

# Welcome



**Thank you for joining the Cheyenne community meeting about the proposed Microsoft datacenter projects**

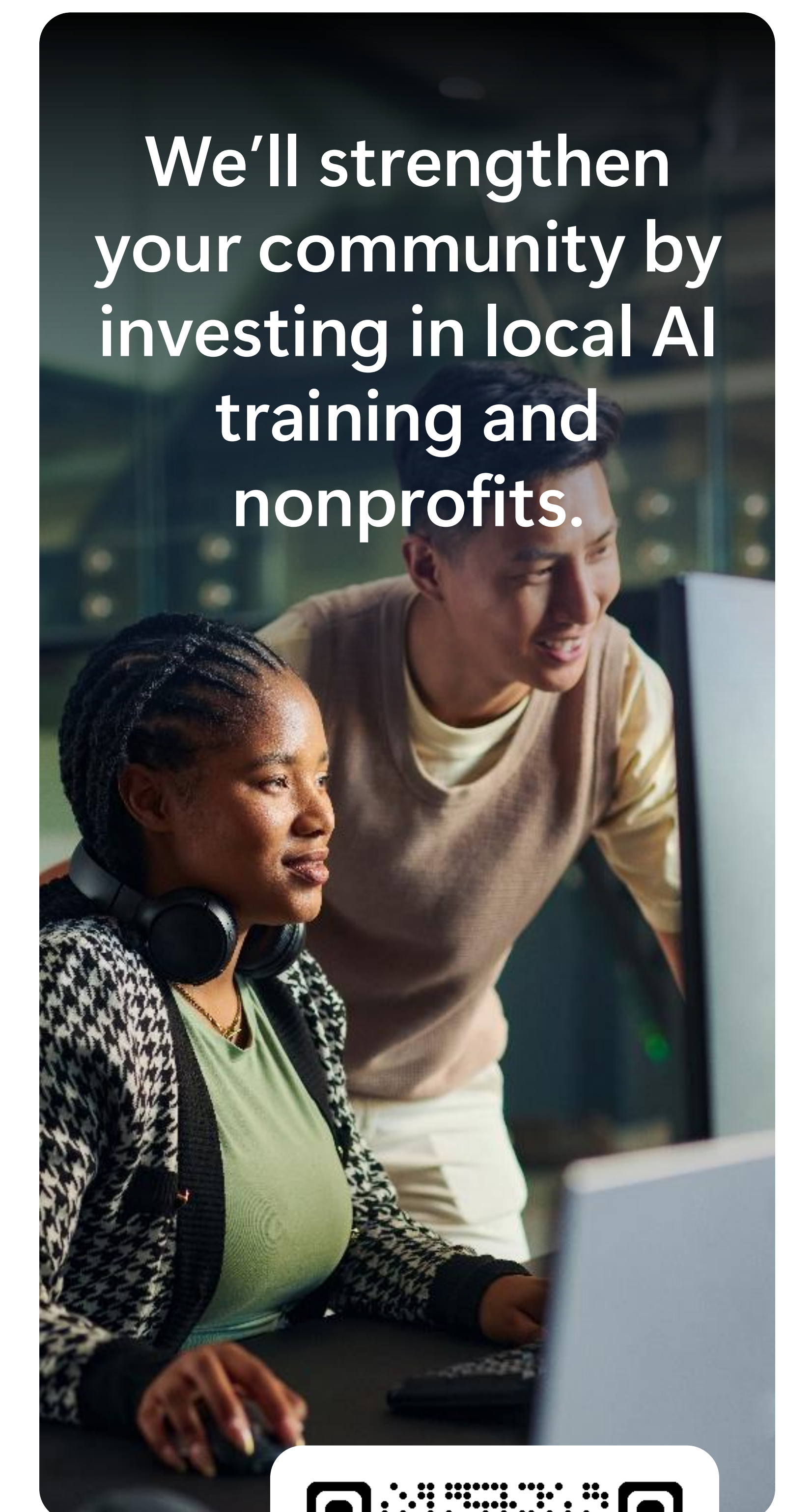
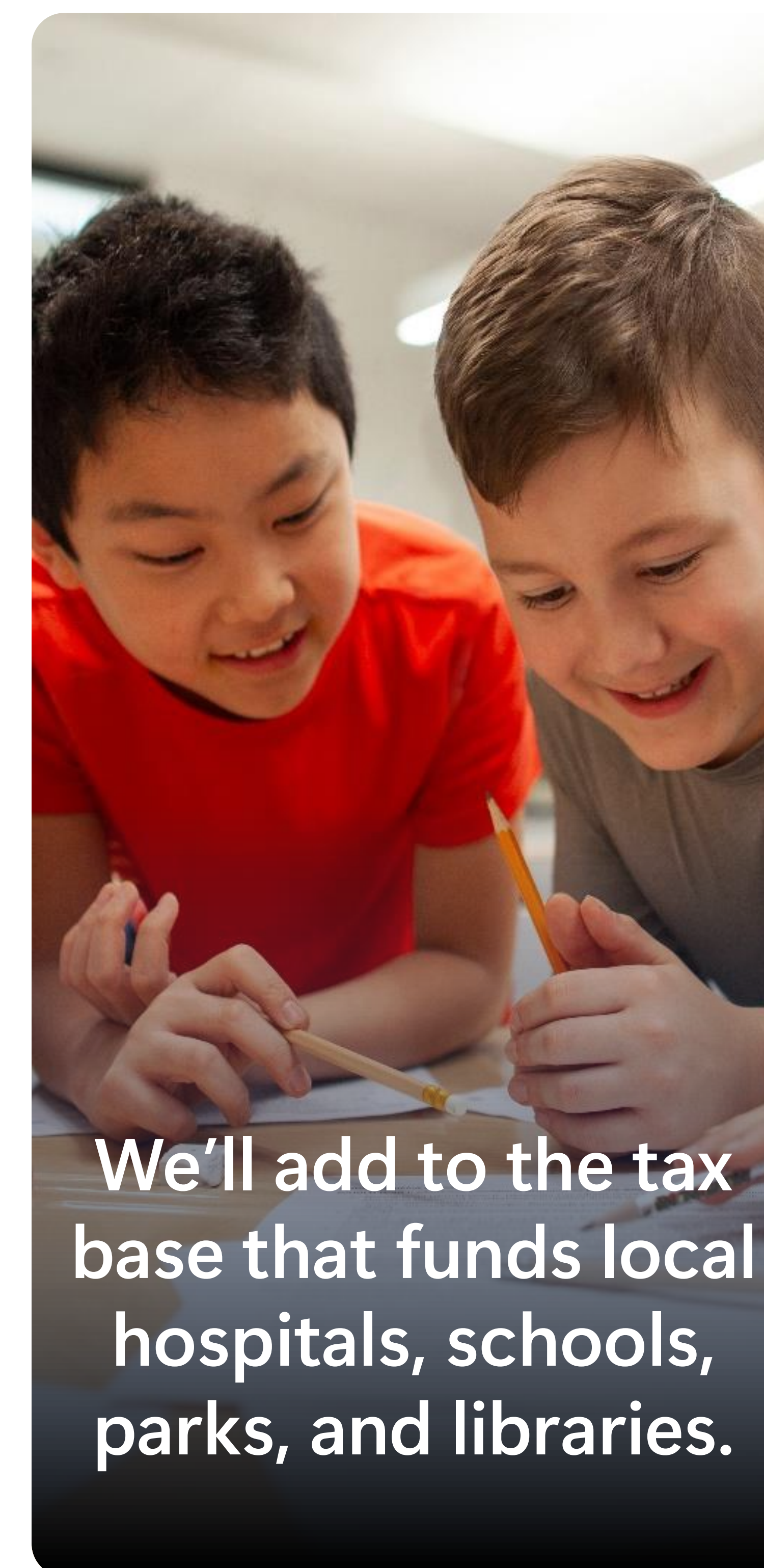
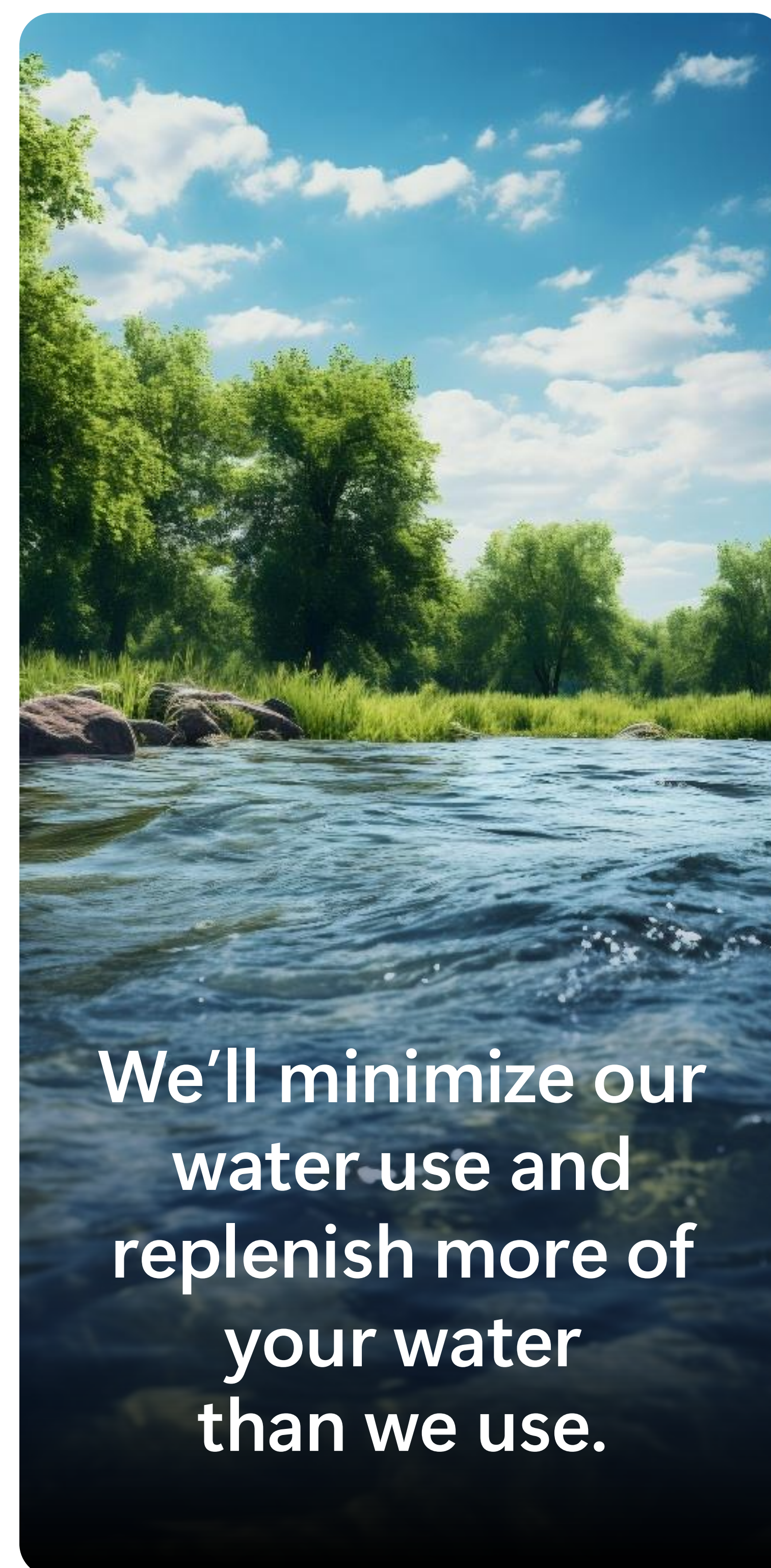
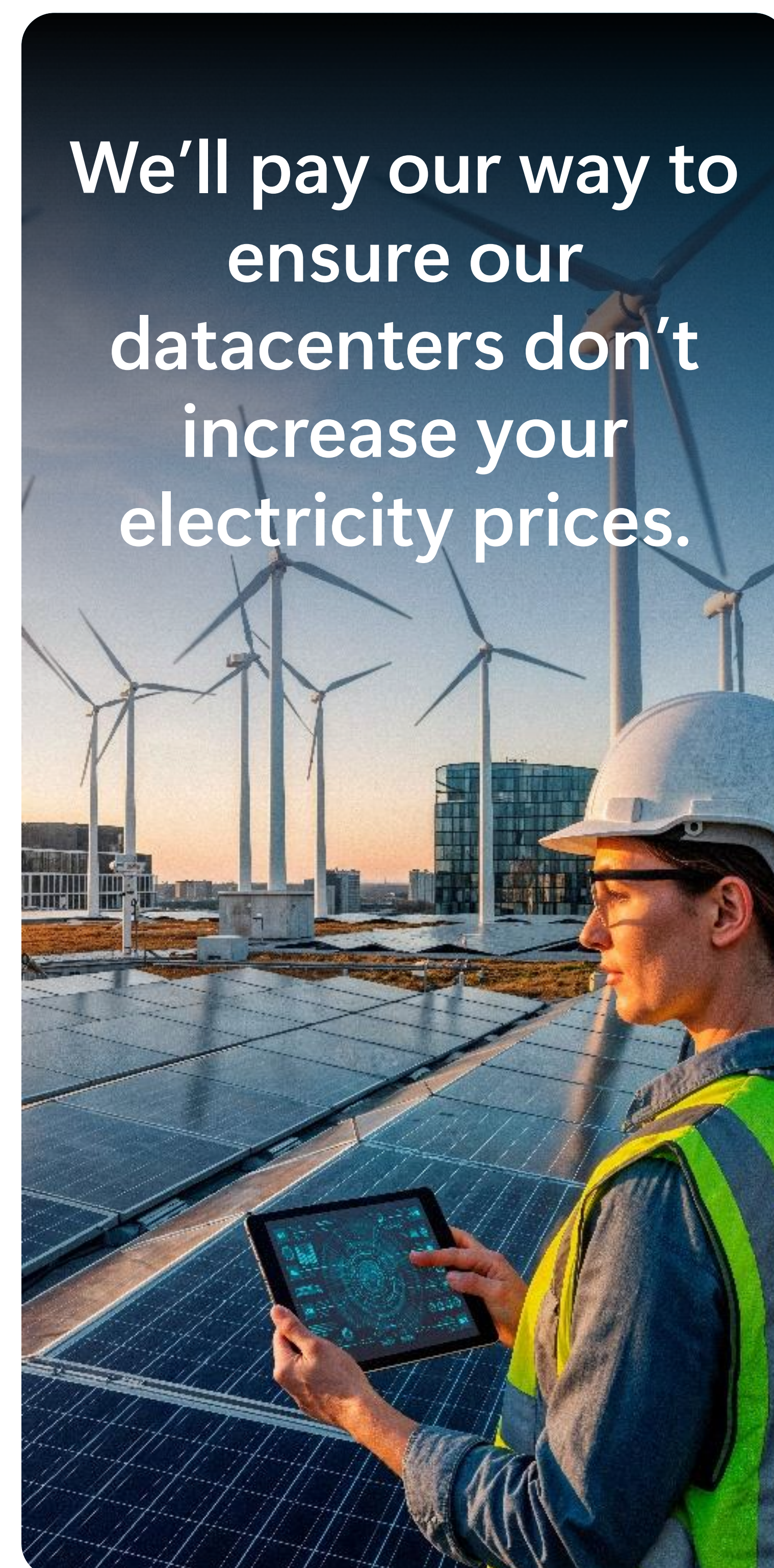
**Microsoft has operated datacenters in Cheyenne for more than 14 years.** We plan to expand by purchasing land for future development. This begins a multi-year review process with City of Cheyenne and opportunities for public input. We are sharing what we know now and will keep the community informed as the projects move forward.

