

CORNERSTONE APPRAISAL SERVICE

1120 24TH AVE SW, GREAT FALLS, MT 59404

6/15/2016

Erin Fontana
Cornerstone Appraisal Service
1120 24th Ave SW, Great Falls, MT 59404

Cascade County Zoning Board of Adjustments

RE: Cascade County Unclassified Use Permit (UUP) Application – Fox Solar, LLC

Dear Board Members,

Our firm has been retained to study the marketability impact on properties located in the direct vicinity of the proposed photovoltaic solar power generation facility. The facility is to be located at the property location commonly known as 5401 Flood Rd, Great Falls, MT 59404.

The subject property is currently zoned SR1 or a Residential District and not commercial or industrial, as such the homeowners in the area have the right to preserve and protect the value of their homes against any adverse or negative influences. Homes in this area range in value from \$250,000 to over \$1,000,000.

According to the Cascade County Zoning Regulations section 10.6 (3)(a)(b) "The proposed development will not substantially injure the value of adjoining property, or is a public necessity". Furthermore, according to section 18.8 "The petitioner bears the burden of presenting sufficient factual evidence to support findings of fact that allow the Board to reasonably reach each of the required conclusions". The Board may only approve a petition if it reaches all the required conclusions. We have not been presented with any factual evidence by the petitioner that the construction of this solar farm have no negative impact on the surrounding properties, nor that this project is a public necessity.

Our firm was only presented with this case two days ago and we respectfully request the Zoning Board of Adjustments table this item until a complete market analysis is conducted to determine the positive or negative impact of this project on the adjoining land owners. Also we believe the County Zoning Board of Adjustments should require the applicant to provide a market study as the regulations require the petitioner to bear the burden of proof. We believe it unfair for the homeowners to pay our firm to conduct this study when the petitioner is required to provide proof to the Board.

We are not a proponent or an opponent to this project rather an informational witness regarding the positive or negative marketability issues resulting from the construction of this project. However, we are not in a position to make any statements regarding either at this

time and therefore respectfully request the Board table this matter and allow a reasonable time for a proper market study.

Respectfully Submitted

Peter Fontana

Peter J Fontana, REA-RAR-LIC479

Cornerstone Appraisal Service

Respectfully Submitted

Thomas G Stevens

Thomas G Stevens, MAI, REA-RAG-151

Stevens and Company Appraisal Service

Cc:

Board of County Commissioners

County Planning and Zoning Department

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 12, 2016 9:15 AM
To: 'daniel garnic'
Subject: RE: Proposed Flood Road Solar Project
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

Daniel

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

-----Original Message-----

From: daniel garnic [mailto:jdg4649@gmail.com]
Sent: Thursday, June 23, 2016 9:22 AM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Subject: Re: Proposed Flood Road Solar Project

Mr P. Thx d

Sent from my iPhone

> On Jun 23, 2016, at 07:17, Pomeroy, Deen <dpomeroy@cascadecountymt.gov> wrote:

>

> Good Morning

> I received your email and it will be entered into the record.

> Deen

>

> -----Original Message-----

> From: daniel garnic [mailto:jdg4649@gmail.com]

> Sent: Wednesday, June 22, 2016 5:22 PM

> To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>

> Subject: Proposed Flood Road Solar Project

>

> gentlemen: We take this opportunity to register our intense opposition of the proposed solar (photovoltaic) farm along Flood Road just south of Great Falls, MT. Our reasons for objection to the project include undefinable microclimate alteration; definable but continuously varying reflective glare especially toward aircraft in and around the Great Falls Airport; the undefined effects on wildlife; toxic material in solar cells and the need for large transmission lines from the PV farm.

>

> A) The microclimate effects of such projects have not been well studied and to my understanding are not easily predictable or adjustable. The panels will certainly increase local temperature, increasing updrafts, potentially increasing local wind velocity. But vegetation beneath the panels may die from lack of sun resulting in increased dust, not good for the neighborhood or photovoltaic cells.

- >
- > B) Reflective glare can be well defined to direction and intensity although it will change minute to minute and day to day, but its exact effect on individuals and worse on aircraft pilots in the vicinity of Great Falls Airport will not be defined until the devices are in place and the glare is established.
- >
- > C) The effect on wildlife cannot be predicted, but this proposed area is one of free movement of deer and antelope at least. obstructing that free movement of wildlife, especially in Montana, will certainly at least impact the wildlife.
- >
- > D) Photovoltaic cells are composed of glass encased materials to generate electricity. But the enclosed materials can include toxic chemicals such as arsenic, cadmium telluride, hexafluoroproethane, lead or polyvinyl fluoride. The cleanup of this site at the end of its useful work cycle must be defined and paid for before the project is initiated otherwise the community will inherit another potential superfund site. If cells are broken during their work life these toxic chemicals could make their way into the soil, Missouri River or ground water,
- >
- > E) The transmission lines required for this project will at least obscure a beautiful view if not ruin that view completely. And these transmission lines will almost certainly have a negative impact on wildlife.
- >
- > We believe a complete environmental impact statement addressing these concerns in detail and a full community cost benefit analysis is necessary before any scientifically based go ahead decision can be granted. We are maximally
- > opposed to this project for the good of the local and general communities of Great Falls, Cascade County and Montana.
- >
- >
- > Yours truly J. Daniel Garnic and Susan A. Garnic 105 Spring Tree Road, Great Falls, Mt

