



Leslie McClain
Senior Project Manager/Senior Planner

EXPERIENCE SUMMARY

Ms. McClain is a senior environmental and land use planner as well as a project manager with over 15 years of experience in environmental permitting and planning, regulatory and land use compliance, and biological and technical resource issues. She has experience in energy facility permitting in Washington, Oregon, Hawaii, and California under county, state, and federal regulations, including the federal NEPA process, Section 401 and 404 of the Clean Water Act, state environmental policy acts (Hawaii, Washington, California), the Oregon Energy Facility Siting Council (EFSC) regulations, the Washington Energy Facility Site Evaluation Council (EFSEC) regulations, and discretionary development approval permits from counties in Oregon, Washington, Hawaii, and California. In addition to preparing environmental review documents and permit applications, Ms. McClain has a background in both short-range and long-range urban planning and has worked on projects that involved development code writing, concept and master planning, and floodplain restoration. She brings significant capability in land use permitting, project coordination, and project management.

CORPORATE PROJECT EXPERIENCE

Project Manager/Environmental Planner, April 2022 to Present
Cypress Creek Renewables, LLC, Carriger Solar Project, Klickitat County, WA

For this 160 MW solar energy proposed in Klickitat County, WA, Ms. McClain is responsible for project management, strategic planning, technical due diligence and land use permitting. Ms. McClain was the primary author of the Application for Site Certification and Land Use Consistency Review report submitted to the Washington Energy Facility Site Evaluation Council (EFSEC). Ms. McClain also oversaw the biological, cultural, and natural resource surveys performed at the site as well as technical studies including visual impact assessment and glare analysis and has participated in public meetings associated with the EFSEC process.

Environmental Planner, Jan 2020–Present
Scout Clean Energy, LLC, Horse Heaven Wind Project, WA

Senior environmental planner for a 1,150 MW wind, solar, and battery energy storage facility in Benton County, WA. Served as senior reviewer for the conditional use permit (CUP) application for an initially proposed 600 MW wind facility to be submitted to Benton County, Washington. Following Project updates to add proposed solar facilities for a total capacity of 1,150 MW, and a shift to seek site certification from the Washington EFSEC in lieu of a CUP, provided strategic input and senior review on elements of the EFSEC application including the land use compliance analysis.

Senior Land Use Planner, May 2022 to Present
Pine Gate Renewables, LLC, Echo Solar Project, Morrow County, OR

For this proposed 1,250 MW solar facility in Morrow County, Ms. McClain prepared Exhibit K-Land Use for the project's preliminary ASC for submittal to Oregon Department of Energy and the Oregon EFSC. In addition to preparation of Exhibit K, Ms. McClain provided senior level strategy on the economic impacts assessment and land use consistency strategies.

EDUCATION

BA, Environmental Studies and Public Administration, 2004, Carroll College

AREA OF EXPERTISE

Land Use Planning and Environmental Review
WA EFSEC and OR EFSC
Federal, State and Local Permitting

OFFICE

Portland, OR

YEARS OF EXPERIENCE

15 years

YEARS WITHIN FIRM

12 years

Project Manager, October 2018 to Present

Eurus Energy America, West End Solar Project, Umatilla, OR

Managed the application to Oregon EFSC for the 50-MW West End Solar Project in Umatilla County, OR. Providing project management and technical assistance on all aspects of the ASC. Successfully received the site certificate and Oregon Land Use Goal 3 Exception in February 2023.

Project Manager/ Environmental Planner, Oct. 2017 to Present

Innergex Renewables USA, LLC, Paeahu Solar Project, Maui County, HI

For this 15 MW solar energy project in Maui County, Ms. McClain prepared a Maui County Special Use Permit and Phase 2 Development Permit and presented the applications before the Maui County Planning Commission and received approval. Prior to submittal of the County Special Use Permit, Ms. McClain prepared a Critical Issues Analysis, managed biological surveys, waters of the U.S. delineations, and assisted Innergex with open houses, and managed the preparation of several technical studies including a visual impact assessment, glare analysis, noise assessment, hydrology analysis, and EMF and heat island assessments. Ms. McClain also provided expert witness testimony in a contested case before Maui County.

