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TOWN OF MEDWAY

COMMONWEALTH OF MASSACHUSETTS

DESIGN REVIEW COMMITTEE

August 14, 2024

Andrew Catania, Vice President, Development Acquisitions
VC Renewables
110 Edison Place, Suite 312
Newark, NJ 07102

Re: DRC Letter of Recommendation – Medway Grid, LLC - Battery Energy Storage System

Dear Mr. Catania;

The Design Review Committee [DRC] is pleased to provide a set of recommendations that address visual and aesthetic components of the proposed Battery Energy Storage System Facility on Route 109 (Milford Street), including sound wall material specifications and vegetative screening options, among other project elements. Please note, the DRC is providing a letter of recommendation for the purposes of ensuring local input, pursuant to the Massachusetts Department of Public Utilities (D.P.U.) Final Order - 22-18/22-19 issued on June 30, 2023.

The DRC has previously met with you and members of your project team representing VC Renewables, McPhee Electric Ltd., and Langan Engineering and Environmental Services to review the site and landscaping plans, and graphic renderings on two occasions: June 24, 2024, and August 5, 2024.

During these meetings, discussion focused on the layout, design, and appearance of the proposed soundwall, ranging from structural materials, architectural elements, exterior surface materials, and color and shading preferences, as well as the planting locations, all-seasonal screening capabilities, species diversity, and indigeneity of the proposed vegetative screening.

The DRC appreciates your responsiveness to feedback from the June 24 meeting and for incorporating those aesthetic considerations into the updated renderings presented on August 5. The DRC anticipates your return for its upcoming meeting on August 19. Please consider the following recommendations for incorporation in the updated submittal package:

Vegetative Screening:

- It is important that this screening plan be robust and permanent, once established, at no time should this wall system be unscreened.
- Install irrigation system to ensure the health and survival of plantings
- Explore use of a selection of different climbing or creeper species that will not negatively impact the growth and maturation of the other plantings.
- Climbing ivy or creepers should include species that provide 4 season screening.
- Establish a maintenance schedule for vegetation and a plan to replace plantings in perpetuity. This would include an upkeep plan to prevent overgrowth and keep tall plantings from growing into power lines and being poorly pruned.

Sound Wall:

- Present the specific proposed wall system that will be installed and its variations, to allow the DRC to properly recommend a color and texture.
- The proposed system should also provide the available structural elements that join and install the wall system.
- Further refine color type that more closely resembles existing area soil types
- Explore the use of different exterior textures
- Further explore design techniques that mask the visibility of structural beams

The DRC recognizes that this project, being one of the first of its kind in the Commonwealth, will have a substantial impact on the public perception of future BESS and large-scale renewable energy projects set to propagate statewide over the next several decades.

We appreciate your time and receptiveness.

Sincerely,



Matthew J. Buckley
Chair

cc: Shreya Tiwari, VC Renewables
David Velasco, VC Renewables
Michael Cocchimiglio, VC Renewables
Shreya Tiwari, VC Renewables
Daniel Veilleux, McPhee Electric Ltd.
Achan Sookying, Langan Engineering and Environmental Services
Hilary Holmes, Langan Engineering and Environmental Services
Andrew O. Kaplan, Pierce Atwood LLP
Barbara Saint Andre, Director, Community and Economic Development Department
Jeremy Thompson, Planning and Economic Development Coordinator
Jonathan Ackley, Building Commissioner