



AG/Planning/Environmental

Special

~ Minutes ~

60 Central Ave.
Cortland, NY 13045
<http://www.cortland-co.org>

Tuesday, February 2, 2021

9:00 AM

Board Room

Call to Order

The meeting was called to order at 9:00 AM by Committee Chair Kevin Fitch

Attendee Name	Organization	Title	Status	Arrived
Douglas Bentley	Cortland County, NY	Committee Member	Excused	
Beau Harbin	Cortland County, NY	Committee Member	Remote	
Ronald J. Van Dee	Cortland County, NY	Committee Member	Excused	
Susan Wilson	Cortland County, NY	Committee Member	Remote	
Kevin Fitch	Cortland County, NY	Committee Chair	Present	
Joseph Nauseef	Cortland County, NY	Committee Member	Excused	
Mitchel Eccleston	Cortland County, NY	Committee Vice-Chair	Excused	
Paul Heider	Cortland County, NY	Board Member	Present	
Cathy Bischoff	Cortland County, NY	Board Member	Remote	
George Wagner	Cortland County, NY	Board Member	Remote	
Eric Mulvihill	Cortland County, NY	Clerk, Legislature	Present	
Dan Dineen	Cortland County, NY	Director of Planning	Present	
Stephen Furlin	Cortland County, NY	Supervisor, Town of Solon	Present	
Wendy Franklin	Cortland County, NY	Assistant County Attorney	Remote	
Tom Williams	Cortland County, NY	Supervisor, Town of Cortlandville	Remote	
Kathleen McGrath	Cortland County, NY	Soil & Water Conservation District	Remote	
Lou Anne Randall	Cortland County, NY	Supervisor, Town of Cuyler	Remote	
William Knickerbocker	Cortland County, NY		Remote	
Jack Honor	Cortland County, NY	EDF Renewables	Present	
Jim Muscato	Cortland County, NY	Legal Counsel, Young & Summer	Present	
Jonathan Geldard	Cortland County, NY	LaBella Associates	Present	

	NY			
Louis Martin	Cortland County, NY	Town of Scott	Remote	

Minutes Approval

Ag/Planning/Environmental - Committee Meeting - Nov 5, 2020 9:00 AM

RESULT: NO ACTION

Discussion Items

Presentation from EDF Renewables Development, Inc. Regarding Homer Solar Energy Center

RESULT: COMPLETED



AG/Planning/Environmental

Committee Meeting

60 Central Ave.
Cortland, NY 13045
<http://www.cortland-co.org>

~ Minutes ~

Thursday, November 5, 2020

9:00 AM

Room 304

CALL TO ORDER

The meeting was called to order at 8:58 AM by Vice-Chair Christopher Newell

Attendee Name	Organization	Title	Status	Arrived
Christopher Newell	Cortland County, NY	Vice-Chair	Present	
Beau Harbin	Cortland County, NY	Committee Member	Remote	
Ronald J. Van Dee	Cortland County, NY	Committee Member	Present	
Ann Homer	Cortland County, NY	Committee Member	Remote	
Susan Wilson	Cortland County, NY	Committee Member	Present	
Kevin Fitch	Cortland County, NY	Committee Chair	Excused	
Mitchel Eccleston	Cortland County, NY	Committee Member	Present	
George Wagner	Cortland County, NY	Board Member	Present	
Richard Stock	Cortland County, NY	Board Member	Present	
Rob Corpora	Cortland County, NY	County Administrator	Present	
Savannah Hempstead	Cortland County, NY	Deputy Clerk, Legislature	Present	
Dan Dineen	Cortland County, NY	Director of Planning	Present	
Catherine Wilde	Seven Valleys Health Coalition	Mobility Manager	Present	
Jackie Leaf	Seven Valleys Health Coalition	Executive Director	Present	
Paul Heider	Cortland County, NY	Board Member	Present	
Amanda Barber	Soil & Water Conservation District	Executive Director	Remote	
David Rutherford	Cortland County, NY	Executive Director, Cornell Cooperative Extension	Present	
Wendy Franklin	Cortland County, NY	Assistant County Attorney	Present	
Shenandoah Briere	Cortland Standard	Reporter	Present	
Cathy Bischoff	Cortland County, NY	Board Member	Present	

Minutes Acceptance: Minutes of Nov 5, 2020 9:00 AM (Minutes Approval)

MINUTES

1. Ag/Planning/Environmental - Committee Meeting - Oct 8, 2020 9:00 AM

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Ronald J. Van Dee, Committee Member
SECONDER:	Susan Wilson, Committee Member
AYES:	Newell, Harbin, Van Dee, Homer, Wilson, Eccleston
EXCUSED:	Kevin Fitch

RESOLUTIONS

Planning Department

AGENDA ITEM NO. 1 – Adopt Section 3 Participation Plan - County Planning Department

RESULT:	APPROVED [UNANIMOUS]
	Next: 11/10/2020 11:30 AM
MOVER:	Ann Homer, Committee Member
SECONDER:	Susan Wilson, Committee Member
AYES:	Newell, Harbin, Van Dee, Homer, Wilson, Eccleston
EXCUSED:	Kevin Fitch

ON MOTION OF FITCH

RESOLUTION NO.

Adopt Section 3 Participation Plan - County Planning Department

WHEREAS, the United States Congress passed the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u (“Section 3”), AND

WHEREAS, the purpose of “Section 3” is to ensure that employment and other economic opportunities generated by certain federal assistance, including assistance provided by the U.S. Department of Housing and Urban Development (HUD) or HUD-assisted projects covered by Section 3, shall, to the greatest extent feasible, be directed to low-and very low-income persons, particularly persons who are recipients of HUD assistance for housing, AND

WHEREAS, Cortland County is currently a recipient of HUD assistance under the Community Development Block Grant Program, AND

WHEREAS, HUD and the administrative entity of HUD’s Small Cities Program in the State of New York, the Housing Trust Fund Corporation, have determined that Community Development Block Grant grantees must adopt a section 3 participation plan to qualify for certain funding, AND

WHEREAS, Cortland County may pursue future funding that requires an adopted Section 3 participation plan, NOW THEREFORE BE IT

RESOLVED, that the Cortland County Legislature hereby adopts the Cortland County Section 3 Participation Plan for Section 3 Covered Contracts.

