

From: [Domenick Sicilia](#)
To: [Planning and Zoning](#)
Subject: re : B277868 October 23, 2025 - Bogia Engineering
Date: Wednesday, October 15, 2025 2:58:20 PM

[EXTERNAL EMAIL]

10/10/2025

To whom it may concern.

My name is Domenick Sicilia and my wife (Karen) and I own 12430 Creagerstown Road in Creagerstown MD and Tract 2 (9 acres), 12416 Creagerstown Rd. Our property butts up to the parcel of land (Tract 5, 12416 Creagerstown Rd) where Lightpath would like to develop its business.

We are writing to inform you that we are against the Lightpath project (data center) that is being proposed on the Old Frederick Road (Tract 5 in Creagerstown MD0) for the following reasons.

How These Buildings Impact Nearby Neighborhoods

Why are people against data centers? One of the public's biggest complaints is noise — many don't realize how loud these buildings are until they live next to one. Other common concerns include resource usage, greenhouse gas emissions, traffic congestion, and potential pollution.

Water Drainage

Cooling a massive warehouse packed to the brim with servers, routers, storage systems, and processors takes a lot of water. Research shows one large data center can use up between 1 million and 5 million gallons of water daily — which is enough to supply a town of 10,000-50,000 people.

Noise Pollution

Many data centers have on-site generators. Their cooling systems — essential for keeping hardware operational — contain intake and exhaust fans, which are objectionably loud. They produce between 55 and 85 dB typically. The noise is even more noticeable in rural areas where massive, nondescript buildings replace spaces that used to be forests or farmland.

Are data centers noisy at night? Most are since they run around the clock. Even if their volume doesn't increase after hours, their loudness is more noticeable when it gets quiet. People often describe the noise as a buzzing, tinny whining or low-pitched roar. Even 60 dB — the low end of the typical spectrum — sounds like overlapping conversations or background music.

Power Depletion

Do data centers use a lot of energy? They are among the most energy-intensive buildings in existence, consuming up to 50 times more power than standard offices. Although some have on-site power sources — diesel generators are a common choice — many rely on the local electrical infrastructure.

The Implications of Having a Data Center Nearby

Many people are concerned about having a structure that constantly produces 55-85 dB in their backyards — and for good reason. How loud is a data center? While 60 dB is equivalent to conversation, 70 dB seems as loud as a packed business, and 80 dB sounds as loud as a police siren or power tools. At 85 dB and above, hearing loss occurs.

There is also concern about intense resource usage. In Maryland, a proposed 70-mile power line that would cut across the state recently angered residents. While environmental advocates and homeowners have vehemently opposed the \$424 million project on the grounds of ecosystem and property preservation, it could be up and running as early as 2027.

The health of local communities and ecosystems may also be at stake. If data centers use generators for on-site power, they could produce toxic pollutants like nitrogen oxide or diesel exhaust. The cooling system's noise alone could drive local wildlife away, damaging environmentally sensitive areas.

Counties that initially welcomed large technology and cloud computing companies with open arms have wavered after realizing how loud and resource-intensive these structures are. Many may soon raise taxes on hardware, revise their noise ordinances, or enforce strict project review processes to make it worthwhile.

Thank you for considering our concerns.

Domenick and Karen Sicilia

12430 Creagerstown Rd

dbb@udel.edu

302 547 7169

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From: ceceliabussey@comcast.net <ceceliabussey@comcast.net>
Sent: Thursday, October 16, 2025 3:45:44 PM
To: Paone, Michael <MPaone@FrederickCountyMD.gov>
Subject: Proposed infrastructure permit in Creagerstown, mD 21788

[EXTERNAL EMAIL]

Good afternoon, Mike. I reached out to Katham McCarthy and voiced our concern over the request to planning and zoning for the special exception to allow a 'nongovernmental utility' use on this property in Creagerstown.

Any assistance you can provide regarding the best way to approach this issue would be greatly appreciated.

