

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:03 PM  
**To:** Tiffany Antol  
**Subject:** FW: Are you actually considering data centers?

**Alaxandra Pucciarelli**

Current Planning Manager  
Planning and Development Services | City of Flagstaff  
211 W. Aspen Avenue | Flagstaff, AZ 86001  
Phone: (928) 213-2640  
Email: [apucciarelli@flagstaffaz.gov](mailto:apucciarelli@flagstaffaz.gov)

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**From:** Christine Kirby <[Christine.Kirby@nau.edu](mailto:Christine.Kirby@nau.edu)>  
**Sent:** Wednesday, March 11, 2026 10:24 AM  
**To:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
**Subject:** Are you actually considering data centers?

I am very concerned at the notice of a hearing for data centers in the beautiful high desert city of Flagstaff. The high desert, isn't an adjective here—it is a clue that we don't have the water to support such an inhuman, environmentally devastating, energy sucking, health impacting, poorly projected data center—construction, destruction, and no benefit for Flagstaff!! Flagstaff is about the outdoors and the people here, not dystopian futures. Please DO NOT allow such a devastating system to come here—as it will negatively impact the people, the environment, and Flagstaff's reputation as a healthy outdoor city.

**Christine Kirby, MA, PhD**

Program Coordinator, SR  
*she/her/hers*  
Community Health and Engaged Research (CHER)  
PO Box 4065  
Building 56, Suite 148  
Flagstaff, AZ 86011-4065

*Need help with your research?*

[\*Help is available here!\*](#)

*"Northern Arizona University sits at the base of the San Francisco Peaks, on homelands sacred to Native Americans throughout the region. We honor their past, present, and future generations, who have lived here for millennia and will forever call this place home."*

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:03 PM  
**To:** Tiffany Antol  
**Subject:** FW: Data center zoning code comment

**Alexandra Pucciarelli**

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**From:** Hannah Kolus <[hannahkolus@gmail.com](mailto:hannahkolus@gmail.com)>  
**Sent:** Wednesday, March 11, 2026 12:35 PM  
**To:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
**Subject:** Data center zoning code comment

To Whom it May Concern,

I'm alarmed that Flagstaff is considering modifying its zoning codes to allow for data centers. I'm concerned about the potential impacts on water supply and air quality as a result of allowing data center expansion here.

**Water supply:** Data centers use significant amounts of water for cooling purposes. I understand that water requirements vary based on data center size and design, but even at the lower end of the range, they're [heavy water users](#). Flagstaff's water supply is already constrained, and the West continues to get drier as climate change worsens - I read an article just this morning about looming [cuts to AZ's water allotment](#) from the Colorado River. As a Flagstaff resident, I'm concerned about the city's long-term water supply even at current levels of water demand. Why are we considering bringing in new industry that will further strain and deplete critical resources?

**Air pollution:** Some data centers are deploying behind-the-meter generation for power, because it's faster than waiting for utilities to plan and deploy new grid capacity and infrastructure upgrades required to connect data centers (high energy users) to the grid. A number of data centers have deployed inefficient, high polluting gas turbines to provide this behind-the-meter power. There's at least one [high profile case](#) of this in Memphis, where one of xAI's data centers is using 41 gas turbines to power its facility. Local residents are deeply concerned about the resulting air pollution (namely NOx and other particulate matter), but the state went ahead and approved the generators against local residents' concerns. I don't know whether a similar situation is possible in Flagstaff based on state and local laws, but I'm concerned that greed and the desire for profits or increasing tax revenue pull in the opposite direction of residents' health and wellbeing.

Please do not add data centers to Flagstaff's zoning code. We should not open Flagstaff to the possibility of data center expansion.

Thank you,  
Hannah Kolus  
Senior energy analyst at Rhodium Group

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:04 PM  
**To:** Tiffany Antol  
**Subject:** FW: DATA CENTER meetings

**Alexandra Pucciarelli**

Current Planning Manager  
Planning and Development Services | City of Flagstaff  
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Email: [apucciarelli@flagstaffaz.gov](mailto:apucciarelli@flagstaffaz.gov)

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**From:** Heather Bostian <[healyourself@aol.com](mailto:healyourself@aol.com)>  
**Sent:** Sunday, March 8, 2026 9:45 PM  
**To:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
**Subject:** Re: DATA CENTER meetings

MANY states and city's who already have DATA centers are reporting that citizens get VERY sick from the TOXIC center's emission pollution of bad air , very LOUD noises, and the most concerning FACT is the huge DRAIN of water needed to operate . We have already polluted this town with traffic and large big box buildings and too many developments causing speeders , jams, accidents , road rage, and now THIS to destroy more bees, insects, even more trees and animal life , & of course ,us , by getting even MORE super sick ,due to the 5-6 G frequency radiation towers installed everywhere since 2019.

