

**From:** [Lee Ann Antes](#)  
**To:** [PLN-Planner on Duty](#)  
**Subject:** Utility Scale Solar Project  
**Date:** Tuesday, October 19, 2021 5:09:52 PM

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What happens when the wind doesn't blow or the sun doesn't shine? Do we have a Plan B to keep the lights and heat on after the power plants are shut down?

[Big Backpedal: A Week After Shutting its Coal-Fired Plants Germany Forced to Reopen Them](#)



**Big Backpedal: A Week After Shutting its Coal-Fired Plants Germany Forced to Reopen Them**

Germany's renewable energy 'transition' has turned into high farce: a week after it forced the shutdown of 11 coal-fired power plants, it was forced to reopen them to avoid mass blackouts. G...

<https://stopthesethings.com/2021/07/03/no-plan-b-germanys-crazy-reliance-on-wind-solar-guarantees-mass-blackouts/>

<https://stopthesethings.com/2021/10/03/dead-calm-weather-killing-inevitable-renewable-energy-transition/>

[Sent from Yahoo Mail for iPhone](#)

**From:** [Davis, Leslie, PLN](#)  
**To:** [Davis, Leslie, PLN](#)  
**Subject:** FW: Map  
**Date:** Monday, October 25, 2021 9:55:03 AM

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**From:** Joyce Whittier <[jwhittier1@gmail.com](mailto:jwhittier1@gmail.com)>  
**Sent:** Wednesday, October 20, 2021 10:19 AM  
**To:** Leipzig, Jay, PLN <[Jay.Leipzig@jocogov.org](mailto:Jay.Leipzig@jocogov.org)>  
**Subject:** Map

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Jay,

Please include this in the information given to the commissioners.

Thank you,

Joyce

<https://bit.ly/at-risk-homes-in-nexteras-industrial-solar-development>

**From:** [Davis, Leslie, PLN](#)  
**To:** [Davis, Leslie, PLN](#)  
**Subject:** FW: Video  
**Date:** Monday, October 25, 2021 9:59:47 AM

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**From:** Joyce Whittier <[jwhittier1@gmail.com](mailto:jwhittier1@gmail.com)>  
**Sent:** Wednesday, October 20, 2021 10:17 AM  
**To:** Leipzig, Jay, PLN <[Jay.Leipzig@jocogov.org](mailto:Jay.Leipzig@jocogov.org)>  
**Subject:** Video

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Jay

Please include this in the information given the the commissioners.

Thank you,

Joyce

<https://www.bing.com/videos/search?q=west+gardner+solar&docid=13835121460035&mid=0C4FF49C2092A311CE640C4FF49C2092A311CE64&view=detail&FORM=VIRE>

**From:** [Joyce Whittier](#)  
**To:** [Davis, Leslie, PLN](#)  
**Subject:** Golden v. City of Overland Park  
**Date:** Wednesday, October 20, 2021 3:17:43 PM

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Leslie,

Here is the link to the entire *Golden* decision without the highlighting. I would appreciate it if you would substitute the clean version instead of the previous one to the commissioners. I realize it is too late to change the comments, but I would like them to be able to read the decision without the distraction of highlighting.

Thank you,

Joyce

<https://www.leagle.com/decision/1978815224kan5911727>

**From:** [Lee Ann Antes](#)  
**To:** [PLN-Planner on Duty](#)  
**Subject:** NextEra Energy  
**Date:** Wednesday, October 20, 2021 8:34:59 AM

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Interesting information about NextEra. Is this who we want to do business with?

<https://www.bloombergquint.com/amp/technology/nextera-nee-the-greenest-u-s-energy-giant-isn-t-trying-to-save-the-planet>

<https://www.bloomberg.com/news/articles/2021-08-24/nextera-asks-u-s-to-deny-request-for-expanded-solar-tariffs>

<https://www.bloomberg.com/news/articles/2021-10-18/renewables-giants-among-firms-kicked-off-clean-energy-index>

Please send to Planning commissioners.

