



WEST PARCEL SOLAR Special Meeting of the Board of Trustees

MT. SAN ANTONIO COLLEGE // 16 SEPTEMBER 2015

*The **Mt. SAC Promise** is our commitment to our students and community to provide quality facilities, current technology and a campus environment that fosters innovative instruction and learning well into the 21st century.*

AGENDA

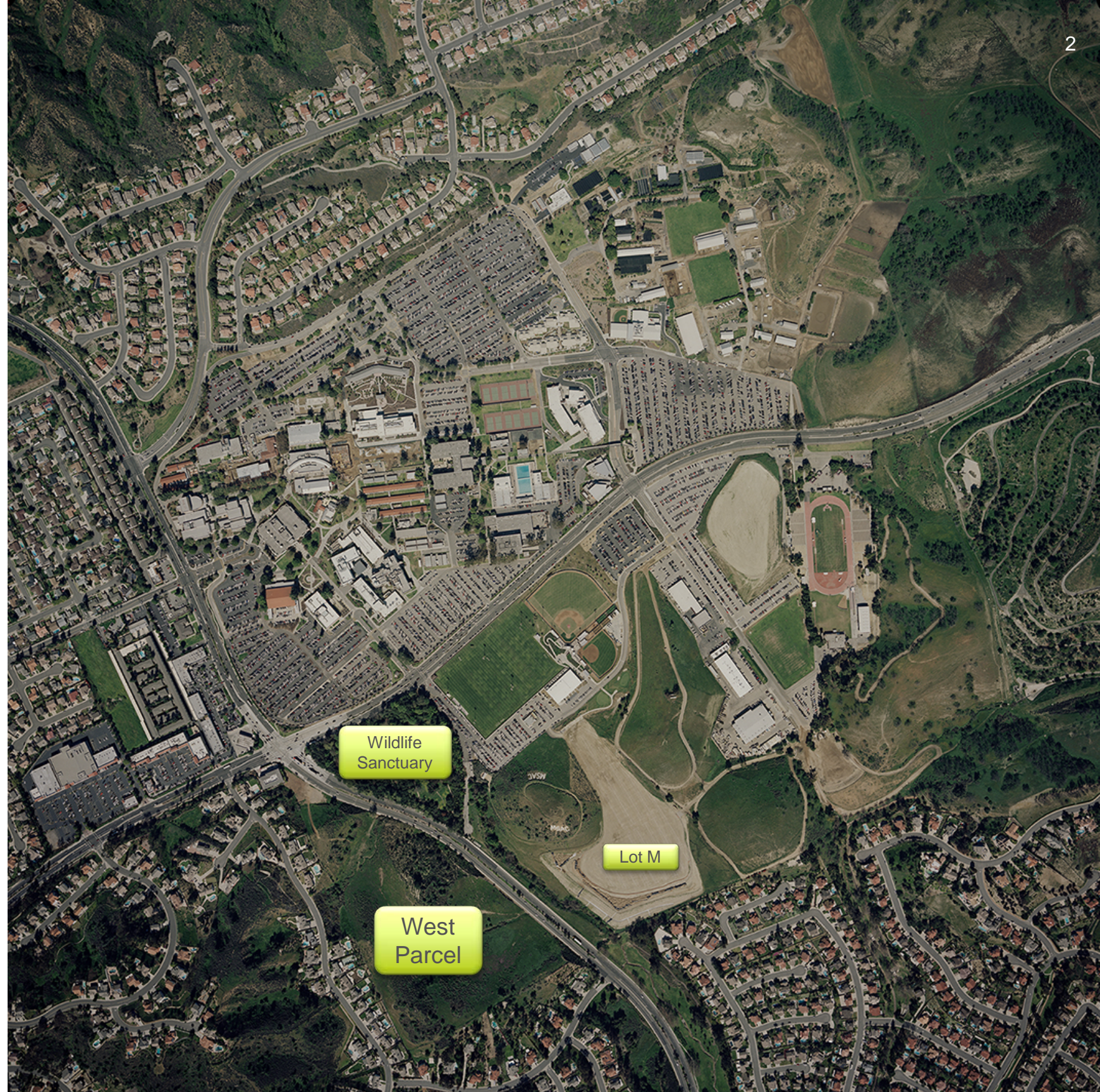
West Parcel Solar Project:

- Project Overview
- Funding Sources
- Costs
- California Environmental Quality Act (CEQA)
- Environmental Permits
- Conceptual Array Layout
- Line of Sight + Photo Simulations
- Next Steps



SOLAR PROJECT OVERVIEW

- The Solar Project is located on Mt.SAC's property, referred to as the "West Parcel," southwest of Grand and Temple Avenues.
- The Project provides a 2.2MW ground-mounted solar photovoltaic system.
- Resolution 15-01 recommends approval of design-build agreement with Borrego Solar Systems, Inc.





