

Board of Adjustment

Re: Teanaway Solar Reserve (TSR CU-09-00005)

Encl:

- 1) Picture of Wild Horse Wind Farm Solar Glare
- 2) Picture of Stewart Mountains and Teanaway Valley

There seems to be an abundance of reasons to deny a CUP or at least require further study.

In the Board of Adjustment's rules of procedure it states that for a conditional use it is a REQUIREMENT that the proposed use will not be detrimental to the character of the surrounding neighborhood.

Referencing Kittitas County newsletter (Vol 1 Issue 1/ Oct 09) which was an update on the progress of a upper teanaway Subarea Planning Process which was an important part of the county's comprehensive plan and would have considerable weight to any future decisions relative to development in this area. This process was not complete, but there was a lot of public comment that I don't think would be right to ignore. *All of the comments addressed they wanted to keep the rural character.*

Alternative Site Study:

Tax incentives are the government's tool to push development of ideas and products in fields they think are valuable. The problem is that they sometimes make bad ideas financially feasible and we need to be diligent in determining that we get the best project for our tax dollars.

When this solar power comes on line, the power company is required to purchase it. They can't store it so they stop hydropower at 7 cents and purchase the solar power for +/- 22 cents or more and we get to pay more for our power.

If the power company must buy the solar power developed, we must make sure we use our tax incentives to develop the most efficient solar power available and we need to verify that this is the best location.

Which would be shown if the Alternative Site Study is done.

TSR is working very hard to avoid an Environmental Impact Study (EIS), even though by their own admission, they have done most of the studies required by an EIS. I suggest they do not want an EIS because it would require an Alternative Site Study.

In fact it should be noted that Fish and Wildlife were pushing for an EIS until they said they were surprised that TSR came to them with an offer of mitigation...offering voluntarily to mitigate the WDFL concerns by purchasing 2 acres for every acre they were disturbing. This surprised WDFW because if TSR would have gone through EIS they realistically would have mitigated for much less than the 2 acres.

But they would have had to do the Alternative Site Study so they paid for mitigation to avoid WDFW's EIS.

Solar Glare: In picture (Encl 1) of Wild Horse Wind and Solar Farm the bright glare is 2400 photo voltaic panels; they are at the ridge; and the picture is taken from about 8 miles away.

In the picture (Encl 2) The landscape is about 1.5 miles away (taken on my front lawn) and the 400,000 panels will (according to TSR) be located on the South face of the hillside and will pretty much completely cover the middle third of the picture where the trees have been thinned out.

TSR says that no one will see their panels, however, the above picture is the view seen by most of the homes South of their project (Most homes on the North face of Lookout Mountain and Peoh Point.

I believe TSR is going to use the same type panels and we need more than their assurances that there are coatings that cut down the glare.

It would be way to late to wait and find there is this glare after 400,000 panels have been installed.

Sincerely,  
William King  
4051 Lambert Rd  
Cle Elum, WA, 98922

Governor Christian Gregoire

BOA

Re: Teanaway Solar Reserv (TSR CU-09-00005 Kittitas County)

Governor Gregoire,

Our home is south of this projected project and for over twenty years we have enjoyed the view north up the teanaway valley to the Stewart Mountains. If the solar reserve is allowed to proceed it will FOREVER CHANGE the nature and essence of this view. It is +/- 900 acres of industrial footprint that does not belong in this pristine setting. Enclosed please find a picture taken from our front deck, and crosshatched area that according to TSR is the area of solar panels.

ENCLOSURE #2

We have been going to meetings with the principals of the solar reserve and they sure have a good PR front, but I don't trust them. They tell us that for every tree they cut down, they will plant three trees. This led me to believe that they were going to plant, as much as possible, their solar panels in small groups in-between existing trees. ( How naïve of me). They are actually not only going to clear cut the forests for 500 acres of solar panels, they are going to have to clear ALL vegetation in the process of installing panels side by side and connecting them somehow to transfer the power to the grid. And then there will be pretty extensive structures for power transmission.

