

**STATE OF CONNECTICUT  
CONNECTICUT SITING COUNCIL**

.....  
GREENSKIES CLEAN ENERGY, LLC Petition for )  
a Declaratory ruling, pursuant to Connecticut General ) Petition No. 1410  
Statutes §4-176 and §16-50k, for the Proposed )  
construction, maintenance and operation of a 3.0 )  
megawatt AC solar photovoltaic electric generating )  
facility on two parcels at the Elmridge Golf Course )  
located to the east and west of North Anquilla Road )  
at the intersection with Elmridge Road, Stonington, ) SEPTEMBER 24 , 2020  
Connecticut and associated electrical interconnection. )  
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**PRE-FILED TESTIMONY OF DOUGLAS HANSON,  
PARTY - CEPA INTERVENOR**

**Q1. Please state your name for the record.**

A1. My name is Douglas Hanson. I live at 6 Woodland Court, Pawcatuck, CT 06379.

I believe my home is in closest proximity to the Eastern Project Area.

**Q2. What is your involvement with this project?**

A2. As to the development of the project, I have had very little communication with Greenskies directly. As an immediately adjacent homeowner, I successfully petitioned the Connecticut Siting Council (“CSC”) to become an intervening party. I have reviewed and read much of the record and filings in this matter.

**Q3. Can you provide your educational background?**

A3. I graduated in 1985 from the University of Rhode Island with a Bachelor of Science degree in Mechanical

**Q4. What is the purpose of your testimony?**

A4. This testimony describes my opinions and concerns with respect to Greenskies Clean Energy's submission to the Council.

**Q5. Why did you become a Party/ CEPA Intervenor to Petition No. 1410?**

A5. My property and residence abut the project site and my property line is located within approximately one hundred eighty (180) feet of the proposed eastern solar array. I become an intervenor to underscore the effect of the project on the properties and environment around it. My property is in the unique position of being, in my opinion, the most negatively effected of the neighboring properties due to the proximity of the project to my property. If approved as is, I am now going to have to look at a giant solar panel plant from my property, as opposed to a well-manicured and aesthetically pleasing golf course. This will have a fundamental effect on the enjoyment my family will have with our home. Therefore, I felt it appropriate to get involved. For a sense of proximity, please see below for a site layout that demonstrates how close my home is located to this project.



**Q6. What is your opinion as to other suitable locations where the project could be located, as it relates to the location of your home?**

A6. There are a number of locations that appear to me to be a suitable alternative. Elmridge Golf Course consists of approximately 245 acres of which a substantial portion runs along the Route 95 corridor. I believe placing the solar project along this area, away from any existing developments, would have been the most suitable location.

**Q7. Describe your interactions with Greenskies. Did they ever come to visit you at your home? If so, describe the encounter.**

A7. I met with Greenskies, Project Manager Gina Wolfman and Milone & Macbroom Senior Project Specialist Michael Gagnon on May 6, 2020. Our meeting was brief. They

indicated that they were going to submit a petition for the solarplant, but did not indicate when. They had laid out where the project was going to be located with small flags and we generally discussed the project based on some draft layouts they presented. That day, I took some photos from my property line as seen below.









The proposed arrays will be behind the area displayed above. I believe that these pictures demonstrate how close these arrays will be to my home and leave me with a view of aesthetically displeasing solar arrays, as opposed to what I am now able to see.

**Q8. Did you engage an expert in this matter, and if so, why?**

A8. Yes, I engaged the services of a photographer and drone operator David Tusia. The purpose of using Mr. Tusia was to provide the CSC with comparisons of what the petitioner submitted in their appendices as photos from the perspective of my property line, with that of a more realistic representation of what I will actually see from my property line. The side of my house facing the arrays is below, along with the notations of the various heights of where the common observation points will be:



I wanted a professional photographer to draw a distinction from what was submitted to what we will actually see from my property line.

**Q9. Describe the impact of the project on your home if completed as proposed.**

A9. The impact of the project on my property as a whole is practically immeasurable. Firstly, the impact on my property value will be substantial. It is inconceivable that my home, with a current market value being over \$750,000 will not suffer a diminution in value when the immediate surroundings change from a bucolic golf course to a vast sea of solar panels visible at all times. Secondly, this potential project has halted any renovations I had planned. Last winter I had a substantial amount of trees removed with the idea of renovating the third floor attic space which was to include views of the golf course and the distant hills to the north. Since this petition, there has been complete turnaround from planning that renovation to wondering if I will

ever be able to sell my property. As far as I know, there has never been a solar plant project approved by the CSC that is so close and visible to an established, high value development.

**Q10. Do you have other opinions and concerns regarding Petition No. 1410?**

A10. Yes. Beyond just the negative visual impact upon my property, I have opinions and concerns about various other aspects of the project. Those include:

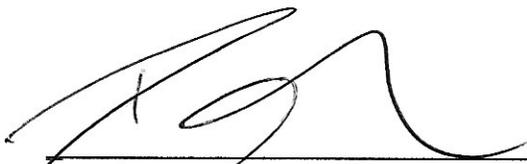
- Sound Impacts . It is obvious that Greenskies has done no acoustic study of the proposed project. The only details Greenskies has provided are some specification sheets regarding sound levels of some proposed equipment. What is glaringly missing from the Greenskies petition is a full acoustic analysis that would include:

1. Reflective Noise: A field of monolithic arrays has the potential to amplify sounds and direct them. In this case the solar arrays would take existing noise from Route 95, amplify it and direct it towards my property. Further, any maintenance or general golf course noise would also be amplified.
2. Golf Course Noise: Greenskies has omitted the noise generated by hundreds of golf balls striking the solar arrays daily since that area would still be an operational course.
3. Wind Noise: Greenskies has omitted any noise generated by wind. This area sits on a ridge and gets a fair amount of continual wind which could potentially result in a continuous howling from the array field.

- Maintenance Noise. There has been no detail as to the noise generated by routine maintenance nor any in regard to the fact that this maintenance would be IN ADDITION to the general usual golf course groundskeeping noise.
- Construction Noise . This is fairly self-evident and would involve loud noise over a lengthy period of time.
- Environmental Impact: The changing of the terrain proposed by the project is disconcerting considering that the vast majority of the project is located, and zoned, in sensitive watershed areas.
- Property Tax Implications: I know that if this project goes through as planned that myself and many of my surrounding neighbors will be petitioning the Town of Stonington to reduce our taxes based on diminished property values.

**Q11. Is there anything else you would like to tell the Council about this Petition?**

A11. It is apparent to me that this project has been planned solely for the benefit of Greenskies and the Elmridge Golf Course owners with little to no regard for any of the surrounding neighbors. A solar plant this small has no business being stuck in the middle of a beautiful, 50-year-old golf course and is being done so just to facilitate the owner's revision to the course while providing some leasing income. Any inquiry through interrogatories has completely downplayed or dismissed any impacts due to visual, sound or environmental issues and leaves one to conclude that the project has been poorly thought out and should be denied by the council.



Douglas Hanson

9/24/2020  
Date

CERTIFICATION

I hereby certify that on this 24<sup>th</sup> day of September, 2020 that the foregoing was delivered by electronic mail and regular mail, postage prepaid, in accordance with § 16-50j-12 of the Regulations of Connecticut State Agencies, to all parties and intervenors of record, as follows:

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