

## LARAMIE COUNTY PLANNING & DEVELOPMENT DEPARTMENT

## Planning • Building

#### **MEMORANDUM**

**TO:** Laramie County Board of Commissioners

FROM: Bryan Nicholas, Associate Planner

**DATE:** November 20, 2018

TITLE: Review and action of a Board Approval for ConnectGen Farthing MET

Towers, situated on the Farthing Ranch property in portions of land within Townships 17 and 18 North, Ranges 69 and 70 West, of the 6<sup>th</sup> P.M., Laramie

County, WY.

#### **EXECUTIVE SUMMARY**

ConnectGen Laramie County LLC, on behalf of Farthing Ranch Co., has submitted an application for Board Approval for ConnectGen Farthing MET Towers, located northeasterly of Horse Creek Road and Road 229. The purpose of the application is to seek approval to place meteorological towers for wind resource measurement on a portion of the Farthing Ranch Company property.

#### **BACKGROUND**

The Laramie County Land Use Regulations do not call out meteorological towers separately. Towers are defined as "any structure that is designed and constructed primarily for the purpose of supporting one or more antennas [... which] includes but is not limited to radio and television transmission towers, microwave towers, common-carrier towers, cellular telephone towers, alternative tower structures and any tower support." This application is being reviewed under the tower regulation section and Board Approval.

#### **Pertinent Regulations**

**Section 1-2-100** of the Laramie County Land Use Regulations, governing the Board Approval process.

**Section 2-2-123** of the Laramie County Land Use Regulations, governing Wireless Telecommunications Services.

#### **DISCUSSION**

The Laramie County Comprehensive Plan describes this area as best suited for Ag & Range Land (AGR). The AGR designation applies to outlying areas of Laramie County, which are far removed from providers of public services and have relatively lower levels of road access. Primary uses include agriculture crop and livestock production, and associated residential uses. The Plan does not identify goals related to towers.

The boundary of PlanCheyenne and the Zoned Boundary do not reach this property, and thus do not have any bearing on the discussion of this proposed subdivision.

It is the intent of the applicant (ConnectGen Laramie LLC), to lease the property shown on the Plot Map under two separate uses. The first use, encompassing roughly 13,920 acres, is designated as the "Wind Development Zone". This portion of the land could eventually be used for the placement of wind turbines and associated construction, though at this time this proposed development is not being pursued by the applicant. It states in the submitted Project Narrative, *All MET towers will be installed within the Wind Development Zone*".

The second is the "Non-Wind Wind Development Zone", roughly 20,430 acres in size. The applicant states that this area will be leased for the project but, "where wind turbine generators will not be sited".

Upon approval of the use, the applicant intends to install one 100-meter and one 60-meter MET tower at this time, and understands that future tower installations or change in location of the towers currently proposed for this site would require submittal and approval of an amended plan by the Planning Dept. The Plot Map, which is attached in this report, will serve as the governing document to be amended as such changes or updates to the area designated as the "Wind Development Zone" occur. Installation of all towers require Alternative Energy Applications be submitted and approved by the Laramie County Building Dept. The placement of the proposed meteorological towers, or any future towers, would not preclude other uses on the Farthing Ranch property. The proposed locations meet the required 100% height setback from adjacent property lines.

The Laramie County Land Use Regulations state that towers above 100' in the unzoned (regulatory) area of Laramie County shall be approved by the Board. Additionally, public notice is required to be mailed to property owners within ½ mile of the property prior to building permit application for towers, per Section 2-2-123(b)(vii) of the Laramie County Land Use Regulations. This requirement was fulfilled by the Planning Staff by certified letters mailed to the pertinent land owners on October 16, 2018.

As an adjacent landowner, the Wyoming State Lands Office noted that any access across state lands or work performed on state lands will require prior authorization from the state.

Section 1-2-100 (a) states that:

Before any application for a Board Approval can be granted, the Board shall find:

- i. The proposed use is permitted by Board approval in the proposed location and in conformance with all applicable development standards.
- ii. The proposed use is in general conformance with all other applicable policies adopted by Laramie County.
- iii. There is no defined negative impact to the community.