**Tonight's meeting is an open house.** Please visit the stations, view the materials, and talk with our staff.

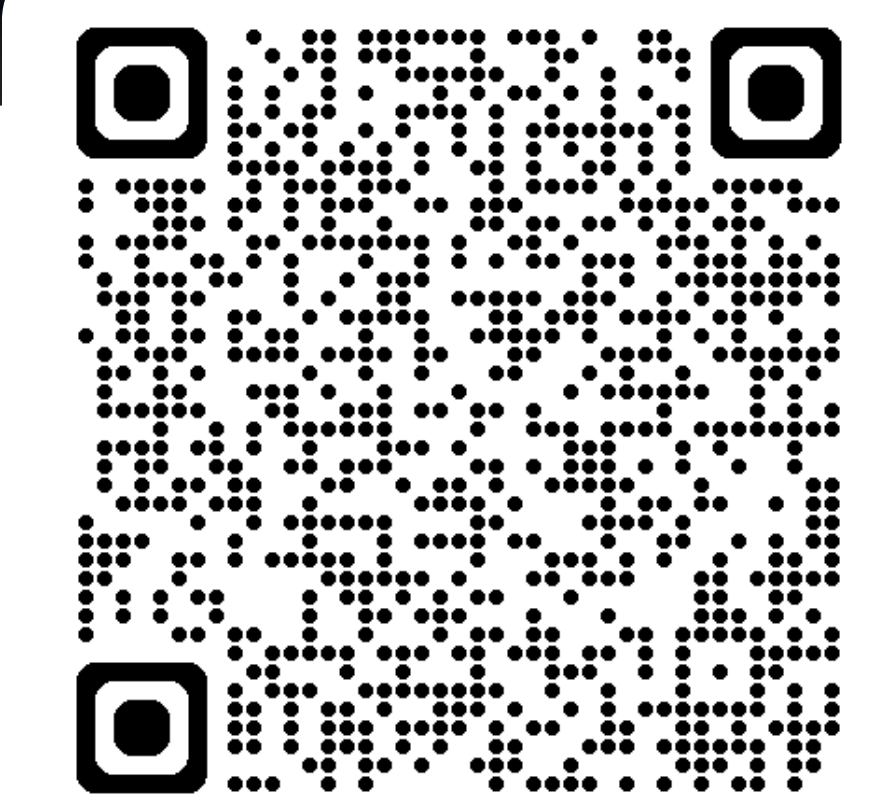
**We would be delighted to answer questions you may have.**

# Building Community-First Infrastructure

The Microsoft Community-First Infrastructure initiative centers on being a good neighbor in the communities where we build, own, and operate our datacenters.



Scan the QR code to learn more



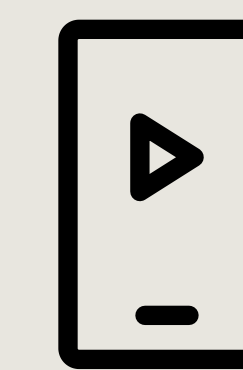
# Datacenters are the infrastructure that delivers the cloud

The cloud plays a **significant role in our everyday lives**, enabling remote work and learning, global collaboration, supporting discovery and innovation, and importantly, powering critical life and safety services.

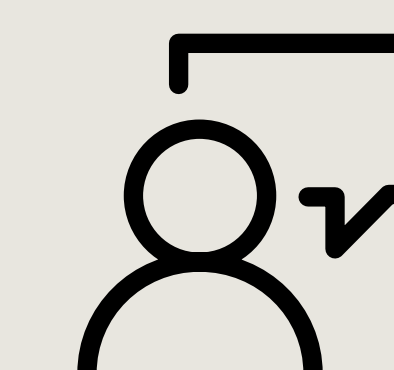
Datacenters have become integral to our lives, from connecting with family and friends, to facilitating contactless payments and remote working, our modern lives are reliant on the functionality datacenters provide and demand is growing.

**Organizations in Cheyenne rely on the Microsoft Cloud**, including companies large and small, startups, governments, hospitals, banks, schools, and more.

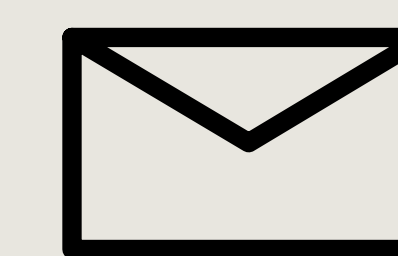
## Datacenters power our digital world



Streaming videos



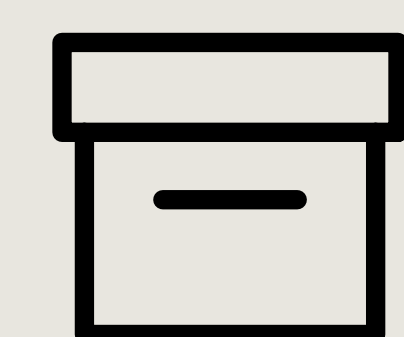
Collaboration



Email



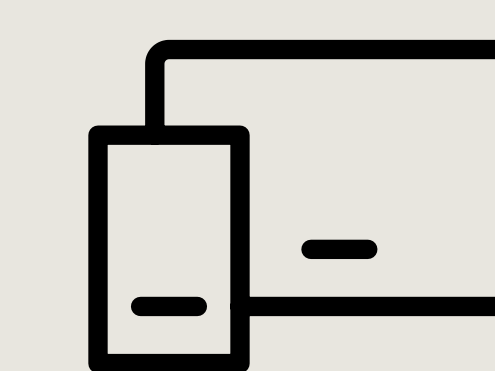
Online banking



File storage



Online shopping



Mobile apps

# Who uses the Cloud

The Microsoft cloud serves over **1 billion** customers and over **20 million** companies worldwide.

Over **95% of Fortune 500** companies run Microsoft Azure.

Many companies and public sector agencies with strong ties to Wyoming, use the Microsoft Cloud to modernize and digitize their operations.

Non-profit and IGO



Defense and Intelligence



Retail and Consumer Goods



Telecommunications and Media



Professional Business Services



Education + Healthcare



# Community-first commitments

Microsoft's 5-point plan to partner with local communities across the United States

1

**We'll pay our way to ensure our datacenters don't increase your electricity prices.**

- Pay utility rates that are high enough to cover our electricity costs
- Collaborate with utilities on plans to add the electricity we will need
- Innovate to make our datacenters more efficient
- Advocate for public policies needed for affordable, reliable, and sustainable power

2

**We'll minimize our water use and replenish more of your water than we use.**

- Reduce the amount of water our datacenters use
- Replenish more water than we use
- Provide greater local transparency
- Advocate for public policy that helps minimize water use

3

**We'll create jobs for your residents.**

- Invest in partnerships to train local construction workers
- Expand our Datacenter Academy program to train more individuals for ongoing operations roles
- Encourage local policymakers to support new job opportunities

4

**We'll add to the tax base that funds first responders, schools, parks, and libraries.**

- We won't ask municipalities to reduce their local property tax rates for datacenters
- We'll support policies to invest the added taxes we pay in the vital services the community cares about

5

**We'll strengthen your community by investing in local workforce training and non-profits.**

- Partner with schools, community colleges, and universities to provide workforce training
- Support adults with modern tools and skills through learning hubs in local libraries
- Support technology skills training for businesses
- Invest in local non-profits

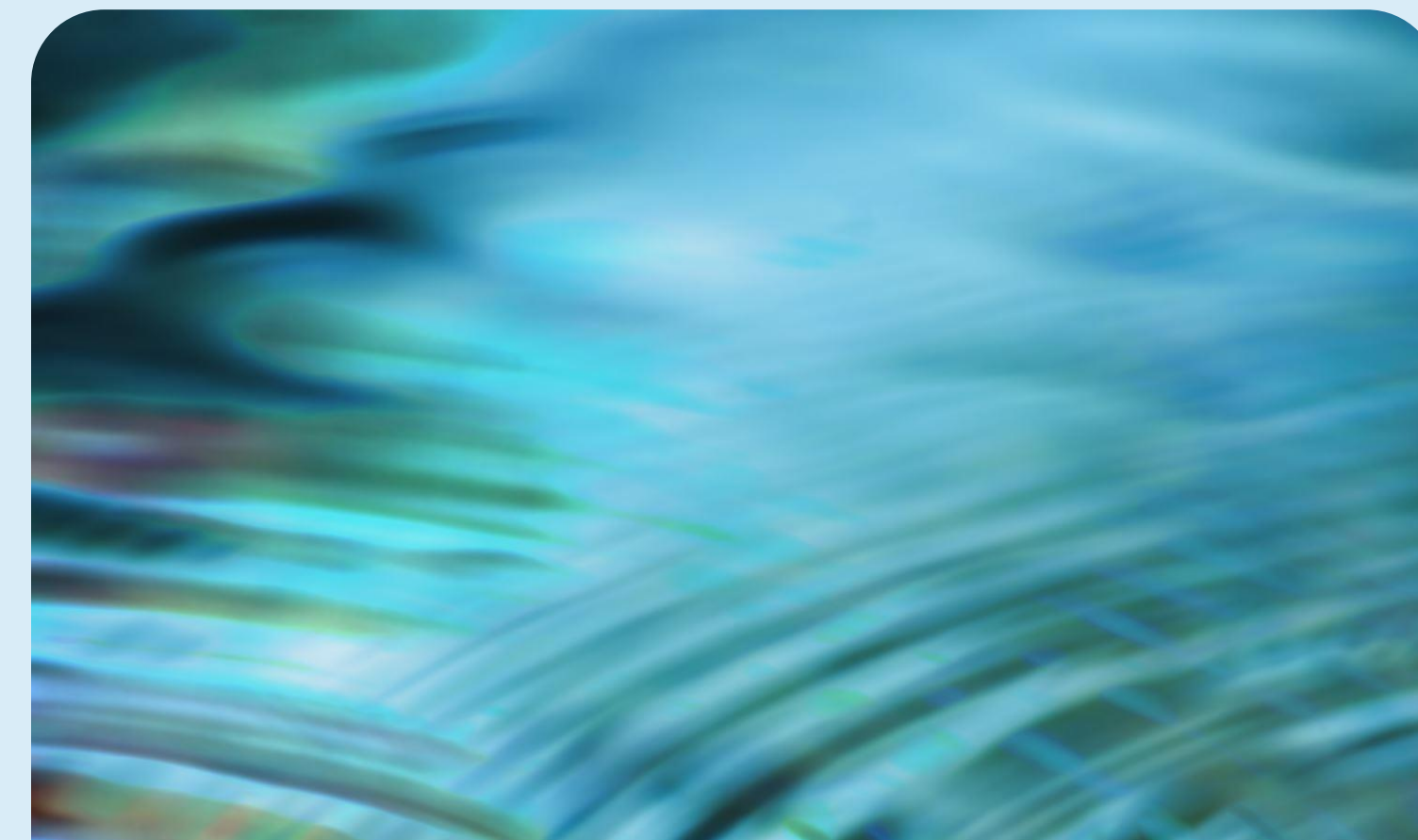
# Our Community-First work is already underway across America



## Paying our own way

In Iowa, we partnered with West Des Moines Water Works to **fund a municipal water tower and aquifer storage well**, adding system reliability and flexibility for future needs.