Thank you,

Lee Ann Antes

[Sent from Yahoo Mail for iPhone](#)

**From:** [Wayne Robinson](#)  
**To:** [BOCC-Clerk](#); [PLN-Planner on Duty](#)  
**Subject:** Support clean energy.  
**Date:** Thursday, October 21, 2021 3:28:08 PM  
**Attachments:** [image001.png](#)  
[image002.png](#)  
[image003.png](#)  
[image004.png](#)

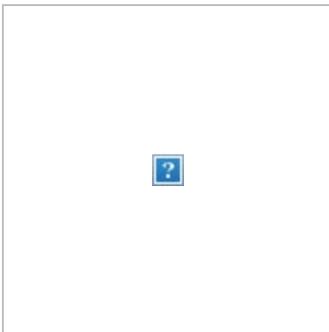
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Hello,

I would like to show my support for clean energy and solar farms. I think Johnson County will set a precedent if they allow solar farms and extend the CPU for at a minimum the average life span of a solar farm 32.5 year.

Thank you for your consideration in this matter.



**Wayne Robinson** CRPC<sup>®</sup>, AIF<sup>®</sup>  
Financial Advisor

**P: (913) 393-1000 | F: (913) 248-8004**  
**Lenexa: 13550 W. 95th Street – Lenexa, KS 66215**

Lee's Summit: 211A NW Executive Way – Lee's Summit, MO 64063  
Northland: 1201 NW Briarcliff Parkway – Kansas City, MO 64116

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**From:** [Leipzig, Jay, PLN](#)  
**To:** [Davis, Leslie, PLN](#)  
**Subject:** Fwd: Comments from Kirk Sours  
**Date:** Sunday, October 24, 2021 8:31:58 PM  
**Attachments:** [Kirk Sours Comments - 10-24-21.docx](#)

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**From:** Joyce Whittier <jwhittier1@gmail.com>  
**Sent:** Sunday, October 24, 2021 3:17:40 PM  
**To:** Leipzig, Jay, PLN <Jay.Leipzig@jocogov.org>  
**Subject:** Comments from Kirk Sours

\*\*\*This message came from outside of Johnson County Government - please use caution when opening attachments or links.\*\*\*

Jay,

I would appreciate it if you would include Mr. Sours' comments to the members of the Planning Commission. He is a resident of Tongonoxie, but I do not have his street address.

Thank you,

Joyce

## **Kirk Sours, Tonganoxie, Kansas**

Solar and wind generation of electrical power is a fine idea for household usage supplementation. Converting an entire power grid to wind and solar in NE Kansas is an unbelievably foolish idea, especially factoring in it's the most population dense, and therefore, the highest usage area in the entire state. Evergy (a New Jersey based company) announced, last year, they were going to take the Lawrence coal fired plant offline and "go green". Well, they recently backed off that plan, and announced they would convert the Lawrence plant to natural gas, but still only bring it online during peak usage. The LJW recently had a story on it, and the "greenies" were outraged that Evergy was already "welching" on their previously announced plans to 'save the planet', as it were. I say, why not convert it to NG and let 'er rip?

While Hydroelectric is the cleanest means of generation (I can't understand why every river city doesn't have hydroelectric generators), NG is the next cleanest, cheapest, dependable source, possibly with the exception of nuclear, but America has been successfully "gas lighted" against nuclear power generation, never mind the fact that most of our Naval fleet has been running clean, quietly and cheaply for half a century with no scary meltdowns or "Chernobyl" type incidents (the Russians built their nukes with spitballs and duct tape).

I have a solar powered well to water livestock. Solar because it is too deep for the Aeromotor windmill I originally installed which needed a sustained 30 mph wind in order to pump about a half gallon per minute, and lift the water from 145' static level.

It's not the sole source of water in the area, simply because it is unreliable and too far from a power grid line to run wire to it. The 3 panel solar unit is great while the sun is shining. But if you live in Northeast Kansas you know we can have days on end here without sun, and this summer we've had as many days without wind as we have with.