Project Manager/Environmental Planner, Oct. 2019 to Present

Innergex Renewables USA, LLC, Kahana Solar Project, Maui County, HI

For this 20 MW solar energy project in Maui County, Ms. McClain is responsible for strategic planning, technical due diligence and land use permitting. Ms. McClain is also the primary author of a Maui County Special Use Permit for the Maui County Planning Commission approval and a State Special Use Permit for the State Planning Commission approval. Prior to submittal of the County Special Use Permit, Ms. McClain prepared a Critical Issues Analysis, managed biological surveys, waters of the U.S. delineations, and assisted Innergex with open houses, and managed the preparation of several technical studies including a visual impact assessment, glare analysis, hydrology analysis, and EMF and heat island assessments.

Project Manager/Environmental Planner, Oct. 2019 to Present

Innergex Renewables USA, LLC, Barbers Point Solar Project, City and County of Honolulu, HI

For this 15 MW solar energy project in Maui County, Ms. McClain is responsible for strategic planning, technical due diligence and land use permitting. Ms. McClain also oversaw the preparation of an Environmental Assessment under HRS Chapter 343. Ms. McClain also prepared a Critical Issues Analysis, managed biological surveys, and assisted Innergex with open houses, and managed the preparation of several technical studies including a visual impact assessment, glare analysis, and EMF and heat island assessments.

Project Manager/Environmental Planner, Oct. 2017 to Present

Innergex Renewables USA, LLC, Hale Kuawehi Solar Project, Hawaii County, HI

For this 30 MW solar energy project in Hawaii County, Ms. McClain prepared a Critical Issues Analysis, managed biological surveys, waters of the U.S. delineations, and assisted Innergex with open houses, and managed the preparation of several technical studies including a visual impact assessment, hydrology analysis, and has provided ongoing technical support. Ms. McClain continues to provide oversight with environmental compliance as the project enters the construction phase.

Environmental Planner, April 2022 to Present

Innergex Renewable Energy, Wautoma Solar Project, Benton County, WA

Providing senior review of land use consistency and ASC for the Washington EFSEC for a renewable energy project in eastern Washington.

Environmental Planner, January 2022 to October 2022

OneEnergy Renewables, Confidential Project, Oregon

Supported client with Oregon Statewide Land Use Goal exception process including support of local county Conditional Use Permit and Comprehensive Plan Amendment for a renewable energy project in eastern Oregon.

Environmental Planner, June 2017 to May 2023**Capital Power Corp., Nolin Hills Wind Project, Umatilla, OR**

For this proposed 600-MW wind and solar energy facility, provided senior review of Exhibit K-Land Use of the ASC for the Oregon EFSC. Also provided senior review/strategy on responses to requests for additional information from EFSC, on the Goal 3 Exception, and other tasks as identified by the Project Manager in support of finalizing the ASC and the contested case.

Environmental Planner, 2018–Present**Avangrid Renewables, Imperial Wind Project, OR**

As Environmental Planner, Ms. McClain prepared the Conditional Use Permit application for a 103 MW wind facility located on agricultural land in Wasco County. Ms. McClain was the primary author on the CUP application and led coordination with the County.

Environmental Planner, September 2021–Present**Confidential Client, Confidential Solar Facility, OR**

For this proposed 500-MW solar energy facility, provided senior review of Exhibit K-Land Use of the ASC for the Oregon EFSC. Providing ongoing senior review/strategy on responses to requests for additional information from EFSC, and other tasks as identified by the Project Manager in support of finalizing the ASC.

Environmental Planner, Nov. 2018 to Oct. 2019**Avangrid Renewables, Bakeoven Solar Project, OR**

On this 303-MW solar energy facility in Wasco County, OR, Ms. McClain served as lead author for Exhibit K- Land Use for the ASC submitted to the Oregon Department of Energy for approval by the EFSC. A Goal 3 Exception from Oregon’s State Land Use Goals was incorporated in Exhibit K. Ms. McClain also supported other exhibits in the EFSC application for site certificate.