Pomeroy, Deen

From: daniel garnic <jdg4649@gmail.com>
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To: Pomeroy, Deen
Subject: Proposed Flood Road Solar Project

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> Montana.

>
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> Yours truly J. Daniel Garnic and Susan A. Garnic 105 Spring Tree Road, Great Falls, Mt



Pomeroy, Deen

From: Dirk Gibson <dirk@inspired-entertainment.biz>
Sent: Wednesday, June 15, 2016 3:42 PM
To: Pomeroy, Deen
Cc: Jo Gibson
Subject: Fox Solar Hearing

Deen,

My name is Dirk Gibson and my family and I live in the Spring Tree Ridge development. I am writing in opposition to the proposed solar panel farm by Fox Solar, LLC. When we bought this property back in 2003 to build our dream home, we paid a premium for the location and view and were sure to secure a building covenants that would protect our investment. I did not expect this residential area to be impacted by a commercial venture such as the propose solar farm and I am concerned about the impact it would have on our property value. I am also concerned about the sight of such a huge man made construction in the middle of our existing natural landscape and surrounding homes. Lastly, I am concerned about the traffic issues and negative impacts such a commercial venture would have on the only small two lane rural access road to town this would create for safety.

I am sure you are busy so I will leave it at those three main concerns and hope that we are wise in protecting what is the majority of our community members biggest asset and that is their property/home values. If such a solar farm is truly needed then I am sure they can find a more appropriately zoned location to build upon.

Thank you for including my vote for the hearing.

Dirk

Dirk D. Gibson
Spring Tree Resident and Cascade County Tax Payer

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 12, 2016 9:35 AM
To: 'dirk@inspired-entertainment.biz'
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Dirk

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Dirk

Thank you for your input.

Deen

From: Dirk Gibson [<mailto:dirk@inspired-entertainment.biz>]
Sent: Wednesday, June 15, 2016 3:42 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Cc: Jo Gibson <johgibson23@gmail.com>
Subject: Fox Solar Hearing

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solar farm is truly needed then I am sure they can find a more appropriately zoned location to build upon.

Thank you for including my vote for the hearing.

Dirk

Dirk D. Gibson
Spring Tree Resident and Cascade County Tax Payer

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 1:14 PM
To: 'ktgillaspie@gmail.com'
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Kevin and Tammy

I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Kevin Dean gillaspie <ktgillaspie@gmail.com>
Sent: Tuesday, June 14, 2016 8:50 PM
To: Pomeroy, Deen
Subject: Flood Road solar project

I oppose the proposal to build solar panels on the Flood Road property. It needs to be built on commercially zoned property and not near residences.

Thank you for your consideration,
Tammy Gillaspie

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 9:47 AM
To: 'cgglove@gmail.com'
Cc: Conell, Susan
Subject: Solar power plants
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Chris

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Dear Commissioner Weber,

In 2012, my wife and I purchased a home in the Spring Tree housing development. We selected this area to live because of the incredible views from our location. I am disappointed to learn of a 17,000 panel solar farm proposed on the corner of Dick and Fox Farm roads and wish to express my opposition to such a project. This location would be visible from our home and just doesn't fit in the landscape of the surrounding residential area. In addition, this would have a negative impact on the value of the home we worked our lives to purchase.

This solar farm would be better suited in an industrial area where it doesn't disturb the natural beauty of the environment in which we live.

One of the many positive aspects of the city of Great Falls is how the community works together to make this a desirable place to live. Please continue this tradition by denying this facility at this location. Thank you in advance for your time and consideration.

Sincerely,

Chris Glover

Chris Glover

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Chris Glover
7 Spring Ridge Dr.
Great Falls, Montana 59404
(818) 389-3829

RECEIVED JUN 14 2016

June 13, 2016

Cascade County Planning and Zoning
Mr. Deen Pomeroy
121 4th Street N. Suite 2H
Great Falls, Montana
59401
(406)454-6905

Dear Mr. Pomeroy,

In 2012, my wife and I purchased a home in the Spring Tree housing development. We selected this area to live because of the incredible views from our location. I am disappointed to learn of a solar farm proposed on the corner of Dick and Fox Farm roads and wish to express my opposition to such a project. This location would be visible from our home and just doesn't fit in the landscape of the surrounding residential area.