#### Section 2-2-123 (b) General Requirements states that:

#### i. Principal or Accessory Use

Commercial Mobile Radio Service (CMRS) facilities may be considered for either principal or accessory uses. A different existing use of an existing structure on the same lot shall not preclude the installation of an antenna or tower on such lot.

#### ii. Aesthetics

Towers and antennas shall, to the extent possible, use materials, colors, textures, screening and landscaping that will blend them into the natural setting and surrounding buildings.

## iii. Lighting

Towers may not be artificially lighted, unless required by public safety, the FAA or other applicable authority.

#### iv. State or Federal Requirements

All towers must meet current standards and regulations of the Federal Aviation Administration (FAA), Federal Communications Commission (FCC), and any other agency of the local, state or federal government with the authority to regulate towers and antennas.

#### v. Building Codes and Safety Standards

To ensure the structural integrity of towers, the owner of a tower shall ensure that the tower is maintained in compliance with applicable state and local building code standards and the applicable standards for towers published by the Electronic Industries Association, as amended. Each tower shall require an approved building permit.

#### vi. Required Application

A building permit, plot plan and copy of any executed lease agreement is required for each proposed tower. The plot plan shall clearly show the location and distance of the tower and associated structures from property lines. The plot plan shall also indicate where access to the tower site is proposed.

#### vii. Public Notice

Public notice is required to all property owners of record within one half mile of the lot where the proposed tower and/or temporary tower is to be located. Notice shall be via certified mail. Notice shall be made thirty (30) days prior to submission of a building permit.

viii. Setbacks

Towers must be set back a distance equal to at least 100 percent of the height of the tower from any adjacent property line.

The applicant is in compliance with all applicable items above. Staff finds the proposal to be in general conformance with the plans and policies of the Laramie County Land Use Regulations and the Laramie County Comprehensive Plan.

## **RECOMMENDATION and FINDINGS**

Based on evidence provided, staff recommends the Laramie County Board of Commissioners find that:

- **a.** This application is in compliance with section 1-2-100 of the Laramie County Land Use Regulations.
- **b.** This application is in compliance with section 2-2-123 of the Laramie County Land Use Regulations.

and that the Board grant approval for ConnectGen Farthing MET Towers, situated on the Farthing Ranch property in portions of land within Townships 17 and 18 North, Ranges 69 and 70 West, of the 6<sup>th</sup> P.M., Laramie County, WY.

## PROPOSED MOTION

I move to grant Board Approval for ConnectGen Farthing MET Towers and adopt the findings of facts a and b of the staff report.

#### **ATTACHMENTS**

Attachment 1: Aerial Map

**Attachment 2: Comprehensive Plan Map** 

**Attachment 3: Met Tower Land Designation Map** 

**Attachment 4: Plot Map** 

Attachment 5: Topography Map

**Attachment 6: Project Narrative** 

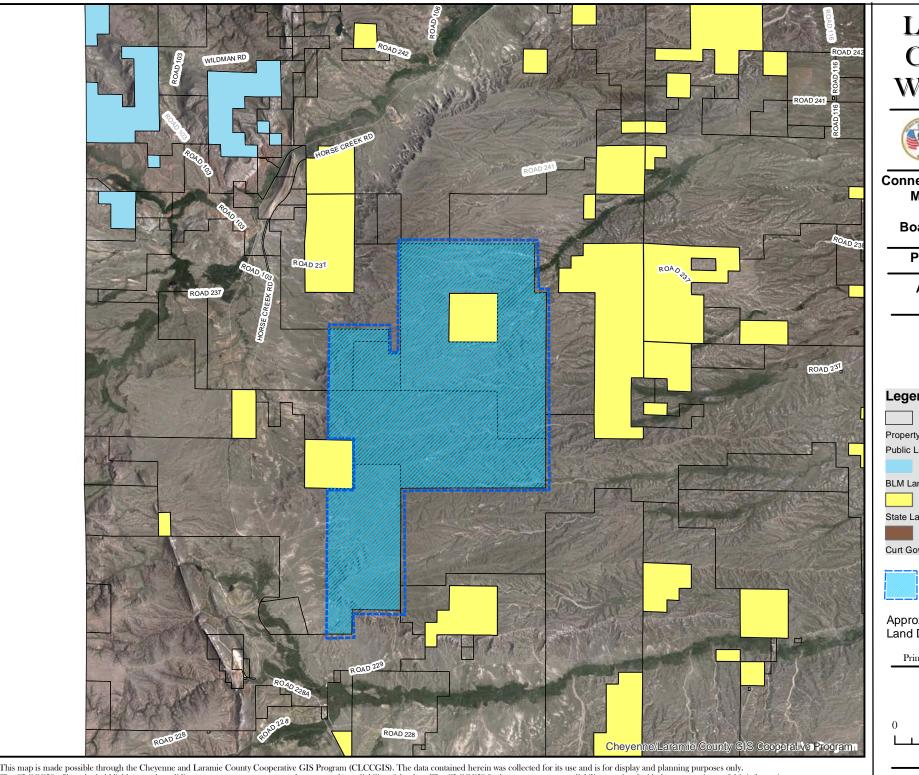
Attachment 7: Memorandum Wind Energy Lease and Easement Agreement Attachment 8: Notice of Proposed Construction or Alteration – Off Airport

