

RE: Telesto Energy Project LLC “Telesto Solar” – Notice of Application

Dear {Name}:

We hope this letter finds you well. We are contacting you because you are an adjacent landowner or community stakeholder of the Telesto Solar Project (Telesto Solar or the Project). Telesto Solar is required to file an application for construction and operation of the proposed facility subject to the approval of the Kentucky State Siting Board on Electric Generation and Transmission Siting. Telesto Solar plans to submit the application for construction and operation in the upcoming weeks.

Telesto Solar is proposing to construct and operate an up to 110-megawatt solar merchant generation facility (the “Project”). The proposed Project will be located on approximately 675 acres in an unincorporated area of Hardin County, north of Hayden School Road and east of Bethlehem Academy Road, near the Elizabethtown Airport and Industrial Park. The proposed Project will connect to the electrical grid at the Central Hardin 138kV substation, owned by East Kentucky Power Cooperative. For more information on the Project please go to [www.telestosolar.com](http://www.telestosolar.com).

Telesto Solar is required to file an application for construction and operation of the proposed facility. This application is subject to the approval of the Kentucky State Siting Board on Electric Generation and Transmission Siting, which can be reached at P.O. Box 615, 211 Sower Boulevard, Frankfort, Kentucky 40602-0615, or via phone at (502) 564-3940. The Telesto Solar proceeding is ESB Case No. 2022-00096.

A person who wishes to become a party to a proceeding before the board may, by written motion filed no later than thirty (30) days after the application has been submitted, request leave to intervene.

A party may, upon written motion filed no later than thirty (30) days after an application has been filed, request the board to schedule an evidentiary hearing at the offices of the Public Service Commission, 211 Sower Boulevard, Frankfort, Kentucky 40602.

A request for a local public hearing or local public information meeting shall be made by at least three (3) interested persons who reside in the county or municipal corporation in which the solar generation facility is proposed to be located. The request shall be made in writing and shall be filed within thirty (30) days following the filing of a completed application.

Should you have any questions about Telesto Solar or wish to speak to a member of our staff, please contact us at [telestosolar@lightsourcebp.com](mailto:telestosolar@lightsourcebp.com) or at 415-523-0020.