AGENDA ITEM NO. 2 – Authorize Agreement with Seven Valleys Health Coalition to Administer Bus Advertising Services on Cortland County Owned Buses through December 31, 2021 - Cortland County Planning Department

Minutes Acceptance: Minutes of Nov 5, 2020 9:00 AM (Minutes Approval)

RESULT:	APPROVED [UNANIMOUS]
	Next: 11/10/2020 11:30 AM
MOVER:	Ann Homer, Committee Member
SECONDER:	Susan Wilson, Committee Member
AYES:	Newell, Harbin, Van Dee, Homer, Wilson, Eccleston
EXCUSED:	Kevin Fitch

ON MOTION OF FITCH

RESOLUTION NO.

Authorize Agreement with Seven Valleys Health Coalition to Administer Bus Advertising Services on Cortland County Owned Buses through December 31, 2021 - Cortland County Planning Department

WHEREAS, in 2012 Cortland County issued a Request for Proposals for transit display advertising services, AND

WHEREAS, there were no responses to the Request for Proposals, AND

WHEREAS, Seven Valleys Health Coalition expressed an interest in administering transit display advertising on County-owned buses, AND

WHEREAS, Seven Valleys Health Coalition will be responsible for finding and coordinating with advertisers interested in contracting with Cortland County for transit display advertising, as well as coordinating with a local sign company to create, install and remove the advertisements, AND

WHEREAS, all monies for space rental, production, installation and removal of transit bus advertising will be payable to Cortland County, AND

WHEREAS, sixty percent (60%) of the advertising space revenue on Cortland County-owned buses will be paid to Seven Valleys Health Coalition (10% as an administration fee and 50% to offset local match for the Mobility Management System), with the remaining forty percent (40%) of the advertising space revenue being allocated to Cortland County, AND

WHEREAS, there would be no cost to Cortland County associated with advertising on Cortland County-owned buses, AND

WHEREAS, any transit display advertising space on County-owned buses must be in accordance with the procedures set forth by the New York State Department of Transportation as to the guidelines for advertising on vehicles as well as guidelines set forth by Cortland County, AND

WHEREAS, the quantity, quality and placement of all advertising is subject to the approval of the Cortland County Agricultural, Planning and Environmental Legislative Standing Committee, AND

WHEREAS, any changes to the fee schedule for bus advertising on County-owned buses would require a resolution requesting an amendment to the Seven Valleys Health Coalition agreement, as well as approval by the Cortland County Legislature, NOW THEREFORE BE IT

RESOLVED, that upon review by the County Attorney or designee, the Cortland County Legislature authorizes the County Administrator to enter into an agreement with Seven Valleys Health Coalition for transit display advertising services on Cortland County-owned buses, as long as such advertising meet the requirements set forth by the New York State Department of Transportation and Cortland County through December 31, 2021.

Minutes Acceptance: Minutes of Nov 5, 2020 9:00 AM (Minutes Approval)

AGENDA ITEM NO. 3 – Authorize Agreement with Howell, Liberatore & Associates, Inc. for Bus Advertising on County-Owned Buses - Planning Department

RESULT: APPROVED [UNANIMOUS]

Next: 11/10/2020 11:30 AM

MOVER: Ronald J. Van Dee, Committee Member

SECONDER: Mitchel Eccleston, Committee Member

AYES: Newell, Harbin, Van Dee, Homer, Wilson, Eccleston

EXCUSED: Kevin Fitch

ON MOTION OF FITCH

RESOLUTION NO.

Authorize Agreement with Howell, Liberatore & Associates, Inc. for Bus Advertising on County-Owned Buses - Planning Department

WHEREAS, Cortland County has transit display advertising space available on County-owned buses, AND

WHEREAS, any transit display advertising space on County-owned buses must be in accordance with the procedures set forth by the New York State Department of Transportation as to the guidelines for advertising on vehicles as well as guidelines set forth by Cortland County, AND

WHEREAS, Howell, Liberatore & Associates, Inc., on behalf of Cayuga Health System, is interested in purchasing advertising space on County-owned buses, AND

WHEREAS, the transit display advertising will be a full bus wrap at a total cost of \$7,200 for space rental for 24 months and \$7,000 for the production, installation and removal of advertising, AND

WHEREAS, there would be no cost to Cortland County associated with advertising on Cortland County-owned buses, AND

WHEREAS, the quantity, quality and placement of all advertising is subject to the approval of the Cortland County Agricultural, Planning and Environmental Legislative Subcommittee, NOW THEREFORE BE IT

RESOLVED, that the Cortland County Agricultural, Planning and Environmental Legislative Subcommittee approves the display advertising, AND BE IT FURTHER

RESOLVED, that the Cortland County Legislature authorizes the County Administrator, upon approval by the County Attorney or designee, to enter into an agreement with Howell, Liberatore & Associates, Inc. for transit display advertising for a term ending November 11, 2022.

AGENDA ITEM NO. 4 – Authorize Agreement Between CAPCO and Cortland County for Bus Advertising on County-Owned Buses - Planning Department

RESULT: APPROVED [UNANIMOUS]

Next: 11/10/2020 11:30 AM

MOVER: Ronald J. Van Dee, Committee Member

SECONDER: Mitchel Eccleston, Committee Member

AYES: Newell, Harbin, Van Dee, Homer, Wilson, Eccleston

EXCUSED: Kevin Fitch

ON MOTION OF FITCH

RESOLUTION NO.

