

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT EL PASO COUNTY, COLORADO

COMMENTS APPLY TO MOST PAGES THROUGH OUT DOCUMENT

## FRONT RANGE-MIDWAY (FRMW) WIND/SOLAR ENERGY OVERLAY (WSE-O) PLAN

### GENERAL PROVISIONS:

THE PURPOSE OF THE FRMW WSE-O PLAN IS TO:

- REGULATE AND SITE THE FRONT RANGE-MIDWAY SOLAR WSE-O PLAN WHERE IT IS MOST APPROPRIATE, CONSIDERING SOLAR ASPECTS, IMPACTS TO THE ENVIRONMENT, VISUAL CORRIDORS, EXISTING INFRASTRUCTURE, AND THE ESTABLISHED DEVELOPMENT PATTERN.
- ENSURE THE PRESERVATION OF PUBLIC HEALTH, SAFETY AND WELFARE.
- IDENTIFY APPROPRIATE SITING ENVELOPES THAT COMPLY WITH SETBACKS, HEIGHT RESTRICTIONS, AND OTHER REQUIREMENTS OF SOLAR GENERATION FACILITIES DEFINED IN CHAPTER 4 OF THE EL PASO COUNTY LAND DEVELOPMENT CODE (LDC).
- PROVIDE MITIGATING MEASURES FOR IMPACTS ASSOCIATED WITH THE FRONT RANGE-MIDWAY SOLAR WSE-O PLAN.

### AUTHORITY

THIS WSE-O IS AUTHORIZED BY CHAPTER 4 OF THE EL PASO COUNTY LAND DEVELOPMENT CODE.

### APPLICABILITY

THE PROVISIONS OF THE WSE-O SHALL RUN WITH THE LAND. THE LANDOWNERS, THEIR SUCCESSORS, HEIRS, OR ASSIGNS SHALL BE BOUND BY THIS WSE-O PLAN, AS AMENDED AND APPROVED BY THE EL PASO COUNTY DEVELOPMENT SERVICES DEPARTMENT DIRECTOR OR BOARD OF COUNTY COMMISSIONERS.

### ADOPTION

THE ADOPTION OF THIS WSE-O PLAN SHALL EVIDENCE THE FINDINGS AND DECISIONS OF THE EL PASO COUNTY BOARD OF COUNTY COMMISSIONERS THAT THIS WSE-O PLAN FOR THE FRMW PROJECT IS IN GENERAL CONFORMITY WITH THE EL PASO COUNTY MASTER PLAN, EL PASO COUNTY POLICY PLAN AND APPLICABLE SMALL AREA PLAN(S); IS AUTHORIZED UNDER THE PROVISION OF THE EL PASO COUNTY LAND DEVELOPMENT CODE; AND THAT THE EL PASO COUNTY LAND DEVELOPMENT CODE AND THIS WSE-O PLAN COMPLIES WITH STATE STATUTE.

### RELATIONSHIP TO COUNTY REGULATIONS

THE PROVISIONS OF THE WSE-O PLAN SHALL PREVAIL AND GOVERN THE DEVELOPMENT OF THE FRONT RANGE-MIDWAY SOLAR WSE-O PLAN PROVIDED, HOWEVER, THAT WHERE THE PROVISIONS OF THIS WSE-O PLAN DO NOT ADDRESS A PARTICULAR SUBJECT, THE RELEVANT PROVISIONS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, AS AMENDED AND IN EFFECT AT THE TIME OF THE WSE-O PLAN APPROVAL, OR ANY OTHER APPLICABLE RESOLUTIONS OR REGULATIONS OF EL PASO COUNTY, SHALL BE APPLICABLE.

### RELATIONSHIP TO BASE ZONING DISTRICT

EXCEPT AS PROVIDED IN LDC SECTION 4.3.5, APPROVAL OF THIS PLAN DOES NOT IN ANY WAY REDUCE OR ALTER THE REGULATIONS AND PROVISIONS OF THE UNDERLYING BASE ZONING DISTRICT(S). INSTEAD, THIS PLAN PROVIDES THE PROPERTY WITHIN THE SPECIFIC WSE-O ZONING DISTRICT WITH ADDITIONAL ALLOWED USES, REGULATED BY SPECIFIC DEVELOPMENT STANDARDS.

### ENFORCEMENT

TO FURTHER THE MUTUAL INTEREST OF THE RESIDENTS, OCCUPANTS, AND OWNERS OF THE WSE-O AND OF THE PUBLIC IN THE PRESERVATION OF THE INTEGRITY OF THIS WSE-O PLAN, THE PROVISIONS OF THIS PLAN RELATING TO THE USE OF LAND SHALL RUN IN FAVOR OF EL PASO COUNTY AND SHALL BE ENFORCEABLE AT LAW OR IN EQUITY BY THE COUNTY WITHOUT LIMITATION ON ANY POWER OR REGULATION OTHERWISE GRANTED BY LAW.

### CONFLICT

WHERE THERE IS MORE THAN ONE PROVISION WITHIN THE WSE-O PLAN THAT COVERS THE SAME SUBJECT MATTER, THE PROVISION WHICH IS MOST RESTRICTIVE OR IMPOSES HIGHER STANDARDS OR REQUIREMENTS SHALL GOVERN.

### MAXIMUM LEVEL OF DEVELOPMENT

THE ALLOWED USES AND STRUCTURE SITING ENVELOPES SHOWN ON THE WSE-O PLAN IS THE MAXIMUM DEVELOPMENT AUTHORIZED FOR CONSTRUCTION.

### APPLICANT AND LEGAL AUTHORIZATION

KNOWN ALL BY THESE PRESENTS: FRONT RANGE-MIDWAY SOLAR PROJECT, LLC IS THE LEGALLY AUTHORIZED REPRESENTATIVE OF THE PROPERTY INCLUDED WITHIN THIS WSE-O PLAN, AS DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION LOCATED ON SHEET 3 FOR THE PURPOSES OF THIS OVERLAY PLAN AMENDMENT APPLICATION.

### IN WITNESS WHEREOF:

THE AFFORMENTIONED HAVE EXECUTED THESE PRESENTS THIS \_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

MR. SCOTT ZEIMETZ, DEVELOPMENT MANAGER

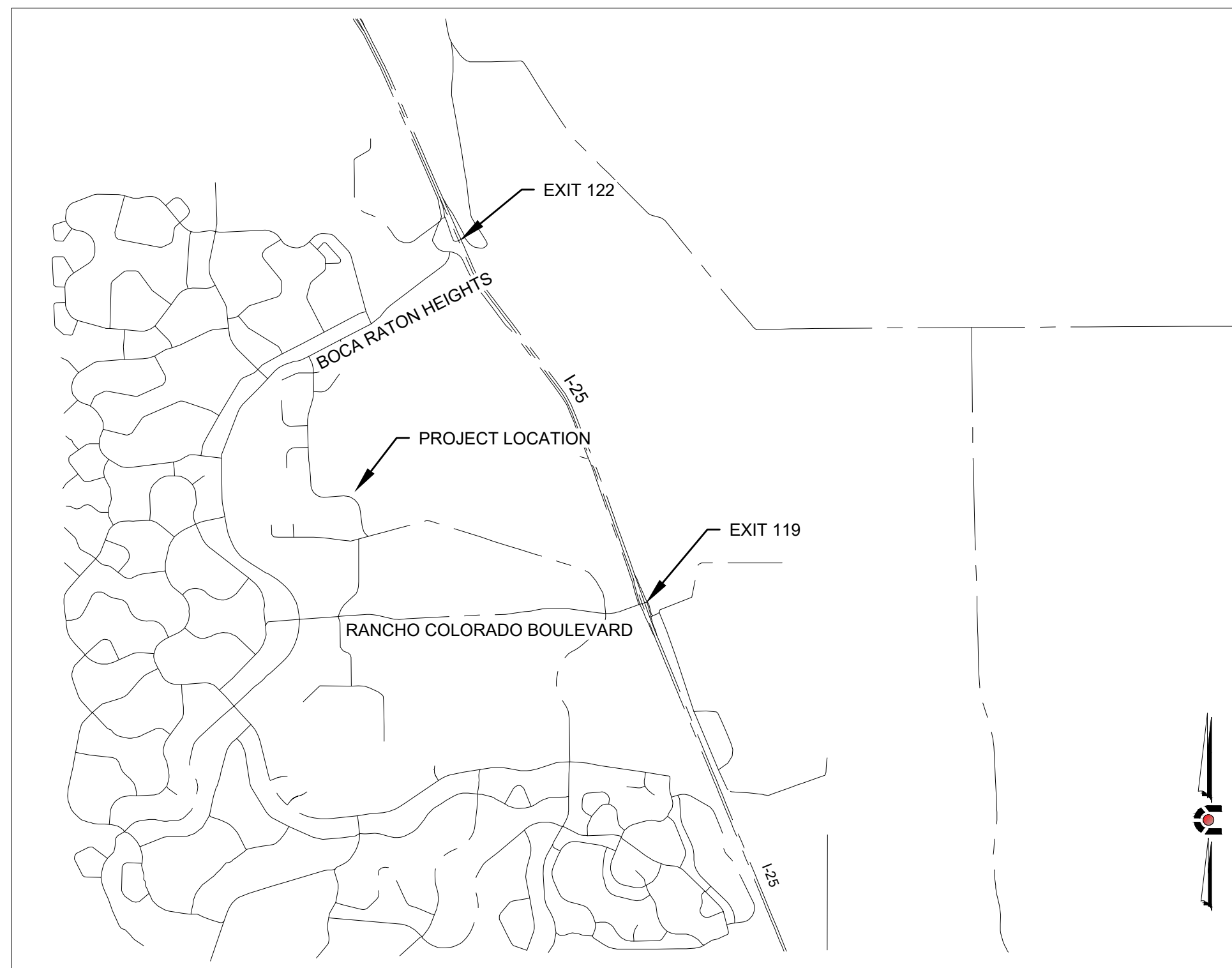
STATE OF COLORADO)  
SS  
COUNTY OF EL PASO)

THE ABOVE AND FOREGOING STATEMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_ DAY OF \_\_\_\_\_, 20\_\_, BY SCOTT ZEIMETZ

WITNESS MY HAND AND OFFICIAL SEAL: \_\_\_\_\_

NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_



VICINITY MAP

### APPLICANT:

FRONT RANGE-MIDWAY SOLAR PROJECT, LLC  
422 ADMIRAL BOULEVARD  
KANSAS CITY, MISSOURI 64106

### DEVELOPER:

FRONT RANGE-MIDWAY SOLAR PROJECT, LLC  
422 ADMIRAL BOULEVARD  
KANSAS CITY, MISSOURI 64106

### LANDOWNERS WITHIN THE WSEO-17-001 BUT NOT IN THE FRMW WSE-O PLAN:

FOUNTAIN VALLEY POWER, LLC  
SWG FOUNTAIN VALLEY II, LLC

### LANDOWNERS WITHIN THE FRMW WSE-O PLAN:

EL PASO COUNTY  
FRONT RANGE-MIDWAY SOLAR PROJECT, LLC  
MIDWAY DEVELOPMENT COMPANY, INC  
POWELL HOMES, LLC  
PUBLIC SERVICE CO OF COLORADO  
UNITED STATES RECLAMATION SERVICE.....

### TAX SCHEDULE NUMBERS & ZONING:

PARCEL ID	ZONING	AREA
5717007004	RR-5	FRMW WSE-O PLAN
5717007005	RR-5	FRMW WSE-O PLAN
5717007006	RR-5	FRMW WSE-O PLAN
5717007019	RR-5	FRMW WSE-O PLAN
5717007047	RR-2.5	FRMW WSE-O PLAN
5717007052	RR-2.5	FRMW WSE-O PLAN
5717008023	RR-2.5	FRMW WSE-O PLAN
5717008024	RR-2.5	FRMW WSE-O PLAN
5721001002	RR-2.5	FRMW WSE-O PLAN
5721001003	RR-2.5	FRMW WSE-O PLAN
5721001004	RR-2.5	FRMW WSE-O PLAN
5721001005	RR-2.5	FRMW WSE-O PLAN
5721001006	RR-2.5	FRMW WSE-O PLAN
5721001007	RR-2.5	FRMW WSE-O PLAN
5721001008	RR-2.5	FRMW WSE-O PLAN
5721001009	RR-2.5	FRMW WSE-O PLAN
5721001010	RR-2.5	FRMW WSE-O PLAN
5721001011	RR-2.5	FRMW WSE-O PLAN
5721001012	RR-2.5	FRMW WSE-O PLAN
5721001013	RR-2.5	FRMW WSE-O PLAN
5721001014	RR-2.5	FRMW WSE-O PLAN
5721001015	RR-2.5	FRMW WSE-O PLAN
5721001017	RR-2.5	FRMW WSE-O PLAN
5722001001	RR-2.5	FRMW WSE-O PLAN
5722001002	RR-2.5	FRMW WSE-O PLAN
5722001003	RR-2.5	FRMW WSE-O PLAN
5720000010	RR-5	FRMW WSE-O PLAN
5720000003	RR-5	FRMW WSE-O PLAN

THESE ADDITIONAL PARCELS ARE NOT INCLUDED IN THE FRMW WSE-O PLAN BUT ARE INCLUDED IN THE WSEO-17-001 DISTRICT.

5720000007	I-3	WSEO-17-001 DISTRICT
5720007001	RR-5	WSEO-17-001 DISTRICT
5720007002	RR-5	WSEO-17-001 DISTRICT
5720007003	RR-5	WSEO-17-001 DISTRICT
5720007004	RR-5	WSEO-17-001 DISTRICT

### COUNTY PARCELS:

5717007004, 5717007005, 5717007006, 5717007019

### SITE ADDRESS:

FRONT RANGE-MIDWAY SOLAR PROJECT, LLC  
9070 AND 9310 RANCHO COLORADO BOULEVARD  
FOUNTAIN, CO 81008

### TOTAL FRMW WSE-O PLAN:

939 ACRES

REMOVED x ACRES FROM wseo 17 1

### PROPOSED USE:

THE PROPOSED FRMW PROJECT LOCATED WITHIN THE APPROVED WSEO-17-001 DISTRICT WOULD INCLUDE FACILITIES LOCATED WITHIN THE STRUCTURE SITING ENVELOPES IDENTIFIED IN ATTACHMENT 2. PROJECT FACILITIES INCLUDE SOLAR PANELS, A WSE-O PLAN SUBSTATION, AND METEOROLOGICAL MONITORING DEVICES. ACCESSORY USES INCLUDE COLLECTION LINES (INCLUDING AN OVERHEAD TRANSMISSION LINE AND UNDERGROUND COLLECTION POWER LINES), AN OPERATIONS AND MAINTENANCE FACILITY, AND ANY OTHER USES NECESSARY TO CARRY OUT THE INTENT OF THE OVERLAY ZONING, INCLUDING BUT NOT LIMITED TO DC TO AC INVERTERS, MEDIUM VOLTAGE TRANSFORMERS, CIRCUIT BREAKERS AND DISCONNECT SWITCHES, AND A COMMUNICATIONS SYSTEM THAT WILL INTERCONNECT FROM THE NEW WSE-O PLAN SUBSTATION TO THE WAPA OR PSCO SUBSTATIONS. INTERNAL ACCESS ROADS CONSTRUCTED BETWEEN SOLAR ARRAYS AND CONTAINED WITHIN THE WSE-O PLAN AREA. AN ENERGY STORAGE FACILITY LOCATED WITHIN THE SITING ENVELOPE COMPRISED OF MULTIPLE CABINETS TO HOUSE THE BATTERIES, INVERTERS, AND TRANSFORMERS.

### DEVELOPMENT SCHEDULE:

CONSTRUCTION IS ANTICIPATED TO BEGIN Q4 2021

### GENERATING CAPACITY:

100.2 MW AC

correct to match the VR it should be recording next week

this is for this WSEO 201 not the WSEO 17-1, this will remove these parcels or you will need to add the energy from your total energy amount...

