

April 11, 2025

Sonia E. Bumpus, EFSEC Director
Joanne Snarski, Energy Facility Site Specialist
Washington Energy Facility Site Evaluation Council

Re: Response to EFSEC Request to Increase Setbacks from the Carriger Solar, LLC Project to Department of Natural Resources (DNR) Property

Dear Ms. Bumpus and Ms. Snarski,

Please consider this letter and the attachments enclosed as Cypress Creek Renewables, LLC (CCR) response to the meeting held with EFSEC staff on February 26, 2025, where EFSEC requested CCR to increase the setbacks of the Carriger Solar, LLC Project (Project) fence line and solar panels along the portions of the project area that border land owned by Washington Department of Natural Resources (DNR) to a minimum of 100 feet. On March 12, 2025, CCR confirmed with EFSEC that the requested setback of 100 feet at these locations was feasible based on further analysis of the site plan and agreed to implement these setbacks. The increased setbacks are shown in Figure 1 and 2 attached.

CCR understands that the purpose of these setbacks is to mitigate potential visual impacts to Traditional Cultural Properties (TCPs) associated with the DNR parcel area. With that in mind, EFSEC requested CCR provide visual simulations showing the original location of the planned Project fence line and solar panels in areas adjacent to the DNR parcel compared to the location of the planned Project fence line and solar panels with the increased setback of a minimum of 100 feet. Three viewpoints were selected to complete simulations from:

- Viewpoint (VP) 1:
 - Located within DNR parcel west of Knight Road, approximately 1,600 feet from project area, looking northwest
 - Latitude: 45.878333°, Longitude: -120.877222°
- VP 2:
 - Located within DNR parcel west of Knight Road, approximately 135 feet from project area, near BPA Knight Substation road, looking northwest
 - Latitude: 45.882524°, Longitude: -120.879501°
- VP 3:
 - Located within DNR parcel east of Knight Road, approximately 300 feet from project area, looking southeast
 - Latitude: 45.868151°, Longitude: -120.874174°

Figures 3 and 4 show simulated views from viewpoint 1:

- Figure 3. VP 1 – Previous Setback: Showing view of project area looking northwest with original fence setback of 50 feet from the DNR property line and original solar panel setback of 90 feet from the DNR property line.

- Figure 4. VP 1 – 100 ft Fenceline Setback: Showing view of project area looking northwest with revised fence setback of 100 feet from the DNR property line and revised solar panel setback of 140 feet from the DNR property line.

Figures 5 and 6 show simulated views from viewpoint 2:

- Figure 5. VP 2 – Previous Setback: Showing view of project area looking northwest with original fence setback of 50 feet from the DNR property line and original solar panel setback of 90 feet from the DNR property line.
- Figure 6. VP 2 – 100 ft Fenceline Setback: Showing view of project area looking northwest with revised fence setback of 100 feet from the DNR property line and revised solar panel setback of 140 feet from the DNR property line.

Figures 7 and 8 show simulated views from viewpoint 3:

- Figure 7. VP 3 – Previous Setback: Showing view of project area looking southeast with original fence setback of 20 feet from the DNR property line and original solar panel setback of 75 feet from the DNR property line.
- Figure 8. VP 3 – 100 ft. Fenceline Setback: Showing view of project area looking northwest with revised fence setback of 100 feet from the DNR property line and revised solar panel setback of 125 feet from the DNR property line.

As outlined in the EFSEC MDNS staff memo dated April 4, 2025, CCR commits to the increased setbacks described above and depicted in the simulations.

Sincerely,



John Hanks
Director, Development
john.hanks@ccrenew.com

Cc:

Sean Greene, EFSEC
Lauren Altick, CCR
Leslie McClain, Tetra Tech

Attachment:

- Figures 1-8