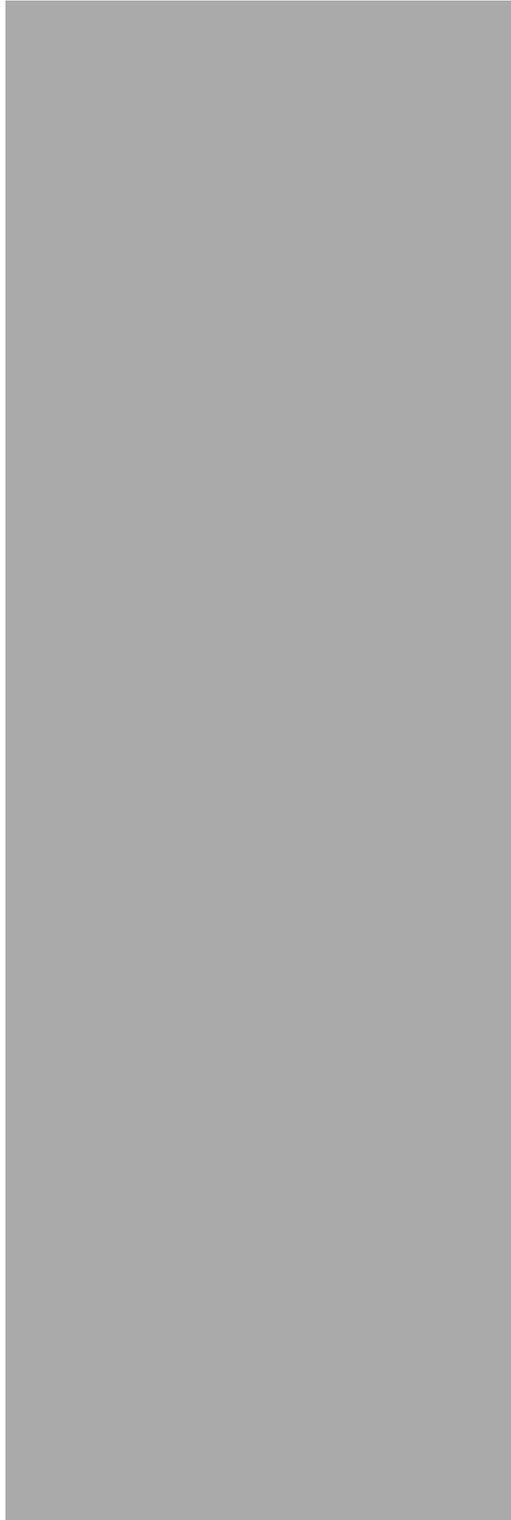
Sincerely,

Jack Steele  
Development Manager

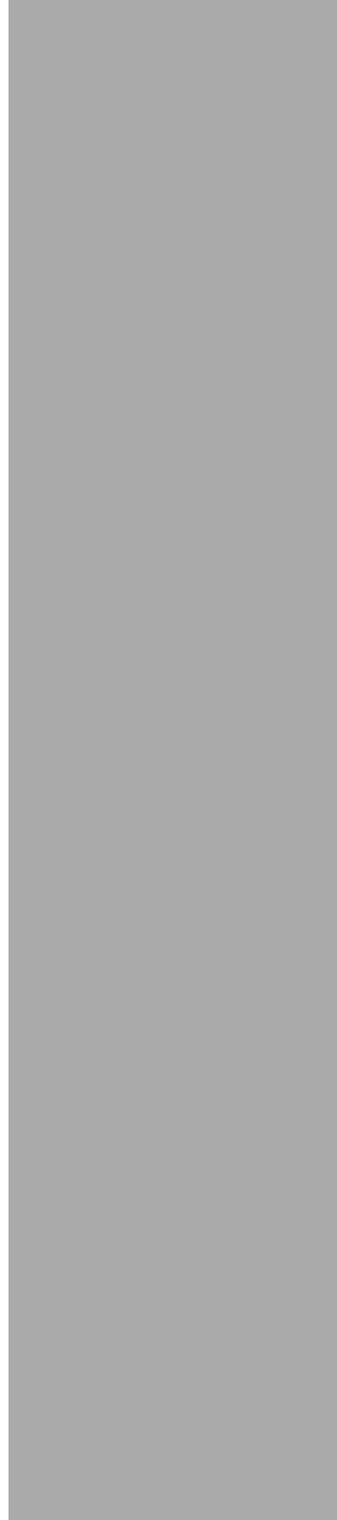


**Addresses for pre-application notices**

**Owner**



**Address**



City	State	Zip	APN	Certified Mail Number
ELIZABETHTOWN	KY	42701	146-00-00-020.01	7022 0410 0001 0989 4498
CECILIA	KY	42724	146-00-00-019	7021 0950 0001 8604 1321
ELIZABETHTOWN	KY	42701	146-00-00-014	7021 0950 0001 8604 1338
ELIZABETHTOWN	KY	42701	146-00-00-017	7021 0950 0001 8604 1345
CECILIA	KY	42724	146-00-00-003	7021 0950 0001 8604 1352
CECILIA	KY	42724	146-00-00-005	7021 0950 0001 8604 1369
ELIZABETHTOWN	KY	42701	146-00-00-007	7021 0950 0001 8604 1376
ELIZABETHTOWN	KY	42701	146-00-00-008	7021 0950 0001 8604 1383
ELIZABETHTOWN	KY	42701	124-00-00-025	7021 0950 0001 8604 1390
CECILIA	KY	42724	146-00-00-022	7021 0950 0001 8604 1406
CECILIA	KY	42724	146-00-00-025	7021 0950 0001 8604 1413
CECILIA	KY	42724	147-00-00-011.03	7021 0950 0001 8604 1420
CECILIA	KY	42724	146-00-00-026	7021 0950 0001 8604 1437
CECILIA	KY	42724	146-00-00-026.01	7022 0410 0001 0989 4924
ELIZABETHTOWN	KY	42701	145-00-00-049	7022 0410 0001 0989 4917
ELIZABETHTOWN	KY	42701	166-00-00-009	7022 0410 0001 0989 4900
ELIZABETHTOWN	KY	42701	146-00-00-021.01	7022 0410 0001 0989 4894
ELIZABETHTOWN	KY	42701	146-00-00-016	7022 0410 0001 0989 4887
ELIZABETHTOWN	KY	42701	145-00-00-048	7022 0410 0001 0989 4870
ELIZABETHTOWN	KY	42701	146-00-00-018	7022 0410 0001 0989 4863
ELIZABETHTOWN	KY	42701	167-00-00-004	7022 0410 0001 0989 4856
BRANDENBURG	KY	40108	166-00-02-010	7022 0410 0001 0989 4849
ELIZABETHTOWN	KY	42701	166-00-02-012	7022 0410 0001 0989 4832
ELIZABETHTOWN	KY	42701	167-00-00-001	7022 0410 0001 0989 4825
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ELIZABETHTOWN	KY	42701	167-00-00-001.01	7022 0410 0001 0989 4801
ELIZABETHTOWN	KY	42701	167-00-00-003.01	7022 0410 0001 0989 4795
ELIZABETHTOWN	KY	42701	167-00-00-003	7022 0410 0001 0989 4788
ELIZABETHTOWN	KY	42701	167-00-00-002	7022 0410 0001 0989 4771
ELIZABETHTOWN	KY	42701	167-00-00-018	7022 0410 0001 0989 4764
ELIZABETHTOWN	KY	42701	166-00-00-016	7022 0410 0001 0989 4757
ELIZABETHTOWN	KY	42702	167-00-00-020	7022 0410 0001 0989 4740
ELIZABETHTOWN	KY	42701	167-00-00-014.01	7022 0410 0001 0989 4733
ELIZABETHTOWN	KY	42701	167-00-00-017	7022 0410 0001 0989 4696
ELIZABETHTOWN	KY	42701	167-00-00-011	7022 0410 0001 0989 4686
ELIZABETHTOWN	KY	42701	167-00-00-016	7022 0410 0002 2516 7506
ELIZABETHTOWN	KY	42701	167-00-01-024	7022 0410 0002 2516 7490
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CECILIA	KY	42724	167-00-00-008	7022 0410 0002 2516 7476
ELIZABETHTOWN	KY	42701	167-00-00-006.01	7022 0410 0001 0989 4672
CECILIA	KY	42724	146-00-00-027	7022 0410 0001 0989 4665
ELIZABETHTOWN	KY	42701	167-00-00-008.02	7022 0410 0001 0989 4658
ELIZABETHTOWN	KY	42701	167-00-00-007.01	7022 0410 0001 0989 4641

ELIZABETHTOWN	KY	42701	167-00-00-010	7022 0410 0001 0989 4634
ELIZABETHTOWN	KY	42701	167-00-00-008.01	7022 0410 0001 0989 4627
ELIZABETHTOWN	KY	42701	147-30-01-058.01	7022 0410 0001 0989 4610
CECILIA	KY	42724	147-30-01-059	7022 0410 0001 0989 4603
MARTIN	TN	38237	167-00-00-007.02	7022 0410 0001 0989 4597
ELIZABETHTOWN	KY	42701	167-00-00-012	7022 0410 0001 0989 4580
ELIZABETHTOWN	KY	42701	168-00-00-041	7022 0410 0001 0989 4573
ELIZABETHTOWN	KY	42701	168-00-00-042	7022 0410 0001 0989 4566
ELIZABETHTOWN	KY	42702	168-00-00-005	7022 0410 0001 0989 4559
ELIZABETHTOWN	KY	42701	167-00-00-013	7022 0410 0001 0989 4542
ELIZABETHTOWN	KY	42701	167-00-00-009	7022 0410 0001 0989 4535
BIRMINGHAM	AL	35242	168-00-00-037	7022 0410 0001 0989 4528
ELIZABETHTOWN	KY	42701	167-00-00-008.03	7022 0410 0001 0989 4511
ELIZABETHTOWN	KY	42701	167-00-00-023	7022 0410 0001 0989 4481
ELIZABETHTOWN	KY	42701	167-00-00-026	7022 0410 0001 0989 4474
ELIZABETHTOWN	KY	42701	168-00-00-019	7022 0410 0001 0989 4504

AFFP

Telesto Energy Project LLC: No

# Affidavit of Publication

STATE OF KY }  
COUNTY OF HARDIN } SS

Brenda Chism, being duly sworn, says:

That she is Advertising Consultant of the The News-Enterprise, a daily newspaper of general circulation, printed and published in Elizabethtown, Hardin County, KY; that the publication, a copy of which is attached hereto, was published in the said newspaper on the

June 02, 2022

That said newspaper was regularly issued and circulated on those dates.

SIGNED:

*Brenda Chism*

Advertising Consultant

Subscribed to and sworn to me this 2nd day of June 2022.

*Nancy L. Turner*

Nancy L. Turner, KYNP37854, , Hardin County, KY

My commission expires: November 02, 2025

70065697 70381033

Jack Steele  
LightSourceBP - NE Classified  
400 Montgomery St, 8th Floor  
San Francisco, CA 94104

**Telesto Energy Project LLC: Notice of Application**  
 Telesto Energy Project LLC ("Telesto Solar") is proposing to construct and operate an up to 110-megawatt solar merchant generation facility (the "Project"). The proposed Project will be located on approximately 675 acres in Hardin County, north of Hayden School Road and east of Bethlehem Academy Road, near the Elizabethtown Airport and Industrial Park. The proposed Project will connect to the electrical grid at the Central Hardin 138kV substation, owned by East Kentucky Power Cooperative. More information on the Project can be found at [www.telestosolar.com](http://www.telestosolar.com).

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A request for a local public hearing or local public information meeting shall be made by at least three (3) interested persons who reside in the county or municipal corporation in which the solar generation facility is proposed to be located. The request shall be made in writing and shall be filed within thirty (30) days following the filing of a completed application.

If you have questions, please contact Telesto Solar at [telestosolar@lightsourcebp.com](mailto:telestosolar@lightsourcebp.com) or at 415-523-0020.







XXXXX  
XXXX  
XXXX

March \_\_, 2022

Re: Telesto Solar Project Open House.

Dear XXXXX,

Lightsource bp invites you to an open house event to learn about and discuss a solar power facility that we are proposing to construct northeast of Cecilia, on or near land that you own.

The open house will be held from 5:00 p.m. to 7:00 p.m. on Tuesday, March 22 in the Back Home Catering Room62 Event Center 444 S. Mulberry Street, Elizabethtown, KY 42701.

Lightsource bp was founded in 2010 and has become a leading global clean energy company, with more than 5.4 gigawatts (GW) of solar farms in operation and under management. We finance, build, own, and operate low-cost, large-scale solar energy projects and have a reputation for maintaining long term strategic collaboration with our partners.