**Attachment 9: Agency Comments Report** 

**Attachment 10: Applicant Response to Agency Comments Report** 

**Attachment 11: Resolution** 

Attachment 12: Resolution Exhibit A



# Laramie County, Wyoming





**ConnectGen Farthing MET Towers** 

**Board Approval** 

PZ-18-00244

**Aerial Map** 

#### Legend

Property Lines

Public Lands

BLM Land

State Land

Curt Gowdy State Park



Approximate MET Tower Land Designation Area

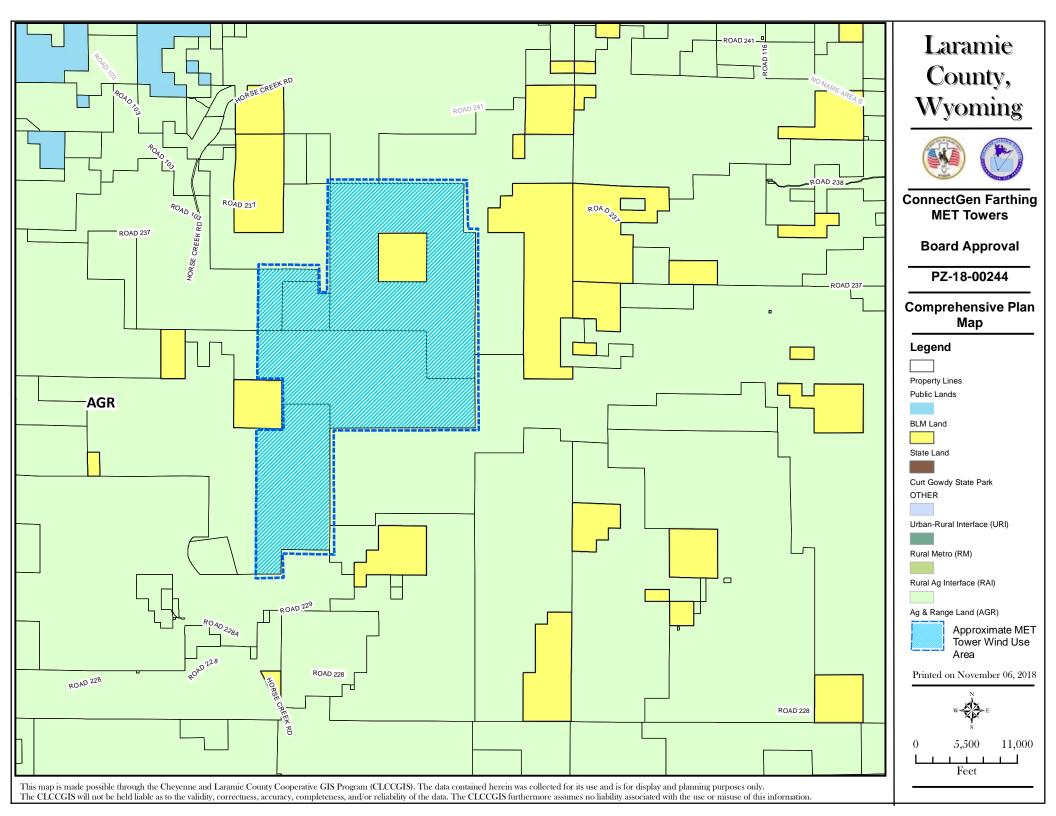
Printed on October 16, 2018

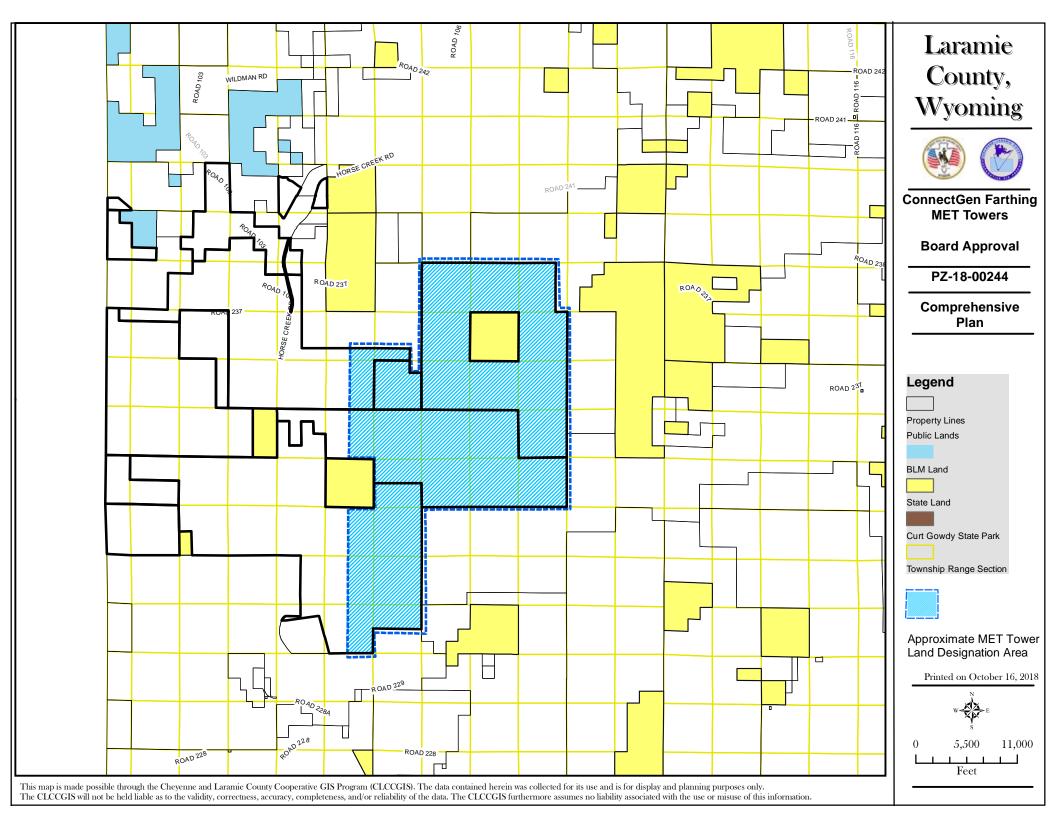


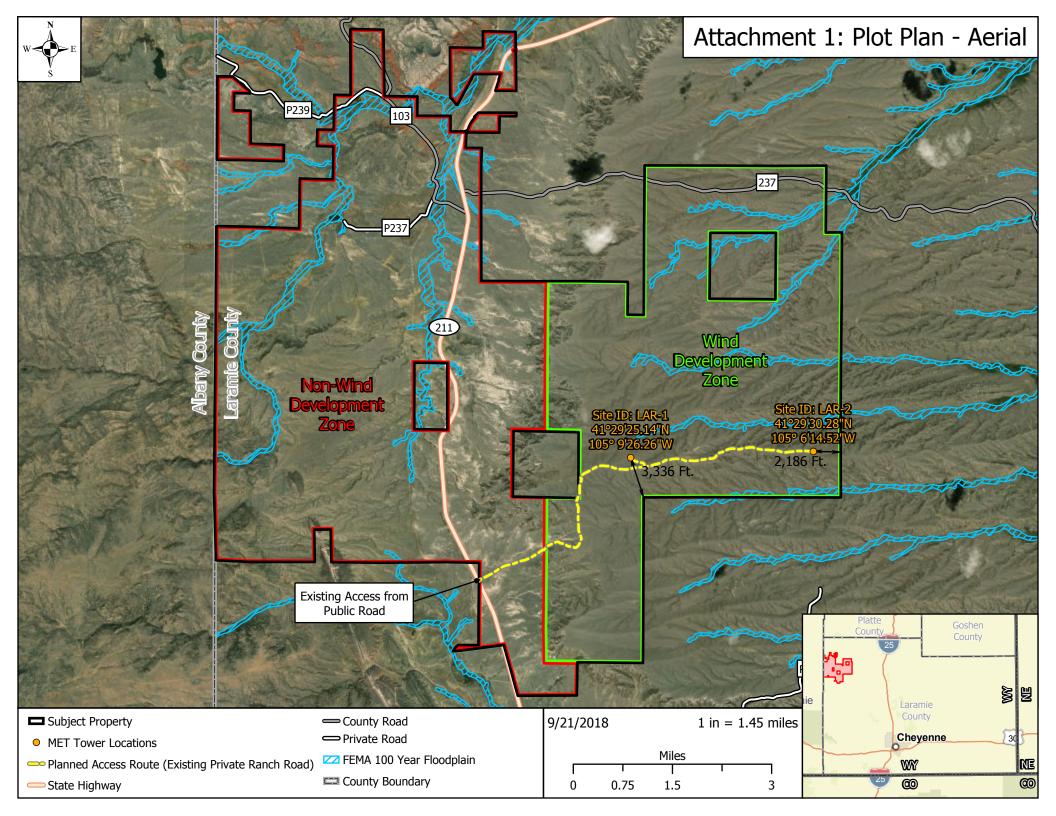
5,500

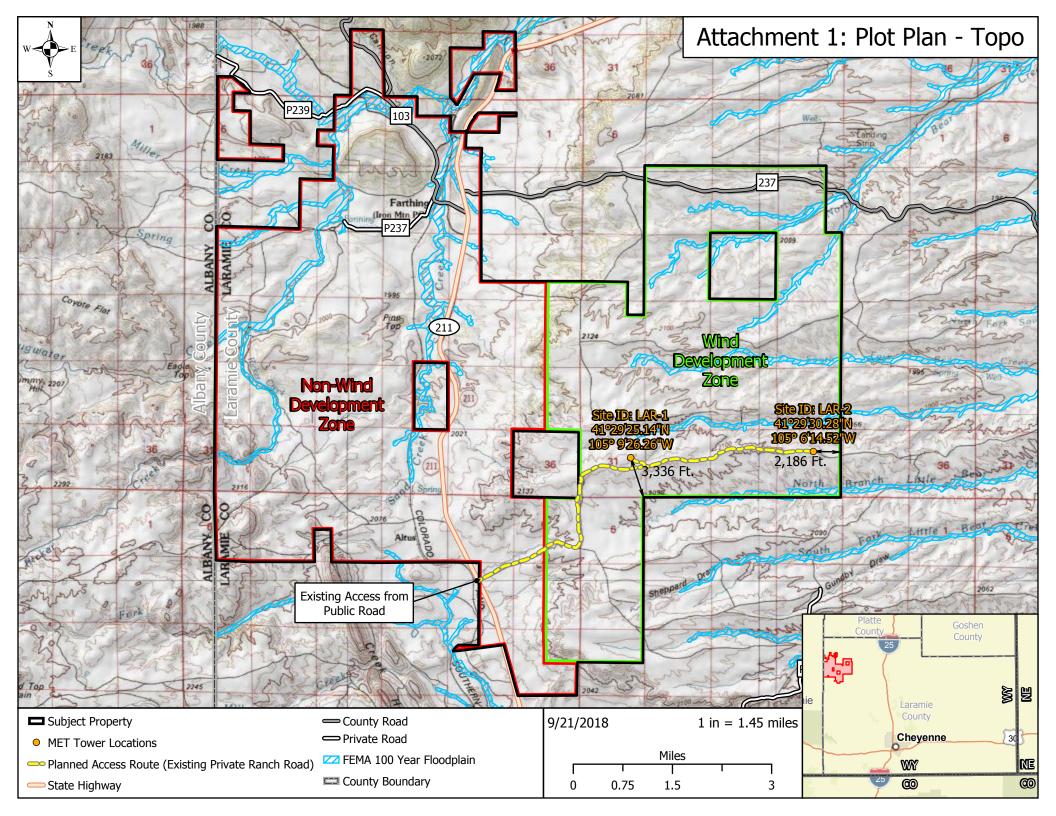
11,000 Feet

This map is made possible through the Cheyenne and Laramie County Cooperative GIS Program (CLCCGIS). The data contained herein was collected for its use and is for display and planning purposes only. The CLCCGIS will not be held liable as to the validity, correctness, accuracy, completeness, and/or reliability of the data. The CLCCGIS furthermore assumes no liability associated with the use or misuse of this information.









#### **PROJECT SUMMARY:**

ConnectGen Laramie County LLC, a subsidy of ConnectGen Operating LLC, submits a board approval application for the installation of meteorological (MET) towers on the Farthing Ranch property.

