

**From:** [Adams, John G](#)  
**To:** [Beall, Mark](#)  
**Cc:** [Cappetta, Tina](#); [Helwig, Ben](#); [Wenschhof, Edward R](#); [Landsman, Andrew P](#)  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant  
**Date:** Monday, May 6, 2024 1:06:57 PM  
**Attachments:** [image001.png](#)  
[image002.png](#)  
[image003.png](#)  
[image004.png](#)  
[image005.png](#)

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**[EXTERNAL EMAIL]** Exercise caution when opening attachments, clicking links, or responding.

Hi Mark,  
Thanks for the update.

The park's management team met several days ago to discuss the proposed project and we would like to request a briefing with Terra Energy and Montgomery County to learn more about the project, get clarification, and to ask additional questions. During the NPS meeting, the park had several comments that Terra Energy and Montgomery County should be aware of before this requested briefing:

- The proposed location for the BESS (Battery Energy Storage System) is in an area that the Maryland Department of Environment (MDE) has investigated and documented for the leaching of heavy metals and other toxins into the adjacent C&O Canal prism and waterway.
  - The park is concerned about potential runoff/erosion/contamination from this site and would like to know if Terra Energy and/or Montgomery County is aware of this concern and what actions are being planned.
  - Has Terra Energy or Montgomery County been in contact with MDE to understand the scope of this contamination and its impact on surrounding areas and waterways?
  - If future mitigation or other work is required to contain site contamination, will the planned location of the BESS hinder, restrict, or prohibit the implementation of these efforts?
  - The area between the planned location for the BESS and the C&O Canal is experiencing erosion due to rain runoff. Does Terra Energy have a plan to control this erosion and prevent material from flowing into the canal prism?
- The installation of a new water line/utilities to and from the Potomac River will need to cross NPS land. This action will trigger several requirements:
  - A Right of Way (ROW) application will need to be filed and approved by NPS for both new and existing utilities that cross NPS lands. NPS has been working with the landowner and representatives since 2022 regarding a ROW for existing utilities that cross NPS lands. It is expected that Terra Energy will continue to work with NPS to finalize a ROW application that addresses both new and existing utilities.
  - A Special Use Permit will need to be filed and payment will be required for estimated NPS costs to process.

- o NEPA (National Environmental Protection Act) process will need to be followed due to the impact to federal lands.

Thanks again Mark and let us know when Terra Energy and Montgomery County might be available to provide a briefing to NPS.

John G. Adams, CSP  
C&O Canal NHP  
Safety Officer/Regional Chainsaw Safety Program Manager  
Cell 240-625-7082

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**From:** Beall, Mark <Mark.Beall@montgomeryplanning.org>  
**Sent:** Wednesday, May 1, 2024 2:24 PM  
**To:** Adams, John G <john\_adams@nps.gov>  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant

Hey John,

Just to update you the project is still moving forward for the data centers and battery storage area. The plans are in the link below. Look towards the bottom of the list of files to see the latest set of drawings. We do not have architectural, only compound areas with square footage of buildings and acreages of compounds. The application will modify things at a later date as they sign contractor with different tenants.

<https://eplans.montgomeryplanning.org/daiclinks/pdoxlinks.aspx?apno=CU202413&projname=Dickerson%20Power%20Plant>

Please let me know if you have any issues with anything and thank you for your help. Have a great day!