We work with various stakeholders when building our solar farms to make sure our projects benefit the local community – not just by generating clean electricity that improves air quality, but by improving the local economy and ecosystem as well. We construct our solar farms with a view to strengthen rural economies, promote solar education, foster environmental sustainability, and create partnerships. We pride ourselves on seamlessly integrating solar into agricultural communities and landscapes.

The proposed site for this 110 MW solar project is to be located on approximately 600 acres north of Hayden School Road and east of Bethlehem Academy Road, near the airport and industrial park.

As a part of the development process Lightsource bp is required to file an application for construction and operation of the proposed facility subject to the approval of the Kentucky State Siting Board on Electric Generation and Transmission Siting at 211 Sower Boulevard, Frankfort, Kentucky 40602. Additionally, Lightsource bp is required to file for a Conditional Use Permit subject to the approval of Hardin County.

To learn more about this safe, clean, renewable energy facility, we look forward to welcoming you to the open house where information on the project will be presented and members of our team will be available to answers questions.

If you are unable to attend or have questions, please feel free to contact us.

We hope to see you soon.

Sincerely,

Jack Steele  
Development Manager  
[telestosolar@lightsourcebp.com](mailto:telestosolar@lightsourcebp.com)



**Address for Public Information Meeting notice**

Owner	Address	City	State	Zip	APN
		ELIZABETHTOWN	KY	42701	166-00-00-009
		CECILIA	KY	42724	147-30-01-058
		CECILIA	KY	42724	147-30-01-059
		BIRMINGHAM	AL	35242	168-00-00-037
		ELIZABETHTOWN	KY	42702	168-00-00-005
		CECILIA	KY	42724	147-30-01-047
		CECILIA	KY	42724	124-00-00-014
		CECILIA	KY	42724	168-00-00-020
		CECILIA	KY	42724	147-30-02-057
		ELIZABETHTOWN	KY	42701	124-00-00-025
		CECILIA	KY	42724	168-00-00-003
		ELIZABETHTOWN	KY	42701	167-00-00-010
		BEDFORD	IN	47421	168-00-00-004
		ELIZABETHTOWN	KY	42701	146-00-00-008
		ELIZABETHTOWN	KY	42701	146-00-00-007
		CECILIA	KY	42724	146-00-00-027
		ELIZABETHTOWN	KY	42701	167-00-00-008.01
		ELIZABETHTOWN	KY	42701	168-00-00-042
		ELIZABETHTOWN	KY	42701	167-00-00-006
		CECILIA	KY	42724	168-00-01-081
		ELIZABETHTOWN	KY	42701	145-00-00-048
		ELIZABETHTOWN	KY	42701	168-00-01-076
		ELIZABETHTOWN	KY	42701	146-00-00-020
		ELIZABETHTOWN	KY	42701	146-00-00-020.01
		ELIZABETHTOWN	KY	42701	166-00-00-016
		CECILIA	KY	42724	168-00-01-080
		ELIZABETHTOWN	KY	42701	147-30-01-054
		ELIZABETHTOWN	KY	42701	167-00-01-024
		CECILIA	KY	42724	147-30-01-055
		CECILIA	KY	42724	168-00-01-078
		CECILIA	KY	42724	146-00-00-022
		ELIZABETHTOWN	KY	42701	167-00-00-008.02
		ELIZABETHTOWN	KY	42701	168-00-00-003.02
		CECILIA	KY	42724	168-00-01-079
		ELIZABETHTOWN	KY	42701	166-00-02-012
		ATLANTA	GA	30328	167-00-00-025
		ELIZABETHTOWN	KY	42701	167-00-00-001.01
		CECILIA	KY	42724	168-00-01-075

CECILIA	KY	42724	168-00-01-083
CLARKTON	MO	63837	168-00-00-015.03
ELIZABETHTOWN	KY	42701	147-30-02-054
ELIZABETHTOWN	KY	42701	167-00-00-011
ELIZABETHTOWN	KY	42701	167-00-00-005
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CECILIA	KY	42724	168-00-01-073
CECILIA	KY	42724	168-00-01-066
BRANDENBURG	KY	40108	166-00-02-010
CECILIA	KY	42724	168-00-01-067
CECILIA	KY	42724	147-30-01-048
MARTIN	TN	38237	167-00-00-007.02
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CECILIA	KY	42724	168-00-01-077
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ELIZABETHTOWN	KY	42702	167-00-00-020
ELIZABETHTOWN	KY	42701	167-00-00-001
ELIZABETHTOWN	KY	42701	167-00-00-006.01
ELIZABETHTOWN	KY	42701	146-00-00-021
ELIZABETHTOWN	KY	42701	146-00-00-021.02
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CECILIA	KY	42724	168-00-01-082
ELIZABETHTOWN	KY	42701	167-00-00-007
CECILIA	KY	42724	168-00-00-003.01
ELIZABETHTOWN	KY	42701	168-00-00-019
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CECILIA	KY	42724	146-00-00-026
CECILIA	KY	42724	146-00-00-003
CECILIA	KY	42724	146-00-00-026.01
CECILIA	KY	42724	146-00-00-019
CECILIA	KY	42724	147-00-00-011

AFFP

Telesto Solar Open House

# Affidavit of Publication

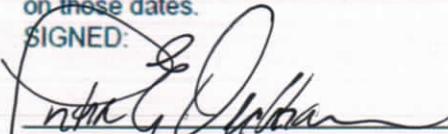
STATE OF KY }  
COUNTY OF HARDIN } SS

Portia Oldham, being duly sworn, says:

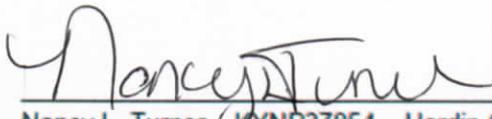
That she is Advertising Consultant of the The News-Enterprise, a daily newspaper of general circulation, printed and published in Elizabethtown, Hardin County, KY; that the publication, a copy of which is attached hereto, was published in the said newspaper on the March 05, 2022, March 12, 2022

That said newspaper was regularly issued and circulated on these dates.

SIGNED:

  
\_\_\_\_\_  
Advertising Consultant

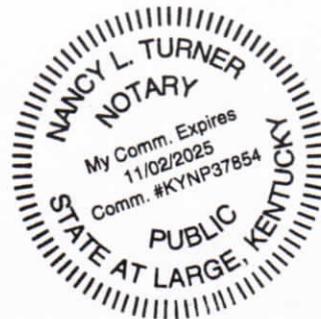
Subscribed to and sworn to me this 12th day of March 2022.

  
\_\_\_\_\_  
Nancy L. Turner, KYNP37854, , Hardin County, KY

My commission expires: November 02, 2025

70058959 70308806

Raheleh Folkerts  
Lightsource BP  
400 Montgomery St, 8th Floor  
San Fransico, CA 94104



# Strong job growth points to COVID-19's fading grip on economy

BY CHRISTOPHER RUGABER  
AP ECONOMICS WRITER

WASHINGTON — In a buoyant sign for the U.S. economy, businesses stepped up their hiring last month as omicron faded and more Americans ventured out to spend at restaurants, shops and hotels despite surging inflation.

Employers added a robust 678,000 jobs in February, the largest monthly total since July, the Labor Department reported Friday. The unemployment rate dropped to 3.8%, from 4% in January, extending a sharp decline in joblessness to its lowest level since before the pandemic erupted two years ago.

Friday's hiring figures were collected before Russia's invasion of Ukraine, which has sent oil prices jumping and has heightened risks and uncertainties for economies in Europe and the rest of the world.

