

Lorelei H. Oviatt, AICP, Director
2700 "M" Street, Suite 100
Bakersfield, CA 93301-2323
Phone: (661) 862-8600
Fax: (661) 862-8601 TTY Relay 1-800-735-2929
Email: planning@kerncounty.com
Web Address: <http://kernplanning.com/>



**PLANNING AND NATURAL
RESOURCES DEPARTMENT**

Planning
Community Development
Administrative Operations

NOTICE OF PREPARATION

DATE: September 30, 2021

TO: See Attached Mailing List

FROM: Kern County Planning and
Natural Resources Department
Janice Mayes
2700 "M" Street, Suite 100
Bakersfield, CA 93301
(661) 862-8793;
mayesj@kerncounty.com

RE: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT

The Kern County Planning and Natural Resources Department, as Lead Agency (pursuant to California Environmental Quality Act [CEQA] Guidelines Section 15052) has determined that preparation of an Environmental Impact Report (EIR) pursuant to CEQA Guidelines Section 15161) is necessary for the project identified below. The Planning and Natural Resources Department solicits the views of your agency as to the scope and content of the environmental information which is germane to your agency's statutory responsibilities about the proposed project. Your agency will need to use the EIR prepared by our agency when considering your permits or other approval of projects.

Due to the limits mandated by State law, your response must be received by **November 1, 2021 at 5:00 p.m.** In addition, comments can also be submitted at a **scoping meeting** that will be held at the Kern County Planning and Natural Resources Department on **October 21, 2021 at 1:30 p.m.** at the address show above.

PROJECT TITLE: Chalan Solar and Storage Project, By Chalan CA Solar and Storage, LLC; CUP No. 12, Map No. 3; CUP No. 13, Map No. 3; Williamson Act Cancellation 21-06.

PROJECT LOCATION: The project is located on one 618-acre private parcel within Section 3 of Township 25 South, Range 19 East, Mount Diablo Meridian. The proposed project is in the northwest portion of unincorporated Kern County along the northern border of the County and the southern border of Kings County in the Central Valley. The proposed project is approximately 4 miles east of Baker Road and Highway 33 (West Side Highway.), approximately 2 miles west of King Road, and approximately 7 miles west of Interstate 5 (I-5). The nearest public roadway is King Road and 25th Avenue, located approximately 1 to 2 miles to the east of the project site.

PROJECT DESCRIPTION: Chalan Solar and Storage Project (proposed project), would develop a photovoltaic (PV) solar facility and associated infrastructure necessary to generate approximately 65 megawatts (MW) of renewable electrical energy including associated 25 MW Battery Storage Systems (BESS), and a telecommunications tower, on approximately 618-acres of privately owned land.

Implementation of the project, as proposed, would include:

- (a) One Conditional Use Permit CUP No. 12, Map No. 3, to allow for the construction and operation of a solar facility with a total generating capacity of approximately 65 megawatts within the A

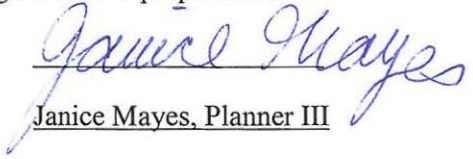
(Exclusive Agriculture) Zone District, pursuant to Section 19.12.030.G of the Kern County Zoning Ordinance.

- (b) One Conditional Use Permit No. 13, Map No. 3, to allow for construction and operation of a telecommunications tower at the solar facility in the A (Exclusive Agriculture) Zone District, pursuant to section 19.12.030.F of the Kern County Zoning Ordinance.
- (c) One Williamson Act Cancellation 21-06 to remove parcel 043-210-28 from its current Williamson Act Contract.

The project's permanent facilities would include service roads, a telecommunications tower, telecommunication cables, overhead and underground transmission lines, energy storage systems, and a gen-tie line to transmit electricity generated on the project site to the Arco PG&E substation.

Document can be viewed online at: [ftp://kernplanning.com/planning/notices-of-preparation](http://kernplanning.com/planning/notices-of-preparation).

Signature:



Name:

Janice Mayes, Planner III

I:\Planning\WORKGRPS\WP\LABELS\
CHALAN CA SOLAR PLN 20-03152
NOP.docx
CUP 12, MAP 3
cp04/21/21

Inyo County Planning Dept
P.O. Drawer "L"
Independence, CA 93526

Kings County Planning Agency
1400 West Lacey Blvd, Bldg 6
Hanford, CA 93230

Los Angeles Co Reg Planning Dept
320 West Temple Street
Los Angeles, CA 90012

San Bernardino Co Planning Dept
385 North Arrowhead Avenue, 1st Floor
San Bernardino, CA 92415-0182

San Luis Obispo Co Planning Dept
Planning and Building
976 Osos Street
San Luis Obispo, CA 93408

Santa Barbara Co Resource Mgt Dept
123 East Anapamu Street
Santa Barbara, CA 93101

Tulare County Planning & Dev Dept
5961 South Mooney Boulevard
Visalia, CA 93291

Ventura County RMA Planning Div
800 South Victoria Avenue, L1740
Ventura, CA 93009-1740

U.S. Bureau of Land Management
Caliente/Bakersfield
3801 Pegasus Drive
Bakersfield, CA 93308-6837

U. S. Fish & Wildlife Service
Division of Ecological Services
2800 Cottage Way #W-2605
Sacramento, CA 95825-1846

Environmental Protection Agency
Region IX Office
75 Hawthorn Street
San Francisco, CA 94105

U.S. Dept of Agriculture/NRCS
5080 California Avenue, Ste 150
Bakersfield, CA 93309-0711

U.S. Army Corps of Engineers
Regulatory Division
1325 "J" Street, #1350
Sacramento, CA 95814-2920

U.S. Postal Service
Address Management Systems
28201 Franklin Parkway
Santa Clarita, CA 91383-9321

State Air Resources Board
Stationary Resource Division
P.O. Box 2815
Sacramento, CA 95812

So. San Joaquin Valley Arch Info Ctr
California State University of Bkfd
9001 Stockdale Highway
Bakersfield, CA 93311

Caltrans/Dist 6
Planning/Land Bank Bldg.
P.O. Box 12616
Fresno, CA 93778

State Clearinghouse
Office of Planning and Research
1400 - 10th Street, Room 222
Sacramento, CA 95814

State Dept of Conservation
Director's Office
801 "K" Street, MS 24-01
Sacramento, CA 95814-3528

State Dept of Conservation
Geologic Energy Management Division
4800 Stockdale Highway, Ste 108
Bakersfield, CA 93309

Office of the State Geologist
Headquarters
801 "K" Street, MS 12-30
Sacramento, CA 95814

State Dept of Conservation
Office of Land Conservation
801 "K" Street, MS 18-01
Sacramento, CA 95814

State Dept of Conservation
Office of Mine Reclamation
801 "K" Street MS 09-06
Sacramento, CA 95814-3529

State Dept of Conservation
Div Recycling Cert. Sec.
801 "K" Street, MS 19-01
Sacramento, CA 95814

State Mining and Geology Board
801 K Street, MS 20-15
Sacramento, CA 95814

California State University
Bakersfield - Library
9001 Stockdale Highway
Bakersfield, CA 93309

California Energy Commission
James W. Reed, Jr.
1516 Ninth Street
Mail Stop 17
Sacramento, CA 95814

California Fish & Wildlife
1234 East Shaw Avenue
Fresno, CA 93710

State Dept of Food & Agriculture
1220 "N" Street
Sacramento, CA 95814

California Highway Patrol
Planning & Analysis Division
P.O. Box 942898
Sacramento, CA 94298-0001

State Office of Historical Pres
Attention Susan Stratton
P.O. Box 942896
Sacramento, CA 95296-0001

Integrated Waste Management
P.O. Box 4025, MS #15
Sacramento, CA 95812-4025

State Water Resources Control Board
Division of Drinking Water
Attn: Jesse Dhaliwal, Sr. Sanitary Eng
4925 Commerce Drive, Suite 120
Bakersfield, CA 93309

Public Utilities Comm Energy Div
505 Van Ness Avenue
San Francisco, CA 94102

California Regional Water Quality
Control Board/Central Valley Region
1685 E Street
Fresno, CA 93706-2020

State Lands Commission
100 Howe Avenue, Ste 100-South
Sacramento, CA 95825-8202

State Dept of Toxic Substance Control
Environmental Protection Agency
1515 Tollhouse Road
Clovis, CA 93612

Cal Environmental Protection Agency/
Dept of Toxic Substances Control, Reg 1
Attn: Dave Kereazis, Permit Div - CEQA
8800 Cal Center Drive, 2nd Floor
Sacramento, CA 95826

State Dept of Water Resources
San Joaquin Dist.
3374 East Shields Avenue, Room A-7
Fresno, CA 93726

Kern County
Agriculture Department

Kern County Administrative Officer

Kern County Public Works Department/
Building & Development/Floodplain

Kern County Public Works Department/
Building & Development/Survey

Kern County
Env Health Services Department

Kern County Fire Dept
David Witt, Fire Chief

Kern County Fire Dept
Cary Wright, Fire Marshall

Kern County Library/Beale
Local History Room
Attn: Andie Sullivan

Kern County Library/Beale
Andie Sullivan

Kern County Library
Wasco Branch
1102 Seventh Street
Wasco. CA 93280

Kern County Museum
3801 Chester Avenue
Bakersfield, CA 93301

Kern County Parks & Recreation

Kern County Sheriff's Dept
Administration

Kern County Public Works Department/
Building & Development/Development
Review

Kern County Public Works
Department/Operations &
Maintenance/Regulatory Monitoring &
Reporting

Kern County Public Works Department/
Building & Development/Code
Compliance

Mojave Town Council
Bill Deaver, President
P.O. Box 1113
Mojave, CA 93502-1113

Wasco Union High School Dist
P.O. Box 250
Wasco, CA 93280

Kern County Superintendent of Schools
Attention School District Facility Services
1300 - 17th Street
Bakersfield, CA 93301

KernCOG
1401 19th Street - Suite 300
Bakersfield, CA 93301

Local Agency Formation Comm/LAFCO
5300 Lennox Avenue, Suite 303
Bakersfield, CA 93309

Lost Hills Union School Dist
P.O. Box 158
Lost Hills, CA 93249

Kern County Water Agency
P.O. Box 58
Bakersfield, CA 93302-0058

San Joaquin Valley
Air Pollution Control District
1990 East Gettysburg Avenue
Fresno, CA 93726

West Side Mosquito
Abatement Dist.
P.O. Box 205
Taft, CA 93268

Adams, Broadwell, Joseph & Cardozo
Attention: Janet M. Laurain
601 Gateway Boulevard, Suite 1000
South San Francisco, CA 94080

Kern Audubon Society
Attn: Frank Bedard, Chairman
4124 Chardonnay Drive
Bakersfield, CA 93306

Los Angeles Audubon
926 Citrus Avenue
Los Angeles, CA 90036-4929

Center on Race, Poverty
& the Environment
Attn: Marissa Alexander
1999 Harrison Street – Suite 650
San Francisco, CA 94612

Center on Race, Poverty
& the Environmental/
CA Rural Legal Assistance Foundation
1012 Jefferson Street
Delano, CA 93215

Defenders of Wildlife/
Kim Delfino, California Dir
980 - 9th Street, Suite 1730
Sacramento, CA 95814

California Farm Bureau
2300 River Plaza Drive, NRED
Sacramento, CA 95833

Native American Heritage Council
of Kern County
Attn: Gene Albitre
3401 Aslin Street
Bakersfield, CA 93312

Pacific Gas & Electric Co
Land Projects
650 "O" Street, First Floor
Fresno, CA 93760-0001

Sierra Club/Kern Kaweah Chapter
P.O. Box 3357
Bakersfield, CA 93385

Southern California Gas Co
35118 McMurtrey Avenue
Bakersfield, CA 93308-9477

Southern California Gas Co
Transportation Dept
9400 Oakdale Avenue
Chatsworth, CA 91313-6511

Chumash Council of Bakersfield
2421 "O" Street
Bakersfield, CA 93301-2441

David Laughing Horse Robinson
P.O. Box 20849
Bakersfield, CA 93390

Kern Valley Indian Council
Attn: Robert Robinson, Chairperson
P.O. Box 401
Weldon, CA 93283

Kern Valley Indian Council
Historic Preservation Office
P.O. Box 401
Weldon, CA 93283

Santa Rosa Rancheria
Ruben Barrios, Chairperson
P.O. Box 8
Lemoore, CA 93245

Tejon Indian Tribe
Kathy Morgan, Chairperson
1731 Hasti-acres Drive, Suite 108
Bakersfield, CA 93309

Kitanemuk & Yowlumne Tejon Indians
Chairperson
115 Radio Street
Bakersfield, CA 93305

Tubatulabals of Kern County
Attn: Robert Gomez, Chairperson
P.O. Box 226
Lake Isabella, CA 93240

Tule River Indian Tribe
Neal Peyron, Chairperson
P.O. Box 589
Porterville, CA 93258

Terra-Gen Power, LLC
Randy Hoyle
11512 El Camino Real, Suite 370
San Diego, CA 92130-3025

Renewal Resources Group
Holding Company
Rupal Patel
113 South La Brea Avenue, 3rd Floor
Los Angeles, CA 90036

~~Sempra Generation~~
~~Marilyn Burke~~
~~401 Ash Street HQ 14A~~
~~San Diego, CA 92101^~~

David Walsh
22941 Banducci Road
Tehachapi, CA 93561

Congentrix Sunshine, LLC
Rick Neff
9405 Arrowpoint Blvd
Charlotte, NC 28273

Fotowatio Renewable Ventures
Sean Kiernan
44 Montgomery Street, Suite 2200
San Francisco, CA 94104

EDP Renewables Company
North America, LLC
53 SW Yamhill Street
Portland, OR 97204

~~T.T. Case
P.O. Box 2416
Tehachapi, CA 93581^~~

Structure Cast
Larry Turpin, Precast Sales Manager
8261 McCutchen Road
Bakersfield, CA 93311

~~Marcus V. da Cunha
Vice President of Development
EcoPlexus, Inc.
650 Townsend Street, Suite 310
San Francisco, CA 94103~~

Wind Stream, LLC
Albert Davies
1275 - 4th Street, No. 107
Santa Rosa, CA 95404

Darren Kelly
Sr. Business Manager
Terra-Gen Power, LLC
1095 Ave of the Americas – FL 25, Ste A
New York, NY 10036-6797

Bill Barnes
Dir of Asset Mgmt
AES Midwest Wind Gen
P.O. Box 2190
Palm Springs, CA 92263-2190

Sarah K. Friedman
Beyond Coal Campaign/Sierra Club
1417 Calumet Avenue
Los Angeles, CA 90026

Robert Burgett
9261 - 60th Street, West
Mojave, CA 93501

Lozeau Drury LLP
1939 Harrison Street, Suite 150
Oakland, CA 94612

PG&E
Steven Ng, Manager
Renewal Dev, T&D Intercon
77 Beal Street, Room 5361
San Francisco, CA 94105

Wayne Mayes
Iberdrola Renewables
Dir Tech Serv
1125 NW Couch St, Ste 700, 7th Fl
Portland, OR 97209

Michael Strickler
Iberdrola Renewables, Sr Proj Mgr
1125 NW Couch St, Ste 700, 7th Fl
Portland, OR 97209

Recurrent Energy
Seth Israel
300 California Street, 8th Floor
San Francisco, CA 94101-1407

Kate Kelly
Kelly Group
P.O. Box 868
Winters, CA 95694

Carol Lawhon
Association Executive, IOM
Tehachapi Area Assoc of Realtors
803 Tucker Road
Tehachapi, CA 93561

Matthew Gorman
The Gorman Law Firm
1346 E. Walnut Street, Suite 220
Pasadena, CA 91106

Joyce LoBasso
P.O. Box 6003
Bakersfield, CA 93386

Leadership Counsel for Justice &
Accountability
1527 - 19th Street, Suite 212
Bakersfield, CA 93301

LIUNA
Attn: Danny Zaragoza
2201 "H" Street
Bakersfield, CA 93301

Mojave Foundation
Attn: Todd Quelet
16922 Airport Boulevard
Mojave, CA 93501

SUPERVISOR COUCH
DISTRICT #4

Terra-Gen Power, LLC
Attn: Steve Yatsko
11512 El Camino Real, Suite 370
San Diego, CA 92130-3025

Lozeau Drury LLP
1939 Harrison Street, Suite 150
Oakland, CA 94612

Sierra Club/Kern Kaweah Chapter
Attn: Sarah Friedman
P.O. Box 3357
Bakersfield, CA 93385

Lorelei H. Oviatt, AICP, Director
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Bakersfield, CA 93301-2323
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Fax: (661) 862-8801 TTY Relay 1-800-735-2929
Email: dsa@co.kern.ca.us
Web Address: <http://pcd.kerndsa.com/>



**PLANNING AND NATURAL
RESOURCES DEPARTMENT**

Planning
Community Development
Administrative Operations

DATE: September 30, 2021

TO: Surrounding Property Owners within
1,000 Feet of Project Boundary; and,
Interested Parties

FROM: Kern County Planning and Natural
Resources Department
2700 "M" Street, Suite 100
Bakersfield, CA 93301

RE: **Notice of Preparation of an Environmental Impact Report** – Chalan Solar and Storage Project,
By Chalan CA Solar and Storage, LLC; CUP No. 12, Map No. 3; CUP No. 13, Map No. 3; Williamson Act
Cancellation 21-06

Dear Sir or Madam:

The Kern County Planning and Natural Resources Department has determined that preparation of an Environmental Impact Report (EIR) is necessary for the project identified below. The purpose of this letter is to notify surrounding property owners within 1,000 feet of the project boundaries of this determination. A copy of the Notice of Preparation (NOP) prepared for this project is available for viewing at the following Kern County website: <https://kernplanning.com/planning/notices-of-preparation/>. The NOP is also available for review at the Planning and Natural Resources Department, located at 2700 "M" Street, Suite 100, Bakersfield, CA 93301.

The purpose of the NOP is to describe the proposed project, specify the project location, and to identify the potential environmental impacts of the project so that Responsible Agencies and interested persons can provide a meaningful response related to potential environmental concerns that should be analyzed in the Environmental Impact Report.

You are invited to view the NOP and submit written comments regarding this project should you wish to do so. Due to the limits mandated by State law, your response must be received by **November 1, 2021 at 5pm**. Your comments can also be submitted at a **scoping meeting** that will be held at the Kern County Planning and Natural Resources Department on **October 21, 2021 at 1:30pm** at the address shown above.

