



NORTH SIDE ENERGY CENTER

Case No. 17-F-0598

1001.3 Exhibit 3

Location of Facilities

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Figure 3-1. Project Component Locations

Exhibit 3: Location of Facilities

This Exhibit will track the requirements of Stipulation 3, dated February 10, 2021, and therefore, the requirements of 16 New York Codes, Rules, and Regulations (NYCRR) § 1001.3. This Exhibit contains maps, drawings, and explanations showing the proposed location of Project Components including the commercial-scale solar arrays, access roads, inverters, fencing, buried electric collection lines and electrical interconnection facilities. The Project Area totals 2,241 acres. The total area of the Limit of Disturbance (LOD) for the Project is approximately 1,100 acres, and the area inside all fences for the Project totals 981 acres. The proposed ancillary features, including the access roads, collection substation, proposed switchyard, and two aboveground 230 kV interconnection lines (approximately 151 feet and 122 feet, respectively) running from the switchyard and looping into the existing New York Power Authority (NYPA) Massena – Moses 230 kV transmission line, will be located within the Project Area. The following sections describe specific Project features and the representative mapping prepared.

The Project proposes to install fixed or tracker racking systems. As the technology is rapidly evolving for solar panel technology, and market conditions at the time procurement decisions need to be made are unknown at this time, the Applicant is proposing in this Application to evaluate both types of racking systems, with the final decision to be made and detailed in the Compliance Filing. The tracking and fixed array racking systems to be utilized would be similar to the Gamechange Solar Genius Tracker™ and the Gamechange Maxspan™ Pile Driven System, respectively, specification sheets of which have been included in Appendix 2-1. Regardless of the type of array racking system ultimately selected for the Project, the Applicant intends to utilize a solar module similar to the Jinko Solar Eagle 72HM G2 380-400 Watt Mono Perc Diamond Cell. A specification sheet for this module has been included in Appendix 2-1.

Only selected elements of the Project would change based upon the combination of array racking system type used, but all changes would be within the component fence line and to the same land uses shown in the Proposed Layout. The location of interior access roads and inverters, depending upon the final locations, could differ from that shown in the Exhibit 11 plans. Land coverage ratios will also be adjusted but they are not expected to be substantial or significant. Again, land uses are the same in all locations so potential environmental impacts will be of the same nature and magnitude. Accordingly, the drawings, plan, and maps required by Exhibit 11 depict a tracker racking system.

3(a) Topographic Maps

The Applicant has reproduced the most recent United States Geologic Survey (USGS) maps at original scale to indicate the locations of the Project facilities, including all Project Components and interconnection facilities. Designed to deliver a coherent perspective of the data in a Geographic Information System (GIS) accessible format, the USGS/National Map topographic mapping portrays information consistent with the most recent USGS 7.5-minute (1:24,000) quadrangle topographic maps at large scales (USGS/The National Map, 2019). The Project Area is located within the Massena and Raquette River quadrangles. The USGS mapping database presents detailed topographic mapping for the United States, as well as land cover imagery for the world. The following sections describe mapping produced to represent Project Facilities on topographic mapping.

(1) Location of Project Components

Figure 3-1 depicts the locations of the proposed major electric generation components and interconnection facilities associated with the Project. These items include the solar panel arrays, inverters, access roads within the Project Area, collection lines, laydown/staging areas, collection substation, Point of Interconnection (POI) switchyard, perimeter fencing (around solar panel arrays, substation, and switchyard), employee operational parking (along internal access drives), locations of proposed landscaping berms, fences, and other features, as applicable. The Applicant is not proposing to include an Operation & Maintenance (O&M) building as part of the Project. The facilities mapped on Figure 3-1 are collectively referred to as the Project.

The Project is composed of multiple land parcels, currently under lease or purchase option from private landowners. The location of these parcels is shown on Figure 4-3 in Exhibit 4.

Alternative solar panel array locations were evaluated during the course of the Project siting effort. These alternative locations are discussed in Exhibit 9 (Alternatives).

(2) Proposed Interconnection Locations

The Project Components will be located within the defined Project Area and therefore, are mapped in Figure 3-1. More specifically, the interconnection facilities will be located within the fence line of the collection substation that will be situated approximately in the northeast portion of the Project Area, adjacent to the existing NYPA transmission line ROW, in the Town of

Massena. The Project will have no need for potable water connection or wastewater connection as there is no proposed O&M building as part of the Project.

