

Attachment D: Landowner Letter

Farmland Reserve Inc.,
60 E South Temple, Suite 1600
Salt Lake City, Utah 84111

January 16, 2024
Energy Facility Site Evaluation Council (EFSEC)
621 Woodland Square Loop SE
PO Box 43172
Olympia, WA 98503-317

RE: Wallula Gap Solar Project

Dear EFSEC,

The Wallula Gap Solar project is a proposed photovoltaic solar power generation facility in Benton County on land owned by our organization on tax parcels 133671000001000, 104571000001000, and 104571000002000 on portions of Township 6 North, Range 27 East Section 33 and Township 5 North, Range 27 East Section 04. As the landowner, we support the project and provide the following information in support of OneEnergy Development's Application for Site Certificate request.

Our organization has owned this land for 53 years. Farmland Reserve is the parent company of AgriNorthwest ("AGNW"), a leading grower in the Columbia Basin. Around 1968, AGNW grew out of U&I Sugar and obtained water rights from the Columbia River to develop irrigation farming in the Plymouth area. This endeavor has grown over the decades, making AGNW a premier potato and onion grower in the Basin. To run these operations and be conscientious stewards of the land, AGNW has a team of 350 permanent and 455 seasonal employees. Many of our team members grew up farming on family and neighbor farms. We highly value our AGNW family and community. Many of them retire after careers of more than 40 years at AGNW.

AGNW's tagline is "Good Land, Good People, Good Food." We focus on being wise stewards of the land and caring for our employees and community while providing food for the world. Being good land stewards also means carefully choosing where to apply our senior water rights. AGNW does not grow crops on the property proposed for this project. We have found the soil in this specific location a poor candidate for potato and onion cultivation. Some water rights associated with the property are transferred to more productive ground in other areas of the farm, maximizing it for its highest and best use. The remaining rights are placed into either temporary in-stream trust or trust donation.

We have chosen to lease our land to construct the Wallula Gap Solar project at the proposed site because it will be a higher and better use of this portion of our land while we continue to cultivate our more productive farmland. The annual lease payments from the project will provide long-term, predictable revenue while diversifying the income generated by our landholdings. Moreover, the project will not adversely impact or increase the cost of farming practices near the project. We do not anticipate any changes to our ongoing operations nor those of our neighbors resulting from the construction or operation of the proposed project.

Sincerely,



Scott Baird
Vice President of Land
Farmland Reserve Inc.