Please be advised that any comments received after the dates listed above will still be included in the public record for this project and made available to decision makers when this project is scheduled for consideration at a public hearing. Please also be advised that you will receive an additional notice in the mail once a public hearing date is scheduled for this project. You will also be provided additional opportunities to submit comments at that time.

PROJECT TITLE: Chalan Solar and Storage Project, By Chalan CA Solar and Storage, LLC; CUP No. 12, Map No. 3; CUP No. 13, Map No. 3; Williamson Act Cancellation 21-06

PROJECT LOCATION: The project is located on one 618-acre private parcel within Section 3 of Township 25 South, Range 19 East, Mount Diablo Meridian. The proposed project is in the northwest portion of unincorporated Kern County along the northern border of the County and the southern border of Kings County in the Central Valley. The proposed project is approximately 4 miles east of Baker Road and Highway 33 (West Side Highway.), approximately 2 miles west of King Road, and approximately 7 miles west of Interstate 5 (I-5). The nearest public roadway is King Road and 25th Avenue, located approximately 1 to 2 miles to the east of the project site.

PROJECT DESCRIPTION: Chalan Solar and Storage Project (proposed project), would develop a photovoltaic (PV) solar facility and associated infrastructure necessary to generate approximately 65 megawatts (MW) of renewable electrical energy including associated 25 MW Battery Storage Systems (BESS), and a telecommunications tower, on approximately 618-acres of privately owned land.

Based on current technology, the proposed project would consist of approximately 225,000 to 250,000 modules arranged grouped into arrays and mounted on metal racks that rotate from east to west during the day. Power generated by the proposed project would be collected onsite at a project substation and transferred 500 feet via a 230 kV generation tie (gen-tie) line to the point of interconnection at PG&E's Arco Substation. The proposed project would operate year-round and would generate electricity during daylight hours when electricity demand is at its peak.

The power generated by the proposed project would be sold to California investor-owned utilities, or other power off taker(s) in the furtherance of the goals of the California Renewable Energy Portfolio Standard and other similar renewable programs in the State. The project proponent may eventually choose to decommission and remove all or none of the systems from the project site. If proposed project is decommissioned, it would be converted to another use consistent with the applicable land use regulations in effect at that time.

Access to the project site for construction and operations would be provided from a paved access road from Kings County at the northern boundary of the project site. An additional existing non-exclusive easement is located at the intersection of King Road and 25th Avenue. King Road and 25th Avenue is a paved road featuring one lane of traffic in each of the north and south directions with the intersection of the name change being at the Kings/Kern County line. The project would include the construction of 20-foot-wide maintenance corridors of compacted native surface to access the tracking solar PV panel arrays and other equipment for maintenance and provide access for fire-fighting equipment.

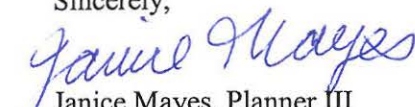
Implementation of the project, as proposed, would include:

- (a) One Conditional Use Permit CUP No. 12, Map No. 3, to allow for the construction and operation of a solar facility with a total generating capacity of approximately 65 megawatts within the A (Exclusive Agriculture) Zone District, pursuant to Section 19.12.030.G of the Kern County Zoning Ordinance.
- (b) One Conditional Use Permit No. 13, Map No. 3, to allow for construction and operation of a telecommunications tower at the solar facility in the A (Exclusive Agriculture) Zone District, pursuant to section 19.12.030.F of the Kern County Zoning Ordinance.
- (c) One Williamson Act Cancellation 21-06 to remove parcel 043-210-28 from its current Williamson Act Contract.

The project's permanent facilities would include service roads, telecommunications tower, telecommunication cables, overhead and underground transmission lines, energy storage systems, and a gen-tie line to transmit electricity generated on the project site to the Arco PG&E substation.

Should you have any questions regarding this project, or the Notice of Preparation, please feel free to contact the Project Manager assigned to this case, Janice Mayes, Planner III, at (661) 862-8793 or Mayesj@kerncounty.com.

Sincerely,


Janice Mayes, Planner III
Advanced Planning Division

Attachment: Site Vicinity Map showing project boundary
Site Plan Map

I:\Planning\WORKGRPS\WP\LABELS\
Chalan Solar ##-21.docx—NOA
CUP 12, Map 3
PP21402
cp04/08/21

043 210 45 00 5 **SITE**
ROCK CREEK OIL LLC
10350 SANTA MONICA BL # 160
LOS ANGELES CA 90025-5055

043-210-28-00-6 **SITE**
WILLIAM & DORIS LAND & ENERGY CO
LLC
35244 OIL CITY ROAD
COALINGA, CA 93210-9221

043 210 16 00 1 **DUP**
ANDERSON JAMES S & ELIZABETH L
35244 OIL CITY RD
COALINGA CA 93210

043 210 09 02 9
BECKWITH LIVING TRUST
5900 ROUNDUP WY
BAKERSFIELD CA 93306

043 210 08 02 6
BOGGESE GENEVIEVE F
43909 SASSARI ST
TEMECULA CA 92592-9386

043 220 21 01 7
BONETTI JOHN ET AL
15216 DE LA CRUZ DR
RANCHO MURIETA CA 95683

043 210 02 01 9
BRIAN LANDS CORP
395 BLOSSOM LN
ORANGE VILLAGE OH 44022

043 210 02 04 6 **DUP**
BRIAN LANDS CORP
395 BLOSSOM LN
CHAGRIN FALLS OH 44022-5103

043 210 07 00 5
CHEVRON USA INC
P O BOX 1392
BAKERSFIELD CA 93302-1392

043 210 08 04 4
CLARK CLIFFORD A
2821 MIRANDA AV
ALAMO CA 94507-1427

043 240 03 01 1
COWHERD JEFFREY L
12620 ALCACER DEL SOL
SAN DIEGO CA 92128-4428

043 230 12 02 3
DEBUSKEY MICHAEL
865 MILLWOOD
DINUBA CA 93618

043 210 09 01 0
DILLON ANN F
773 NO FINE AV
FRESNO CA 93702

043 210 08 03 5
FRAME DONALD P
3014 W KEOGH CT
VISALIA CA 93291-4229

043 210 09 05 6
GREER RUSSELL D
3705 BOLD RULER CT
MODESTO CA 95355-8466

043 210 02 02 8
HELLMAN HERMAN W
755 NEVADA AV
SAN MATEO CA 94402

043 210 09 03 8
KENDALL DONALD G REV LIVING TR
P O BOX 10929
BAKERSFIELD CA 93389

043 230 15 00 4
LABORDE LAND CO LLC
1507 PEMBRIDGE CT
BAKERSFIELD CA 93311-4932

043 210 42 00 6
LONGBOW LLC
1701 WESTWIND DR # 126
BAKERSFIELD CA 93301-3048

043 230 12 01 4
MC KIE DANIEL J
25800 CHERRY HILLS BL
SUN CITY CA 92381

043 220 23 00 4
MC LEOD GEORGE WESLEY SR
PO BOX 48
SALE CITY GA 31784-0048

043 210 09 04 7
MC PHAILL RUTH
30723 PALM DR
EXETER CA 93221-9700

043 240 05 00 8
NIGHTBERT GROUP
1234 CHESTER AV
BAKERSFIELD CA 93301

043 210 19 02 8
PACIFIC GAS & ELECTRIC CO
1 MARKET PZ STE 400
SAN FRANCISCO CA 94105-1004

043 220 21 02 6
PAONE JAMIE
16471 SHADBURN AV
PLACENTIA CA 92870-3143

043 210 02 03 7
QUENZER MARCORITA
P O BOX 215
GENOA NV 89411

043 220 02 00 3
RAIN LLC
35244 OIL CITY RD
COALINGA CA 93210

043 240 03 02 0
REED FMLY TR & BUHLER VIRGINIA
2221 VISTA VALLE VERDE
FALLBROOK CA 92028

043 220 22 00 1
AHERN FMLY SURVIVORS TR
100 BAY PL APT 306
OAKLAND CA 94610

043 240 04 00 5
RODRIGUEZ LORENA M
16285 SAN FERNANDO MISSN RD
GRANDA HILLS CA 91344

043 230 12 03 2
ROWLAND ROBERT & CHERYL REV
FAMILY TRUST
2410 E BLUEJAY BLUFF LN
GREEN VALLEY AZ 85614-5568

043 230 12 04 1
TRADELYNX CORP
23679 CALABASAS RD STE 1025
CALABASAS CA 91302

043 210 19 01 9
U S A
*
*

043 230 13 00 8
W J MOUREN FARMING INC
35244 OIL CITY RD
COALINGA CA 93210

043 210 64 00 0
AERA ENERGY LLC
P O BOX 11164
BAKERSFIELD CA 93389-1164

043 220 01 00 0
ANDERSON JAMES S
35244 OIL CITY RD
COALINGA CA 93210

APN: 048-350-020
HEWITSON LIMITED PARTNERSHIP
C/O MR. RICHARD HEWITSON
HC-1 BOX 1
39482 HWY 33
AVENAL, CA 93204

APN: 048-330-006
WILLIAM & DORIS LAND & ENERGY CO
LLC
35244 OIL CITY RD
COALINGA CA 93210

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # _____

Project Title: Chalan Solar and Storage Project, By Chalan CA Solar and Storage, LLC; CUP No. 12, Map No. 3; CUP No. 13, Map No. 3; Williamson Act Cancellation 21-06.

Lead Agency: Kern County Planning and Natural Resources Department

Contact Person: Janice Mayes

Mailing Address: 2700 "M" Street Suite 100

Phone: 661-862-8793

City: Bakersfield

Zip: 93301-2323

County: Kern

Project Location: County: Kern City/Nearest Community: Kettleman City, Kings/Lost Hills Kern Counties

The proposed project is approximately 4 miles east of Baker Road and Highway 33 (West Side Highway.), approximately 2 miles west of King Road, and approximately 7 miles west of Interstate 5 (I-5). The nearest public roadway is King Road and 25th Avenue, located approximately 1 to 2 miles to the east of the project site.

Lat. / Long.: 35.78269 North / 119.91222 West

Total Acres: 618 acres

Assessor's Parcel No.: 043-210-28

Section 3, Township: 25S Range: 19E

Base: MDB&M

Within 2 Miles: State Hwy #: Highway 33

Waterways: N/A

Airports: N/A

Railways: N/A

Schools: N/A

Document Type:

CEQA: ☒ NOP
☐ Early Cons
☐ Neg Dec
☐ Mit Neg Dec

☐ Draft EIR
☐ Supplement/Subsequent EIR
(Prior SCH No.) _____
Other _____

NEPA: ☐ NOI
☐ EA
☐ Draft EIS
☐ FONSI

Other: ☐ Joint Document
☐ Final Document
☐ Other _____

Local Action Type:

☐ General Plan Update
☐ General Plan Amendment
☐ General Plan Element
☐ Community Plan
☐ Other _____

☐ Specific Plan
☐ Master Plan
☐ Planned Unit Development
☐ Site Plan
☒ Other Williamson Act Cancellation

☐ Rezone
☐ Prezone
☒ Use Permit
☐ Land Division (Subdivision, etc.)

☐ Annexation
☐ Redevelopment
☐ Coastal Permit

Development Type:

☐ Residential: Units _____ Acres _____
☐ Office: Sq.ft. _____ Acres _____ Employees _____
☒ Commercial: Sq.ft. _____ Acres 618 Employees 300 temp
☐ Industrial: Sq.ft. _____ Acres _____ Employees _____
☐ Educational _____
☐ Recreational _____

☐ Water Facilities: Type _____ MGD _____
☐ Transportation: Type _____
☐ Mining: Mineral: _____
☒ Power: Type Solar PV MW 65
☐ Waste Treatment: Type _____ MGD _____
☐ Hazardous Waste: Type _____
☒ Other: one communication tower and energy storage systems

Project Issues Discussed in Document:

☒ Aesthetic/Visual
☒ Agricultural Land
☒ Air Quality
☒ Archeological/Historical
☒ Biological Resources
☐ Coastal Zone
☒ Drainage/Absorption
☐ Economic/Jobs
☒ Other Energy, Greenhouse Gas Emissions, Tribal Cultural Resources, Wildfire

☐ Fiscal
☒ Flood Plain/Flooding
☒ Forest Land/Fire Hazard
☒ Geologic/Seismic
☒ Minerals
☒ Noise
☐ Population/Housing Balance
☒ Public Services/Facilities

☐ Recreation/Parks
☒ Schools/Universities
☐ Septic Systems
☐ Sewer Capacity
☒ Soil Erosion/Compaction/Grading
☒ Solid Waste
☒ Toxic/Hazardous
☒ Traffic/Circulation

☒ Vegetation
☒ Water Quality
☒ Water Supply/Groundwater
☒ Wetland/Riparian
☒ Wildlife
☒ Growth Inducing
☒ Land Use
☒ Cumulative Effects

Present Land Use/Zoning/General Plan Designation: Undeveloped and Agricultural; A (Exclusive Agriculture); 8.3 (Extensive Agriculture) (Min 20 Acres)

Project Description: Chalan Solar and Storage Project (proposed project), would develop a photovoltaic (PV) solar facility and associated infrastructure necessary to generate approximately 65 megawatts (MW) of renewable electrical energy, additional associated 25 MW Battery Storage Systems (BESS), and a telecommunications tower, on approximately 618-acres of privately owned land.

Implementation of the project, as proposed, would include: *(please use a separate page if necessary)*

- (a) One Conditional Use Permit CUP No. 12, Map No. 3, to allow for the construction and operation of a solar facility with battery storage systems with a total generating capacity of approximately 65 megawatts within the A (Exclusive Agriculture) Zone District, pursuant to Section 19.12.030.G of the Kern County Zoning Ordinance.
- (b) One Conditional Use Permit No. 13, Map No. 3, to allow for construction and operation of a telecommunications tower at the solar facility in the A (Exclusive Agriculture) Zone District, pursuant to section 19.12.030.F of the Kern County Zoning Ordinance.
- (c) One Williamson Act Cancellation 21-06 to remove parcel 043-210-28 from its current Williamson Act Contract.

The project's permanent facilities would include service roads, telecommunications tower, telecommunication cables, overhead and underground transmission lines, energy storage systems, and a gen-tie line to transmit electricity generated on the project site to the Arco PG&E substation.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X". If you have already sent your document to the agency please denote that with an "S".

<u> </u> <u>S</u> Air Resources Board	<u> </u> Office of Emergency Services
<u> </u> Boating & Waterways, Department of	<u> </u> <u>S</u> Office of Historic Preservation
<u> </u> <u>S</u> California Highway Patrol	<u> </u> Office of Public School Construction
<u> </u> CalFire	<u> </u> Parks & Recreation
<u> </u> <u>S</u> Caltrans District # <u>6</u>	<u> </u> Pesticide Regulation, Department of
<u> </u> Caltrans Division of Aeronautics	<u> </u> <u>S</u> Public Utilities Commission
<u> </u> Caltrans Planning (Headquarters)	<u> </u> <u>S</u> Regional WQCB # <u>Lahontan</u>
<u> </u> Central Valley Flood Protection Board	<u> </u> Resources Agency
<u> </u> Coachella Valley Mountains Conservancy	<u> </u> S.F. Bay Conservation & Development Commission
<u> </u> Coastal Commission	<u> </u> San Gabriel & Lower L.A. Rivers and Mtns Conservancy
<u> </u> Colorado River Board	<u> </u> San Joaquin River Conservancy
<u> </u> <u>S</u> Conservation, Department of	<u> </u> Santa Monica Mountains Conservancy
<u> </u> Corrections, Department of	<u> </u> <u>S</u> State Lands Commission
<u> </u> Delta Protection Commission	<u> </u> SWRCB: Clean Water Grants
<u> </u> Education, Department of	<u> </u> SWRCB: Water Quality
<u> </u> <u>S</u> Energy Commission	<u> </u> SWRCB: Water Rights
<u> </u> <u>S</u> Fish & Game Region # <u>Fresno</u>	<u> </u> Tahoe Regional Planning Agency
<u> </u> Food & Agriculture, Department of	<u> </u> <u>S</u> Toxic Substances Control, Department of
<u> </u> General Services, Department of	<u> </u> <u>S</u> Water Resources, Department of
<u> </u> Health Services, Department of	
<u> </u> Housing & Community Development	<u> </u> <u>S</u> Other <u>So. San Joaquin Arch. Info. Ctr.</u>
<u> </u> Integrated Waste Management Board	<u> </u> Other _____
<u> </u> <u>S</u> Native American Heritage Commission	<u> </u> <u>S</u> Other <u>SWRCB: Division of Drinking Water</u>

Local Public Review Period (to be filled in by lead agency)

Starting Date September 30, 2021 Ending Date November 1, 2021

Lead Agency (Complete if applicable):

Consulting Firm: <u>ESA</u>	Applicant: <u>Chalan CA Solar and Storage, LLC. – James Diven</u>
Address: <u>16755 Von Karman Avenue, Suite 200</u>	Address: <u>4747 Executive Drive, Suite 1340</u>
City/State/Zip: <u>Irvine, CA 92606</u>	City/State/Zip: <u>San Diego, CA 92121</u>
Contact: <u>Kimberley Comacho, Sr. Managing Assoc</u>	Phone: <u>805-403-8916</u>
Phone: <u>213-542-6042</u>	

Signature of Lead Agency Representative: *James Hayes* Date: September 30, 2021

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

INITIAL STUDY/ NOTICE OF PREPARATION

Chalan Solar and Storage Project by Chalan CA Solar Storage, LLC

Conditional Use Permit No. 12, Map No. 3 (Solar facility)
Conditional Use Permit No. 13, Map No. 3 (Telecommunications tower)
Williamson Act Cancellation 21-06

PLN20-01352
(PP21402)

LEAD AGENCY:



Kern County Planning and Natural Resources Department
2700 M Street, Suite 100
Bakersfield, CA 93301-2370

Contact:
Janice Mayes, Planner III
(661) 862-8793; MayesJ@kerncounty.com

September 2021



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1.0 Project Description

Pursuant to the California Environmental Quality Act (CEQA), the Kern County Planning and Natural Resources Department (County) will initiate the preparation of an Environmental Impact Report (EIR) for the Chalan Solar and Storage Project in the unincorporated area of northwest Kern County, California.

1.1 Project Location

The proposed Chalan Solar and Storage Project (proposed project) would develop photovoltaic (PV) solar facilities and associated infrastructure necessary to generate up to 65 megawatts (MW) of renewable electric energy with the ability to store up to 25 MW in battery energy storage systems (BESS), on approximately 618 acres of privately owned land in unincorporated portions of Kern County, California. The proposed project consists of solar facilities, associated infrastructure, multiple battery energy storage systems, and a telecommunications tower. Each BESS would be located on approximately 530 square feet or 0.012 acres of land within the facility area. The proposed project includes one interconnection generation-tie (gen-tie) line route to transfer energy to the Pacific Gas & Electric (PG&E) Arco Substation, adjacent to the project site.

