



Dinwiddie County Planning and Zoning Office

14010 Boydton Plank Road

Dinwiddie, Virginia 23841

Phone: 804-469-4500

FAX: 804-469-5322

MEMORANDUM

TO: Board of Supervisors
W. Kevin Massengill, County Administrator

FROM: Mark Bassett, Planning Director

DATE: October 12, 2021

SUBJECT: Rezoning Request, P-21-3 and Conditional Use Permit Request, C-21-2, Lily Pond Utility Scale 80- Megawatt Solar Energy Project

Please find the attached Planning Commission meeting summary report for rezoning request, P-21-3, the summary report for the conditional use permit request, C-21-2, and the siting agreement for the proposed Lily Pond utility scale solar energy project. The applicant, Lily Pond Solar, LLC, and authorized representative of Lily Pond Solar, LLC, Itamar Sarussi, are requesting to rezone with a siting agreement, properties containing approximately 1,064 +/- acres out of a total parcel acreage of 1,133 +/- acres from A-2, Agricultural General, to SED, Utility Scale Solar Energy District. The SED, Utility Scale Solar Energy District, zoning classification allows for solar energy projects pursuant to the Zoning Ordinance allowed density. In addition, the applicant is seeking a conditional use permit to operate an 80-megawatt alternating current solar energy generation facility on properties containing approximately 1,064 +/- acres out of a total parcel acreage of 1,133 +/- acres. As part of the project the applicant has offered a siting agreement to the County in accordance with Va. Code Sec. 15.2-2316.7 which includes terms and conditions to mitigate any impacts of the solar project and offers financial compensation to the county to address capital needs. Per Va. Code, the Board of Supervisors only considers the siting agreement.

After hearing the request for the rezoning, the Planning Commission voted 4-1 to recommend approval of the rezoning request, and upon hearing the request for the conditional use permit the Planning Commission voted 4-1 to recommend approval of the conditional use permit with conditions to the Board of Supervisors.