AMENDMENT

is this including the existing parcels that are to no longer have the WSEO overlay? or are you proposing to add additional overlay area and continue to keep the Fountain Valley Parcels? Very confusing here and in the LOI.

delete this is for approval

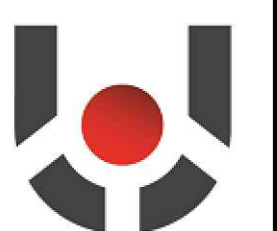
PRELIMINARY - NOT FOR CONSTRUCTION

SHEET NO.	SHEET TITLE
1	COVER SHEET
2	NOTES
3	LEGAL DESCRIPTION
4	WSEO BOUNDARY WITH ZONING OVERLAY
5	PROPOSED SOLAR GENERATION MAP
6	ADJACENT PARCEL OVERLAY MAP
7	SITE LAYOUT
8	INTERCONNECTION MAP
9	DETAILS (1 OF 5)
10	DETAILS (2 OF 5)
11	DETAILS (3 OF 5)
12	DETAILS (4 OF 5)
13	DETAILS (5 OF 5)

© 10/2020 2:28 PM, X:\19-177 FRMW SOLAR EARLY ASSISTANCE\CAD\DRAWINGS\1 COVER SHEET.DWG

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NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
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Litchton, CO 80120

CORE CONSULTANTS



CALL BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITIES.  
CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITIES SHOWN ON THIS DRAWING HAVE BEEN LOCATED FOR THE BEST COPY OF THE INFORMATION TO BE SHOWN. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.  
811

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20		

WSEO-17-001  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
COVER SHEET

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
1 OF 13

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001)

## FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

WE NEED TO AMEND THE 2017 WSEO TO REMOVE THE PREVIOUS LOCATIONS SO THAT POWER IS NOT INCLUCED

AS APPROVED GRAPHIC AND AS AMENDED WOULD BE VERY HELPFUL TO USE LIKE A VACATION REPLAT

**NOTES:**

- THE FRMW WSE-O PLAN WILL HAVE A NAME PLATE RATING OF 100.2 MWAC THAT WILL BE INTERCONNECTED BY A 115.0 KV OR 230.0 KV DISTRIBUTION LINE.
- THE WSE-O DISTRICT WAS APPROVED ON APRIL 24, 2018 SITED ON APPROXIMATELY 1,170 ACRES OF LAND. THIS MAJOR AMENDMENT DEPICTS THE REVISED DESIGN FOR THE FRMW WSE-O PLAN WITHIN A 939 ACRE AREA. THE MAXIMUM ANTICIPATED GENERATION CAPACITY FOR THE FRMW WSE-O PLAN REMAINS AT APPROXIMATELY 100.2 MWAC.
- THE INFORMATION AND FEATURES IN THIS WSE-O PLAN WERE DEVELOPED BY RELYING ON EL PASO COUNTY GIS SPATIAL DATA; LAND SURVEY PLATS (PREPARED BY MANGINI REEVES, INC. DATED 4/1/2005, POLARIS SURVEYING, INC. DATED 3/31/2014 AND DATE NOVEMBER 2019, AND CORE CONSULTANTS, INC. DATED 4/28/2017); COLORADO SPRINGS AERIAL IMAGERY, AND FEMA FLOODPLAIN DATA.
- THE WSE-O PLAN WAS DEVELOPED IN ACCORDANCE WITH SECTION 4.3.5 OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, APPENDIX B AND PROCEDURES MANUAL SECTION S-PL-023-11.
- IN ACCORDANCE WITH SECTION 4.3.5 LDC, METEOROLOGICAL TOWERS HAVE BEEN SET BACK A MINIMUM DISTANCE OF 1.5:1 FROM EXISTING DWELLINGS, EXISTING ABOVE GROUND UTILITIES, PUBLIC RIGHTS-OF-WAY, THE WSE-O DISTRICT BOUNDARY AS DEPICTED IN THIS PLAN, AND 165 FEET FROM SLOPES GREATER THAN 20% AND ARE WHOLLY OUTSIDE OF THE FLOODPLAIN AREAS IDENTIFIED IN FEMA FLOODPLAIN DATA. METEOROLOGICAL TOWERS WILL BE CONSTRUCTED WITHIN THE SITING ENVELOPES DEPICTED ON SHEET 7 OF THIS WSE-O PLAN.
- FACILITIES CONSTRUCTED AS PART OF FRMW WSE-O PLAN WILL BE CONSTRUCTED WITHIN HORIZONTAL AND VERTICAL SITING ENVELOPES AS DEFINED BY THE DENSITY AND DIMENSIONAL STANDARDS FOR FRMW WSE-O PLAN WITHIN THE APPROVED WSE-O DISTRICT (SEE TABLE 1 BELOW).
- VERTICAL HEIGHTS OF FACILITIES CONSTRUCTED AS PART OF THE FRMW WSE-O PLAN SHALL COMPLY WITH THE DENSITY AND DIMENSIONAL STANDARDS FOR FRMW SOLAR WSE-O PLAN WSE-O DISTRICT (SEE TABLE 1 BELOW).
- SPECIFIC ALIGNMENT OF THE WSE-O PLAN ROADS AND THE ELECTRICAL SYSTEM WILL BE PROVIDED AT THE SITE DEVELOPMENT PLAN PERMIT STAGE.
- THE FRMW WSE-O PLAN MAY POST SIGNS ON THE FOLLOWING FACILITIES, INCLUDING BUT NOT LIMITED, TO:
  - PROJECT ROADS
  - FENCES
  - SIGNS WILL COMPLY WITH SECTION 6.2.10 OF THE EL PASO COUNTY LDC. DETAILS FOR ALL SIGNS WILL BE PROVIDED WITH THE RESPECTIVE SITE DEVELOPMENT PLANS AND MAY REQUIRE SEPARATE SIGN PERMITS.
- ALL INTERIOR ACCESS PROJECT ROADS AND PROJECT FACILITIES WILL BE MAINTAINED BY SOLAR FACILITY OWNER FOR UNDERLYING PROPERTY.
- SITE DEVELOPMENT PLANS WILL BE REQUIRED SHOWING THE DETAILED DESIGN OF ALL FACILITIES RELATED TO THE WSE-O PLAN PRIOR TO CONSTRUCTION.
- BASED ON A JURISDICTIONAL DETERMINATION MADE BY THE U.S. ARMY CORPS OF ENGINEERS THERE ARE NO WATERS OF THE U.S. LOCATED WITHIN THE PROPOSED WSE-O PLAN. HOWEVER, WSE-O PLAN FACILITIES ARE DESIGNED TO AVOID SEVERAL NON-JURISDICTIONAL WATER FEATURES AS INDICATED ON SHEET 5. PROJECT CONSTRUCTION WILL COMPLY WITH SECTION 404 OF THE CLEAN WATER ACT.
- "BASIS OF BEARINGS". BEARINGS FOR THIS DESCRIPTION ARE BASED UPON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 17 SOUTH, RANGE 65 WEST OF THE 6TH P.M., BEARING S 89°26'12" E, FROM THE NORTHWEST CORNER OF SAID SECTION 21, BEING MONUMENTED BY A PIPE WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 11624" TO THE NORTH QUARTER CORNER OF SAID SECTION 21, BEING MONUMENTED BY A PIPE WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 11624", AS SHOWN ON THE PLAT OF MIDWAY RANCHES FILING NO. 7, RECEPTION NO. 203250422, SAID EL PASO COUNTY RECORDS, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.
- CULTURAL RESOURCE AREAS 5EP7625 AND 5EP7632 WILL BE AVOIDED AND ARE NOT INCLUDED IN THE STRUCTURE SITING ENVELOPES.

TABLE 1. PROPOSED DIMENSIONAL AND DENSITY STANDARDS FOR WSEO-17-001 FOR THE FRMW PROJECT

UNDERLYING ZONING DISTRICT	MINIMUM SETBACKS FOR STRUCTURES <sup>1</sup> (FT.) (PRINCIPAL AND ACCESSORY USES)	MAXIMUM HEIGHT OF SOLAR PANELS (FT.)	MAXIMUM HEIGHT OF TRANSMISSION LINE POLES (FT.)	MAXIMUM HEIGHT OF MET STATIONS (FT.)	MAXIMUM HEIGHT OF INVERTER-TRANSFORMER PAIRS (FT.)	MAXIMUM HEIGHT OF PROJECT SUBSTATION FACILITIES (FT.) <sup>2</sup>	MAXIMUM HEIGHT OF PROJECT O&M BUILDING (FT.) <sup>2</sup>	MAXIMUM HEIGHT OF ENERGY STORAGE FACILITIES (FT.) <sup>2</sup>
	PERIMETER OF WSE-O BOUNDARY							
RR-5	25	14	100	14	14	70	20	20
RR-2.5	25	14	100	14	14	70	20	20

<sup>1</sup>SETBACKS ARE NOT APPLICABLE TO FENCES OR WALLS 7 FEET IN HEIGHT OR LESS, RETAINING WALLS LESS THAN FOUR FEET IN HEIGHT, POLES, LINES, CABLES, TRANSMISSION LINES OR OTHER TRANSMISSION OR DISTRIBUTION FACILITIES. ALL SETBACKS SHALL BE MEASURED FROM THE WSE-O DISTRICT BOUNDARY, EXCEPT METEOROLOGICAL TOWERS, WHICH SHALL BE SETBACK AS PROVIDED BY THE COUNTY LAND DEVELOPMENT CODE AS OF THE DATE OF APPLICATION FOR THIS WSE-O DISTRICT.  
<sup>2</sup> FRMW PROJECT SUBSTATION, O&M BUILDING, AND ENERGY STORAGE ARE CURRENTLY SITED IN RR-5 PARCELS, HOWEVER, MAY BE RELOCATED FOR THE SITE DEVELOPMENT PLAN, STILL WITHIN STRUCTURE SITING ENVELOPES FOR THE SOLAR ARRAY.

cloud things that have chnaged

© 10/2020 2:08 AM, X:\19-177 FRMW SOLAR EARLY ASSISTANCE\CD\PLANS\FILING 1\NOTES.DWG

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1950 W. Litchton Blvd., Ste. 109  
Littleton, CO 80120



CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITY LINES.  
 CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LINES SHOWN ON THIS DRAWING HAVE BEEN LOCATED FOR THE BEST PART OF THE INFORMATION TO BE SHOWN. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.  
 Know what's below. Call before you dig. 811 logo

#	REVISION DESCRIPTION	DATE	BY
1	FIRST SUBMITTAL	06/17/20	TP

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
NOTES

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO. 19-177  
SHEET 2 OF 13

**PRELIMINARY - NOT FOR CONSTRUCTION**

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001)

## FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

### EL PASO COUNTY, COLORADO

#### LEGAL DESCRIPTION

##### TRACT 1

FEE OWNER: EL PASO COUNTY BY AND THROUGH THE BOARD OF COUNTY COMMISSIONERS OF EL PASO COUNTY, COLORADO  
 COMMITMENT NO. 17000330633  
 PIN: 5717007004, 5717007005, 5717007006 AND 5717007019

ALL OF LOTS 152, 153 AND 155, MIDWAY RANCHES FILING NO. 7, EL PASO COUNTY, COLORADO.

AND

A PORTION OF LOTS 149 AND 150, MIDWAY RANCHES FILING NO. 7, AS RECORDED UNDER RECEPTION NO. 201085497 OF THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER, LOCATED IN SECTION 17, TOWNSHIP 17 SOUTH, RANGE 65 WEST OF THE 6TH P.M., EL PASO COUNTY, COLORADO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 17, FROM WHICH THE EAST ONE-QUARTER CORNER OF SAID SECTION 17 BEARS N00°49'21"E, A DISTANCE OF 2643.52 FEET AND IS THE BASIS OF BEARINGS USED HEREIN; THENCE N46°44'55"W, A DISTANCE OF 3928.85 FEET TO THE NORTH CORNER COMMON TO LOTS 151 AND 152 OF SAID MIDWAY RANCHES FILING NO. 7, SAID POINT ALSO BEING A POINT ON THE SOUTH LINE OF SAID LOT 150 AND THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE N90°00'00"W ALONG THE SOUTH LINE OF SAID LOT 150, A DISTANCE OF 1051.22 FEET TO THE SOUTHWEST CORNER OF SAID LOT 150 AND A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF BOCA RATON HEIGHTS (FORMERLY RANCHO COLORADO BOULEVARD); THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, THE FOLLOWING FOUR (4) COURSES: 1.) THENCE N21°56'43"E, A DISTANCE OF 29.14 FEET; 2.) THENCE ALONG THE ARC OF A 930.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 23°59'45", AN ARC LENGTH OF 389.49 FEET (THE LONG CHORD OF WHICH BEARS N33°56'30"E, A LONG CHORD DISTANCE OF 386.65 FEET); 3.) THENCE N45°56'15"E, A DISTANCE OF 476.24 FEET TO THE WEST CORNER COMMON TO LOTS 149 AND 150; THENCE CONTINUING N45°56'15"E, A DISTANCE OF 671.08 FEET; THENCE S00°00'00"W, A DISTANCE OF 1145.69 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 15.19 ACRES OF LAND, MORE OR LESS.

##### TRACT 2

FEE OWNER: FRONT RANGE MIDWAY SOLAR PROJECT, LLC, A DELAWARE LIMITED LIABILITY COMPANY  
 COMMITMENT NO. 18000332086  
 PIN: 5722001001, 5722001003, 5721001015, 5721001014, 5721001013, 5721001012, 5721001011, 5721001008, 5271001007, 5721001006, 5721001005, 5721001004, 5721001003, 5721001002

LOTS, 123, 124, 125, 126, 127, 128, 129, 135, 136, 137, 138, 139, 140 AND 141, MIDWAY RANCHES FILING NO. 7, COUNTY OF EL PASO, STATE OF COLORADO

##### TRACT 3

FEE OWNER: MIDWAY DEVELOPMENT COMPANY, INC., A COLORADO CORPORATION  
 COMMITMENT NO. 18000331662  
 PIN: 5722001002

LOT 122 IN MIDWAY RANCHES FILING NO. 7, EL PASO COUNTY, COLORADO, ACCORDING TO THE RECORDED PLAT THEREOF.

##### TRACT 4

FEE OWNER: FRONT RANGE MIDWAY SOLAR PROJECT, LLC A DELAWARE LIMITED LIABILITY COMPANY  
 COMMITMENT NO. 18000331662  
 PIN: 5717007052, 5721001009, 5721001010, 5721001017, 5717008023

##### PARCEL 1:

LOT 134, MIDWAY RANCHES FILING NO. 7, COUNTY OF EL PASO, STATE OF COLORADO.

LOTS 133, 142 AND 144, MIDWAY RANCHES FILING NO. 7 AND LOTS 145 THROUGH 147, MIDWAY RANCHES FILING NO. 7, LESS AND EXCEPT THOSE PORTIONS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 17 FROM WHICH THE EAST ONE-QUARTER CORNER OF SAID SECTION 17 BEARS N 00°49'21" E, A DISTANCE OF 2643.52 FEET AND IS THE BASIS OF BEARINGS USED HEREIN; THENCE N 00°49'21" E ALONG THE EAST LINE OF SAID SECTION 17, A DISTANCE OF 2643.52 FEET TO SAID EAST ONE QUARTER CORNER; THENCE N 00°49'37" E CONTINUING ALONG SAID EAST LINE, A DISTANCE OF 1200.25 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE S 62°54'57" W, A DISTANCE OF 158.88 FEET; THENCE S 30°45'33" W, A DISTANCE OF 2824.12 FEET; THENCE S 00°00'00" W, A DISTANCE OF 117.78 FEET; THENCE S 30°12'40" W, A DISTANCE OF 1650.87 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 154; THENCE ALONG THE SOUTH AND WEST LINES OF SAID LOT 154, THE FOLLOWING THREE (3) COURSES;

1. THENCE N 88°36'49" W, A DISTANCE OF 275.30 FEET;
2. THENCE N 88°37'14" W, A DISTANCE OF 171.28 FEET TO THE SOUTHWEST CORNER OF SAID LOT 154;
3. THENCE N 00°00'00" E, A DISTANCE OF 1699.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 154 AND A POINT ON THE SOUTH LINE OF SAID LOT 151; THENCE N 90°00'00" W ALONG THE SOUTH LINE OF SAID LOT 151, A DISTANCE OF 54.11 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE N 00°00'00" E ALONG THE WEST LINE OF SAID LOT 151 AND THE NORTH EXTENSION THEREOF, A DISTANCE OF 2328.09 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF BOCA RATON HEIGHTS (FORMERLY RANCHO COLORADO BOULEVARD); THENCE ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE, THE FOLLOWING FIVE (5) COURSES;
4. THENCE N 45°56'15" E, A DISTANCE OF 263.26 FEET;
5. THENCE ALONG THE ARC OF A 1222.69 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 29°59'47", AN ARC LENGTH OF 640.12 FEET (THE LONG CHORD OF WHICH BEARS N 60°56'50" E, A LONG CHORD DISTANCE OF 632.84 FEET);
6. THENCE N 75°58'14" E, A DISTANCE OF 388.56 FEET;
7. THENCE ALONG THE ARC OF A 1070.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 11°59'39", AN ARC LENGTH F 223.99 FEET (THE LONG CHORD OF WHICH BEARS N 69°58'22" E, A LONG CHORD DISTANCE OF 223.58 FEET);
8. THENCE N 63°54'31" E, A DISTANCE OF 1790.78 FEET TO THE NORTHEAST CORNER OF SAID SECTION 17;

THENCE S 00°49'37" W ALONG THE EAST LINE OF THE NORTHEAST ONE-QUARTER (NE1/4) OF SAID SECTION 17, A DISTANCE OF 1443.27 FEET TO THE POINT OF BEGINNING;  
 COUNTY OF EL PASO, STATE OF COLORADO.

##### PARCEL 2:

TRACT A, EL DORADO VILLAGE FILING NO. 1, COUNTY OF EL PASO, STATE OF COLORADO  
 TRACT 5  
 FEE OWNER: POWELL HOMES, LLC, A COLORADO LIMITED LIABILITY COMPANY  
 COMMITMENT NO. 18000332087  
 PIN: 5717007047

THE SOUTH 200 FEET OF LOT 27, EL DORADO VILLAGE FILING NO. 1, COUNTY OF EL PASO, STATE OF COLORADO

##### TRACT 8

FEE OWNER: PUBLIC SERVICE CORPORATION  
 COMMITMENT NO: 19000331991  
 PIN: 5720000003

THE NORTH WEST ¼ OF THE NORTHEAST ¼ OF SECTION 20, TOWNSHIP 17 SOUTH, RANGE 65 WEST OF THE 6TH P.M., EL PASO COUNTY, COLORADO, EXCEPT THE WEST 145 FEET THEREOF.

##### TRACT 9

FEE OWNER: USA RECLAMATION SERVICE  
 COMMITMENT NO. 19000331992  
 PIN: 5720000010

THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE WEST 145 FEET OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 17 SOUTH, RANGE 65 WEST OF THE 6TH P.M., EL PASO COUNTY, COLORADO, EXCEPT A TRACT OF LAND LOCATED IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE ABOVE SAID SECTION 20, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE EASTERLY ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 200 FEET; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 200 FEET; THENCE WESTERLY PARALLEL TO THE NORTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 200 FEET TO A POINT ON THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE NORTHERLY ALONG SAID WEST LINE 200 FEET TO THE POINT OF BEGINNING.

