

12/06/2024

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PUBLIC SERVICE  
COMMISSION

## THE SITING BOARD

211 SOWER BOULEVARD  
PO BOX 615  
FRANKFORT, KY 40602

Dear Board,

I am writing to follow up on my previous letter on 11/22/24 that described the Lost City Solar Project. This proposed solar farm will be located in Southeastern Muhlenberg County approximately 0.4miles east of Penrod and 1.25 miles northeast of Dunmor. It is a 250-megawatt solar project on 1300 acres.

Lost City Renewables LLC, registered in Delaware, has been working steadily on this project since 2022 when the two major partners began leasing acreage. The project gained momentum after contracting Sunrise Renewables of Denmark to build the infrastructure. Recently, the LLCs have persuaded county crews to build culverts for access roads. They have gained access to a road that will encircle the area and paid local politicians to serve as liaisons between the community and the LLCs. One public meeting was held at Penrod Baptist Church on Oct 29, 2024, as well as, two private meetings with local fire departments and city mayors. At the November 2024 Muhlenberg County Fiscal Court meeting, Ryan Driskill, an owner of Lost City Renewables LLC openly opposed concerns voiced by the

community. Two magistrates have also appeared on a local radio station to poke fun at Muhlenberg South residents who oppose the mega solar farm.

We have petitioned the Muhlenberg Fiscal Court for a moratorium of two years to study the effects of this mega project plus an ordinance that requires a 2,000 ft setback for adjoining landowners. However, there has been no response from the court. We have also requested another public meeting with representatives of the LLCs as soon as possible. Again, no response.

We believe in Solar Energy but a project this large should NOT be located in communities where people enjoy the vegetation, the streams, the wildlife and the peaceful setting. Some people have bought property here as their retirement homes. Some live in what they hope to become generational homesites. The people in Dunmor and Penrod love their homes but there is no question that property values in these communities will dip to an all time low.

Not to be overlooked in this conflict is the fact that there are thousands of acres of reclaimed strip mined land in Muhlenberg County without homes and families. This is land where vegetation does not grow well and solar panels could be tucked away from view.

Additionally, TVA has acreage to sustain a solar farm this size. It would only make sense to locate it close to the power plant that may eventually sell the electricity. The argument for not locating near Paradise TVA has been that it would be expensive for TVA to expand the substation. Instead, the county would ask the people of Penrod and Dunmor to accept a reduction in

property values on their homes and lands. We would carry the cost of the project.

Recently, a First Amendment to the solar option and land lease signed by Stetson Atcher (a major owner of Lost City Solar LLC) and his wife surfaced. It is notable that this First Amendment was absent on the leases of other landowners procured by Stetson Atcher and his partner, Ryan Driskill. This First Amendment is recorded in Muhlenberg County, MC77, PG910, Document No.308628, March 2, 2023. It includes an agreed minimum for Atcher's chicken house, related facilities and the residence in the amount of \$5,000,000. Another interesting provision stipulates that if the business should continue surrounded by solar panels, compensation will be required for "diminution of values" and a "negotiated value for loss of use and quite enjoyment." This indicates that both Atcher and Driskill realize that property values will sink and that the loss of use and quite enjoyment of property will be substantial.

We hope you will refuse Lost City Renewables LLC permission to start this project since they have never initiated a solar farm before and certainly never completed one. They have no track record.

Sincerely,

  
Rhonda Wood

Retired Teacher

Land Owner