The proposed project is in the northwest portion of unincorporated Kern County along the northern border of the County and the southern border of Kings County in the Central San Joaquin Valley. The proposed project is south of Devil's Den Road, north of Twisselman Road, approximately 4 miles east of Baker Road and Highway 33 (West Side Highway.), approximately 2 miles west of King Road, and approximately 7 miles west of Interstate 5 (I-5). The nearest public roadway is King Road and 25th Avenue, located approximately 1 to 2 miles to the east of the project site. The nearest populated community is Kettleman City, approximately 14 miles northwest of the project site in Kings County. **Figure 1, Project Vicinity**, shows the regional location of the proposed project and **Figure 2, Project Boundary**, depicts the proposed boundary of the project site. The nearest populated community in Kern County is the community of Los Hills approximately 16 miles southeast of the project site.

The project site is located solely within the jurisdiction of Kern County. The proposed project site can be accessed via an existing non-exclusive utility easement at King Road and 25th Avenue in Kern County. During construction and operation primary access to the project site would be via an existing dirt access road along the Kern County/Kings County boundary from an easement in Kings County that abuts the northern edge of the proposed project parcel. Because of this easement, the total study area for this project is larger than the area that will be subjected to entitlements, as it includes the access road across private land, which originates in Kings County.

The project site is within the U.S. Geological Survey (USGS) 7.5-minute series, Avenal Gap topographic quadrangle. The proposed project site is located within Section 3 of Township 25 South, Range 19 East, Mount Diablo Meridian.

1.2 Environmental Setting

The project site is located on a single parcel of land and would connect through a gen-tie line to the adjacent PG&E Arco Substation, as summarized in **Table 1, Project Assessor Parcel Numbers, Corresponding Map Codes, Zoning and Acreage, below**.



TABLE 1
PROJECT ASSESSOR PARCEL NUMBERS, CORRESPONDING MAP CODES, ZONING AND ACREAGE

	APN	Acreage	Existing General Plan Designation	Zoning
Project site	043-210-28	361.08	8.3 (Extensive Agriculture [Min 20 Acres])	A (Exclusive Agriculture)
Project Parcel and Mineral Parcel Overlay	043-210-45			
Gen-tie Line and PG&E Arco Substation	043-210-28	620.85	8.3(Extensive Agriculture [Min 20 Acres])	A (Exclusive Agriculture)

The proposed project site is within the jurisdictional boundaries of the Kern County General Plan, and as shown in **Figure 3, Existing General Plan Land Use Designations**, is designated as map code 8.3 (Extensive Agriculture (Min 20- or 80-Acre Parcel Size)). As shown in **Figure 4, Existing Zoning**, the project site is currently located within the A (Exclusive Agriculture) zone district. Current use of the site is primarily for grazing and has been dry farmed with wheat over the past 20 years. The project site is bordered to the west by natural vegetation, grazing land, and adjacent to the Arroyo Ancho stream channel. While the eastern border is adjacent to Grazing and Prime Farmland. The northern border of the project site is adjacent to grazing land. The existing land uses of the project and its surroundings are listed in **Table 2, Project Sites and Surrounding Land Uses**, below.

Topography across the project site is relatively flat, with the high point at Cascajo Hill at an elevation of 590 feet and a low point at an elevation of 428 feet.

As shown in **Figure 5, Flood Zone**, the project site is designated as Zone “X” on the Flood Insurance Rate Map (FIRM) as issued by the Federal Emergency Management Agency (FEMA), which indicates the site is in an area of minimal flood hazard.

Based on a review of records maintained by the California Energy Management Division (CalGEM), wells were not identified on the proposed project site, and the proposed project is not within the jurisdictional boundaries of an oilfield (CalGEM 2021).

The project would be served by the Kern County Sheriff’s Office (KCSO) for law enforcement and public safety, Kern County Fire Department (KCFD) for fire protection, and Kern County Medical Emergency Service for emergency medical and rescue services. The nearest KCSO substation that would serve the project site is located at 1350 Norris Road, which is approximately 55 miles southeast of the project site. The nearest KCFD that would serve the project site is Station No. 26, located at 14670 Lost Hills Road in the community of Lost Hills, which is approximately 16 miles southeast of the project site. The nearest hospitals are Coalinga Hospital located at 1191 Phelps Avenue in the community of Coalinga, approximately 34 miles northwest of the project site, and Adventist Health Delano located at 1401 Garces Highway in the community of Delano, approximately 38 miles southeast of the project site. The nearest school to the project is Kettleman City Elementary School, located approximately 15 miles north in Kettleman City in Kings County.

The project area is not located within the boundaries of any airport as identified in the Kern County Airport Land Use Compatibility Plan (ALUCP). The closest public airport is the Wasco-Kern County Airport, approximately 33 miles southeast of the project site. The closest private airport is Paramount Farming Airport, located in Lost Hills approximately 9 miles south of the project site.

The project site is located within the boundary of Agricultural Preserve Number 13, as is the standard practice in Kern County for any land that is zoned A (Exclusive Agriculture).) The parcel is designated as grazing land by the California Department of Conservation (DOC) Farmland Mapping and Monitoring



Program (FMMP). As shown in **Figure 6, Project Site Williamson Act Land Use Contract**, the project site is enrolled in a Williamson Act Contract as Non-Prime Agriculture Land. Under this designation land does not meet any of the criteria for classification as Prime Agriculture Land and is defined as Open Space Land of Statewide Significance. The project would require a Williamson Act Land Use Contract Cancellation to facilitate the proposed project.

Land uses in the region include a mix of agricultural farming/production, agricultural grazing, and undeveloped land. Agriculture and other nonnative species dominate the project site and region.

TABLE 2
PROJECT SITE AND SURROUNDING LAND USES

	Existing Land Use	Existing Map Code Designation	Existing Zone Classification
Project Site	Undeveloped, dry farming, grazing	8.3 (Extensive Agriculture [Min 20 Acres])	A (Exclusive Agriculture)
North	Undeveloped	8.3 (Extensive Agriculture [Min 20 Acres])	A (Exclusive Agriculture)
East	Undeveloped	8.3 (Extensive Agriculture [Min 20 Acres])	A (Exclusive Agriculture)
	Agricultural uses	8.1/2.5 (Intensive Agriculture [Min 20 Acres]/ Flood Hazard)	
South	Undeveloped	8.3/2.5 (Extensive Agriculture [Min 20 Acres] / Flood Hazard)	A (Exclusive Agriculture)
		8.1/2.5 (Intensive Agriculture [Min 20 Acres]/ Flood Hazard)	
West	Undeveloped	8.3 (Extensive Agriculture (Min 20 Acres)	A (Exclusive Agriculture)
		8.1 (Intensive Agriculture (Min 20 Acres)	



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT
CHALAN SOLAR AND STORAGE PROJECT

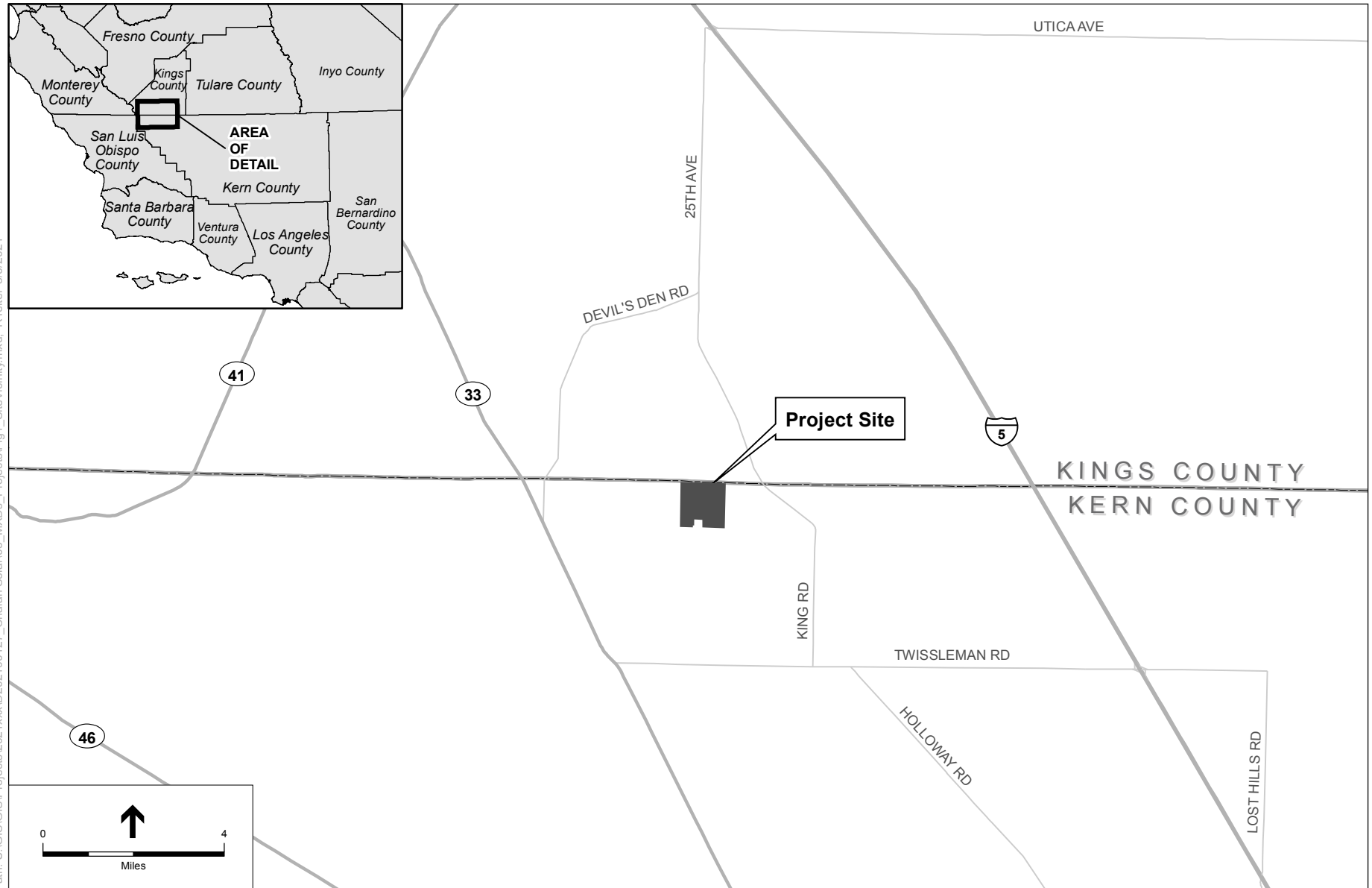


Figure 1: PROJECT VICINITY



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT
CHALAN SOLAR AND STORAGE PROJECT

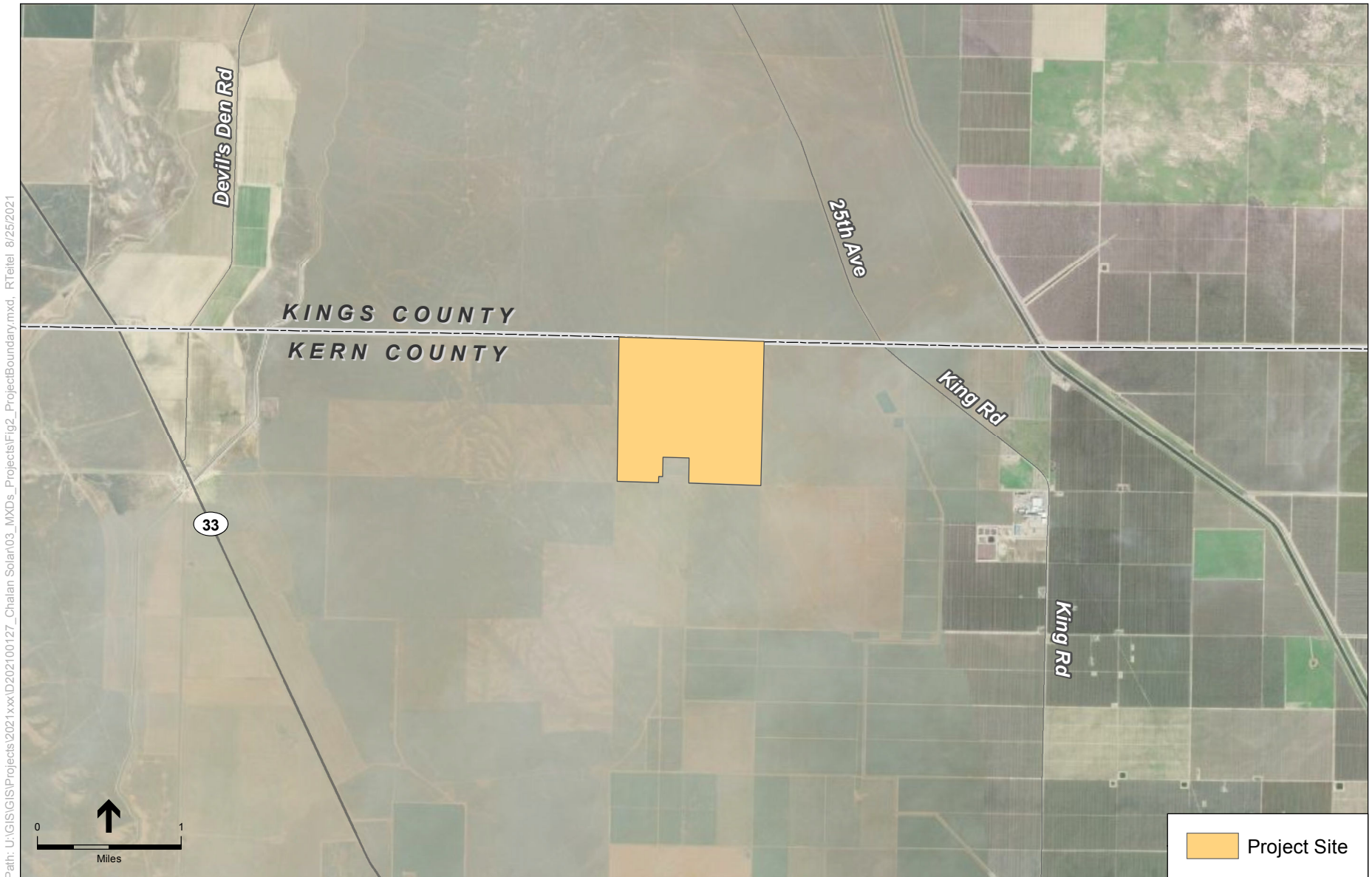


Figure 2: PROJECT BOUNDARY



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT
CHALAN SOLAR AND STORAGE PROJECT

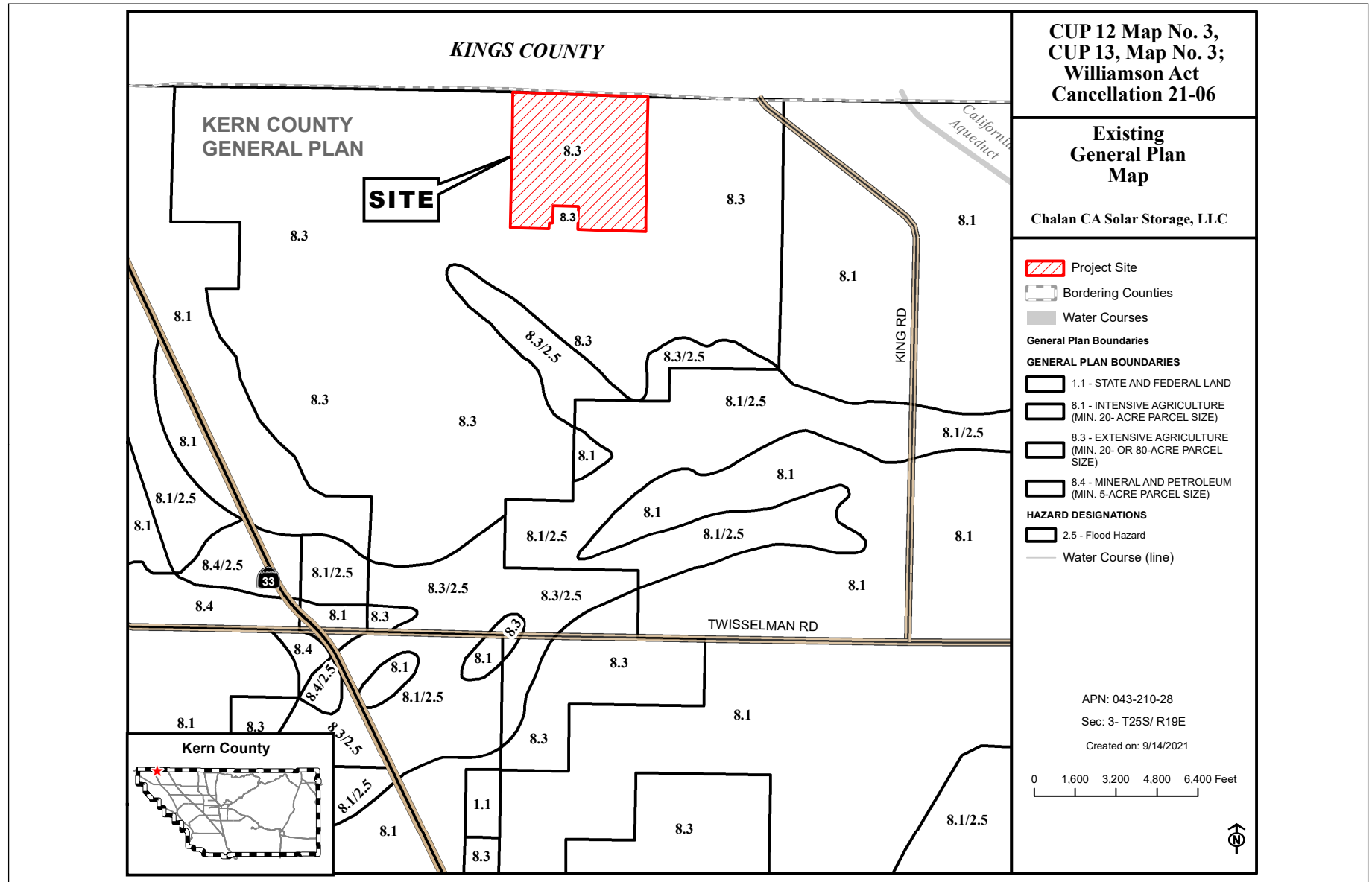


Figure 3: EXISTING GENERAL PLAN LAND USE DESIGNATIONS



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT
CHALAN SOLAR AND STORAGE PROJECT