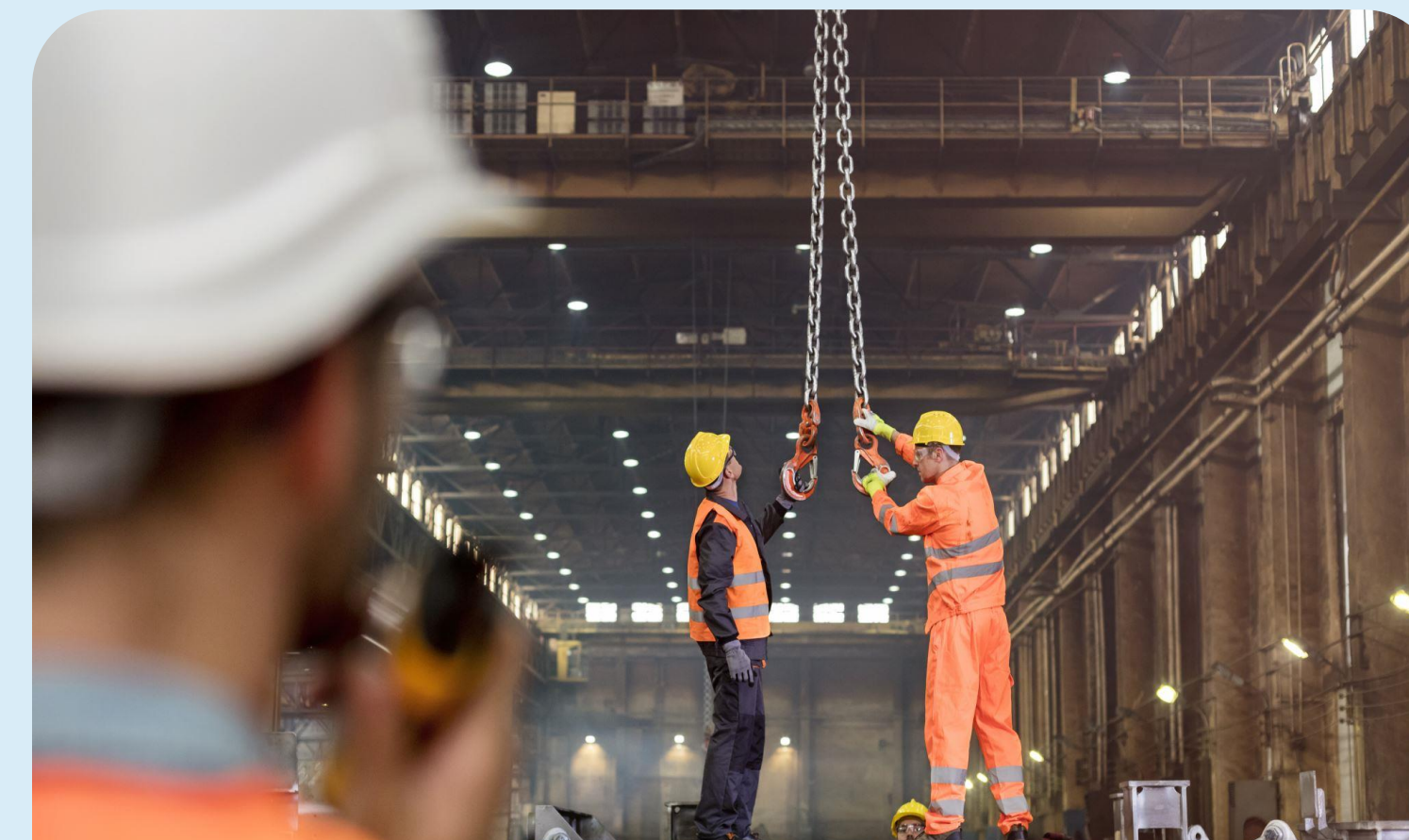
We fully funded major water and wastewater infrastructure in Mecklenburg County, Virginia, **doubling capacity at two water treatment plants and one wastewater treatment plant.**



## Replenishing more water than we use

We're **restoring wetlands and improving agricultural drainage practices** along the Des Moines River upstream of Des Moines, Iowa, to reduce nutrient runoff, lower flood risk, and improve water quality.

We're partnering with Tribal nations and local water managers in Arizona on projects that **recharge groundwater and reduce water losses** in the Lower Colorado River Basin, one of the most water-stressed regions in the US.



## Creating local jobs

Datacenters in Loudoun, Mecklenburg, and Prince William counties in **Virginia employ ~1,180 people as of 2025** and new builds will support **5,190 construction jobs and 21.2 million workhours.**

Central Washington datacenter construction and operations generate approximately **\$134 million in annual labor income**

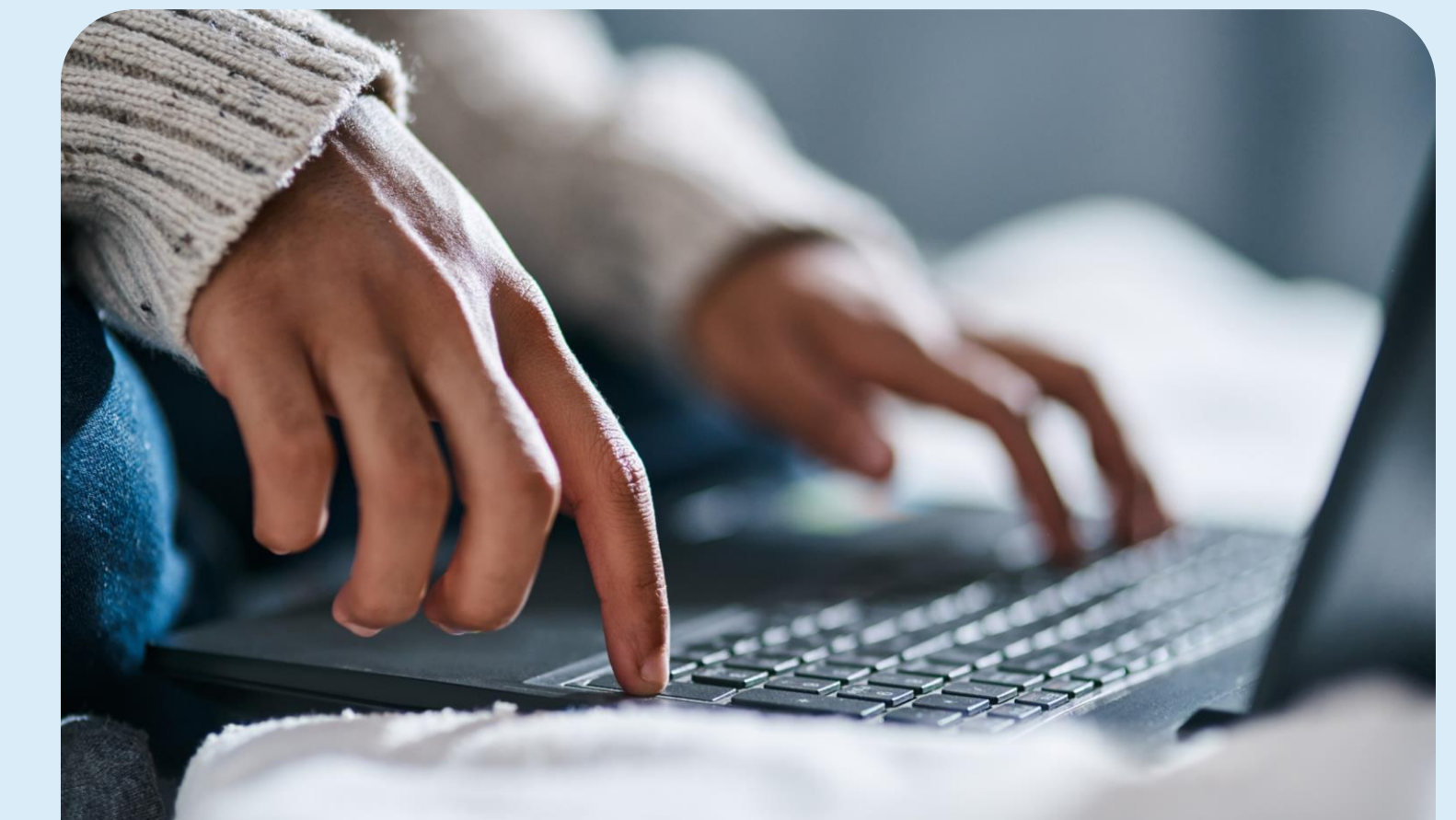


## Adding to the tax base

**West Des Moines** datacenters have supported approximately **\$182M in city street and utility improvements**, according to city officials.

In 2024, Microsoft paid \$26.4M in **Central Washington** property taxes, representing **14.8% of all property taxes in Douglas and Grant counties.**

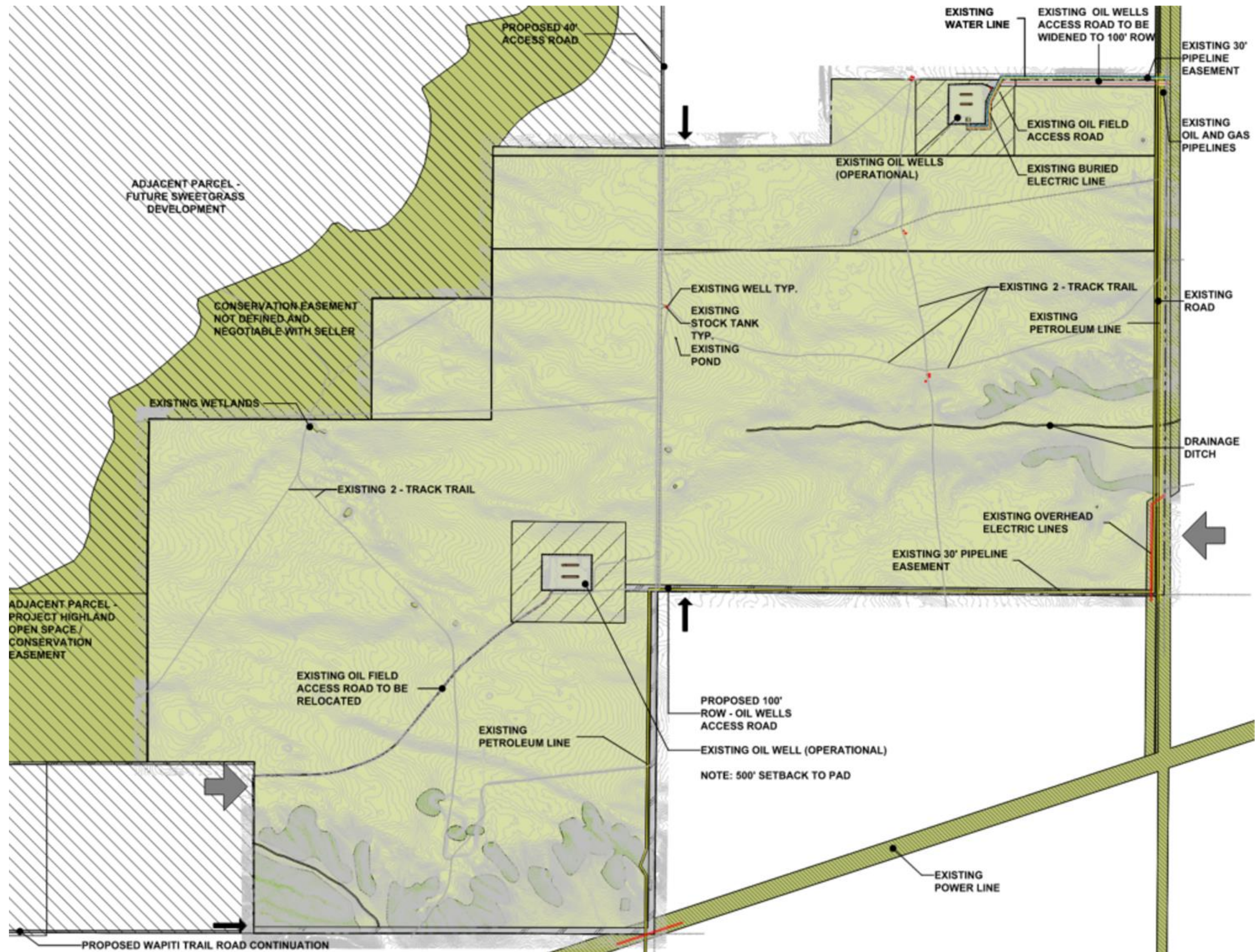
In 2025, Microsoft was the **#1 highest** taxpayer for the City of **Cheyenne.**