Minutes Acceptance: Minutes of Nov 5, 2020 9:00 AM (Minutes Approval)

Authorize Agreement Between CAPCO and Cortland County for Bus Advertising on County-Owned Buses - Planning Department

WHEREAS, Cortland County Community Action Program, Inc. (CAPCO) is interested in purchasing advertising space on County-owned buses, AND

WHEREAS, any transit display advertising space on County-owned buses must be in accordance with the procedures set forth by the New York State Department of Transportation as to the guidelines for advertising on vehicles as well as guidelines set forth by Cortland County, AND

WHEREAS, the transit display advertising will be placed on the traffic side of two transit buses at a total cost of \$1,560 for space rental for six months of advertising and \$950 for production, installation and removal of advertising, AND

WHEREAS, the quantity, quality and placement of all advertising is subject to the approval of the Cortland County Agricultural, Planning and Environmental Legislative Subcommittee, NOW THEREFORE BE IT

RESOLVED, that the Cortland County Agricultural, Planning and Environmental Legislative Subcommittee approves the display advertising, AND BE IT FURTHER

RESOLVED, that the Cortland County Legislature authorizes the County Administrator, upon approval by the County Attorney or designee, to enter into an agreement with Cortland County Community Action Program, Inc. for transit display advertising for a term ending May 11, 2021.

DISCUSSION ITEMS

Planning Department

1. Planning Monthly Budget Report

RESULT:	COMPLETED
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Soil & Water Conservation District

2. Soil and Water Conservation District Monthly Report

RESULT:	COMPLETED
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Cooperative Extension

3. Cooperative Extension Monthly Report

RESULT:	COMPLETED
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7 Valleys Health Coalition

4. Mobility Management Monthly Report

RESULT:	COMPLETED
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ADJOURNMENT

The meeting was closed at 9:19 AM

Minutes Acceptance: Minutes of Nov 5, 2020 9:00 AM (Minutes Approval)

Homer Solar Energy Center

94-C COUNTY CONSULTATION AGENDA February 2, 2021

1. Introduction to Project
 - a. Brief description of the proposed facility and its environmental setting
 - b. Review map of the proposed facility showing project components and regulatory boundaries
2. Review of substantive Local Laws
 - a. Review of provisions of local laws
 - b. Identification of any unreasonably burdensome local laws and efforts made to comply
3. Review of impacts of concern to municipality
 - a. Traffic, visual, sound, shadow flicker
 - b. Other
4. Next Steps
 - a. Anticipated application date and information regarding the future availability of local agency account funds (see attached overview)
 - i. Any local agency or potential community intervenor shall submit a request for initial funding within thirty (30) days of the date of application filing and that such request be made to the Office of Renewable Energy Siting ("ORES"), at the Albany, New York office, Attention: Request for Local Agency Account Funding
5. Facility Representative

Jack Honor, Development Manager
EDF Renewables Development, Inc.
15445 Innovation Drive
San Diego, CA 92128

Phone: 1-833-333-7369

Email: NewYork.Solar@edf.re.com

Facility Website: www.homersolar.com

Homer Solar Energy Center

94-C LOCAL AGENCY ACCOUNT PROCESS OVERVIEW

- 94-c requires that applicants submit with their application an amount equal to one thousand (1,000) dollars for each one thousand (1,000) kilowatts of capacity, to be deposited into a local agency account to be made available to local agencies and potential community intervenors for the purpose of contributing to a complete record leading to an informed permit decision as to the appropriateness of the site and the facility, and for local agencies, shall include the use of funds to determine whether a proposed facility is designed to be sited, constructed and operated in compliance with applicable local laws and regulations. This includes the to defray expenses for experts.
- 75 percent of local agency account funds shall be reserved for local agencies
- Any local agency or potential community intervenor shall submit a request for initial funding **within thirty (30) days of the date of application filing** and that such request be made to:

Attention: Request for Local Agency Account Funding
 Office of Renewable Energy Siting
 One Commerce Plaza
 99 Washington Ave
 Albany, NY 12231-0001

- Each request for funds from the local agency account shall be completed on an ORES-approved form and contain:
 - A statement that the facility falls within the local agency's jurisdiction or that a permit or approval from the local agency would have been required in the absence of Section 94-c of the Executive Law;
 - For individual potential community intervenors, a statement of the number of persons and the nature of the interests the requesting person represents, and proof of residency (e.g., a New York State driver's license, permit or non-driver identification card, a recent bank statement, a recent pay stub or a recent utility bill);
 - for any non-profit organization potential community intervenors, a statement of a concrete and localized interest that may be affected by a proposed facility and that such interest has a significant nexus to its mission;
 - A statement of the availability of funds from the resources of the local agency or potential community intervenor and of the efforts that have been made to obtain such funds;
 - The amount of funds being sought;

- To the extent possible, the name and qualifications of each expert to be employed, or at a minimum, a statement of the necessary professional qualifications;
- If known, the name of any other local agency, potential community intervenor or entity who may, or is intending to, employ such expert;
- A detailed statement of the services to be provided by expert witnesses, consultants, attorneys, or others (and the basis for the fees requested), including hourly fee, wage rate, and expenses, specifying how such services and expenses will contribute to the compilation of a complete record as to the appropriateness of the site and facility;
- If a study is to be performed, a description of the purpose, methodology and timing of the study, including a statement of the rationale supporting the methodology and timing proposed, including a detailed justification for any proposed methodology that is new or original explaining why pre-existing methodologies are insufficient or inappropriate;
- A copy of any contract or agreement or proposed contract or agreement with each expert witness, consultant or other person; and
- A completed authorization form for electronic Automated Clearing House payment, or payment instructions for payments by check.

