

MEMORANDUM

TO: EDIC Board
FROM: Mike DiGiano, Executive Director
Lynne Broderick, Administrator
RE: December 2020 Director's Report

Date 12/07/2020

1. Finance

November financial reports and warrant for December previously distributed for review and approval at the November meeting

Note that as of November 30, our P&L shows a -\$78,944 in Net Income.

Our projected year end Net Income for FY 2020 will be -\$95,000+/- (assuming we pay the final invoice on the Fiber Study by 12/31) which is significantly less than the \$172,000 deficit (adjusted for discontinued Co-work study) projected in our original 2020 budget.

Under separate cover, staff circulated a draft 2021 Operating Budget for review at the December meeting.

2. Town of Falmouth \$160,000 Micro-enterprise Grant Assistance Program

EDIC Staff developed draft grant application program forms and a marketing program to review with the Town administration. It is anticipated that outreach and marketing concerning the availability of grants should begin within the next couple of weeks.

3. EDIC grant application to Mass Development for \$50,000 for Falmouth Station master plan

Mass Development announced on Dec. 7 that the Falmouth EDIC was awarded a \$50,000 technical assistance grant for the development of a masterplan for the Falmouth Station area. Staff will be in contact with Mass Development regarding next steps

4. EDIC/MERCo grant application Nov.1 re-submission to Seaport Council to establish the Massachusetts Ocean Sensor Testbed (MOST) at MERCo's Bourne Tidal Test Stand (BTTS).

Applications currently under review by the Seaport Council.

5. Phase II Solar

Current status on milestones for the Phase 2 solar project as reported by Citizens as follows:

- Debt financing was 12/4, now 12/21
- DEP construction approval was 12/13, now 1/13
- Secure system equipment and assets by 11/16
- Installation start date was 12/16 now early Feb
- No change to Closeout Date (rent commencement) of 8/6/21

6. EDIC Open Cape Main Street Project:

There are 32 connections to date, 1 location about to enter billing, and 2 locations scheduled for installation next Tuesday bringing total up to 35 customers.

More outreach is needed however. As a follow up to a conversation with Stephen Tom from Open Cape, staff to arrange for meeting with Chamber to develop an outreach program.

7. Community Fiber Optic Network Feasibility Study:

Over the last few weeks, staff and the study committee have worked with consultant CCG to complete revisions to both the draft summary and full report. We received the final version on 12/4 and 12/7. Copy is attached . Staff is recommending to the Board that this report be considered final and ready for release.

As an immediate follow-up item to the reports release , the EDIC will schedule a meeting with the Select Board to present the findings and discuss possible next steps. Also, as previously discussed, the EDIC and the Network committee will continue follow up action over the next 6 months to include:

- 1 engage with ISPs to determine interest
- 2 investigate specific funding sources
- 3 develop Falmouth- specific new ISP options
- 4 determine feasibility/program for short term fixes discussed in CCG report.
- 5 organize a public education program

8. Tech Park:

At our 11/9 meeting, as a result of the question raised by the EDIC concerning the possible tolling effect of the Governor's pandemic emergency orders on extending the expiration date of the Tech Park, Cape Cod Commission staff have determined that the 'extension' of the DA is automatic under the executive order;

no action is required. If the EDIC wanted this extension documented in a written document, confirmatory in nature (as well as the 4 yr. extension under the 2010 Permit Extension Act which is also 'automatic' and not reflected in the 3 yr. extension the CCC granted previously, then CCC would work with EDIC counsel on such a document and work through the appropriate CCC channels to have it signed. Estimated legal cost for this work by Atty. Moynihan is \$600 to \$900.

64 Tech Park Drive

EDIC staff have been working with engineer Michael McGrath to determine if there is documentation that could be assembled to justify reduction of the 1+acre drainage easement which significantly impacts the developability of the 2.5 acre portion of the lot.

Mr. McGrath has determined that a case can be made to Planning Board that the easement can be substantially reduced, thereby freeing up more of the 2.5 acre parcel for potential development. He has provided a time and materials scope of work to complete the analysis and plan filings for a not to exceed budget of \$5300. Staff recommends that we proceed with this analysis and the necessary plan filings.

Falmouth Station Operations

No unusual repairs to report. Septic system pumped on 11/18 and, at EDIC staff request, Town waived the usual disposal fee for the Station building, considering it a public building.