

**AFFIDAVIT OF LUKE MYERS**

Luke Myers, being duly sworn, deposes and says:

1. I am President of Starvaggi Industries, Incorporated (“Starvaggi”). As a result of my employment with Starvaggi, I have personal knowledge of the facts set forth in this affidavit.
2. Starvaggi is the successor-by-merger to Pennweir Construction Company.
3. As Starvaggi is the successor-by-merger to Pennweir Construction Company, Starvaggi owns properties in Jefferson Township, Washington County, Pennsylvania, being further identified by the Washington County Office of Property Assessment as Tax Parcel Nos. 380-014-00-00-0003-00; 380-014-00-00-0004-00; 380-014-00-00-0005-00; 380-014-00-00-0006-00; 380-014-00-00-0007-00; 380-014-00-00-0008-00; 380-014-00-00-0009-00; 380-014-00-00-0010-00; 380-014-00-00-0011-00; 380-014-00-00-0014-00; and 380-014-00-00-0015-00 (the “Properties”).
4. I am aware that Cornerstone Solar, LLC (“Cornerstone”) is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on the Properties.
5. I have reviewed the application, and I am aware that a portion of the solar energy facility will be located on the Properties.
6. The solar energy facility to be constructed and operated, in part, on the Properties is pursuant to a private agreement between Starvaggi and Cornerstone.
7. Starvaggi consents to Cornerstone filing the conditional use application for the solar energy facility located, in part, on the Properties, and if approved, Starvaggi

consents to Cornerstone constructing and operating the solar energy facility on the Properties as depicted in Cornerstone's application.

## FURTHER THE AFFIANT SAYETH NAUGHT.

John A. Myers  
John A. Myers

Luke Myers  
President  
Starvaggi Industries, Incorporated

## ACKNOWLEDGMENT

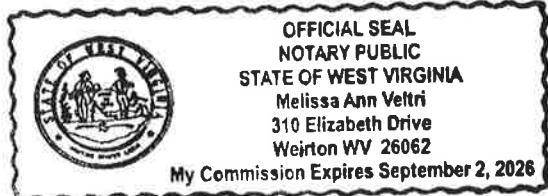
STATE OF WEST VIRGINIA )  
 ) ss:  
COUNTY OF HANCOCK )

On this 20<sup>th</sup> day of August, 2025, before me, the undersigned, a Notary Public in and for the County and the State aforesaid, came Luke Myers, President of Starvaggi Industries, Incorporated, who is personally known to me to be the same person who executed the foregoing Instrument, and he acknowledged the execution of the same as his free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

Melissa Ann Veltri  
Notary Public

My Commission expires: 9-02-2026



**AFFIDAVIT OF OTHA M. HOBEREK AND PHYLLIS HOBEREK**

Otha M. Hoberek and Phyllis Hoberek, being duly sworn, depose and say:

1. We are individuals residing in Jefferson Township, Washington County, Pennsylvania. We have personal knowledge of the facts set forth in this affidavit.
2. We own property jointly in Jefferson Township, Washington County, Pennsylvania, being further identified by the Washington County Office of Property Assessment as Tax Parcel No. 380-013-00-00-0001-06 (the "Property").
3. We are aware that Cornerstone Solar, LLC ("Cornerstone") is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on our Property.
4. We have reviewed the application, and we are aware that a portion of the solar energy facility will be located on our Property.
5. The solar energy facility to be constructed and operated, in part, on our Property is pursuant to a private agreement between ourselves and Cornerstone.
6. We consent to Cornerstone filing the conditional use application for the solar energy facility located, in part, on our Property, and if approved, we consent to Cornerstone constructing and operating the solar energy facility on our Property as depicted in Cornerstone's application.