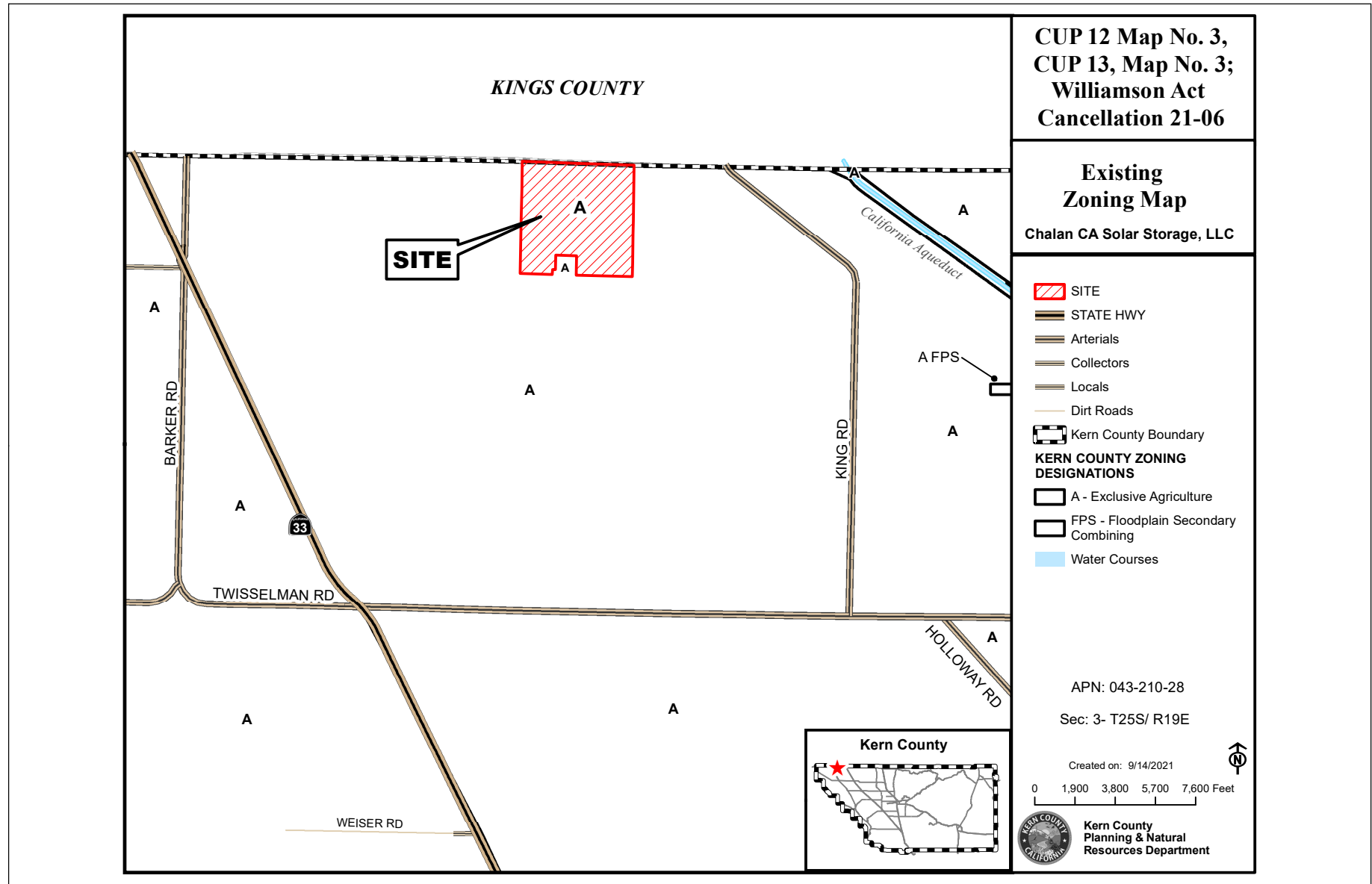


Figure 4: EXISTING ZONING



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT
CHALAN SOLAR AND STORAGE PROJECT

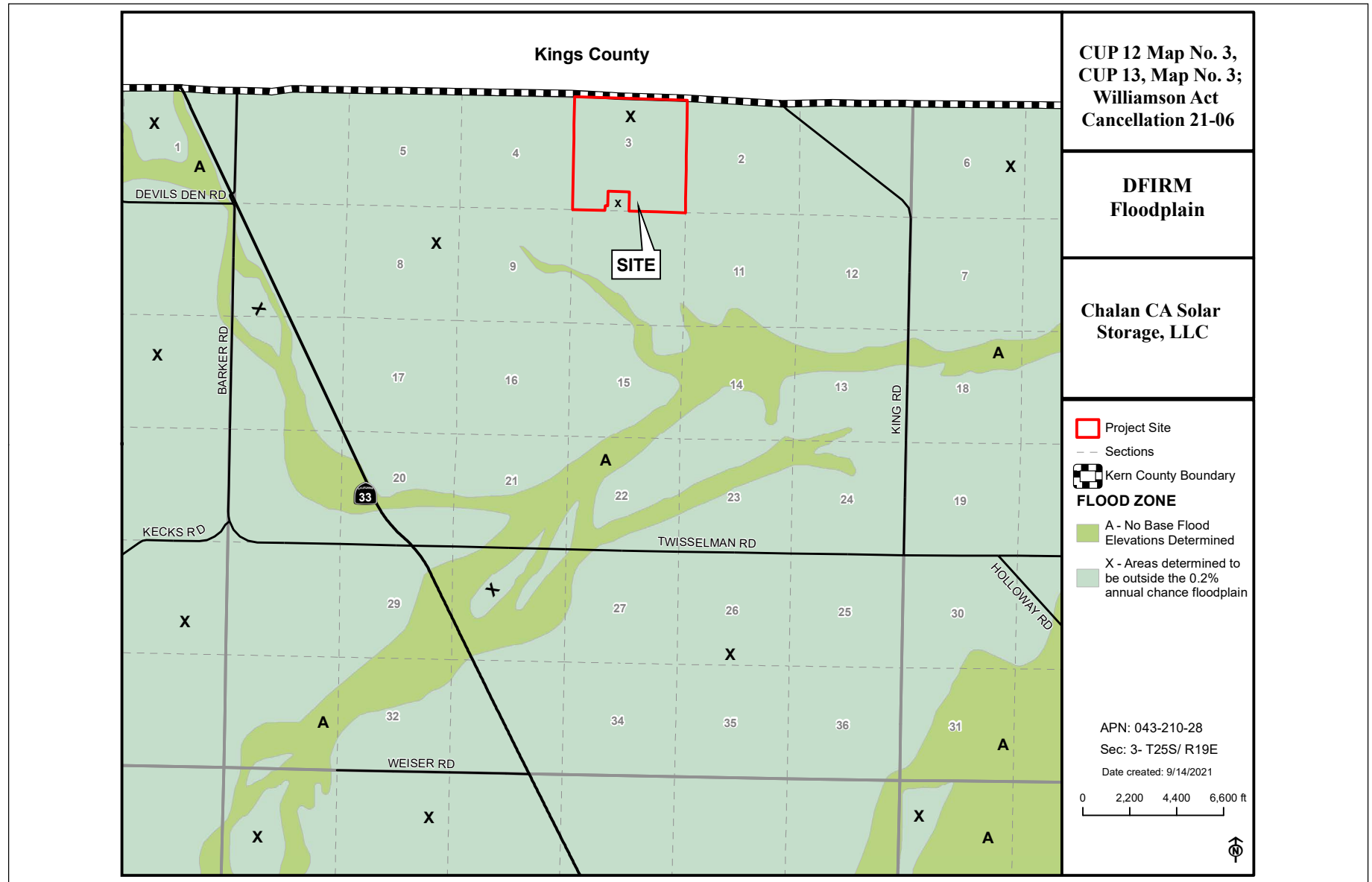


Figure 5: FLOOD ZONES





1.3 Project Description

Project Overview

The proposed project would develop a PV solar facility and associated infrastructure necessary to generate up to 65 MW of renewable electrical energy with the ability to store up to 4-hours/100 MWh or 25 MW of energy on approximately 618 acres of privately owned land in the northern portion of the San Joaquin Valley, in unincorporated Kern County. See details of the project site plan in **Figure 7, Site Plan**, below.

The proposed project requests approval of the following applications by the County:

- Conditional Use Permit No. 12, Map No. 3 (solar facility) 618 acres
- Conditional Use Permit No. 13, Map 3 (telecommunication tower)
- Williamson Act Land Use Contract Cancellation 21-06

The project site is entirely zoned A (Exclusive Agriculture). Therefore, pursuant to Chapter 19.12.030.G of Kern County Zoning Ordinance, a Conditional Use Permit (CUP) is required for the construction and operation of the PV solar facility and pursuant to Chapter 19.12.030.F, a CUP is required to allow the construction and operation of a telecommunication tower.

Based on current technology, the proposed project would consist of approximately 225,000 to 250,000 modules arranged grouped into arrays and mounted on metal racks that rotate from east to west during the day. Power generated by the proposed project would be collected onsite at a project substation and transferred via a 230 kV gen-tie line to the point of interconnection at PG&E's Arco Substation. The proposed project would operate year-round and would generate electricity during daylight hours when electricity demand is at its peak.

The proposed project would utilize high-efficiency commercially available solar PV modules that are Underwriters Laboratory (UL) listed or approved by another nationally recognized testing laboratory. Materials commonly used for solar PV modules include monocrystalline silicon, polycrystalline silicon, amorphous silicon, cadmium telluride (CdTe), and copper indium selenide/sulfide. The principal materials incorporated into the PV modules include glass, steel, and various semiconductor metals, including CdTe.

The power generated by the proposed project would be sold to California investor-owned utilities, or other power off taker(s) in the furtherance of the goals of the California Renewable Energy Portfolio Standard and other similar renewable programs in the state. The project proponent may eventually choose to decommission and remove all or none of the systems from the project site. If proposed project is decommissioned, it would be converted to another use consistent with the applicable land use regulations in effect at that time.

Project Facilities

Solar Arrays

The PV module rows would be oriented north-to-south if single-axis trackers are used. A solar tracking mechanism is used to maximize the solar energy conversion efficiency by keeping the modules perpendicular to the sun's energy rays throughout the day. This completed assembly of PV modules mounted on a framework structure is called a "tracker" because it tracks the sun from east to west. If used, single-axis trackers would increase the efficiency of energy production from the arrays relative to a fixed tilt system. The exact tracker manufacturer and model would be determined in the final design. All trackers are intended to function identically in terms of following the motion of the sun.

Module layout and spacing is optimized to balance energy production versus peak capacity and would depend on the sun angles and shading caused by the horizon surrounding the project. The spacing between the rows of trackers is dependent on site-specific features and would be identified in the final design. The final configuration would allow for sufficient clearance for maintenance vehicles and panel access. The maximum height of the tracker solar panels would be up to 13-feet above grade.



KERN COUNTY PLANNING AND NATURAL RESOURCES DEPARTMENT CHALAN SOLAR AND STORAGE PROJECT

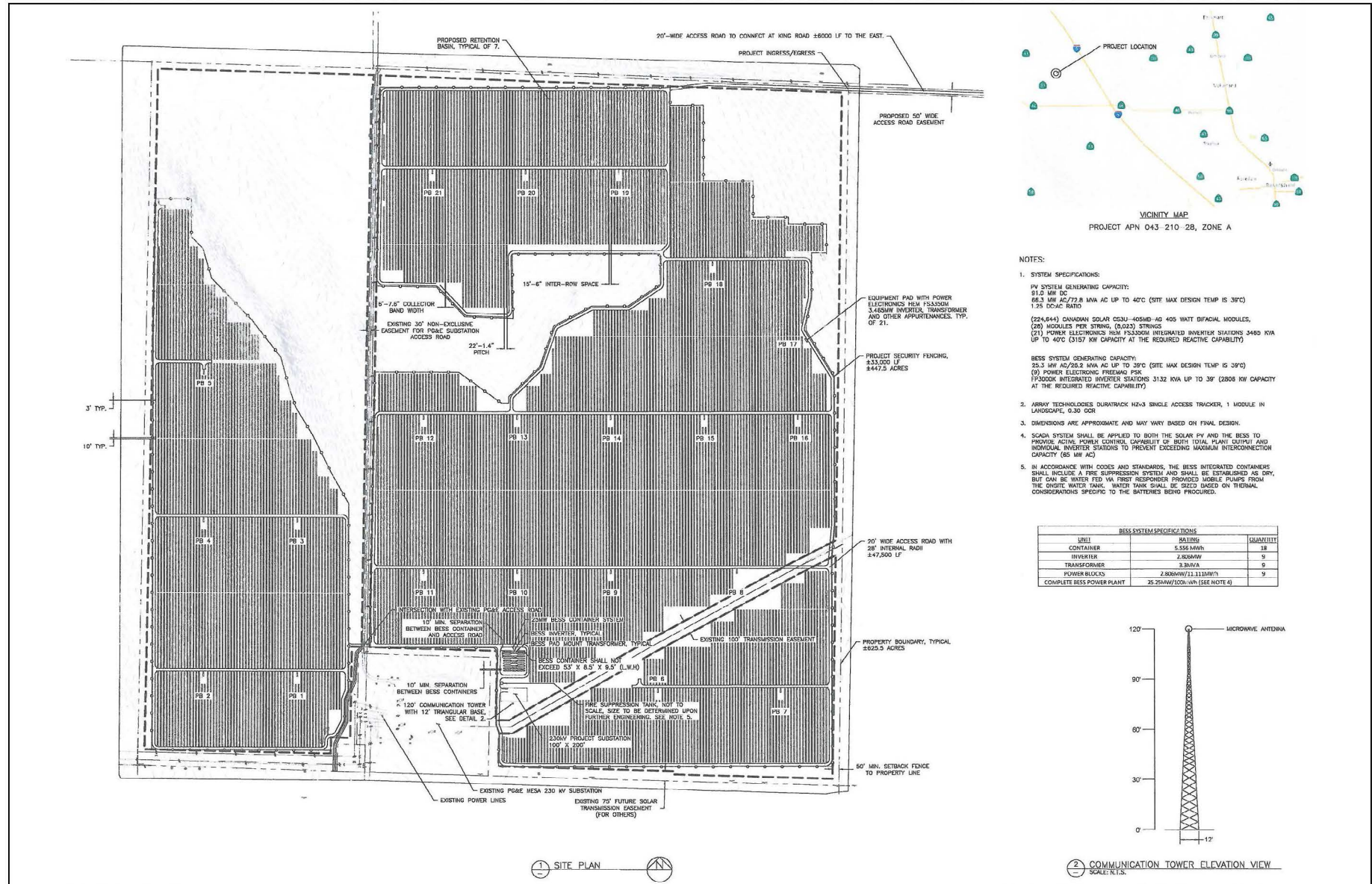


Figure 7: SITE PLAN



Electrical Collector System and Inverters

The direct current (DC) power generated by the solar arrays would be transmitted using electric lines held in cable trenches or above ground cable trays to the inverters where the power would be converted into alternating current (AC) via the inverters, the output of which would be fed into transformers that step up from voltage to match that of the grid. The inverters would be enclosed in metal cases and mounted on concrete slabs and would be dispersed among the arrays. Excess energy not discharged into the grid, or energy absorbed directly from the grid, would then be converted back to DC by a separate inverter for battery storage, then converted to AC again when called upon to discharge into the grid. The battery-based inverters can charge and discharge the batteries independently of the PV arrays, allowing the batteries to be charged directly from the grid. The batteries are typically housed in shipping containers with integrated heating, cooling, ventilation, and fire suppression systems. The output of the proposed project would be conveyed via an approximately 500-foot 230 kV gen-tie line to a switching substation where it will be collected either for delivery to the point of interconnection with PG&E's Arco Substation or storage in the BESS.

Energy Storage System

The primary components of the BESS include lithium-ion batteries housed in 18 to 22 containers (similar to a shipping container) featuring integrated heating, cooling, ventilation, and fire suppression systems. The BESS components are anticipated to be located near the onsite project substation adjacent to PG&E's Arco Substation. Containers are typically made of steel or concrete. Such containers are considered unoccupied, with access from the outside only by approved personnel for maintenance or repair of any of the BESS system components. The BESS would feature a secondary set of inverters, so that excess energy not discharged into the grid, or energy absorbed directly from the grid, can be converted back to DC for battery storage, and then converted to AC yet again when called upon to discharge into the grid.

The system shall be protected from access by non-approved personnel, with either locked containers or fencing, as approved by the KCFD to ensure access in case of emergency. If multiple containers are used, and each exceeds 250 kWh, containers would be placed at least 3 feet apart from other battery containers, unless testing demonstrates otherwise. Emergency electrical disconnects are expected to be accessible in case of emergency, in compliance with the National Electrical Code (NEC) and Americans with Disabilities Act (ADA) and located on the outside of each container. If electrical disconnect is not within sight of the system, a sign should indicate its location. Each BESS container will be constructed of non-combustible material, with consideration given for direction of gas or fire release away from first responders in the case of a catastrophic failure.

Onsite Substation

The project substation would serve as the primary aggregation point for the electrical output of the project. The project will feature a dedicated onsite substation just to the east of PG&E Arco Substation. The purpose of the onsite project substation is to aggregate the output of the facility and step it up in voltage to 230 kV and with the gen-tie line delivery of the output to the PG&E Arco Substation. The BESS would also be co-located with the onsite substation, thereby allowing power from the proposed project to be stored for future delivery to the PG&E Arco Substation, as well as allowing power to be taken from the grid.

Generation Tie Line

The project would feature a single 230 kV gen-tie line that would extend between the onsite substation 500 feet to connect to the PG&E Arco Substation, which is adjacent to the southern border of the project site. The gen-tie line connection would only traverse private property. The route may feature steel or wooden transmission towers, wires, guys, conductors, and other components.



PG&E Arco Substation

In order to support the proposed project, the PG&E Arco Substation would require network upgrades including: the installation of new circuit breakers and current transformers; disconnect switches; dead-end/pull off structures; bus support structures; ground conductors, ground rods, and associated hardware for the grounding systems; underground conduits, pull boxes, and junction boxes; outdoor AC lighting and outlets; and civil foundations, site surfacing, grading, and drainage. In addition, upgrades would relocate the existing transformer, expand the north and east fences and site grading, and interior improvements. This work would be conducted by PG&E separate from the proposed project.

