

March 15, 2022

Re: 92.00-2-14.2

I'd like to talk with you about leasing some of your land. A solar project lease will pay you more than four times what can be earned farming or renting your land for crops. On top of annual rent, we pay you a generous groundbreaking bonus when construction gets started. We also cover all property taxes for the lease area.

Impact Power Solutions (IPS) is different than other solar companies. We don't just get leases together and immediately sell them off. We don't sign leases on just any parcel either. We're very particular about the project sites and landowners we partner with. The inexperience and lack of attention to detail seen with our competitors means a lot of their sites never get built. The landowners are then left with nothing but empty promises and a worthless lease. I'm personally responsible for the final development approval of each site lease I put together. You can be assured that I'll put forth a full and complete effort as I only get paid when we complete your project.

IPS has been in business since 1991 and has a history of working with landowners for successful solar installations. Last year alone, we developed 50 similar projects. We also pride ourselves on developing lasting relationships with the landowners we work with and their local communities. I will do everything I can to make sure that the project is a good fit for you, your land and your community.

We work with you to determine the best size and location for the solar array. The panels are mounted on I-beams that do not require any concrete. The installation does not create any lights, sounds, odors, or other nuisances. The area under the solar panels will be planted with a deep-rooted pollinator friendly seed mix. This creates great habitat for insects, birds and the other wildlife. Soil quality and area water quality is improved by decreasing runoff and improving the permeability of the soil which prevents erosion. Our solar installations are removable. IPS sets aside a financial security to assure for the removal of the project and restore the land at the end of the lease.

More information can be found online at <http://ips-solar.com/NY>

Please contact me to discuss the details. Email me at [briank@ips-solar.com](mailto:briank@ips-solar.com) or call my personal cell phone (612)469-3356. I'm often in the area and can meet in person too.

Sincerely,



Brian Keenan  
Sr. Project Developer