## FURTHER THE AFFIANTS SAYETH NAUGHT.

Otha M. Hoberek  
Otha M. Hoberek

Phyllis Hoberek  
Phyllis Hoberek

## ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 21<sup>st</sup> day of August, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Otha M. Hoberek and Phyllis Hoberek, who are personally known to me to be the same persons who executed the foregoing Instrument, and they acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

Anita S. Davis  
Notary Public

My Commission expires: 12/22/2028

Commonwealth of Pennsylvania - Notary Seal  
Anita S. Prince, Notary Public  
Washington County  
My commission expires December 22, 2028  
Commission number 1132279  
Member, Pennsylvania Association of Notaries

**AFFIDAVIT OF PETE J. CIAFFONI, JR., MICHAEL A. CIAFFONI,  
ELAINE F. MCVICKER, MARIBETH MILLER,  
JOHN KENNETH CIAFFONI, AND THERESA LAFUENTE**

Pete J. Ciaffoni, Jr., Michael A. Ciaffoni, Elaine F. McVicker, Maribeth Miller, John Kenneth Ciaffoni, and Theresa LaFuente, being duly sworn, depose and say:

1. We are individuals who own property jointly in Jefferson Township, Washington County, Pennsylvania. We have personal knowledge of the facts set forth in this affidavit.
2. The property we own jointly in Jefferson Township, Washington County, Pennsylvania is identified by the Washington County Office of Property Assessment as Tax Parcel No. 380-016-00-0001-00 (the “Property”).
3. We are aware that Cornerstone Solar, LLC (“Cornerstone”) is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on our Property.
4. We have reviewed the application, and we are aware that a portion of the solar energy facility will be located on our Property.
5. The solar energy facility to be constructed and operated, in part, on our Property is pursuant to a private agreement between ourselves and Cornerstone.
6. We consent to Cornerstone filing the conditional use application for the solar energy facility located, in part, on our Property, and if approved, we consent to Cornerstone constructing and operating the solar energy facility on our Property as depicted in Cornerstone’s application.

FURTHER THE AFFIANTS SAYETH NAUGHT.



Pete J. Ciaffoni, Jr.



Michael A. Ciaffoni

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Elaine F. McVicker

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Maribeth Miller

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John Kenneth Ciaffoni

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Theresa LaFuente

## **ACKNOWLEDGMENT**

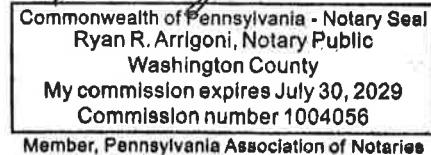
COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 27 day of August, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Michael A. Ciaffoni, who is personally known to me to be the same person who executed the foregoing Instrument, and he acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and Commonwealth aforesaid on the day and year above written.

My Commission expires: July 30 2029

Notary Public



## **ACKNOWLEDGMENT**

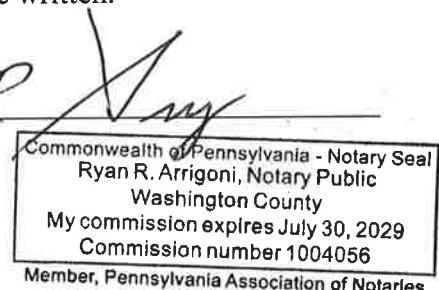
COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 27 day of August, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Pete J. Ciaffoni, Jr., who is personally known to me to be the same person who executed the foregoing Instrument, and he acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and Commonwealth aforesaid on the day and year above written.

My Commission expires. JULY 30 2029

Notary Public



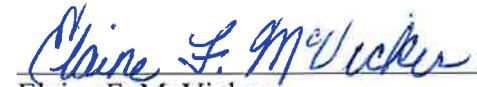
FURTHER THE AFFIANTS SAYETH NAUGHT.

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Pete J. Ciaffoni, Jr.

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Michael A. Ciaffoni

  
Elaine F. McVicker

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Maribeth Miller

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John Kenneth Ciaffoni

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Theresa LaFuente

## **ACKNOWLEDGMENT**

COMMONWEALTH OF PENNSYLVANIA )  
 ) ss;  
COUNTY OF WASHINGTON )

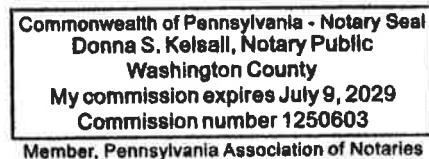
On this 5<sup>th</sup> day of September, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Elaine F. McVicker, who is personally known to me to be the same persons who executed the foregoing Instrument, and she acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and Commonwealth aforesaid on the day and year above written.

