

**COMMONWEALTH OF KENTUCKY  
BEFORE THE KENTUCKY STATE BOARD ON ELECTRIC GENERATION  
AND TRANSMISSION SITING**

**In the Matter of:**

<b>Electronic Application of Unbridled Solar, LLC</b>	)	
<b>For Certificates of Construction for an</b>	)	
<b>Approximately 160 Megawatt Merchant Electric</b>	)	<b>Case No.</b>
<b>Solar Generating Facility and Nonregulated Electric</b>	)	<b>2020-00242</b>
<b>Transmission Line in Henderson and Webster</b>	)	
<b>Counties, Kentucky</b>	)	

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**Notice of Filing**

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Comes now Unbridled Solar, LLC, by counsel, and hereby files documents related to approval of its site plan by the Henderson City-County Planning Commission, provided as two attachments to this Notice of Filing. The first attachment is the 5/7/21 letter from the Henderson City-County Planning Commission, advising of the solar site plan approval. The second attachment is the two-page site plan, with an approval stamp dated 5/4/21.

Respectfully submitted,

    /s/ Kathryn A. Eckert    

Jason R. Bentley  
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Kathryn A. Eckert  
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*Counsel for Unbridled Solar, LLC*



Henderson City-County Planning Commission  
1990 Barret Ct. Suite C  
Henderson, KY 42420

Jennifer Marks  
Assistant Director

May 7, 2021

Unbridled Solar  
C/O Melissa Schmit  
8400 Normandale Lake Blvd, Suite 1200  
Bloomington, MN 55437

Dear Ms. Schmit:

Please be advised that on Tuesday, May 4, 2021 the Henderson City-County Planning Commission heard your request for site plan approval for the Unbridled Solar Project Site Plan to be located in Henderson County, Kentucky.

PLANNING COMMISSION ACTION: Solar Site Plan Approved.

The 1% surety bond for the project will need to be received in the Planning Commission office before any construction permits can be issued for this project.

If you have any questions, feel free to contact me at (270) 831-1289.