The jobs they are going to create during construction are temporary and the permanent jobs are said to be only 2 to 4 maintenance people. Most of our economy is driven by the people who come here to enjoy our beautiful countryside and will hardly be helped by the destruction of more than a square mile of forestry.

All of the development in the upper teanaway has, so far, been residential and all of the residents that border the Solar Reserve should rightly have assumed that they were not going to end up next to such a monstrous industrial complex.

TSR has told us that there will be no glare from their panels. I have seen pictures of other solar projects that have terribly bright uncomfortable glare and want to know how TSR will guarantee this not to be a problem.

I would like to reference a Kittitas County newsletter (Vol 1 Issue 1 / Oct 09) which was an update about the progress of a upper teanaway Subarea Planning Process. My understanding was that this process was an important part of Growth Management and would have considerable weight to any future decisions relative to development in this area.

This planning process was not complete but it went through quite a bit of public input and shouldn't be ignored...I quote,

"common public sentiment was that the Upper Teanaway is a uniquely beautiful place, rich in natural resources and scenic and recreational value. This valuable landscape should be protected...", and

" another common theme was the importance of environmental protection. Teanaway is home to a variety of small and large mammals and several bird and fish species, some of which are federally listed as threatened or endangered species.", and

"Overall, the comments conveyed that a top priority of any future development is the preservation of natural areas and the rural character of the Upper Teanaway."

It was pretty obvious to me that the Solar Reserve was NOT going to fit into this criteria.

How could one possibly consider a "Determination of NONsignificance"... 500 acres of not only clear cut but completely cleared and dozered land in the middle of the Teanaway valley sure seems significant to me.

It is obvious to me that this Solar Reserve does not belong in the teanaway valley and should be stopped...It is AT LEAST SIGNIFICANT and should require a complete "Environmental Impact Statement" and with that be shown to have the wrong impact in the area.

I have read studies that show that this project is not feasible in this area and projected to fail. The original investors of TSR won't care, because with their tax credits they will come out fine and they can just turn over their inefficient project to Bonneville Power. I don't believe we should burden BP with this project. We should have TSR bond this project such that if the lack of enough sun and abundance of snow make the project unfeasible in the long run they will return the property to it's original condition.

It has been a pretty frustrating couple years for some of us to watch our government not function or at least confound us with whatever actions they do take. Perhaps a little more effort towards

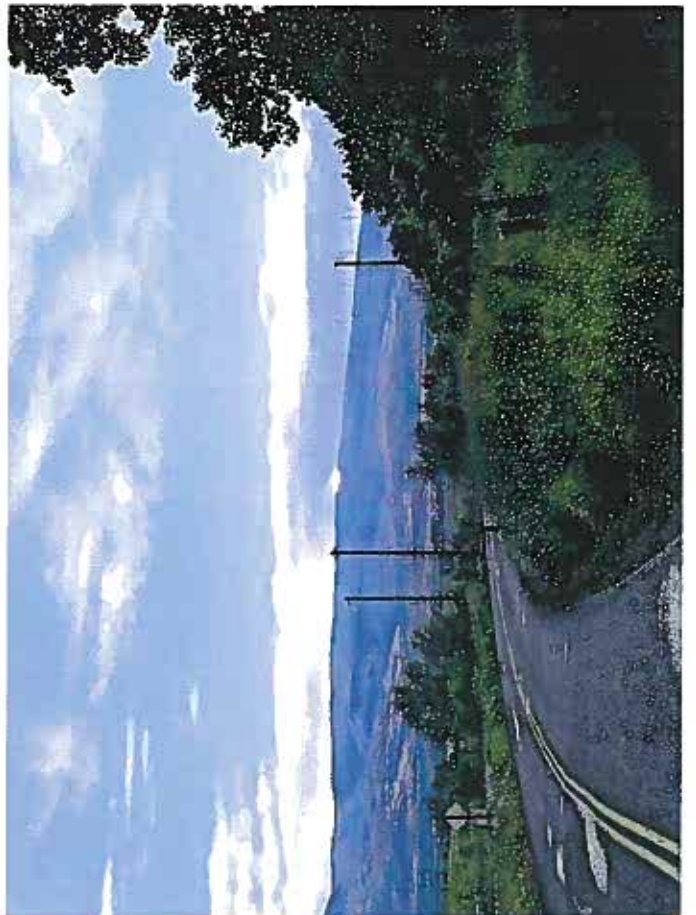
FIRST...DO NO HARM!!!