Donna S. Klesae

## Notary Public

My Commission expires: 07/09/2029



FURTHER THE AFFIANTS SAYETH NAUGHT.

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Pete J. Ciaffoni, Jr.

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Michael A. Ciaffoni

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Elaine F. McVicker

Maribeth Miller.  
Maribeth Miller

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John Kenneth Ciaffoni

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Theresa LaFuente

## **ACKNOWLEDGMENT**

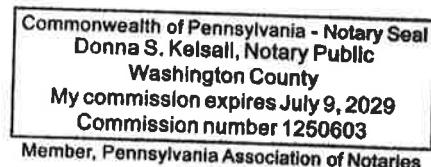
COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 5<sup>th</sup> day of September, 2024, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Maribeth Miller, who is personally known to me to be the same person who executed the foregoing Instrument, and they acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and Commonwealth aforesaid on the day and year above written.

Donna S. Kelsoe  
Notary Public

My Commission expires: 07/09/2009



FURTHER THE AFFIANTS SAYETH NAUGHT.

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Pete J. Ciaffoni, Jr.

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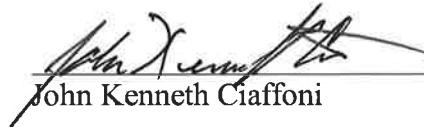
Michael A. Ciaffoni

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Elaine F. McVicker

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Maribeth Miller



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John Kenneth Ciaffoni

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Theresa LaFuente

**ACKNOWLEDGMENT**

STATE OF FLORIDA )  
COUNTY OF VOLUSIA ) ss:  
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On this 5 day of September, 2025, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came John Kenneth Ciaffoni, who is personally known to me to be the same person who executed the foregoing Instrument, and he acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

  
\_\_\_\_\_  
Notary Public

My Commission expires: 07/16/2029



**MATTHEW RIVERA**  
Notary Public  
State of Florida  
Comm# HH699134  
Expires 7/16/2029

FURTHER THE AFFIANTS SAYETH NAUGHT.

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Pete J. Ciaffoni, Jr.

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Michael A. Ciaffoni

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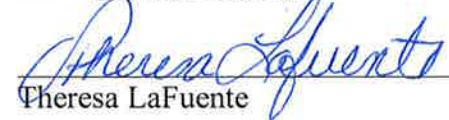
Elaine F. McVicker

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Maribeth Miller

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John Kenneth Ciaffoni



Theresa LaFuente

**ACKNOWLEDGMENT**

STATE OF TEXAS

)

) ss:

COUNTY OF HARRIS

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On this 22<sup>nd</sup> day of September, 2025, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Theresa LaFuente, who is personally known to me to be the same person who executed the foregoing Instrument, and she acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.



\_\_\_\_\_  
Notary Public

My Commission expires: April 12 2029



**AFFIDAVIT OF HARRY CAMPBELL AND SANDRA CAMPBELL**

Harry Campbell and Sandra Campbell, being duly sworn, depose and say:

1. We are individuals residing in Jefferson Township, Washington County, Pennsylvania. We have personal knowledge of the facts set forth in this affidavit.
2. We own property jointly in Jefferson Township, Washington County, Pennsylvania, being further identified by the Washington County Office of Property Assessment as Tax Parcel No. 380-013-00-00-0001-00 (the "Property").
3. We are aware that Cornerstone Solar, LLC ("Cornerstone") is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on our Property.
4. We have reviewed the application, and we are aware that a portion of the solar energy facility will be located on our Property.
5. The solar energy facility to be constructed and operated, in part, on our Property is pursuant to a private agreement between ourselves and Cornerstone.
6. We consent to Cornerstone filing the conditional use application for the solar energy facility located, in part, on our Property, and if approved, we consent to Cornerstone constructing and operating the solar energy facility on our Property as depicted in Cornerstone's application.