We would be unable to sell homes to get away from it , since no one wants to live anywhere near these centers and no one will buy a home near them . Not to mention the cancer that workers / employees will suffer . THINK for once .  
Do your research which clearly no one in city management , mayor or council members have done or this would not even be an issue to consider .

respectfully ,

Heather Bostian

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:03 PM  
**To:** Tiffany Antol  
**Subject:** FW: Data center zoning code comment

**Alexandra Pucciarelli**

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Planning and Development Services | City of Flagstaff  
211 W. Aspen Avenue | Flagstaff, AZ 86001  
Phone: (928) 213-2640  
Email: [apucciarelli@flagstaffaz.gov](mailto:apucciarelli@flagstaffaz.gov)

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**From:** Hannah Kolus <hannahkolus@gmail.com>  
**Sent:** Wednesday, March 11, 2026 12:35 PM  
**To:** CD P and Z Commission <CDPandZCommission@flagstaffaz.gov>  
**Subject:** Data center zoning code comment

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**Water supply:** Data centers use significant amounts of water for cooling purposes. I understand that water requirements vary based on data center size and design, but even at the lower end of the range, they're [heavy water users](#). Flagstaff's water supply is already constrained, and the West continues to get drier as climate change worsens - I read an article just this morning about looming [cuts to AZ's water allotment](#) from the Colorado River. As a Flagstaff resident, I'm concerned about the city's long-term water supply even at current levels of water demand. Why are we considering bringing in new industry that will further strain and deplete critical resources?

**Air pollution:** Some data centers are deploying behind-the-meter generation for power, because it's faster than waiting for utilities to plan and deploy new grid capacity and infrastructure upgrades required to connect data centers (high energy users) to the grid. A number of data centers have deployed inefficient, high polluting gas turbines to provide this behind-the-meter power. There's at least one [high profile case](#) of this in Memphis, where one of xAI's data centers is using 41 gas turbines to power its facility. Local residents are deeply concerned about the resulting air pollution (namely NOx and other particulate matter), but the state went ahead and approved the generators against local residents' concerns. I don't know whether a similar situation is possible in Flagstaff based on state and local laws, but I'm concerned that greed and the desire for profits or increasing tax revenue pull in the opposite direction of residents' health and wellbeing.

Please do not add data centers to Flagstaff's zoning code. We should not open Flagstaff to the possibility of data center expansion.

Thank you,  
Hannah Kolus  
Senior energy analyst at Rhodium Group

**Fw: DATA CENTER meetings**

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**From** Heather Bostian <healyourself@aol.com>

**Date** Sun 3/8/2026 9:53 PM

**To** Council <Council@flagstaffaz.gov>

**To:** cdpandzcommission@flagstaffaz.gov <cdpandzcommission@flagstaffaz.gov>

**Sent:** Sunday, March 8, 2026 at 09:44:50 PM MST

**Subject:** Re: DATA CENTER meetings

MANY states and city's who already have DATA centers are reporting that citizens get VERY sick from the TOXIC center's emission pollution of bad air , very LOUD noises, and the most concerning FACT is the huge DRAIN of water needed to operate . We have already polluted this town with traffic and large big box buildings and too many developments causing speeders , jams, accidents , road rage, and now THIS to destroy more bees, insects, even more trees and animal life , & of course ,us , by getting even MORE super sick ,due to the 5-6 G frequency radiation towers installed everywhere since 2019.

We would be unable to sell homes to get away from it , since no one wants to live anywhere near these centers and no one will buy a home near them . Not to mention the cancer that workers / employees will suffer . THINK for once .

About the BIGGER picture , our privacy & freedom is extremely important to human rights .

Do your research which clearly no one in city management , mayor or council members have done or this dangerous Center would not even be an issue to consider .

respectfully ,

Heather Bostian

## Data Centers

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**From** pbradley@npgcable.com <pbradley@npgcable.com>

**Date** Wed 3/11/2026 3:38 PM

**To** Council <Council@flagstaffaz.gov>

Hello!

I understand that the City is looking to modify City Zoning to regulate possible data centers.

I would like to ask that you consider completely banning data centers in Flagstaff, and work with the county to ban them in Coconino County.

Data centers are well known to be energy hogs, to use massive amounts of water, and are noisy for neighbors. In our small town, we already don't have enough water and that's likely to get worse as climate change bites further. So allowing any sort of data center here makes zero sense. I hope that you agree and will act positively to ban them from our area.

Thank you!