Meteorological Towers

A meteorological tower is a free-standing tower which carries measuring instruments with meteorological instruments such as thermometers and instruments to measure wind speed. A meteorological tower would be installed on the perimeter of the project site. Meteorological towers would be approximately 20-feet in height and construction of steel lattice or monopole mounted on concrete foundations.

Utilities and Infrastructure

There would be no office building on the project site and the energy required to operate the solar trackers would be generated by the project. The project site would need electric power only for the emergency lighting system in the substation and in the BESS. This power would be provided via backfeed from the PG&E interconnection from the grid. No diesel generators would be used during operation. An approximately 120-foot telecommunications tower would be constructed near the Chalan built substation for the project.

Site Access and Security

Access to the project site currently exists of a paved non-exclusive access road currently used by PG&E, which starts at a locked gate located along the intersection of King Road and 25th Avenue. An access road from King Road to the north boundary of the project site would be constructed as part of the proposed project. King Road and 25th Avenue is a paved road featuring one lane of traffic in each of the north and south directions with the intersection of the name change being at the Kings/Kern County line. The project would include the construction of 20-foot-wide maintenance corridors of compacted native surface to access the tracking solar PV panel arrays and other equipment for maintenance and provide access for fire-fighting equipment.

Permanent security fencing would be installed around the facility perimeter of the project site. Fencing will be either 6-foot-tall chain link fence with 3-strand barbed wire or an 8-foot ranch style fence with no barbed wire. The fence would be installed along the perimeter of the project site. The east and west halves of the site would be separately fenced. Fencing would be designed to allow movement of sensitive wildlife. Additional fencing would be installed around the project substation and BESS area. Security cameras would also be installed throughout the project site and monitored by the remote operating control center 24 hours a day, 7 days a week.

Lighting

Minimal lighting would be installed for security and maintenance needs within the project substation and BESS area. Lighting would be directed downwards, shielded and/or have reduced lumens. Security cameras would be installed throughout the project site and monitored 24 hours a day, 7 days a week. Maintenance of the plant may be necessary during nighttime hours. In this event, portable, directional lighting would be utilized for the work areas. All lighting would be shielded and directed downward to minimize the potential for glare or spillover onto adjacent properties, in conformance with the Kern County Zoning Ordinance (Chapter 19.81) – Outdoor lighting – Dark Skies requirements.



Construction Activities

The construction activities for the proposed project fall into three main categories: (1) site preparation; (2) system installation; and (3) testing, commissioning, and cleanup. The entire construction process is estimated to take approximately 240 construction days, over the course of a 12-month period. Site grading and earthwork is anticipated to begin during 2022.

Construction activities would proceed as follows:

- **Site Preparation:** Excavation and grading would be minimal and staged to minimize dust, maintain existing drainage patterns, and ensure stability of the equipment installations.
- **Installation of Fencing:** The permanent security fence would be installed around the perimeter of the project site. The east and west halves of the site would be separately fenced. Fencing would be designed to allow movement of sensitive wildlife.
- **Access Corridors:** The access corridors would be built of compacted native material to provide access to the panels for maintenance.
- **Installation of the Solar Arrays and Inverters:** The solar trackers would be assembled and installed and the solar panels would be attached to them. Concrete slabs would be poured at the inverter locations, and the inverter equipment would be put in place, or prefabricated equipment would be installed.
- **Electrical Work:** Installation of the underground electric lines to connect the solar arrays with the inverters and the inverters to the substation.
- **Installation of the Substation and Transmission Interconnection:** The onsite substation would be fenced and covered in gravel and the substation equipment would be installed. The substation would then be connected directly to the gen-tie line leading to the PG&E Arco Substation.

Schedule and Workforce

Construction would primarily occur during daylight hours, Monday through Friday, between 7:00 a.m. and 6:00 p.m., as required to meet the construction schedule. Additional hours/days may be necessary to facilitate the schedule. Any construction work performed outside of the normal work schedule would be coordinated with the appropriate agencies and would conform to the Kern County Noise Ordinance (Chapter 8.36).

The onsite construction workforce is expected to peak at up to 300 individuals, onsite at any given time. It is anticipated that the construction workforce would commute to the project site each day from local communities and report to the designated construction staging yards prior to the beginning of each workday. Parking for construction personnel would be provided onsite. Portable toilets would be used and would be maintained by a private offsite company during the construction period.

Site Preparation

Currently the project site has been dry farmed with wheat over the past 20 years and is used for grazing. The areas to be developed as access corridors would be smoothed and compacted. Grading and compaction would also be required at the onsite substation and BESS to provide stable bases for the installation of equipment. The primary method of vegetation removal would be to mow existing vegetation, leaving root structures in place. The concept is to maintain existing drainage to the greatest extent practicable. Spot grading would be utilized to remove small berms using a diesel motor grader. Stormwater retention basins would be prepared using a combination of diesel scrapers, bulldozers, and end loaders. Diversion swales and berms would be prepared at the project perimeter using similar heavy equipment. A series of rip-rap cutoff trenches within major drainage corridors, perpendicular to natural drainage direction, would be constructed as necessary to control erosion. Interior access corridors would consist of compacted native soil.



Concrete footings and pads for the inverters, substation transformers, and equipment would be required. Final concrete specifications would be determined during detailed design engineering. Concrete would be poured throughout the site by truck, purchased from an off-site supplier and trucked in to the project site.

Construction would begin with the installation of fencing around the perimeter of each individual facility site. The perimeter fence would also include signs providing directions to primary site access. Road corridors, buried electrical lines, PV array locations, and the locations of other facilities may be flagged and staked in order to guide construction activities.

Generation Tie Line Construction

During construction a 500-foot 230kV gen-tie line would be installed, which would transmit electricity to the PG&E Arco substation. Poles are estimated to be approximately 60-80 feet in height; the maximum proposed pole height is estimated to be 80 feet. Foundations for each transmission pole would be constructed, the transmission poles erected, and transmission pole arms and insulators installed. After transmission pole installation occurs, conductor string and terminations would be performed to ensure the new 230 kV gen-tie line is operating correctly. Primary overhead and redundant underground and/or overhead communications lines would also be installed.

Telecommunications Tower

The telecommunications tower would be up to 120-feet high and installed adjacent to the Chalan project's substation.

Construction Water Use

During construction of the proposed project, water would be required for common construction related purposes, including but not limited to dust suppression, soil compaction, and grading. Dust-control water may be used for ingress and egress of onsite construction vehicle equipment traffic and for the construction of the solar equipment. A sanitary water supply would not be required during construction, because restroom facilities would be provided by portable units to be serviced by licensed providers.

During construction and decommissioning, 125 acre-feet of water are estimated to be used for dust control. After construction, no water will be used during the operation of the project. Water demand during construction is expected to be the same if the project is constructed during a year with normal precipitation, a year with less-than-average precipitation, or a multiyear period of less-than-average precipitation.

Disposal of Construction Materials

During construction, the building contractor would arrange to have trash, construction recycling, and regular recycling bins delivered to the site in accordance with Kern County Building Code requirements and guidelines. During construction, every effort would be made to minimize packaging and construction waste.

Construction recycling, regular recycling, and non-recyclable trash would be regularly picked up during the construction period. All project components would arrive by truck on pallets, which would be removed from the project site by the same truck.

Hazards and Hazardous Materials Compliance

To ensure minimum exposure of construction workers to hazardous materials (e.g., construction related fuels and paints), construction activities would comply with applicable worker protection laws and regulations, including the Occupational Safety and Health Act (OSHA), Title 9 of the Code of Federal Regulations (CFR), and Title 8 of the California Code of Regulations (CCR). The construction contractor selected for the project would be responsible for ensuring that construction workers are trained in accordance with local, state, and federal requirements for handling hazardous materials.



Project Operations and Maintenance

Solar PV facilities typically operate without on-site human intervention on a day to day basis. The project would be outfitted with a suite of sensors, monitoring, and communications equipment as part of the project's SCADA system. This allows the project to be monitored in real time remotely by the Applicant's remote operations control center, which is a new, state-of-art remote monitoring center designed to provide round-the-clock operations support in accordance with National Electric Reliability Corporation (NERC) standards. The remote operators would be continually aware of plant output, voltage, and local weather conditions and would receive real-time alerts in the event of abnormal operating conditions, allow the operators to dispatch technicians as needed. Only project staff and/or its contractors would be allowed access to the project site, as general public access would not be permitted.

The proposed project may operate 24 hours a day, 7 days a week, as the BESS portion of the facility, when charged, can discharge at any time during the day or night. However, the solar portion of the project would typically operate from sunrise to sunset each day of the year.

Onsite operations and maintenance activities would consist of responding to abnormal operating conditions, routine maintenance and repairs, periodic panel washing, and grounds maintenance (i.e., vegetation control), and are anticipated to require site visits once to twice per month, consisting of a small ground crew.

Operational Water Use

Approximately 1 acre-foot of water per year would be used for panel washing. Water needs would likely be supplied by a private contractor that purchases the required water from a local water district.

Waste Disposal

The project would produce a small amount of waste associated with maintenance activities, which could include broken and rusted metal, defective or malfunctioning modules, electrical materials, empty containers, and other miscellaneous solid waste, including the typical refuse generated by workers. Most of these materials would be collected and delivered back to the manufacturer or to recyclers. Non-recyclable waste would be placed in covered dumpsters and removed on a regular basis by a certified waste-handling contractor for disposal at a Class III landfill. The closest Class III municipal landfill is the McFarland-Delano Sanitary, approximately 36 miles northeast of the project site.

Project Decommissioning

The proposed project has an anticipated operational life of up to 35 years, after which the project proponent may choose to update site technology and recommission, or to decommission the site and remove the systems and their components. All decommissioning and restoration activities would adhere to the requirements of the appropriate governing authorities and in accordance with all applicable federal, state, and County regulations in effect at that time. Following the expiration of a power purchase agreement for the proposed project, the Applicant may, at its discretion, choose to enter into subsequent power purchase agreements or to decommission and remove the system and its components. The project site could then be converted to other uses in accordance with the applicable land use regulations in effect at that time.

It is anticipated that during project decommissioning, project structures would be removed from the ground on the project site. Above ground equipment that would be removed would include module posts and support structures, on-site transmission poles that are not shared with third parties, and the overhead collection system within the project site; inverters, transformers, electrical wiring, and equipment on the inverter pads. The substation would be removed if it is owned by the project proponent; however, if a public or private utility assumes ownership of the substation, the substation may remain onsite to be used as part of the utility service to supply other applications.

Equipment would be de-energized prior to removal, salvaged (where possible), placed in appropriate shipping containers, and secured in a truck transport trailer for shipment off site to be recycled or disposed



of at an appropriately licensed disposal facility. Removal of the solar modules would include removing the racks on which the solar panels are attached and placing them in secure transport crates and a trailer for storage, for ultimate transportation to another facility. Once the solar panels have been removed, the racks would be disassembled and the structures supporting the racks would be removed. Site infrastructure would be removed, including the fences and the concrete pads that may support the inverters, transformers, and related equipment. The demolition debris and removed equipment may be cut or dismantled into pieces that can be safely lifted or carried with the equipment being used. The fencing and gates would be removed, and all materials would be recycled to the extent feasible. Project roads would be restored to their pre-construction condition unless the landowner elects to retain the improved roads for access throughout that landowner's property. The area would be thoroughly cleaned and all debris removed. The development areas would be restored to pre-construction conditions including aggregate base rock removal, regrading of the site as necessary, reseeding, and sediment and erosion control. A collection and recycling program would be executed, per applicable laws, to promote recycling of project components and minimize disposal in landfills.

Relationship of the Project to Other Solar Projects

The proposed project is being developed independently of other approved or proposed solar projects in the County. If approved, the proposed project would be subject to their own use permits, conditions of approval, interconnection agreements, and power purchase agreements.

1.4 Project Objectives

The project proponent has identified the following primary objectives for the proposed project:

- Generate and deliver low-cost, clean renewable energy into the electrical grid operated by PG&E for regional consumption.
- The project would establish solar PV power-generating facilities that are of a sufficient size and configuration to produce approximately 65 megawatts (MW) of electricity and help to meet the increasing demand of the State of California for clean, renewable electrical power at a competitive cost.
- The project would enhance existing electrical distribution infrastructure and provide greater support to existing and future customer loads to ensure Pacific Gas and Electric can provide power to all customers, including customers in Kern County.
- The project would generate up to 300 jobs during construction, which would provide increased business for local contractors and vendors.
- The project would minimize environmental effects by:
 - Locating generating facilities in a rural portion of northwestern Kern County which receives intense solar radiation;
 - Using existing electrical transmission facilities, rights-of-way, roads, and other existing infrastructure where practicable;
 - Minimizing water use; and
 - Reducing greenhouse gas emissions.
- The project would assist the state of California in achieving the Renewable Portfolio Standard (RPS) for 2030, by providing a new source of renewable energy (California State Assembly Bill [AB] 32, Senate Bill [SB] 1078, SB 107, SB 350, and SB 2).



1.5 Proposed Discretionary Actions/Approvals

To implement this project, the following discretionary and ministerial permits/approvals may be required, including but not limited to the following permits and agency approvals:

Federal

- U.S. Fish and Wildlife Service (USFWS) United States Army Corps of Engineers Jurisdictional Delineation and, if necessary, Section 404 permit (if required)

State

- California Public Utilities Commission
- California Department of Fish and Wildlife (CDFW)
 - Section 1600 et seq. permits (Streambed Alteration Agreements)
 - Section 2081 Permit (state-listed endangered species) (if required)
- Central Valley Regional Water Quality Control Board
 - Waste Discharge Requirements
 - Regional Water Quality Certification (401 Permit) (if required)
 - National Pollution Discharge Elimination System (NPDES) Construction General Permit if impacts to federal waters will occur
 - General Construction Stormwater Permit (Preparation of a SWPPP)
- California Department of Transportation (Caltrans)
 - Right of Way Encroachment Permit (if required)
 - Oversized Loads Permit

Other additional permits or approvals from responsible agencies may be required for the project

Local

- County of Kern
 - Certification of Final Environmental Impact Report
 - Adoption of 15091 Findings of Fact and 15093 Statement of Overriding Considerations
 - Adoption of Mitigation Measure Monitoring Plan
 - Approval of Conditional Use Permits
 - Approval of Williamson Act Land Use Contract Cancellation
 - Approval of Grading Permits
 - Approval of Building Permits
 - Approval of Fire Safety Plan
- San Joaquin Valley Air Pollution Control District (SJVAPCD)
 - Fugitive Dust Control Plan
 - Authority to Construct
 - Permit to Operate
 - Any other permits as required



The preceding discretionary actions/approvals are potentially required and do not necessarily represent a comprehensive list of all possible discretionary permits/approvals required. Other additional permits or approvals from responsible agencies may be required for the proposed project.



2.0 Kern County Environmental Checklist Form

2.1 Environmental Factors Potentially Affected

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a Potentially Significant Impact" as indicated by the checklist on the following pages.

- | | | |
|---|--|--|
| ☒ Aesthetics | ☒ Agriculture/Forestry | ☒ Air Quality |
| ☒ Biological Resources | ☒ Cultural Resources | ☒ Energy |
| ☒ Geology / Soils | ☒ Greenhouse Gas Emissions | ☒ Hazards & Hazardous Materials |
| ☒ Hydrology / Water Quality | ☒ Land Use /Planning | ☒ Mineral Resources |
| ☒ Noise | ☐ Population / Housing | ☒ Public Services |
| ☐ Recreation | ☒ Transportation | ☒ Tribal Cultural Resources |
| ☒ Utilities / Service Systems | ☒ Wildfire | ☒ Mandatory Findings of Significance |

DETERMINATION. (To be completed by the Lead Agency)

On the basis of this initial evaluation:

- ☐ I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
- ☐ I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.
- ☒ I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.
- ☐ I find that the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect (a) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and (b) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENT IMPACT REPORT (EIR) is required, but it must analyze only the effects that remain to be addressed.
- ☐ I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

Signature

Janice Mayes, Planner III

Printed Name

Date 9/30/2021

Planner III

Title



3.0 Evaluation of Environmental Impacts

- (1) A brief explanation is required for all answers except “No Impact” answers that are adequately supported by the information sources a Lead Agency cites in the parentheses following each question. A “No Impact” answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A “No Impact” answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- (2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- (3) Once the Lead Agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. “Potentially Significant Impact” is appropriate if there is substantial evidence that an effect may be significant. If there are one or more “Potentially Significant Impact” entries when the determination is made, an Environmental Impact Report (EIR) is required.
- (4) Negative Declaration: “Less Than Significant With Mitigation Incorporated” applies where the incorporation of mitigation measures has reduced an effect from “Potentially Significant Impact” to a “Less Than Significant Impact.” The Lead Agency must describe the mitigation measure and briefly explain how they reduce the effect to a less than significant level.
- (5) Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or Negative Declaration, Section 15063(c)(3)(D). In this case, a brief discussion should identify the following:
 - (a) Earlier Analysis Used. Identify and state where they are available for review.
 - (b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
 - (c) Mitigation Measures. For effects that are “Less Than Significant With Mitigation Measures Incorporated,” describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
- (6) Lead Agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated.
- (7) Supporting Information Sources: A source list should be attached, and other sources used or individuals contacted should be cited in the discussion
- (8) The adopted guidelines state “This is only a suggested form, and lead agencies are free to use different formats; however, Lead Agencies should normally address the questions from this checklist that are relevant to a project’s environmental effects in whatever format is selected.” Kern County has adopted this format and included all questions from Appendix G.
- (9) The explanation of each issue should identify:
 - (a) The significance criteria or threshold, if any, used to evaluate each question; and
 - (b) The mitigation measure identified, if any, to reduce the impact to less than significance



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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I. AESTHETICS

Would the project:

- | | | | | |
|---|--------------------------|-------------------------------------|-------------------------------------|-------------------------------------|
| a) Have a substantial adverse effect on a scenic vista? | ☐ | ☐ | ☒ | ☐ |
| b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway? | ☐ | ☐ | ☐ | ☒ |
| c) In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage points) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality? | ☐ | ☐ | ☒ | ☐ |
| d) Create a new source of substantial light or glare which would adversely affect daytime or nighttime views in the area? | ☐ | ☒ | ☐ | ☐ |

RESPONSES:

