

Can't disclose but Amazon will own so it is not a factor.

Ali: Term of use?

It is long term, this is a 500-million-dollar investment so there is not guarantee to indefinite, but its long term.

Ali: Will you use local construction? Are you bound by a certain company?

No, Amazon most often uses local talent.

Ali: Western Prince William has opened their corridor to data centers and has options, why would you select here?

Customer requirements can dictate locations, and that is the case here.

Ali: Where have you derived the community desire, or this use in the goals or comp plan?

The review of the zoning ordinance is where we started, and the data center is a complimentary use. The use type being complimentary and provided economic benefit in tax revue type it offers a long-term economic security.

Ali: The old wire factory seems to be a better location for a data center, I am surprised you want this location. Why did you not consider the wire factory?
Complex requirements and selected locations are tied to fiber connections. The wire factory was considered but the current fiber options was not viable at this time. Maybe in the future.

Ali: The County seems like a better fit for site options? Why a small town?

Amazon evaluated a lot of sites in the county as well, this is the best fit for what this build needs.

AMAZON: If this site is not viable for a data center, what is a better use type that you think is better so we can address the lack of support of a data center?

Ali: No preconceived opinion, just questions.

Ali: North Rock is full of great citizens who do not want to have to look down on an industrial park. We have an unsightly storage facility and would want the design proffered on this site and it would need to meet the function. It is an industrial site, but the design is important for this location.

Amazon builds by the end user and this one has 200' set back so design should be less of an issue.

Ali: The machines can be loud; I am not sure how loud as I have never been to one. Amazon does noise modeling on all sites, but with the buffering sound is less of an issue.

Ali: How much lighting?

This site is in the due diligence phase and no lighting has been designed at this phase.

Rob added they would be full cut off as required by code.

Ali: Fencing?