WEST PARCEL SOLAR PROJECT

Funding Sources

SOLAR PROJECT COSTS

\$5.3M Project Cost of Acquisition and Installation of the Solar Panels:

- **\$3.0M** Proposition 39 Loan
 - California Energy Commission (CEC)
 - Approval of Borrego Solar Systems, Inc. contract
- **\$1.7M** Proposition 39 (California Clean Energy Jobs Act) Grant Funds
- **\$759K** Southern California Edison (SCE) Incentives
 - California Solar Initiative (CSI)
 - Deadline: September 27, 2015
 - Upload approved Borrego Solar Systems, Inc. contract to CSI program



SOLAR PROJECT CALIFORNIA ENVIRONMENTAL QUALITY ACT

December 2013:

- The Board of Trustees certified the “Final Environmental Impact Report (EIR)” for the Mt. San Antonio College 2012 Facility Master Plan and adopted the Facts and Findings and a Statement of Overriding Considerations.

There are no new or exacerbated significant environmental impacts associated with the proposed Project that were not analyzed in the certified Final EIR.



SOLAR PROJECT ENVIRONMENTAL PERMITS

The Project is currently under review by the following responsible agencies:

- US Army Corps of Engineers
- US Fish & Wildlife Service
- California Department of Fish & Wildlife
- State Water Resources Control Board

All permit and approval conditions imposed by the responsible agencies will be applied to the Project.