This project would be better suited in an industrial area where it doesn't disturb the natural beauty of the environment in which we live.

One of the many positive aspects of the city of Great Falls is how the community works together to make this a desirable place to live. Please continue this tradition by denying this facility at this location. Thank you in advance for your time and consideration.

Sincerely,



Chris Glover

Pomeroy, Deen

From: vicki.haines@bresnan.net
Sent: Monday, June 13, 2016 12:16 PM
To: Pomeroy, Deen
Subject: Proposed Flood Road Solar Farm

Dear Mr. Pomeroy and Members of the Cascade County Planning Board,

I want to take this opportunity to express my strong opposition for the proposed Solar Farm to be located south of town on Flood Road. As a property owner in the area with several view lots

overlooking Flood Road, I take issue with the location of this project. Not only would it adversely affect my property values, but would certainly be an eye-sore in this mostly residential area. A project

of this nature should not be located near suburban housing communities such as Spring Tree, Larkspur, and Henry's Lane, which boast some of the area's finest homes, and whose views and values

would suffer from the proposed placement of 1080 solar panels. Please take the area's land and home owners' interests into your consideration and vote NO on this proposal.

Respectfully,

Vicki Haines

3111 3rd Ave. North

Great Falls, MT 59401



Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 10:05 AM
To: 'Jan Hall'
Subject: RE: Solar invasion
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

Jerry and Jan

I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy
Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

-----Original Message-----

From: Jan Hall [mailto:jannilou@hotmail.com]
Sent: Tuesday, June 28, 2016 1:35 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Subject: Solar invasion

Deen,

We are definitely not in favor of this proposed project. We do not want this in our neighborhood. Anything we can do to help, please let us know.

Jerry and Jan Hall
90 Heron Bank Rd

Sent from my iPhone

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, June 28, 2016 1:37 PM
To: 'Jan Hall'
Subject: RE: Solar invasion

Jan

Thank you for your comments. They will be put in the record.

The meeting has been rescheduled to 6:00 PM on the 21st of July at the Paddock Club in Expo Park. The address is 400 3rd St NW.

Deen

Deen L. Pomeroy
Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

-----Original Message-----

From: Jan Hall [mailto:jannilou@hotmail.com]
Sent: Tuesday, June 28, 2016 1:35 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Subject: Solar invasion

Deen,

We are definitely not in favor of this proposed project. We do not want this in our neighborhood. Anything we can do to help, please let us know.

Jerry and Jan Hall
90 Heron Bank Rd

Sent from my iPhone

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 2:06 PM
To: 'CenturyLink Customer'
Cc: Conell, Susan
Subject: RE: Fox Farm Solar Project
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

William

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: CenturyLink Customer [mailto:whelgeson@q.com]
Sent: Wednesday, June 29, 2016 6:15 PM
To: Pomeroy, Deen <dpomeroy@casadecountymt.gov>
Subject: Fox Farm Solar Project

Mr. Pomeroy,

I would like to make note of my strong opposition to the proposed Fox Farm Solar Project. This project will devalue the areas homes. This project is not acceptable in a residential area.

Sincerely,

William Helgeson
7501 Fox Farm Road

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Monday, July 11, 2016 4:07 PM
To: 'Jhufford2@msn.com'
Subject: Solar Power Plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Jason Hufford

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Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 4:10 PM
To: 'trolln406@gmail.com'
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Angela

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Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Thursday, June 30, 2016 11:17 AM
To: 'Amy Berg Pickett'
Subject: FW: Solar Power Plant Zoning

From: Weber, Jane
Sent: Wednesday, June 29, 2016 8:01 AM
To: Angela James <trolln406@gmail.com>
Cc: Conell, Susan <sconell@cascaedcountymt.gov>; Dachs, Alex <adachs@cascaedcountymt.gov>; Pomeroy, Deen <dpomeroy@cascaedcountymt.gov>; Larson, James <jlarson@cascaedcountymt.gov>; Briggs, Joe <jbriggs@cascaedcountymt.gov>
Subject: RE: Solar Power Plant Zoning

Dear Ms. James - thank you for your email comments regarding the solar project proposed for construction in the Flood Road area. The process requires that the permit request be considered and a decision rendered by the Zoning Board of Adjustments, not the County Commissioners. To ensure your voices are heard, I am forwarding your email to our Planning office so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is scheduled to meet on Thursday, July 21 at 6:00 p.m. in the Paddock Club at Expo Park. You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members.

Thank you, again, for sharing your issues with this project proposal.