## Investing in training

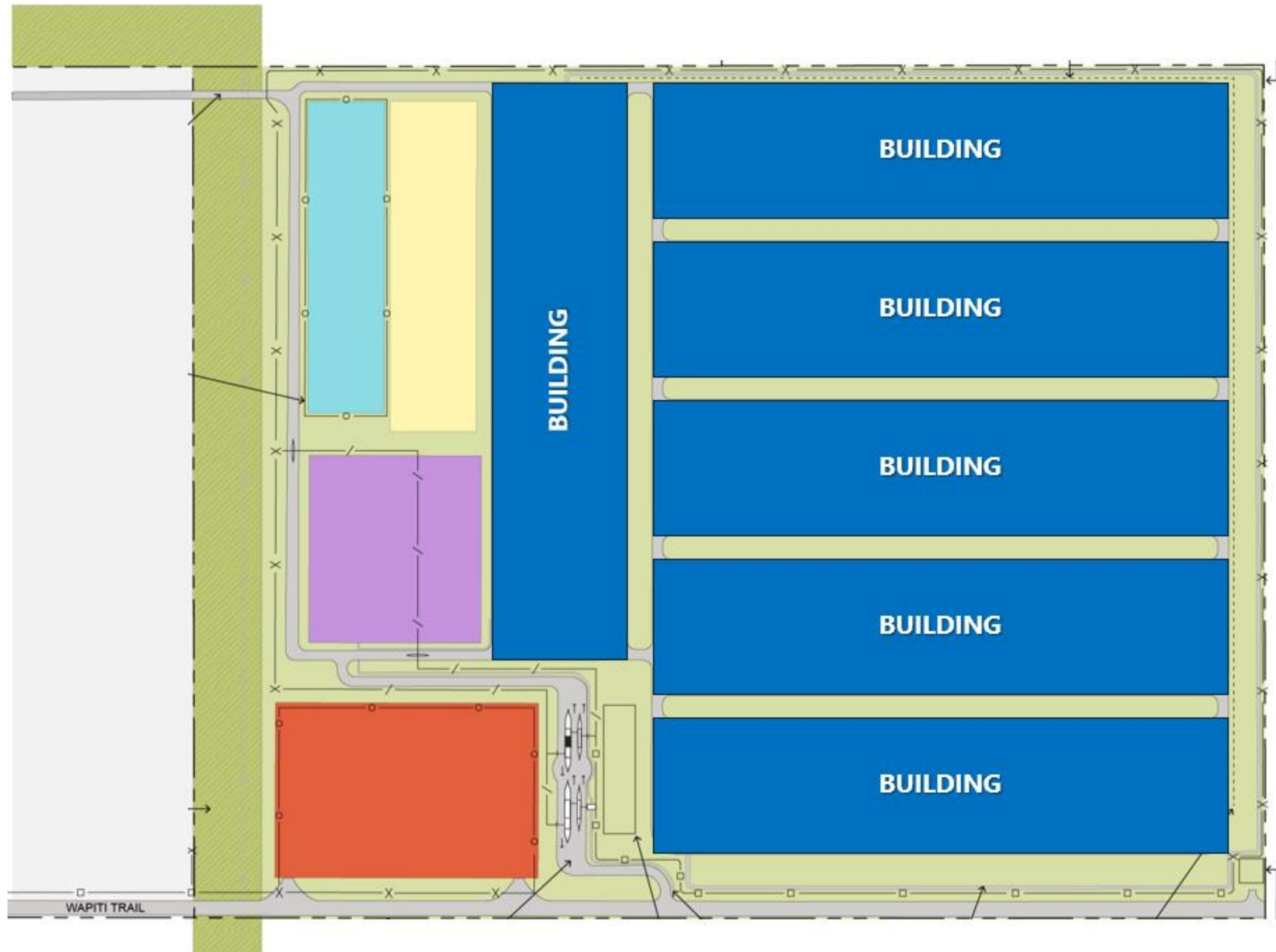
To support local workforce training and career pathways into datacenter and IT roles, we established the Microsoft Datacenter Academy and **funded datacenter academy scholarships and programs** across 36 education partners in 26 locations.

We look forward to continuing our investment in projects like these in Wyoming

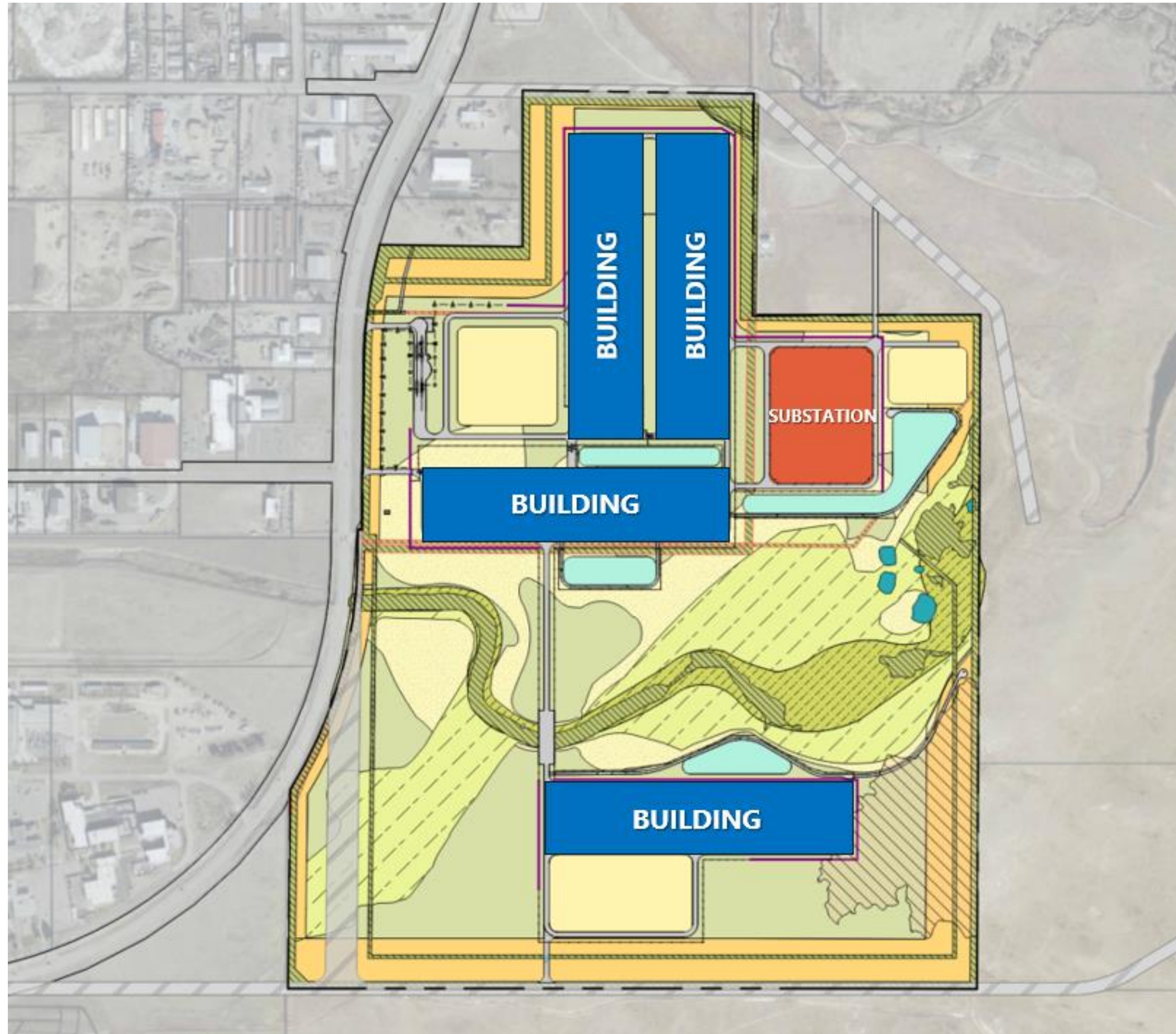


# Draft Site Plan Project Highlands

Preliminary - Subject to change



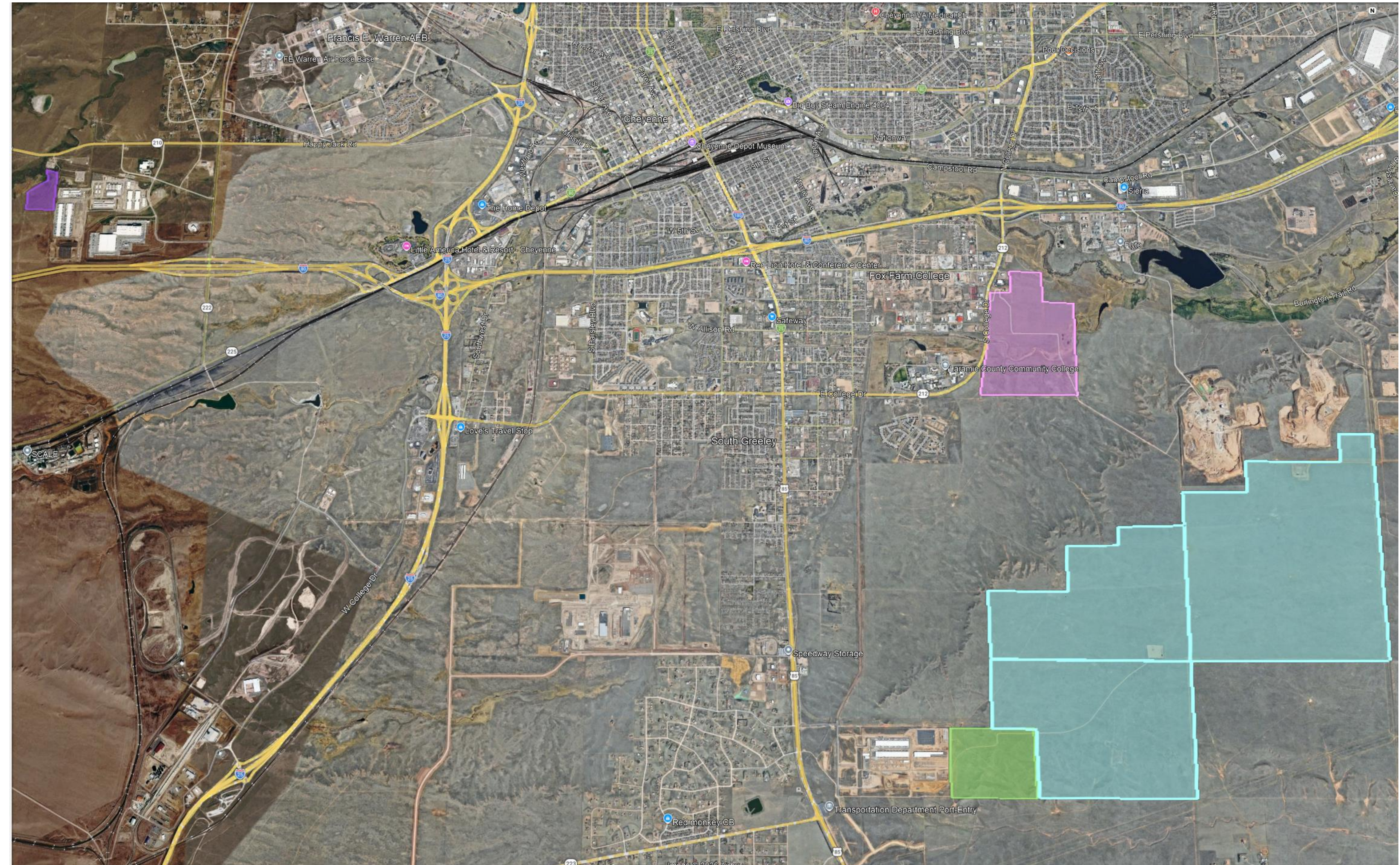
# Draft Site Plan Project Swain



## Draft Site Plan Project Read

# Our proposed expansion

- ~3,670 acres under evaluation across four potential sites
- Early in the planning process – site designs and engineering are not yet finalized
- Development will occur over a long-term, phased timeline (not immediate buildout)
- Advancing annexation and rezoning to enable datacenter use through the standard City process
- Coordinating with local partners to complete traffic, water/wastewater, and power studies

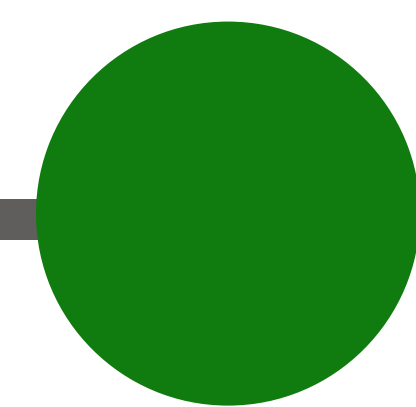


# Traffic and roadway

Planning ahead to support safe and efficient infrastructure

## Planning & Studies

- Traffic studies evaluate current conditions and future growth
- Identify roadway and intersection improvements
- Coordinate with local agencies
- Improvements completed prior to development

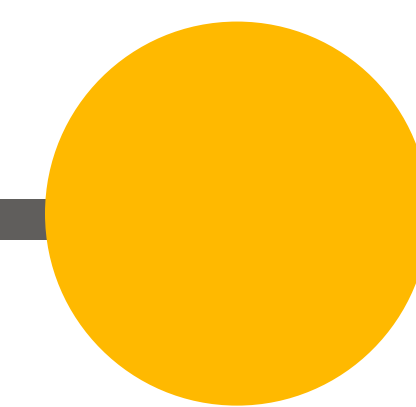


**Planning**

Neutral Impact

## Construction (Staged Development Traffic)

- Temporary increase in traffic
- Designated haul routes
- Managed with local agency coordination
- Focus on safety

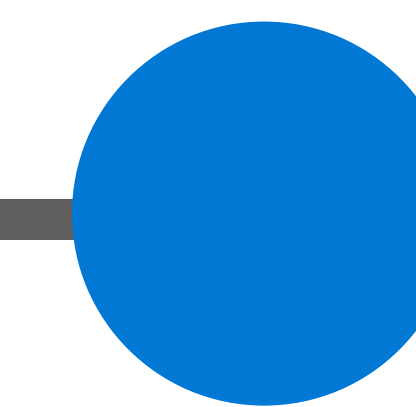


**Construction**

Medium Increase

## Operations (Long-Term)

- Traffic decreases after construction
- Low daily traffic volumes
- Not a high-traffic use
- Safe and efficient access design



**Operations**

Low, Steady Traffic

# Next steps

There are six steps to establishing a new datacenter location



- We are currently in the land acquisition and early planning phase.
- We are advancing entitlement efforts while evaluating infrastructure needs to support the proposed development, including traffic, power, and water studies.
- Our design and timeline will be shaped through the City review process and ongoing community engagement, and we will incorporate that feedback as plans evolve.