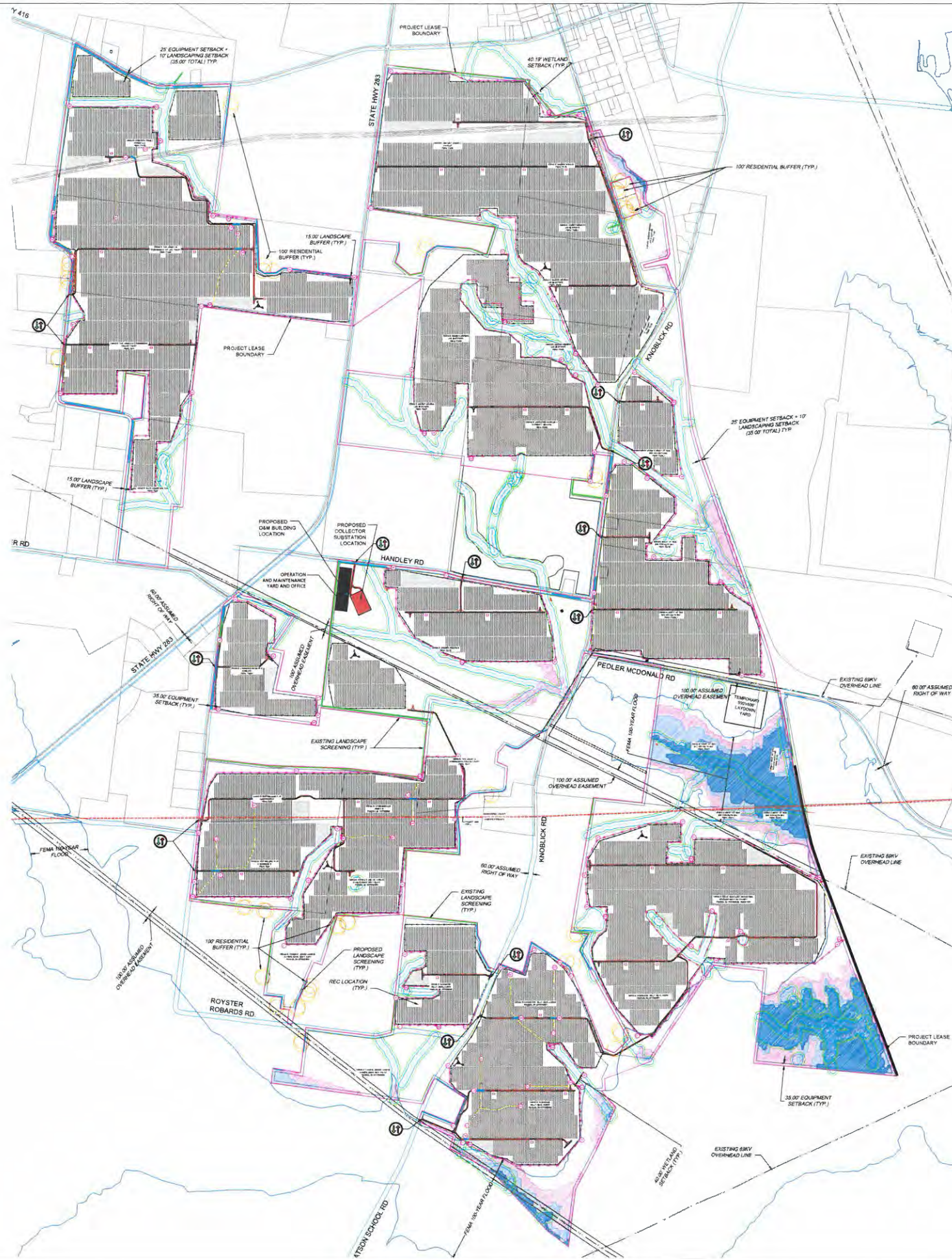
Sincerely,

A handwritten signature in black ink, appearing to read "Jennifer Marks", is written over the word "Sincerely,".

Jennifer Marks  
Assistant Executive Director  
HENDERSON CITY-COUNTY  
PLANNING COMMISSION

CC: File

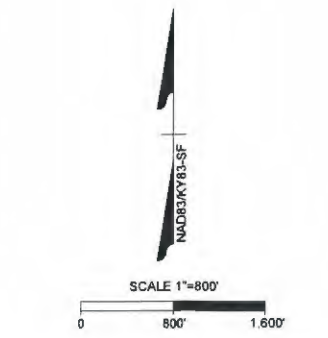
Y:\04146670 - Unbridled Solar\Drawings\Overall Site Array Plan County Permit.dwg | Plotted on 4/13/2021 9:17 AM | By Ruben Sierra



### QUANTITY SUMMARY

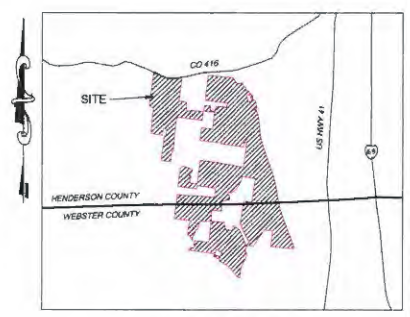
SYSTEM DC RATING (MW)	211.05
SYSTEM DC CAPACITY TARGETED (MW)	210
SYSTEM AC CAPACITY (MW)	150
SYSTEM AC NAMEPLATE (MW)	184.8
DC/AC RATIO (AT INVERTER)	1.14
DC/AC (AT POI)	1.32
MODULE MODEL	JA SOLAR JAM72030 525/MB
GCR	34.2%
PITCH (CENTER TO CENTER)	22 FT.
TOTAL 525W MODULES	401,544
INVERTER MODEL	SMA SC4200US
TOTAL NUMBER INVERTERS	42 - 46
MODULES PER STRING	26
TOTAL STRINGS	15,444
DC SYSTEM VOLTAGE (V)	1500
COLLECTOR SYSTEM VOLTAGE (kV)	34.5
AZIMUTH	0°

