



100 foot Abutters List Report

Woodstock, CT
October 25, 2023

Subject Property:

Parcel Number: 6395-64-08
CAMA Number: 6395-64-08
Property Address: 11 CASTLE ROCK RD

Mailing Address: CHAPMAN JOHN D
149 BUTTS RD
WOODSTOCK, CT 06281

Abutters:

Parcel Number: 6395-64-01B
CAMA Number: 6395-64-01B
Property Address: 72 CASTLE ROCK RD

Mailing Address: DEAN JAMES C
72 CASTLE ROCK RD
WOODSTOCK, CT 06281

Parcel Number: 6395-64-03
CAMA Number: 6395-64-03
Property Address: 18 CASTLE ROCK RD

Mailing Address: SWANSON DONNA I L/U BLACKMORE
JOHN C + KATHLEEN S
18 CASTLE ROCK RD
WOODSTOCK, CT 06281

Parcel Number: 6395-64-04
CAMA Number: 6395-64-04
Property Address: 65 CASTLE ROCK RD

Mailing Address: BELLANCEAU GREGORY + DONNA M
65 CASTLE ROCK RD
WOODSTOCK, CT 06281

Parcel Number: 6395-64-05A
CAMA Number: 6395-64-05A
Property Address: CASTLE ROCK RD

Mailing Address: DEAN JAMES C
72 CASTLE ROCK RD
WOODSTOCK, CT 06281-0000

Parcel Number: 6395-64-09
CAMA Number: 6395-64-09
Property Address: 106 RT 169

Mailing Address: RUST JEFF WILLIAM & REBECCA FAITH
106 RT 169
WOODSTOCK, CT 06281

Parcel Number: 6395-64-10
CAMA Number: 6395-64-10
Property Address: 116 RT 169

Mailing Address: PRATTE GARY A + MYRA J
116 RT 169
WOODSTOCK, CT 06281

Parcel Number: 6395-64-11
CAMA Number: 6395-64-11
Property Address: 150 RT 169

Mailing Address: WOODSTOCK ACADEMY
57 ACADEMY RD
WOODSTOCK, CT 06281

Parcel Number: 6395-64-11A
CAMA Number: 6395-64-11A
Property Address: 124 RT 169

Mailing Address: WOODSTOCK ACADEMY
57 ACADEMY RD
WOODSTOCK, CT 06281



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10/25/2023

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Woodstock Solar One

Re: Woodstock Solar One

Current Resident:

I am writing to introduce you to Woodstock Solar One, developed by Verogy, a West Hartford-based renewable energy developer focused on operating Solar Farms for municipal and commercial clients. Our team has decades of experience in the development, financing, construction, and management of solar energy projects. We are currently pursuing a new solar project in Woodstock. In addition to this letter, you will receive an official notice from our attorney that indicates our intent to file a petition with the Connecticut Siting Council.

The proposed project, Woodstock Solar One, is located at 11 Castle Rock Road. The project's design calls for a 3-megawatt system located on approximately 14 of the parcel's 38 acres. Once completed, Woodstock Solar One is projected to generate enough energy to power approximately 703 homes for a year, while generating zero pollution or carbon emissions. Shared Clean Energy Facility (SCEF) projects such as this one result in credits applied to the bills of participating electric customers at no cost to them. Subscribers include low and moderate-income customers, as well as small business & municipal customers. The cumulative annual benefit to these customers is estimated to be \$130,000. Additionally, Woodstock Solar One will be an economic contributor to the town, generating new property tax revenues and creating jobs in the region. We recently received approval from the CT Department of Agriculture to employ sheep grazing within the fenced limits of this solar array to assist with vegetative maintenance of this facility.

Enclosed is a fact sheet with additional information and we have established a project website (www.verogy.com/Woodstock-solar-one) which will be updated with the latest project information and available as a resource for you throughout this process. We hope you let us know if you have any comments or questions through the Contact Us section at the bottom of the page. We are looking forward to investing in Woodstock and appreciate your feedback as we finalize our proposed project.

The Verogy team looks forward to connecting with neighbors as we work to develop Woodstock Solar One. If you have any questions, please feel free to reach out.

