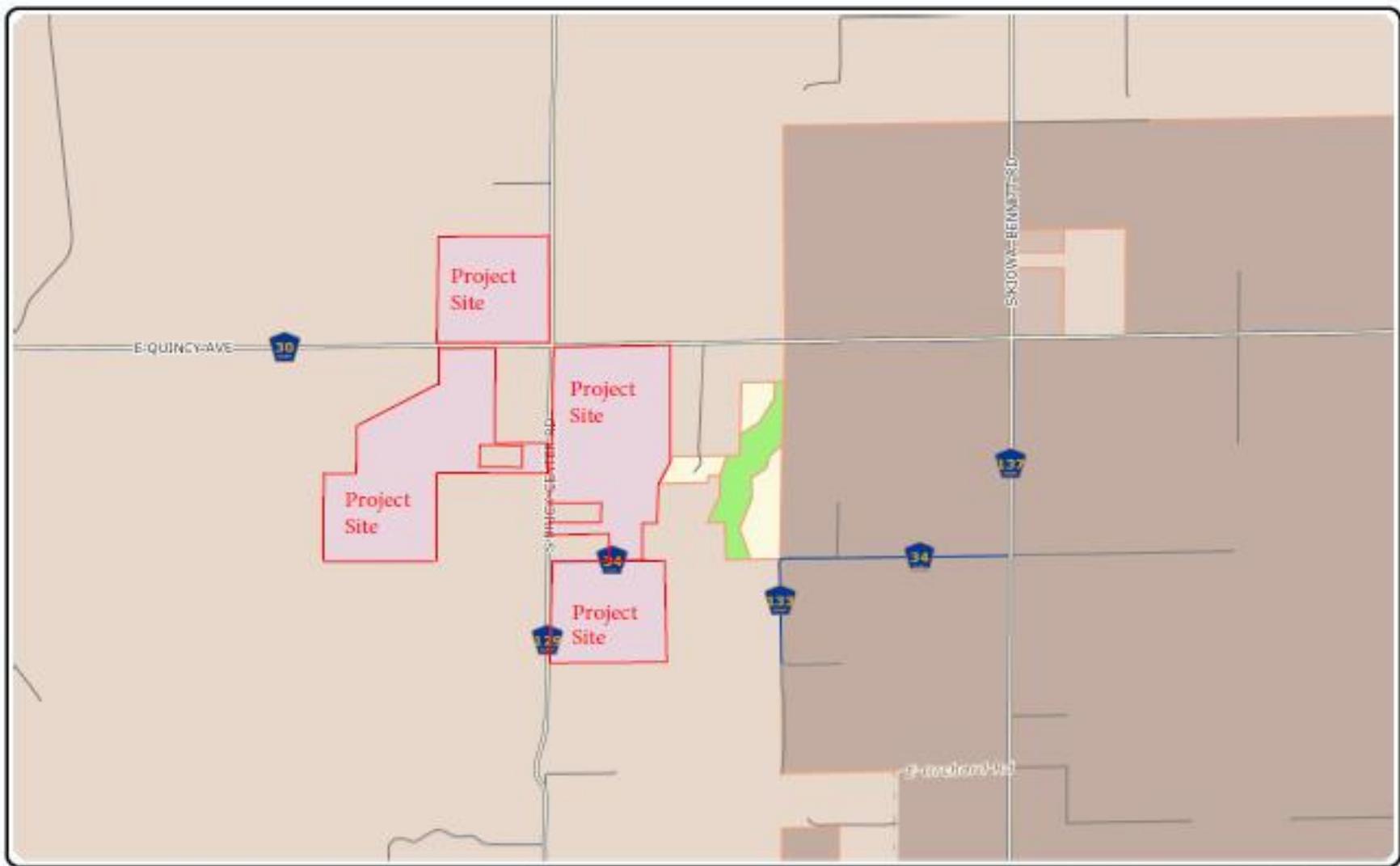




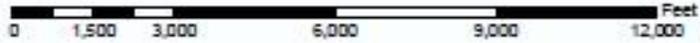
Hunter Solar Amendment No. 1



Case: UASI20-001
Applicant: Torch Clean Energy
Case Planner: Diane Kocis, Energy Specialist