- ### LEGEND:
- PROJECT BOUNDARY
  - COUNTY BOUNDARY
  - EQUIPMENT SETBACK
  - 200' INVERTER SETBACK
  - WETLAND BOUNDARY
  - 40' WETLAND SETBACK
  - 100-YEAR FLOOD BOUNDARY
  - EXISTING ROADS (PUBLIC DATA)
  - 69KV T-OHU — 69KV OVERHEAD LINE
  - 161KV T-OHU — 161KV OVERHEAD LINE
  - 345KV T-OHU — 345KV OVERHEAD LINE
  - T-OHU — FOREIGN OVERHEAD LINE
  - UTILITY EASEMENT
  - 100' RESIDENTIAL BUFFER
  - EXISTING UTILITY POLE
  - 2 FLOW DEPTH (FLO-2D MODEL BY OTHERS)
  - 4 FLOW DEPTH (FLO-2D MODEL BY OTHERS)
  - 6 FLOW DEPTH (FLO-2D MODEL BY OTHERS)
  - LANDSCAPE SCREENING EXISTING
  - LANDSCAPE SCREENING LAYDOWN AREA
  - PROPOSED SUBSTATION LOCATION
  - PROPOSED O&M BUILDING LOCATION
  - PROPOSED OPERATION & MAINTENANCE YARD & OFFICE
  - PROPOSED SITE FENCE
  - PROPOSED SITE ROAD
  - DIRECTIONAL BORE
  - JUNCTION BOX
  - INVERTER PAD
  - PV PANEL TRACKER
  - PROPOSED MET STATION
  - ENTRANCE / EXIT POINTS
  - SILT FENCE
  - DIVERSION DITCH
  - RIP-RAP CHECK DAM/SILT FENCE OUTFALL
  - LOW WATER CROSSING



Call at least two full working days before you begin excavation.  
**811** Know what's below.  
 Call 811 before you dig.

Site Plan Approved  
 5/4/21



VICINITY MAP

**TIMMONS GROUP**  
 YOUR VISION ACHIEVED THROUGH OURS.  
 THIS DRAWING PREPARED AT THE GILBERT OFFICE  
 971 North Gilbert Road, Suite 204 | Gilbert, AZ 85234  
 TEL: 480.386.8058 FAX: 604.566.1016 www.timmons.com

**nationalgrid**  
 renewables

**UNBRIDLED SOLAR**  
 HENDERSON & WEBSTER COUNTIES  
 KENTUCKY

DATE	04/13/2021
PROJECT NUMBER	46670
DRAWN BY	TIMMONS GROUP
DESIGNED BY	TIMMONS GROUP

PRELIMINARY  
 NOT FOR CONSTRUCTION

REVISIONS	
#	DESCRIPTION
1	04/09/21 ISSUED FOR REVIEW

DRAWING DESCRIPTION	
<b>OVERALL SITE PLAN</b>	
34"x22" FULL SIZE (17"x11" PLOTS ARE HALF SCALE)	
SCALE	SHEET NUMBER
1" = 800'	1 OF 1