##### TRACT 11

FEE OWNER: MIDWAY DEVELOPMENT COMPANY, INC.  
 COMMITMENT NO.: 18000332086A  
 PIN: 5722001002

LOT 122, MIDWAY RANCHES FILING NO. 7, EL PASO COUNTY, COLORADO, ACCORDING TO THE RECORDED PLAT THEREOF

legal description total to be completed by a surveyor; this will change after the recording of the VR

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 LAND SURVEYING  
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 1950 W. Litchton Blvd., Ste. 109  
 Litchton, CO 80120



CALL BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITIES.  
 CORE ASSUMES NO RESPONSIBILITY FOR HITTING UTILITY UTILITIES SHOWN ON THIS DRAWING HAVE BEEN LOCATED FROM THE BEST COPY OF THE INFORMATION TO BE AVAILABLE. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.  
 Know what's below. Call before you dig. 811

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20		

**WSE-O PLAN (WSEO-17-001)**  
 EL PASO COUNTY, COLORADO  
 FRONT RANGE-MIDWAY SOLAR PROJECT  
 LEGAL DESCRIPTION

DESIGNED BY: TP  
 DRAWN BY: TP  
 CHECKED BY: DB

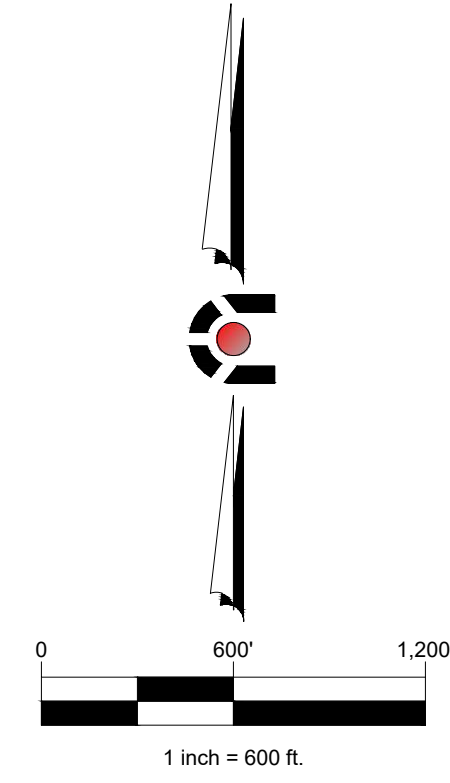
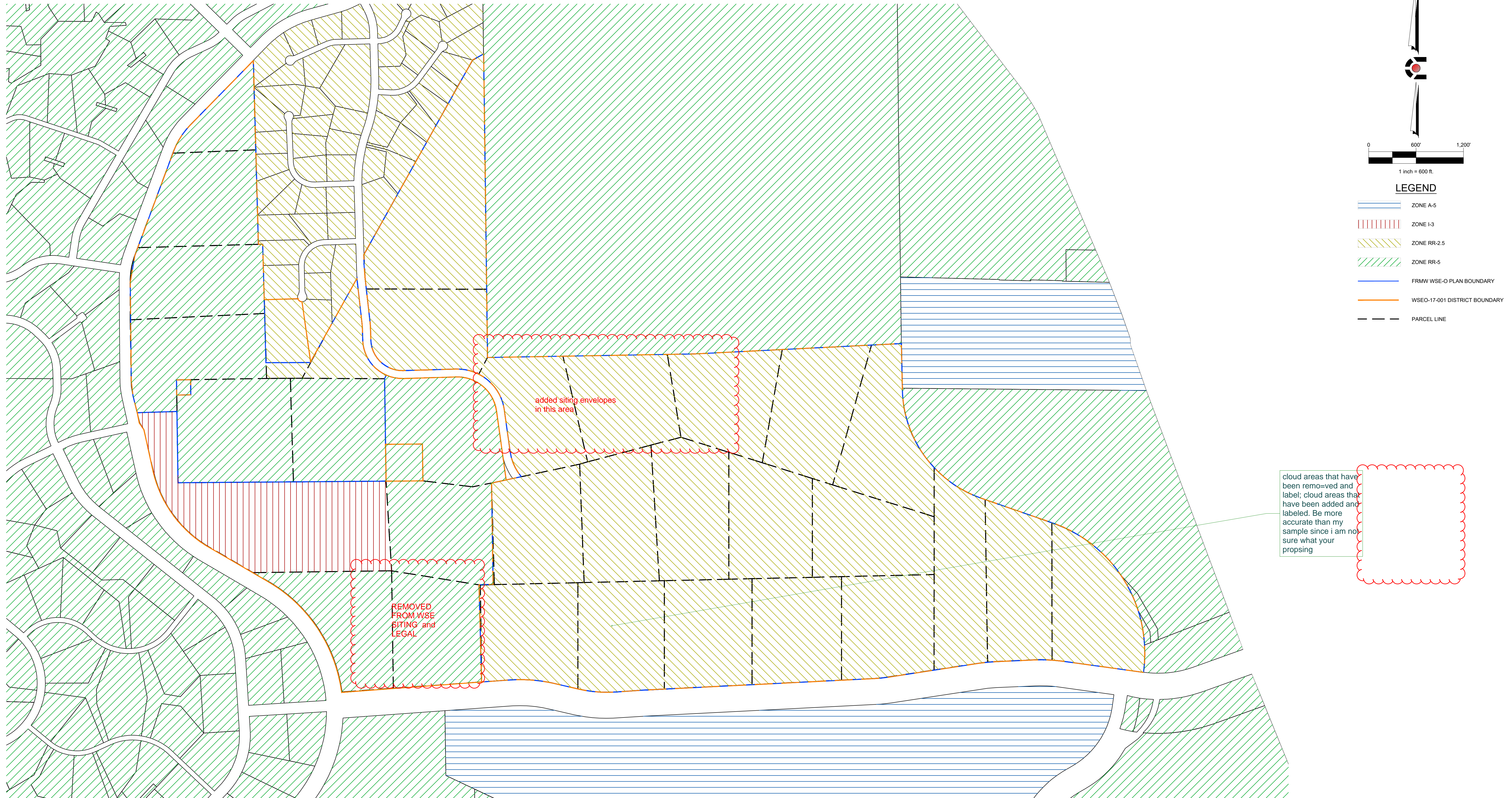
JOB NO.  
19-177  
 SHEET  
3 OF 13

**PRELIMINARY - NOT FOR CONSTRUCTION**

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

AMendED



### LEGEND

- ZONE A-5
- ZONE I-3
- ZONE RR-2.5
- ZONE RR-5
- FRMW WSE-O PLAN BOUNDARY
- WSEO-17-001 DISTRICT BOUNDARY
- PARCEL LINE

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CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LINES SHOWN ON THIS DRAWING. ANY UTILITY SHOWN ON THIS DRAWING HAS BEEN LOCATED FROM THE BEST AVAILABLE INFORMATION. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20		

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
WSEO BOUNDARY WITH ZONING OVERLAY

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
4 OF 13

**PRELIMINARY - NOT FOR CONSTRUCTION**

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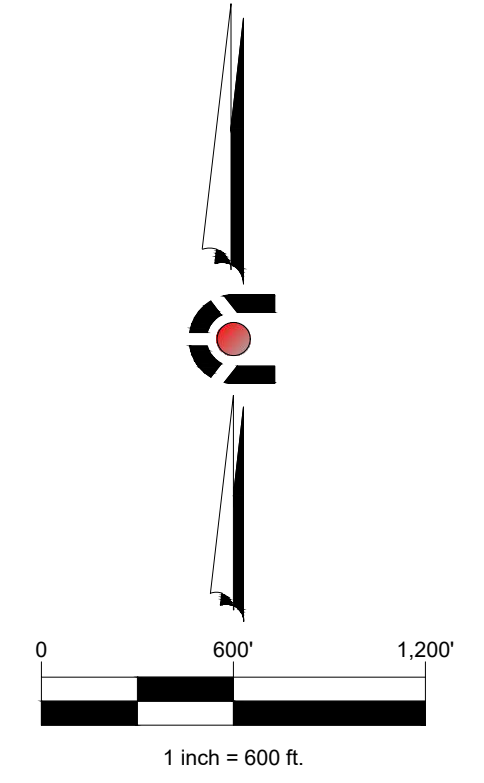
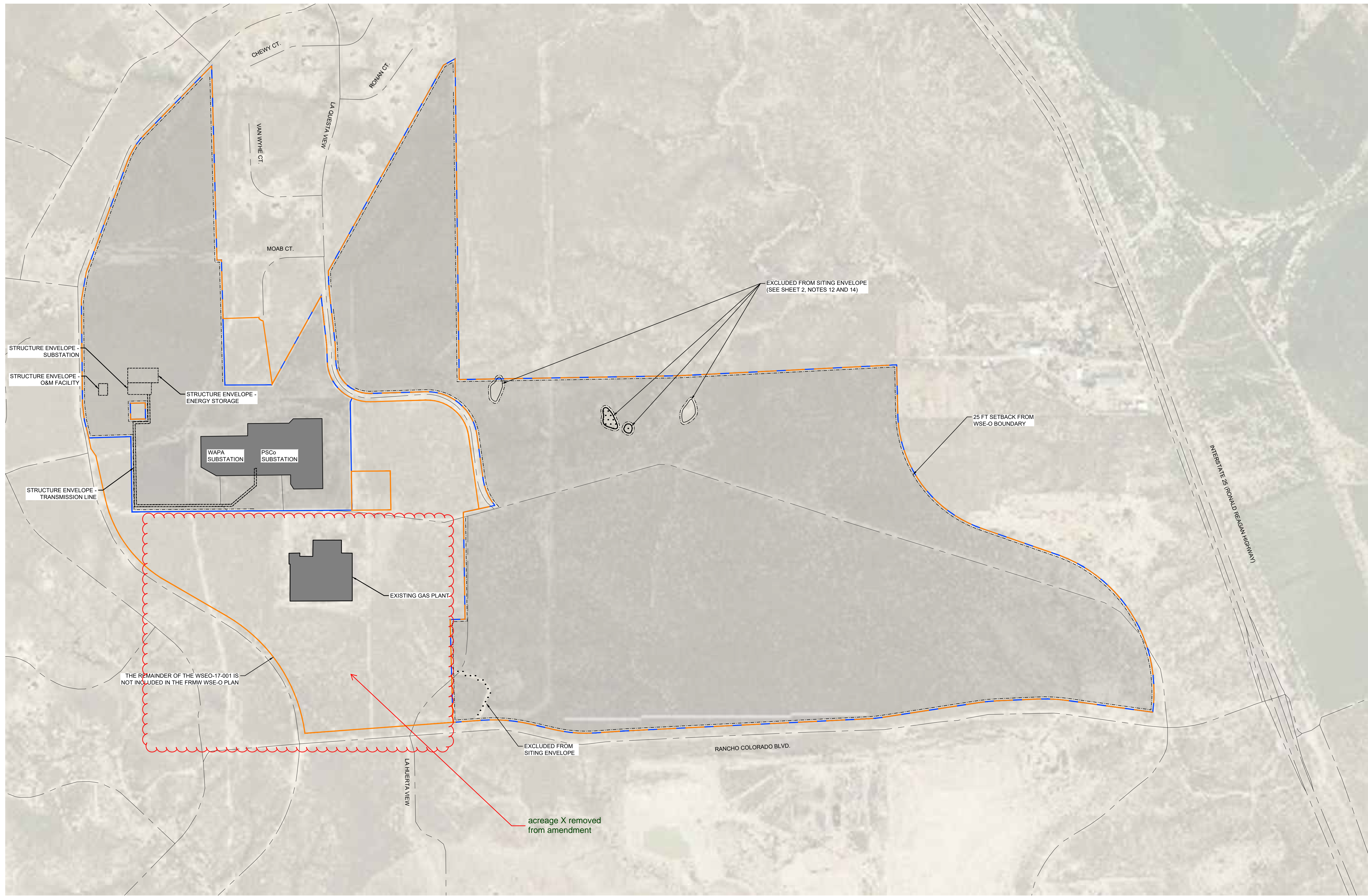
# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

wse0\_-20-1

SECTION TOWN  
SHIP RANGE

AMENDMENT



### LEGEND

- STRUCTURE SITING ENVELOPE: SOLAR ARRAY, COLLECTION LINE
- SUBSTATION
- ENERGY STORAGE
- O&M BUILDING
- TRANSMISSION
- EXISTING STRUCTURES
- NON-JURISDICTIONAL WATER FEATURE
- FRMW WSE-O PLAN BOUNDARY
- WSEO-17-001 DISTRICT BOUNDARY
- EXISTING ROAD CENTERLINE
- SETBACK

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1	FIRST SUBMITTAL	06/17/20	TP	

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
PROPOSED SOLAR GENERATION MAP

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DRAWN BY: TP  
CHECKED BY: DB

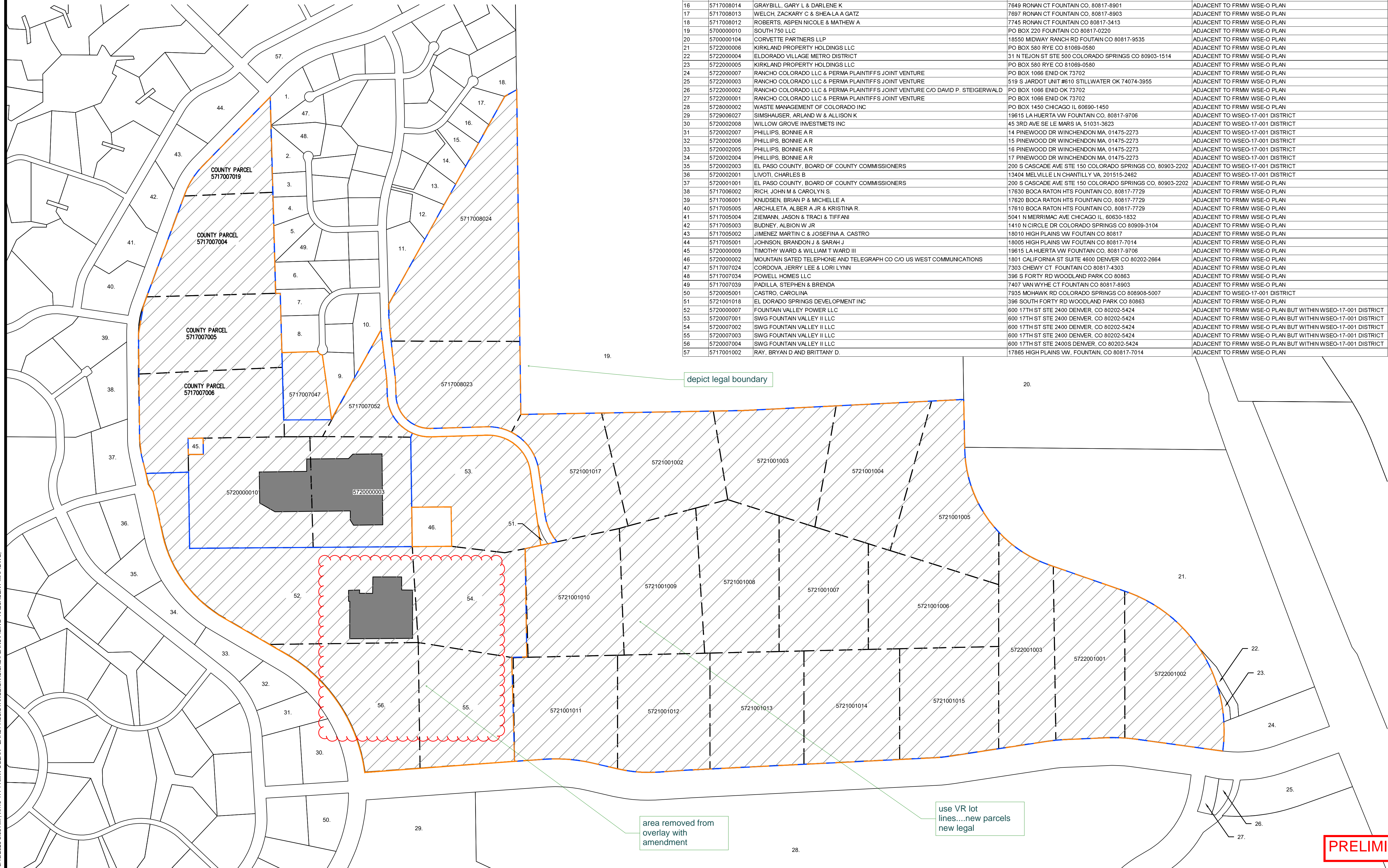
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19-177  
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# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT EL PASO COUNTY, COLORADO