**Thank you,  
Mark Beall**  
**Zoning, Public Projects & Ag Initiatives Section**  
**Zoning Planner | Upcounty Division**  
Montgomery County Planning Department  
2425 Reedie Drive, 13<sup>th</sup> Floor, Wheaton, MD 20902  
[mark.beall@montgomeryplanning.org](mailto:mark.beall@montgomeryplanning.org)  
o: 301-495-1330



**WE'VE MOVED!**

THE NEW PARK AND PLANNING HEADQUARTERS IS NOW LOCATED AT  
2425 REEDIE DRIVE, WHEATON, MD 20902

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**From:** Adams, John G <[john\\_adams@nps.gov](mailto:john_adams@nps.gov)>

**Sent:** Tuesday, March 26, 2024 1:13 PM  
**To:** Beall, Mark <[Mark.Beall@montgomeryplanning.org](mailto:Mark.Beall@montgomeryplanning.org)>  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant

**[EXTERNAL EMAIL]** Exercise caution when opening attachments, clicking links, or responding.

Hi Mark,

Just to let you know that we haven't forgotten about you. We have an internal meeting scheduled for 4/15/24 to bring the management team up to speed.

I doubt if we will have much input but who knows. It should look a lot better than the old power plant.

Is there anything in particular that the county needs from us and do you have some time frames for demo, site development and construction?

Thanks and my apologies for taking so long.

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**From:** Beall, Mark <[Mark.Beall@montgomeryplanning.org](mailto:Mark.Beall@montgomeryplanning.org)>  
**Sent:** Wednesday, January 24, 2024 4:30 PM  
**To:** Adams, John G <[john\\_adams@nps.gov](mailto:john_adams@nps.gov)>  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant

John,

The data center will be in the general location where the existing power plan is now. They are trying to get an initial approval and then start demolition. I think some Demo may still be taking place while they are building the new data center.

Hope this helps and sorry for the delay.



**Thank you,  
Mark Beall**  
**Zoning, Public Projects & Ag Initiatives Section**  
**Zoning Planner | Upcounty Division**  
Montgomery County Planning Department  
2425 Reedie Drive, 13<sup>th</sup> Floor, Wheaton, MD 20902  
[mark.beall@montgomeryplanning.org](mailto:mark.beall@montgomeryplanning.org)  
o: 301-495-1330



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**From:** Adams, John G <[john\\_adams@nps.gov](mailto:john_adams@nps.gov)>  
**Sent:** Monday, January 22, 2024 2:46 PM  
**To:** Beall, Mark <[Mark.Beall@montgomeryplanning.org](mailto:Mark.Beall@montgomeryplanning.org)>  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant

**[EXTERNAL EMAIL]** Exercise caution when opening attachments, clicking links, or responding.

Mark,

I was looking through the documents. Lots of good information.

I have a question. It appears that the data center will be built on the same plot of land where the power plant is currently located but, in the application, it says demolition will start seven years after construction.

Do you know if this is location is correct?

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**From:** Beall, Mark <[Mark.Beall@montgomeryplanning.org](mailto:Mark.Beall@montgomeryplanning.org)>  
**Sent:** Monday, January 22, 2024 12:21 PM  
**To:** Adams, John G <[john\\_adams@nps.gov](mailto:john_adams@nps.gov)>; Cappetta, Tina <[Tina\\_Cappetta@nps.gov](mailto:Tina_Cappetta@nps.gov)>; Palmer, Paul D <[Paul\\_Palmer@nps.gov](mailto:Paul_Palmer@nps.gov)>  
**Cc:** Butler, Patrick <[patrick.butler@montgomeryplanning.org](mailto:patrick.butler@montgomeryplanning.org)>; Penn, Joshua <[joshua.penn@montgomeryplanning.org](mailto:joshua.penn@montgomeryplanning.org)>; Casey, Jonathan <[Jonathan.Casey@montgomeryplanning.org](mailto:Jonathan.Casey@montgomeryplanning.org)>  
**Subject:** RE: [EXTERNAL] Dickerson Power Plant

Hello John,

Thank you for your help with this. I fully understand not having a reply by next week.

Appreciate the help and have a good day!



**Thank you,**  
**Mark Beall**  
**Zoning, Public Projects & Ag Initiatives Section**  
**Zoning Planner | Upcounty Division**  
Montgomery County Planning Department  
2425 Reddie Drive, 13<sup>th</sup> Floor, Wheaton, MD 20902  
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