**It's a marathon, not a sprint**

# Ecosystem enhancement project benefits



## Healthy soil

- Wyoming soil suffers from compaction due to grazing and freeze thaw cycles
- Healthy soils foster the rolling grasslands of Wyoming
- Sustainable practices will be implemented to ensure soil health, reducing windborne dust and erosion



## Flood protection

- Unprotected and dry soils can contribute to flooding when rainfall is limited
- Harboring natural grasslands establishes erosion protection and leads to healthy soils



## Habitat

- Wyoming is home to a diverse array of species specific its unique geography and climate
- Pronghorn antelope, mule deer, and variety of raptor species thrive in the unique habitat created by mixing the Rocky Mountains and the rolling plains of the Mid-West to create Wyoming's unique High Plains

# Prioritizing sustainability in our datacenters

## Energy

- We met our **2025 renewable energy goal** by purchasing enough renewable energy to match 100% of the electricity used across our datacenters, buildings, and campuses
- Growing **new** renewable energy generation capacity through Power Purchase Agreements (PPAs)
- Eliminating the use of diesel for backup power by 2030



## Water

- Designing datacenters to cool with outside air when possible **minimizing water use**
- Collecting rainwater for use where feasible

## Waste

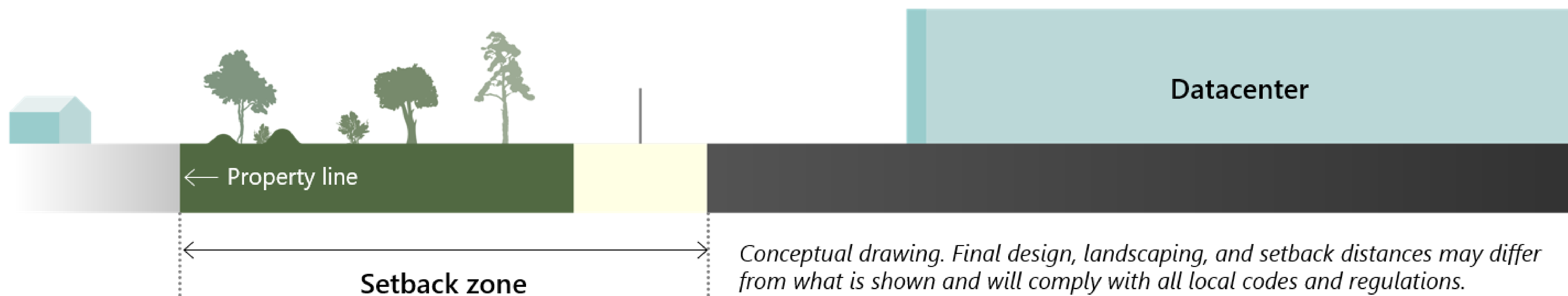
- Diverting **90 percent** of datacenter operational waste by 2030
- Building Circular Centers to **reuse servers and hardware**



## LEED Gold Certifications

- Microsoft pursues LEED Gold certification for all newly built datacenters.

# Good neighbor datacenter design



**Good Neighbor Guidelines** are a set of recommendations developed by Microsoft to guide the design, construction, and operation of datacenters in ways that respect and support neighboring communities.

**Community Access and Mobility:** Prioritize pedestrian movement and child-friendly access near schools and neighborhood spaces.

**Natural Screening:** Consider existing vegetation and incorporate landscaping that fits the surrounding area.

**Setbacks and Buffers:** Maintain appropriate distance between datacenters and fenceline neighbors; use berms and other physical buffers to reduce visual impacts.

**Noise and Lighting:** Limit noise and light pollution through equipment location, sound attenuation, and shielded lighting.

**Construction process:** Work with the General Contractor to minimize local construction impacts.

# Power

- Microsoft and Black Hills Energy have developed an innovative utility partnership in Wyoming, collaboratively creating the [Large Power Contract Service \(LPCS\) tariff](#) that was approved by the Wyoming Public Service Commission in 2016
  - Requires Microsoft to directly pay for all the infrastructure upgrades
  - Requires Microsoft to directly pay for all power procured by the utility necessary to serve its load
  - Provides BHE the ability to call on Microsoft to shed load to back-up generators during grid emergencies, enabling the utility to prioritize reliability of base retail customers over LPCS customers
- Microsoft will continue to work to bring additional wind, solar, and other carbon-free electricity (CFE) to the Western Electricity Coordinating Council (WECC).
- Included community benefit contractual terms in previous power procurement contracts that resulted in a [\\$1.3M pledge to the Boys and Girls Club of Cheyenne over 10 years](#)



# Operating our backup generators responsibly

## What are backup generators?

A backup generator is a **large industrial engine** (most often diesel or natural gas-powered) connected to an electrical generator.

When utility power goes down, the generator quickly kicks in to supply electricity to the entire facility or key systems.

We monitor and maintain equipment to keep generators running clean, efficiently, and safely.

## How often are backup generators used?

**Backup generators are used infrequently** and only when needed to maintain reliability during rare power emergencies.

**They are not used for everyday operations as a primary power source.**

Engines are run periodically for testing and maintenance purposes, **typically for much less than 24 hours per year.**

**Testing is typically scheduled during daytime hours.**

## Ensuring safety through permitting and regulatory compliance

Microsoft uses generators that meet or exceed EPA standards and strict emission limits, and we secure and comply with all required federal, state, and local permits for construction and operations.

These permits set clear limits on equipment operating hours, and emissions to protect local air quality and human health.

**In Wyoming, Microsoft plans to use the greatest available pollution control technology – Tier 4 equivalent equipment.**

**Generator emissions are regulated by WYDEQ, in addition to the EPA.**



# How Microsoft designs datacenters to meet local noise standards

We design every project to ensure compliance with all national, state, and local laws, while reducing sound at nearby property lines.



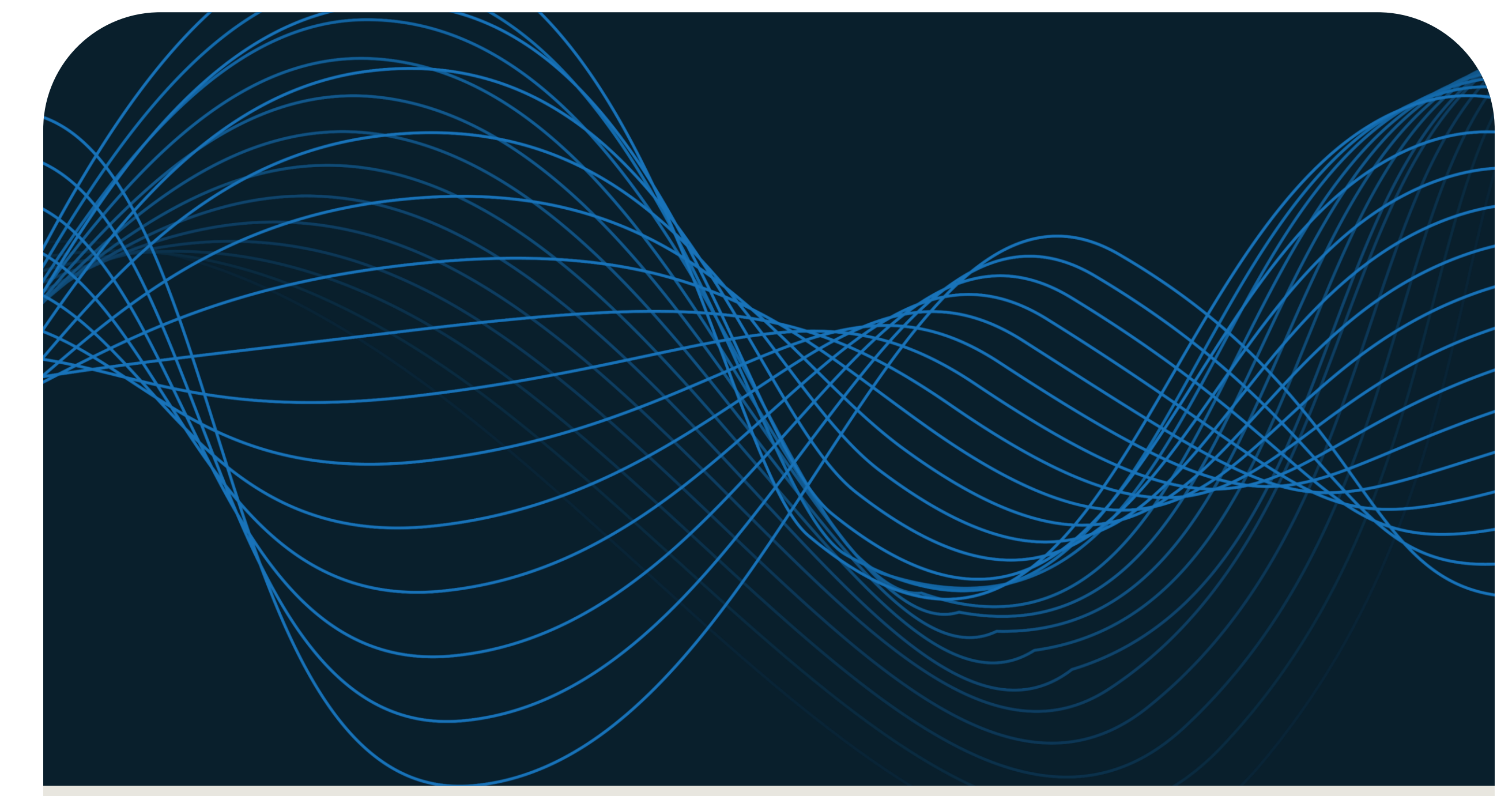
## Our commitment

- **Meeting local regulations:** We design datacenters to be compliant with applicable local noise standards
- When local noise ordinances apply, we design to those requirements
- Many projects are designed to perform below requirements through sound modeling, setbacks, equipment placement, and engineered noise-reduction measures



## How we reduce sound

- **Attenuation enclosures** reduce sound from equipment
- **Sound walls, berms and landscaping** help block and absorb noise
- **Distance** lowers sound as it travels from the source
- **Site layout** is planned to minimize off-site sound



## How we evaluate performance

- Sound is evaluated during design using modeling tools
- Modeling helps predict how sound travels across the site
- We can test sound levels at the property line during daytime hours
- Testing confirms the design is performing to meet local regulations

Each site is evaluated based on local requirements, site conditions, and nearby land uses.

# Datacenter cooling

Datacenters are filled with thousands of powerful computers called servers, and when they run, they produce heat. To keep them working properly, the servers must stay at the right temperature, which requires cooling. At Microsoft, we cool our datacenters using as little water as possible. We use a mix of cooling approaches depending on where the datacenter is located. The most common types are described below as well as what is planned for our Cheyenne projects.

## Outside air cooling

In cooler climates like Sweden, we use outdoor air to cool servers year-round. This kind of cooling is like rolling down your car windows.



## Evaporative cooling

When temperatures stay below 85°F (29°C), we can cool our datacenters using outside air alone—no water needed.

In Cheyenne, the existing buildings using this technology only cool with water for 37 days a year.

On these days, some of the water evaporates—much like how sweat helps cool your body—while the rest is returned to the local utility to be treated just like household wastewater.



These are the cooling types planned for future projects in Cheyenne

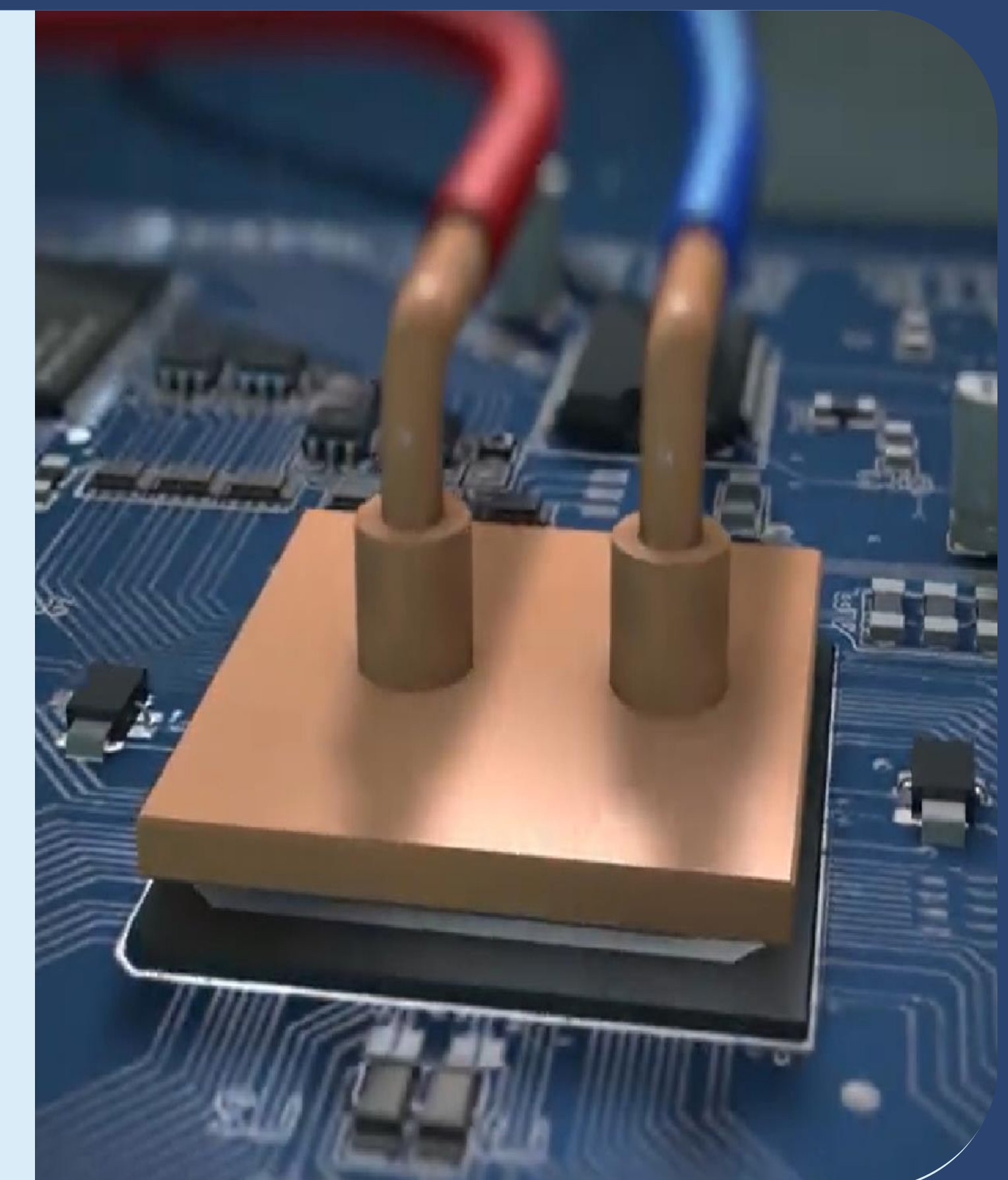
## Air-cooled

Air cooled chillers rely only on air, similar to air conditioning in your home or car, with zero water use.