Sincerely,

Bryan Fitzgerald
Co-Founder, Director of Development
Verogy | 124 LaSalle Road, 2nd Floor, West Hartford, CT 06107

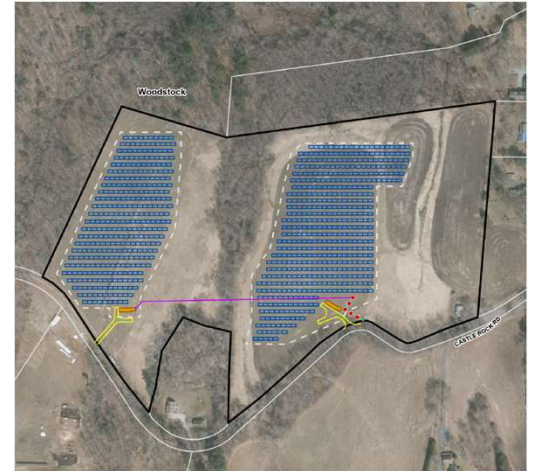
Woodstock Solar One

PROJECT DESCRIPTION

- Woodstock Solar One is a solar project located at 11 Castle Rock Road in Woodstock, Connecticut
- The 3 MW AC system will generate enough electricity to power 703 average homes for a year
- The project site is designed to have minimal environmental impacts with no disruption to wetlands or core forest

BENEFITS TO WOODSTOCK

- Increased new annual municipal tax revenues with no additional burden on town services
- Infrastructure upgrades that improve the reliability of Woodstock's electrical grid
- Reduction in energy demand during peak usage will decrease energy costs for ratepayers statewide
- Strengthened renewable energy resources that produce electricity locally with zero pollution



ACHIEVING THE 100% ZERO CARBON TARGET BY 2040 & ENVIRONMENTAL BENEFITS

- As a Class I Renewable Energy Source, Woodstock Solar One will help support the goals set forth in Governor Lamont's September 2019 Executive Order No. 3 100% zero carbon target for the electricity sector by 2040
- Once operational, the project will offset the equivalent of 3,612 metric tons of CO₂ annually, equal to the emissions from 406,394 gallons of gasoline consumed, or to the carbon sequestered by 59,719 tree seedlings grown for 10 years
- Shared Clean Energy Facility (SCEF) projects will result in credits that will be applied to the bills of participating electric customers at no cost to those customers. Subscribers include low-income customers and moderate-income customers, as well as Small Business & Municipal Customers
- When completed, the project will use an estimated 14 acres out of a total 38 acres, leaving the balance of the parcel to continue its prior land use characteristics

APPROVAL PROCESS

Verogy requires approval from the Connecticut State Siting Council, who has jurisdiction over projects like Woodstock Solar One. We will also be working closely with municipal departments in Woodstock throughout the development of this project. Woodstock Solar One will also obtain a General / SWPP Permit from CT DEEP.

Woodstock Solar One cont...

ESTIMATED PROJECT CALENDAR

WINTER	2023	Design phase completed
SPRING	2023	Project submitted to SCEF
WINTER	2024	Application submitted to Connecticut Siting Council
FALL	2024	Construction Begins
SPRING	2025	Project Completion

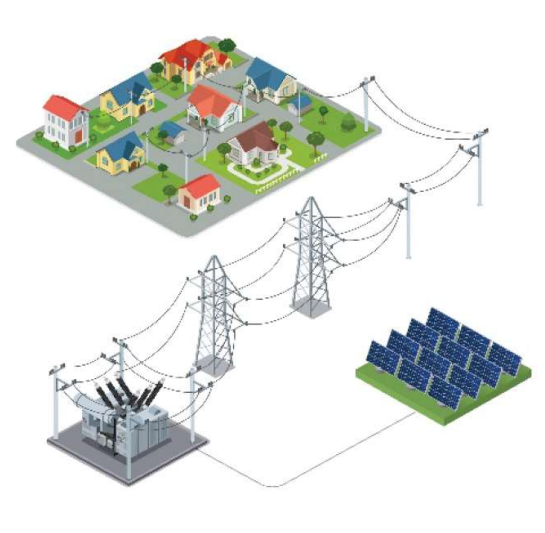
CONTACT US

Verogy is committed to keeping members of the Woodstock community informed about our projects, please feel free to contact us with questions or concerns. Residents with questions about the approval process can contact Verogy's Director of Development, Bryan Fitzgerald at development@verogy.com or 860-288-7215 x701.

PROJECT CONTACT:

Bryan Fitzgerald
 Director of Development
development@verogy.com
 860-288-7215 x701.

**FOR MORE
 INFO ON THIS
 PROJECT:**



SOLAR ENERGY 101

1. Solar panels collect energy from the sun.
2. Inverters convert DC electricity to AC electricity.
3. Electricity is delivered to the circuit that connects to the substation through utility infrastructure.
4. Power is delivered to residential and business consumers through the local grid.

ABOUT VEROGY

Verogy is a Connecticut-based solar developer focused on commercial, industrial and small utility scale projects. Built on 75+ years of combined industry experience, the professionals at Verogy have developed, financed and constructed hundreds of solar projects across the United States.