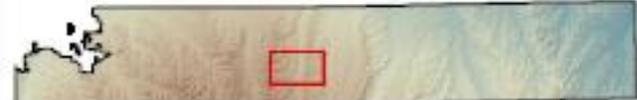
Hunter Solar Vicinity Map



ARAPAHOE COUNTY MAKES NO REPRESENTATION OR WARRANTY AS TO THE ACCURACY OF THE MAP OR THE DATA THAT IT DISPLAYS. ARAPAHOE COUNTY ASSUMES NO RESPONSIBILITY OR LIABILITY TO ANY USER. THIS MAP IS NOT A LEGAL DOCUMENT. IT IS INTENDED TO SERVE AS AN AID IN GRAPHIC REPRESENTATION ONLY.

Map Generated On: 12/09/2020

Generated by Arapahoe County's ArapaMAP

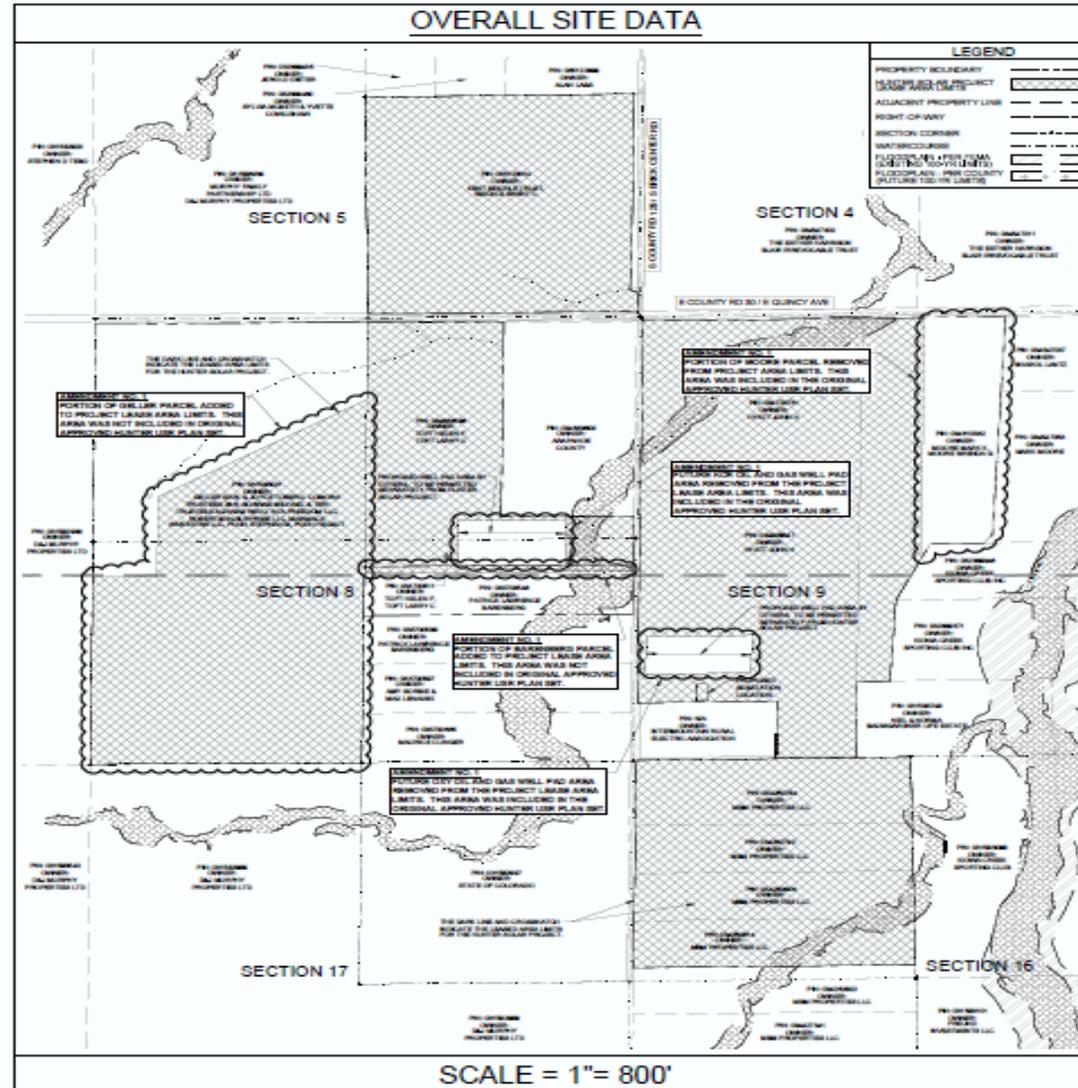


Map Location

HUNTER SOLAR, LLC

USE BY SPECIAL REVIEW - AMENDMENT NO. 1

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 5, SECTION 8, THE WEST HALF OF SECTION 9 AND THE NORTHWEST QUARTER OF SECTION 16 OF TOWNSHIP 5 SOUTH, RANGE 63 WEST, WEST OF THE 6TH PRINCIPAL MERIDIAN.



APPLICANT
TORCH CLEAN ENERGY, LLC
 939 PEARL STREET, SUITE 210
 BOULDER, CO 80302

ENGINEER
RINA CONSULTING, INC.
 43311 JOY ROAD, #333
 CANTON, MI 48187

Looking NW at Quincy Ave and Brick Center Road



Looking SE at Quincy Ave and Brick Center Rd



Looking NNE from Brick Center Rd from the Southern Boundary of the Project



IREA Substation

Just East of Center of Project



Looking S from Quincy Ave over Geller Property



Pertinent 2018 Conditions of Approval that will carry over to the 2021 COAs

- **Ensure accessibility of underlying mineral rights.**
- **Setbacks apply to external property lines; Solar panels may cross internal property lines.**
- **Performance security or other approved security for removal of solar facility when abandoned.**
- **Provide wildlife corridors, coordinating with Colorado Parks and Wildlife.**

Conditions of Approval Adjustments after Staff Report was issued

Removing cease of operation date. The revised COA will read:

This USR approval for Case No. UASI20-001 does not run with the land. In the event that the Solar Power Facility is abandoned as provided above, the USR approval in this Case No. UASI20-001 shall terminate and the property will revert back to agricultural use. The applicant will provide a guarantee, through each individual landowner lease, that the equipment will be removed when the project is no longer operational and provide reclamation of the disturbed ground surface, including reseeding.

Performance security COA to require removal of solar facility when abandoned will read:

The applicant shall provide for the removal of the Solar Power Facility, if and when the Solar Power Facility has been abandoned and is no longer functional or operational for a period of more than one year, through the use of a decommissioning bond, a performance security, letter of credit or other security approved by the Director of Public Works and Development to be provided by the applicant before the project becomes operational.