Yet the February hiring data suggest that two years after COVID-19 sparked a nationwide shutdown and 22 million

job losses, the disease is losing its grip on America's economy. More people are taking jobs or searching for work — a trend that, if it endures, will help ease the labor shortages that have bedeviled employers for the past year.

In addition, fewer people are now working remotely because of the disease. A continuing flow of people back to offices could boost employment in urban downtowns. And the number of Americans who are delaying job hunts for fear of the disease fell sharply from January, when omicron was raging, to February.

"All signs are that the pandemic is easing its hold on jobs and the economy," said Jane Oates, president of WorkingNation and a former Labor Department official. "Very strong numbers in very uncertain times."

Other recent economic data also show the economy maintaining strength as new COVID infections have plummeted. Consumer spending has

risen, spurred by higher wages and savings. Restaurant traffic has regained pre-pandemic levels, hotel reservations are up and far more Americans are flying than at the height of omicron.

Still, escalating costs for gasoline, wheat and metals such as aluminum, which are exported by both Ukraine and Russia, will likely accelerate inflation in the coming months. Higher prices and anxieties surrounding the war could slow hiring and growth later this year, though economists expect the consequences to be more severe in Europe than in the United States.

Inflation has already reached its highest level since 1982, with price spikes especially high

for such necessities as food, gasoline and rent. In response, the Federal Reserve is set to raise interest rates several times this year beginning later this month. Those increases will eventually mean higher borrowing rates for consumers and businesses, including for homes, autos and credit cards.

Chair Jerome Powell said this week he plans to propose that the Fed raise its benchmark short-term rate by a quarter-point when it meets in about two weeks. Powell has acknowledged that high inflation has proved more persistent and has spread more broadly than he and many economists had expected.

One figure in Friday's

report could provide reassurance for the Fed's policymakers as they assess inflation pressures: Average hourly pay barely grew in February. Higher wages, while good for workers, often lead companies to raise prices to cover their higher labor costs and thereby further heighten inflation.

But that slowdown might not last if inflation worsens. Some staffing agencies are seeing a shift in what is driving higher pay. Previously, it was companies' need to fill jobs. Now, some workers are saying they need raises to cover rising costs.

Michelle Reisdorf, a district director at recruiter Robert Half in Chicago, who fills perma-

nent and temporary jobs in accounting, human resources and other professional jobs, said workers are starting to cite higher gas costs when seeking a raise, particularly if they drive to offices.

"If they know they are going to have to go onsite five days a week, they are definitely asking for more money," she said.

The strong hiring in February occurred across most of the economy, with restaurants, bars and hotels adding 79,000 jobs, construction 60,000 and transportation and warehousing 48,000. Though the economy still has 2.1 million fewer jobs than it did before the pandemic struck, the gap is closely fast.



ANDREW HARP/The News-Enterprise

Parents at Central Hardin High School listen to a presentation of "More than Sad" on Thursday. The presentation is to teach parents about how to identify depression in their teenage children, how to approach them about it and how to get them help.

## PARENTS

FROM PAGE A1

attempts.

She said in order to avoid events like a suicide, parents should know the signs of depression. She said a key risk factor for suicide in youth is an undetected, untreated mental health condition.

One symptom to identify if a child has depression is big changes in behavior. An example could be someone who is typically extroverted now being introverted, or vice versa. Someone who is typically introverted becoming extroverted.

Along with Cole speaking, she showed the "More than Sad" film which has four different teenagers who are going through depression in different ways.

One of the characters was worrying constantly and getting anxious about grades and tests, even though they're a consistently good student. Cole said this is probably one of more less likely people to be pinned down as having depression.

Symptoms for depression can be misinterpreted as mood swings, laziness, poor attitude and immaturity.

Ultimately, Cole said parents need to trust their gut feeling if they feel something is wrong, and that all signs of suicide ideation should be taken seriously.

For reaching out, Cole

said parents who feel that their child needs help should do so privately, express concern and caring, ask directly about suicide and reassure them that help is available.

Parents should understand that depression is a medical condition that needs medical treatment, just like any other medical condition, and that it must be addressed directly and compassionately.

"We don't tell somebody with diabetes to just go for a run and buck up. So why do we do that with mental health condition?" she said.

Rebecca Akers, a CHHS parent, said she has concerns and struggles with her own child and attended the event. She said with the film, she appreciated seeing the different ways in which depression can manifest.

"I'm really grateful that they have the resources to try and figure out warning signs and things we could do to help," she said.

Cole said that the Out of the Darkness Walk will take place sometime in September at CHHS which is a fundraiser for AFSP.

Those in a mental health crisis are encouraged to call 1-800-273-8255 or text TALK to 741741.

Andrew Harp can be reached at 270-505-1414 or aharp@thenewsenterprise.com.

**Bluegrass**  
ASSISTED LIVING

*Please call to schedule a tour and learn about our current pricing incentives*

*State of the art assisted living where your care is State-of-the-Heart*

**Now Under New Ownership**

**A Full-Service Rental Community Offering:**

- Gracious Dining • Social and cultural activities
- Daily assistance with bathing, dressing, grooming & toiletry
- Assistance with self-administration of medications
- Home Health & Hospice Services
- Transportation available
- Memory Care Units available

**Our professional and caring staff takes great pride in assisting our residents**

Please visit or call for private in-home assessment or personal tour.

[bluegrassassistedliving.com](http://bluegrassassistedliving.com)

1108 Regency Way,  
Elizabethtown  
**270-234-9440**

107 Thruway Drive,  
Bardstown  
**502-349-2026**

*You are invited!*

## Telesto Solar Farm Community Open House

**TUESDAY, MARCH 22<sup>ND</sup>**

**Drop in anytime between 5pm-7pm**

Come meet us and learn more about the solar farm we're developing in Hardin County.

**Location:**  
Back Home Catering Room62 Event Center  
444 S. Mulberry Street  
Elizabethtown, KY 42701

Telesto Energy Project, LLC is proposing the Telesto Solar Project, a 110 megawatt (MW) solar facility on approximately 650 acres of privately-owned land in Hardin County, Kentucky.

The energy generated at Telesto Solar will deliver power to the 138 kV East Kentucky Power Cooperative substation.

If you have questions or would like to obtain additional informational handouts that will be provided at the meeting, please contact us at [TelestoSolar@lightsourcebp.com](mailto:TelestoSolar@lightsourcebp.com)

**CLEAN ELECTRICITY**

locally generated renewable power



**110MW<sub>AC</sub>**

contributing to Kentucky's energy security



**146,662 MT**

of CO2 reduced each year

**NEW REVENUE**

from project to benefit local schools & other public services



**~\$430k**

first year



**\$7M**

over life of the project

**JOBS**

created by the project for the community, with a majority of in-state labor



**150-200**

direct jobs during construction



# INFORMATION SHEET

## Proposed Telesto Solar Farm



Lightsource bp is developing the 110-megawatt ac (MWac) Telesto Solar project in the **West Urban Area** in Hardin County, Kentucky. The project will generate new tax revenue for the local community, provide long-term stable income for landowners, create new jobs during construction and operations, and will provide renewable energy to the electrical grid.

Development of the land with solar energy also has several other long-term benefits, including:

- Rest and regeneration of the land during the project's life, preserving it for future use
- Retention of rural character through Agrivoltaics
- Increased local biodiversity through habitat establishment and conservation
- Rural resilience through continued local ownership of the land

**Questions?** Visit our website at [www.TelestoSolar.com](http://www.TelestoSolar.com)

# PROJECT DETAILS

## Economic benefits

- Approximately **\$140 million in capital investment** injected into the community.
- \$430,000 in **new tax revenue** during year one. Total of \$7 million in new revenue over the life of the project.
- Significant revenue that will stay local and bring millions of dollars to schools and other community services, without raising taxes on local families.
- **150-200 direct jobs**, during the approximately 10 to 12-month construction period, with the majority local workers.