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Office of Renewable Energy Siting – 94c Application

Overview of Environmental Studies

Environmental studies inform the design process and identify opportunities to avoid and minimize potential environmental impacts during project construction and operation. Careful planning and design will avoid and minimize many of the potential impacts associated with solar facilities. Table 1 summarizes environmental studies performed to comply with the Office of Renewable Energy Siting proposed regulations and next steps to advance the permitting of the Project.

Table 1: Environmental Studies Completed and In Progress		
Type of Study and Dates	Description of Studies	Next Steps in ORES Permitting Process
Noise Winter 2019/2020, July 2020	Completed baseline background sound monitoring in leaf-off and leaf-on conditions. Monitored five locations for background noise levels over a 48-hour period.	Results from baseline monitoring and modeling studies using equipment specifications will confirm compliance with local standards.
Visual Resources Winter 2019/2020, Spring 2020	- Over 100 photographs taken during leaf-off conditions at various locations facing the Facility. - Completed draft viewshed mapping in Spring 2020 and developed a list of potentially sensitive visual resource.	- Consultation with stakeholders in winter 2020-2021 to inform areas of sensitive visibility to develop a scope for visual simulations. - Preparation of visual simulations, with the completed viewshed mapping, will inform development of a visual impact assessment.
Cultural and Historic Resources Summer/Fall 2020 Winter 2021	- Desktop analysis by archaeologists to determine presence or absence of cultural material and visual observations of historic structures. - Shovel testing in limited areas consists of digging shallow pits and sifting soil through wire mesh to look for cultural material not visible on the surface.	- Develop avoidance/minimization strategies for impacts to sensitive resources. - Submit reports as part of ongoing consultation with New York State Office of Parks, Recreation and Historic Preservation (NYSOPRHP), including visual impacts to sensitive resources. - Assess visual impacts to sensitive resources.
Wetland Delineations Summer 2020	- Performed early consultation with New York State Department of Environmental Conservation (NYSDEC) for wetlands and waterbodies. - Performed US Army Corps of Engineers (USACE) and NYSDEC-compliant wetland and waterbody delineations for the Facility Site and within 100 feet of the edge of potential ground disturbance of all proposed Facility components - Site visit with ORES on November 19, 2020 to review delineations of state and federal wetlands.	- Optimize siting to avoid and minimize impacts. - ORES and USACE jurisdictional determination (JD).
Wildlife Site Characterizations May-June 2020	According to U.S. Fish and Wildlife Service (USFWS) Information for Planning and Consultation (IPaC) database and New York	ORES initial findings confirm: no Northern long eared bat maternity roosts or hibernaculum are near the site; a bald

Homer Solar Energy Center, LLC

	Natural Heritage Program (NHP), no special status plant species or Critical Habitat occur within the Study Area. Northern Long-eared Bat is known to occur within the Area. No State-listed plant species occur within the Study Area. - Performed early consultation with NYSDEC on sensitive species. - Performed surveys to identify protected plant and wildlife habitat.	eagle nest in the region but not within the facility site; and no threatened or endangered grassland birds. Optimize siting to avoid and minimize impacts and during construction comply with time of year restrictions for northern long-eared bat.
Species Surveys – Breeding Birds May-July, 2020	- Conducted four rounds of surveys at 26 locations within the Study Area to characterize species composition, richness, and relative abundance of grassland bird species, with special attention to New York State-listed grassland species (including the endangered short-eared owl, threatened northern harrier, threatened upland sandpiper, threatened Henslow's sparrow, threatened sedge wren, special concern vesper sparrow, special concern grasshopper sparrow, and special concern horned lark. - The surveys did not identify the presence of these species.	ORES initial findings confirm no threatened or endangered grassland birds.
Species Surveys – Winter Grassland Raptor December-March 2020	- Conducted stationary and driving surveys to identify presence of wintering raptors and grassland bird species. - No New York State-listed raptor species, such as the endangered short-eared owl (<i>Asio flammeus</i>) and threatened northern harrier (<i>Circus hudsonius</i>), were identified in the Project Area.	ORES initial findings confirm no threatened or endangered grassland birds.
Agriculture	Desktop analysis of soils groups identified by the New York State Department of Agriculture and Markets (NYSDAM) as highly productive soils (Mineral Soil Groups 1-4).	These soils comprise a very small percentage of the Facility Site and project design will avoid these resources.

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Overview of Exhibit 23 Site Restoration and Decommissioning

Site Restoration and Decommissioning includes removing all aboveground features constructed for the project, restoration of soil and vegetation, and ensuring financial resources will be available to fully decommission the site at the end of the equipment's useful life, or approximately 40 years. Table 1 summarizes the topics required in the Site Restoration and Decommissioning Plan of the Office of Renewable Energy Siting proposed regulations and an overview of the EDF Renewables approach to performing the restoration and decommissioning.

Table 1: Overview of EDF Renewables Approach to Site Restoration and Decommissioning	
Topics	Overview of Approach
Typical Activities	- Removal the solar panels, solar panel racking, steel foundation posts and beams, inverters, transformers, battery storage containers, equipment pads and foundations, equipment cabinets, and ancillary equipment and grading to meet adjacent ground contours. - De-energize collection lines located at least 48" below grade or below the depth of bedrock. Otherwise, they will be removed. - Leave in place any access roads, fences, gates, buffer plantings, culverts, and/or buildings requested to remain by landowners. - Seeding of disturbed areas seeded using native plant material and seeds appropriate for the area.
Environmental Impacts	- Develop and implement specific Spill Control and Countermeasures and stormwater and erosion control measures like those used during the construction phase. - Adherence to noise limits in the ORES Uniform Standard Conditions.
Site Safety and Removal of Hazardous Conditions	- Performed by trained personnel familiar with the risks associated with electrical and/or potentially hazardous equipment. - Drain all transformers and switchgear, if applicable, and such materials will be disposed of off-site at appropriate facilities.
Agricultural Land	- Decommissioning will allow future intended use of land within the Facility Site in accordance with landowner agreements. - All components will be removed to a minimum depth of 48" below grade. - Restoration measures will be compliant with the 2019 New York State Department of Agriculture and Markets Guidelines for Agricultural Mitigation for Solar Energy Projects (2019 NYSDAM Guidelines; see Appendix 4-A).
Salvage and Recycling	Most of the materials used for the Facility are reusable or recyclable, including PV modules. Any materials remaining due to decommissioning will be removed and disposed of off-site at appropriate facilities. EDF Renewables will determine the best method of disposal for solar modules and additional components at the time of decommissioning and in accordance with manufacturer's guidelines and State, local, and federal regulations.
Funding	- Consistent with applicable local and ORES requirements, EDF Renewables will provide financial assurance prior to the start of operation in the form of a letter of credit or other form of security covering 100% of the cost of decommissioning, net of salvage value, including restoration. - A detailed cost estimate will be prepared to support the decommissioning and site restoration funding. The cost estimate, per ORES, will be allocated between Cities, Towns, or Villages based on the estimated cost associated with the removal and restoration of the facilities located in each City, Town, or Village.