Jane Weber

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

From: Angela James [<mailto:trolln406@gmail.com>]
Sent: Wednesday, June 29, 2016 6:14 AM
Subject: Solar Power Plant Zoning

Please share the following comment with the Planning Board:

I have recently learned that a power company is applying to develop in my area, currently zoned suburban residential. I find it unbelievable, when there are industrial parks and other properties in the county already zoned and waiting for this kind of development. Approval of this project would open a

Pandora's box to more of the same, in my opinion, in addition to the negative effects on property values in the area.

Please do not allow this project to be built in the Big Bend area or similar properties in our county. Thank you for considering this request.

Best regards,

Angela James

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 9:32 AM
To: 'Daniel Johnson'
Subject: RE: Cypress Creek Renewables solar farm
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

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Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: Daniel Johnson [mailto:djohnson0017@gmail.com]
Sent: Wednesday, June 29, 2016 11:10 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>; Weber, Jane <jweber@cascadecountymt.gov>; Briggs, Joe <jbriggs@cascadecountymt.gov>; Larson, James <jlarson@cascadecountymt.gov>
Subject: Cypress Creek Renewables solar farm

It has come to my attention that an out of state company, Cypress Creek Renewables, is planning to build a solar power plant along the east side of Flood road, even though the property is zoned Suburban Residential. I live on Fox Farm road, so the decision of whether or not to issue this company the proper permits will most definitely affect me and my neighbors. I strongly urge you to oppose granting those permits, as the building of such a large facility and the glare that would be consequential of the solar panels will most definitely devalue much of the property in this area. Furthermore, the chosen area is in a low part of the region, and would not be as efficient as somewhere located out of town or on a hill. please carefully consider this decision, and make the best choice for the people of Great Falls.

Sincerely,
Daniel Johnson

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:59 PM
To: 'janelle-johnson@hotmail.com'
Cc: Conell, Susan
Subject: Solar Power Plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Janelle

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Dear Civil servants of Cascade County,

I am unable to make it to the meeting this morning, but would like to express my opinion as a landowner in the fox farm area. While I am not opposed to the idea of a solar farm, I do feel strongly that they must be located in an appropriate place, well outside the city and residential areas. While traveling this spring, we drove past numerous solar farms in Georgia. The glare off the panels would have been unbearable if there had been a housing development located above it (such as The Spring Tree development here). Great Falls has a shortage of areas close to town where people can have a small acreage with livestock or just peace and quiet. PLEASE do NOT allow this land to be used for a solar project. It is not the right place and will seriously degrade the lifestyle we all moved out here for.

Sincerely,
Janelle Johnson

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:44 PM
To: 'Darin Kittleson'
Cc: Conell, Susan
Subject: RE: Opposition to Cypress Creek Renewables Flood Road
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

Darin

Thank you for your response regarding the solar power plant.

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Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: Darin Kittleson [mailto:darinkittleson@yahoo.com]
Sent: Saturday, July 02, 2016 8:18 PM
To: Pomeroy, Deen <dpomeroy@casadecountymt.gov>
Subject: Opposition to Cypress Creek Renewables Flood Road

County Planner Pomeroy,

On June 16th, I attended the hearing regarding the 46 Acre solar power plant project that is being sought by Dave and Andrea Pierce. I am greatly opposed to the re-zoning of this SR-1 Suburban Residential to an Unclassified Use Permit that would allow what I consider to be industrial use among our quiet residential neighborhood. It is not a bad concept, but it is a bad location.

Speaking in favor of the Pierce's were only out of area interests who would like to profit from this eye-sore. Speaking in opposition to this proposal were a number of neighbors who brought up concerns with the blight on the country side, the decreased value of homes in the area (not only those directly adjacent to the property, but in the entire area south of Great Falls).

In my opinion, Tim Wilkinson did a very good presentation and spoke in opposition to the proposal made by the Pierce's. It was nice to hear from someone who had done his homework and was very well prepared. I agree with the items that Tim brought up. Pierce's proposal states

"The area around this proposed Solar Power Plant business is generally rural or agricultural in nature." This land is not agricultural. It is Suburban Residential and with the exception of a few gardens, chickens and horses it is not what I would consider agricultural.

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Please keep our suburban residential area the true jewel that it is!

Thank You !

Sincerely,
Darin

Darin Kittleson
5600 Fox Farm Road
Great Falls MT 59404
Cell 899-4631

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:44 PM
To: 'Darin Kittleson'
Cc: Conell, Susan
Subject: RE: Opposition to Cypress Creek Renewables Flood Road
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Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: Darin Kittleson [mailto:darinkittleson@yahoo.com]
Sent: Saturday, July 02, 2016 8:18 PM
To: Pomeroy, Deen <dpomeroy@casadecountymt.gov>
Subject: Opposition to Cypress Creek Renewables Flood Road

County Planner Pomeroy,

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Thank You !

