

Le Sueur County, MN

Thursday, April 13, 2017 Regular session

Item 1

Lyra Community Solar Garden/Theis Packet

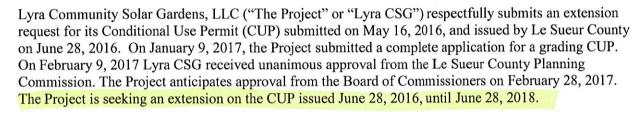
Staff Contact: Kathy Brockway or Michelle Mettler



February 28, 2017

Kathy Brockway Le Sueur County Environmental Services 515 South Maple Ave Le Center, MN 56057

Dear Kathy Brockway,



Since the CUP issuance on June 28, 2016 the Project has made progress on development items and movement towards construction. On September 20, 2016, the Minnesota Public Utilities Commission (MN PUC) directed Xcel Energy to restudy interconnection for some solar projects, including Lyra CSG. This created uncertainty, potentially changing interconnection size for the Project, thus delaying design. Results from the restudy were issued to Lyra CSG on October 24, 2016 and confirmed three mega-watts of interconnection for the Project. Lyra's contractor moved forward with design and completed it by January 2017.

Lyra CSG is scheduled to mobilize in mid-March, shortly after receiving its grading CUP. The actual mobilization date is dependent on weather, site conditions, and receipt of building permits. Construction is anticipated to be completed no later than December 31, 2017. Lyra CSG respectfully requests a permit extension to June 28, 2018; this gives the contractors sufficient time in case any unforeseeable events occur that delay construction activities.

Lyra CSG is providing responses to Ordinance requirements of Section 21-Conditional Use Permits, Subdivision 5.A. attached to this letter. The Project's request for an extension is in compliance with Le Sueur County's Zoning Ordinance Section 21-Conditional Use Permits, Subdivision 5.A. Lyra Community Solar Gardens, LLC respectfully requests that the Board of Commissioners approve the Project's request for a CUP extension until June 28, 2018.

Sincerely,

Patrick Smith

Petrick Still

Senior Director, Environmental Planning

patrick@geronimoenergy.com

952-641-4042

Enclosure: Section 21-Conditional Use Permits, Subdivision 5.A

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Section 21-Conditional Use Permits, Subdivision 5.A

1. Such permit shall become null and void unless a petition for extension of time in which to complete the work has been granted by the Board of County Commissioners.

The Project is writing this letter to petition for an extension on its CUP that is set to expire June 28, 2017. The request is to extend the permit until December 31, 2017.

2. Such extension shall be requested in writing and filed with the Department at least thirty (30) days before the expiration of the original Conditional Use Permit.

Lyra CSG is requesting in writing an extension at least (30) days before the June 28, 2017 expiration date. It is anticipated that the request will be filed (30) days before the extension.

3. The request for extension shall state facts showing a good faith attempt to complete the work permitted in the Conditional Use Permit.

The request for extension establishes a factual timeline demonstrating a good faith attempt to complete the work permitted in the CUP. A projected timeline to complete the remaining work is also included in the request.

4. Such petition shall be presented to the Planning Commission and Board of County Commissioners for decision.

Representatives for Lyra CSG will be present at the April 13, 2017 Planning Commission Meeting, and at the following Board of County Commissioners Meeting.

LE SUEUR COUNTY CONDITIONAL USE PERMIT CRITERIA

Conditional Use Permit #: 17020

1.	The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity.														
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2.		lishment of ent of surro						orderly development and area.							
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3.		utilities, ac	cess roads	s, drainage	and other	facilities h	ave been	or are being provided.							
	Al	Don Rk	Don Ry	Jeanne	Doug	Shirley	Pam	TOTAL							
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4.				or will be	taken to p	rovide suffi	cient off-s	treet parking and loading space to							
	service th	e proposed Don Rk	i use. Don Ry	Jeanne	Doug	Shirley	Pam	TOTAL							
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Ψ.	Adequate measures have been or will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these will constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result.														
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Exp								The conditional use is consistent with and supported by the statement of purposes, policies, goals and objectives in the Ordinance.							
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COUNTY BOARD MEETING DATE _