# GENERAL NOTES

## PRE-CONSTRUCTION

- CONTRACTOR IS RESPONSIBLE FOR CONTACTING KENTUCKY 811 AT 1.800.752.6007 FOR LOCATION OF ALL UTILITY LINES. TREES SHALL BE LOCATED A MINIMUM OF 5 FEET FROM SEWER/WATER CONNECTIONS. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
- VERIFY ALL PLANT MATERIAL QUANTITIES ON THE PLAN PRIOR TO BIDDING. PLANT LIST TOTALS ARE FOR CONVENIENCE ONLY AND SHALL BE VERIFIED PRIOR TO BIDDING.
- PROVIDE PLANT MATERIALS OF QUANTITY, SIZE, GENUS, SPECIES, AND VARIETY INDICATED ON PLANS. ALL PLANT MATERIALS AND INSTALLATION SHALL COMPLY WITH RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK". IF SPECIFIED PLANT MATERIAL IS NOT OBTAINABLE, SUBMIT PROOF OF NON AVAILABILITY TO THE LANDSCAPE ARCHITECT, TOGETHER WITH PROPOSAL FOR USE OF EQUIVALENT MATERIAL.
- PROVIDE AND INSTALL ALL PLANTS AS IN ACCORDANCE WITH DETAILS AND CONTRACT SPECIFICATIONS.
- SOIL TESTS SHALL BE PERFORMED TO DETERMINE SOIL CHARACTER AND QUALITY. NECESSARY SOIL AMENDMENTS SHALL BE PERFORMED PER TEST RESULTS TO ENSURE PLANT HEALTH.

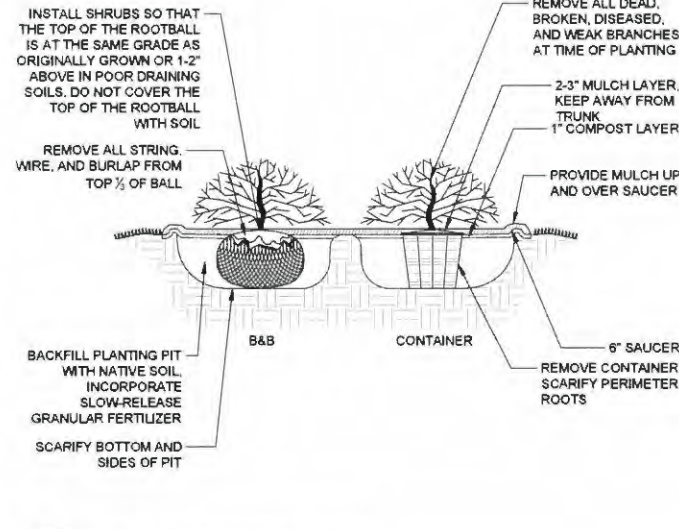
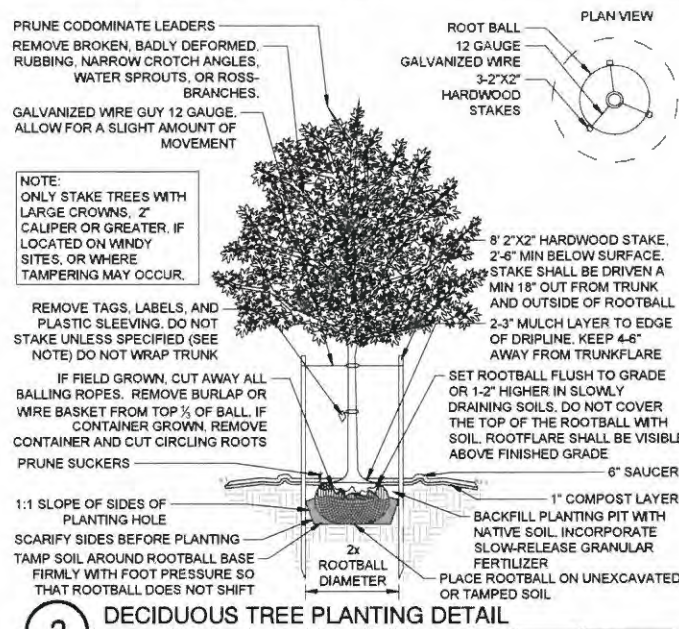
## CONSTRUCTION/INSTALLATION

- LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT ANY PLANTS AND MATERIALS THAT ARE IN AN UNHEALTHY OR UNSIGHTLY CONDITION, AS WELL AS PLANTS AND MATERIALS THAT DO NOT CONFORM TO ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK"
- LABEL AT LEAST ONE TREE AND ONE SHRUB OF EACH VARIETY AND CALIPER WITH A SECURELY ATTACHED, WATERPROOF TAG BEARING THE DESIGNATION OF BOTANICAL AND COMMON NAME.
- INSTALL LANDSCAPE PLANTINGS AT ENTRANCES/EXITS AND PARKING AREAS ACCORDING TO PLANS SO THAT MATERIALS WILL NOT INTERFERE WITH SIGHT DISTANCES.
- CONTRACTOR IS RESPONSIBLE FOR WATERING ALL PLANT MATERIAL DURING INSTALLATION AND UNTIL FINAL INSPECTION AND ACCEPTANCE BY OWNER. CONTRACTOR SHALL NOTIFY OWNER OF CONDITIONS WHICH AFFECTS THE GUARANTEE.

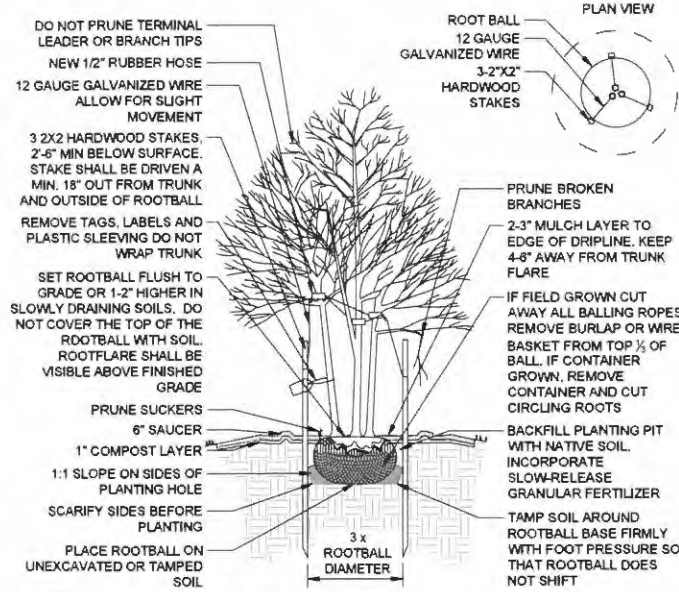
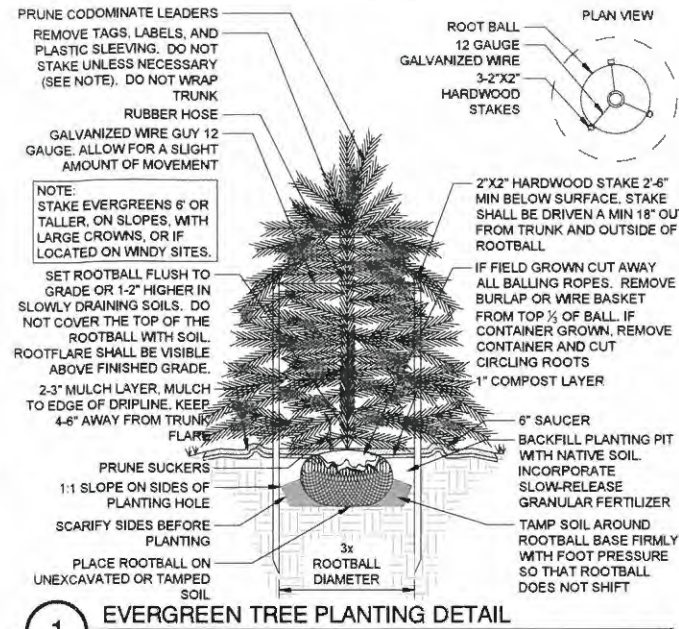
## INSPECTIONS/GUARANTEES