## Environmental Due Diligence and Stewardship

- Extensive study of the land through wetland and stream delineation, biological habitat assessments, cultural study, and aesthetics analysis.
- Existing wooded areas and wetlands will be preserved to maintain natural screens, and existing wildlife habitats.
- Additional trees will be planted to screen the project from neighbors' views and provide additional habitat.
- A long-term land management plan will establish habitats designed to increase biodiversity through creation of pollinator habitat and natural undergrowth below the panels which helps to manage water runoff and drainage.
- Sheep grazing may be introduced to maintain the land within the project site and to provide continued income opportunities for local farmers.

## Responsible Design based on community feedback

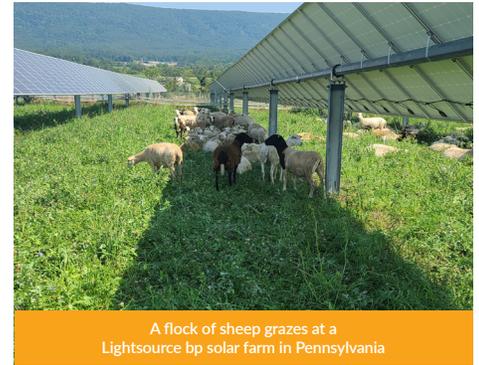
- A 6-foot farm fence to match the aesthetic of the community.
- A least 100-foot road setbacks and home setbacks starting at least 500 feet, in addition to evergreen screening and other landscaping solutions. We'll work with landowners and the County to ensure the best tree selection for the area.
- Optimizing the project engineering to achieve nameplate energy capacity while avoiding wetlands and wooded areas within the project site.

## Long-term management

- \$1.6 million per year economic impact during operations maintaining the facility and the land, and induced spending across Kentucky.
- Land Management and Biodiversity Plans are created for all projects in our portfolio to document the results of site-specific environmental studies, best management practices, regulatory compliance, and biodiversity initiatives.

## Decommissioning and recycling

- A full Decommissioning Plan, complete with a financial assurance, will be submitted to Hardin County. The plan will ensure that the project will be fully dismantled, removed and recycled at the end of its life and that the land is restored to its original state so it can return to agricultural activities or another use as deemed appropriate by the next generation.
- Lightsource bp will recycle all solar panels used at the project - damaged or non-performing panels during construction and operations, and at end of life/decommissioning.



A flock of sheep grazes at a Lightsource bp solar farm in Pennsylvania



We have seen plant and bird habitats increase at our solar farms



Solar panels are mounted on posts, enabling growth of vegetation underneath that allows for natural drainage and the interception of storm water



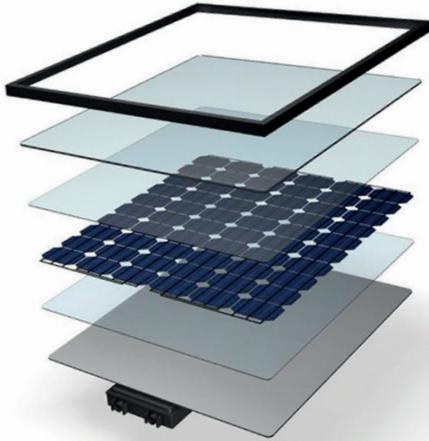
Rich ecosystem under and around solar panels shown at Lightsource bp solar farm in Texas



As they follow the sun during the day, solar panels reach a max height similar to a field of corn



# SOLAR PANEL SAFETY AND RECYCLING FACT SHEET



## Safe. EPA-Regulated.

Lightsource bp requires solar panels to pass testing regulated by the Environmental Protection Agency (EPA) to ensure they are not hazardous to people or the environment. **We will not buy solar panels from any manufacturers who have not passed this testing.**

**Prevent:** Solar panels are made to last for decades in harsh environments. The layers of a solar panel are strongly laminated and all materials are sealed inside tempered glass, the same material as car windshields and hurricane windows, preventing exposure to the environment.

**Test:** We require all solar PV panels used in our projects to pass testing protocols established by the U.S. Environmental Protection Agency (EPA) under Federal Law, to ensure that even if broken into pieces the panels *will not release harmful amounts of any hazardous materials into the environment*. The EPA testing protocol is called the Toxicity Characteristic Leaching Procedure (TCLP).

**Pass:** The solar panels provided by our suppliers have successfully passed TCLP testing for potentially hazardous materials, including the eight metals listed by the Federal Resource Conservation and Recovery Act as toxic at small concentrations. This means that the solar panels in our solar farms – during normal operations as well in the event a solar panel is damaged – *are confirmed to be non hazardous under Federal Law*.

## WE RECYCLE ALL SOLAR PANELS

We recycle *all* solar panels that are damaged or nonfunctioning during construction and operations, as well as panels that are decommissioned.

- Life of a solar panel will be about 35 years
- 95% of a solar panel is recyclable material
- By weight, more than 80% of a typical solar panel is glass and aluminum – both common and easy-to-recycle materials



# Solar & Agricultural Land Use

## Solar and Agricultural Land Use Can Occur Harmoniously

As solar continues to expand into new markets, both rural and urban, land use discussions are likely to occur. In these discussions, it's important for participants to understand that solar is not a threat to agricultural activity, but rather a harmonious development that can assist the farming community.

- Solar can provide land with an opportunity to recover, when paired with the planting of native grasses and pollinators and be used for agricultural purposes in the future.
- Farmers can utilize solar as a steady revenue stream to help smooth out the impact of grain and produce market volatility.
- Installations of utility-scale solar continue to expand; however, they are still not a significant cause of the loss of agricultural land.

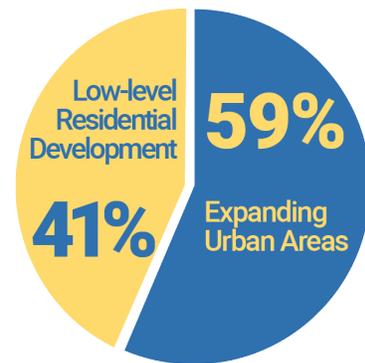
### Solar Land Needs in the U.S.

As ground-mounted solar is expanding into more states, developers and farmers are looking to agricultural land for installations. Though renewable energy critics have claimed that ground-mounted solar farms are taking up large swaths of viable agricultural land, expanding urban areas and residential development accounted for nearly all lost farmland.<sup>1</sup> In the last decade, while North Carolina rose to become the #2 state in the U.S. in solar installations, the state lost one million acres of cropland to development and housing, yet only 1% of that total was due to solar development.<sup>2</sup> Moreover, many solar developments strengthen agricultural communities and augment local agricultural production.



Land Area Needed to Power the U.S. with Solar PV

## Agricultural Land Loss



Even as installations of utility-scale solar continue to expand, they still do not pose a significant risk to the loss of agricultural land. To generate enough electricity to power the entire country, solar facilities would need to occupy roughly the same area devoted to surface coal mining,<sup>3</sup> with a much cleaner outcome.

In Pennsylvania, the Department of Environmental Protection found that only 124 square miles (79,200 acres) of land will be needed to increase grid solar sufficiently to generate 10 percent of electricity.<sup>4</sup> This is less than three-tenths of 1 percent of Pennsylvania's total land area of 46,055 square miles. In addition, land that is already in use, such as landfills and abandoned mine land, could also host grid-scale solar installations.