ConnectGen has executed a wind energy lease with the Farthing Ranch Company, a private landowner, for the entirety of its property located within Laramie County, WY. See Attachment 2 for the Memorandum of the Wind Energy Lease and Easement Agreement. The leased premise includes a 13,920 acre Wind Development Zone and 20,430 acre Non-Wind Development Zone. The Wind Development Zone is the area leased for the potential siting of wind turbines and associated facilities. The Non-Wind Development Zone is an area leased as part of the project but where wind turbine generators will not be sited. All MET towers will be installed within the Wind Development Zone.

ConnectGen is currently proposing to install one 100-meter MET tower and one 60-meter MET tower. The coordinates of these proposed towers are provided in the table below, and the locations are detailed in Attachment I – Plot Plan. In the future, ConnectGen may install additional MET towers within the Farthing Ranch. Based on the pre-application meeting with the Laramie County Planning & Development Office, ConnectGen understands that the board approval provides authorization to site MET towers on the Farthing Ranch Wind Development Zone Area in the future; however, any additional MET towers must comply with the Laramie County Land Use Regulations and would require separate Alternative Energy Permit authorizations.

MET	Parcel ID	Location	Latitude,	Height	Distance to
Tower ID			Longitude		Nearest
			_		Property Line
Lar-I	18693110000100	T18N, R69W,	41°29'25.14"N,	100 meters	3,336'
		Section 31	105° 9'26.26"W		
Lar-2	18693110000100	T18N, R69W,	41°29'30.28"N,	60 meters	2,186'
		Section 34	105° 6'14.52"W		

The purpose of the MET towers is to collect wind speed data and determine the suitability of the area for wind energy development. The towers will require minimal attention once installed. Solar panels mounted on the towers will provide all power needs, and data collected by the towers will be sent to ConnectGen wirelessly via cell service. The towers will not require water or septic systems. The towers will not need to be visited by ConnectGen or its contractors except in the case of routine maintenance activities, which is not expected to occur more than once per year.

Each tower will be located greater than its fall-down distance from all property lines and floodplains. Attachment I - Plot Plan depicts this setback boundary for each tower, and the distance from each tower to the nearest property line is included in the table above.

#### Tower Lar-I

MET tower Lar-I will have a height of 100 meters (328 feet). The tower will be a Sabre Industries lattice structure and will be supported by a system of guy wires extending out in three directions, and anchored approximately 225 feet from the base of the tower. The tower base and the guy wire anchors will be secured by cement foundations. The tower will be installed and maintained by a qualified third-party contractor.

The foundation installation will be performed by a crew of 3 to 4 workers for 3 days. The crew will excavate and pour foundations for the tower base and the guy wire anchors. The concrete will then be allowed to cure for a period of up to 28 days, during which there will not be any construction activity at the site. Next, a crew of 4 to 5 workers will erect the MET tower for 2 to 3 days. At the conclusion of the construction period, a technician will spend one day performing final commissioning of the MET tower.

Equipment will be transported to the site by up to three heavy-duty pickup trucks with flat-bed trailers. An excavator will be used to dig the foundations, and a Lull forklift will be used to stage the tower sections.