Homer Energy Center

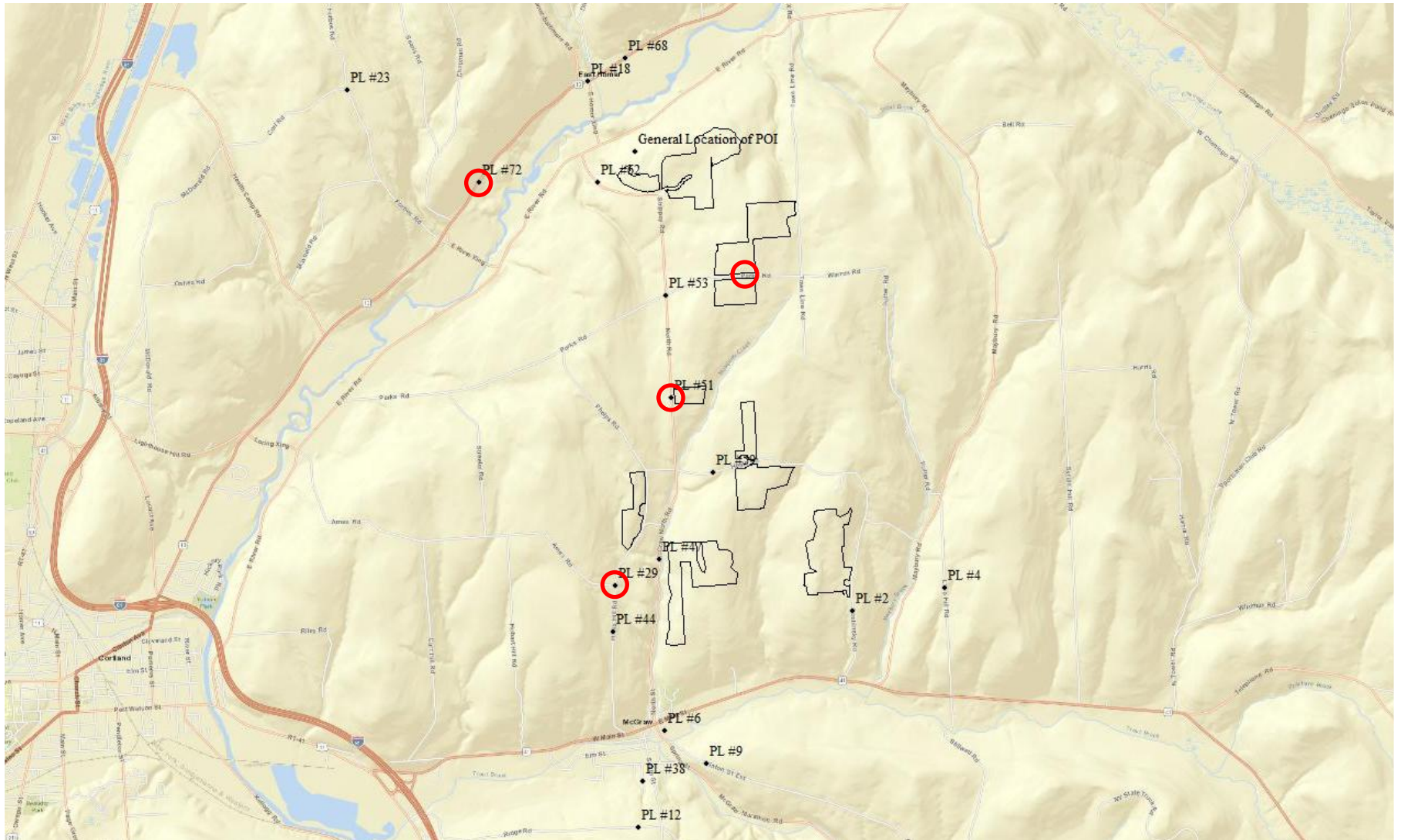


Work In Progress



Attachment: WIP_Select Photo Locations_Public Outreach_11132020 (8231 : Presentation

Potential Simulation Locations (latest Buildable Area Layout)



Potential Simulation Selection Criteria

Things to consider while selecting locations to simulate:

1. Represent different distance views (e.g. Foreground, Middleground).
2. Represent different Landscape Similarity Zones (e.g. Agricultural, Community Center, Transportation Corridor, Forest).
3. Represent different viewer types (e.g. travelers, residents, recreationalists).
4. Where might people gather?
5. State/Federal Roadways? Trails (bike/hike)?
6. Historic resource?