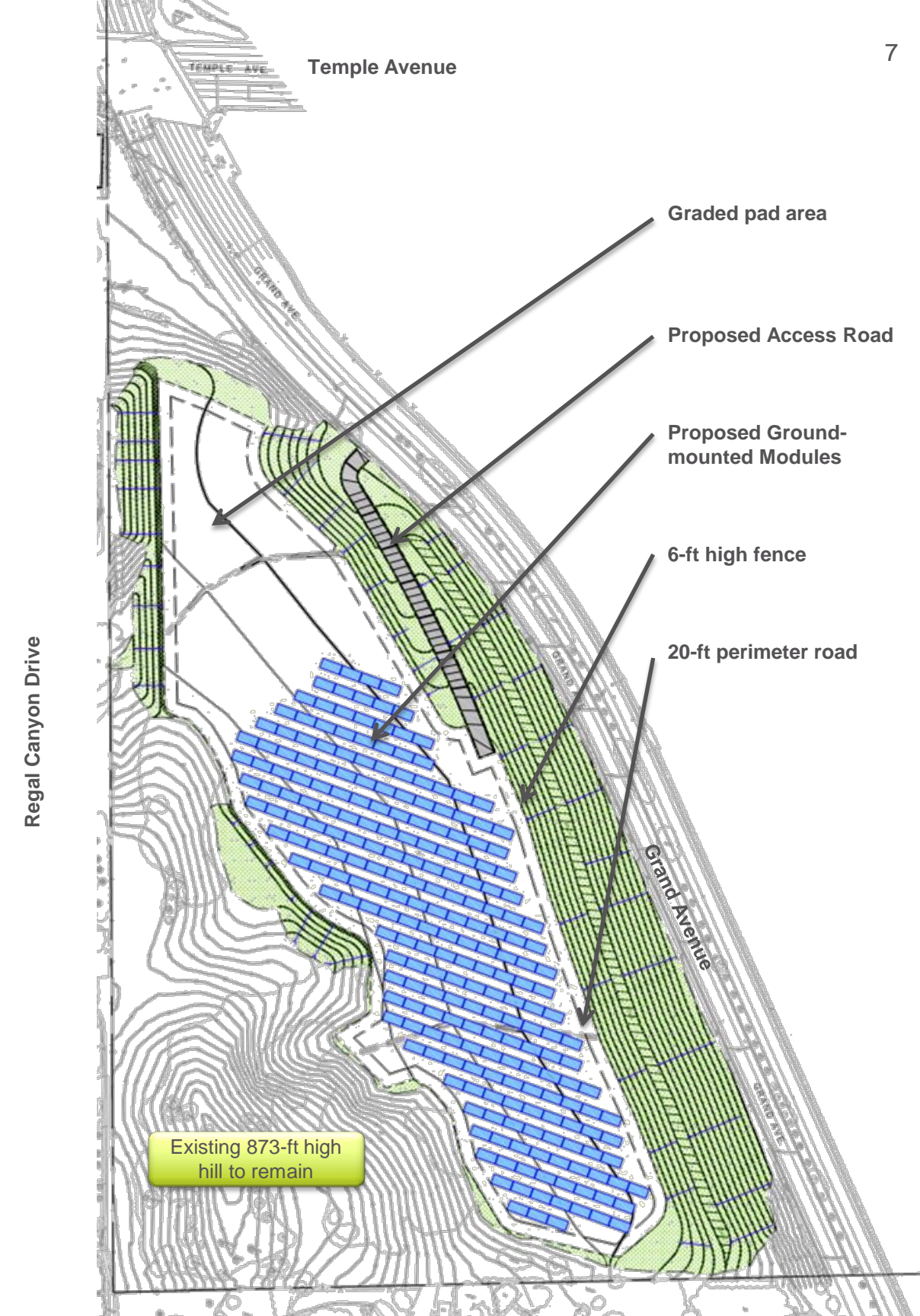


**US Army Corps
of Engineers®**



SOLAR PROJECT CONCEPTUAL ARRAY LAYOUT

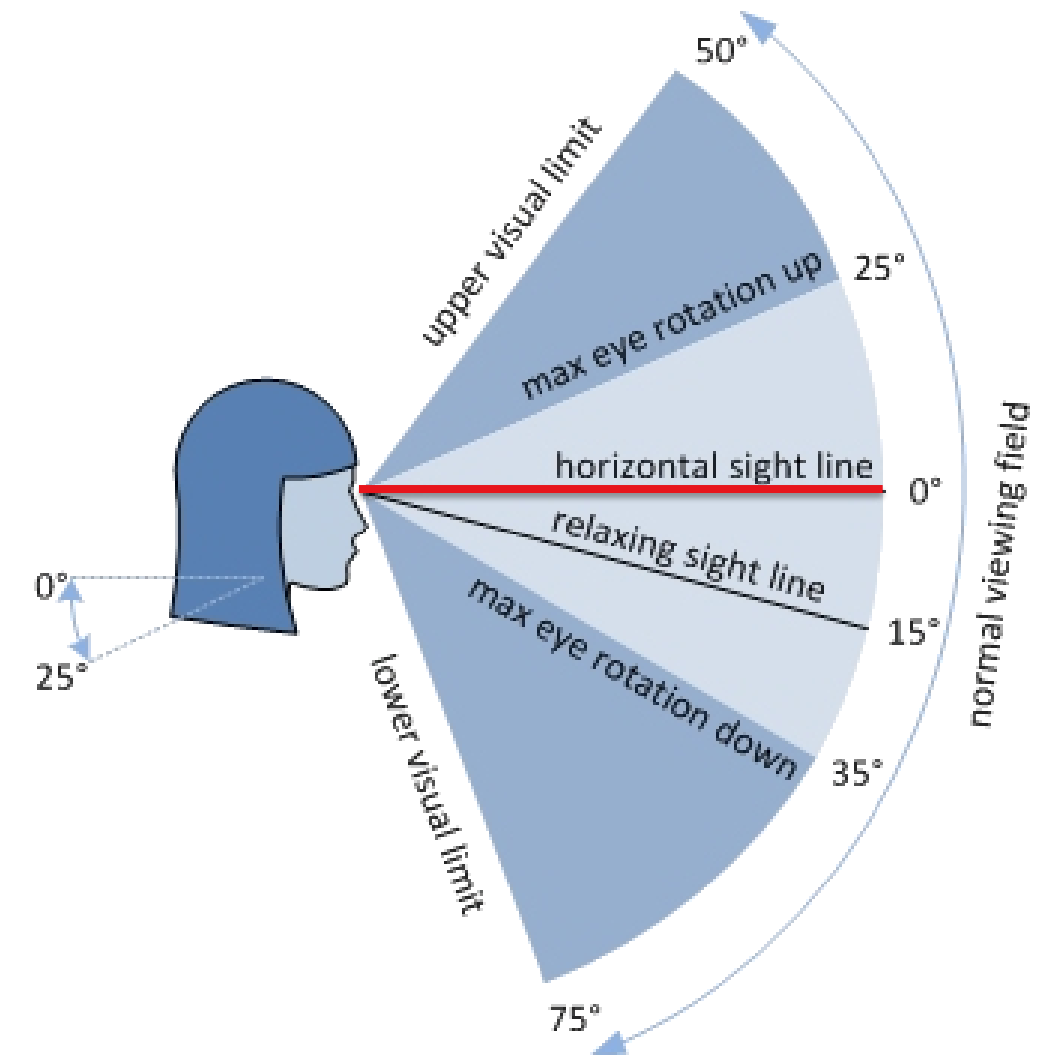
- **Location:** The array is located on the southernmost portion of the graded pad to minimize impact on adjacent residences.
- **Horizontal Distance:** The closest solar panel is approximately **300-ft** from the nearest Regal Canyon Drive residence with a view of the Project.
- **Vertical Distance:** The residences on Regal Canyon Drive are located at an approximate elevation of 790-ft above sea level which is almost 30-ft higher than the proposed Solar Project pad elevation of 761-ft.