NUMBER	TAX PARCEL ID	OWNER	ADDRESS	LOCATION DESCRIPTION
1	5717007023	STEVENS, GARRETT C & MELINDA C	7304 CHEVY CT FOUNTAIN CO 80817-4303	ADJACENT TO FRMM WSE-O PLAN
2	5717007035	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
3	5717007036	JACKSON, ANDREW & MARISSA GONZALES	7287 VAN WYHE COURT FOUNTAIN CO, 80817	ADJACENT TO FRMM WSE-O PLAN
4	5717007037	BOLISH, JAMES R & JENNIFER N	7327 VAN WYHE CT FOUNTAIN CO, 80817	ADJACENT TO FRMM WSE-O PLAN
5	5717007038	BELL, TIMOTHY MARTIN & KIMBERLY A	7367 VAN WYHE CT FOUNTAIN CO 80817-8901	ADJACENT TO FRMM WSE-O PLAN
6	5717007044	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
7	5717007045	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
8	5717007046	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
9	5717007048	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
10	5717007051	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
11	5717008022	RINKLER, DWIGHT	440 W YANIPAST COLORADO SPRINGS CO 80905	ADJACENT TO FRMM WSE-O PLAN
12	5717008020	PADILLA, ALEJANDRO & BIANCA	18159 LA QUESTA DR FOUNTAIN CO 80817-8517	ADJACENT TO FRMM WSE-O PLAN
13	5717008019	SHALD, JASON & ABIGAIL	18099 LA QUESTA DR FOUNTAIN CO 80817-8515	ADJACENT TO FRMM WSE-O PLAN
14	5717008016	BAKER, BRITTANY PAIGE	7553 RONAN CT FOUNTAIN CO 80817-3412	ADJACENT TO FRMM WSE-O PLAN
15	5717008015	JACKOWSKI, CHANCE	7601 RONAN CT FOUNTAIN CO, 80817	ADJACENT TO FRMM WSE-O PLAN
16	5717008014	GRAYBILL, GARY L & DARLENE K	7649 RONAN CT FOUNTAIN CO, 80817-8901	ADJACENT TO FRMM WSE-O PLAN
17	5717008013	WELCH, ZACKARY C & SHEILA A GATZ	7697 RONAN CT FOUNTAIN CO, 80817-8903	ADJACENT TO FRMM WSE-O PLAN
18	5717008012	ROBERTS, ASPEN NICOLE & MATHEW A	7745 RONAN CT FOUNTAIN CO 80817-3413	ADJACENT TO FRMM WSE-O PLAN
19	570000010	SOUTH 750 LLC	PO BOX 220 FOUNTAIN CO 80817-0220	ADJACENT TO FRMM WSE-O PLAN
20	5700000104	CORVETTE PARTNERS LLP	18550 MIDWAY RANCH RD FOUNTAIN CO 80817-8535	ADJACENT TO FRMM WSE-O PLAN
21	5722000006	KIRKLAND PROPERTY HOLDINGS LLC	PO BOX 560 RYE CO 81069-0590	ADJACENT TO FRMM WSE-O PLAN
22	5722000004	ELDORADO VILLAGE METRO DISTRICT	31 N TEJON ST STE 500 COLORADO SPRINGS CO 80903-1514	ADJACENT TO FRMM WSE-O PLAN
23	5722000005	KIRKLAND PROPERTY HOLDINGS LLC	PO BOX 580 RYE CO 81069-0580	ADJACENT TO FRMM WSE-O PLAN
24	5722000007	RANCHO COLORADO LLC & PERMA PLAINTIFFS JOINT VENTURE	PO BOX 1066 END OK 73702	ADJACENT TO FRMM WSE-O PLAN
25	5722000003	RANCHO COLORADO LLC & PERMA PLAINTIFFS JOINT VENTURE	519 S JARDOT UNIT #610 STILLWATER OK 74074-3955	ADJACENT TO FRMM WSE-O PLAN
26	5722000002	RANCHO COLORADO LLC & PERMA PLAINTIFFS JOINT VENTURE C/O DAVID P. STEIGERWALD	PO BOX 1066 END OK 73702	ADJACENT TO FRMM WSE-O PLAN
27	5722000001	RANCHO COLORADO LLC & PERMA PLAINTIFFS JOINT VENTURE	PO BOX 1066 END OK 73702	ADJACENT TO FRMM WSE-O PLAN
28	5728000002	WASTE MANAGEMENT OF COLORADO INC	PO BOX 1450 CHICAGO IL 60690-1450	ADJACENT TO FRMM WSE-O PLAN
29	5729000027	SIMSHAUSER, ARLAND W & ALLISON K	19615 LA HUERTA VW FOUNTAIN CO, 80817-9706	ADJACENT TO WSEO-17-001 DISTRICT
30	5720002008	WILLOW GROVE INVESTMENTS INC	45 3RD AVE SE LE MAR IA, 51031-3623	ADJACENT TO WSEO-17-001 DISTRICT
31	5720002007	PHILLIPS, BONNIE A R	14 PINWOOD DR WINCHENDON MA, 01475-2273	ADJACENT TO WSEO-17-001 DISTRICT
32	5720002006	PHILLIPS, BONNIE A R	15 PINWOOD DR WINCHENDON MA, 01475-2273	ADJACENT TO WSEO-17-001 DISTRICT
33	5720002005	PHILLIPS, BONNIE A R	16 PINWOOD DR WINCHENDON MA, 01475-2273	ADJACENT TO WSEO-17-001 DISTRICT
34	5720002004	PHILLIPS, BONNIE A R	17 PINWOOD DR WINCHENDON MA, 01475-2273	ADJACENT TO WSEO-17-001 DISTRICT
35	5720002003	EL PASO COUNTY, BOARD OF COUNTY COMMISSIONERS	200 S CASCADE AVE STE 150 COLORADO SPRINGS CO, 80903-2202	ADJACENT TO WSEO-17-001 DISTRICT
36	5720002001	LIVOTI, CHARLES B	13404 MELVILLE LN CHANTILLY VA, 201515-2462	ADJACENT TO WSEO-17-001 DISTRICT
37	5720001001	EL PASO COUNTY, BOARD OF COUNTY COMMISSIONERS	200 S CASCADE AVE, STE 150 COLORADO SPRINGS CO, 80903-2202	ADJACENT TO FRMM WSE-O PLAN
38	5717008002	RICH, JOHN M & CAROLYN S	17630 BOCA RATON HTS FOUNTAIN CO, 80817-7729	ADJACENT TO FRMM WSE-O PLAN
39	5717008001	KNUDSEN, BRIAN P & MICHELLE A	17620 BOCA RATON HTS FOUNTAIN CO, 80817-7729	ADJACENT TO FRMM WSE-O PLAN
40	5717008005	ARCHULETA, ALBER A JR & KRISTINA R	17610 BOCA RATON HTS FOUNTAIN CO, 80817-7729	ADJACENT TO FRMM WSE-O PLAN
41	5717005004	ZIEMANN, JASON & TRACI A TIFFANI	5041 N MERRIMAC AVE CHICAGO IL, 60630-1832	ADJACENT TO FRMM WSE-O PLAN
42	5717005003	BUDNEY, ALBION W JR	1410 N CIRCLE DR COLORADO SPRINGS CO 80909-3104	ADJACENT TO FRMM WSE-O PLAN
43	5717005002	JIMENEZ MARTIN C & JOSEFINA A. CASTRO	18010 HIGH PLAINS VW FOUNTAIN CO 80817	ADJACENT TO FRMM WSE-O PLAN
44	5717005001	JOHNSON, BRANDON J & SARAH J	18005 HIGH PLAINS VW FOUNTAIN CO 80817-7014	ADJACENT TO FRMM WSE-O PLAN
45	5720000009	TIMOTHY WARD & WILLIAM T WARD III	19615 LA HUERTA VW FOUNTAIN CO, 80817-9706	ADJACENT TO FRMM WSE-O PLAN
46	5720000002	MOUNTAIN SATED TELEPHONE AND TELEGRAPH CO C/O WEST COMMUNICATIONS	1801 CALIFORNIA ST SUITE 4600 DENVER CO 80202-2664	ADJACENT TO FRMM WSE-O PLAN
47	5717007024	CORONA, JERRY LEE & LORI LYNN	7303 CHEVY CT FOUNTAIN CO 80817-4303	ADJACENT TO FRMM WSE-O PLAN
48	5717007034	POWELL HOMES LLC	396 S FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
49	5717007039	PADILLA, STEPHEN & BRENDA	7407 VAN WYHE CT FOUNTAIN CO 80817-8903	ADJACENT TO FRMM WSE-O PLAN
50	5720005001	CASTRO, CAROLINA	7935 MOHAWK RD COLORADO SPRINGS CO 808908-5007	ADJACENT TO WSEO-17-001 DISTRICT
51	5721001018	EL DORADO SPRINGS DEVELOPMENT INC	396 SOUTH FORTY RD WOODLAND PARK CO 80863	ADJACENT TO FRMM WSE-O PLAN
52	5720000007	FOUNTAIN VALLEY POWER LLC	600 17TH ST STE 2400 DENVER, CO 80202-5424	ADJACENT TO FRMM WSE-O PLAN BUT WITHIN WSEO-17-001 DISTRICT
53	5720007001	SWG FOUNTAIN VALLEY II LLC	600 17TH ST STE 2400 DENVER, CO 80202-5424	ADJACENT TO FRMM WSE-O PLAN BUT WITHIN WSEO-17-001 DISTRICT
54	5720007002	SWG FOUNTAIN VALLEY II LLC	600 17TH ST STE 2400 DENVER, CO 80202-5424	ADJACENT TO FRMM WSE-O PLAN BUT WITHIN WSEO-17-001 DISTRICT
55	5720007003	SWG FOUNTAIN VALLEY II LLC	600 17TH ST STE 2400 DENVER, CO 80202-5424	ADJACENT TO FRMM WSE-O PLAN BUT WITHIN WSEO-17-001 DISTRICT
56	5720007004	SWG FOUNTAIN VALLEY II LLC	600 17TH ST STE 2400 DENVER, CO 80202-5424	ADJACENT TO FRMM WSE-O PLAN BUT WITHIN WSEO-17-001 DISTRICT
57	5717001002	RAY, BRYAN D AND BRITTANY D.	17885 HIGH PLAINS VW, FOUNTAIN, CO 80817-7014	ADJACENT TO FRMM WSE-O PLAN



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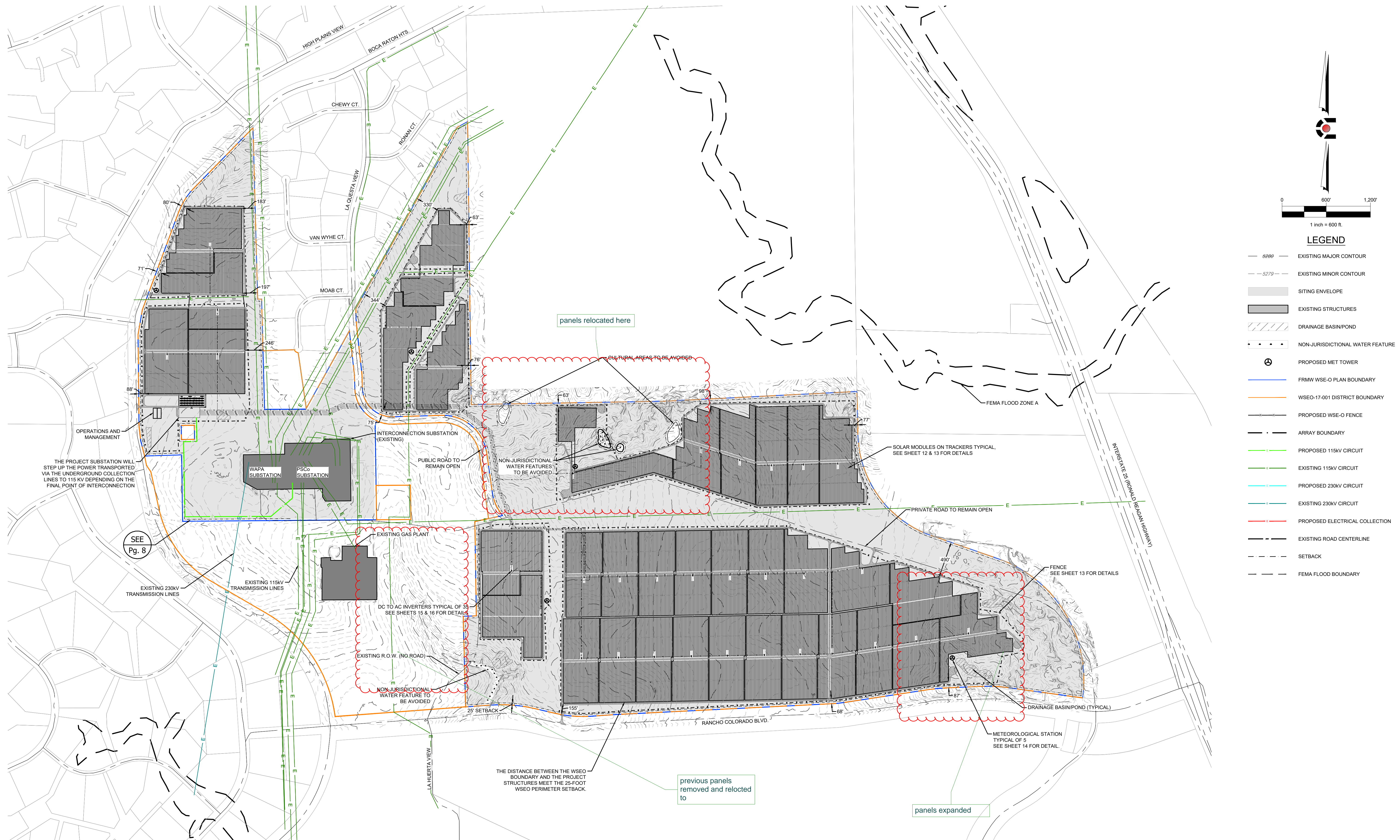
**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
ADJACENT PARCEL OVERLAY MAP

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB  
JOB NO. 19-177  
SHEET 6 OF 13

**PRELIMINARY - NOT FOR CONSTRUCTION**

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO



**LEGEND**

- 6000 --- EXISTING MAJOR CONTOUR
- 5279 --- EXISTING MINOR CONTOUR
- SITING ENVELOPE
- EXISTING STRUCTURES
- DRAINAGE BASIN/POND
- NON-JURISDICTIONAL WATER FEATURE
- PROPOSED MET TOWER
- FRMW WSE-O PLAN BOUNDARY
- WSEO-17-001 DISTRICT BOUNDARY
- PROPOSED WSE-O FENCE
- ARRAY BOUNDARY
- PROPOSED 115KV CIRCUIT
- EXISTING 115KV CIRCUIT
- PROPOSED 230KV CIRCUIT
- EXISTING 230KV CIRCUIT
- PROPOSED ELECTRICAL COLLECTION
- EXISTING ROAD CENTERLINE
- SETBACK
- FEMA FLOOD BOUNDARY

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1	FIRST SUBMITTAL	06/17/20	TP	

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
SITE LAYOUT

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177

SHEET  
7 OF 13

**PRELIMINARY - NOT FOR CONSTRUCTION**

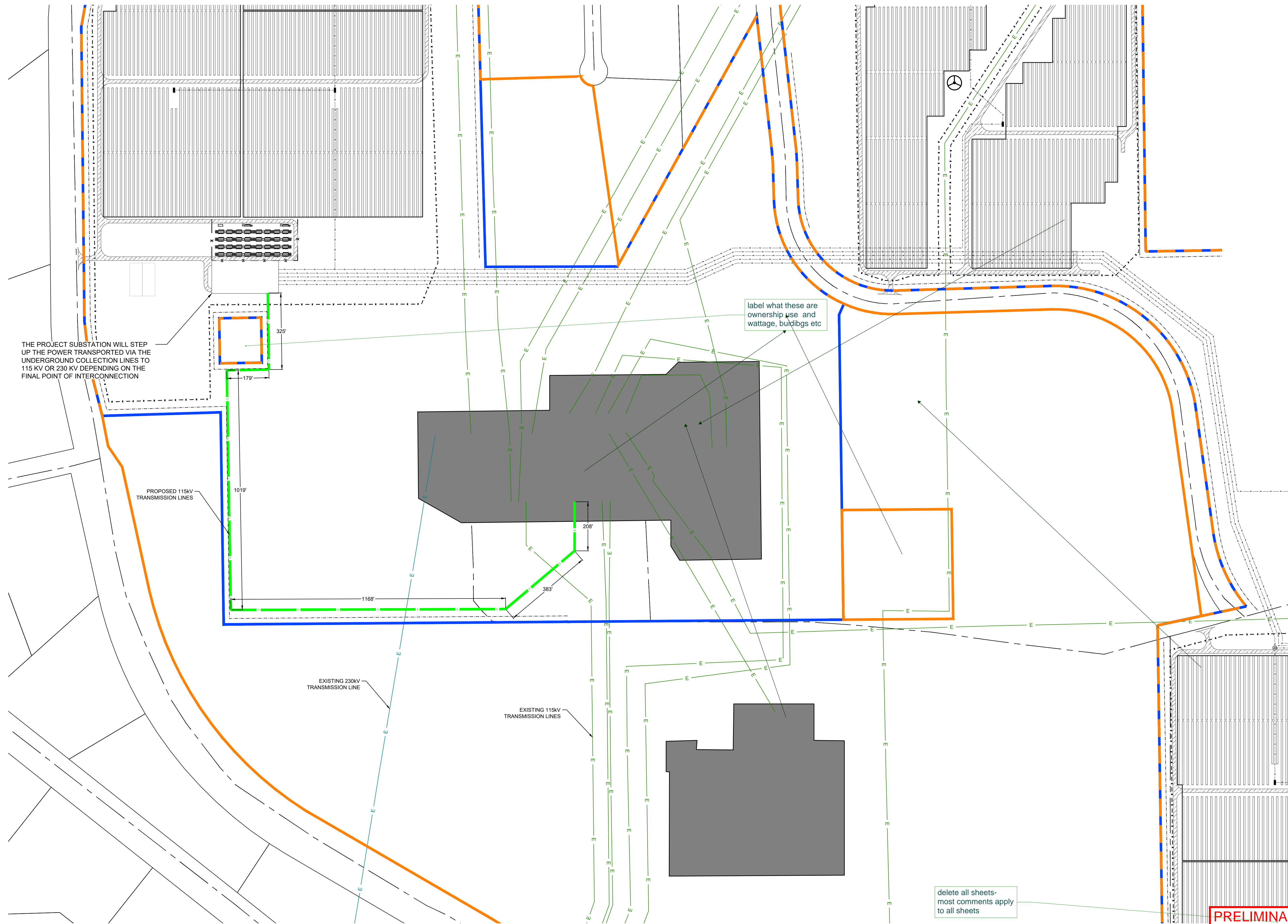
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# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001)

## FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

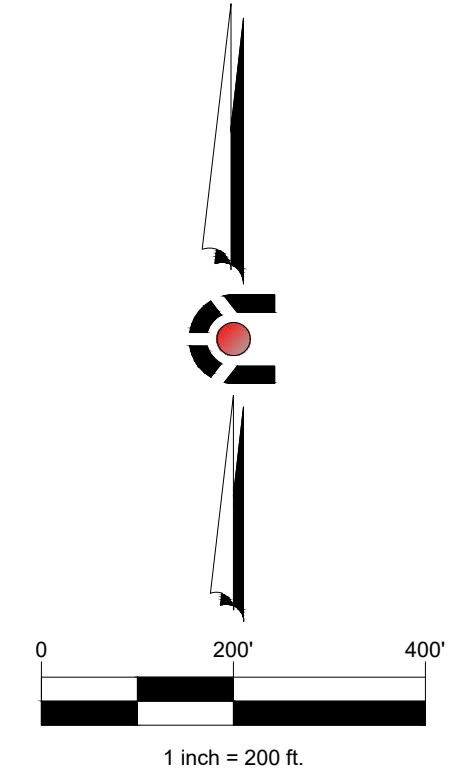
EL PASO COUNTY, COLORADO

20-1 Amendment



THE PROJECT SUBSTATION WILL STEP UP THE POWER TRANSPORTED VIA THE UNDERGROUND COLLECTION LINES TO 115 KV OR 230 KV DEPENDING ON THE FINAL POINT OF INTERCONNECTION

label what these are ownership use and wattage, buldbigs etc



### LEGEND

- 6999 --- EXISTING MAJOR CONTOUR
- 5279 --- EXISTING MINOR CONTOUR
- █ SITING ENVELOPE
- █ EXISTING STRUCTURES
- ▨ DRAINAGE BASIN/POND
- ⋯ NON-JURISDICTIONAL WATER FEATURE
- ⊕ PROPOSED MET TOWER
- FRMW WSE-O PLAN BOUNDARY — AMEND
- WSEO-17-001 DISTRICT BOUNDARY
- PROPOSED WSE-O FENCE
- ARRAY BOUNDARY
- PROPOSED 115KV CIRCUIT
- EXISTING 115KV CIRCUIT
- PROPOSED 230KV CIRCUIT
- EXISTING 230KV CIRCUIT
- PROPOSED ELECTRICAL COLLECTION
- EXISTING ROAD CENTERLINE
- SETBACK
- FEMA FLOOD BOUNDARY

these colors are way to similar to depict on a screen for hearing or through multiple color scans

wrong plan name and year file number WSEO -20-1

delete all sheets-most comments apply to all sheets

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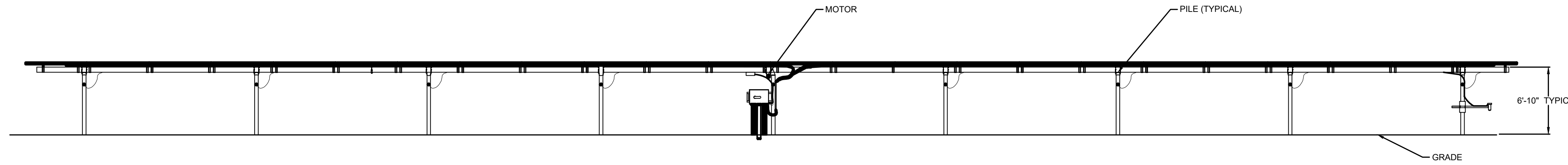
**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
INTERCONNECTION MAP

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB  
JOB NO. 19-177  
SHEET 8 OF 13

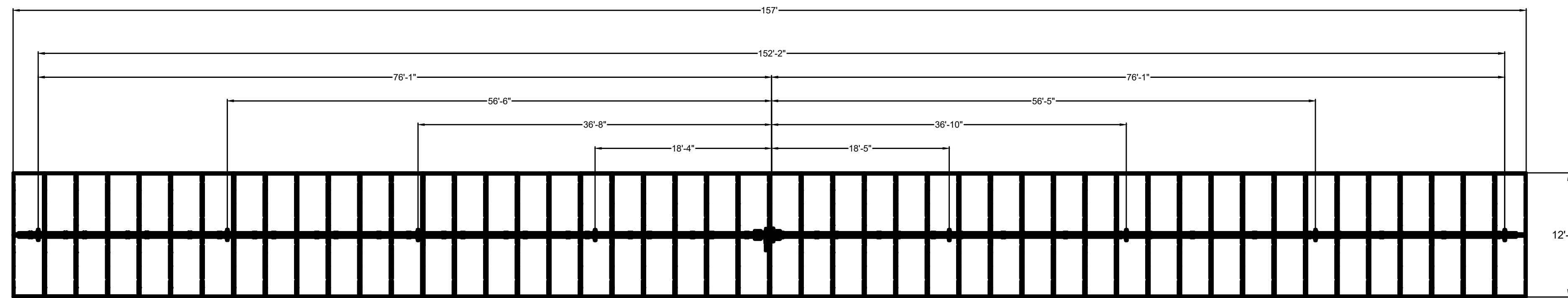


# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

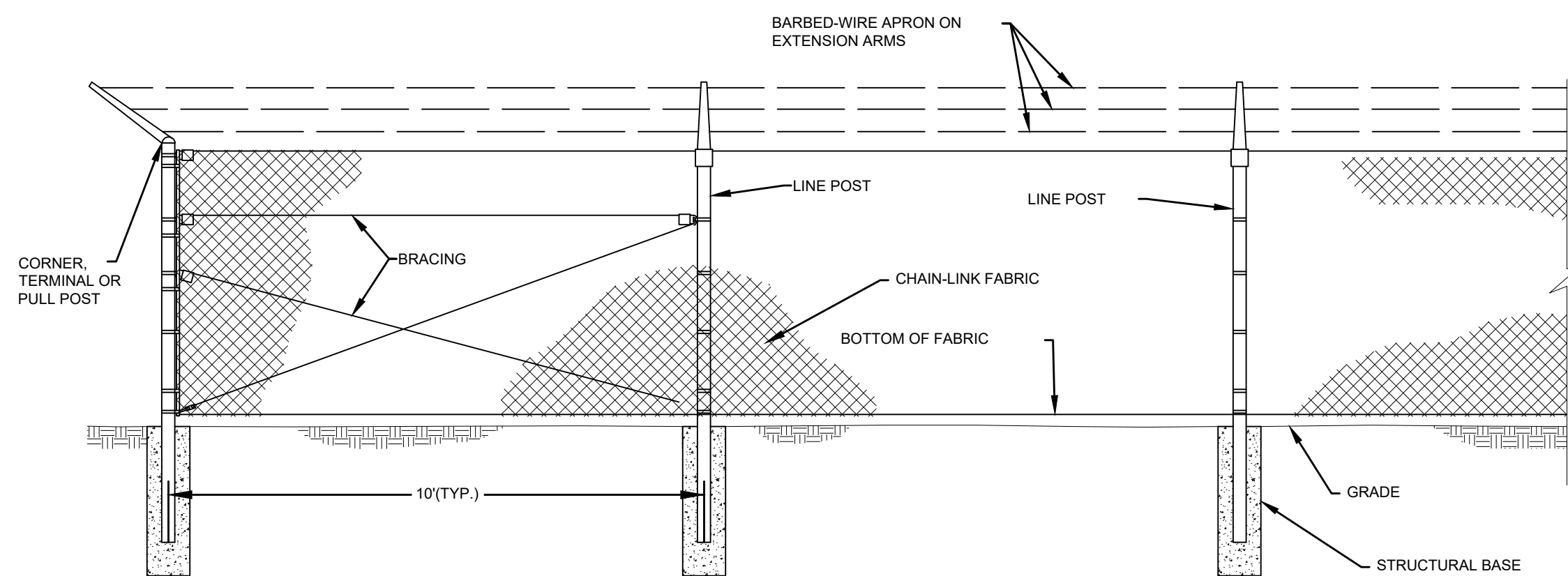


**1** TRACKER - ELEVATION VIEW  
NTS



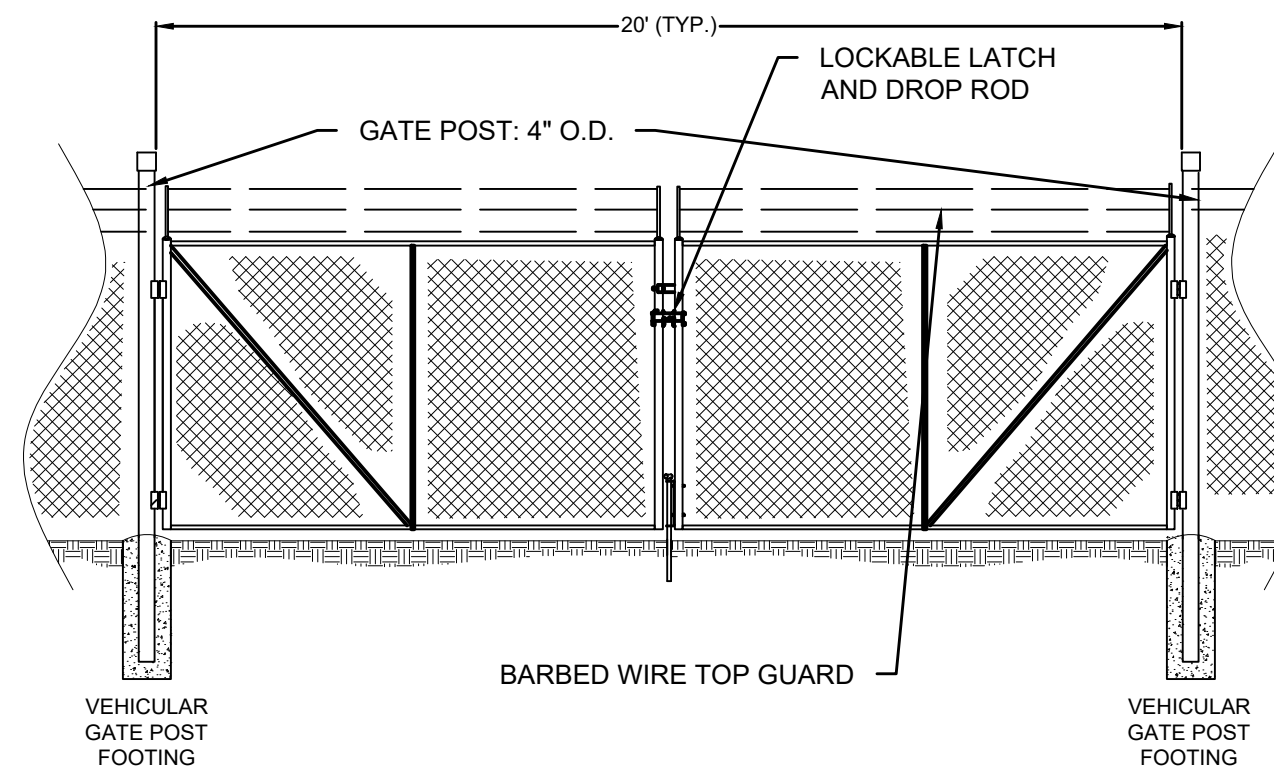
**2** TRACKER - PLAN VIEW  
NTS

- NOTES:**
- PIER DIMENSIONS SHOWN ARE FROM CENTER OF WEB TO CENTER OF WEB FOR FLANGE BEAMS.
  - MODULE SPACING MAY VARY SLIGHTLY DEPENDING ON MODULE TYPE.
  - PILE EMBEDMENT DEPTH VARIES BASED ON GEOTECHNICAL STUDY RESULTS AND STRUCTURAL DESIGN.
  - ACTUAL OPTIMAL DIMENSIONS MAY DEPEND ON SPECIFIC CONDITIONS OF THE SITE.



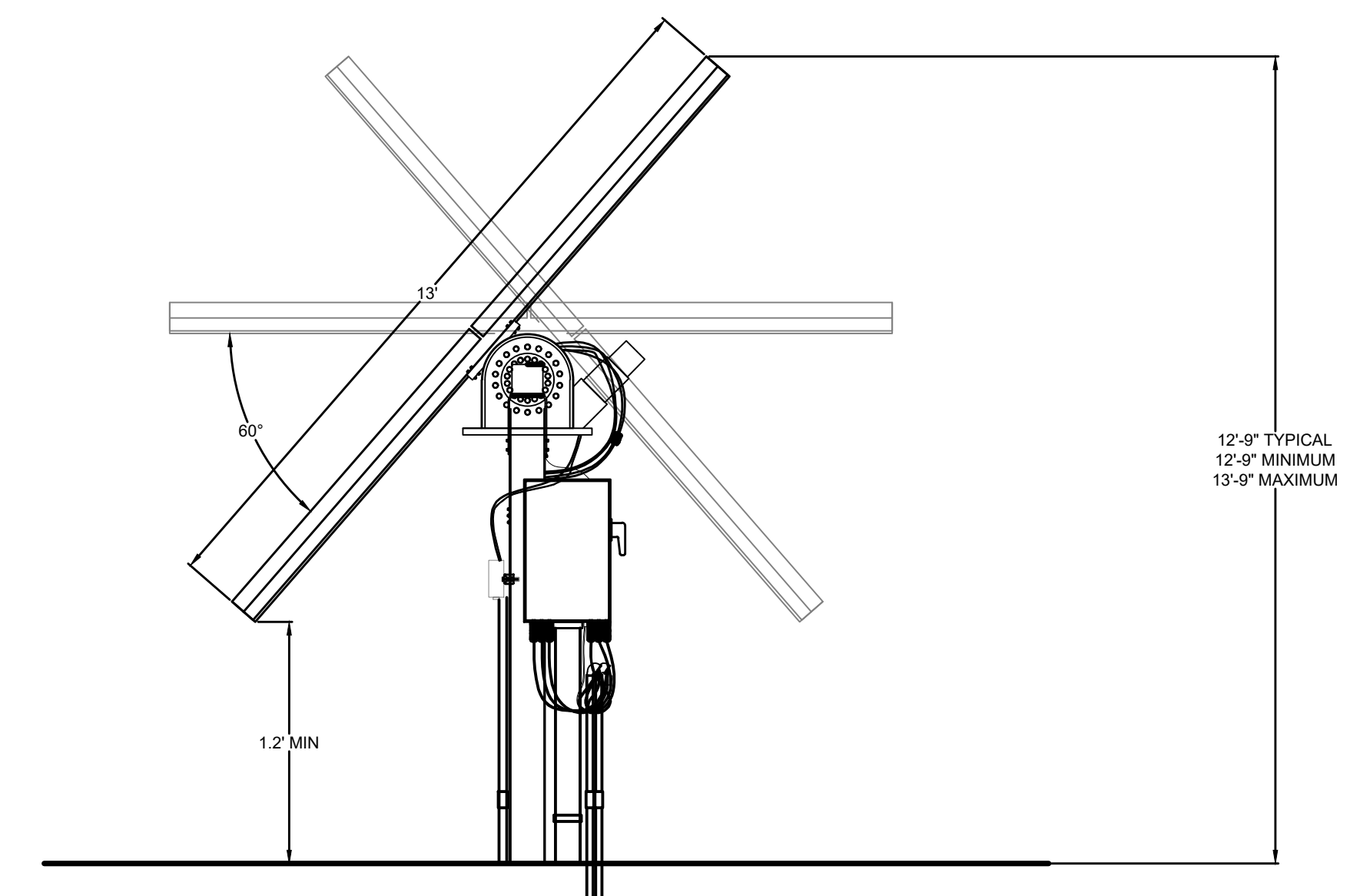
**3** CHAIN-LINK SECURITY FENCE  
NTS

- NOTES:**
- FENCE AND GATE DETAILS WILL BE PROVIDED IN THE SITE DEVELOPMENT PLAN
  - STRUCTURAL DESIGN TO BE PROVIDED BY FENCE SUPPLIER
  - DIMENSIONS AND INFORMATION SHOWN ABOVE ARE FOR REFERENCE ONLY. ACTUAL DIMENSIONS AND INFORMATION TO BE PROVIDED BY MANUFACTURER/SUPPLIER



**4** CHAIN-LINK SECURITY GATE  
NTS

- NOTES:**
- FENCE AND GATE DETAILS WILL BE PROVIDED IN THE SITE DEVELOPMENT PLAN
  - STRUCTURAL DESIGN TO BE PROVIDED BY FENCE SUPPLIER
  - DIMENSIONS AND INFORMATION SHOWN ABOVE ARE FOR REFERENCE ONLY. ACTUAL DIMENSIONS AND INFORMATION TO BE PROVIDED BY MANUFACTURER/SUPPLIER



**5** PANEL PROFILE  
NTS

CIVIL ENGINEERING  
DEVELOPMENT CONSULTING  
NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
303.703.4444  
1950 W. Litchton Blvd., Ste. 109  
Litchton, CO 80120



CALL BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITY LINES.  
CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LINES SHOWN ON THIS DRAWING. BEING LOCATED FOR THE BEST OF THE INFORMATION TO BE PROVIDED. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20	TP	