Sincerely,
Darin

Darin Kittleson
5600 Fox Farm Road
Great Falls MT 59404
Cell 899-4631

Pomeroy, Deen

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Sincerely,
Darin

Darin Kittleson
5600 Fox Farm Road
Great Falls MT 59404
Cell 899-4631

Pomeroy, Deen

From: Weber, Jane
Sent: Tuesday, July 05, 2016 11:14 AM
To: Darin Kittleson
Cc: Briggs, Joe; Larson, James; Conell, Susan; Pomeroy, Deen; Dachs, Alex
Subject: RE: Opposition to Cypress Creek Renewables Flood Road

Dear Mr. Kittleson - thank you for your very reasoned and passionate thoughts regarding the solar project proposed for construction in the Flood Road area. The process requires that the permit request be considered and a decision rendered by the Zoning Board of Adjustments, not the County Commissioners. To ensure your voice is heard, I am forwarding your email to our Planning office so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is scheduled to meet on Thursday, July 21 at 6:00 p.m. in the Paddock Club at Expo Park. You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members as they contemplate their decision.

Thank you, again, for sharing your issues with this project proposal. Hope you both have a great July 4th holiday weekend.

Jane Weber

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

From: Darin Kittleson [mailto:darinkittleson@yahoo.com]
Sent: Saturday, July 02, 2016 8:13 PM
To: Weber, Jane
Subject: Opposition to Cypress Creek Renewables Flood Road

Miss Jane Weber,

On June 16th, I attended the hearing regarding the 46 Acre solar power plant project that is being sought by Dave and Andrea Pierce. I am greatly opposed to the re-zoning of this SR-1 Suburban Residential to an Unclassified Use Permit that would allow what I consider to be industrial use among our quiet residential neighborhood. It is not a bad concept, but it is a bad location.

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Sincerely,
Darin

Darin Kittleson
5600 Fox Farm Road
Great Falls MT 59404
Cell 899-4631

Darin Kittleson
Cell 406-899-4631

Pomeroy, Deen

From: Larson, James
Sent: Tuesday, July 05, 2016 9:48 AM
To: Pomeroy, Deen
Cc: Weber, Jane; Briggs, Joe
Subject: FW: Opposition to Cypress Creek Renewables Flood Roas

Mr. Kittleson,

Thank you for your email comments regarding the solar project proposed for construction in the Flood Road area. The process requires that the permit request be considered and a decision rendered by the Zoning Board of Adjustments, not the County Commissioners. To ensure your voices are heard, I am forwarding your email to our Planning Office, so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is scheduled to meet on Thurs. July 21 at 6pm in the Paddock Club at ExpoPark.

You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members.

Jim Larson
Cascade County Commissioner

From: Darin Kittleson [mailto:darinkittleson@yahoo.com]
Sent: Saturday, July 02, 2016 8:16 PM
To: Larson, James <jlarson@casadecountymt.gov>
Subject: Opposition to Cypress Creek Renewables Flood Roas

Commissioner Larson,

On June 16th, I attended the hearing regarding the 46 Acre solar power plant project that is being sought by Dave and Andrea Pierce. I am greatly opposed to the re-zoning of this SR-1 Suburban Residential to an Unclassified Use Permit that would allow what I consider to be industrial use among our quiet residential neighborhood. It is not a bad concept, but it is a bad location.

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Sincerely,
Darin

Darin Kittleson
5600 Fox Farm Road
Great Falls MT 59404
Cell 899-4631

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 10:01 AM
To: 'bigskytrio@gmail.com'
Cc: Conell, Susan
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Laura and Kent

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Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Thursday, June 30, 2016 11:19 AM
To: 'Amy Berg Pickett'
Subject: FW: Proposed solar power plant

From: Weber, Jane
Sent: Tuesday, June 28, 2016 5:03 PM
To: Laura and Kent Kupfner <bigskytrio@gmail.com>
Cc: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>; Conell, Susan <sconell@cascadecountymt.gov>; Dachs, Alex <adachs@cascadecountymt.gov>; Haight, Carey <chaight@cascadecountymt.gov>; Briggs, Joe <jbriggs@cascadecountymt.gov>; Larson, James <jlarson@cascadecountymt.gov>
Subject: RE: Proposed solar power plant

Dear Mr. and Mrs. Kupfner - thank you for your email comments regarding the solar project proposed for construction in the Flood Road area. The process requires that the permit request be considered and a decision rendered by the Zoning Board of Adjustments, not the County Commissioners. To ensure your voices are heard, I am forwarding your email to our Planning office so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is scheduled to meet on Thursday, July 21 at 6:00 p.m. in the Paddock Club at Expo Park.