- a) The project is located in a sparsely developed, rural area of Kern County. Land uses in the region include a mix of undeveloped land and agricultural uses. The project site is not located within an area designated for or identified as having a scenic vista or scenic views. However, because the project has the potential to alter views from other vantage points such as public roadways, this topic will be further analyzed in the EIR.
- b) The closest eligible scenic highway is the portion of State Route (SR) 41 between SR-46 and SR-33, which is approximately 10 miles northwest of the project site. Given this distance and the intervening topography, the project site is not visible from SR-41. Therefore, there are no anticipated project impacts to scenic resources within a state scenic highway.
- c) Placement of photovoltaic solar panels and associated infrastructure on the project site would alter the existing visual character of the area. Impacts as a result of development of the proposed project to the existing visual character and quality of the area will be further evaluated in the EIR.
- d) The solar arrays are designed to absorb sunlight to maximize electrical output; therefore, they would not create significant reflective surfaces or the potential for glint/glare during the day. All lighting at the proposed solar facilities would be designed to meet Kern County Zoning Ordinance Chapter 19.81- Outdoor Lighting-Dark Skies Ordinance requirements. However, further analysis of the specific lighting and effects of nighttime light and glare from the proposed project will be provided in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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II. AGRICULTURE AND FOREST RESOURCES

Would the project:

- | | | | | |
|---|-------------------------------------|--------------------------|-------------------------------------|-------------------------------------|
| a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to nonagricultural use? | ☐ | ☐ | ☒ | ☐ |
| b) Conflict with existing zoning for agricultural use, or Williamson Act contract? | ☒ | ☐ | ☐ | ☐ |
| c) Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)) or timberland (as defined in Public Resources Code section 4526) or timberland zoned Timberland Production (as defined by Government Code Section 51104 (g), | ☐ | ☐ | ☐ | ☒ |
| d) Result in the loss of forest land or conversion of forest land to non-forest use? | ☐ | ☐ | ☐ | ☒ |
| e) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to nonagricultural use or conversion of forest land to non-forest use? | ☐ | ☐ | ☒ | ☐ |
| f) Result in the cancellation of an open space contract made pursuant to the California Land Conservation Act of 1965 or Farmland Security Zone Contract for any parcel of 100 or more acres (Section 15206(b)(3) Public Resources Code? | ☐ | ☐ | ☐ | ☒ |

RESPONSES:

- a) As shown on the California Department of Conservation (DOC) Farmland Mapping and Monitoring Program (FMMP) 2016 Important Farmland Map, no designated Prime Farmland, Unique Farmland, or Farmland of Statewide Importance have been identified within the boundaries of the proposed project. The project site has been dry farmed with wheat for the past 20 years and the surrounding area is used as grazing or dry farm land. The DOC FMMP 2018 Important Farmland Map, designates the project site as "Grazing Land." Surrounding properties are designated as either: (a) "Prime Farmland"; (b) "Farmland of Statewide Importance"; (c) "Unique



Farmland”; or (d) Nonagricultural and Natural Vegetation (California Department of Conservation, 2018). Surrounding properties are designated as prime, unique, of statewide importance, and construction and/or operation of the project is not anticipated to result in the conversion of designated Farmland to a non-agricultural use; however, potential impacts will be further evaluated in the EIR.

- b) The project site is currently zoned A (Exclusive Agriculture). According to the DOC, the project site is enrolled in a Williamson Act Contract as Non-Prime Agriculture Land. Under this designation land does not meet any of the criteria for classification as Prime Agriculture Land and is defined as Open Space Land of Statewide Significance. Most Non-Prime Agriculture Land is in agricultural uses such as grazing or non-irrigated crops, similar to the project site. Use of the project site as a solar energy facility has the potential to conflict with the existing zoning for agricultural use and Williamson Act Contract and, thus, impacts will be further evaluated in the EIR.
- c) No lands within or immediately adjacent to the proposed project are zoned forest land or timberland or timberland zoned Timberland Production; thus, the proposed project would not conflict with existing zoning for any of the aforementioned zoning designations and there would be no impact anticipated; however, this topic will be further discussed in the EIR.
- d) As noted above, no lands within or immediately adjacent to the project are zoned forest land or timberland and do not contain any forested areas. Due to a lack of forest land on the site, the proposed project does not involve any changes to the existing environment that, due to their location or nature, could result in impacts resulting in the loss of forest land or conversion of forest land to non-forest use. Therefore, there would be no impact anticipated; however, this topic will be further discussed in the EIR.
- e) As noted in response a) above, the project site includes lands currently used for dry farming. As discussed in response c) and d), above, the project site does not contain any forest land, nor is any forest land or timberland located within the surrounding area. Given that the project would convert farmland to non-agricultural uses, the potential for impacts will be further analyzed in the EIR.
- f) Implementation of the project would not result in the cancellation of an open space contract made pursuant to the California Land Conservation Act of 1965 or Farmland Security Zone Contract for any parcel of 100 or more acres (Public Resources Code Section 15206(b)(3)). Therefore, no impacts are anticipated.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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III. AIR QUALITY

The significance criteria established by the applicable Air pollution control district shall be relied upon to make the following determinations. Would the project:

a) Conflict with or obstruct implementation of the applicable air quality plan? ☒ ☐ ☐ ☐

b) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is nonattainment under an applicable federal or state ambient air quality standard? Specifically, would implementation of the project (in a specific location) exceed any of the following adopted thresholds:

i. San Joaquin Valley Unified Air Pollution Control District:

Operational and Area Sources

Reactive Organic Gases (ROG)
10 tons per year. ☒ ☐ ☐ ☐

Oxides of Nitrogen (NO_x)
10 tons per year. ☒ ☐ ☐ ☐

Particulate Matter (PM₁₀)
15 tons per year. ☒ ☐ ☐ ☐

Stationary Sources as determined by District Rules

Severe Nonattainment
25 tons per year. ☒ ☐ ☐ ☐

Extreme Nonattainment
10 tons per year. ☒ ☐ ☐ ☐



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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III. AIR QUALITY

(Continued)

ii. Eastern Kern Air Pollution Control District.

Operational and Area Sources

Reactive Organic Gases (ROG) 25 tons per year.	☐	☐	☒	☐
Oxides of nitrogen (NO _x) 25 tons per year.	☐	☐	☒	☐
Particulate Matter (PM ₁₀) 15 tons per year.	☐	☐	☒	☐

Stationary Sources as determined by
District Rules

25 tons per year.	☐	☐	☒	☐
c) Expose sensitive receptors to substantial pollutant concentrations?	☐	☐	☒	☐
d) Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people.	☐	☐	☒	☐

RESPONSES:

- a) The project site is located entirely within the jurisdiction of the San Joaquin Valley Air Pollution Control District (SJVAPCD), in the San Joaquin Valley Air Basin, which is designated as nonattainment (level of a criteria air pollutant is higher than the level allowed by the State standards) for Ozone one hour, Ozone 8 hour, and PM₁₀ and PM_{2.5} pollutants under State ambient air quality standards. The air basin is also in non-attainment for Ozone 8 hour and PM_{2.5} pollutants under Federal ambient air quality standards. Construction stemming from the proposed project could generate emissions that could result in exceedance of significance thresholds established by the San Joaquin Valley Air Pollution Control District (SJVAPCD), Kern County, the California Air Resources Board (CARB), and the U.S. Environmental Protection Agency (EPA) to result in significant impacts to air quality in the area and violations of adopted air quality standards. Further analysis of air quality impacts is warranted to determine whether the project would conflict with or obstruct implementation of the applicable plans for attainment and, if so, to determine the reasonable and feasible mitigation measures that could be imposed. An Air Quality and Greenhouse Gas Analysis is being prepared for the project. Impacts related to the potential conflict or obstruction of the implementation of an applicable air quality plan would be potentially significant and will be evaluated in the EIR.
- b) (i-ii) The San Joaquin Air Basin is a nonattainment area for the State and Federal ozone standards and the State PM₁₀ standard. As the project site is located entirely within the SJVAPCD, all rules and regulations set forth by the SJVAPCD apply to all project activities. The air quality analysis



will include a quantitative discussion of emissions created by this project in the San Joaquin Air Basin. Operational and cumulative contributions could be potentially significant and, thus, will be analyzed in the EIR.

- c) The project's construction-related activities could result in diesel exhaust emissions and dust that could adversely affect air quality for the nearest sensitive receptors. Exposure to Valley Fever from fugitive dust generated during construction is a potentially significant impact. Potential cocci spores could be stirred up during excavation, grading, and earth-moving activities, exposing construction workers to these spores and to the possibility of contracting Valley Fever. While surrounding land uses consist primarily of undeveloped land, there are a few agricultural operations approximately one mile of the proposed project, employees of these operations may potentially be exposed to dust and construction related emissions stemming from the proposed project. Impacts to sensitive receptors will be less than significant ; however, impacts will be further evaluated in the EIR.
- d) The proposed project is located in a sparsely developed area and would not have any permanent stationary sources or equipment located on site that would generate objectionable odors or other emissions. However, during construction activities short-term, temporary odors from vehicle exhausts and other construction equipment would occur. These odors, however, are not expected to affect a substantial number of people because the site is located in sparsely populated areas and any odors or emissions would be temporary and would disperse rapidly. This will be further evaluated in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

IV. BIOLOGICAL RESOURCES

Would the project:

- | | | | | |
|---|-------------------------------------|--------------------------|-------------------------------------|--------------------------|
| a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special-status species in local or regional plans, policies, or regulations or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service? | ☒ | ☐ | ☐ | ☐ |
| b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service? | ☒ | ☐ | ☐ | ☐ |
| c) Have a substantial adverse effect on federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means? | ☐ | ☐ | ☒ | ☐ |
| d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species, or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites? | ☒ | ☐ | ☐ | ☐ |
| e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance? | ☐ | ☐ | ☒ | ☐ |
| f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan? | ☐ | ☐ | ☒ | ☐ |



RESPONSES:

- (a-d) The project site contains undeveloped land with grassland and natural vegetation. There is a potential for candidate, sensitive, or special-status plants and wildlife species to be present on-site or in the project vicinity. The findings of field surveys conducted to determine the presence of candidate, sensitive, or special-status plant and animal species on-site and in the surrounding area will be included in the EIR.

The project site is undeveloped and is dominated by grassland and natural vegetation. Field surveys for riparian and other sensitive natural communities will be completed for the proposed project, and the results will be incorporated into the EIR.

Potential federal or State-protected water-based resources such as streams and washes could be present on the project site and might be impacted by project construction activities. A determination as to whether the project site contains features under federal or State jurisdiction will be conducted as part of the EIR. Impacts to protected wetlands would be considered potentially significant. The project site and surrounding area may be used for migration or dispersal by some wildlife species. Project construction and operation could also remove foraging habitat.

These project impacts will be further evaluated in the EIR.

- (e-f) The project site is located outside of the range of Joshua tree (*Yucca brevifolia*) which are protected under the California Desert Native Plants Act (CDNPA) and California Endangered Species Act (CESA). There are no oak woodlands located within the project site and the proposed project does not conflict with General Provision 1.10.10 of the Kern County General Plan regarding oak tree conservation. Implementation of the proposed project also does not have the potential to impact Joshua tree because none exist on the project site.

As currently designed, the project is considered to be consistent with the Land Use, Open Space, and Conservation Element of the Kern County General Plan. There are no other adopted conservation plans for protection of biological resources governing the project area. No impact would occur as the proposed project would not conflict with the provisions of an adopted habitat conservation plan. No further analysis in the EIR is warranted.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

V. CULTURAL RESOURCES

Would the project:

- | | | | | |
|---|-------------------------------------|--------------------------|--------------------------|--------------------------|
| a) Cause a substantial adverse change in the significance of a historical resource as defined in CEQA Guidelines Section 15064.5? | ☒ | ☐ | ☐ | ☐ |
| b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to CEQA Guidelines § 15064.5? | ☒ | ☐ | ☐ | ☐ |
| c) Disturb any human remains, including those interred outside of dedicated cemeteries? | ☒ | ☐ | ☐ | ☐ |

RESPONSES:

- a-b) The proposed project consists of currently undeveloped land. Development of the proposed project would require ground disturbance for grading, installation of the solar arrays and gen-tie lines; this development could potentially impact historical resources and archaeological resources. A cultural resources survey will be conducted for the project. Further evaluation in the EIR is warranted to identify potential significant impacts to historical and archaeological resources and to formulate avoidance or mitigation measures, if applicable.
- c) Construction of the proposed project would require ground disturbing activities including but not limited to excavation, grading, and clearing to implement project components. As ground disturbing activities may result in the possible disturbance of human remains, which would be potentially significant. Impacts will be further evaluated in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

VI. ENERGY

Would the project:

- | | | | | |
|--|-------------------------------------|--------------------------|-------------------------------------|--------------------------|
| a) Result in potentially significant environmental impact due to wasteful, inefficient or unnecessary consumption of energy resources, during project construction or operation? | ☒ | ☐ | ☐ | ☐ |
| b) Conflict with or obstruct a state or local plan for renewable energy or energy efficiency? | ☐ | ☐ | ☒ | ☐ |

RESPONSES:

- (a-b) Construction of the proposed project would involve on-site energy demand and consumption related to use of oil in the form of gasoline and diesel fuel for construction worker vehicle trips, hauling and materials delivery truck trips, and operation of off-road construction equipment. In addition, diesel-fueled portable generators may be necessary to provide additional electricity demands for temporary on-site lighting, welding, and for supplying energy to areas of the sites where energy supply cannot be met via a hookup to the existing electricity grid.

Following implementation of the proposed project, energy would switch from consumption to production. Operation of the proposed project would lead to an overall increase in the County's Renewable Portfolio and would align with the stated General Plan policy to encourage the development of renewable energy within Kern County.

The above listed project impacts will be further evaluated in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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VII. GEOLOGY AND SOILS

Would the project:

- | | | | | |
|--|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|
| a) Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving: | | | | |
| i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42. | ☐ | ☐ | ☒ | ☐ |
| ii. Strong seismic groundshaking? | ☐ | ☐ | ☒ | ☐ |
| iii. Seismic-related ground failure, including liquefaction? | ☐ | ☐ | ☒ | ☐ |
| iv. Landslides? | ☐ | ☐ | ☒ | ☐ |
| b) Result in substantial soil erosion or the loss of topsoil? | ☒ | ☐ | ☐ | ☐ |
| c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse? | ☐ | ☐ | ☒ | ☐ |
| d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (19914), creating substantial risks to life or property? | ☐ | ☐ | ☒ | ☐ |
| e) Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater? | ☐ | ☐ | ☐ | ☒ |
| f) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature. | ☐ | ☒ | ☐ | ☐ |



RESPONSES:

- a)
- i. The project site is not located within any earthquake fault zone or seismic hazard zone as established pursuant to the Alquist-Priolo Earthquake Fault Zoning Act. In addition, although the project does not include any habitable structures, construction of the project would be subject to all applicable ordinances of the Kern County Building Code (Chapter 17.08). Kern County has adopted the California Building Code (CBC) 2016 Edition (CCR Title 24) effective January 1, 2017, which imposes substantially the same requirements as the International Building Code (IBC), 2015 Edition, with some modifications and amendments. Adherence to all applicable regulations would mitigate any potential impacts associated with the proposed project. Impacts are expected to be less than significant but will be further evaluated in the EIR.
 - ii. Due to the location of active faults in the general region, strong seismic ground shaking could occur at the project site, resulting in damage to structures that are not properly designed to withstand strong ground shaking. Should strong seismic ground shaking occur, damage to the PV modules and other ancillary facilities (e.g., substation) could result. However, construction of the proposed project would be subject to all applicable ordinances of the Kern County Building Code (Chapter 17.08), IBC, and CBC earthquake construction standards, including those relating to soil characteristics. Impacts are expected to be less than significant; however, further analysis of this issue will be discussed in the EIR.
 - iii. Seismically induced liquefaction occurs when loose, water-saturated sediments of relatively low density are subjected to cyclic shaking that causes soils to lose strength or stiffness because of increased pore water pressure. Liquefaction generally occurs when the depth to groundwater is less than 50 feet. The potential for substantial adverse effects to the project due to seismic-related ground failure, including liquefaction, will be examined in the EIR.
 - iv. The project site is not considered to be a high risk area for landslides, as it is relatively flat and is not subject to movement of rock, debris, or soil. However, the potential for substantial adverse effects to the project due to landslides will be examined in the EIR.
- b) The project would employ a combination of mowing, “disk-and-roll” techniques and, where necessary, conventional grading. Disk-and-roll site preparation uses tractors pulling disking equipment to till under vegetation. As a result, project construction would have the potential to result in erosion, sedimentation, and discharge of construction debris from the site. Vegetation clearing and grading activities, for example, could lead to exposed or stockpiled soils susceptible to peak stormwater runoff flows and wind forces. The compaction of soils by heavy equipment may minimally reduce the infiltration capacity of soils (exposed during construction) and increase runoff or erosion potential. An erosion and sediment control plan would be prepared that specifies best management practices (BMPs) to prevent construction pollutants, including eroded soils (such as topsoil), from moving off the site. Although impacts are anticipated to be less than significant with implementation of an erosion and sediment control plan and the County and State requirements, impacts related to soil erosion or the loss of topsoil will be evaluated further in the EIR.
- c) The topography of the project site varies in height, but the areas where solar arrays will be installed are relatively flat and landslides, lateral spreading, subsidence, liquefaction, and collapse are not expected to occur. Liquefaction potential occurs when there is a combination of unconsolidated soil type and high groundwater combined with high potential seismic activity. Impacts related to geologic instability are not anticipated to occur or pose a hazard to the proposed project or



surrounding area and are anticipated to be less than significant; nevertheless, the potential for substantial adverse effects to the project due to geologic instability and liquefaction will be examined in the EIR.