We attended the informational meeting last night in Thurmont which Cablevision Lightpath hosted. Needless to say, all of the people who attended the meeting were vehemently against this rezoning.

The proposed buildings will be an eyesore in a family farm that has been active since the 1940s. This planned structure will sit right in the middle of the fertile farm land which has been farmed by the Eaves years. With the death of my parents the farm was split up between six siblings. The person who has offered this land for sale does not even live in Maryland and is a resident

of West Virginia.

All of the people at the meeting last night were concerned with the noise, pollution and a drain on the infrastructure of our small town.

During the meeting the Lightpath team indicated that they would start with one building and if the need exceeds the one building they would build a second and then a third. This is a 13 acre parcel and it is hard to believe that with the big push with AI from the government that the 13 acre lot will be used to house many 18 foot, 7656 square foot buildings. This structure would be an eyesore and would corrupt the farm that is presently being farmed.

It's hard to believe that with all of the emphasis in the county on saving our agriculturally zoned farm land that this special exception would be approved.

More importantly, this, of course, will also diminish the value of our property and the landscape of the area. Many of us have lived in the area and have worked to improve our houses and land. I have two brothers who are also land owners that are adjacent to this property. This is a rural area and the drain on the electric grid, the roads and the waste water will be devastating. This land has not been able to pass a percolation test - where will the drainage of the water cooled equipment go. Last night the Lightpath team indicated that there would not 'much' noise and the runoff would be minimal but we all know that they will say many things that are not true. I read an article of the town of Thurmont which was recently approached to house this all fiber network complex and they rejected the project in its entirety.

This should be allowed only in zoned area of industrial zoning.

We plan to go to meeting on October 23 and are hopeful that this endeavor will not be approved at that time.

We would appreciate any insight that you have in helping us to protest this special request. We are new at this and know how large companies work to sway those in charge of such a request.

Thanks for anything that you provide to help us and point us in the right direction.

Sincerely,

Cecelia Bussey
301 693 2359
12220 Old Frederick Road

From: [PETER SICILIA](#)
To: [Planning and Zoning](#)
Subject: My letter opposing Cablevision Lightpath, LLC proposed project and zoning change to Tract 5, 12416 Creagerstown Road, Creagerstown, MD (AKA; Old Frederick Rd), Thurmont, MD 21788, which is currently designated for agricultural use.
Date: Saturday, October 18, 2025 10:05:25 AM

[EXTERNAL EMAIL]

Peter Sicilia, Jr.,
Adjacent Farm property owner
Tract 3
12416 Creagerstown Rd., Creagerstown MD 21788, and a
Longtime Community Member & Advocate for Agricultural
Preservation

Thurmont MD 21788
siciliaplk@aol.com
301-271-4717

October 15, 2025

To Whom It May Concern,

I am writing to formally express my strong opposition to the proposed zoning change for the property located at Tract 5, 12416 Creagerstown Road, Creagerstown, MD (AKA; Old Frederick Rd), Thurmont, MD 21788, which is currently designated for agricultural use. The proposed development by Cablevision Lightpath, LLC to convert this land for industrial use, specifically for the construction of three 7700 sq' "cable warehouses" with 15 South side parking spaces adjoining two residential farmettes, three "proposed" 200 sq' generator pads and one additional 600 sq' loading dock, represents a significant threat to the agricultural integrity of this region and to the long-standing farming traditions that have sustained this community for generations.

As a neighboring landowner, I have lived and worked in this community as part of a family that has farmed the land since the 1940s. My farm and the farms of my neighbors depend on the peaceful and quiet rural environment that this land has supported for centuries. The proposed use change would introduce not only heavy industrial activity and noise but also increased traffic and pollution into what has been a historically tranquil farming area.

Impact on Local Farming

This area has supported continuous agricultural activity for hundreds of years, and we are deeply invested in preserving its ability to produce high-quality crops. The change in land use would introduce heavy traffic through an area that has traditionally seen very little, disrupting the ongoing farming activities of nearby properties. This could interfere with planting, harvesting, and general farming practices that have been carried out for generations.

