

STATE OF NEW YORK
OFFICE OF RENEWABLE ENERGY SITING AND ELECTRIC TRANSMISSION

Application of Hoffman Falls Wind LLC for a
Permit to Construct a Major Renewable Energy
Generation Facility to be located in the
Towns of Fenner, Nelson, Eaton, and Smithfield,
Madison County, New York

Matter No. 23-00038

STATEMENT OF REAL PROPERTY RIGHTS

I, Scott Biggar, as Director of Development for Liberty Renewables Inc., hereby submit this statement to the Office of Renewable Energy Siting and Electric Transmission (“ORES”) in support of Hoffman Falls Wind LLC’s (the Applicant’s) application for a siting permit under Article VIII of the Public Service Law to construct a major renewable energy generation facility in the Towns of Fenner, Nelson, Eaton, and Smithfield, Madison County, New York (the Facility).

1. On August 5, 2024, ORES issued a second Notice of Incomplete Application (NOIA) to Hoffman Falls Wind LLC. The second NOIA requested documentation demonstrating that the Applicant will be able to secure good neighbor agreements (GNAs), with reasonable certainty, with the owners of the nine parcels identified in Comment 1a.
2. As stated in the application, the Applicant has obtained title to or a leasehold interest in the facility site, including ingress and egress access to a public street, or is under binding contract or option to obtain such title or leasehold interest, or can obtain such title or leasehold interest.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

4. For those parcels still under negotiation, the Applicant believes with commercially reasonable certainty that a GNA will be secured or can be secured prior to construction of the Facility and that such GNAs will demonstrate compliance with the setback requirements pursuant to 16 NYCRR § 1100-2.6(b), Table 1. Further detail on the status of the Applicant’s negotiations with the owners of these parcels can be found in Appendix A below.

5. The Applicant believes that it will obtain the GNAs needed as listed in Appendix A. In the unlikely event that the Applicant is unable to obtain one or more of the GNAs needed, the Applicant has the option of relocating or eliminating the three turbines impacted and selecting a turbine with a higher generating capacity as identified in the Application in Exhibit 5. The final layout will meet or exceed all Article VIII setback requirements pursuant to 16 NYCRR 1100-2.6(b).



Dated: October 16, 2024

Scott Biggar
Director of Development

APPENDIX A – Supplemental Real Property Documentation

[REDACTED]

[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]