- d) Expansive soils are fine-grained soils (generally high plasticity clays) that can undergo a significant increase in volume with an increase in water content and a significant decrease in volume with a decrease in water content. Changes in the water content of a highly expansive soil can result in severe distress to structures constructed on or against the soil. The expansion potential of on-site soils may be classified as very low to low, and special design is not necessary. Nevertheless, the project would be designed to comply with applicable building codes and structural improvement requirements to withstand the effects of expansive soils. The implementation of Kern County Building Code requirements, as applicable, would minimize the potential impact of expansive soils. The EIR will confirm the presence or absence of expansive soils within the project area.
- e) Portable bathroom facilities would be utilized during construction and a portable trailer may be placed onsite during project operation. During project operation, it is not anticipated that employees would be working on site on a regular basis and, thus, no wastewater disposal facilities (i.e., septic systems) would be needed and no permanent bathroom facilities would be constructed as part of the project. Therefore, no impacts are anticipated; however, this topic will be further discussed in the EIR.
- f) If paleontologically sensitive formations are located under the project, ground disturbance could result in potentially significant impacts to paleontological resources. Thus, a paleontological study for the project will be performed. While impacts are anticipated to be less than significant, further evaluation in the EIR is warranted to identify potential impacts and to formulate avoidance or mitigation measures, if applicable.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

VIII. GREENHOUSE GAS EMISSIONS

Would the project:

- | | | | | |
|--|-------------------------------------|--------------------------|--------------------------|--------------------------|
| a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment? | ☒ | ☐ | ☐ | ☐ |
| b) Conflict with any applicable plan, policy or regulation of an agency adopted for the purpose of reducing the emissions of greenhouse gases? | ☒ | ☐ | ☐ | ☐ |

RESPONSES:

- (a-b) Greenhouse gas (GHG) emissions emitted by human activity are implicated in global climate change or global warming. The principal GHGs are CO₂, methane (CH₄), NO_x, ozone, water vapor, and fluorinated gases. The temporary construction activities associated with the proposed project, which would involve operation of heavy off-road equipment, on-road trucks (for deliveries and hauling), and construction worker commute trips, would generate GHGs through exhaust emissions. However, as a solar facility, the proposed project is expected to displace traditional sources of electricity production that involve combustion energy sources (e.g., burning coal, fuel oil, or natural gas). As such, the provision of solar energy by the proposed project would produce GHG-free electricity that is anticipated to offset GHGs that would otherwise be generated by traditional fuel combustion sources of electricity. The project's GHG emissions generated during construction of the project and the potential GHG offsets resulting from operation of the project, as well as any potential conflicts with any applicable plan, policy or regulation will be identified and quantified in the EIR. Additionally, the project's potential GHG impacts and the potential GHG offsets resulting from operation of the project will be examined in the EIR, with respect to the objectives of statewide programs to reduce GHGs associated with energy generation.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
IX. HAZARDS AND HAZARDOUS MATERIALS				
Would the project:				
a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	☐	☐	☒	☐
b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	☐	☐	☒	☐
c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within 1/4 mile of an existing or proposed school?	☐	☐	☐	☒
d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code § 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	☐	☐	☒	☐
e) For a project located within the adopted Kern County Airport Land Use Compatibility Plan, would the project result in a safety hazard or excessive noise for people residing or working in the project area?	☐	☐	☐	☒
f) Impair implementation of, or physically interfere with, an adopted emergency response plan or emergency evacuation plan?	☐	☐	☐	☒
g) Expose people or structures, either directly or indirectly, to a significant risk of loss, injury, or death involving wildland fires?	☐	☐	☒	☐



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

IX. HAZARDS AND HAZARDOUS MATERIALS

(Continued)

- h) Would implementation of the project generate vectors (flies, mosquitoes, rodents, etc.) or have a component that includes agricultural waste?

Specifically, would the project exceed the following qualitative threshold:

The presence of domestic flies, mosquitoes, cockroaches, rodents, and/or any other vectors associated with the project is significant when the applicable enforcement agency determines that any of the vectors:

- | | | | | |
|---|--------------------------|--------------------------|-------------------------------------|--------------------------|
| i. Occur as immature stages and adults in numbers considerably in excess of those found in the surrounding environment; and | ☐ | ☐ | ☒ | ☐ |
| ii. Are associated with design, layout, and management of project operations; and | ☐ | ☐ | ☒ | ☐ |
| iii. Disseminate widely from the property; and | ☐ | ☐ | ☒ | ☐ |
| iv. Cause detrimental effects on the public health or well-being of the majority of the surrounding population. | ☐ | ☐ | ☒ | ☐ |

RESPONSES:

- a) The project would not involve the routine transport, use, or disposal of hazardous materials as defined by the Hazardous Materials Transportation Uniform Safety Act and is not expected to create a significant hazard to the public or the environment. During construction, the project would include the transport of general construction materials (i.e., concrete, wood, metal, and fuel, etc.) as well as materials necessary to construct the proposed PV solar arrays. Project-related infrastructure would not emit hazardous materials, or be constructed of acutely hazardous materials or substances that could adversely impact the public or onsite workers. Wastes to be generated during construction of the project would also be non-hazardous, and would consist of cardboard, wood pallets, copper wire, scrap steel, common trash, and wood wire spools. Although field equipment used during construction activities could contain various hazardous materials (i.e., hydraulic oil, diesel fuel, grease, lubricants, solvents, adhesives, and paints, etc.), these materials



are not considered to be acutely hazardous and would be used in accordance with the manufacturers' specifications and all applicable regulations.

The project would be subject to all local, state, and federal laws pertaining to the use of hazardous materials on the site and would be subject to review by the Kern County Public Health Services Department/Environmental Health Services Division.

The PV panels include semiconductor materials, such as cadmium telluride or Crystalline or amorphous silicon, which are encapsulated within the PV panels. The chemical properties of the semiconductor materials and the construction of the PV panels minimize risk of exposure to human health or the environment. Broken PV panels would be replaced and disposed of off-site in compliance with local, state and federal laws, and would therefore not be a source of pollution or threat to human health or the environment. Impacts resulting from the transport, use or disposal of hazardous materials during construction and operation of the proposed project would be less than significant but will be evaluated further in the EIR.

- b) The proposed project would be subject to all local, State, and federal laws pertaining to the use of hazardous materials on the site and would be subject to review by the Kern County Environmental Health Services Division. However, construction and operation of the proposed project may include the accidental release of storage materials, such as cleaning fluids and petroleum products including lubricants, fuels, and solvents. In addition, the proposed project would also include a BESS that would include self-contained battery storage modules placed in racks, converters, switchboards, inverters, transformers, controls, and integrated heating, ventilation, and air conditioning (HVAC) units, all enclosed in a building or in a prefabricated metal container. Potentials hazards associated with BESS include increased potential for electrical shock and chemical release associated with the batteries used. The BESS would have a fire rating in conformance with County standards and specialized fire suppression systems installed for the battery rooms. Also, implementation of established construction controls and safety procedures would reduce the risk of hazardous materials spills and releases during project construction. Implementation of BMPs would ensure that hazardous materials used on site during operation would neither be released into the environment nor expose operational personnel to hazardous materials. Nevertheless, the potential less than significant impacts from reasonably foreseeable upset or accidental conditions will be further addressed in the EIR.
- c) The project site is located in a predominantly rural and undeveloped part of Kern County. The nearest school (Kettleman City Elementary School) is located approximately 15 miles north in Kettleman City. Additionally, the proposed project is a solar energy generation facility that involves using photovoltaic panels to generate electricity. Project-related infrastructure would not emit hazardous materials or involve handling hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school. Given the distance and the nature of the project, there would be no impact.
- d) No known hazardous materials/facilities are located on or within the project site. However, a Phase I Environmental Site Assessment (ESA) will be prepared pursuant to Government Code Section 65962.5. The Phase I ESA will include a search of the subject parcels in the California Environmental Protection Agency (CalEPA) Cortese List, the California Department of Toxic Substances and Control (DTSC) Envirostor database of hazardous substances release sites, and Geotracker, the California database of leaking underground storage tanks. Although no significant impacts are anticipated, there is the potential for the discovery of unknown hazardous materials. Therefore, the impacts from hazardous material sites are considered potentially significant and will be further analyzed in the EIR.



- e) The project area is not located within an area covered by the Kern County Airport Land Use Compatibility Plan (ALUCP). The closest public airport is the Wasco-Kern County Airport, approximately 33 miles southeast of the project site. The closest private airport is Paramount Farming Airport, located in Lost Hills approximately 9 miles south of the project site. Safety hazards are not anticipated for people residing or working in the project area with respect to the project's proximity to an airport. Therefore, there would be no anticipated impacts related to proximity to an airport.
- f) The project would not interfere with any known existing emergency response plans, emergency vehicle access, or personnel access to the project site. The project site is located in a remote area with two access roads available to access the property in the event of an emergency. Access would be maintained throughout construction, and appropriate detours would be provided in the event of potential road closures. Therefore, no impacts related to impairment of the implementation of, or physical interference with, an adopted emergency response plan or emergency evacuation plan are anticipated.
- g) Construction and operation of the proposed project would not result in increased risk of wildfires in the area. The California Department of Forestry and Fire Protection (CalFire) publishes Fire Hazards Severity Zone Maps for the State Responsibility Areas (SRA), however the project site is not within a State Responsibility Area. The project site is in a local responsibility area (LRA), in which the County of Kern is responsible for providing fire protection. The Kern Multi Jurisdiction Hazard Mitigation Plan does not identify the project site as being within a LRA Fire Severity Zones. The project would comply with all applicable wildland fire management plans and policies established by CalFire and the Kern County Fire Department. Accordingly, the project is not expected to expose people or structures to a significant risk of loss, injury, or death involving wildland fires. Although impacts are anticipated to be less than significant, further analysis of this issue will be discussed in the EIR.
- h) (i.-iv.) Project-related infrastructure is not expected to result in features or conditions that could potentially provide habitat for vectors such as mosquitoes, flies, cockroaches, or rodents (such as standing water, agricultural products, or agricultural waste). During construction and operation, workers would generate small quantities of solid waste (i.e., trash) that would be transported to and disposed of at approved disposal facilities. Construction and operation of the proposed solar arrays and associated facilities would not produce excessive wastes or other features that would attract nuisance pests or vectors, however, retention ponds, and detention ponds, would be a source of standing water. Although impacts are anticipated to be less than significant, further analysis of this issue will be provided in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
X. HYDROLOGY AND WATER QUALITY				
Would the project:				
a) Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?	☐	☒	☐	☐
b) Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?	☐	☐	☒	☐
c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or through the addition of impervious surfaces, in a manner which would:	☐	☒	☐	☐
i. result in a substantial erosion or siltation on or off-site	☒	☐	☐	☐
ii. substantially increase the rate or amount of surface runoff in a manner which would result in flooding on-or offsite;	☒	☐	☐	☐
iii. create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff; or	☒	☐	☐	☐
iv. Impede or redirect flood flows?	☒	☐	☐	☐
d) In flood hazard, tsunami, seiche zones, risk release of pollutants due to project inundation?	☐	☒	☐	☐
e) Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?	☐	☒	☐	☐



RESPONSES:

- a) The project site is within the Central Valley Regional Water Quality Control Board (RWQCB) jurisdiction. Project construction activities have the potential to result in erosion, sedimentation, and discharge of construction debris, and could result in the discharge of wastewater and surface runoff at the project site. If not properly managed, runoff could violate the water quality standards or waste discharge requirements of the RWQCB. However, as noted in Geology (b), above, in compliance with the Kern County permit requirements, appropriate BMPs would be implemented to reduce potential water quality impacts. To reduce sediment production and storm water pollution, the project proponent would prepare and implement a project-specific drainage control plan, if necessary, which would include applicable BMPs to reduce the potential for erosion and sedimentation that could result from construction of the project. Erosion controls consist of source control measures that are designed to prevent soil particles from detaching and being transported by or in storm water runoff. Therefore, impacts related to water quality during construction would be considered less than significant. Although significant impacts related to water quality are not anticipated during construction, a comprehensive drainage study will be included in the EIR.
- b) Water would be required during construction, operation, and decommissioning of the proposed project. During construction and decommissioning of the project, water would be required for common construction related purposes including but not limited to dust suppression, soil compaction, and grading. Dust-control water may be used for ingress and egress of on-site construction vehicle equipment traffic and for the construction of the solar equipment. A sanitary water supply would not be required during construction because restroom facilities would be provided by portable units to be serviced by licensed providers. During operation and maintenance of the project, it is anticipated that water would be required for panel washing only. Because staff would not be onsite full time no permanent restroom facilities with septic tanks would be provided for the staff. Although affects would be considered less than significant with mitigation, a water supply assessment will be completed for the project to analyze potential impacts to groundwater. These impacts will be addressed further in the EIR.
- c) (i-iv) With varying elevations throughout the project site, the areas of the project site that will be developed with solar arrays will be minimally graded to ensure a consistent and level grade that would avoid water collection and ponding. Where feasible, mowing or “disk and roll” techniques will be utilized. Although no known stream course will be altered as a result of the project, a hydrology study will be prepared for the project in accordance with Kern County requirements. The project is not expected to significantly affect the flow patterns of any existing drainage courses in the vicinity. Additionally, the selected solar panel technology creates minimal obstruction to the existing sheet flow pattern of storm flows on the site. As noted in (a) above, the project proponent would prepare and implement a project-specific drainage control plan, if necessary, which would include applicable BMPs to reduce the potential for erosion and sedimentation that could result from construction of the project. There would be a slight increase in imperviousness of the soil on the site due to minor grading, construction and compaction activities, and could result in an increase in sheet flow across the site. A storm water pollution prevention plan (SWPPP) and/or Drainage Control Plan, as necessary, would be prepared that will provide proper control and treatment of any stormwater prior to discharge. The project is anticipated to result in potentially significant impact in regard to flooding on-site and off-site. These impacts will be addressed further in the EIR.
- d) The project is not located near an ocean or enclosed body of water and, therefore, would not be subject to inundation by seiche or tsunami. Mudflows are a type of mass wasting or landslide, where earth and surface materials are rapidly transported downhill under the force of gravity and are often triggered by heavy rainfall and soil that is not able to sufficiently drain or absorb water and the super-saturation results in soil and rock materials to become unstable and slide away. Due to the relatively flat topography of the project and surrounding area, the potential to be inundated



by mudflow is considered remote and, therefore, a less than significant impact. However, according to the FEMA FIRM designates the project site as Flood Zone X. Flood Zone X indicates minimal flood hazard areas subject to inundation by the 1.2 percent annual chance flood (i.e., the 500-year floodplain), which could result in the release of pollutants due to project inundation. The project would be reviewed by the Kern County Public Works Department for adherence to all floodplain management standards if deemed necessary. Further analysis is required in the EIR.

- e) As discussed in item (b) above, water would be required during the construction, operation, and decommissioning phases of the project. The project would not utilize groundwater during any of these phases. Water for the proposed project is anticipated to be purchased from a water supplier and brought onsite. Although considered to be of less than significant impact, a water supply assessment will be completed for the project to analyze potential impacts to groundwater. These impacts will be addressed further in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

XI. LAND USE AND PLANNING

Would the project:

- | | | | | |
|---|--------------------------|--------------------------|-------------------------------------|--------------------------|
| a) Physically divide an established community? | ☐ | ☐ | ☒ | ☐ |
| b) Cause a significant environmental impact due to a conflict with any land use plan, policy or regulation adopted for the purpose of avoiding or mitigating an environmental effect? | ☐ | ☐ | ☒ | ☐ |

RESPONSES:

- a) The project would be developed on primarily open, undeveloped land that has been historically used for dry farming and grazing. The surrounding area is primarily grazing land, prime farmland, and natural vegetation. The project site is approximately 9 miles northwest of the community of Lost Hills. The project would not physically divide or restrict access to the community of Lost Hills or any other community. Therefore, impacts related to the physical division of an established community are anticipated to be less than significant; however, this issue will be further discussed further in the EIR.
- b) The project has land use designations of 8.1/2.5 (Intensive Agriculture (Minimum 20 acres)/Flood Hazard), and 8.3/2.5 (Extensive Agriculture (Minimum 20 acres)/Flood Hazard), as shown in Figure 4, Existing General Plan Land Use Designations. As proposed, there would be no changes to the map code designations of the project site. Solar energy-generating facilities are an allowable use under the 8.1/2.5 and 8.3/2.5 map code designations.

As shown in Figure 5, Existing Zoning, the project site is currently zoned A (Exclusive Agriculture). According to the Kern County Zoning Ordinance Section 19.12.030 G, solar energy electrical generators, when not accessory to a permitted or conditionally permitted use, are permitted within the A zone district subject to the approval of a Conditional Use Permit (CUP). The project proponents are requesting one CUP to allow for the construction and operation of a PV solar facility and associated infrastructure necessary to generate 65 megawatts (MW) of renewable electrical energy including storage of 25 MW in a BESS. A second CUP is also being requested for the installation of a telecommunications tower on the project site. The current zoning classifications of the project site are consistent with the current Kern County General Plan map code designations. Therefore, with approval of the requested CUPs, the project would not have the potential to conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project adopted for the purpose of avoiding or mitigating an environmental effect and would therefore be of less than significant impact. An evaluation will be presented in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

XII. MINERAL RESOURCES

Would the project:

- | | | | | |
|--|--------------------------|--------------------------|-------------------------------------|--------------------------|
| a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state? | ☐ | ☐ | ☒ | ☐ |
| b) Result in the loss of availability of a locally important mineral resource recovery site delineated on a local general plan, specific plan, or other land use plan? | ☐ | ☐ | ☒ | ☐ |

RESPONSES:

- a) The project site is not: (a) designated as a mineral recovery area by the Kern County General Plan, (b) identified as a mineral resource zone by the Department of Conservation's State Mining and Geology Board, or (c) designated by the California Energy Management Division (CalGEM) recognized oil field. The project site is within Mineral Overlay Parcel 043-210-45. There are no historic records of drilling on the project site. However, portions of the project site would be left undeveloped to serve as "drill islands" if and when mineral resources require extraction. Drilling would require approval by the Bureau of Land Management (BLM) and any approval would need to be consistent with the current use of the site. Construction and operation of the proposed project would not interfere with mineral extraction and processing, and would not have significant impacts on future mineral development. However, the loss of availability of access to mineral resource recovery will be discussed further in the EIR.
- b) As previously mentioned, the project site is not located within a mineral recovery site designated by the Kern County General Plan. The project site is not located within the NR (Natural Resources) or PE (Petroleum Extraction) zoned districts. Therefore, the installation of the solar facilities would not preclude future mineral resource development nor would it result in the loss of a locally important mineral resource recovery site. While there is no history of oil drilling at the project site, the project proponent has included "drilling islands" within the project area for access, in case of oil and gas viability, therefore, the project is considered to be of less than significant impact. However, the loss of availability of access to mineral resource recovery will be discussed further in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
XIII. NOISE				
Would the project result in:				
a) Generation of a substantial temporary or permanent increase in the ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance or applicable standards of other agencies?	☒	☐	☐	☐
b) Generation of, excessive ground borne vibration or ground borne noise levels?	☒	☐	☐	☐
c) A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	☐	☐	☒	☐
d) For a project located within the Kern County Airport Land Use Compatibility Plan, would the project expose people residing or working in the project area to excessive noise levels?	☐	☐	☐	☒

RESPONSES:

- a) Land uses determined to be “sensitive” to noise as defined by the Kern County General Plan include residential areas, schools, convalescent and acute care hospitals, parks and recreational areas, and churches. The nearest residence is approximately 3 miles to the west and the nearest school (Kettleman City Elementary School) is located approximately 15 miles north in Kettleman City; therefore, no sensitive land uses are near the proposed project.

