

# **Town of New Paltz**

## **Leasing Municipal Land for Solar Development**

### **Talking Points for Town BOT Meeting**

#### **November 7, 2019**

- I. Hello, my name is Ted, PM, Walden. Janelle from the Ad hoc committee is also here (introduce herself).
- II. We appreciate the opportunity this evening to update you on our progress. Cara Lee is just as involved but not able to be here this evening.
- III. Ad Hoc Committee and Sol Systems are making solid progress toward a Lease Agreement with the Town.
  - a. The Board was provided a updated progress report and also the most up-to-date of the working draft of the Lease Agreement at that time (it has, continues to develop/finalize).
  - b. We are here this evening to describe these same topics of progress and also provide more detail or feedback that the Board may need.
- IV. Sol Systems managers, engineers, finance and other project resources spent the day in New Paltz in late October; again with a smaller group of engineers and contractors earlier today.
  - a. We spent a significant amount of time:
    - i. describing the concerns, questions, expressed here by the Board stressing the importance of working to lessen and mitigate losses to habitat

- ii. – while still targeting a high level of household equivalents of renewable energy
    - iii. – leading the way toward displacing the need for fossil fuels in our community.
  - b. We spent time reviewing the overall approach of Sol S, personnel and experts involved, the process, timing and other related items.
- V. We are working with Joule to seek/determine pathways for even more integration, benefits of the two related Town efforts.
- VI. We met with the Ulster County RRA and are beginning the process of working together with their management, staff and Board.
- VII. We are working through the SEQR process talking and meeting with experts to make sure we are on the correct pathway.
- VIII. We continue to discuss this process and our questions, concerns with NYSERDA (set up to help communities with these projects).
- IX. Closer to home, we have met or presented to the Environmental Conservation Board and the Clean Water and Open Space Preservation Commission. Both have signaled their support after listening to, reviewing, questions about this project. Clean Water and Open Space Preservation has advanced a letter of support to you. The Environmental Conservation Board is working on one also (if not already delivered).
- X. Results, direction so far suggests that:
  - a. Suggests more utilization of the Landfill cap areas is probable (more acres).

- b. Corresponding less utilization of wooded areas is probable (less acres).
  - c. Community Choice Aggregation cooperation, leveraging will be possible.
  - d. May even allow for less expensive, renewable power for use by the Town and Village for their facilities (outside the CCA).
- XI. Working Conclusion at this time:
- a. The ad hoc committee will be able to present/recommend a Lease Agreement that is an improvement in many ways, including less disruption, of what has been discussed previously.
  - b. Ad hoc committee will continue its work.
- XII. Janelle and I can address any questions, comments or concerns the Board may have at this time.