

Rec'd 12/17/18 From Jim Falanga (SMR)

ATTACHMENT # 1

# 65

To: The Town of Farmington Zoning Board  
Re: Delaware River, LLC Solar Energy Power Plant 466 Yellow Mills Rd.

As a group of concerned citizens opposing the large-scale Solar Power Plant. We acknowledge that the Town of Farmington Zoning Board of Appeals must, in their review of the Delaware River, LLC application, consider the benefit to the applicant if the variance is granted, and the detriment to the health, safety and general welfare of the neighborhood or community that would occur if the variance were to be granted.

We also acknowledge that the Zoning Board of Appeals must, in their review of this application, consider the following factors.

1. Whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance. As stated in the Town of Farmington Comprehensive Plan, The Northeast Quadrant of Farmington is designated as Open, Rural, and noncommercial/industrial. A Master Plan is not a suggestion, it should be carried out. Residents have a reasonable right to expect Zoning classes will conform with existing uses. The Town's Master plan protects our scenic and natural environment and rural/agricultural character that has largely been the impetus for the Town's past development. **Therefore, do not grant the variance.**

2. Whether the benefit sought by the applicant can be achieved by some method, feasible for the applicant to pursue, other than an area variance. It must first be determined that there is no feasible alternative use of the land other than for Large-Scale ground-mounted Solar PV systems. **Therefore, do not grant the variance.**

3. Whether the requested area variance is substantial. 21,000 solar panels, 40+ Acres of land the equivalent to 33+ football fields, the LARGEST PROPOSED COMMERCIAL SOLAR POWER PLANT in upstate New York with a 35-year lease IS **SUBSTANTIAL. Therefore, do not grant the variance.**

4. Whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district. As landowners we are not opposed to personal use sustainable energy development; however, we urge the Board to assure that every opportunity is given to addressing this monumental issue, that if granted would forever change the Town of Farmington for the worse. **Industrial development along the most Scenic and Open Agricultural areas is inappropriate.** Many years and many tax revenues have been collected by the town from residents in the area.

**An industrial site of such magnitude will assuredly cause devaluation of neighboring properties.** Each landowner in the vicinity of the proposed Yellow Mills Road site has invested lifetime earnings to reside in an area of such pristine beauty. The value of our homes at their time of purchase was reflected in their prices, our investment in our homes has been a significant additional commitment of our financial resources, and the character of our neighborhood weighed heavily in our decisions to live here. Near-by Open farm land will be negatively affected for future use and or development. **Therefore, Do not grant the variance**

5. Whether the alleged difficulty was self-created. **Absolutely, please Assure that Large scale solar projects are contained in designated industrial zones. Therefore, Do not grant the variance**

*Jim Foley*  
*Art Fisher*  
*Edith Chapman*  
*Edith Chapman*  
*Edith Chapman*