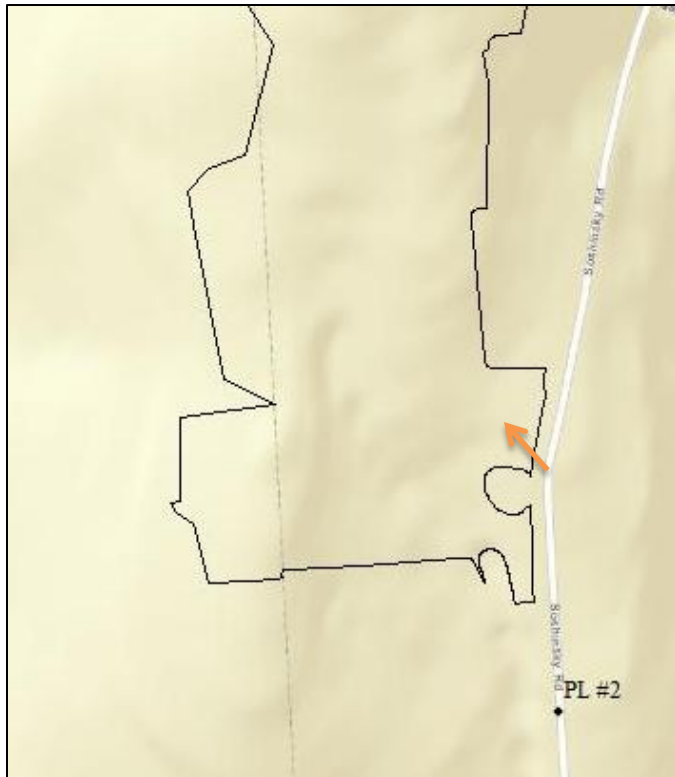
Soshinsky Road – New Photo

Photo Location 2

Resource #199 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~608 feet (originally ~65 feet)



Spring Street (Adj. to the Village of McGraw Park and Community Center)

Photo Location 7

Resource #183 and #194 (local road)

Community Center LSZ

Distance to buildable area – Middleground ~0.72 miles



Ridge Road

Photo Location 12

Resource #193 (local road showing landscape context)

Agricultural LSZ

Distance to buildable area – Middleground ~1.39 miles



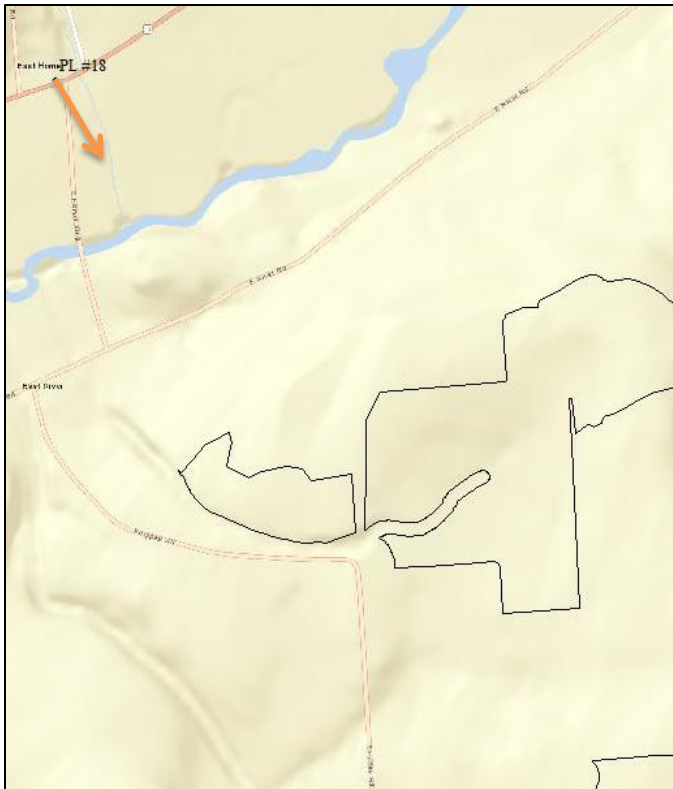
NYS Route 13

Photo Location 18

Resource #25 and #27 (State Roadway in hamlet setting toward the POI)

Transportation Corridor LSZ

Distance to buildable area – Middleground ~0.72 miles



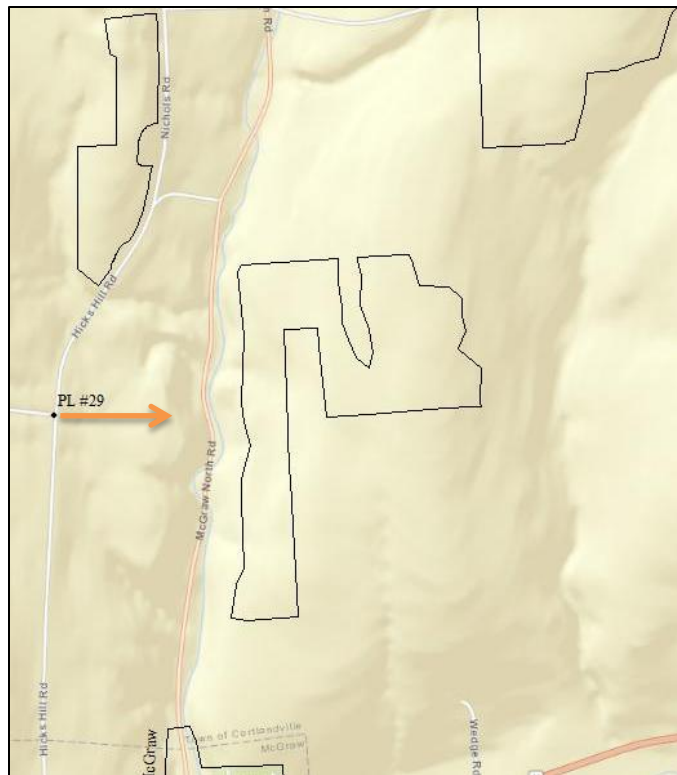
*Intersection of Hicks Hill Road and Ames Road

Photo Location 29

Resource #191 and #198 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~0.4 miles



East Avenue

Photo Location 38

Resource #184 and #194 (local road [dead-end] adjacent to school)