<sup>1</sup> <https://www.agweek.com/business/agriculture/4443480-31-million-acres-lost-development-cuts-us-farmland>

<sup>2</sup> North Carolina Sustainable Energy Assn, "North Carolina Solar & Agriculture" (April 2017). [https://energync.org/wp-content/uploads/2017/04/NCSEA\\_NC\\_Solar\\_and\\_Agriculture\\_4\\_19.pdf](https://energync.org/wp-content/uploads/2017/04/NCSEA_NC_Solar_and_Agriculture_4_19.pdf).

<sup>3</sup> <https://solar.gwu.edu/how-much-land-would-it-take-power-us-solar>

<sup>4</sup> <https://www.dep.pa.gov/Business/Energy/OfficeofPollutionPrevention/SolarFuture/Pages/Pennsylvania's-Solar-Future-Plan.aspx>

# Solar & Agricultural Land Use

## Solar Allows Land to Recover

Soil can be improved by planting native grasses/pollinators and effectively letting the soil rest. In the future, when a solar project is decommissioned, farming can once again resume on that land. This is a stark contrast to other development, which often leaves land unusable for agriculture.<sup>5,6</sup> After the panels are installed, native vegetation—often friendly to bees and other pollinators—is planted. The deep roots of the planted native vegetation retain more water than turf grass and gravel during heavy storms and periods of drought. They also help retain topsoil and improve soil health over time, even in "brownfield" areas with polluted soils.<sup>7</sup>

## Solar Projects Provide Economic Benefits to the Farming Community

Solar paired with native grasses and pollinators can provide overused soil an opportunity to recover and a healthy revenue stream to farmers.

- Keeps farmers on their land
  - Solar lease payments tend to be higher than leasing for traditional agriculture operations.
  - Farming is an extremely low-margin, competitive industry. If a farmer can add solar to a portion of their property and get a long-term steady income, it can help them to keep their farm.
  - Steady income from solar projects means that farmers are less vulnerable to fluctuations in market prices or crop yields.
- Downstream benefits from O&M and tax revenue have lasting positive community impact
- Solar can offset power required for pumping and provide electricity to remote irrigation systems
- Provides substantial tax revenue to local communities.<sup>8</sup> Detailed data collection in NC shows local tax revenues up 2000% after the state's big solar build up through 2017.<sup>9</sup>
- Provides local construction jobs



NREL, Photos by Dennis Schroeder

## Co-location of Agricultural Activities and Solar

Solar and agriculture are not mutually exclusive. In fact, the U.S. Government incentivizes co-locating solar with agricultural production. USDA's REAP program provides grants to those interested in investing in solar energy. However, to qualify, applicants must receive at least 50% of their income from agricultural operations.<sup>10</sup> Additionally, pollinators and sheep farmers are two examples of co-located agricultural activities that exist in harmony with solar projects.<sup>11</sup> According to a study, co-location and solar grazing bring net positive benefits for both farmers, in the form of additional income, and solar facilities, through increased energy production and reduced maintenance expenses. Please see SEIA's Multiuse Farming Factsheet for more information.

<sup>5</sup> <https://www.nrel.gov/news/features/2019/beneath-solar-panels-the-seeds-of-opportunity-sprout.html>

<sup>6</sup> <https://www.energy.gov/eere/solar/farmers-guide-going-solar>

<sup>7</sup> <https://www.nrel.gov/news/features/2019/beneath-solar-panels-the-seeds-of-opportunity-sprout.html>

<sup>8</sup> North Carolina Sustainable Energy Assn, "North Carolina Solar & Agriculture" (April 2017). [https://energync.org/wp-content/uploads/2017/04/NCSEA\\_NC\\_Solar\\_and\\_Agriculture\\_4\\_19.pdf](https://energync.org/wp-content/uploads/2017/04/NCSEA_NC_Solar_and_Agriculture_4_19.pdf).

<sup>9</sup> [https://energync.org/wp-content/uploads/2019/07/Small\\_Increased-NC-County-Tax-Revenue-from-Solar-Developmentv3.pdf](https://energync.org/wp-content/uploads/2019/07/Small_Increased-NC-County-Tax-Revenue-from-Solar-Developmentv3.pdf)

<sup>10</sup> [https://www.rd.usda.gov/files/RD\\_FactSheet\\_RBS\\_REAP\\_RE\\_EE.pdf](https://www.rd.usda.gov/files/RD_FactSheet_RBS_REAP_RE_EE.pdf)

<sup>11</sup> [https://energync.org/wp-content/uploads/2017/04/NCSEA\\_NC\\_Solar\\_and\\_Agriculture\\_4\\_19.pdf](https://energync.org/wp-content/uploads/2017/04/NCSEA_NC_Solar_and_Agriculture_4_19.pdf)

# Solar & Multiuse Farming

## Co-locating Utility-scale Solar with Livestock & Pollinators

Solar development and agricultural use can exist not only side-by-side, but increasingly are found together.

- A farmer can add solar to their property and get steady income from a land or rooftop array.
- Solar energy facilities can also collaborate with local farms and bee-keeping organizations to incorporate pollinator friendly plants and bee hives onto their sites.
- Responsible solar development could improve soil health, retain water, nurture native species, produce food, and provide even lower-cost energy to local communities.
- Sheep farmers have opportunities to contract for vegetation management of solar sites and thus increase farm viability



Photo Credit: American Solar Grazing Association

**According to a study conducted by Cornell University in 2018<sup>3</sup> and a study from the National Renewable Energy Laboratory in 2016,<sup>4</sup> co-location and solar grazing bring net positive benefits for farmers, in the form of hundreds of dollars per acre each year in additional income, and solar sites, through increased energy production and reduced maintenance expenses.**

### Benefits to Farmers

Farming is an extremely low-margin, competitive industry. If a farmer can add solar to their property and get steady income from a land or rooftop array, it can enable them to keep their farm.<sup>1</sup> Steady income from solar projects means that farmers are less vulnerable to fluctuations in market prices on their products. Especially for larger solar projects, local government and communities benefit from collected taxes and localized spending.

“Solar grazing” is a method of vegetation control for solar sites that utilizes livestock, primarily sheep.<sup>2</sup> While solar grazing is currently in pilot phases on various sites, it is increasing in popularity. Solar companies can contract with local farmers, resulting in a relationship that is financially beneficial for both farmers and solar developers. Properly installed systems are benign to nearby animals.

<sup>1</sup> <https://www.renewableenergyworld.com/articles/2016/04/solar-power-more-lucrative-than-crops-at-some-us-farms.html>

<sup>2</sup> Various livestock, and sheep in particular, may be sensitive to the preexisting mineral contents of the soil, and proper soil testing should always be done prior to grazing.

<sup>3</sup> Kochendoerfer, N. Hain, L., Thonney, M.L. (2018) The Atkinson Center for a Sustainable Future at Cornell University <https://www.solargrazing.org>

<sup>4</sup> <https://www.nrel.gov/news/features/2019/beneath-solar-panels-the-seeds-of-opportunity-sprout.html>

# Solar & Multiuse Farming

Solar energy facilities can also collaborate with local farms and bee-keeping organizations to incorporate pollinator friendly plants and bee hives onto their sites. There are many benefits to combining solar facilities with pollinator habitats:<sup>5</sup>

- Using one large solar field or perimeter screening area is akin to planting thousands of backyard pollinator gardens, which ultimately increases the productivity of farmland for miles around the facility.
- Planting native pollinator habitats reduces waste water runoff, and pollinator-friendly vegetation management practices, including minimal use of pesticides, results in more stable bee populations, benefiting farmers in the surrounding area.