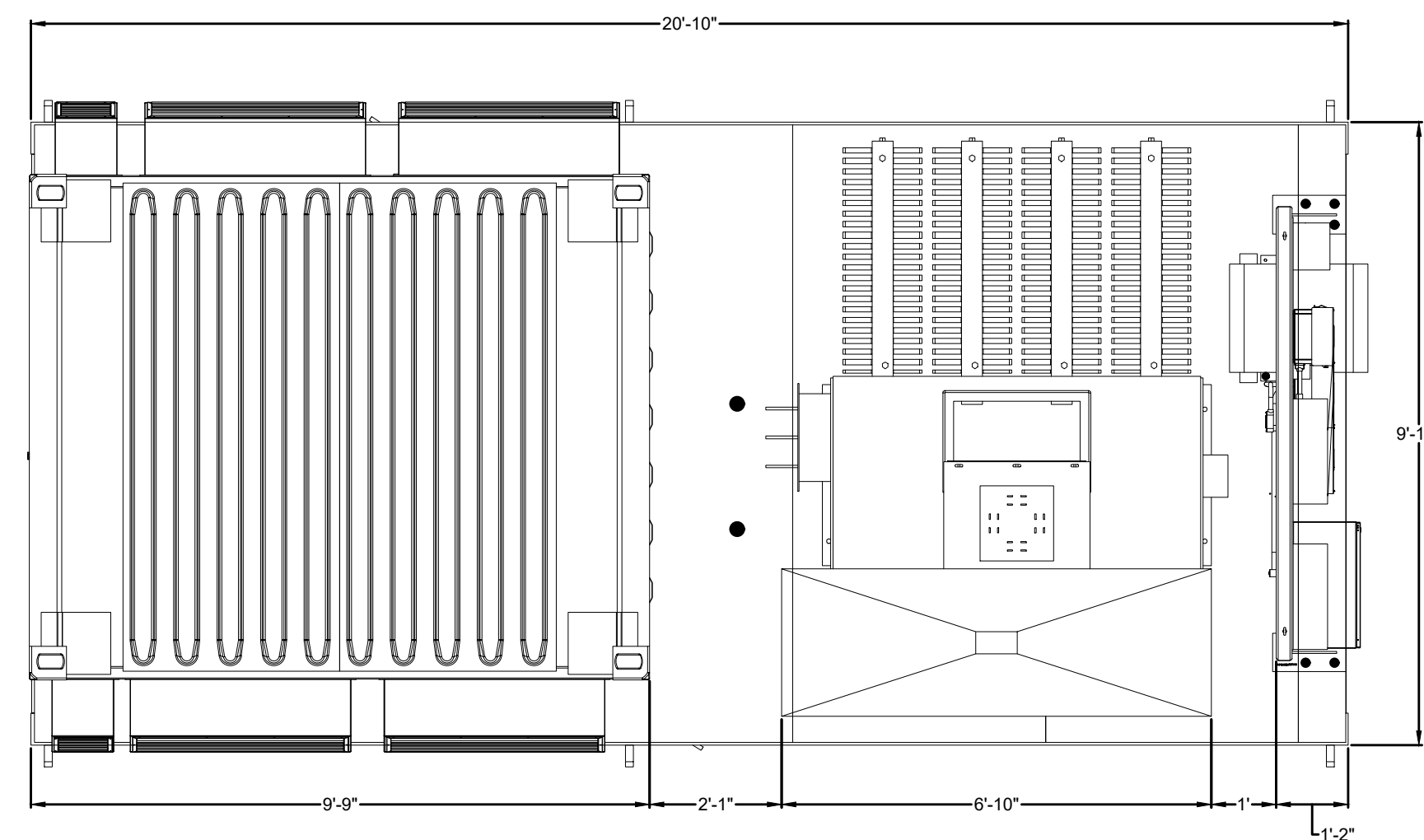
**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
DETAILS (1 OF 5)

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

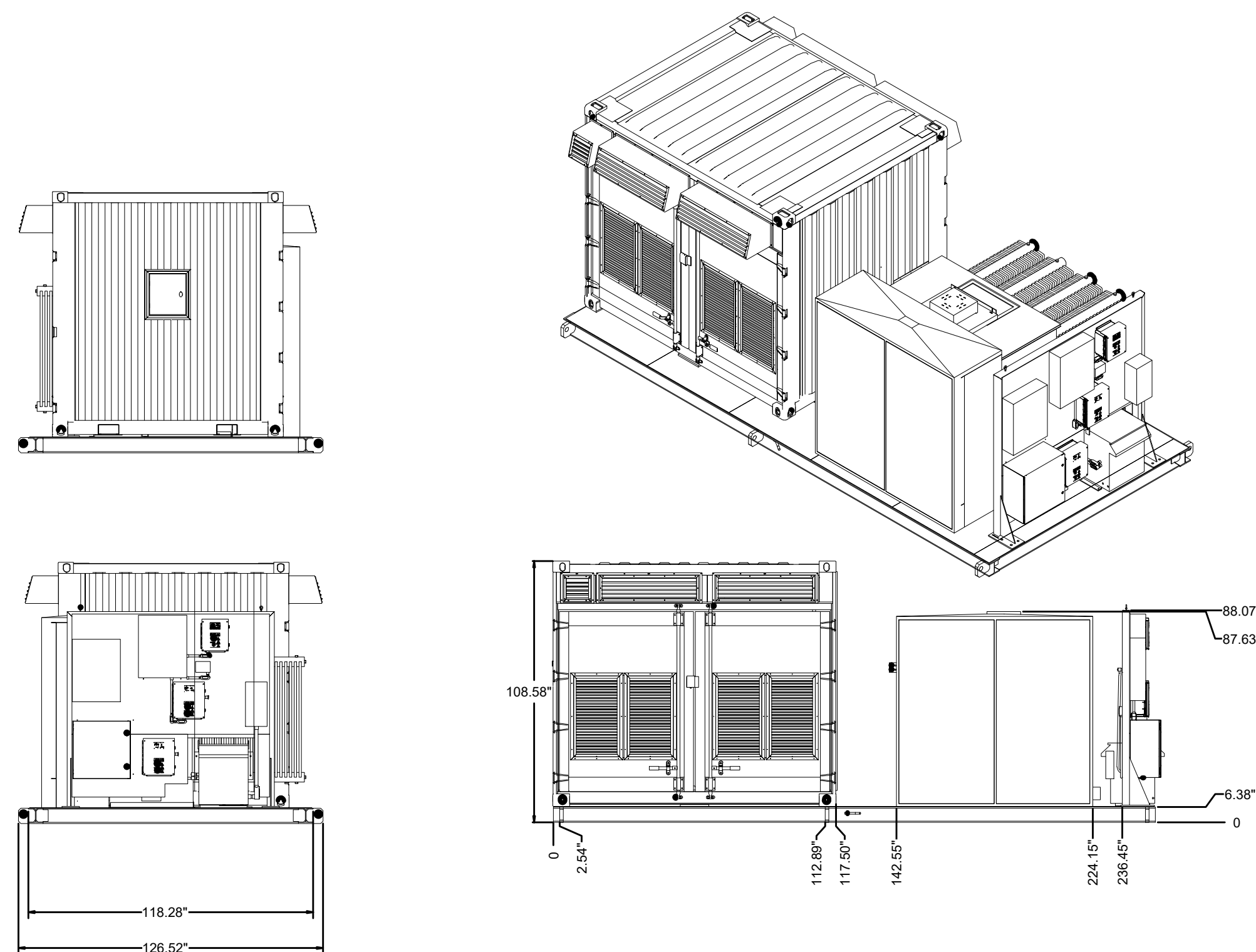
JOB NO.  
19-177  
SHEET  
9 OF 13

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

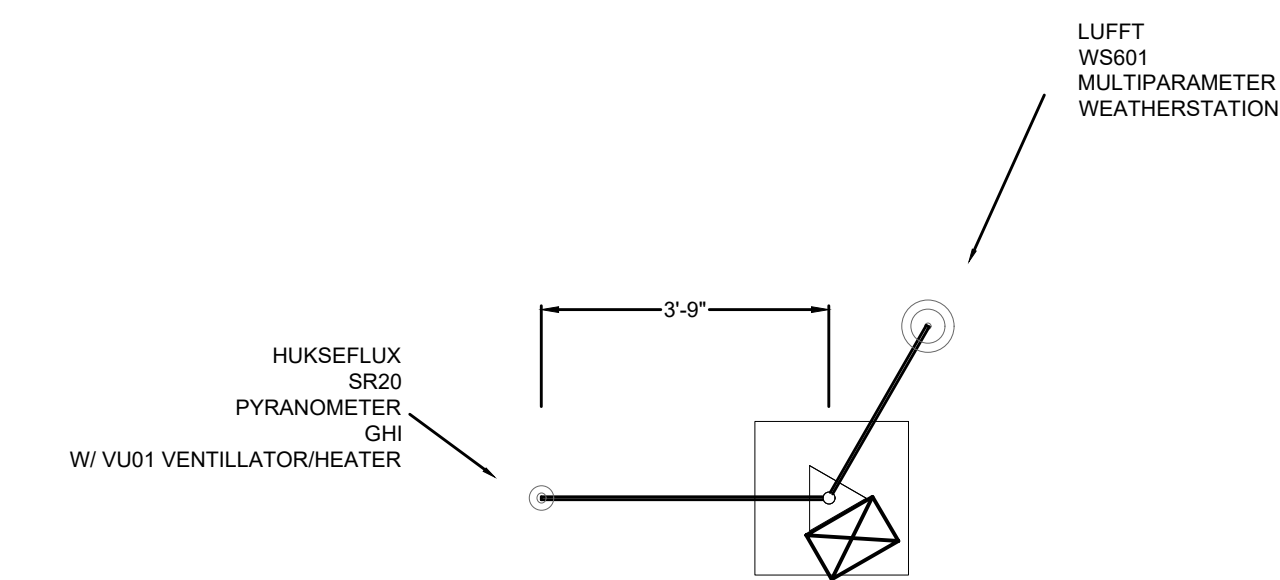
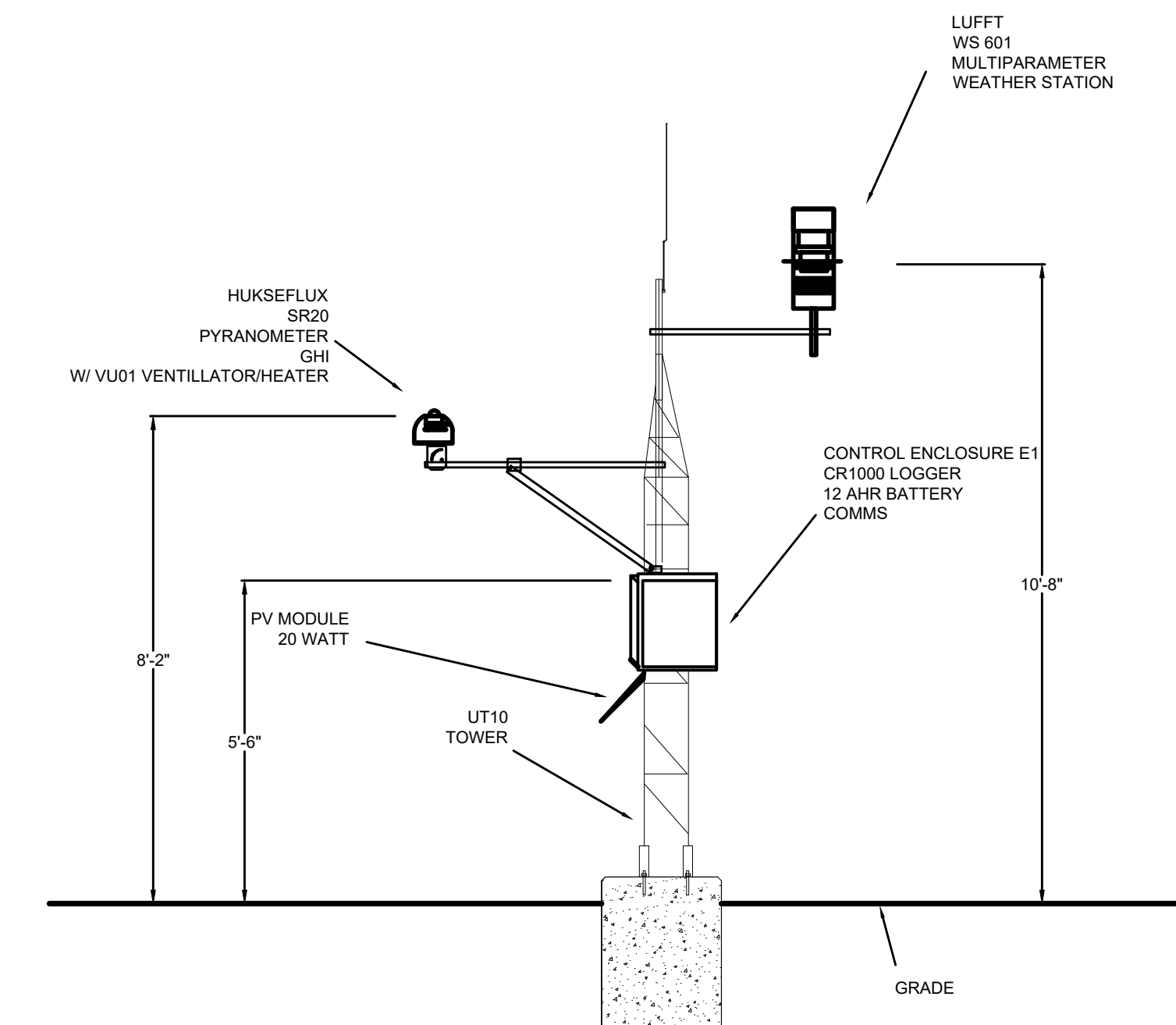
EL PASO COUNTY, COLORADO



**1** TRANSFORMER AND INVERTER LAYOUT  
NTS



**2** TRANSFORMER AND INVERTER PROFILE  
NTS



**3** MET STATION DETAIL  
NTS

© 10/2020 10:09 AM: X:\19-177 FRANK SOLAR- EARLY ASSISTANCE\CD\CD\PLANS\FILING 1\DETAILS.DWG

CIVIL ENGINEERING  
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NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
303.703.4444  
1950 W. Littleton Blvd., Ste. 109  
Littleton, CO 80120



CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU  
DIG, GRADE, OR EXCAVATE FOR THE MARKING OF  
UNDERGROUND UTILITY LINES.  
CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY  
LINES. THE BEST COPY OF THE INFORMATION TO BE OBTAINED  
FOR THE BEST COPY OF THE INFORMATION TO BE OBTAINED  
THE LOCATION OF ALL UTILITIES PRIOR TO THE  
CONSTRUCTION OF ANY CONSTRUCTION ACTIVITIES.

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20	TP	

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
DETAILS (2 OF 5)

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
10 OF 13

PRELIMINARY - NOT FOR CONSTRUCTION

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

CIVIL ENGINEERING  
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NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
303.703.4444  
1950 W. Littleton Blvd., Ste. 109  
Littleton, CO 80120



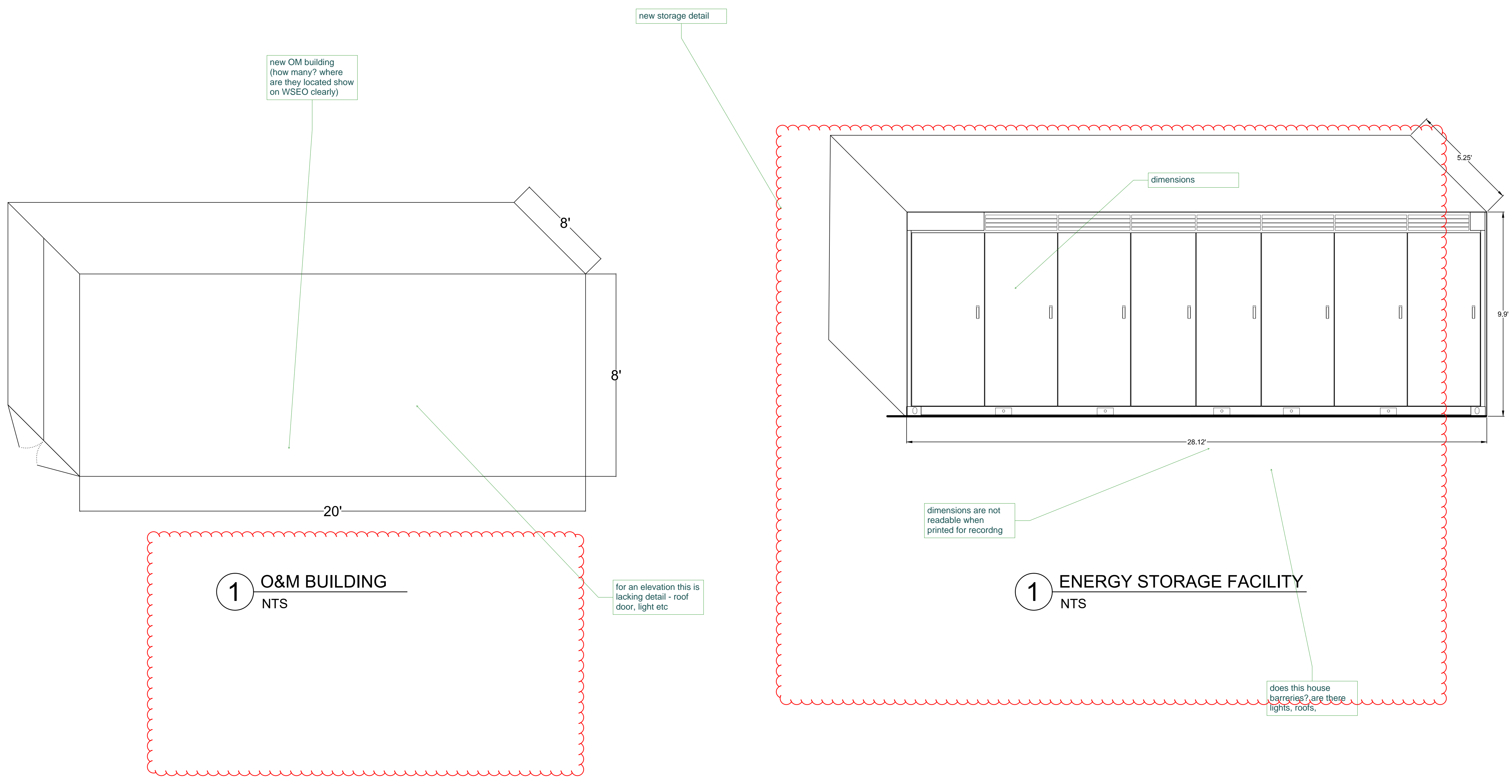
CALL BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITY LINES.  
CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LINES SHOWN ON THIS DRAWING HAVE BEEN LOCATED FOR THE BEST OF THE INFORMATION TO BE SHOWN. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.  
811

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20	TP	

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
DETAILS (3 OF 5)

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
11 OF 13



**1** O&M BUILDING  
NTS

**1** ENERGY STORAGE FACILITY  
NTS

**PRELIMINARY - NOT FOR CONSTRUCTION**

© 19/2020 2:09 AM - X119-177 FRONT SOLAR - EARLY ASSISTANCE CIVIL/PLANS/PLANS/PLANS/DETAILS.DWG.