You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members.

Thank you, again, for sharing your issues with this project proposal.

Jane Weber

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

From: Laura and Kent Kupfner [<mailto:bigskytrio@gmail.com>]
Sent: Tuesday, June 28, 2016 10:40 AM
To: Weber, Jane
Subject: Proposed solar power plant

Dear Ms. Jane Weber -

As home owners in the area we are against the development of the solar power plant and the negative impact it will have on Flood Rd. There are other urgent issues that absolutely need to be addressed before allowing anything such as this proposal. Fox Farm Rd is a hazard and liability and Flood Rd is no better. These roads have been used and abused long enough. Neglecting to deal with our concerns over the roads and allow this development is foolish. How do expect is to continue to use these roads with heavy equipment adding to the

stress.

Also, we are very much concerned about the impact on the property value of our homes.

Please vote no.

Kent & Laura Kupfner

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:53 PM
To: 'Sean Knox'
Cc: Conell, Susan
Subject: solar plants
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Sean

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 12, 2016 8:44 AM
To: 'Dick or Jeanette Kornick'
Subject: RE: Flood Rd.solar project
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Dick and Jeanette

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

From: Dick or Jeanette Kornick [mailto:jkornick@q.com]
Sent: Monday, June 27, 2016 1:53 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Cc: Weber, Jane <jweber@cascadecountymt.gov>; Briggs, Joe <jbriggs@cascadecountymt.gov>; Larson, James <jlarson@cascadecountymt.gov>
Subject: Flood Rd.solar project

Dear Mr. Pomeroy and Comissioners,

We are a residents of Woodland Estates and we believe the area in question is zoned residential and should remain that way. A few years ago a proposal was made for a zoning change in the area to allow a storage facility to be built. That was turned down by the Planning Board and this much larger area zoning change should be turned down also.

Thank you,
Dick and Jeanette Kornick
80 Dune Hill Ln.
Great Falls

Pomeroy, Deen

From: Weber, Jane
Sent: Monday, June 27, 2016 2:00 PM
To: Dick or Jeanette Kornick; Pomeroy, Deen
Cc: Briggs, Joe; Larson, James; Conell, Susan; Dachs, Alex
Subject: RE: Flood Rd.solar project

Mr. and Mrs. Kornick – thank you for your email comments. As indicated in the “subject line,” you are concerned about the solar project proposed by a private developer for construction in the Flood Road area. There is currently no zoning issue being decided, it is a decision whether or not to issue a permit for a solar project. This permit issue is before the Zoning Board of Adjustments, not the County Commissioners. To ensure your voice is heard, I am forwarding your email to our Planning office so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is tentatively scheduled to meet on **Thursday, June 30th (this week) at 9:00 am** in the County Annex, 325 2nd Avenue North. You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members.

Thank you, again, for sharing your issues with this project proposal.

Jane Weber

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

From: Dick or Jeanette Kornick [mailto:jkornick@q.com]
Sent: Monday, June 27, 2016 1:53 PM
To: Pomeroy, Deen
Cc: Weber, Jane; Briggs, Joe; Larson, James
Subject: Flood Rd.solar project

Dear Mr. Pomeroy and Commissioners,

We are a residents of Woodland Estates and we believe the area in question is zoned residential and should remain that way. A few years ago a proposal was made for a zoning change in the area to allow a storage facility to be built. That was turned down by the Planning Board and this much larger area zoning change should be turned down also.

Thank you,
Dick and Jeanette Kornick
80 Dune Hill Ln.
Great Falls

Pomeroy, Deen

From: Dick or Jeanette Kornick <jkornick@q.com>
Sent: Monday, June 27, 2016 1:53 PM
To: Pomeroy, Deen
Cc: Weber, Jane; Briggs, Joe; Larson, James
Subject: Flood Rd.solar project

Dear Mr. Pomeroy and Comissioners,

We are a residents of Woodland Estates and we believe the area in question is zoned residential and should remain that way. A few years ago a proposal was made for a zoning change in the area to allow a storage facility to be built. That was turned down by the Planning Board and this much larger area zoning change should be turned down also.

Thank you,
Dick and Jeanette Kornick
80 Dune Hill Ln.
Great Falls



Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 12, 2016 8:56 AM
To: 'drcabinets1@gmail.com'
Subject: Solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Susie

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Thank you, Ms. Manchester. I have forwarded your comment to the planning department. The County Commissioners do not make the decision on this permit. The issue goes before the Zone Board of Adjustments for decision.

The planning office will ensure the members of the Zoning Board of Adjustments sees your comment. Thank you for participating in the process. I believe the ZBOA is meeting on **Thursday, June 30 at 0900 in the Commission Chambers at 325 2nd Avenue North** if you are interested in listening to their discussion and expressing your concerns to the members of the ZBOA directly.