Sincerely,

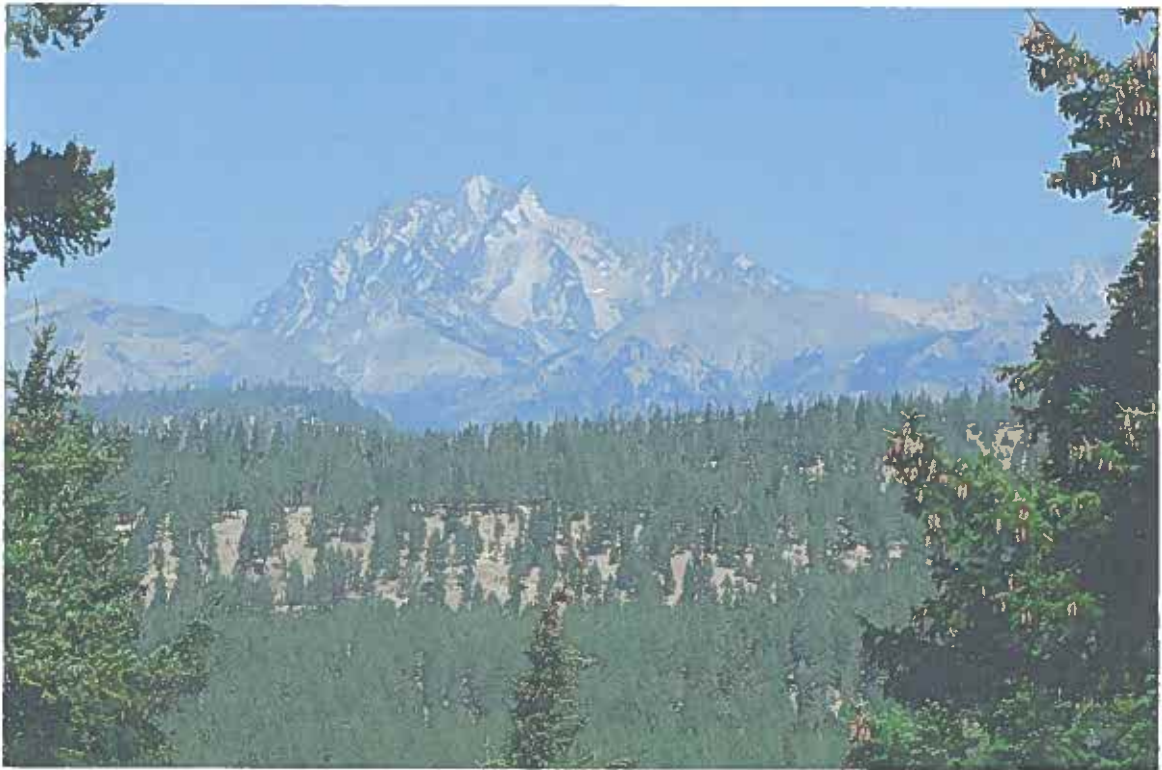
William King

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Copy: Senator Maria Cantwell, Senator Patty Murray, Representative Doc Hastings, Representative Norm Dicks, Representative Dave Reichert, Dino Rossi



FRAL 1



ENCLOSURE