The increase in industrial traffic would also exacerbate safety concerns, particularly with regard to the movement of large farm equipment and livestock. It would significantly reduce the efficiency of farming activities, leading to potential economic losses and added burdens on farmers who depend on the quiet, rural roads to continue their livelihoods.

Negative Environmental and Social Impacts

One of the most distressing aspects of this proposal is the environmental and social impact it would have on our historically rural community. Introducing warehouses and industrial infrastructure to this land would inevitably result in noise, air pollution, and light pollution. These changes would not only degrade the quality of life for nearby residents but also disrupt the quiet and peaceful atmosphere that has

characterized our rural way of life for centuries.

Moreover, the introduction of cabling and warehousing activity could cause irreparable harm to the surrounding land, water systems, and wildlife. Agricultural land, especially land as fertile and productive as this, plays a crucial role in sustaining the environment, managing stormwater, and maintaining biodiversity. The proposed change would undermine these ecological functions in favor of a short-term industrial profit.

Preserving Historical and Agricultural Legacy

The families and farmers of this community have deep roots in this land. For several centuries, this area has been cultivated with care and respect for the soil and the natural world. The proposed industrial zoning change would not only disrupt local agriculture but also diminish the historical value of this region, erasing a significant part of our cultural heritage.

As a lifelong advocate for sustainable farming, agriculture, and land preservation, I urge you to consider the long-term consequences of this decision. While short-term economic gains from this project may seem appealing, especially since it proposes construction on property that adjoins tracts 3, 4 and 2 where AT&Ts underground fiber optic cable runs NE to SW, they come at the expense of a farming community that has supported Maryland's agricultural heritage for generations. Once this land is lost to development, it cannot be reclaimed.

Request for Consideration

I strongly urge you to reconsider this proposed zoning change and to explore alternative locations that do not jeopardize the long-term health of our agricultural land or the well-being of the farming families that have called this area home for generations. I am committed to working alongside other

concerned citizens, farmers, and community members to ensure that our county's agricultural legacy is preserved for future generations.

Thank you for your time and attention to this matter. I trust you will make a decision that prioritizes the preservation of our land, our environment, and our community.

Sincerely,

Peter Sicilia, Jr.,

Adjacent Farm property owner

Tract 3

12416 Creagerstown Rd., Creagerstown MD 21788, and a
Longtime Community Member & Advocate for Agricultural
Preservation

Sent from my iPhone



Outlook

RE: B277868 Oct. 23, 2025 Special Exception Use Rezoning Request.

From ceceliabussey@comcast.net <ceceliabussey@comcast.net>

Date Sun 10/19/2025 10:15 PM

To Planning and Zoning <PlanningandZoning@FrederickCountyMD.gov>

[EXTERNAL EMAIL]

To
whom it may concern:

I
am strongly opposed to the rezoning of the 13 acre parcel in Creagerstown which is being requested by Lightpath.

My
son's house and land and my house and land located at 12220 Old Frederick Road are adjacent to the property involved. My son's house, which is closest to the road at 12226 Old Frederick Road will be affected the most because of where his house is located and
the close proximity to the parcel requesting the special use exception.

Our
concerns are the desecration of the family owned farm that has been in existence for 80 years. This land is actively being farmed and is in crops now. Why would you take a 13 acre parcel of prime farm land and rezone it to an industrial land use when the
emphasis in Frederick county is currently to preserve the farm land and keep these types of buildings to areas that are already designated as industrial use zoning.

This
is a 13 acre lot that Lightpath is attempting to buy and put up three 18 feet high, over 7500 square feet buildings. This rezoning will undoubtedly create an eyesore to the landscape as well as affecting the value of adjacent and surrounding properties.

This

rezoning to industrial use has many detrimental effects on the people who own the surrounding property and the neighbors or other property owners in the area.

Among

some of our concerns are the noise level, electricity use, water use and the resulting drain on the infrastructure in this area.