(3) Proposed Ancillary Features

There are no ancillary features proposed that fall outside the Project Area and/or the siting Board's jurisdiction under PSL Article 10.

(4) Proposed Electric Transmission Facility Subject to Article VII

There are no electric transmission line or fuel gas transmission line interconnections that are subject to review under Article VII of the Public Service Law (PSL) proposed as part of the Project; therefore, this information is not required to be included as part of the Application.

(5) Project Study Areas

Numerous studies were conducted in support of this Article 10 Application. A Study Area encompassing a 2-mile radius around the Project Area was employed during the Preliminary Scoping Statement (PSS) process and provided in the proposed Stipulations. Depending upon the specific resource being evaluated, variations from the 2-mile Study Area were employed as described below:

- Noise (see Exhibit 19 for additional detail): The potential for noise generated from operation of the proposed Facility was assessed for receptor locations within the 30 dBA noise contour, or 1,500 feet from the edge of the Project Area, whichever is greater, based upon the proximity of residences, outdoor public facilities and areas, State Forest Lands, hospitals, places of worship, cemeteries, campsites, summer camps, Public Parks, Federal and NY State Lands, libraries, and schools to facility components, and structure areas assumed to be sensitive where a structure was not accessible for field verification or classifiable using aerial imagery.
- Archaeological Area of Potential Effect (see Exhibit 20 for additional detail): Archaeological Area of Potential Effect (APE) was defined as where ground disturbances may occur, inclusive of access roads, workspaces, collection lines, the proposed substation and interconnection facilities, and other areas of significant ground-disturbing activities in accordance with New York State Office of Parks, Recreation, and Historic Preservation (OPRHP) guidance.

- Architectural Survey Area (see Exhibit 20 for additional details): A Zone of Visual Impact was evaluated within a 2 mile radius from the Project Area boundary. For assessment of direct effects, the Area of Potential Effect (APE) is defined as the area of construction and those areas removed in distance, where Project Components will be visible and where there is potential for significant visual effect, the extents of which were determined based upon the results of a viewshed assessment (see Exhibit 24 for additional details on the viewshed assessment).
- Visual Study Area (see Exhibit 24 for additional detail): A primary Visual Study Area (VSA) of 5 miles was evaluated.
- Wetland/Stream Survey Area (see Exhibits 22 and 23 for additional detail): Wetland and stream delineations were conducted on 2,235 acres within the Project Area. The Limits of Disturbance proposed for the installation of the Project and associated components, is approximately 1,100.1 acres. Wetland estimation was conducted by the Applicant for areas outside of the Project Area located within 100 feet of areas to be disturbed by the Project.

3(b) Maps of Project Area

Figure 3-1 shows the location of the Project, Study Area, and Project Components, including the commercial-scale solar arrays, interconnections, electric collection lines, collection substation, and the POI facilities in relation to municipal boundaries, taxing jurisdictions, designated neighborhoods or community districts at a scale to determine and demonstrate relation of facilities to those geographic and political features, where applicable. More detail regarding specific Facility components is provided as part of the Site Plan drawings, as described in Exhibit 11.

3(c) Description of the Proposed Facility Location

The Project Area and all features are located entirely within St. Lawrence County and more specifically within the Towns of Massena, Brasher, and Norfolk. The Project is not located within designated neighborhood or community districts. Refer to Exhibit 4 for additional information regarding municipalities.

The Project Area, including its interconnection facilities, electric collection lines, collection substation, and POI switchyard, are located within the Massena Central School District.

References

New York State GIS Program Office (NYSGPO) (2020). NYS Civil Boundaries. GIS Database. Available at: <https://gis.ny.gov/gisdata/inventories/details.cfm?DSID=927>. Accessed 2020.

New York State GIS Program Office (NYSGPO) (2020). NYS School District Boundaries. GIS Database. Available at: <https://gis.ny.gov/gisdata/inventories/details.cfm?DSID=1326>. Accessed 2020.

USGS Topo Maps. 2019. *ESRI Map Service*.

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