Paul Bradley

Concerned citizen and resident

## Keep Data Centers out of Flagstaff

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**From** Richard Rogers <richardrogers65@gmail.com>

**Date** Sun 3/15/2026 9:43 AM

**To** Council <Council@flagstaffaz.gov>

Flagstaff City Council members:

I am writing to urge you to make (approve, propose, recommend) any necessary changes to Flagstaff zoning regulations in order to block the building of any data centers. Data centers will consume Flagstaff's limited water supplies, increase electricity prices, contribute to climate change through increased electrical use (even if they get their power from renewables, it will reduce renewable energy for others, requiring increasing reliance on fossil fuels), and further the development of AIs when we have no idea AT ALL what the implications of AI will be on culture, society, economy, politics, and the future of humanity itself.

Please protect our community--NOW!

Richard A. Rogers  
2767 W Darleen Dr  
Flagstaff AZ 86001

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## Zoning for Data Centers

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From Stefan Sommer <stefan.nazcca@gmail.com>

Date Wed 3/11/2026 7:05 PM

To CD P and Z Commission <CDPandZCommission@flagstaffaz.gov>; Council <Council@flagstaffaz.gov>

Dear Planning and Zoning Commission and Flagstaff City Council,

I write to urge you to block the building of Data Centers (DC) in or near Flagstaff in every way you can. These DCs take two very important resources from our community that we do not have in abundance and those are WATER and ENERGY. As APS asks for another electricity rate hike in its ongoing efforts to charge more, the massive energy requirements of DCs will push the ratio of supply and demand in the wrong direction. The added drain of DCs will further boost pressure for rate hikes.

This will also make it harder for the City of Flagstaff to achieve its goal of Net Zero Emissions by 2030. Unless the DC developers build sufficient clean renewable electricity generating capacity to cover their needs it will mean higher carbon emissions.

Water is a scarce resource, and it will continue to get scarcer as Climate Change heats our region and increases evaporative loss and more variable precipitation.

So, DCs take away our water and energy resources and do not provide anything positive in return. Other communities that have had DCs built have not seen any economic benefits, but only costs (<https://www.nytimes.com/2025/10/20/technology/ai-data-center-backlash-mexico-ireland.html>). Some might argue that these DCs provide the benefit of AI, but is that any benefit to us? Some of the primary uses of AI are to police social media, support the creation of deep-fake misinformation, and keep track of people's personal information to sell them things they don't need. Do we really want to pay our money, water, and energy to support these kinds of Big Brother AI Data Centers to control our society? I think the answer is an emphatic NO.

Please protect our money, our resources, and our freedoms by blocking all development of DCs!

Best Wishes!

Stefan

Dr. Stefan Sommer

Director of Education (retired), NAU Merriam-Powell Center for Environmental Research

Adjunct Faculty, Center for Adaptable Western Landscapes <https://www.cawl.nau.edu/>

Board of Directors, Northern Arizona Climate Change Alliance [www.NAZCCA.org](http://www.NAZCCA.org)

Editor/Author, *Spotlight on Climate*, monthly column for the AZ Daily Sun [https://azdailysun.com/search/?](https://azdailysun.com/search/?ns=eedition&pp=editorial&d1=&d2=&s=start_time&sd=desc&l=25&t=article&q=%25spotlight+on+Climate%22&d1=&d2=&utm_source=newsvu&utm_medium=qrcode&utm_campaign=DOK)

<https://www.nazcca.org/spotlight-on-climate>

Executive Producer, *Spotlight on Climate Radio Show*, KSZN 101.5 FM [www.RadioSunnyside.org](http://www.RadioSunnyside.org), <https://www.nazcca.org/spotlight-radio>

Executive Producer, *A River Reborn: the Restoration of Fossil Creek*

Executive Producer, *Treasuring Our Natural Heritage*, <https://www.youtube.com/playlist?list=PLPW0553Kk2lcohmCQ9fV3SwjMUVNLnzqT>

Center for Adaptable Western Landscapes <https://www.cawl.nau.edu/>

Northern Arizona University

Campus Box 6077  
Flagstaff, AZ 86011

C: (928) 607-2028  
[Stefan.Sommer@nau.edu](mailto:Stefan.Sommer@nau.edu)

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:03 PM  
**To:** Tiffany Antol  
**Subject:** FW: March 11th meeting comment

**Alexandra Pucciarelli**

Current Planning Manager  
Planning and Development Services | City of Flagstaff  
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**From:** Brendan Trachsel <[brendantrachsel@fastmail.com](mailto:brendantrachsel@fastmail.com)>  
**Sent:** Wednesday, March 11, 2026 2:24 PM  
**To:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
**Subject:** March 11th meeting comment

This comment is for Item 6A for the March 11th meeting.