## Chip-level cooling

Our latest innovation circulates liquid directly to each chip in a closed loop—eliminating evaporation, supporting all three of the cooling methods, and meeting AI demands while saving water.

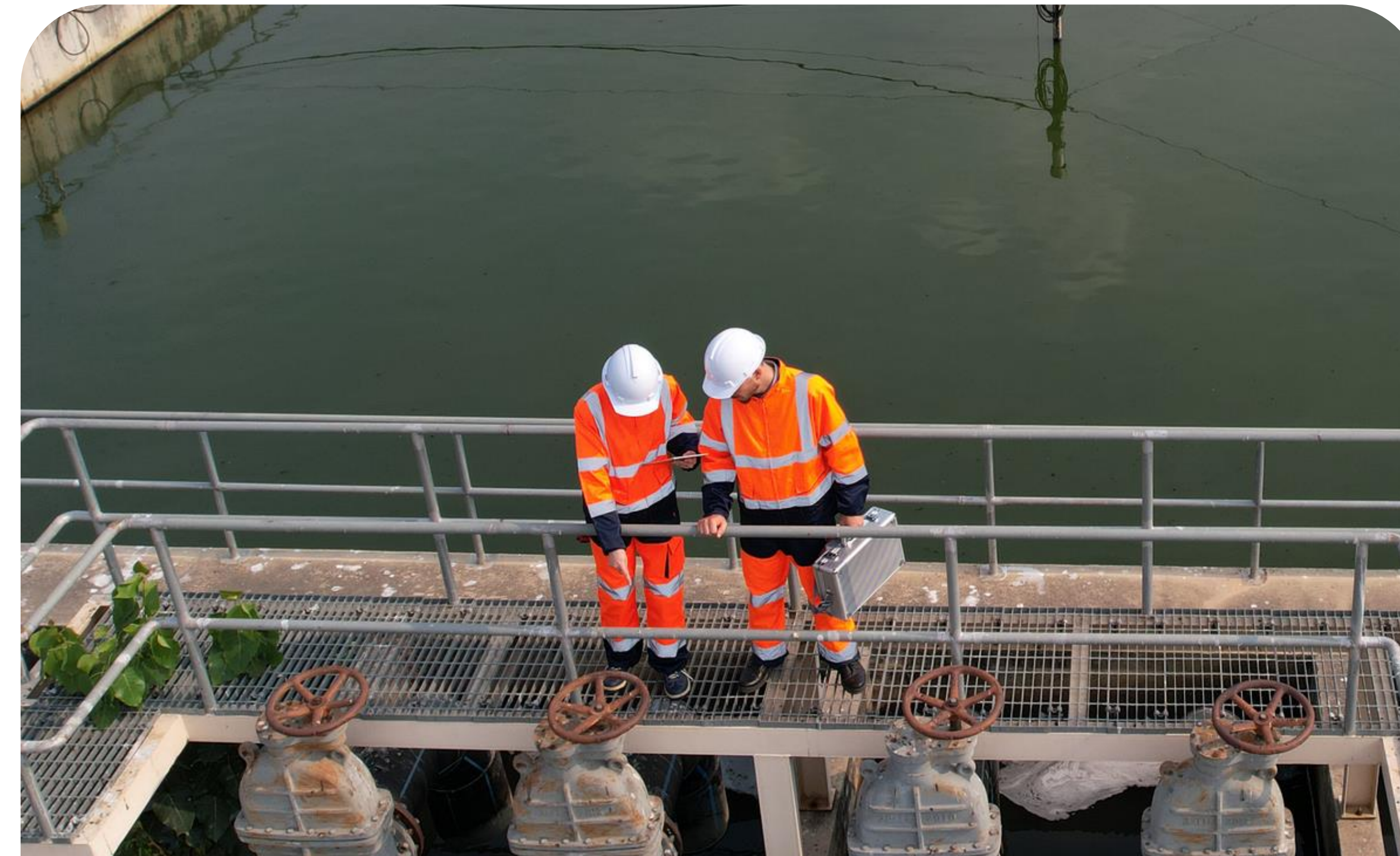


# Responsible local water use and planning



## Infrastructure upgrades

**Microsoft pays for upgrades.** We take responsibility for sourcing any water we use so our datacenters don't strain the community's water supply or raise utility bills.



## Planning for demand

**We work with local utilities to make sure there is capacity available for our demands.**

That might mean investing in necessary infrastructure such as water pipes or pumps to supply water to the datacenter.



## Water use

At Microsoft's newest datacenters water is used primarily for supporting people – things like drinking water, handwashing and restrooms.

Some water use occurs during the construction and testing of the datacenter, after which routine operations use very little water.

# Microsoft's datacenter economic impact in Cheyenne, WY

Microsoft is making significant investments in datacenters across Laramie County, Wyoming, driving billions of dollars in local economic impact through job creation, tax revenue, and community programs.

## Operations since 2019

**\$1.6 billion**  
in economic activity\*

**\$285 million**  
in local labor income

**+1,000**  
on-site contractors  
and additional jobs  
supported\*\*

**320**  
Microsoft  
direct jobs  
in 2025

## Ongoing economic impacts

**4.4x jobs**

For every 1 operations job at a Microsoft datacenter, 4.4 additional jobs are created in local businesses through 2028. More jobs are expected as more datacenters come online.

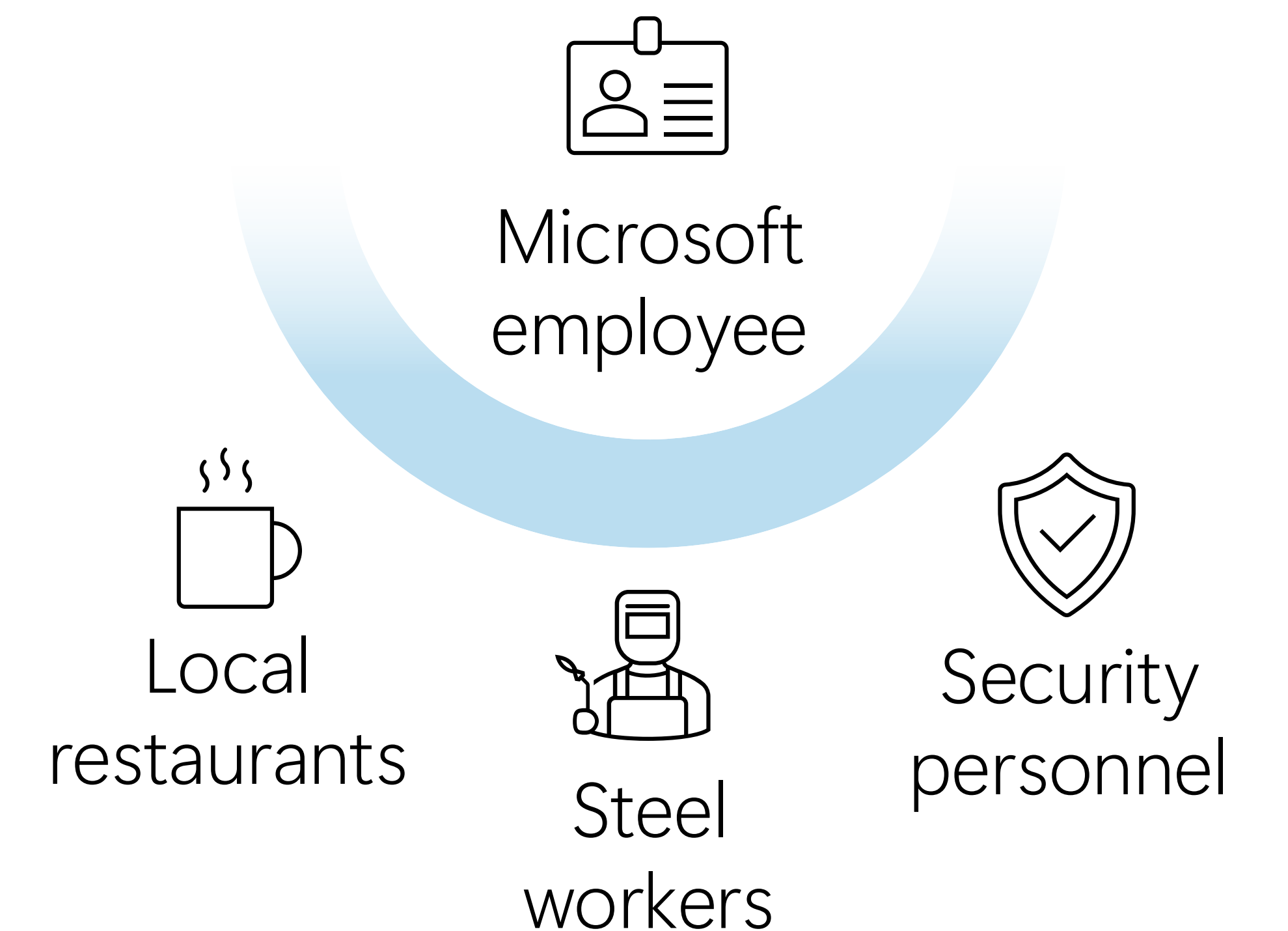
## Construction since 2019

**\$1.4 billion**  
in economic activity\*

**3,900**  
local jobs\*\* supported

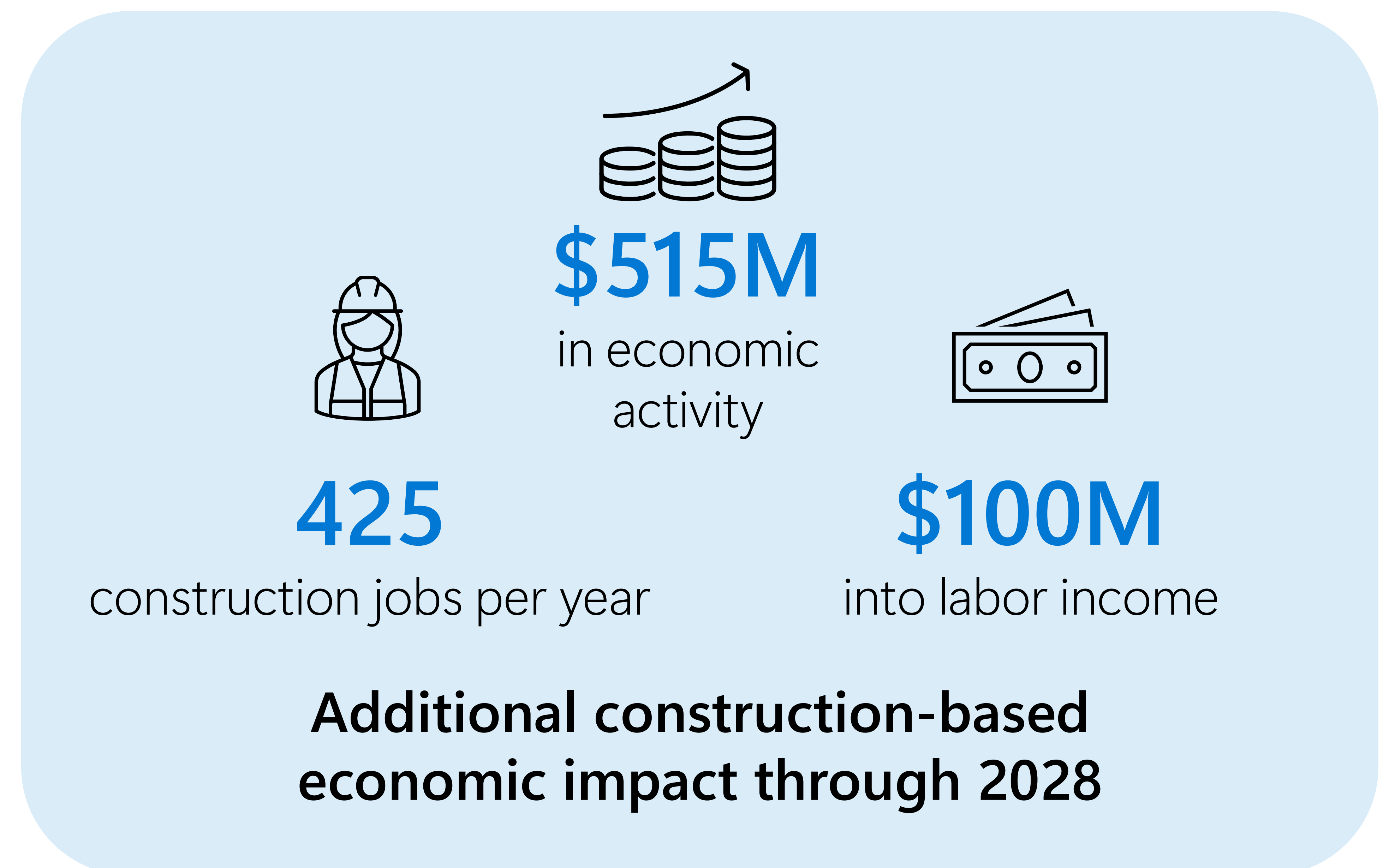
**\$300 million**  
in labor income

The local economy benefits from datacenter development and creates jobs in multiple industries. This includes direct, indirect, and induced jobs.\*\*



