From: effem1@aol.com

Sent: Sunday, January 6, 2019 2:42 PM

To: effem1@aol.com; berkeleymaddox@gmail.com; grenewpc@gmail.com; Paulette Mann; 2012sheriffsmith@gmail.com; spotsysalem@gmail.com; TravAAU@cox.net

Cc: Thomas G. Benton; Chris Yakabouski; Kevin Marshall; Timothy J. McLaughlin; David Ross; Paul D. Trampe; Gary Skinner; Aimee Mann; Wanda Parrish; Paulette Mann; Patrick White; concernedcitizensspotsylvania@gmail.com

Subject: Re: S-Power proposed project

-----Original Message-----
From: effem1 <effem1@aol.com>
To: berkeleymaddox <berkeleymaddox@gmail.com>; grenewpc <grenewpc@gmail.com>; planning <planning@spotsylvania.va.us>; 2012sheriffsmith <2012sheriffsmith@gmail.com>; spotsysalem <spotsysalem@gmail.com>; TravAAU <TravAAU@cox.net>
Sent: Sun, Jan 6, 2019 2:39 pm

To: Spotsylvania County Planning Commission and Board of Supervisors

From: Fred M. Messing, Livingston District, Spotsylvania County, January 7, 2019

Subject: Some “Common Sense” regarding the proposed Solar Facility in rural Spotsylvania

I am a 15-year resident of Spotsylvania County. We relocated here primarily because of the region’s beauty, tranquility, history and geography. While I am actually an advocate of alternative power sources, it amazes me that you are seriously considering a project of this sheer magnitude so close to the homes and families of so many of your fellow Spotsylvania citizens.

The “back and forth” regarding the S-Power proposal has been demoralizing and frustrating to say the least. May I suggest three “common sense” factors for you to please take into consideration in making your recommendation(s) and decision, respectively, about the Special Use Permit.

1. The proposed facility is anything but a “solar farm”, which is the consumer-friendly term they like to use. (If it was, you could probably just consider it “agricultural” and not need to rezone it to industrial!) It is in fact a MASSIVE industrial-scale power complex FIVE TIMES the size of the next largest solar facility in Virginia, and the largest east of the Mississippi! Something this size belongs in an unpopulated area, surely not suburban Spotsylvania!

2. The idea that living next to this HUGE facility will not negatively impact property values is quite ludicrous. Would YOU personally, or anyone you know, be willing to pay the current home price if that massive facility was your next-door neighbor? There are multiple studies that have already presented to you that factually bear out reduced property values, but your own common sense can answer it best. Our homes are generally our single largest “investment”, and this decision can directly impact not only our county tax base but the financial well-being of many of your constituents.

3. S-Power is a for-profit business. Its primary objective is, not surprisingly, “shareholder value”, not the welfare of the people of Spotsylvania! That is, most respectfully, YOUR job, not theirs. As an example, its initial proposal involved the use of massive amounts of our county’s water supply coupled with ridiculously small property setbacks and berms. With a piece of property that large, they could have proposed dramatically larger setbacks, but that would compromise “shareholder value”. Likewise, while they have now “graciously” offered to pay for one-half of the cost of otherwise unneeded new water lines so they can use County water instead, this leaves your fellow citizens stuck with the balance of the cost!

PLEASE do not approve this massive project! A far more modestly sized facility located well away from its neighbors would help achieve Virginia’s solar /alternative power objectives without such a negative impact on such a large part of your community. Thank you.

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