There is a small solar array just north of Tonganoxie, just recently installed. Probably covers 10-15 acres, I'd guess. For all the talk about "Environmentally friendly", "ecologically sustainable", and all that jazz, I can tell you there is zero vegetation allowed to grow on that acreage. It has been chemically sterilized, with the previously green forage still standing brown and dead, dead, dead. And will probably require annual applications to maintain the barren ground required for the array.

You see, with our annual rainfall here, that acreage will quickly convert to scrub brush, hedge and locust trees, which will overshadow those panels in about 3 years. The same ground was mowed for hay previously, keeping it clean and green, producing feed for livestock.

Two years ago I drove across northern Arizona and New Mexico desert country, where I saw at least 2 vast solar arrays. Huge. There is one in north Texas also. Desert country is more suited to solar power. It's largely vegetation free and the if the sun is up, it's shining almost every day. And you don't have to chemically denude the land of vegetation.

Johnson County is proposing a 2500-3,000 acre solar array to be installed on existing pasture land. That's the better part of 5 square miles. Covered with black panels. 4.7 sq miles requiring annual applications of ground clearing herbicides. Environmental friendly.

You want to talk about human impact on climate? You are creating a desert.

We all know that 150 years ago there were very few trees in this area. A "treeless sea of prairie grasses high as a man" is how Meriwether Lewis described it. As the land was settled and developed for farms and towns, trees were planted for shade and shelter belts, and over years ponds and lakes and flood control reservoirs were built, increasing surface water and evaporation, raising humidity, increasing rainfall potential, growing more trees, in turn creating a much wetter environment in this area than existed 150 years ago.

An Arborist once told me that an 18' diameter tree will pull 300 gallons of water per day from the ground and release it into the air. Yep, it's quite humid here in the summertime!

(I'm not saying NE Kansas is better or worse than it was before human activity, but I would opine that this kind of human influence on the environment is far greater than carbon based fuel consumption.)

So now, a Florida based company wants to build a massive solar farm in Douglas and Johnson Counties. These farms typically have a lifespan of about 30 years before the panels are ineffective and must be disposed of. The solar panels are mostly made by Communist China using vast amounts of unregulated carbon based fuels to build and mine the heavy metals they require for manufacture.

The following comment from a previous post on this page:

"Current solar panel waste estimates are 90 metric tons per megawatt MW (weight to power ratio). West Gardner Solar is projected to be a 320 MW installation.

$320 \times 90 = 28,800$  metric tons of panel waste at every upgrade. On this 30-40 yr project it could conceivably create 86,400 metric tons of panel waste. Where will it go?"

While demand has increased over the last 50 years there hasn't been any new power plants added, that I've heard of, except the Bowersocks Hydro in Lawrence.

Go Green. Go Gas, Hydro, Nuke. Build a new one!

**From:** [Joyce Whittier](#)  
**To:** [Leipzig, Jay, PLN](#); [Davis, Leslie, PLN](#)  
**Subject:** Another revision  
**Date:** Saturday, October 23, 2021 5:56:39 PM  
**Attachments:** [Revised Comments to Planning Commission - 10-26-21 v. 6.docx](#)

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Jay and Leslie,

Attached are my revised comments. I would appreciate it if you published this version rather than the one I sent earlier.

Thank you,

Joyce

**Comments to Planning Commission**  
**October 26, 2021**

My name is Joyce Whittier, and I live at 7414 Flint St. in Shawnee, Kansas. I have a B.A. in Legal Studies and a Paralegal Certificate from Webster University, and I have worked for more than 40 years in the legal field, and almost all of it involved litigation.

Levels of precedent (case law) are federal, state, county and local. You cannot rely on *Golden* because precedent goes down, not up. *Golden* involved a small lot at the corner of 87<sup>th</sup> and Metcalf, an area mostly zoned for commercial. The Kansas Supreme Court ruled that the zoning for a large tract of land could not occur until six different facts had been examined, all of them relating to the property values of surrounding property owners. None of these six facts have been addressed to date.

