customer and the electricity fed back to the utility – taking into account the customer usage.
- Net-Metering systems are capped at 500kW (best incentive for <150kW).
WHAT IS A “PREFERRED SITE”?  
According to the Vermont PUC Rule 5.100 the following are defined as Preferred Sites*:

- Land certified by the Secretary of Natural Resources to be a Brownfield Site as defined under 10 V.S.A. § 6642.
- A site listed on the National Priorities List (NPL) established under the Comprehensive Environmental Response, Compensation, and Liability Act, 42 U.S.C. chapter 103, if the U.S. Environmental Protection Agency or the Agency of Natural Resources confirms each of the following that the site is listed on the NPL.
- A sanitary landfill as defined in 10 V.S.A. § 6602, provided that the Secretary of Natural Resources certifies that the land constitutes such a landfill and is suitable for the development of the plant.

* This list is a specific subset of preferred sites defined in Rule 5.100 that the Vermont Brownfields Program is authorized to certify on behalf of the Secretary of ANR.
Brownfields

10 V.S.A 6642 - A “Brownfield Site” means real property, the expansion, redevelopment or reuse of which *may be complicated* by the release or threatened release of a hazardous material.

Common Brownfield Sites in Vermont:
- UST facilities
- Salvage Yards
- Town Dumps
- Active Contaminated Site under management of the VTDEC
- Historic Manufacturing or Industrial Facilities
- Potential Impacts from Neighboring Properties

General Comments

Brownfields and Preferred Sites

- Developers vs. VTDEC interpretation of how a project “may be complicated”
- Preferred sites are not the clean portion of a site where there is no additional public benefit by redeveloping
- VTDEC used the EPAs “Anatomy of Brownfields Redevelopment” to establish framework of the program and clarify what is “complicated”
- There is an expectation to investigate REC(s) and implement corrective action strategy
must demonstrate how the project is “complicated” with respect to each of the following:

- Environmental Liability Concerns
- Financial Barriers
- Cleanup Considerations
- Reuse Planning

the secretary can certify a brownfield site only if one of the following is achieved:

1. The property is enrolled, will be enrolled, and/or has completed BRELLA.
2. Applicant demonstrates how the project may be complicated by known or perceived contamination (Phase 1).
3. The renewable energy project is part of a larger development project and redevelopment as a whole may be complicated by known or perceived contamination.
THE PROCESS

• Conduct Phase 1 ESA – Identify RECs
• Innocent Current Landowner, Prospective Purchaser or Lessee apply for BRELLA
• Submit BF Certification Request with proper documentation
• Set up Stakeholder Meeting to discuss Agency expectations and next steps
• Agency will issue Certification Letter assuming a clear path toward corrective action is established
• Applicant can request Preferred Site Status with the PUC for their project

Incentivized Rates per kW/hr

<table>
<thead>
<tr>
<th>Category</th>
<th>2017</th>
<th>2018</th>
<th>2019</th>
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</thead>
<tbody>
<tr>
<td>Category I (up to 15 kW)</td>
<td>$0.189</td>
<td>$0.184</td>
<td>$0.174</td>
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<tr>
<td>Category II (&gt;15 to 150 kW on preferred site)</td>
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<tr>
<td>Category III (&gt;150 to 500 kW on preferred site)</td>
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<tr>
<td>Category IV (&gt;15 to 150 kW on non-preferred site)</td>
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<td>$0.134</td>
</tr>
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HOW DO I FIND A PREFERED SITE?

- VT ANR ATLAS (Lists all Brownfields, Hazardous Sites, Landfills, Gravel Pits)
  

- Regional Planning Commissions (RPCs)
- Regional Development Corps (RDCs)
- Agency of Commerce Site Locator
- Municipal Officials (First hand knowledge of properties that would be good candidates)