



## South County Federation Resolution

### DATA CENTER REGULATION AND IMPACT

**Whereas**, Northern Virginia is currently experiencing notable growth in the number and scale of data centers, and projections indicate that this expansion is likely to persist;

**Whereas**, data centers occupying 100,000 square feet typically require between 20 to 100 megawatts of energy and approximately 18,000 gallons of water daily, as well as several backup diesel generators, ranging from 5 to 25, each with a capacity of four megawatts, to maintain essential services during power disruptions;

**Whereas**, the environmental and economic implications of data centers have drawn increasing attention over recent years;

**Whereas**, the metrics needed to assess the various impacts of data centers are just starting to be developed, including measures of water usage for specific computational tasks;

**Whereas**, the Virginia legislature has experienced challenges in establishing comprehensive regulations related to the siting and operation of data centers;

**Whereas**, the resolution presented below is intended neither as an endorsement nor a rejection of any specific data center development, but rather seeks to ensure that the citizens of Fairfax County are safeguarded against potential challenges, including increased electrical rates related to necessary infrastructure improvements, rising costs for water usage linked to greater processing needs, and any potential increases in air pollution and noise associated with data center operations;

**Therefore**, the South County Federation resolves that our Fairfax County Board of Supervisors establish a County Staff Advisory Working Group to gather, evaluate and assess the impacts of data centers on the county and its residents and environment, and make such information available to the Planning Commission, the Board of Supervisors and the public on a continuing basis. The nonpartisan advisory group shall contain a representative appointed by each of the Supervisors and also representatives from the Fairfax Federation of Citizens Association, the

Fairfax County Water Authority and any other individuals the Board of Supervisors deems appropriate to adequately represent the interests of the community.

The Advisory Group shall take the lead for gathering information relevant to all of the different aspects presented by data center development to include, but not be limited to: energy requirements, and any associated costs for additional substations or lines or other infrastructure, which shall be borne by the data centers rather than being passed on to subscribers by Dominion energy; water usage to include whether or not gray water can be used and if gray water is used what, if any, additional treatments may need to be taken with the effluent; air quality impacts to include those for any standby diesel power sources; recommended setback distances from residences, schools, churches, and any other buildings or facilities that could be impacted by the data center (see photos below); noise requirements and setback distances to insulate nearby residences from any offensive or continuous noise generated by data centers.

The Advisory Group shall develop a checklist of items to be reviewed by the Planning Commission and the Board of Supervisors when reviewing applications from data centers similar to but much more extensive than the attached checklist.

The Advisory Group may also develop and recommend requirements and restrictions regarding locating and operating data centers within Fairfax County for Board of Supervisors approval.

The Board of Supervisors should also critically review any and all grants and tax incentives offered to attract data centers. The impacts of such incentives and waivers shall be reevaluated in any era of scarce resources and budget cutting.

These conditions should not be perceived as casting aspersion on data center development. They are not to be construed as opposing data center development but rather to ensure that Fairfax County has sufficient data and information and a comprehensive understanding of the impacts and benefits associated with the long-term operation of multiple data centers and that this information is fully reviewed and properly evaluated prior to County approval.

  
\_\_\_\_\_  
President

2/11/2026  
\_\_\_\_\_  
Date

There is also a property value component for residents as well.



Data centers owned and operated by Amazon Web Services in Ashburn. These are a few of the 199 complete buildings, with 117 in development, that make up Loudoun County's "Data Center Alley."