#### **Tower Lar-2**

MET tower Lar-2 will have a height of 60 meters (197 feet). The tower will be a NRG XHD monopole tower and will be supported by a system of guy wires extending out in four directions, and anchored approximately 164 feet from the base of the tower. The tower does not require a foundation; rather, the base of the tower is secured to a metal baseplate that is anchored into the ground. The tower will be installed and maintained by a qualified third-party contractor.

The tower will be located at the site of an existing 40-meter MET tower that was installed by a previous developer in 2002 and later abandoned. The third-party contractor will remove the 40-m tower prior to installing the 60-m tower.

The 40-m tower decommissioning and 60-m tower installation will be performed by a crew of 3 workers over the course of two to three days. The tower components will be transported to the site by a heavy-duty pickup truck with a flat-bed trailer. The crew will also utilize a Mini Skid Steer for site preparation, as needed.

#### PROPOSED ACCESS PLAN

Existing private ranch roads on the Farthing Ranch property will be utilized to access both MET tower locations. The access route measures a total distance of approximately 6.8 miles from the point of beginning at State Highway 211 (Horse Creek Road). No new roads will be constructed as part of this proposal, since the existing private ranch roads adjacent to the planned MET tower locations are adequate to allow access by four-wheel-drive trucks for tower installation and maintenance. The access route does not cross any delineated 100 year floodplains.

The installation of Lar-I (100-m) is anticipated to require up to 4 vehicle trips per day during the foundation installation and tower installation periods, which will have a total duration of up to 7 days.

The installation of Lar-2 (60-m) is anticipated to require up to 2 vehicle trips per day over the course of 3 days.

Attachment I – Plot Plan depicts the planned access route using existing private ranch roads accessed from State Highway 211 (Horse Creek Road).

#### **DEVELOPMENT CODE COMPLIANCE ASSESSMENT**

ConnectGen has reviewed the Laramie County Land Use Regulations and coordinated with Laramie County staff regarding the permitting requirements for meteorological towers. ConnectGen understands that meteorological towers are not specifically identified within the Land Use Regulations but are considered a "tower" as defined and regulated under Section 2-2-123 of the Laramie County Land Use Regulations. Construction and operation of the meteorological towers will therefore require both approval by the Board of County Commissioners and building permits from the Laramie County Planning & Development Office. ConnectGen intends to comply with the Laramie County Land Use Regulations, and all state and federal laws governing installation and operation of the meteorological towers.

Based on the information provided herein, the proposed siting, installation, and operation of MET towers on the Farthing Ranch meet the finding requirements described in Section 1-2-100 of the Laramie County Land Use Regulations. A description of how the project meets each of the three requirements is discussed below:

Section 1-2-100(a)(i): The proposed use is permitted by Board approval in the proposed location and in conformance with all applicable development standards.

The proposed use to install and operate MET towers on the Farthing Ranch meets all development standards and general requirements as defined by the Laramie County Land Use Regulations, specifically those requirements identified in Section 2-2-123(b).

**Zoning and Land Use** - The property is located in a rural/un-zoned portion of the county where ranching is the primary land use. The installation and operation of MET towers is a temporary use and is compatible with the current land use practices occurring on the site. Furthermore, ConnectGen has executed a lease agreement with the Farthing Ranch which authorizes the installation and operation of MET towers on the property.

Aesthetics – The proposed MET towers' narrow tubular and lattice guyed design readily blends into the surrounding landscapes resulting in relatively negligible visual change to the local viewshed. The towers will be painted with alternating bands of orange and white to increase visibility to air traffic, and the 100m tower will require lighting in accordance with Federal Aviation Administration (FAA) regulations. The proposed tower locations are greater than 2.5 miles and 5 miles from the nearest public roads and are unlikely to result in a significant change to the local aesthetics.

**Lighting** – The proposed 100-m tower (Lar-1) will require obstruction lighting to conform to federal air traffic safety regulations. The FAA is currently reviewing the proposed MET tower height and location and will identify the lighting requirements. The MET tower will be constructed and operated with the lighting requirements recommended by the FAA. The 60-m tower (Lar-2) will not require obstruction lighting.