Community Center LSZ

Distance to buildable area – Middleground ~1.04 miles



Hicks Hill Road

Photo Location 44

Resource #191 and #196 (local road adjacent to the historic eligible Hicks Farm)

Agricultural LSZ

Distance to buildable area – Foreground ~0.4 miles



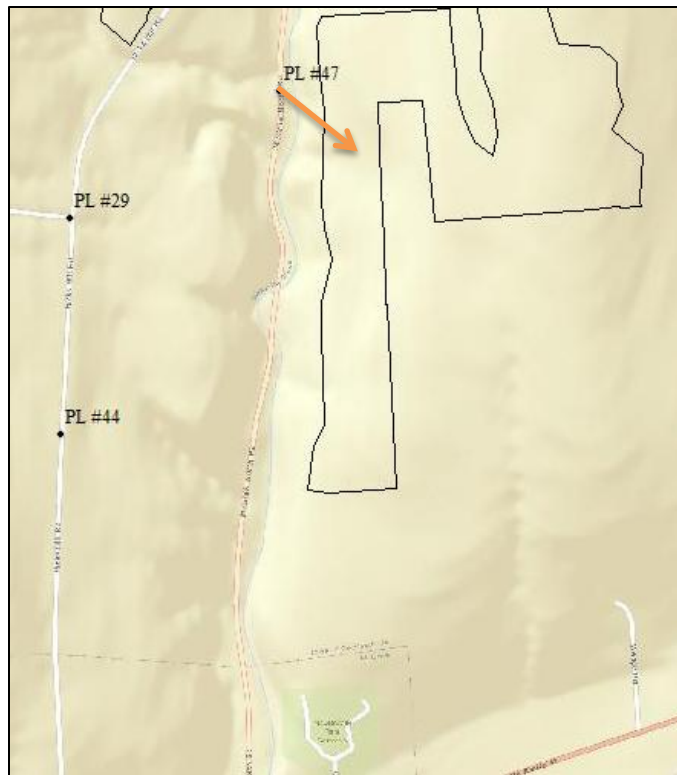
McGraw North Road

Photo Location 47

Resource #8 and #191 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~0.07 miles



*McGraw North Road

Photo Location 51

Resource #8 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~0.02 miles



*Parks Road

Photo Location 53

Resource #8 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~330 feet



Heath Road

Photo Location 59

Resource #7 (local road)

Agricultural LSZ

Distance to buildable area – Foreground ~0.17 miles (originally ~0.17 miles)



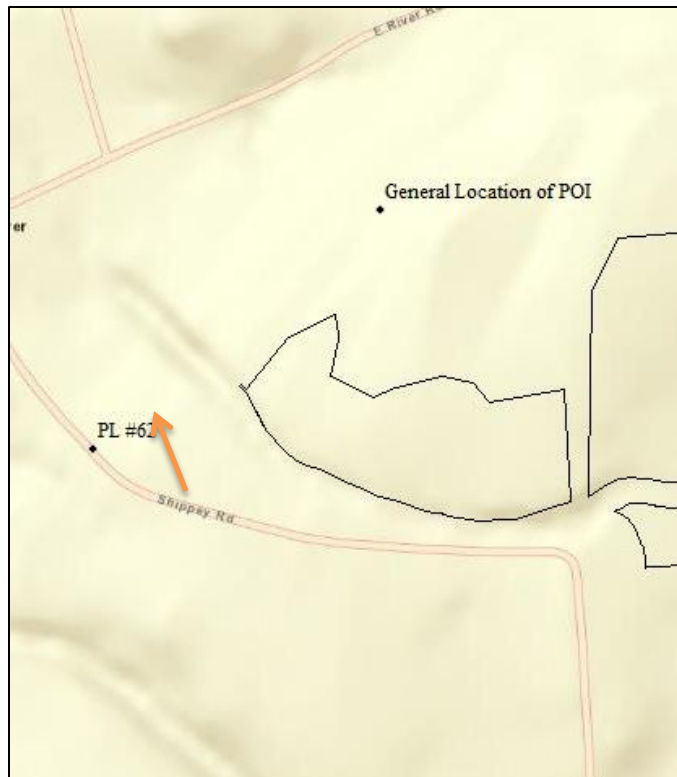
Shippey Road

Photo Location 62

Resource #11 (local road towards POI)

Agricultural LSZ

Distance to buildable area – Foreground ~400 feet to POI



*NYS Route 13

Photo Location 72

Resource #27 (State route)