Greetings Commision,

My name is Brendan Trachsel, a resident of Flagstaff for 6 years. I wholeheartedly oppose any data centers in the City of Flagstaff.

They have been documented to harm water quality, produce significant noise leading to health problems - including hospitalization, and are an incredibly poor use of land.

Not only would data centers be a poor use of our resources, they would not bring jobs for our community. While there are temporary jobs that come with construction, that we know will be filled with out of town workers, data centers employ very few permanent positions. This leads to extraction of and stress on our very limited resources with little investment or money kept in our community.

Foundationally, the Commission cannot meet Finding #2, that "The proposed amendment will not be detrimental to the public interest, health, safety, convenience, or welfare of the City". Therefore, as this is a required finding, an amendment for this purpose cannot advance, even with the CUP requirement.

I understand that no action is being taken today, but I hope this commission goes forward knowing that this proposal does not have support from the community.

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:03 PM  
**To:** Tiffany Antol  
**Subject:** FW: On Data Centers

**Alexandra Pucciarelli**

Current Planning Manager  
Planning and Development Services | City of Flagstaff  
211 W. Aspen Avenue | Flagstaff, AZ 86001  
Phone: (928) 213-2640  
Email: [apucciarelli@flagstaffaz.gov](mailto:apucciarelli@flagstaffaz.gov)

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**From:** Dana Kamberg <[kamberg.dana@gmail.com](mailto:kamberg.dana@gmail.com)>  
**Sent:** Wednesday, March 11, 2026 2:54 PM  
**To:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
**Subject:** On Data Centers

To the City of Flagstaff City Council + Planning and Zoning Commission,

Many cities have said yes to Data Centers and here is what we know:

- A single modern data center can use as much power as **100,000 homes**

According to IEA -- Data center electricity consumption is set to more than double to around 945 TWh by 2030.

- City Council/Planning and Zoning Commission might be seeing dollar signs- but does Flagstaff have the infrastructure to support this demand? Moreover, what of the billions of water used -- water is still a scarcity, and with climate change, one can only assume demand will heighten. “Certainly”, you’ll say, “the water will be recycled”-- however, Masheika Allgood, an AI ethicist who consults with municipal governments, stated **that so much water is evaporated for cooling that recycling can’t replace what was lost.** “When you are cooling a data center – a significant amount of the water is evaporated during the cooling process... Even if you don’t evaporate all the water, you have to treat it. You can’t recycle that ....”

But who needs water right? Surely not the low-income folks who will most likely be sat next to a data center -- because let’s be real, everyone likes progress until it’s right next to their front door -- and what an eye sore that would be next to our canyons and trails and multi-million dollar homes...

- I’m sure the City Council/Planning and Zoning Commission is thinking -- “Wow, this will bring lots of jobs”, but I ask them to consider that the housing crisis in Flagstaff has yet to be resolved -- where will this new workforce live? Rent is still unaffordable for our teachers, our nurses, and doctors -- and the demand is still high -- with the average two bedroom at \$1955, and roughly \$1600 for a one-bedroom -- 65% of Flagstaff Households are in the low to moderate level of

income: between 55k-83k (implying joint income). Leaving rent taking at least (if not more) of half of a household's income. Flagstaff is still in their 10-year plan for housing affordability... Why exacerbate the need?

But who cares if this forces out our locals -- they were asking for too much anyway, and there are folks who'd like a second home. It's better if they'd leave -- the City Council/Planning and Zoning Commission was changing up zoning anyway.

I'm sure the City Council/Planning and Zoning Commission is thinking -- "This can't be that bad, many cities are doing the exact same thing"... but good leadership doesn't follow blindly -- it doesn't only inquire into immediate impact, it tries to foresee the repercussions 5 years, 10 years-- a generation down the line. I'd like the City Council/Planning and Zoning Commission to ask themselves, are they responsible leaders? Is deciding on something that will surely impact **all of Flagstaff** (our local wildlife, our water, our land, our resources) **within a month responsible?**

Thank you for receiving and considering my comments/questions.

--My best,

Dana Kamberg

Studio Artist

Email: [kamberg.dana@gmail.com](mailto:kamberg.dana@gmail.com)

Phone: (480)628-0183

**From:** CD P and Z Commission  
**Sent:** Wednesday, March 11, 2026 4:04 PM  
**To:** Tiffany Antol  
**Subject:** FW: Proposed AI data center in Flagstaff

Alexandra Pucciarelli  
Current Planning Manager  
Planning and Development Services | City of Flagstaff  
211 W. Aspen Avenue | Flagstaff, AZ 86001  
Phone: (928) 213-2640  
Email: [apucciarelli@flagstaffaz.gov](mailto:apucciarelli@flagstaffaz.gov)

-----Original Message-----

From: Jill Stephenson <[jillksteph@icloud.com](mailto:jillksteph@icloud.com)>  
Sent: Tuesday, March 10, 2026 2:51 PM  
To: CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>  
Subject: Proposed AI data center in Flagstaff

Commissioners,

Do we want to or need an AI data center in Flagstaff? I think there are too many proven negatives to even consider the possibility.