Photo Credit: Pine Gate Renewables, North Carolina

## Solar Projects Can Improve Biodiversity

Solar farms can support a greater diversity of plants as well as greater numbers of butterflies and bees, particularly under management which focuses on optimizing biodiversity when compared to equivalent agricultural land. This increase in plant and invertebrate availability may lead to more opportunities for foraging birds in terms of invertebrate prey and seed availability.<sup>6</sup> When joint solar and vegetation designs are developed together, the benefits achieved can be maximized.<sup>7</sup>



Photo: SouthHill Community Energy

## Solar Installations Could Be Win-Win-Win for Food, Water, and Renewable Energy

Responsible solar development could improve soil health, retain water, nurture native species, produce food, and provide even lower-cost energy to local communities. The Department of Energy's (DOE) Innovative Site Preparation and Impact Reductions on the Environment (InSPIRE) project brings together researchers from DOE's National Renewable Energy Laboratory (NREL), Argonne National Laboratory, universities, local governments, environmental and clean energy groups, and industry partners to better understand how to maximize local benefits.<sup>8</sup>

At several InSPIRE sites, local beekeepers and university and national laboratory researchers are tracking their bees' visits to the pollinator-friendly vegetation under the solar panels. The goal is to determine how vegetation at solar sites can benefit insect populations and to understand the extent to which pollinator-friendly solar installations can boost crop yields at surrounding farms.

<sup>5</sup> <https://www.greenbiz.com/article/solar-farms-could-make-fertile-habitats-bees-and-butterflies>

<sup>6</sup> Montag, H., Parker, G., Clarkson, T. (April 2016). The Effects of Solar Farms on Local Biodiversity: A Comparative Study.

<sup>7</sup> Macknick, J., NREL (June 2016) [Overview of opportunities for co-location of agriculture and solar PV](#)

<sup>8</sup> <https://www.nrel.gov/news/features/2019/beneath-solar-panels-the-seeds-of-opportunity-sprout.html> and <https://openei.org/wiki/InSPIRE>

# Solar and Property Value

## Correcting the Myth that Solar Harms Property Value

It is a common misconception that ground mounted solar farms decrease nearby property values.

- Examining property value in states across the United States demonstrates that large-scale solar arrays often have no measurable impact on the value of adjacent properties, and in some cases may even have positive effects.
- Proximity to solar farms does not deter the sales of agricultural or residential land.
- Large solar projects have similar characteristics to a greenhouse or single-story residence. Usually no more than 10 feet high, solar farms are often enclosed by fencing and/or landscaping to minimize visual impacts.



Vegetative screening will grow to obscure panels from the road and nearby homes, when desired.

Photo Credit: Borrego Solar

## The Numbers

- A study conducted across Illinois determined that the value of properties within one mile *increased* by an average of 2 percent after the installation of a solar farm.<sup>1</sup>
- An examination of 5 counties in Indiana indicated that upon completion of a solar farm, properties within 2 miles were an average of 2 percent *more* valuable compared to their value prior to installation.<sup>2</sup>
- An appraisal study spanning from North Carolina to Tennessee shows that properties adjoining solar farms match the value of similar properties that do not adjoin solar farms within 1 percent.<sup>3</sup>

Paired Sale Analysis: Solar Farms and Adjoining Land		
	Potentially Impacted by Solar Farm	Adjusted Median Price Per SF
Control Area Sales (5)	No: Not adjoining solar farm	\$79.95
Adjoining Property 10 (Test Area)	Yes: Solar Farm was completed by the sale date	\$82.42
Difference		3.09%

Various studies have shown that solar can potentially have a positive impact on adjoining property value. The above table references one of many in a report written by CohnReznick.<sup>4</sup>

<sup>1</sup> Kirkland, Richard C. *Grandy Solar Impact Study*. Kirkland Appraisals, 25 Feb. 2016, kirdlandappraisals.com.

<sup>2</sup> Lines, Andrew. "Property Impact Study: Solar Farms in Illinois." *Mcleancounty.gov*, Nexia International, 7 Aug. 2018.

<sup>3</sup> McGarr, Patricia. *Property Value Impact Study*. Cohn Reznick LLP Valuation Advisory Services, 2 May 2018.

## Harmony with Nearby Residential and Agricultural Property

1. **Appearance:** Large solar projects have similar characteristics to a greenhouse or single-story residence. Usually no more than 10 feet high, solar farms are often enclosed by fencing and/or landscaping to minimize visual impacts.
2. **Noise:** Solar projects are effectively silent. Tracking motors and inverters may produce an ambient hum that is not typically audible from outside the enclosure.
3. **Odor:** Solar projects do not produce any byproduct or odor.
4. **Traffic:** Solar projects do not attract high volumes of additional traffic as they do not require frequent maintenance after installation.
5. **Hazardous Material:** PV modules are constructed with the solar cells laminated into polymers and the minute amounts of heavy metals used in some panels cannot mix with water or vaporize into the air. Even in the case of module breakage, there is little to no risk of chemicals releasing into the environment.<sup>5</sup>



A ground-mounted solar system sited in a rural area.

Credit: Blattner

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<sup>5</sup>“Clean Energy Results, Questions and Answers, Ground Mounted Solar Photovoltaic Systems.” Energy Center, June 2015.  
<http://www.mass.gov/eea/docs/doer/renewables/solar/solar-pv-guide.pdf>

# THE PROCESS

We carefully take steps to develop, build and maintain our solar farms. The key stages of our process include:



## EVALUATING SITE CRITERIA FOR SOLAR

Many factors go into a decision to select a location, including:  
*Interconnection*: the ability to connect into the electric grid; *Environment*: previously disturbed land is ideal; *Demand*: corporates or utilities looking to purchase solar in the area



## SITE SELECTION & PRELIMINARY DESIGN

Our sites are thoroughly assessed (including constraints mapping and site visits) by our development team before deciding on whether to proceed with a project.



## STAKEHOLDER OUTREACH

We inform and consult with neighbouring landowners and stakeholders, and tailor our designs and management plans to address feedback received.



## PERMITTING & ENVIRONMENTAL STUDIES

Relevant independent technical and environmental experts are engaged to thoroughly assess potential impacts and identify mitigation or avoidance measures.



## LAND MANAGEMENT & BIODIVERSITY PLANNING

For each of our solar farms, we prepare long-term land management plans with a goal of increasing biodiversity and the creation of habitats that are specific to the local area.



## FINAL ENGINEERING, FINANCING, & CONSTRUCTION

During construction, a dedicated Lightsource bp project manager will be on site and available to answer any questions or concerns from the community.



## OPERATION & MAINTENANCE

All our solar farms are maintained by a 24/7 team that ensures all equipment is functioning properly and safely, as well as vegetation management and upkeep. Some of our solar farms are grazed by sheep, which reduces or eliminates the need to mow the grass under the solar panels.