With

the increased emphasis on AI at this time, and with this parcel being 13 acres in size, undoubtedly Lightpath will not stop with the 3 suggested buildings and as the need for data connectivity continues in the future, the 13 acre plot will be completely filled with these huge buildings.

In

a recent article Lightpath acknowledged that their plan for 2025 and going forward shows that the facilities, which are needed to accommodate increased bandwidth and amplify the data signal as it travels will be greater and as technology improves, there is a need for larger facilities for more equipment to serve the network. Lightpath looks to play a key role in supplying the connectivity between locations to unleash the full power of AI

It

is obvious that these 13 acres will be filled with these buildings if this special exception for rezoning to industrial is granted and more and more natural resources will be needed. The drain on the properties in the surrounding area will be affected.

These

needs should be developed in areas in the county that are more suited to land where there is already industrial zoning.

Cecelia
Bussey

12220
Old Frederick Road

301
693 2359

From: Pam Vernick <pam@vti.com>

Sent: Monday, October 20, 2025 2:07 PM

To: Paone, Michael <MPaone@FrederickCountyMD.gov>

Subject: B277868 October 23rd 2025 Special Exception Use Rezoning Request Creagerstown data center

Importance: High

[EXTERNAL EMAIL]

Good morning,

I am a farmer of solar from my roofs (5 Mw/month, more than a 20 A solar field such as the one in Creagerstown), soybeans, and hay, and no way will I ever approve a data center. Could you please file this as part of the community response to B277868 Hearing?

- Data centers do not provide permanent local jobs, which typically go to persons of pay scales of master electricians plus plus plus.
- 24/7 launch pad Light pollution
- MASSIVE amounts of water
- 24/7 Noise
- **Massive electrical use, and we pay for it under "improvements"**
- Follow the Fiber; first Thurmont, then Creagerstown, then Woodsboro, and a continuation of trying to convince City of Frederick to keep going in the Council to "make data centers work"...data centers *do not benefit anyone locally and are forever detrimental-look at Virginia's history.*

Thank you for listening,

Jidgette (Pam) Vernick

Owner

9201 Longs Mill Road

Blue Belly Farms Corporation

813 294 8877

From: Kandi Bussey <kandibussey@yahoo.com>
Sent: Monday, October 20, 2025 2:40:57 PM
To: Paone, Michael <MPaone@FrederickCountyMD.gov>
Subject: Pls help

[EXTERNAL EMAIL]

I feel like nobody cares.....

Just say no.....

For generations, my family's proudly tilled acres of fertile land in Creagerstown, Maryland, which they hand down through family lines, cultivating everything from corn to soybeans. This land is not just soil, but a tapestry of memories, hard work, and shared prosperity—a cornerstone of our community's agricultural heritage. However, a looming threat now casts a shadow over our rural way of life: proposals to construct of 3 colossal data centers on these cherished fields threaten to destroy the essence of our countryside.

Creagerstown is renowned for its lush, productive farmland, central to our local economy and community identity. Swapping this for cooling towers and server racks is not just an affront to those of us who have sustained this land but a peril to the environmental health and food security of our region. Agriculture is an essential pillar of our area, and paving over it to benefit multinational corporations ignores the ecological and economic importance of our working land.

The environmental implications are severe. A modern data center consumes incredibly vast amounts of water and electricity, resources vital for farming and community needs. The heavy infrastructural changes required will more than likely disrupt local ecosystems permanently, affecting native plant and animal species that depend on our landscape for survival. Not to mention, the increase in carbon emissions goes against our goals of promoting sustainable rural living.

Our goal is to maintain our agricultural heritage, preserve our environment, sustainably

manage our resources, and continue to feed our community and beyond. Therefore, we are calling upon the local government of Creagerstown and the relevant planning authorities to rethink this decision. There are numerous viable alternative locations for data centers that do not sacrifice our precious farmland and adhere to the larger schemes of urban infrastructures better equipped to support such developments.

Please join us in protecting our land and lifestyle from becoming another casualty of modernization. Please help us to save Creagerstown's farmland from development and keep our country land, country!

Kandi and Ken Bussey