As of late January there were already almost 4000 data centers across the United States. At that time Arizona had 146. Why do we need more!

Studies of these centers show many negative impacts:

- they can take up valuable land, some of these campuses being the size of hundreds of football fields.

- A single, modern AI data center can use as much power as 100,000 homes. Evidence shows that the need to procure and build new energy infrastructure for data centers contribute to price increases for ratepayers. Our energy costs will rise significantly if AI centers operate as usual.

- We have limited water in our area as does much of Arizona. Data centers require huge amounts of water to cool servers. They can use from 300,000 to 5,000,000 gallons of water daily!

- Data centers rely on a constant, reliable, energy supply, which in our area would not be from renewables. The usual source is gas-fired generation, and diesel generators, which come with known health risks.

The worsened air quality not only leads to more health problems, such as asthma, heart disease, respiratory disease, etc. but also general climate deterioration. This would not positively contribute to our carbon neutrality plan goal of carbon neutral by 2030. What would the carbon footprint be?

- The noise from these facilities can reach levels that harm hearing, equivalent to that of motorcycles or jackhammers.

- We are often told that a new commercial venture such as an AI data center will bring jobs to a community. This may be true, but usually it means outsourcing the jobs not hiring community residents. The construction jobs are temporary and full-time staff ranges from only 25 to 150.

For all of the above reasons, I hope our community will discourage the idea of an AI data center in Flagstaff.

Thank you for your consideration.

Jill Stephenson

1913 E. Linda Vista Drive

Flagstaff

563-419-0391

Sent from my iPhone

**From:** Daniel Davis <danield@artofdoors.com>  
**Sent:** Wednesday, March 11, 2026 11:42 PM  
**To:** Tiffany Antol  
**Cc:** Alaxandra Pucciarelli; Michelle J. McNulty  
**Subject:** Re: PZ-26-00018: Data Centers Land Use

Hello again Planing and Zoning Team,

I wanted to follow up with my notes I intended to read during the work session at which I ran out of time. I do want to start off with, however my appreciation on all the work your team has put into this and will continue to put into it. I have not delved into much of the zoning codes, but have gone fairly deep into The IRC, IBC, NFPA 101, and NFPA 70 & 80. I do believe adopting appropriate codes and standards is best practice on how to keep people safe and insure where buildings are permitted to be they are built with quality, and adhere to local and national standards. My company believes in:

**Our Purpose** Our purpose at Art of Doors, LLC is to provide our services in a safe and efficient manner. We have a moral obligation to do what is right over what is easy!

**Our Mission** To set a new standard in the industry on how to provide quality doors while taking care of our customers and employees.

So needles to say the new standard in the industry we are wanting to set is one that is above expectations, and though we strive every day we still have a long way to go.

Even though my posture at the meeting started off against the current code changes it concludes with the opinion in our need to change them in the proper way. I thought I was going to have more time. I do think the initial draft is far too light, spongy and frothy. There is so much unknown with the effects of these data centers much like the effects of uranium mining before there was research, fracking, and many heavy industrial operations we don't yet have the proper data or language yet to be so light on this matter.

My notes below are from the work session:

Moratorium on Data Centers

Last week I sent an email to

Coconino County Chair Patrice Horstman and Board Vice Chair Jeronimo Vasquez.

In my letter I wrote:

“I am writing to ask that you support a moratorium on new AI data center construction in our county.

Artificial intelligence and robotics are creating the most sweeping technological revolution in the history of humanity. Data centers, the infrastructure powering the AI revolution, are popping up all across America. Big tech billionaires like Jeff Bezos and Elon Musk are investing heavily in this technology, not to make working people's lives better, but to make themselves even richer.

Communities like ours are standing up and fighting back against the big tech oligarchs and the data centers they're investing in. AI will likely have a catastrophic impact on the lives of working-class Americans, eliminating tens of millions of blue- and white-collar jobs in every sector of our economy. We cannot sit back and allow a handful of Big Tech CEOs to make decisions that will reshape our economy, our democracy and the future of humanity without public debate and democratic oversight.

Given the extraordinary speed at which AI is progressing and the potential impacts of data centers, we need a moratorium on AI data center construction to ensure that this technology works for working people, not just the big tech billionaires. I ask that you support a moratorium now for our county.”