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

From: Susan Manchester [<mailto:drcabinets1@gmail.com>]
Sent: Saturday, June 25, 2016 9:37 PM
To: Weber, Jane
Subject: Proposed solar plant

Commissioner Weber,

My husband and I have lived at 35 Dune Ridge Lane for 25 years. We have recently become informed of the proposed solar power plant in our area.

We are NOT in favor of this solar plant in our residential area. It doesn't belong in any residential area. Of all of the open ground in our county, there must be a more suitable location.

Thank you.

Susie Manchester
35 Dune Ridge Lane
Great Falls, MT 59404
(406) 590-2402

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Weber, Jane
Sent: Monday, June 27, 2016 3:09 PM
To: Dedre mills
Cc: Larson, James; Briggs, Joe; Conell, Susan; Pomeroy, Deen; Dachs, Alex
Subject: RE: Solar contracts

Dear Ms. Mills and Mr. Katz - thank you for your email comments regarding the solar project proposed for construction in the Flood Road area. The process requires that the permit request be considered and a decision rendered by the Zoning Board of Adjustments, not the County Commissioners. To ensure your voices are heard, I am forwarding your email to our Planning office so it can be shared with members of the Zoning Board of Adjustments. The ZBOA is scheduled to meet on Thursday, June 30th (this week) at 9:00 am in the County Annex, 325 2nd Avenue North. You are always welcomed to attend these meetings to express your concerns directly with the ZBOA members.

Thank you, again, for sharing your issues with this project proposal.

Jane Weber

Jane Weber, Cascade County Commissioner
325 2nd Avenue North
Great Falls, MT 59401
Phone: 406-454-6814
Cell: 406-781-0741
Fax: 406-454-6945

-----Original Message-----

From: Dedre mills [mailto:dedremills@gmail.com]
Sent: Monday, June 27, 2016 2:38 PM
To: Pomeroy, Deen; Briggs, Joe
Cc: Weber, Jane; Larson, James
Subject: Solar contracts

County Planner and Commissioners,

We have just moved to Great Falls and have purchased a home in the Big Bend Ranch. We LOVE our view and the big open sky and are strongly opposed to the 46 acre solar panel farm that Cypress Creek Renewables is requesting between Flood and Dick Roads. This is lovely suburban property. There must be plenty of commercial space that could be utilized and would not adversely affect views and property values. Please be cognizant of this when you review this proposal at your June 30 meeting.

Thank you!

Dedre Mills and Gerald Katz
94 Bend View Lane
Great Falls, MT 59404
303.908.6273



Pomeroy, Deen

From: Pomeroy, Deen
Sent: Monday, July 11, 2016 4:37 PM
To: 'dedremills@gmail.com'
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Dedre Mills and Gerald Katz

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Wednesday, July 06, 2016 1:31 PM
To: 'dedremills@gmail.com'
Subject: solar power plant
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Dedre

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

Pomeroy, Deen

From: Dedre mills <dedremills@gmail.com>
Sent: Monday, June 27, 2016 2:38 PM
To: Pomeroy, Deen; Briggs, Joe
Cc: Weber, Jane; Larson, James
Subject: Solar contracts

County Planner and Commissioners,

We have just moved to Great Falls and have purchased a home in the Big Bend Ranch. We LOVE our view and the big open sky and are strongly opposed to the 46 acre solar panel farm that Cypress Creek Renewables is requesting between Flood and Dick Roads. This is lovely suburban property. There must be plenty of commercial space that could be utilized and would not adversely affect views and property values. Please be cognizant of this when you review this proposal at your June 30 meeting.

Thank you!

Dedre Mills and Gerald Katz
94 Bend View Lane
Great Falls, MT 59404
303.908.6273

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:47 PM
To: 'Gary Molen'
Subject: RE: Proposed Solar Farms
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_ Zoning Site Plan_05-11-16.pdf

Gary
Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy
Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: Gary Molen [mailto:zuluxray@gmail.com]
Sent: Sunday, July 03, 2016 7:40 PM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>
Subject: Proposed Solar Farms

Dear Mr. Pomeroy:

This is to express my opposition to the proposed addition or installation of the Solar Farm being looked at by Zoning Board, and eventually the Cascade County Commission.
All of the residents out in this area bought out here because of the nice residential environment available for both working and retired people. The addition of a commercial development or the reclassification of the use of the land from residential to Unclassified or Commercial would be a direct attack on all of the people who in good faith, purchased or built homes out here. In my case it was to be the last place where I would live out my retirement years, and the County Commission's proposed second RID has put that plan in question.
With so much land available around Great Falls, most of us are wondering why this location is attractive. There has got to be some reason why they would want to locate out here around all of these homes. It really does not make much sense unless there are some deals being made that would greatly benefit a few financially.