- UPON COMPLETION OF LANDSCAPE INSTALLATION, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE GENERAL CONTRACTOR WHO WILL VERIFY COMPLETENESS, INCLUDING THE REPLACEMENT OF ALL DEAD PLANT MATERIAL. CONTRACTOR IS RESPONSIBLE FOR SCHEDULING A FINAL INSPECTION BY THE LANDSCAPE ARCHITECT.
- ALL EXTERIOR PLANT MATERIALS SHALL BE GUARANTEED FOR ONE FULL YEAR AFTER DATE OF FINAL INSPECTION AGAINST DEFECTS INCLUDING DEATH AND UNSATISFACTORY GROWTH. DEFECTS RESULTING FROM NEGLIGENCE BY THE OWNER, ABUSE OR DAMAGE BY OTHERS, OR UNUSUAL PHENOMENA OR INCIDENTS WHICH ARE BEYOND THE CONTRACTORS CONTROL ARE NOT THE RESPONSIBILITY OF THE CONTRACTOR.
- PLANT MATERIAL QUANTITIES AND SIZES WILL BE INSPECTED FOR COMPLIANCE WITH APPROVED PLANS BY A SITE PLAN REVIEW AGENT OF THE PLANNING DEPARTMENT PRIOR TO THE RELEASE OF THE CERTIFICATE OF OCCUPANCY.
- REMOVE ALL GUY WIRES AND STAKES 12 MONTHS AFTER INSTALLATION.

## 5 GENERAL NOTES AND DETAILS



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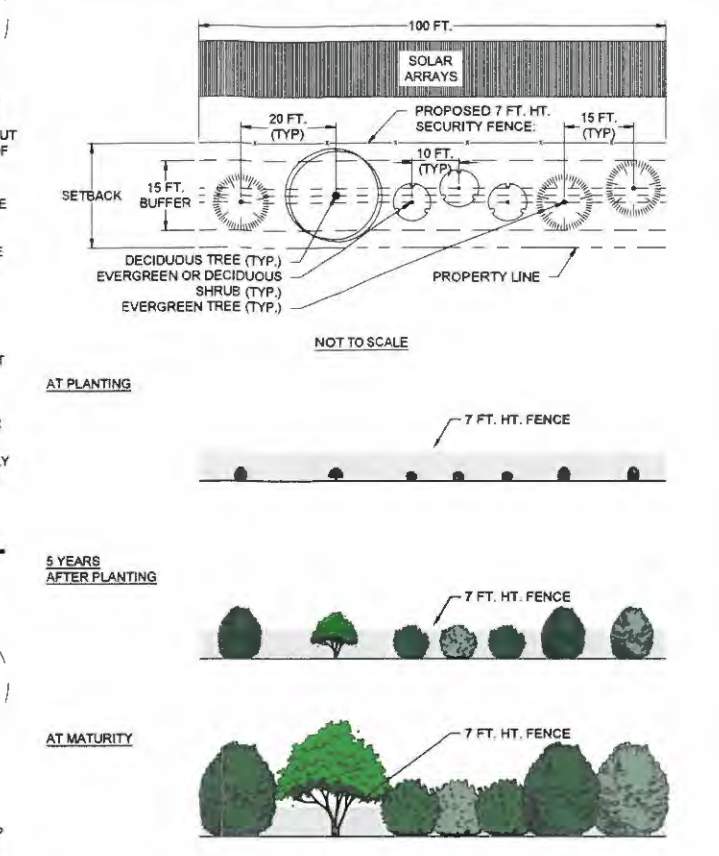
## 5 GENERAL NOTES AND DETAILS

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# VEGETATION SCREENING CONCEPT PLAN