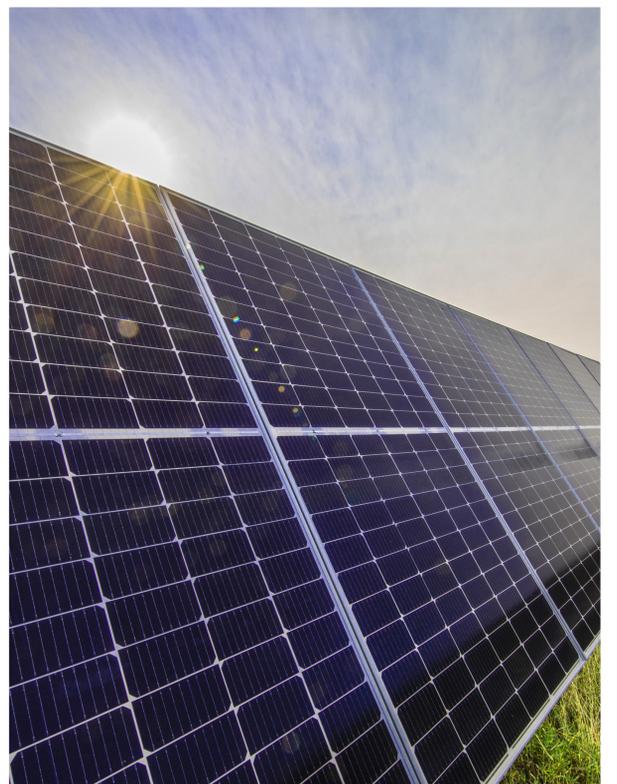
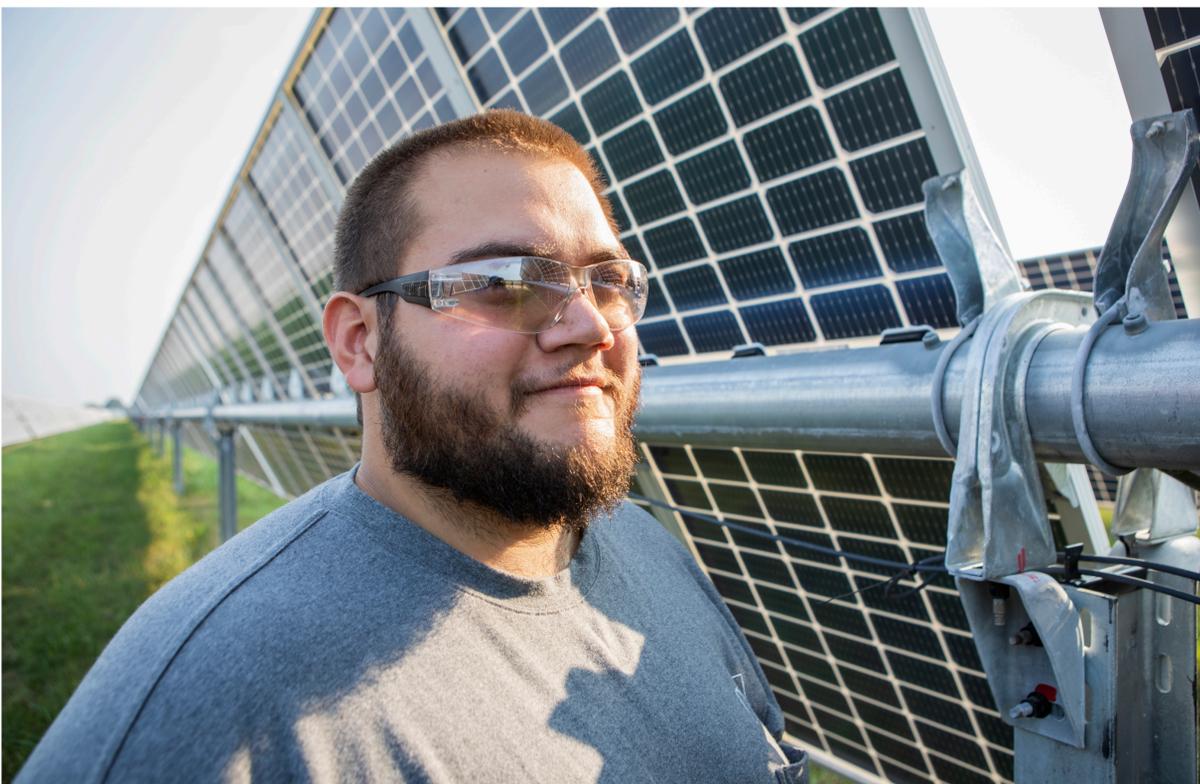
## DECOMMISSIONING & RECYCLING

At the end of the solar farm's lifespan, we will remove and recycle the panels, the posts they're mounted on, and all other equipment and hardware, and work to ensure that the land is restored to its original state.



# A day in the life of a solar farm

See a real, operational solar farm and hear from some of the people who are operating and maintaining it



# About Lightsource bp

We're a global leader in the development and management of solar energy projects.

**Ownership:** A 50:50 joint venture with bp

## What makes us unique?

Lightsource bp has an owner/operator model meaning we have a vested interest in the long term success of the project, and will operate the project for its entire lifecycle. As such, it's important for us to be good neighbors and long-term partners of the local community.

## Track record:

Since the company announced its strategic expansion into North America in late 2017, the team has advanced a pipeline of more than 20 gigawatts of large-scale solar projects at various stages of development across the United States with over two gigawatts in operation or construction.

## Solar across America:

Clean and affordable energy contributing to our country's rural economies and energy security

Our U.S. Portfolio – 2.8 gigawatts of power contracts

Here are some example projects



### 72 Megawatts in Pennsylvania

Three solar farms called Nittany 1, 2, and 3 are powering 25% of all Penn State University campuses, while saving the University \$14 million over the contract term. All 3 solar farms were seeded with a special seed mix suitable for pollinators as well as sheep grazing. Commercial operation began in September 2020.



### 260 Megawatts in Texas

The Impact Solar farm powers more than 41,000 homes in the Texas power market, and will include a pollinator and other wildlife habitats for birds and reptiles. The project employed 320 local construction workers and entered commercial operation in December 2020.



### 27.5 Megawatts in Kansas

The 27.5MWdc Johnson Corner solar project, the largest solar farm in Kansas, powers 4,900 homes with clean on-peak energy while reducing loading on a transmission line that is nearing capacity, deferring or ultimately cancelling the requirement for costly infrastructure upgrades. Commercial operation commenced in April 2020.



### 9 Megawatts in New Mexico

Located about 80 miles west of Albuquerque, this solar project supplies power to the Continental Divide Electric Cooperative (CDEC), a member-owned distribution cooperative in New Mexico. Commercial operation commenced in December 2019.



### 300 Megawatts in Colorado

One of Colorado's largest solar facilities, Lightsource bp's Bighorn Solar farm in Pueblo, is located on EVRAZ Rocky Mountain Steel mill property, making it the largest on-site solar facility dedicated to a single customer in the country. Construction has commenced, with commercial operation by end of 2021.



### 16 Megawatts in California

The Wildflower Solar farm is part of the Sacramento Municipal Utilities Division's Neighborhood SolarShares community solar program, enabling solar for low income housing. Wildflower is also a pollinator friendly solar farm. The solar farm entered commercial operation in December 2020.

# COMPREHENSIVE PLANNING & COMMUNITY INVOLVEMENT

Lightsource bp's model is to develop, own and operate our solar farms throughout their full life cycle. With solar farms having a life span of up to 40 years, it's important to us to be stewards of the land and long-term partners of local communities.

At Lightsource bp, we work with various stakeholders when building our solar farms to make sure our projects benefit the local community – not just by generating clean electricity that improves air quality, but by improving the ecosystem as well.

We construct our solar farms with a view to improving soil health, fostering biodiversity, and strengthening rural economies. From ecological assessments to community engagement, we do our best to be good neighbors and create solar farms that local communities can be proud of.