# Microsoft's datacenter economic impact in Cheyenne, WY

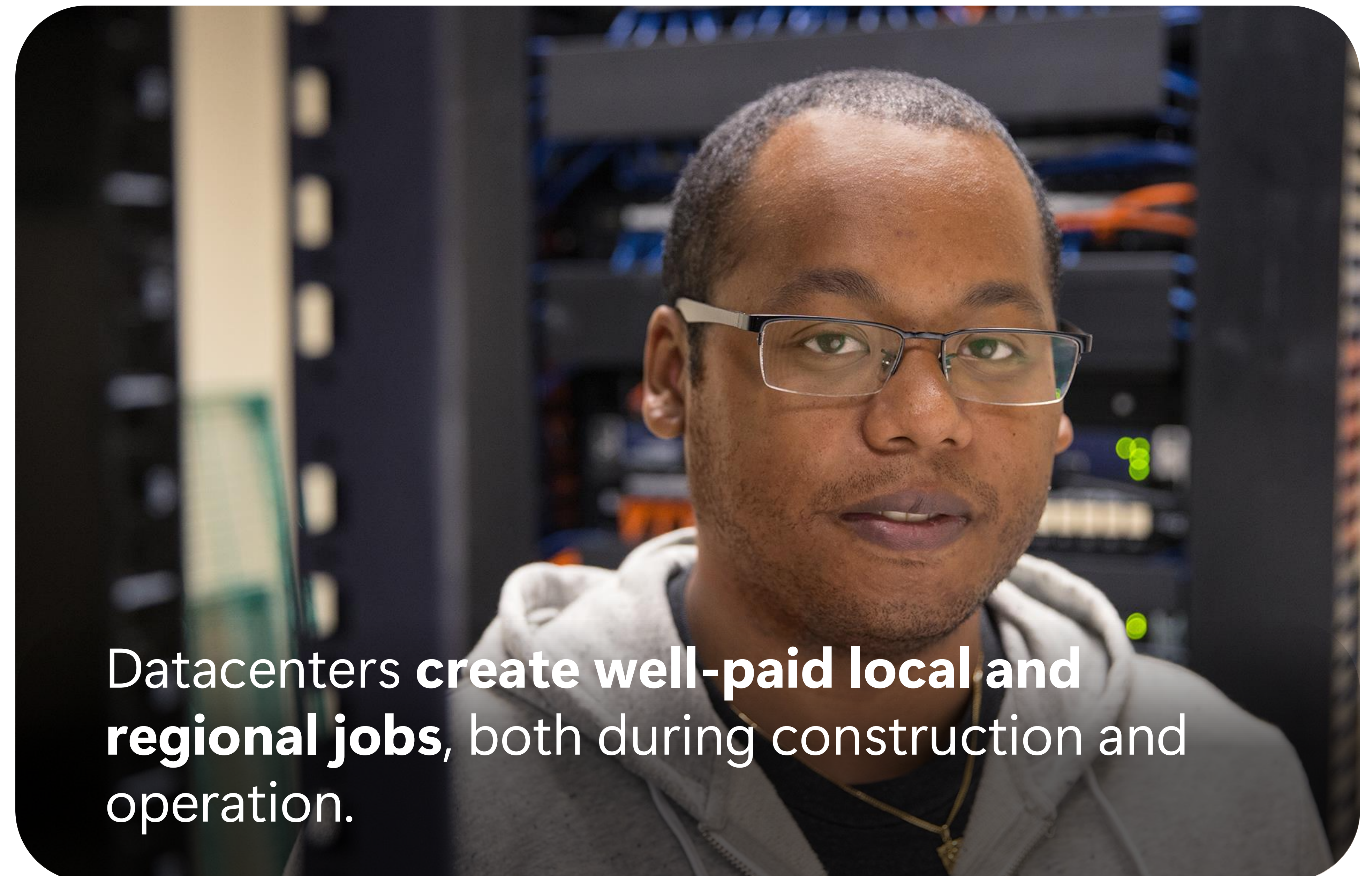
## Future datacenter economic impact



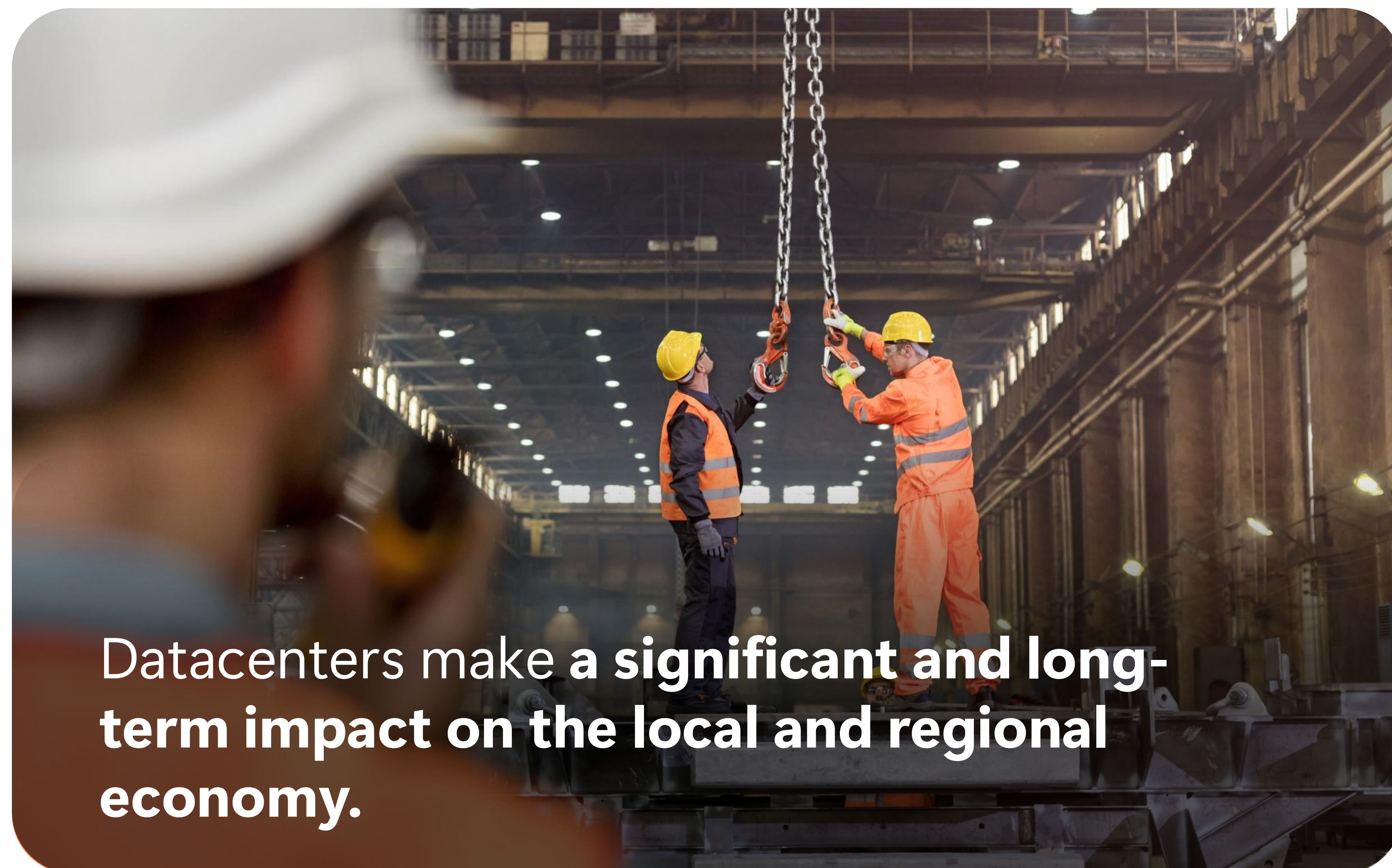
\*Economic activity is how people earn and spend money, helping communities grow through jobs, shopping, and local services.

\*\*Local jobs and additional jobs supported include direct jobs which are the people hired for a datacenter, indirect jobs which help by providing services like security vendors, and induced jobs which are created when those workers spend money in the community, like workers at a local restaurant.

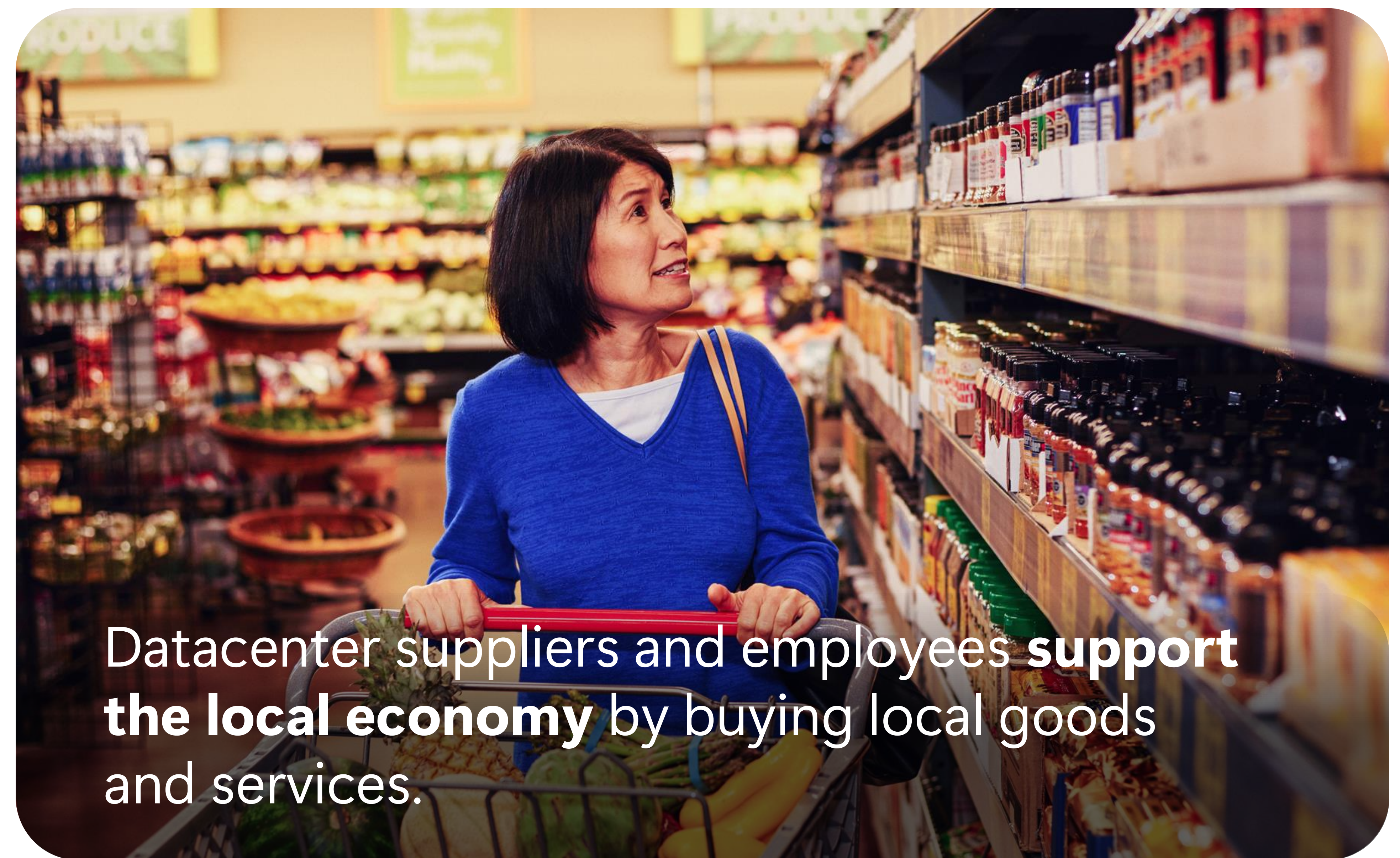
# Creating jobs and supporting local businesses



Datacenters **create well-paid local and regional jobs**, both during construction and operation.