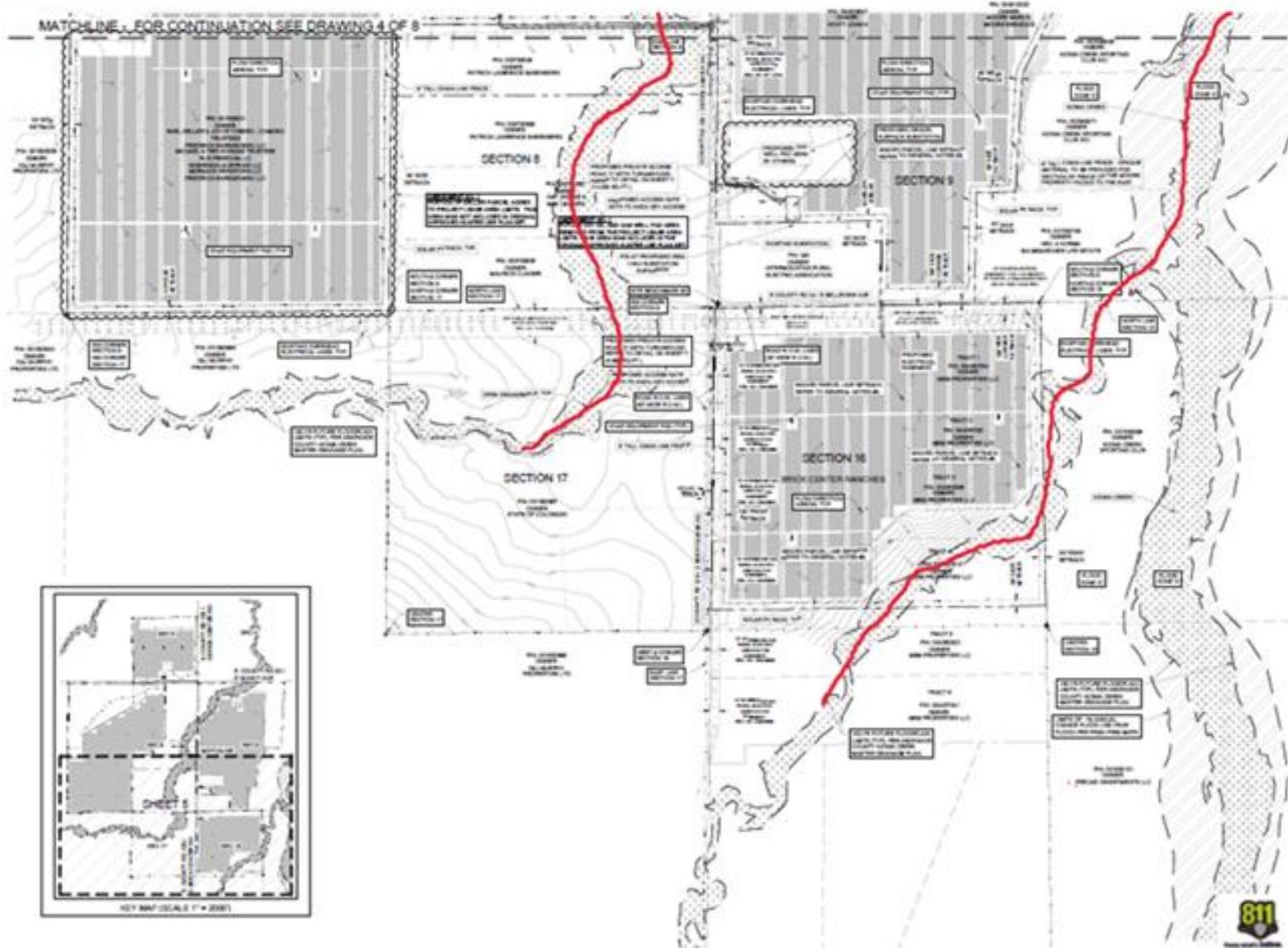
BENCHMARKS
 THE BENCHMARK IS:
 POINT OF BEGINNING BEING ALLEY + VETERAN DRIVE BE
 MONUMENT BEING A MONUMENT AT THE INTERSECTION
 LOCATION = AT THE SOUTHWEST CORNER OF COUNTY ROAD 80 AND
 COUNTY ROAD 100
 NEW BRANFORD COUNTY CENTRAL CONTROL RANGE 3

 THE BENCHMARK IS:
 ALLEY + VETERAN DRIVE BE
 MONUMENT BEING A MONUMENT AT THE INTERSECTION
 LOCATION = AT THE SOUTHWEST CORNER OF COUNTY ROAD 80 AND
 COUNTY ROAD 100
 NEW BRANFORD COUNTY CENTRAL CONTROL RANGE 3

HUNTER SOLAR, LLC

USE BY SPECIAL REVIEW - AMENDMENT NO. 1 NEW SHEET

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 5, SECTION 8, THE WEST
 HALF OF SECTION 9 AND THE NORTHWEST QUARTER OF SECTION 16 OF
 TOWNSHIP 5 SOUTH, RANGE 63 WEST, WEST OF THE 6TH PRINCIPAL MERIDIAN.



Introduction of the Applicant's Representative

Michelle Zimmerman, of Torch Clean Energy, will provide a summary of the project and answer any questions.