Staff has been talking behind closed doors to NextEra representatives since November of 2020, with no input from the public until August of this year. That is a violation of our due process rights as set forth in the Fourteenth Amendment to the United States Constitution. According to Rick Lind, the public should have been involved from the beginning. He also said that, if your conduct prejudices another, it is null and void.

Minutes from November of 2020 and January and February of 2021, mention meetings with Sean Pendley and NextEra. The minutes of the September 28 meeting show that Karen Miller met with "three people and then two landowners [who] were on the Board of the Johnson County Farm Bureau and also farmers. These are all ex parte communications, and the dates and content of what was discussed should have included in the minutes. Failure to do so is a violation of the Kansas Open Meetings Act. There may also be a conflict of interest on the part of one or more members of this commission.

For all the above reasons, you are legally barred from approving the application until all these violations have been addressed and remedied.

I would like to add for the record that Darren Coffey is a co-owner of The Berkley Group, and his title is Director of Strategic Partnerships. He is NOT an independent consultant.

Thank you.

**From:** [Steven Clark](#)  
**To:** [PLN-Planner on Duty](#); [BOCC-Clerk](#)  
**Cc:** [planning@lawrenceks.org](mailto:planning@lawrenceks.org)  
**Subject:** Solar Facility Zoning Regulations in Johnson County  
**Date:** Monday, October 25, 2021 6:38:20 PM

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**\*\*\*This message came from outside of Johnson County Government - please use caution when opening attachments or links.\*\*\***

Dear Johnson County Planning Commission,

I am writing again to express my strong support for Johnson County adopting zoning regulations that allow for the responsible construction of utility-scale solar facilities (USSF) within the county. I'd like to point out that while the county and its cities have allowed for the construction of a very wide variety of infrastructure facilities within the county, there are currently virtually no power generation facilities located in Johnson County. Therefore, nearly 100% of the electricity consumed within Johnson County is generated by power plants outside the county. So, the construction and O&M jobs, the property tax payments and other economic benefits of hosting power plants is not being realized by Johnson County. And the environmental costs and impacts of hosting traditional power plants hasn't been incurred within Johnson County.

With the advent of clean, renewable, and commercially proven USSF, shouldn't Johnson County accept responsibility for allowing a small portion of its growing electricity needs to be generated by a facility located in the county?

A USSF which would use the current limit of 2,000 acres of land to generate about 300 MW would use just 0.65% of the land area of Johnson County. And those 2,000 acres would be fully restored and available for other uses after the facility's economic life has ended and the facility is decommissioned.

The highest and best use of land within Johnson County doesn't mean that the county should be completely covered by suburban housing developments, strip malls, schools, and office buildings. Some land is needed for water and wastewater treatment, for solid waste landfills, highways, airports, roadways, parks, green space and the like. I submit to you that power generation by USSF, to create locally sourced renewable energy, is an appropriate, valuable, and necessary land use.

Finally, I'd like to address the term for a conditional use permit for a USSF. Developers who build any other sort of large infrastructure project, whether they are office buildings, factories, warehouses, or water treatment plants, always need a long operating permit for their projects in order to finance them. It simply doesn't make economic sense to build any significant infrastructure for a limited operating period like 20 years. The possibility of extending the permit term after 20 years doesn't help. Would you ask the developer of a proposed industrial park or business park to take the risk that their entire business venture would have to be removed after only 20

years, when the equipment within the facility has an expected 30 to 35 year operating life and can't be practically relocated? Why is USSF being singled out with this short permit term cap? Has any other county in the entire country adopted a similar CUP term limit for solar?

Thank you once again for accepting my input. I trust you will consider it in your deliberations.

Steven M. Clark, P.E.  
clarkville80@sbcglobal.net  
916-705-3232  
3422 Kensington Court  
El Dorado Hills, CA 95762