## FURTHER THE AFFIANTS SAYETH NAUGHT.

*Harry Campbell*  
Harry Campbell

Sandra Campbell  
Sandra Campbell

## ACKNOWLEDGMENT

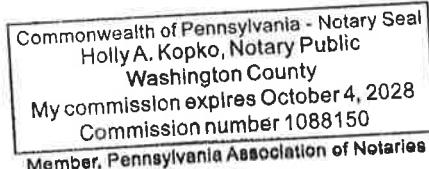
COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 21<sup>st</sup> day of August, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Harry Campbell and Sandra Campbell, who are personally known to me to be the same persons who executed the foregoing Instrument, and they acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

Holley A. Kophs  
Notary Public

My Commission expires: 10-4-2028



**AFFIDAVIT OF ARTHUR C. MCDERMITT, JR.**

Arthur C. McDermitt, Jr., being duly sworn, deposes and says:

1. I am an individual residing in Jefferson Township, Washington County, Pennsylvania. I have personal knowledge of the facts set forth in this affidavit.
2. I own properties in Jefferson Township, Washington County, Pennsylvania, being further identified by the Washington County Office of Property Assessment as Tax Parcel Nos. 380-008-00-00-0006-00, 380-008-00-00-0006-01, 380-008-00-00-0007-01, 380-008-00-00-0007-03, 380-008-00-00-0008-00, and 380-008-00-0009-00 (the "Properties").
3. I am aware that Cornerstone Solar, LLC ("Cornerstone") is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on my Properties.
4. I have reviewed the application, and I am aware that a portion of the solar energy facility will be located on my Properties.
5. The solar energy facility to be constructed and operated, in part, on my Properties is pursuant to a private agreement between myself and Cornerstone.
6. I consent to Cornerstone filing the conditional use application for the solar energy facility located, in part, on my Properties, and if approved, I consent to Cornerstone constructing and operating the solar energy facility on my Properties as depicted in Cornerstone's application.

## FURTHER THE AFFIANT SAYETH NAUGHT.



Arthur C. McDermitt, Jr.

## **ACKNOWLEDGMENT**

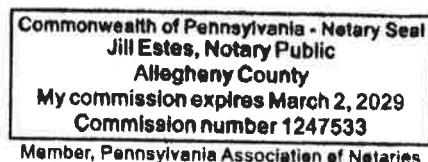
COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 30 day of September, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Arthur C. McDermitt, Jr., who is personally known to me to be the same persons who executed the foregoing Instrument, and they acknowledged the execution of the same as their free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

Jeffrey E. Ester  
Notary Public

My Commission expires: 3 · 2 · 2029



**AFFIDAVIT OF STEVE J. LINKOWSKI, JR.**

Steve J. Linkowski, Jr., being duly sworn, deposes and says:

1. I am an individual residing in Jefferson Township, Washington County, Pennsylvania. I have personal knowledge of the facts set forth in this affidavit.
2. I own property in Jefferson Township, Washington County, Pennsylvania, being further identified by the Washington County Office of Property Assessment as Tax Parcel No. 380-016-00-00-0002-01 (the "Property").
3. I am aware that Cornerstone Solar, LLC ("Cornerstone") is filing a conditional use application with the Jefferson Township Board of Supervisors to permit the construction and operation of a solar energy facility, in part, on my Property.
4. I have reviewed the application, and I am aware that a portion of the solar energy facility will be located on my Property.
5. The solar energy facility to be constructed and operated, in part, on my Property is pursuant to a private agreement between myself and Cornerstone.
6. I consent to Cornerstone filing the conditional use application for the solar energy facility located, in part, on my Property, and if approved, I consent to Cornerstone constructing and operating the solar energy facility on my Property as depicted in Cornerstone's application.

## FURTHER THE AFFIANT SAYETH NAUGHT.

Steve J. Linkowski, Jr.

## **ACKNOWLEDGMENT**

COMMONWEALTH OF PENNSYLVANIA )  
 ) ss:  
COUNTY OF WASHINGTON )

On this 25<sup>th</sup> day of August, 2025, before me, the undersigned, a Notary Public in and for the County and Commonwealth aforesaid, came Steve J. Linkowski, Jr., who is personally known to me to be the same person who executed the foregoing Instrument, and he acknowledged the execution of the same as his free and voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

Notary Public

My Commission expires: February 21, 2029