Datacenters make a **significant and long-term impact on the local and regional economy**.



Datacenter suppliers and employees **support the local economy** by buying local goods and services.

# Datacenter jobs span two employment areas including construction and operations jobs

## Datacenter construction and hiring is led by our partners

- Electricians
- Plumbers and pipefitters
- Carpenters
- Structural iron and steel workers
- Concrete
- Earth movers

## Datacenter Operations

- Campus management
- People management
- Critical environment operations
- Learning and development
- IT Operations
- Mechanical engineers
- Electrical engineers
- Security contractors
- Building maintenance



Microsoft datacenters create family-wage operations jobs and long-term construction jobs

Cloud services help us stay connected, informed, productive, and power critical needs like hospitals, banking, and emergency services. As customer demand grows for cloud services, Microsoft is expanding our datacenter footprint, driving the need for skilled workers.

Microsoft datacenters represent a capital-intensive investment and long-term commitment to the community, bringing hundreds of highly skilled full-time and contractor jobs to build and operate our datacenters.

We want to hire local community members to help us build and operate our datacenters.

In several locations, Microsoft offers digital skills training and support in collaboration with local education partners to prepare community members for work in the IT sector, including datacenter jobs.

Historically, datacenter construction has continued for multiple years as Microsoft grows to meet customer demand.

Review the full list of job types on the next page and learn more about Microsoft roles at [careers.microsoft.com](https://careers.microsoft.com).

Visit [local.microsoft.com](https://local.microsoft.com) to see profiles of datacenter employees.

Datacenter jobs span two employment areas including construction and operations

**40+** types of jobs are required to build a datacenter

**27+** types of jobs are required to operate a datacenter on an ongoing basis

On average, Microsoft datacenters provide **300-400** jobs annually depending on the size of campus and type of construction activity.

Critical Environment Operations Manager

**Learning and development**

- L&D Trainer
- L&D Team lead

## Operate a Microsoft datacenter

### Vendor field specialist jobs:

- Roofers
- Asphalt crews
- Fencing erectors, gates, and barriers
- Carpenters
- Structural steel workers
- Concrete laborers
- Reinforcement steel fixers
- Surveyors and setting crews
- General labor
- Lift and shift crews
- Ground logistics crews
- Soft landscape and gardeners
- Office administration
- Security Guards
- Catering staff
- Cleaning staff
- Security system installers
- Electricians
- Plumbers and pipefitters
- Fiber crews
- Fit out specialist – ceilings, internal walls, and doors
- Audio visual installers
- Fire stopping specialist
- Painters and finishing crews
- Specialist jobs

### Directly contracted field specialist jobs:

(Equipment Suppliers) Equipment installers

## Build a Microsoft datacenter

### Security

- Security Responder
- Security Operations Center Supervisor
- Administrative Officer
- Site Security Manager

### IT team

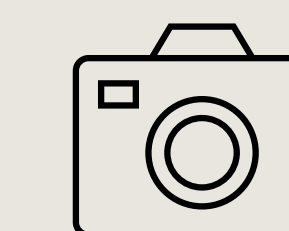
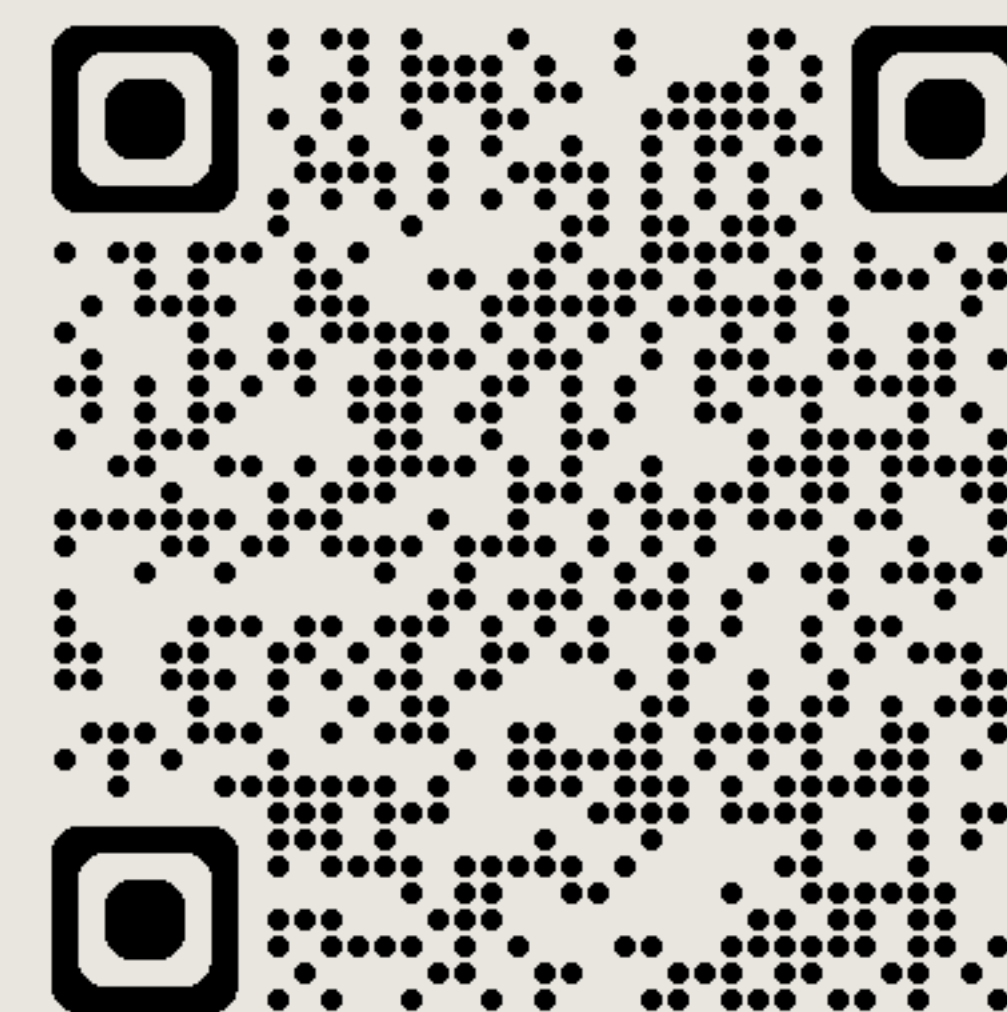
- DC Project Manager
- Senior Support Technician
- DC Technician
- Senior DC Technician
- Shift IT Technician
- Senior Shift IT Technician

### Critical Environment team

- CE Program Managers
- CE Field Service Engineers
- Mechanical Engineer
- Electrical Engineer
- Shift Technician
- Shift Lead
- Technical Supervisor Electrical/Mechanical

### Inventory & Asset Management

- DC Inventory & Asset Technician
- DC Inventory & Asset Senior Technician
- DC Inventory & Asset Lead



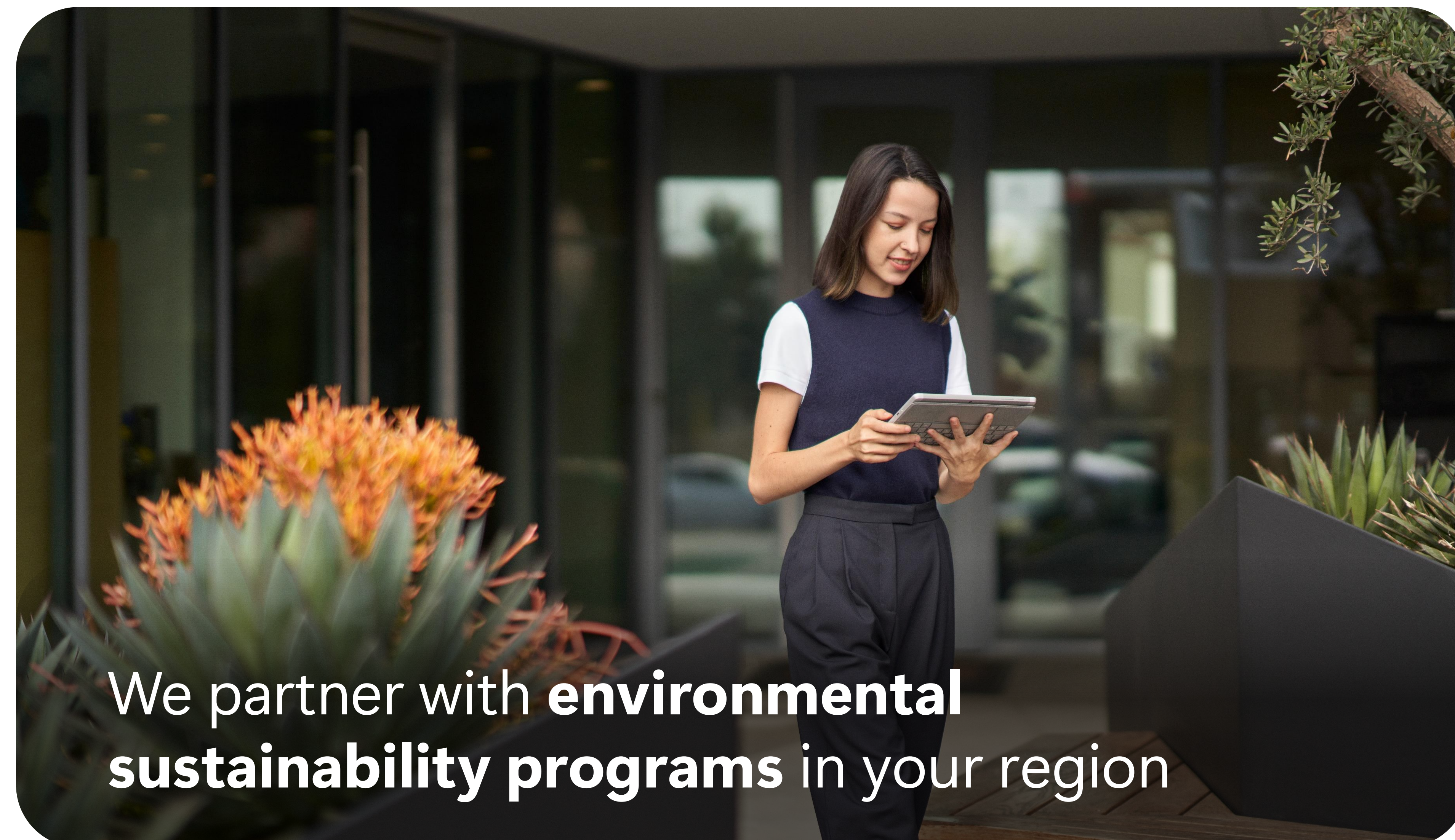
Scan to learn more

Or visit [careers.microsoft.com](https://careers.microsoft.com)

[Datacenter-jobs-fact-sheet.pdf](#) →

# Investing in community programs and collaborations

Microsoft strives to be a good neighbor and to create a positive impact in the communities that are home to our datacenters.



# Long-term community investment in Cheyenne

Since 2018, Microsoft has supported 56 community projects from 28 local organizations supporting education, workforce development and community services. Collectively, Microsoft has already donated \$4.7 million to local organizations and nonprofits.



## STEAM Fundings

We partnered with the Cheyenne Boys and Girls Club to support teacher mini-grants, and funding to enhance **STEAM** related labs.



## Datacenter Academy

At Laramie County Community College, the **Microsoft Datacenter Academy**. Microsoft offers scholarships and internships.



## Ecological Restoration

Microsoft supports **Routed in Cheyenne and American Forests** to plant new trees for neighbors to replenish the tree canopy of Cheyenne.



## Digital Skilling

We have partnered with **Wyoming Women's Business Center** to offer digital skills training through the Gener8tor Skills Accelerator Training program.

Our team is proud to support **50+ community initiatives including:**

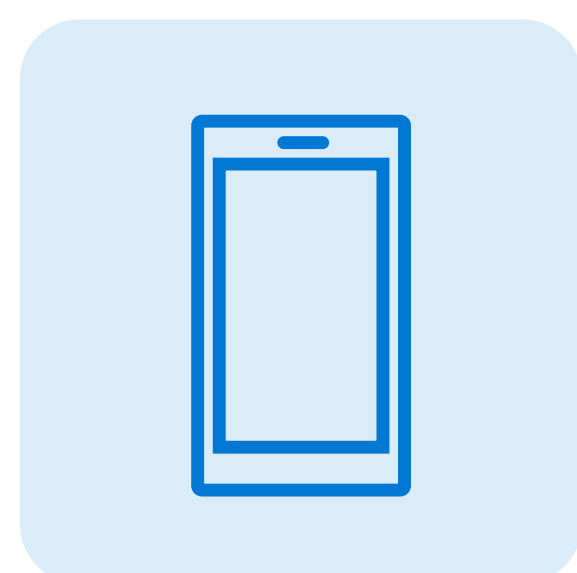
- Boys and Girls Club of Cheyenne
- Rooted in Cheyenne
- Laramie County Community College
- Wyoming Women's Business Center
- Habitat for Humanity
- COMEA Shelter
- Climb Wyoming
- Gener8tor
- Cheyenne Frontier Days
- Wyoming Community Foundation

# Thank you

Thank you for participating in our community meeting, we hope you found it useful and informative.

## Feedback

If you have any further questions or comments, please contact the Microsoft Community Affairs team at:



(307)-823-6336



CheyenneDC@microsoft.com

For more information about Microsoft datacenters scan the QR code or, visit:

[local.microsoft.com/Wyoming](https://local.microsoft.com/Wyoming)