Construction activity associated with the operation of heavy equipment, including post driving, has the highest potential for creating noise; therefore, a potentially significant impact from temporary noise increase is anticipated. A noise analysis will be included in the EIR to determine the project's consistency with the Kern County Noise Ordinance (Kern County Code of Ordinances, Title 8, Chapter 8.36), the Kings County Noise Ordinance (Kings County Code of Ordinances, Article X), and any other applicable regulations. Thus, further analysis of this impact will be analyzed in the EIR.

- b) Ground borne vibration and ground borne noise could originate from the operation of heavy off-road equipment during the construction phase of the project. Steel piles would be driven into the soil using pneumatic techniques, similar to a hydraulic rock hammer attachment on the boom of a rubber-tired backhoe excavator. Construction noise would be considered a potentially significant impact. The project would be expected to comply with all applicable requirements for long-term operation, as well as with measures to reduce excessive ground borne vibration and noise to ensure that the project would not expose persons or structures to excessive ground borne vibration. Operation of the solar PV panels would not result in ground borne vibration or noise being emitted,



resulting in no impact. Further analysis of ground borne vibration and ground borne noise during construction will be included in the EIR.

- c) Due to the quiet nature of solar facilities, operation of the project would generate very little noise. Traffic during the operational phase of solar facility would be for routine access and maintenance activities and would primarily consist of personal vehicles for a small maintenance crew and is considered to be a less than significant impact. Nevertheless, a noise analysis will be included in the EIR to determine the project's consistency with the Kern County Noise Ordinance (Kern County Code of Ordinances, Title 8, Chapter 8.36), the Kings County Noise Ordinance (Kings County Code of Ordinances, Article X), and any other applicable regulations. Thus, further analysis of ambient noise levels and the project's potential impact on those levels will be included in the EIR.
- d) The project is not located within the sphere of influence of any airport as identified by the Kern County Airport Land Use Compatibility Plan. The closest public airport is the Wasco-Kern County Airport, approximately 33 miles southeast of the project site. The closest private airport is Paramount Farming Airport, located in Lost Hills approximately 9 miles south of the project site. Implementation of the proposed project is not anticipated to expose people residing or working in the area to excessive noise levels. Thus, there would be no impact.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

XIV. POPULATION AND HOUSING

Would the project:

- | | | | | |
|---|--------------------------|--------------------------|--------------------------|-------------------------------------|
| a) Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)? | ☐ | ☐ | ☐ | ☒ |
| b) Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere? | ☐ | ☐ | ☐ | ☒ |

RESPONSES:

- a) Although the project would provide new employment consistent with the adopted Kern County General Plan goals, plans, and policies, long-term employment opportunities would be minimal. The project would not include onsite operations and maintenance staff. During project operation a small ground crew will visit the project site once to twice per month, to perform maintenance duties.

The project would require an average of 200 daily onsite construction workers and approximately 300 construction workers at peak construction. The entire construction process is estimated to take approximately 240 construction days, over the course of a 12-month period. It is anticipated that the construction workforce would commute to the project site from various local communities and the number of workers expected to relocate to the surrounding area is not expected to be substantial. If temporary housing should be necessary, it is expected that accommodations would be available in the nearby hotels in Lost Hills, Kettleman City, or other local communities. Therefore, the project would not directly or indirectly induce the development of any new housing or business. Impacts associated with population growth would not occur, and further analysis is not warranted.

- b) The proposed project is located on existing agricultural land with no existing housing; as such, the proposed project would not displace any existing housing such that it would necessitate the construction of replacement housing elsewhere. Therefore, displacement of existing housing would not occur and no further evaluation is required in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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XV. PUBLIC SERVICES

Would the project :

- a) Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times, or to other performance objectives for any of the public services:

i. Fire Protection?	☒	☐	☐	☐
ii. Police Protection?	☒	☐	☐	☐
iii. Schools?	☐	☐	☐	☒
iv. Parks?	☐	☐	☐	☒
v. Other Public Facilities?	☐	☐	☐	☒

RESPONSES:

- a) (i) **Fire Protection:** Fire suppression and emergency medical services are provided by the Kern County Fire Department (KCFD). The nearest KCFD that would serve the project is Station No. 26, located at 14670 Lost Hills Rd. in the community of Lost Hills, approximately 16 miles southeast of the project site. Adherence to all applicable regulations would reduce wildfire ignitions and prevent the spread of wildfires. However, project construction and operation activities may result in increased need for firefighting personnel and facilities. Given the location of the project in the rural environment and KCFD's obligation to respond to all structure fires in their jurisdiction, fire-fighting capacity in the project area could result in potential impacts on fire services from construction and operation of the solar facilities. This will be evaluated in the EIR.
- (ii) **Police Protection:** Law enforcement services in the project area are provided by the Kern County Sheriff's Office (KCSO). The project site would be served by the North Area Substation located at 181 East First. Although the potential is low, the project may attract vandals or other security risks, and construction activities would result in increases in traffic volumes along surrounding roads, which could increase demand on law enforcement services. Access would be limited to the project during construction and operation, thereby minimizing the need for police services; nonetheless, the project's impacts on sheriff services are potentially significant and will be evaluated in the EIR.



- (iii) **Schools:** The entire construction process is estimated to occur over the course of a 12-month period. An average of 200 daily on-site workers, and a peak workforce of 300 workers could be required for project construction. It is expected most of these workers would live in the region and would commute to the project site from where their children are already enrolled in school. Even if workers came from out of the area, they would likely return to their out-of-town residences once the facilities were built and would not take their children out of their current schooling situation. Therefore, temporary increases in population are not expected to adversely affect local school populations. Additionally, operation of the project would not require any full-time workers, with intermittent workers being on-site for inspection, maintenance, and repair of solar arrays and accessory components. Employees would likely commute to the project site from their existing permanent residences; however, even if the maintenance employees were hired from out of the area and had to relocate to southern Kern County, the resulting addition of potential families to this area would not result in a substantial increase in the number of users at local schools and no further evaluation is required in the EIR.
- (iv-v) **Parks and Other Public Facilities:** The temporary workers during the construction period (an average of 200 workers daily and a peak workforce of 300 workers) would not result in a substantial additional demand for parks or other public facilities such as post office, courthouse, and/or library services. Additionally, operation of the project would not require any full-time workers, with intermittent workers being on-site for inspection, maintenance, and repair of solar arrays and accessory components. Employees would likely commute to the Project from their existing permanent residences, however even if the maintenance employees were hired from out of the area and relocated to eastern Kern County, the resulting potential addition of families to the area is not anticipated to result in a substantial increase in the number of users of local parks and no further evaluation is required in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

XVI. RECREATION

- | | | | | |
|--|--------------------------|--------------------------|--------------------------|-------------------------------------|
| a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated? | ☐ | ☐ | ☐ | ☒ |
| b) Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment? | ☐ | ☐ | ☐ | ☒ |

RESPONSES:

- (a-b) The project does not include new recreational facilities, and would not appreciably increase demands on existing facilities. The average daily workforce during construction is expected to consist of 200 daily personnel, with a peak workforce of 300 personnel for short periods of time. The temporary increase in use of recreation facilities during construction that might be caused by an influx of workers would be minimal. Operation of the project would require employees for maintenance and monitoring activities, but would likely be drawn from the local labor force and would commute from their existing permanent residences to the project site during those times. However, even if the maintenance/monitoring employees were hired from out of the area and relocated to eastern Kern County, the resulting addition of families to this area would not result in a substantial increase in the number of users at local parks. As a result, there would not be a detectable increase in the use of parks or other recreational facilities and no further evaluation is required in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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XVII. TRANSPORTATION

Would the project:

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|--|--------------------------|-------------------------------------|-------------------------------------|--------------------------|
| a) Conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities? | ☐ | ☒ | ☐ | ☐ |
| b) Conflict or be inconsistent with CEQA Guidelines § 15064.3 (b) | ☐ | ☒ | ☐ | ☐ |
| c) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)? | ☐ | ☐ | ☒ | ☐ |
| d) Result in inadequate emergency access? | ☐ | ☐ | ☒ | ☐ |

RESPONSES:

- a) The surrounding roadway system is characterized by two-lane rural streets with minimal traffic. Construction activities associated with the project would temporarily contribute to traffic volumes on these nearby roadways. Worker commute vehicles would account for the majority of traffic trips to the site. Construction activities associated with the project would temporarily contribute to traffic volumes on nearby roadways. Worker commute vehicles would account for the majority of traffic trips to and from the site. During the construction phase, it is estimated there would be an increase in workers commuting to and from the project site. Construction of the project is considered to create less than significant impacts with mitigation. Operation of the project would not require any full-time workers onsite. Project-generated traffic would result in an increase of vehicle miles traveled (VMT) during construction and will therefore need to be analyzed for consistency with State and local guidance. The impact will be evaluated further in the EIR.
- b) CEQA Guidelines section 15064.3, subdivision (b) was adopted in December 2018 by the California Natural Resources Agency. These revisions to the CEQA Guidelines criteria for determining the significance of transportation impacts are primarily focused on projects within transit priority areas and shift the focus from driver delay to reduction of vehicular greenhouse gas emissions through creation of multimodal networks, and creation of a mix of land uses that can facilitate fewer and shorter vehicle trips. Vehicle miles traveled (VMT) is a measure of the total number of miles driven for various purposes and is sometimes expressed as an average per trip or per person. Construction traffic would be temporary and would not permanently affect VMT characteristics in this part of Kern County or elsewhere. Long-term, operational traffic would be limited, with a small work force of approximately 25 full-time equivalent employees. It is not known where the employees would live or how long their commuting trips would be. According to technical guidance issued by the Office of Planning and Research, projects generating less than 110 or fewer daily vehicle trips may be presumed to have a less than significant impact involving VMT. Further analysis of the operational VMT characteristics of the project is required to determine



whether the project is considered a “low-VMT” project due to small daily traffic volumes alone, or whether more extensive analysis is warranted. An assessment of the project’s VMT characteristics will be provided in the EIR, to ensure consistency with state and local guidance.

- c) The proposed project site can be accessed via an existing non-exclusive utility easement at King Road and 25th Avenue in Kern County. During construction and operation primary access to the project site would be via an existing dirt access road along the Kern County/Kings County boundary from an easement in Kings County that abuts the northern edge of the proposed project parcel. The project would not include the alteration of any road or the development of sharp curves, dangerous intersections, or other hazardous design features. The project would be setback from roadways as required by the Kern County Zoning Ordinance. Additionally, all roadways, including off-site improvements, constructed in association with the proposed project would be subject to existing zoning standards and safety specifications for roadways. However, the average daily workforce during construction of the project would be 200, with a peak workforce of 300 employees. Therefore, construction of the project would temporarily increase non-agricultural traffic on King Road and/or 25th Avenue that may increase hazards during construction from increased traffic. As such, impacts are considered potentially significant. This impact will be discussed and analyzed in the EIR.
- d) Emergency vehicle access must be maintained at all times throughout construction activities, in accordance with the County’s routine/standard construction specifications. Further, construction activities would not be permitted to impede emergency access to any local roadways or surrounding properties. Construction period impacts are considered less than significant but will be further analyzed in the EIR.

Although no significant operational impacts related to emergency access are anticipated to occur, further analysis of this issue will be provided in the EIR



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
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XVIII. TRIBAL CULTURAL RESOURCES

Would the project:

- a) Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code § 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:
- | | | | | |
|---|-------------------------------------|--------------------------|--------------------------|--------------------------|
| i. Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources defined in Public Resources Code section 5020.1 (k) or | ☒ | ☐ | ☐ | ☐ |
| ii. A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resource Code section 5024.1, the lead agency shall consider the significance of the resource to a California Native America tribe. | ☒ | ☐ | ☐ | ☐ |

RESPONSES:

- a) (i-ii) The proposed project could potentially impact tribal cultural resources. All tribes with possible cultural affiliation and that have expressed, in writing, their interest in projects located within the project area will be notified, per Assembly Bill 52. Further evaluation in the EIR is warranted to identify potential impacts to tribal cultural resources and to formulate avoidance or mitigation measures, if applicable.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
XIX. UTILITIES AND SERVICE SYSTEMS				
Would the project:				
a) Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?	☐	☒	☐	☐
b) Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years?	☐	☐	☒	☐
c) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	☐	☐	☒	☐
d) Generate solid waste in excess of state or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?	☐	☐	☒	☐
e) Comply with federal, State, and local management and reduction statutes and regulations related to solid waste	☐	☐	☒	☐

RESPONSES:

- a) Portable toilet facilities, serviced by licensed providers, would be delivered to the project site for the construction period. They would be pumped out periodically and waste would be held in holding tanks until disposed of offsite in an appropriate manner by the contracted sanitary service provider. No new or expanded wastewater treatment facilities would be required, since wastewater generated by the project would be disposed of by a contractor at an approved offsite location. Although the project is not proposing construction of any new or expanded water or wastewater treatment facilities, this issue will be further addressed in the EIR. The project would create additional impervious surfaces on the project site and may require water for dust suppression during construction and panel washing. These changes would not substantially increase the amount of stormwater runoff. However, a drainage plan would be required to be approved by the Kern County Public Works Department/Floodplain Management Section prior to issuance of building permits. With adherence to all applicable regulations, it is anticipated that the project would not require or



result in the construction of new stormwater drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects and is therefore considered to be less than significant with mitigation. However, further analysis is warranted in the EIR.

In addition, the project would include construction and operation of a telecommunications tower that would be up to 120-feet high and installed adjacent to the Chalan project's substation. The impacts of the construction and operation of the telecommunications tower will be considered in the EIR.

- b) Water for construction and panel washing would be purchased from the Lost Hills Water District delivered at existing irrigation turnouts on the site boundaries. Potable water would be brought to the site for drinking and domestic needs during construction. Construction of the project would require approximately 58.6 acre-feet of water. During operation and maintenance of the project, it is anticipated that water would be required for panel washing. The project is not anticipated to impact water supplies and is therefore considered to be less than significant; however, a water supply assessment will be completed and further analysis will be discussed in the EIR.
- c) The project is not expected to generate a significant amount of wastewater. Wastewater generated by the portable toilet facilities during project construction would be disposed of by a contractor at an approved offsite location. Therefore, wastewater generated would be negligible and would not exceed wastewater treatment capacity of any treatment providers. Impacts are anticipated to be less than significant; however, further discussion of this topic will be provided in the EIR.
- d) The proposed project is not expected to generate a significant amount of waste that would exceed the capacity of local landfills. Materials brought to the project site would be used to construct facilities, and few residual materials are expected. Non-hazardous construction refuse and solid waste would be either collected and recycled or disposed of at a local Class III landfill, while any hazardous waste generated during construction would be disposed of at an approved location. The closest Class III municipal landfill is the McFarland-Delano Sanitary Landfill, which is located approximately 36 miles northeast of the project site. It is not anticipated that the amount of solid waste generated by the proposed project would exceed the capacity of local landfills and therefore impacts are considered to be less than significant. Further analysis of this issue will be included in the EIR.
- e) The project would generate solid waste during construction and operation, thus requiring the consideration of waste reduction and recycling measures. The 1989 California Integrated Waste Management Act (AB 939) requires Kern County to attain specific waste diversion goals. In addition, the California Solid Waste Reuse and Recycling Access Act of 1991, as amended, requires expanded or new development projects to incorporate storage areas for recycling bins into the proposed project design. The proposed project would be required to comply with the 1989 California Integrated Waste Management Act and the 1991 California Solid Waste Reuse and Recycling Access Act of 1991 and therefore impacts are considered to be less than significant. Further analysis of this issue will be included in the EIR.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact
XX. WILDFIRE				
If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:				
a) Substantially impair an adopted emergency response plan or emergency evacuation plan?	☐	☐	☒	☐
b) Due to slope, prevailing winds, or other factors, exacerbate wildfire risks, and thereby expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?	☒	☐	☐	☐
c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?	☒	☐	☐	☐
d) Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?	☐	☐	☒	☐

RESPONSES:

- (a-d) According to the California Department of Forestry and Fire Protection (CalFire), Kern County Fire Hazards Severity Zone Maps, the project site is located within a Moderate Fire Hazard Severity Zone in a Local Responsibility Area. Therefore, the potential for wildfire on the project site exists and will be addressed further in the EIR. The site is located in a rural, sparsely developed area with limited population. The project site is not identified for any purpose in an adopted emergency evacuation plan to address wildfires or other types of emergencies. Further analysis of prevailing winds is required to determine if there are periodic high winds that could influence the spreading and velocity of wildfires. Adherence to applicable regulations would reduce wildfire ignitions and prevent the spread of wildfires. The proposed project involves the development of a solar energy generation and storage facility. The proposed project would include the construction of power transmission lines, inverters, roads, telecommunications tower, and an energy storage facility.



Issues (and Supporting Information Sources):	Potentially Significant Impact	Less Than Significant With Mitigation Incorporation	Less Than Significant Impact	No Impact

XXI. MANDATORY FINDINGS OF SIGNIFICANCE

- | | | | | |
|---|-------------------------------------|--------------------------|--------------------------|--------------------------|
| a) Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal, or eliminate important examples of the major periods of California history or prehistory? | ☒ | ☐ | ☐ | ☐ |
| b) Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are significant when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.) | ☒ | ☐ | ☐ | ☐ |
| c) Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly? | ☒ | ☐ | ☐ | ☐ |

RESPONSES:

- a) The EIR's biological, cultural and tribal cultural resources sections will discuss specific project impacts on plants and wildlife including avian species, and impacts to cultural and tribal cultural resources. Although the project has potentially significant impacts, the EIR document will evaluate the project's contribution to cumulative biological, cultural and tribal cultural resources impacts and propose mitigation that will reduce the impacts to less-than-significant levels, where feasible.
- b) The project has the potential to cumulatively contribute to aesthetics, air quality, biological resources, cultural resources, tribal cultural resources, greenhouse gas emissions, and traffic impacts. Cumulative impacts are considered to be potentially significant. The EIR will evaluate the project's contribution to cumulative impacts in these and other areas.
- c) The proposed project would not result in the long-term operation of any emission sources that would adversely affect nearby sensitive receptors. However, short-term construction activities could result in temporary increases in pollutant concentrations. Pollutants of primary concern commonly associated with construction-related activities include toxic air contaminants (i.e., DPM), asbestos, and fugitive dust. Within the project area, the potential for increased occurrences of Valley Fever is also of concern. Human health impacts from the short-term cumulative contribution to air quality impacts are considered to be potentially significant, and will be further evaluated in the EIR.



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