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

PRELIMINARY - NOT FOR CONSTRUCTION

EL PASO COUNTY, COLORADO

CIVIL ENGINEERING  
DEVELOPMENT CONSULTING  
NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
303.703.4444  
1950 W. Litchfield Blvd., Ste. 109  
Littleton, CO 80120



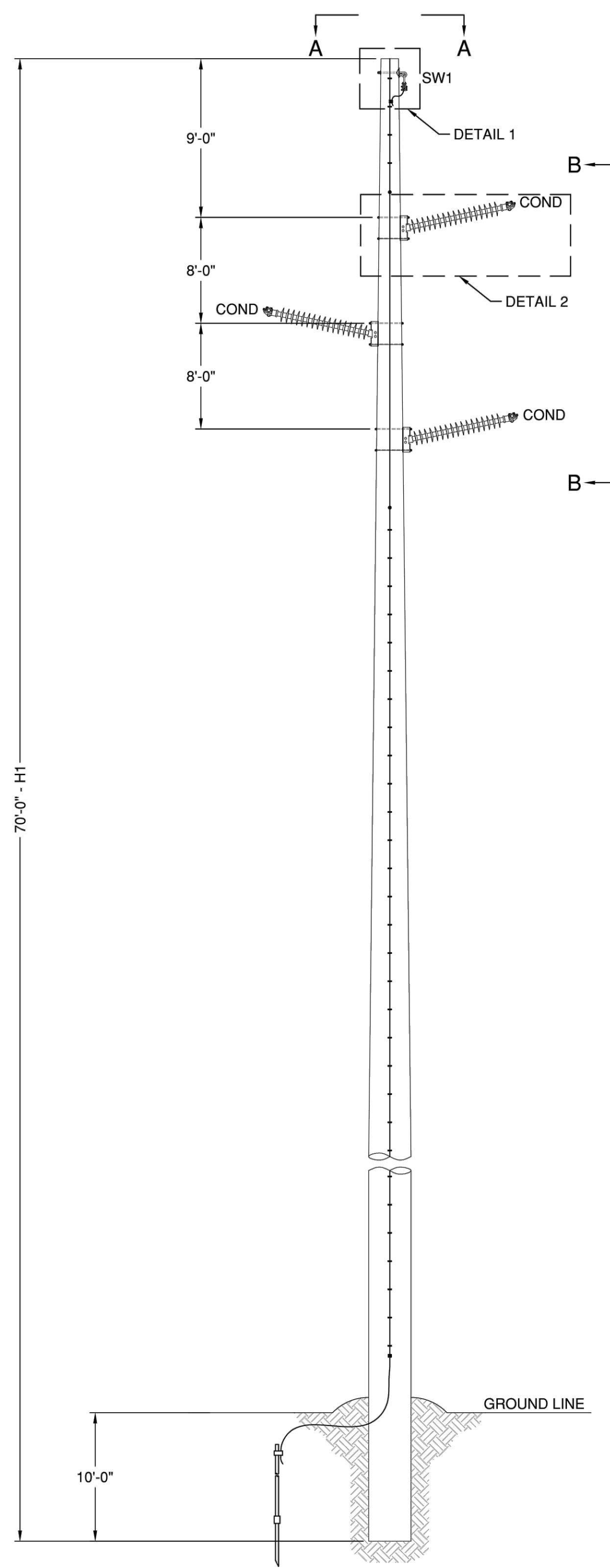
CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITY LINES.  
CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LINES SHOWN ON THIS DRAWING HAVE BEEN LOCATED FOR THE BEST PART OF THE INFORMATION TO BE OBTAINED. THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20	TP	

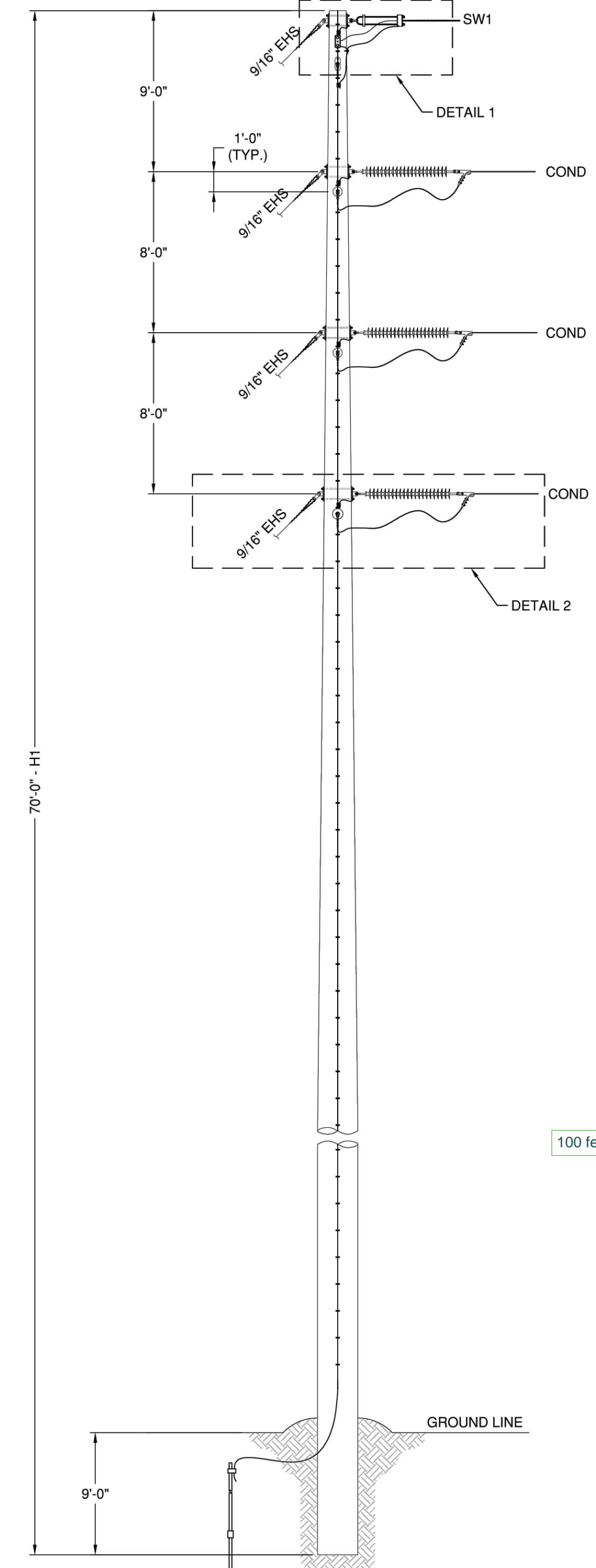
**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
DETAILS (4 OF 5)

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
12 OF 13

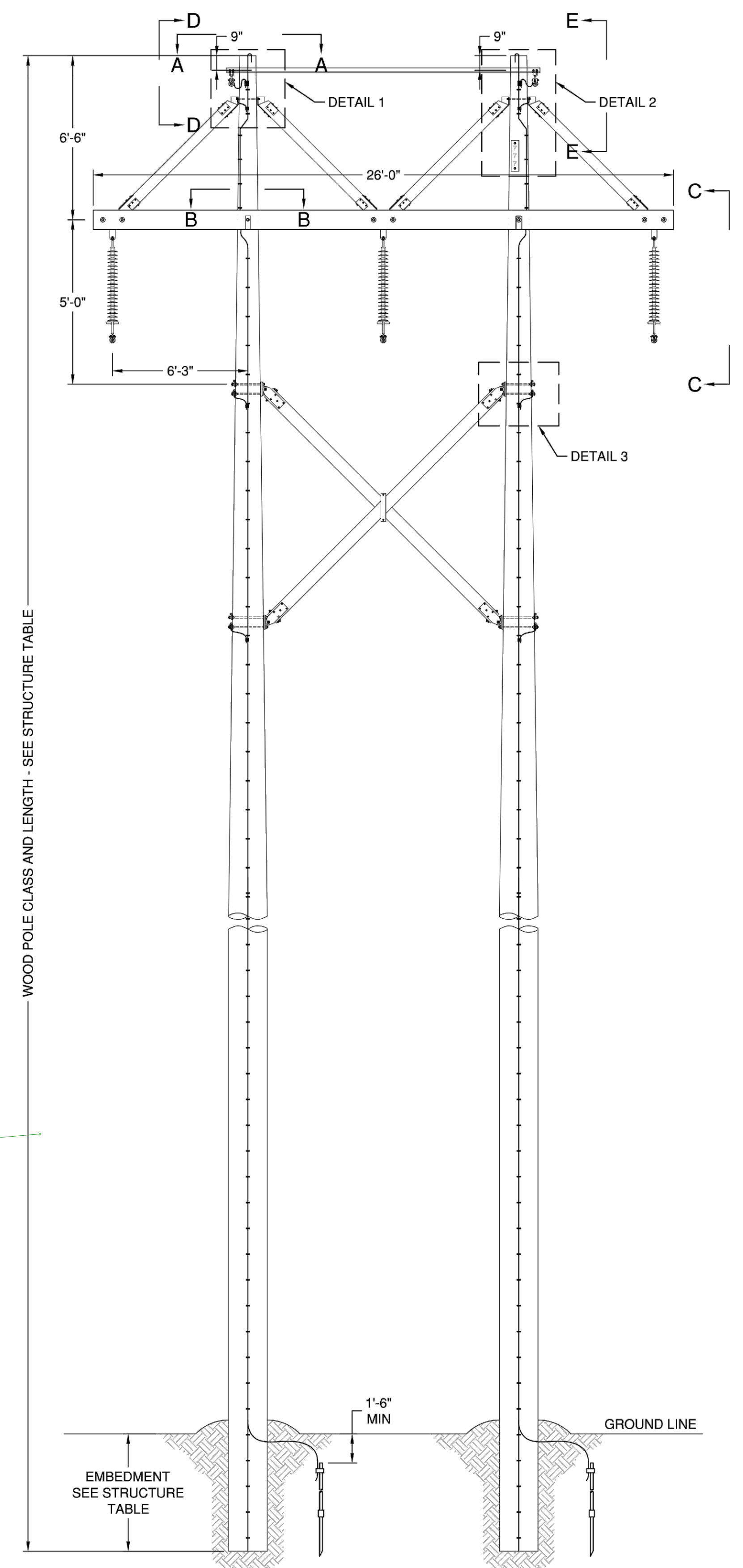


**TRANSMISSION LINE POLE ELEVATION**  
SCALE: N.T.S.  
LOOKING AHEAD



**TRANSMISSION LINE POLE ELEVATION**  
SCALE: N.T.S.

100 feet?



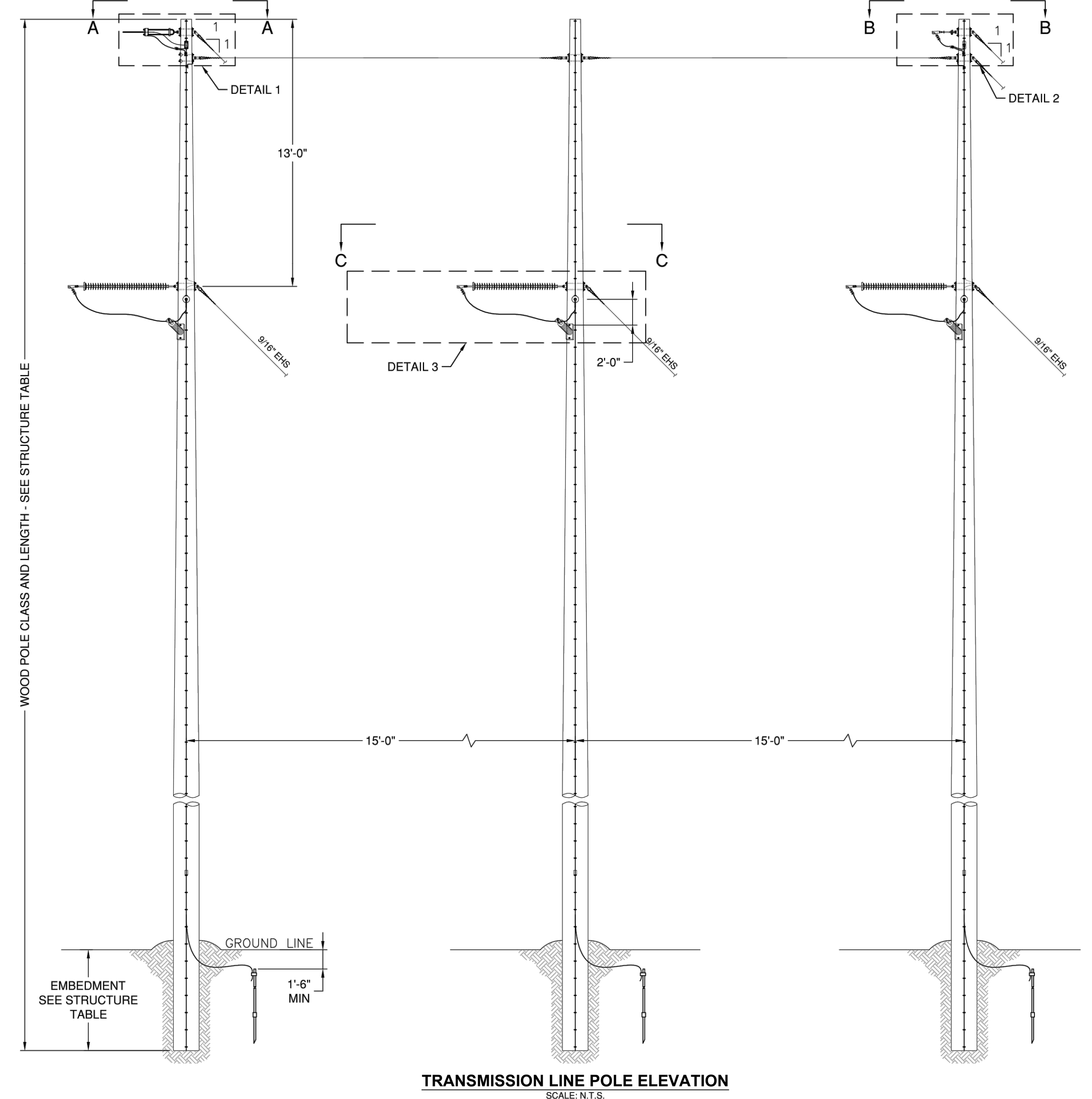
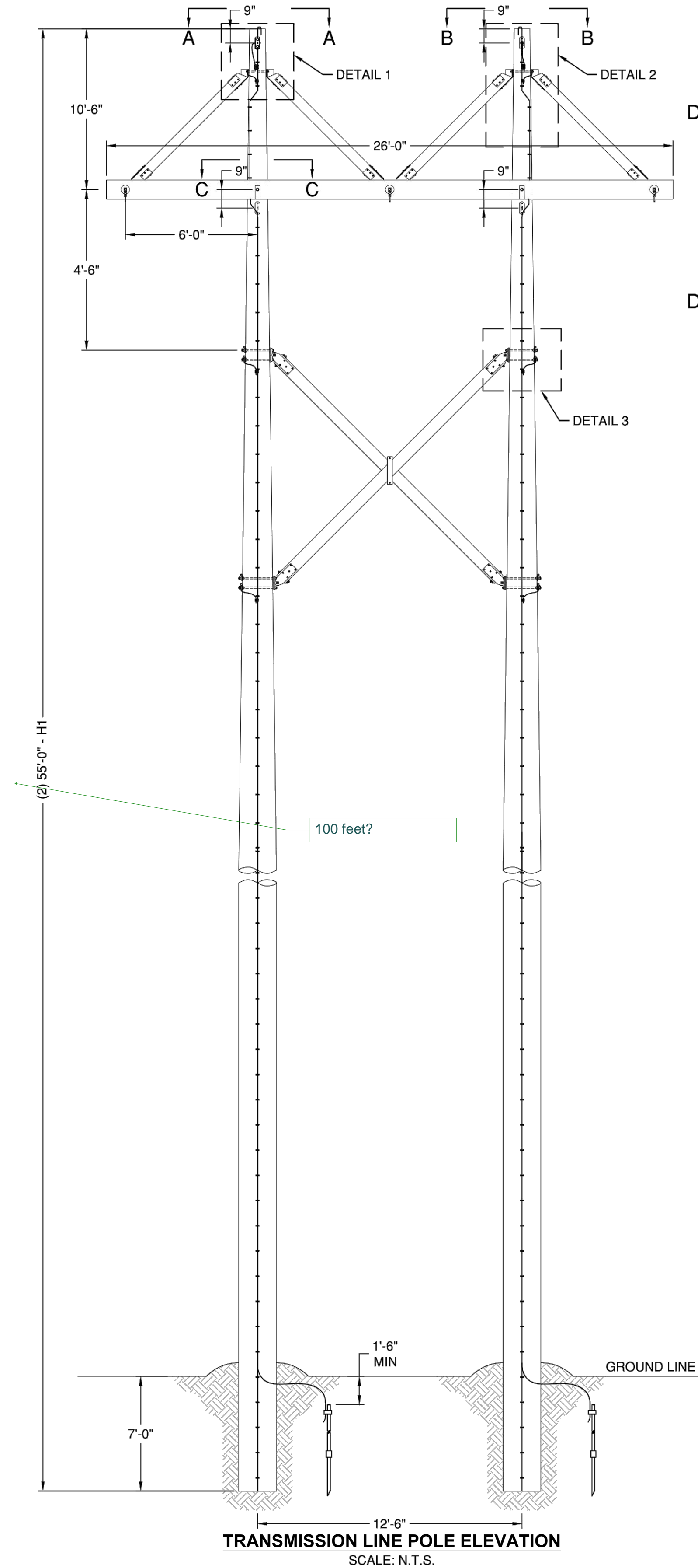
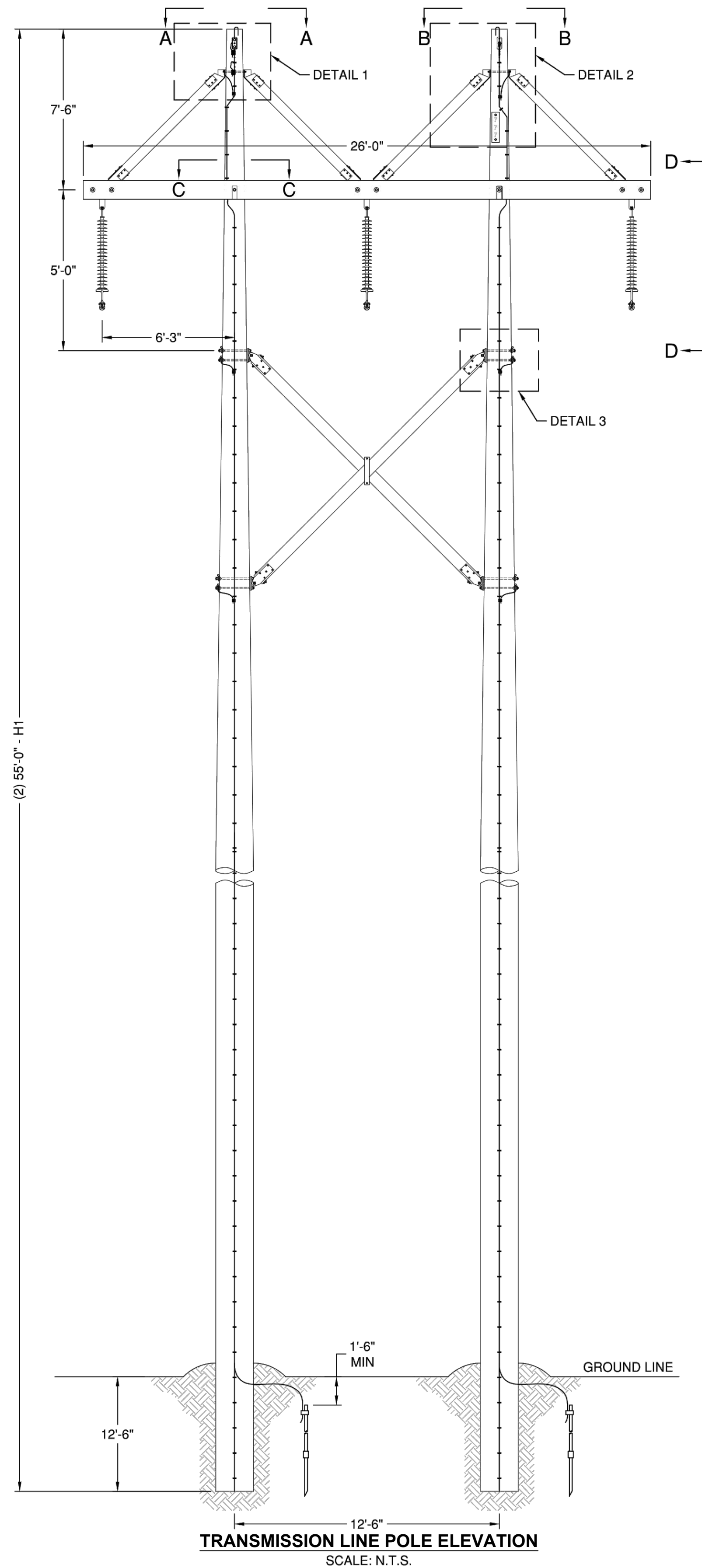
**TRANSMISSION LINE POLE ELEVATION**  
SCALE: N.T.S.