I believe this is the best approach in dealing with Data centers without making specific code adoptions. I understand the city may want to get ahead of the curve and create regulations for, when the day comes we have a strategy on how to adopt codes that make sure our community is safe and aligns with The mission of the City of Flagstaff: “to protect and enhance the quality of life for all.”

I don't believe data centers are going to adhere to this mission until they can figure out how to be 100% self sustaining. Arizona cannot afford how the majority of current Data centers are operated. With major water consumption, the rise of utility costs as a result, current noise studies around allowable noise pollution vs infrasound which is still quite unknown. Infrasound is any sound below 20hz just below the human hearing range

A YouTube creator Ben Jordon recently did a video called

“Data Centers Behaving Like Acoustic Weapons “

And Thumbnail titled

“Data Centers are making you sick”

Where he travels around the country to various locations recording infrasound and does a double blind study to try to provide enough evidence to get funding for more research in his video he says:

*“Being in the presence of elevated levels of infrasound has been shown to show spikes in cortisol levels which is the hormone associated with stress and hypertension. It can cause*

*vestibular issues leading to loss of balance, vertigo and nausea. Then there's something called viro acoustic disease which suggests that infrasound can cause abnormal growth of extracellular matrices which thickens blood vessels and reduces blood flow to the brain even long after the infrasonic exposure has been shown to cause high frequency hearing loss, shortness of breath, anxiety, depression, and it even makes your heart have to work harder to pump blood. So, it's not like this anxiety based or obsessive compulsive thing where an unpleasant feeling or an unusual situation makes you manifest symptoms.*

*We know that infrasound can tangibly harm your health in a very real and measurable way. And there are potentially millions of people being subjected to these low oscillations of pressure waves and not realizing it or understanding the cause of some of the aforementioned symptoms that they might be experiencing.”*

In closing the video Ben Jordon concludes:

*“And right now is the time to have your local community and legislators set a standard for what is acceptable levels of power use, water use, air pollution, and noise and infrasound pollution.”*

In order to do this we need to start measuring current infrasound levels to set a baseline and set regulations on infrasound. If water consumption, power, and audible noise solutions are met then we still have what's below the audible spectrum that clearly affects people in negative ways. I understand you can't currently legally require 100% sustainable, green, off the grid and with no side effects. So this is why I think a moratorium on data centers in our greater Flagstaff area is a good solution until more data is collected and research is done. Would we allow uranium mining drilling for oil or fracking in our city limits? I think data centers deserve a different classification all together. If there is a better way to do this I'm open to other solutions.

Thank you for your time especially if you read to the end.

I look forward to your thoughts and hard work that doesn't go unnoticed.

See you guys at the next one!


"Everybody deserves beautiful well working doors."




**Daniel Davis, F**

OWNER | CHIEF OPERATION

**Art of Doors, LLC**

 [danield@artofdoors.com](mailto:danield@artofdoors.com)

 928-699-5097

 [www.artofdoors.com](http://www.artofdoors.com)

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On Wed, Mar 11, 2026 at 5:40 PM Daniel Davis <[danield@artofdoors.com](mailto:danield@artofdoors.com)> wrote:

Here is the YouTube referenced in the meeting:

[https://youtu.be/\\_bP80DEAbuo?si=xQfUiUnuRLyOcCKQ](https://youtu.be/_bP80DEAbuo?si=xQfUiUnuRLyOcCKQ)


"Everybody deserves beautiful well working doors."




**Daniel Davis, F**


OWNER | CHIEF OPERATIO

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AZROC 297186 CR-7

[artofdoors.com](http://artofdoors.com)

Mobile: 928-864-9339

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On Tue, Mar 10, 2026 at 9:22 AM Daniel Davis <[danield@artofdoors.com](mailto:danield@artofdoors.com)> wrote:

Good Morning Tiffany,

I truly appreciate your quick response to my email, and greatly appreciate you taking the time to address my concerns.

I look forward to seeing you guys at the work session.

Thank you,

Daniel A. Davis FDAI

ART OF DOORS, LLC ROC 297186 CR-7

(928)-864-9339

[DanielD@artofdoors.com](mailto:DanielD@artofdoors.com)

Artofdoors.com

On Mar 10, 2026, at 8:43 AM, Tiffany Antol <[TAntol@flagstaffaz.gov](mailto:TAntol@flagstaffaz.gov)> wrote:

Hi Daniel,

We do not have any current applications for data centers in the city limits. There have been a lot of conversations about Data Centers lately and we were recently asked by the Arizona League of Cities and Towns how we handle a Data Center should one submit. We realized as part of that conversation that we did not have the regulatory framework to handle this land use.

Yes, we are trying to get ahead of the curve on how we would handle data centers.

Please let me know if you need anything else.