## ALTERNATIVE PLAN PROPOSED

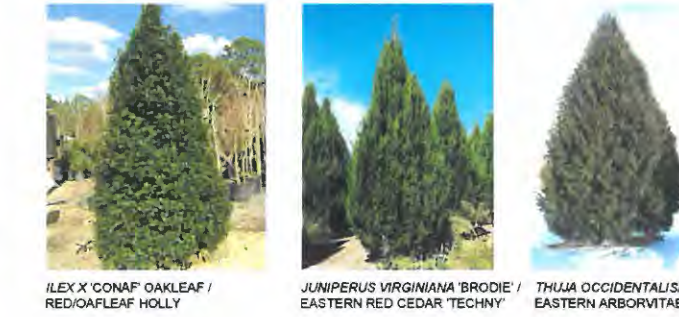


- PER 100 LINEAR FEET:**
- THREE (3) MEDIUM/SMALL EVERGREEN TREES
  - ONE (1) MEDIUM/SMALL DECIDUOUS TREE
  - THREE (3) LARGE/MEDIUM EVERGREEN AND DECIDUOUS SHRUBS
- NOTES:**
- SCREENING CONSISTS OF A MIXED PLANTING OF DECIDUOUS AND EVERGREEN TREES AND SHRUBS THAT HAVE BEEN SELECTED FOR SCREENING AT MATURE HEIGHT.
  - EVERGREEN AND DECIDUOUS TREES ARE 3 FT. HEIGHT AND EVERGREEN AND DECIDUOUS SHRUBS ARE 24 IN. HEIGHT AT PLANTING.
  - WHERE EXISTING TREES OR SHRUBS EXIST IN THE PROPOSED BUFFER LOCATION, PROPOSED SCREENING MUST BE FIELD-LOCATED AND PLANTED AS NEEDED TO SUPPLEMENT THE EXISTING VEGETATIVE SCREENING.
  - VARY THE SPECIES USED FOR EACH OF THE THREE TYPES OF PLANTS (EVERGREEN TREES, DECIDUOUS TREES, SHRUBS) EVERY 200 LINEAR FEET.

## RECOMMENDED PLANT MATERIAL

- MEDIUM/SMALL EVERGREEN TREES**  
BOTANICAL NAME / COMMON NAME  
ILEX X 'CONAF' OAKLEAF / RED HOLLY/OAKLEAF HOLLY  
JUNIPERUS VIRGINIANA 'BRODIE' / EASTERN RED CEDAR  
THUJA OCCIDENTALIS 'TECHNY' / EASTERN ARBORVITAE
- MEDIUM/SMALL DECIDUOUS TREES**  
BOTANICAL NAME / COMMON NAME  
AMELANCHIER CANADENSIS / SHADBLow SERVICEBERRY  
CERCIS CANADENSIS / EASTERN RED BUD  
CORNUS FLORIDA / FLOWERING DOGWOOD
- LARGE/MEDIUM EVERGREEN AND DECIDUOUS SHRUBS**  
BOTANICAL NAME / COMMON NAME  
ILEX VERTICILLATA 'WINTER RED' AND 'SOUTHERN GENTLEMAN' / WINTERBERRY  
PRUNUS LAUROCERASUS 'SCHIPKAENSIS' / SCHIPKA CHERRY LAUREL  
VIBURNUM 'PRAGENSE' / PRAGUE VIBURNUM

\* NEED BOTH THE FEMALE AND MALE CULTIVARS LISTED FOR POLLINATION AND FRUIT PRODUCTION. PLANT ONE (1) MALE PER THREE (3) FEMALES.



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YOUR VISION ACHIEVED THROUGH OURS.  
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971 North Gilbert Road, Suite 204 | Gilbert, AZ 85234  
TEL: 480.366.9099 | FAX: 480.366.1016 | www.timmons.com

**nationalgrid renewables**

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REVISIONS	
#	DESCRIPTION
1	ISSUED FOR REVIEW
2	
3	
4	

DRAWING DESCRIPTION:  
VEGETATION SCREENING NOTES AND DETAILS

SCALE	SHEET NUMBER
N.T.S.	2 OF 2

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