© 19/2020 2:09 AM, X:119-177 FRONT SOLAR - EARLY ASSISTANCE CIVIL PLANNING - 1 DETAILS.DWG

# WIND/SOLAR ENERGY GENERATION OVERLAY (WSE-O) PLAN (WSEO-17-001) FOR THE FRONT RANGE-MIDWAY SOLAR PROJECT

EL PASO COUNTY, COLORADO

PRELIMINARY - NOT FOR CONSTRUCTION



© 10/2020 10 AM, X119-177 FRANK SOLAR, EARLY ASSISTANCE CIVIL/CAD/PLANS/FILING 1/DETAILS.DWG.

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DEVELOPMENT CONSULTING  
NATURAL RESOURCES CONSULTING  
LAND SURVEYING  
303.703.4444  
1950 W. Litchford Blvd., Ste. 109  
Littleton, CO 80120



CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITY LINES.  
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#	REVISION DESCRIPTION	DATE	BY	TP
1	FIRST SUBMITTAL	06/17/20	TP	

**WSE-O PLAN (WSEO-17-001)**  
EL PASO COUNTY, COLORADO  
FRONT RANGE-MIDWAY SOLAR PROJECT  
DETAILS (5 OF 5)

DESIGNED BY: TP  
DRAWN BY: TP  
CHECKED BY: DB

JOB NO.  
19-177  
SHEET  
13 OF 13

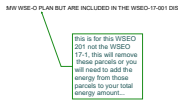
# CD V\_1 attachement 2 REDLINES wseo REALLY.pdf Markup Summary 7-29-2020

dsdparsons (62)



**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:45:38 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

coorrect to match the VR it should be recordingnext week



**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:46:47 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

this is for this WSEO 201 not the WSEO 17-1, this will remove these parcels or you will need to add the energy from those parcels to your total energy amount...

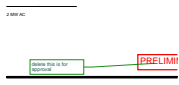


**Subject:** Arrow  
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**Author:** dsdparsons  
**Date:** 7/29/2020 10:47:13 AM  
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**Layer:**  
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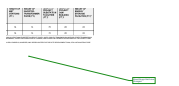
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**Author:** dsdparsons  
**Date:** 7/29/2020 10:48:10 AM  
**Status:**  
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**Layer:**  
**Space:**

is this including the existing parcels that are to no longer have the WSEO overlay? or are you proposing to add additional overlay area and continue to keep the Fountain Valley PARcels? Very confusing here and in the LOI.



**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:48:27 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

delete this is for approval



**Subject:** Callout  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:48:53 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

cloud things that have chnaged



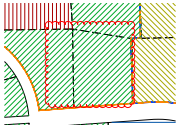
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**Page Label:** [1] 3 LEGAL DESCRIPTION  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:49:44 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

legal description total to be completed by a surveyor; this will change after the recording of the VR



SE0.17.0011

**Subject:** Cloud  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:50:55 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

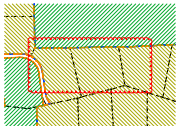


**Subject:** Cloud  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:51:07 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**



**Subject:** Text Box  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:51:33 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

REMOVED FROM WSEO SITING and LEGAL



**Subject:** Cloud  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:51:41 AM  
**Status:**  
**Color:** ■  
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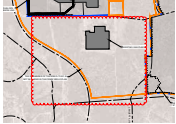
**Subject:** Text Box  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:52:02 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

added siting envelopes in this area



**Subject:** Callout  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:52:23 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

cloud areas that have been removed and label;  
 cloud areas that have been added and labeled. Be more accurate than my sample since i am not sure what your proposing

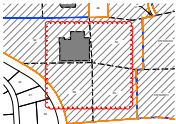


**Subject:** Cloud  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:53:39 AM  
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**Space:**

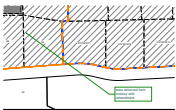


**Subject:** Callout  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:54:21 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

acreage X removed from amendment

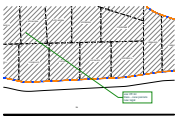


**Subject:** Cloud  
**Page Label:** [1] 6 ADJACENT PARCEL OVERLAY MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:55:09 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**



**Subject:** Callout  
**Page Label:** [1] 6 ADJACENT PARCEL OVERLAY MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:55:41 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

area removed from overlay with amendment



**Subject:** Callout  
**Page Label:** [1] 6 ADJACENT PARCEL OVERLAY MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:56:04 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

use VR lot lines....new parcels new legal





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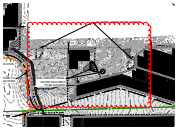
**Subject:** Cloud  
**Page Label:** [1] 7 SITE LAYOUT  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:56:17 AM  
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**Layer:**  
**Space:**



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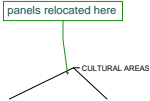
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**Author:** dsdparsons  
**Date:** 7/29/2020 10:56:33 AM  
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**Layer:**  
**Space:**

previous panels removed and relocated to



---

**Subject:** Cloud  
**Page Label:** [1] 7 SITE LAYOUT  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:56:35 AM  
**Status:**  
**Color:** ■  
**Layer:**  
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**Subject:** Callout  
**Page Label:** [1] 7 SITE LAYOUT  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:56:46 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

panels relocated here



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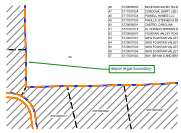
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**Author:** dsdparsons  
**Date:** 7/29/2020 10:57:01 AM  
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**Layer:**  
**Space:**

panels expanded



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**Subject:** Cloud  
**Page Label:** [1] 7 SITE LAYOUT  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:57:03 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**



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**Subject:** Callout  
**Page Label:** [1] 6 ADJACENT PARCEL OVERLAY MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:57:29 AM  
**Status:**  
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**Layer:**  
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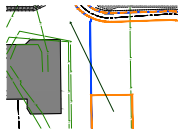
depict legal boundary



---

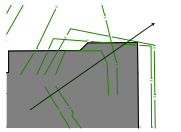
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**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:58:45 AM  
**Status:**  
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**Layer:**  
**Space:**

label what these are ownership use and wattage, buidibgs etc



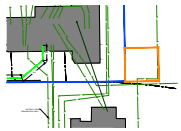
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**Subject:** Arrow  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:58:58 AM  
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**Color:** ■  
**Layer:**  
**Space:**



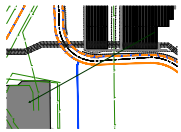
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**Subject:** Arrow  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:59:01 AM  
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**Layer:**  
**Space:**



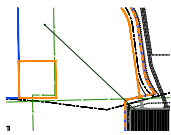
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**Subject:** Arrow  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:59:05 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

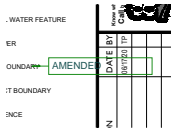


---

**Subject:** Arrow  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:59:08 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

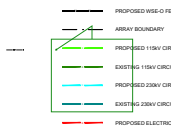


**Subject:** Arrow  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:59:11 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

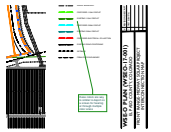


**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 10:59:32 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

AMENDED

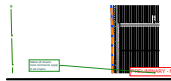


**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:00:01 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**



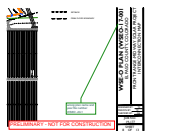
**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:01:03 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

these colors are way to similar to depict on a screen for hearing or through multiple color scans



**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:01:35 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

delete all sheets- most comments apply to all sheets

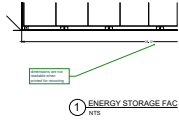


**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:02:06 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

wrong plan name and year file number WSE0 -20-1

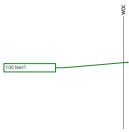
**Subject:** Callout  
**Page Label:** [1] 8 INTERCONNECTION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:02:32 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

20-1 Amendment



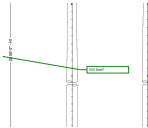
**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:03:13 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

dimensions are not readable when printed for recording



**Subject:** Callout  
**Page Label:** [1] 12 DETAILS (4 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:03:42 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

100 feet?



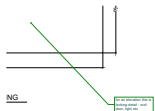
**Subject:** Callout  
**Page Label:** [1] 13 DETAILS (5 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:04:07 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

100 feet?



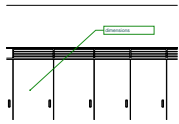
**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:05:08 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

does this house have barriers? are there lights, roofs,



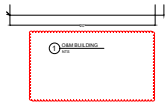
**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:05:22 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

for an elevation this is lacking detail - roof door, light etc

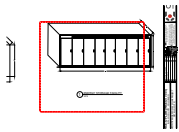


**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:05:29 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

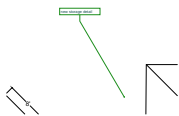
dimensions



**Subject:** Cloud  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:06:24 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

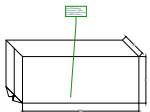


**Subject:** Cloud  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:06:31 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**



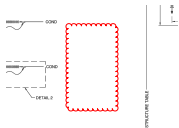
**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:06:42 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

new storage detail



**Subject:** Callout  
**Page Label:** [1] 11 DETAILS (3 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:07:03 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

new OM building (how many? where are they located show on WSEO clearly)



**Subject:** Cloud  
**Page Label:** [1] 12 DETAILS (4 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:07:22 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

height changes

**Subject:** Text Box  
**Page Label:** [1] 12 DETAILS (4 OF 5)  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:07:33 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

height changes

WSEO-1 PLAN (WSEO-1 PROJECT)

WSEO-1

**Subject:** Callout  
**Page Label:** [1] 4 WSEO BOUNDARY WITH ZONING OVERLAY  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:08:00 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

AMendED

WARNING: This is a placeholder for the actual WSEO-1 Plan. All details, notes and other information will be added here.

FOR PLAN WSEO-1/1  
EL PASO COUNTY, COLORADO  
MOUNTAIN VIEW TOWNSHIP  
RANGE-MIDWAY SECTION  
PROPOSED SOLAR GENERATION MAP

**Subject:** Callout  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:10:17 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

wrong file name this is the old WSEO FIX all sheets. label what sheet is...

WSEO-1 PLAN (WSEO-1 PROJECT)

WSEO-1

**Subject:** Callout  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:10:39 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

AMENDMENT

WSEO-1/1

wse0\_-20-1

**Subject:** Callout  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:10:53 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

wse0\_-20-1

GENERATION OVERLAY (MOUNTAIN VIEW TOWNSHIP RANGE-MIDWAY SECTION)  
EL PASO COUNTY, COLORADO



**Subject:** Callout  
**Page Label:** [1] 5 PROPOSED SOLAR GENERATION MAP  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:11:06 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

SECTION TOWN SHIP RANGE

NO.	REVISION	DATE	BY	CHKD BY
1	ISSUED FOR PERMITTING	07/29/20	DS	DS
2	ISSUED FOR PERMITTING	07/29/20	DS	DS

**Subject:** Cloud  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:11:55 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

NO.	REVISION	DATE	BY	CHKD BY
1	ISSUED FOR PERMITTING	07/29/20	DS	DS
2	ISSUED FOR PERMITTING	07/29/20	DS	DS

**Subject:** Cloud  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:11:59 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

NO.	REVISION	DATE	BY	CHKD BY
1	ISSUED FOR PERMITTING	07/29/20	DS	DS
2	ISSUED FOR PERMITTING	07/29/20	DS	DS

**Subject:** Cloud  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:12:02 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

FC

WE NEED TO AMEND THE 2017 WSEO TO REMOVE THE PREVIOUS LOCATION SO THAT POWER IS NOT INCLUDED

FIG OF 100.2 MISC THAT WILL BE INTERCONNECTED BY 18 SITES ON APPROXIMATELY 1.170 ACRES OF LAND. THIS

**Subject:** Callout  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:13:06 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

WE NEED TO AMEND THE 2017 WSEO TO REMOVE THE PREVIOUS LOCATION SO THAT POWER IS NOT INCLUDED

AS APPROVED GRAPHIC AND AS AMENDED WOULD BE VERY HELPFUL MUCH LIKE A VACATION REPLAY

FIG. 2 MISC

DESIGNED DESIGN FOR THE PERMITTING

PREPARED BY MANISH PATEL, INC 2 SPRING HAVEN, MARYLAND, AND TEXAS

OCCLUDES MANUAL SECTION

**Subject:** Callout  
**Page Label:** [1] 2 NOTES  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:13:29 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

AS APPROVED GRAPHIC AND AS AMENDED WOULD BE VERY HELPFUL MUCH LIKE A VACATION REPLAY

AR ENERGY GENERA FOR THE FRONT

COMMENTS APPLY TO MOST PAGES THROUGH OUT DOCUMENT

PREPARED BY MANISH PATEL, INC 2 SPRING HAVEN, MARYLAND, AND TEXAS

**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:13:54 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

COMMENTS APPLY TO MOST PAGES THROUGH OUT DOCUMENT

T RANGE-MIDWAY SOLAR PROJECT, LLC  
NEO 8310 RANCHO COLORADO BOULEVARD  
TAN, CO 81068

AL FRMW WSE-O PLAN:

PROPOSED USE: REMOVED x ACRES  
FROM wseo 17 1

PROPOSED FRMW PROJECT LOCATED WITHIN THE  
2 ENVIRONMENT IDENTIFIED IN ATTACHMENT 2, PSDJ  
FORING DEVICES, ACCESSORY USES INCLUDE COL  
P LINES), AN OPERATIONS AND MAINTENANCE PM.

**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:14:49 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

REMOVED x ACRES FROM wseo 17 1

717007006, 5717007019

CLAR PROJECT, LLC  
COLORADO BOULEVARD  
E-O PLAN: AMENDMENT

**Subject:** Callout  
**Page Label:** [1] 1 COVER SHEET  
**Author:** dsdparsons  
**Date:** 7/29/2020 11:14:57 AM  
**Status:**  
**Color:** ■  
**Layer:**  
**Space:**

AMENDMENT