**Tiffany Antol, AICP**

Zoning Code Manager

City of Flagstaff - **Planning & Development Services**

211 W Aspen Avenue

Flagstaff, AZ 86001

Phone: (928) 213-2605

Email: [tantol@flagstaffaz.gov](mailto:tantol@flagstaffaz.gov)

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**From:** Daniel Davis <[danield@artofdoors.com](mailto:danield@artofdoors.com)>

**Sent:** Sunday, March 8, 2026 12:05 PM

**To:** Alexandra Pucciarelli <[APucciarelli@flagstaffaz.gov](mailto:APucciarelli@flagstaffaz.gov)>; Michelle J. McNulty <[Michelle.McNulty@flagstaffaz.gov](mailto:Michelle.McNulty@flagstaffaz.gov)>; Tiffany Antol <[TAntol@flagstaffaz.gov](mailto:TAntol@flagstaffaz.gov)>

**Subject:** PZ-26-00018: Data Centers Land Use

Hello Planning and Zoning team!

I am writing concerning the recent planned work session to discuss changing the zoning code regarding data centers. I am interested in closely monitoring how this is handled. Before I get involved I wanted to email your team to understand the intention of the proposed changes.

Are there current plans for data centers in the city limits?

Are you trying to get ahead of the curve and be ready for when requirements arise on how to handle them?

I care deeply about our community and want to try to be sensible about anything I get involved with. I appreciate the opportunity for community involvement, and look forward to the discussion.

Thank you,

<~WRD0000.jpg>

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**From:** Tiffany M. Snider  
**Sent:** Tuesday, March 17, 2026 8:24 AM  
**To:** Michelle J. McNulty; Tiffany Antol; Lee Williams  
**Cc:** Council  
**Subject:** Fw: Zoning for Data Centers

Hi Team,

Here is a message from the Council inbox regarding Data Centers for your information.

Thanks,  
**Tiffany Snider**  
Executive Assistant  
City of Flagstaff  
(928) 213-2015



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**From:** Erin Mahan <[erintmahan@gmail.com](mailto:erintmahan@gmail.com)>  
**Sent:** Tuesday, March 17, 2026 3:29 AM  
**To:** Stefan Sommer <[stefan.nazcca@gmail.com](mailto:stefan.nazcca@gmail.com)>  
**Cc:** CD P and Z Commission <[CDPandZCommission@flagstaffaz.gov](mailto:CDPandZCommission@flagstaffaz.gov)>; Council <[Council@flagstaffaz.gov](mailto:Council@flagstaffaz.gov)>  
**Subject:** Re: Zoning for Data Centers

Hello Stefan and Flagstaff decision makers,

Stefan, thank you for sharing this letter. I would like to add an additional perspective for the Flagstaff Planning and Zoning Commission and the Mayor and Council.

My name is Erin Mahan. I serve as Vice President of a global trade alliance focused on interoperability and interconnection standards for distributed renewable energy. I am currently in Europe working with smart grid laboratories and research institutes that are preparing electricity systems for large new loads associated with electrification, artificial intelligence, and digital infrastructure.

Just yesterday I had a fascinating discussion with European grid researchers about the rapid expansion of data centers and how climate-conscious jurisdictions are addressing the associated challenges. The takeaway was *not* that data centers should automatically be blocked, but that communities must establish clear requirements to ensure these facilities strengthen rather than undermine climate goals and resource security.

If data centers increase electricity demand on the existing grid and compete for scarce water resources, that is clearly problematic for communities like Flagstaff. However, if

they are required to build additional renewable capacity and fund infrastructure improvements, they could potentially accelerate clean energy deployment while protecting local residents from increased costs. Facilities must **tangibly demonstrate** how they support grid stability and land resources. Projects are increasingly expected to co-develop renewable generation or provide flexibility services to the grid rather than simply adding new demand. New facilities must participate in **waste heat reuse systems**, where excess heat from servers is captured and used to warm homes or greenhouses, turning what would otherwise be waste energy into a community resource.

Microsoft and Google facilities are now designed to operate with minimal or zero potable water for cooling. I just worked with the interconnection engineer from Caterpillar who assured me that **air-cooled or closed-loop cooling systems eliminate evaporative water loss** for most of the year. Other projects are using reclaimed wastewater instead of drinking water, of course. I wonder if a data center could also **fund a biochar pilot for Snowbowl**, to reduce their dependence on nasty wastewater that impacts nitrogen levels of the farmers underneath them.


Large technology companies are also investing in watershed restoration and water replenishment programs, committing to restore more water to local ecosystems than their facilities consume through conservation projects, aquifer recharge efforts, and agricultural water efficiency initiatives. These examples illustrate an important principle: the issue is not simply whether data centers exist, but whether they are required to operate in ways that align with community priorities.