Environmental Planner, January 2021**Avangrid Renewables, LLC, Badger Mountain Solar Project, Request for Site Certification Agreement, Douglas County, WA**

Provided land use strategy with Douglas County regarding the Conditional Use Permit process. Project eventually shifted to seeking a Site Certification Agreement through Washington’s EFSEC. Provided senior review of land use impact analysis, applicable county planning policies, zoning requirements, and development regulations.

Environmental Planner, December 2017 to July 2018**SunPower, Stark Solar Project, Morrow County, OR**

As Environmental Planner, Ms. McClain prepared the Conditional Use Permit application and Oregon State Planning Goal 3 Exception request for a solar project located on non-irrigated agricultural land in Morrow County. Ms. McClain led coordination with the County on these two land use processes.

Environmental Planner, 2011 – 2013**Portland General Electric, Cascade Crossing Transmission Project, Oregon**

The Cascade Crossing Transmission Project was a proposed 215 mile, \$1B electric transmission line and associated substations, extending from Boardman to Salem, Oregon. Tetra Tech led the permitting efforts for this highly complex project that crossed six counties, federal, tribal, state and private land, and the Cascade Mountains. As an Environmental Planner, Ms. McClain monitored schedule and consistency issues, coordinated with team members, and identified potential problem areas. Tasks for which she provided ongoing coordination include preparation of the Application for Site Certificate (ASC) for the Oregon Energy Facility Siting Council (EFSC) and responses to EFSC’s requests for additional information, the preparation of the Joint Permit Application (JPA) for the Oregon Department of State Lands (ODSL) and the Army Corps of Engineers, and the responses to federal requests for information supporting the Draft Environmental Impact Statement. She provided ongoing coordination

with Portland General Electric's Project Engineer, Black and Veatch, in obtaining project design data necessary for the permitting process.

Environmental Planner, July 2020 to November 2021

ENGIE Distributed Renewables, Puako Solar Project, Hawaii County, HI

For this 60 MW solar energy project in Hawaii County, Ms. McClain managed biological surveys, waters of the U.S. delineations, and the preparation of visual simulations. Ms. McClain coordinated with U.S. Army Corp of Engineers for a Waters of the U.S. determination.

Project Manager/Environmental Planner, Dec. 2018 to Present

Na Pua Makani Power Partners, Na Pua Makani Wind Project, City and County of Honolulu, HI

As Project Manager and Planning Lead, Ms. McClain has assisted her client with compliance with environmental approvals and land use permits through the construction phase of the project including coordination with federal, state and county agencies.

Environmental Planner, 2011– 2018

Champlin/GEI Wind Holdings, Inc., Na Pua Makani Wind Farm Project, City and County of Honolulu, HI

As Environmental Planner, Ms. McClain supported the permitting of a wind power project in Oahu, HI including coordination and preparation of a NEPA Environmental Impact Statement (EIS) and HRS 343 EIS, preparation of three conditional use permit applications (and successful issuance of these permits) from the county, developing and maintaining a project permitting schedule, coordinating with subcontractors and third-party contractors on technical studies; and supporting other tasks associated with the initial phase of environmental compliance for the project. Ms. McClain also managed the jurisdictional determination process and coordinated with the U.S. Army Corp of Engineers on avoidance of impacts to jurisdictional waters. This project also involves preparation of a joint state/federal Habitat Conservation Plan, development of incidental take estimates for ESA-listed wildlife species, and development and negotiation of mitigation strategies.

Environmental Planner, May. 2016 – Oct. 2017

Hawaiki Submarine Cable, LP and Tyco Electronics Subsea Communications, LLC for the Hawaiki Submarine Cable Landing Station, City & County of Honolulu, HI

As Environmental Planner, Ms. McClain assisted with completion of federal, state, and county permit applications for a subsea fiber optic cable project making landfall on Oahu, Hawaii. The fiber optic cable segment in Hawaii made landfall via horizontally drilled bore pipes and included upland features such as a cable landing station and beach manhole. Tasks include management and preparation of a HRS 343 Environmental Assessment, Special Management Area application, Conservation District Use Permit application, Shoreline Setback Variance application, and Conditional Use Permit application.