Thank you for your consideration,
Gary Molen
11 Dune Drive

Pomeroy, Deen

From: Gary Molen <zuluxray@gmail.com>
Sent: Sunday, July 03, 2016 7:40 PM
To: Pomeroy, Deen
Subject: Proposed Solar Farms

Dear Mr. Pomeroy:

This is to express my opposition to the proposed addition or installation of the Solar Farm being looked at by Zoning Board, and eventually the Cascade County Commission.

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With so much land available around Great Falls, most of us are wondering why this location is attractive. There has got to be some reason why they would want to locate out here around all of these homes. It really does not make much sense unless there are some deals being made that would greatly benefit a few financially.

Thank you for your consideration,

Gary Molen
11 Dune Drive
59404

Pomeroy, Deen

From: Pomeroy, Deen
Sent: Tuesday, July 05, 2016 1:56 PM
To: 'tyrlem@hotmail.com'
Cc: Conell, Susan
Subject: FW: Disapproval of Fox Solar Power Plant Proposal
Attachments: ORIGINAL PROPOSED LAYOUT FOX SOLAR LEGAL.docx; 3rd Notice of Public Hearing - UUP 1-6_Portage and Fox combined 07-05-16.docx; Fox Solar REVISED Site Plan 6-27-16.pdf; Portage_Zoning Site Plan_05-11-16.pdf

Ty and Sasha

Thank you for your response regarding the solar power plant. Your comments are part of the public record. I am attaching four documents to this response. The documents are about the next public hearing, proposed layouts and the new proposed layout for the Fox solar project.

Deen

Deen L. Pomeroy

Cascade County Planner
121 4th St N, Suite 2 H/I
Great Falls, MT 59401
Phone: 406-454-6905
Fax: 406-454-6919

From: Tyrle Moore [mailto:tyrlem@hotmail.com]
Sent: Wednesday, June 29, 2016 8:06 AM
To: Pomeroy, Deen <dpomeroy@cascadecountymt.gov>; Weber, Jane <jweber@cascadecountymt.gov>; Briggs, Joe <jbriggs@cascadecountymt.gov>; Larson, James <jlarson@cascadecountymt.gov>; wilkinsonfinehomes@gmail.com
Subject: Disapproval of Fox Solar Power Plant Proposal

June 29, 2016

Today we are writing to express our disapproval of the proposed Fox Solar Power Plant location. We have been living in the Fox Farm/Woodland Estates Area for the past 9 years. We really enjoy the surround views as we commute into town daily. The views are one of the main reasons we built our "forever" home here. The proposed Solar Power Plant would not only disrupt the views of our daily commute, but completely ruin the views of our neighbors and friends that live in our area. We are big proponents of renewable energy and love that the ideas are starting to come to our area.

All of the information received about the proposed power plant would not be beneficial to this area. The scale of the area that is proposed is in a very low spot in the valley and would not be able to be screened. All of the homes and properties would be affected by the solar panels. I think property values would

certainly decrease with the implementation of these panels. I know I would not want to build or recommend to anyone to build in that surrounding area. Renewable energy is a great thing and has appropriate places to exist. This is not one of those places.

Please take the words and feelings of the current residents of the surrounding areas to heart when you discuss an appropriate location for the solar power plant in our area.

Sincerely,

Ty and Sasha Moore

Woodland Estates Rd,

Great Falls, MT

Pomeroy, Deen

o: a
Subject: FW: Disapproval of Fox Solar Power Plant Proposal

From: Tyrle Moore [mailto:tyrlem@hotmail.com]
Sent: Wednesday, June 29, 2016 8:06 AM
To: Pomeroy, Deen <dpomeroy@cascaedcountymt.gov>; Weber, Jane <jweber@cascaedcountymt.gov>; Briggs, Joe <jbriggs@cascaedcountymt.gov>; Larson, James <jlarson@cascaedcountymt.gov>; wilkinsonfinehomes@gmail.com
Subject: Disapproval of Fox Solar Power Plant Proposal

June 29, 2016

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All of the information received about the proposed power plant would not be beneficial to this area. The scale of the area that is proposed is in a very low spot in the valley and would not be able to be screened. All of the homes and properties would be affected by the solar panels. I think property values would certainly decrease with the implementation of these panels. I know I would not want to build or recommend to anyone to build in that surrounding area. Renewable energy is a great thing and has appropriate places to exist. This is not one of those places.

Please take the words and feelings of the current residents of the surrounding areas to heart when you discuss an appropriate location for the solar power plant in our area.

Sincerely,

Ty and Sasha Moore

Woodland Estates Rd,

Great Falls, MT