SOLAR PROJECT

LINE OF SIGHT

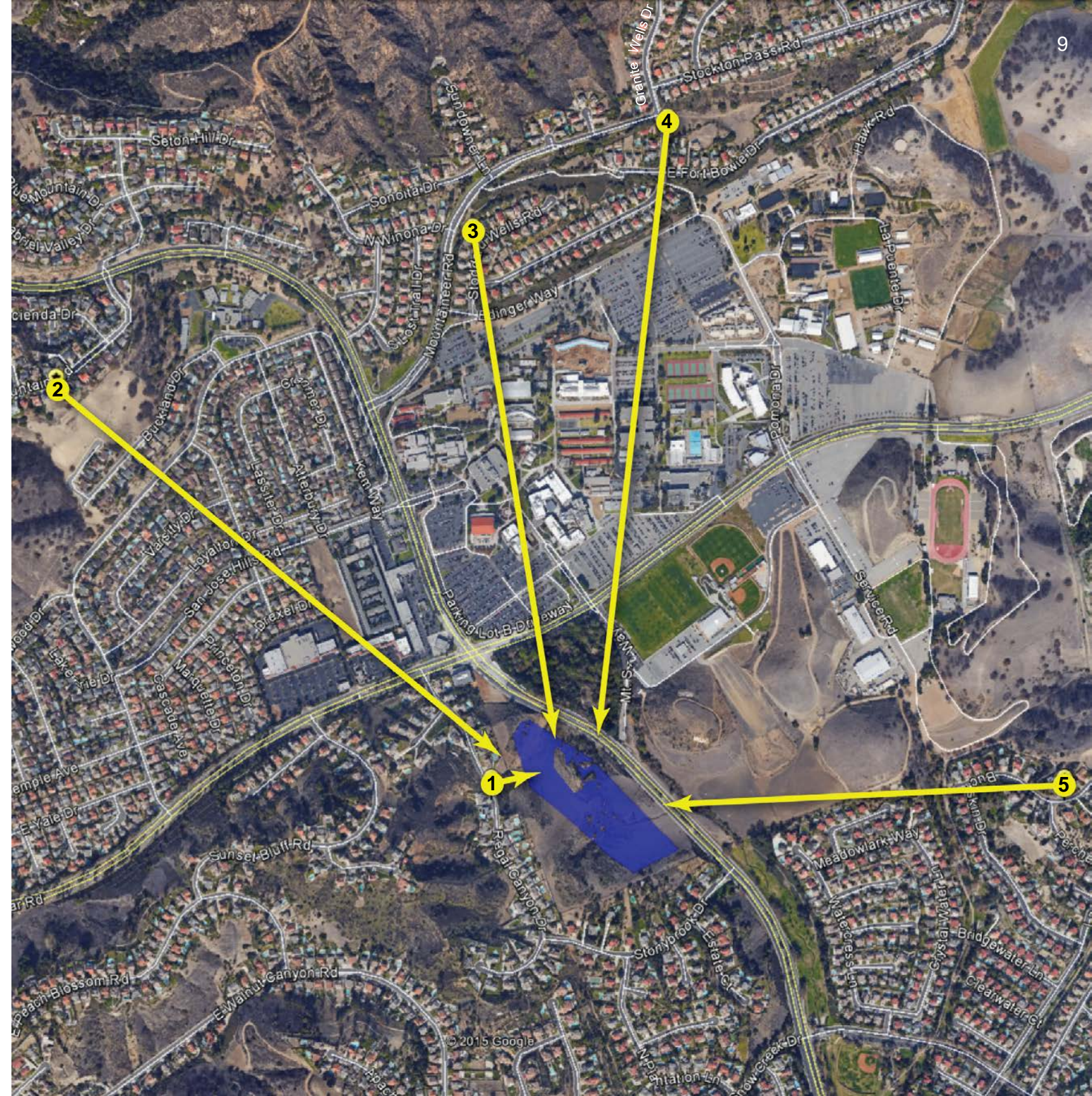
- **Line of Sight (LoS)** is a phrase used to describe the unimpeded view or access from one point to another point across a terrain or surface.
 - LoS is used to understand the visible and obstructed (non-visible) points in terrain which contains significant changes in elevation (in the form of mountains/hills and valleys).
- **Horizon line/eye level** refers to the actual height of the viewer's eyes when looking at an object, interior scene, or an exterior scene.
 - The existing site photographs used for the following photo simulations were shot at 5'-8" above finished grade (approximately eye level).