Transportation Corridor LSZ

Distance to buildable area – Middleground ~1.04 miles



Finger Lakes Trail

Photo Location 85

Resource #181

Agricultural LSZ

Distance to buildable area – Background ~4.09 miles



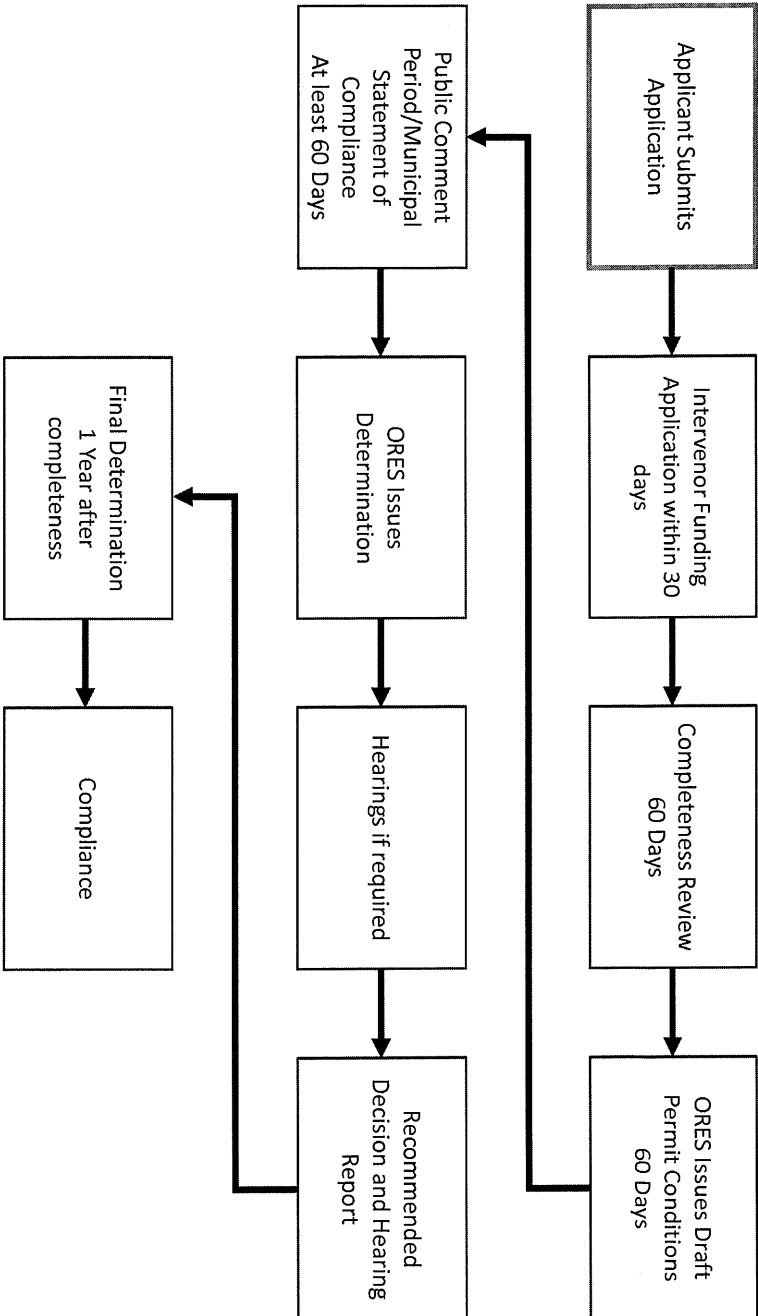
Potential Simulation Location Overview

Photo Location	Resource Name/No.	Distance to Buildable Area	Landscape Similarity Zone	Potential Justification
2	<i>Shoshinsky Road (199)</i>	<i>608'/Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>
7	<i>Spring Street (183 and 194)</i>	<i>0.72 miles/ Middleground</i>	<i>Community Center</i>	<i>Local road within the Village of McGraw adjacent to the Village Park and Community Center.</i>
12	<i>Ridge Road (193)</i>	<i>1.39 miles/ Middleground</i>	<i>Agricultural</i>	<i>Local roadway that shows greater context of project within landscape.</i>
18	<i>NYS Route 13 (25 and 27)</i>	<i>0.72 miles/ Middleground</i>	<i>Transportation Corridor</i>	<i>State roadway in hamlet setting.</i>
29	<i>Intersection of Hicks Hill Road and Ames Road (191 and 198)</i>	<i>0.4 miles/ Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>
38	<i>East Avenue (184 and 194)</i>	<i>1.04 miles/ Middleground</i>	<i>Community Center</i>	<i>Local roadway, adjacent to school and within the Village of McGraw.</i>
44	<i>Hicks Hill Road (191 and 196)</i>	<i>0.4 miles/ Foreground</i>	<i>Agricultural</i>	<i>Local road adjacent the historic eligible Hicks Farm.</i>
47	<i>McGraw North Road (8 and 191)</i>	<i>0.07 miles/ Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>
51	<i>McGraw North Road (8)</i>	<i>0.02 miles/ Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>

Potential Simulation Location Overview

Photo Location	Resource Name/No.	Distance to Buildable Area	Landscape Similarity Zone	Potential Justification
53	<i>McGraw North Road near the Intersection of Parks Road (8)</i>	<i>330 feet/ Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>
59	<i>Heath Road (7)</i>	<i>0.17 miles/ Foreground</i>	<i>Agricultural</i>	<i>Local roadway.</i>
62	<i>Shippey Road (11)</i>	<i>240 to 400 feet/ Foreground</i>	<i>Agricultural</i>	<i>Local road with a view towards the original POI location.</i>
72	<i>NYS Route 13 (27)</i>	<i>1.04 miles/ Middleground</i>	<i>Transportation Corridor</i>	<i>State roadway.</i>
85	<i>Finger Lakes Trail (181)</i>	<i>4.09 miles/ Background</i>	<i>Agricultural</i>	<i>Significant trail system spanning (significant portion) NYS.</i>

Section 94-c Schedule Overview



Intervenor Funds

- **What is Intervenor Funding:**
 - Intervenor funding is money that Applicants such as Homer Solar Energy Center, LLC make available to qualified, locally affected parties and municipalities to offset certain expenses they incur in participating in the state permitting process. These funds were created to encourage early and effective public involvement in project development and permitting.
- **Article 10 PSS Intervenor Fund:**
 - In April 2020, Homer Solar Energy Center, LLC made \$31,500.00 (\$350/MW) accessible for local community intervenors and the host town for the review of the project's PSS filing.
 - The Towns of Cortlandville, Homer and Solon jointly requested and were granted intervenor funds to assist with their review of project documents.
- **94-c Application Intervenor Fund:**
 - Upon the filing of a 94-c Application, Homer Solar Energy Center, LLC will post an intervenor fund (\$1,000/MW) which can be sought by local community intervenors and host towns. 75% of funds are reserved for municipalities.
- Must apply for funds within 30 days of Application filing:
 - Applications for Intervenor Funds to:
 - 19 NYCRR 900-5
 - **New York State Office of Renewable Energy Siting**
 - Attention: Request for Local Agency Account Funding
 - 99 Washington Avenue
 - Albany, New York 12231-0001