For a community like Flagstaff, several criteria could help guide responsible decision making:

- Require developers to procure or build dedicated renewable energy capacity sufficient to cover their electricity demand
- Ensure that ratepayers are not subsidizing grid upgrades needed to support these facilities
- Require the use of non-potable or recycled water for cooling wherever possible
- Encourage cooling technologies that minimize or eliminate water consumption
- Require transparent reporting on electricity consumption, water use, and emissions impacts
- Evaluate whether projects contribute to or undermine Flagstaff's Net Zero by 2030 goals

Communities across the United States and Europe are wrestling with the same challenge: how to manage the rapid growth of digital infrastructure without placing new burdens on local residents or natural resources. For that reason, the conversation may be more productive if we shift from “block all data centers” to “only allow development that protects community resources and advances our climate goals.” This framework gives policymakers clear criteria while preserving the City's ability to protect water resources, maintain electricity affordability, and uphold Flagstaff's climate commitments.

Thank you for your thoughtful consideration.  
Best regards,  
Erin

Erin Mahan  
Board Member, [NAZCCA.org](https://www.nazcca.org)  
VP, Membership and Regulatory Affairs  
[SunSpec Alliance](#)  
+1 530-204-8172  
[Let's connect on LinkedIn](#) 

On Thu, Mar 12, 2026 at 3:02 AM Stefan Sommer <[stefan.nazcca@gmail.com](mailto:stefan.nazcca@gmail.com)> wrote:

Dear Planning and Zoning Commission and Flagstaff City Council,

I write to urge you to block the building of Data Centers (DC) in or near Flagstaff in every way you can. These DCs take two very important resources from our community that we do not have in abundance and those are WATER and ENERGY. As APS asks for another electricity rate hike in its ongoing efforts to charge more, the massive energy requirements of DCs will push the ratio of supply and demand in the wrong direction. The added drain of DCs will further boost pressure for rate hikes.

This will also make it harder for the City of Flagstaff to achieve its goal of Net Zero Emissions by 2030. Unless the DC developers build sufficient clean renewable electricity generating capacity to cover their needs it will mean higher carbon emissions.

Water is a scarce resource, and it will continue to get scarcer as Climate Change heats our region and increases evaporative loss and more variable precipitation.

So, DCs take away our water and energy resources and do not provide anything positive in return. Other communities that have had DCs built have not seen any economic benefits, but only costs (<https://www.nytimes.com/2025/10/20/technology/ai-data-center-backlash-mexico-ireland.html>). Some might argue that these DCs provide the benefit of AI, but is that any benefit to us? Some of the primary uses of AI are to police social media, support the creation of deep-fake misinformation, and keep track of people's personal information to sell them things they don't need. Do we really want to pay our money, water, and energy to support these kinds of Big Brother AI Data Centers to control our society? I think the answer is an emphatic NO.

Please protect our money, our resources, and our freedoms by blocking all development of DCs!

Best Wishes!

## Stefan

Dr. Stefan Sommer

Director of Education (retired), NAU Merriam-Powell Center for Environmental Research

Adjunct Faculty, Center for Adaptable Western Landscapes <https://www.cawl.nau.edu/>

Board of Directors, Northern Arizona Climate Change Alliance [www.NAZCCA.org](http://www.NAZCCA.org)

Editor/Author, *Spotlight on Climate*, monthly column for the AZ Daily Sun

[https://azdailysun.com/search/?msa=edition&app=editorial&d1=&d2=&s=+start\\_time&sd=desc&l=25&t=article&q=%22Spotlight+on+Climate%22&d1=&d2=&utm\\_source=newsvu&utm\\_medium=qr&utm\\_campaign=DOE](https://azdailysun.com/search/?msa=edition&app=editorial&d1=&d2=&s=+start_time&sd=desc&l=25&t=article&q=%22Spotlight+on+Climate%22&d1=&d2=&utm_source=newsvu&utm_medium=qr&utm_campaign=DOE)

<https://www.nazcca.org/spotlight-on-climate>

Executive Producer, *Spotlight on Climate Radio Show*, KSZN 101.5 FM [www.RadioSunnyside.org](http://www.RadioSunnyside.org),

<https://www.nazcca.org/spotlight-radio>

Executive Producer, *A River Reborn: the Restoration of Fossil Creek*

Executive Producer, *Treasuring Our Natural Heritage*, <https://www.youtube.com/playlist?list=PLPW0553Kk2lcohmq9fV3SwjMUVNLnqzT>

Center for Adaptable Western Landscapes <https://www.cawl.nau.edu/>

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[Stefan.Sommer@nau.edu](mailto:Stefan.Sommer@nau.edu)