SOLAR PROJECT PHOTO SIMULATIONS

Photo simulations depict potential planning and design changes through realistic digitally-manipulated photographs.

- The District has retained the services of a professional photo simulation firm to prepare the following images to allow the entire Mt. SAC community to visualize the before and after conditions of the Solar Project more accurately.



SOLAR PROJECT PHOTO SIMULATIONS

View 1:

1131 Regal Canyon Drive

- Photograph taken from the sidewalk in the middle of the driveway of 1131 Regal Canyon Drive.

West Parcel

Proposed

Existing

10



WW Design & Consulting, Inc.



SOLAR PROJECT PHOTO SIMULATIONS

View 2:

20331 Shadow Mountain Road

- Photograph taken from rear of vacant lot across the street from 20331 Shadow Mountain Road.

West Parcel

Proposed

Existing

11



WW Design & Consulting, Inc.



SOLAR PROJECT PHOTO SIMULATIONS

View 3:

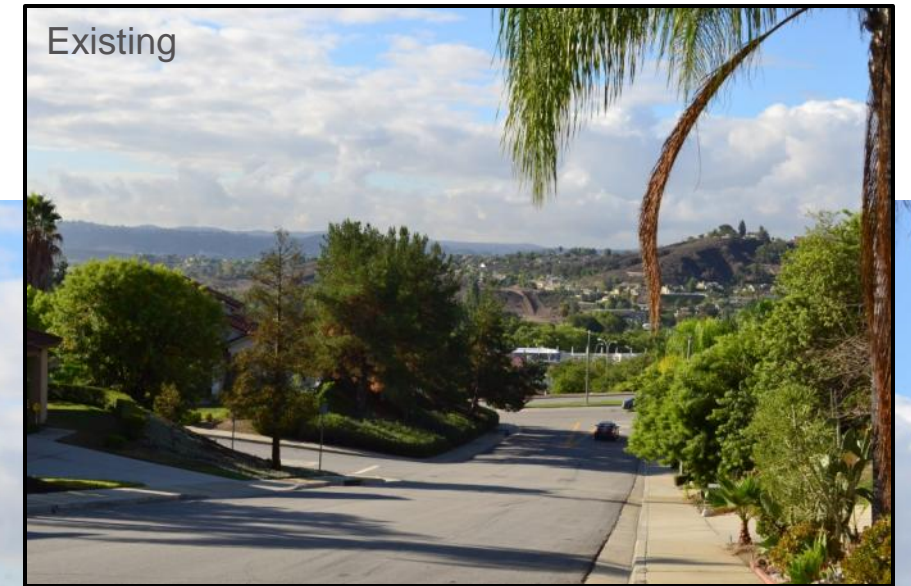
20939 Stoddard Wells Road

- Photograph taken from the sidewalk in front of 20939 Stoddard Wells Road.

West Parcel

Proposed

Existing



SOLAR PROJECT PHOTO SIMULATIONS

View 4:

21119 Granite Wells Drive

- Photograph taken across the street from 21119 Granite Wells Drive.

West Parcel

Proposed

Existing



WW Design & Consulting, Inc.

SOLAR PROJECT PHOTO SIMULATIONS

View 5:

21775 Buckskin Drive

- Photograph taken from the street next to 21775 Buckskin Drive.

West Parcel

Proposed

Existing

14



WW Design & Consulting, Inc.

SOLAR PROJECT NEXT STEPS

- Upon Board of Trustees contract approval, Borrego Solar Systems, Inc. will proceed with the **design**, procurement, installation and construction of the system.
- The line of sight study will be further used to guide our efforts to improve aesthetics and views for adjacent neighbors and explore options for landscape that will eventually screen the view of the Project.



QUESTIONS & COMMENTS
THANK YOU