**State or Federal Requirements** – Federal regulations governing airspace obstructions (14 CFR 77) require submission of a Notice of Proposed Construction (Form 7460-1) with the Federal Aviation Administration (FAA) for all proposed construction greater than 200 feet above ground level. ConnectGen filed a form 7460-1 for Lar-1 on August 16, 2018 and is awaiting a Determination of No-Hazard from the FAA. The submitted form can be found in Attachment 3. The proposed 100-m tower will not be installed on the Farthing Property until a Determination of No Hazard has been received. Lar-2 is below 200 feet in height and does not require a filing with the FAA.

Also, in compliance with WY Senate Bill 143 (W.S. 10-4-305 – Marking Obstructions), both MET towers meet the obstruction marking requirements and will be reported to the Department of Transportation's Wyoming MET Reporting System not less than 10 days prior to being erected. No other state or federal permits are required to install and operate the towers.

**Building Permits** - The project will apply for and acquire an Alternative Energy Building Permit from the County prior to installing or operating each MET tower proposed for the property. Installation and operation of MET towers will use existing ranch roads for access. No floodplains will be crossed and no new roads or improvements are needed for the project.

**Public Notice** – The project understands that public notice is a requirement of the board approval process. Following submittal of the application and 30 days prior to the Board of County Commissioners hearing, public notice will be made through direct mailings to surrounding landowners, legal notice published in the local newspaper, and a sign posted at the property.

**Setbacks** - Towers will be set back from all property lines a distance greater than the height of each tower. The tower locations, as proposed, are located 2,186 feet and 3,336 feet from the nearest property line boundary and there are no structures near the proposed MET tower locations.

<u>Section 1-2-100(a)(ii):</u> The proposed use is in general conformance with all other applicable policies adopted by Laramie County.

The proposed use does not conflict with any other policies adopted by Laramie County. The 2016 Laramie County Comprehensive Plan identifies the project area as Agricultural and Rangeland (AGR). The installation and operation of MET towers will not interfere with the identified goals for current or future land use in the AGR designated area. The Project Area is not within the administrative boundaries of any other county or local jurisdictions which have policies or requirements adopted by the County.

#### Section 1-2-100(a)(iii): There is no defined negative impact to the community.

The proposed use is not anticipated to result in negative impacts to the community. The project adheres to setback standards adopted by the county to avoid the potential for direct impacts to neighboring landowners or the surrounding community. MET tower installation will only require short term use of the site (3-10 days) by a small installation crew (3-5 persons). Once installed, MET towers are self-operated, and would only need to be accessed periodically for routine inspections. Due to the limited footprint of MET towers, impacts to natural resources are not anticipated to occur. The proposed MET tower locations may be visible from public use areas, such as public roads; however, based on the design of the towers, distance from public use areas, and local backdrop, the MET towers are not expected to adversely affect viewshed.

RECP #: 738295

RECORDED 9/5/2018 AT 12:38 PM BK# 2595 PG# 725 Debra K. Lee. CLERK OF LARAMIE COUNTY. WY PAGE 1 OF 10

Debia K. Lee. CLERK OF LARAMIE COUNTY. WY PAGE 1 OF 10

## MEMORANDUM OF WIND ENERGY LEASE AND EASEMENT AGREEMENT

# THIS INSTRUMENT PREPARED BY AND SHOULD BE RETURNED TO:

ConnectGen Laramie County LLC c/o ConnectGen Operating LLC 1001 McKinney, Suite 700 Houston, Texas 77002 Attention: General Counsel

THIS MEMORANDUM OF WIND ENERGY LEASE AND EASEMENT AGREEMENT (this "Memorandum") is made, dated and effective as of the <u>C</u> day of August 2018, by and between Farthing Ranch Company ("<u>Landowner</u>"), and ConnectGen Laramie County LLC ("<u>Renewables Company</u>").

RECITALS:

WHEREAS, Landowner and Renewables Company have entered into a Wind Energy Lease and Easement Agreement dated as of the date first written above with respect to property more specifically described herein for, among other things, the development, installation, construction, operation and maintenance of wind-powered turbines, generators, and associated appurtenances and facilities, including easements relating to such activity (as heretofore or hereinafter amended, restated or supplemented from time to time, the "Lease and Easement Agreement") covering the following described land located in Laramie County, Wyoming; and

WHEREAS, Landowner and Renewables Company desire to set forth certain terms and conditions of the Lease and Easement Agreement in a manner suitable for recording in the Public Records of Laramie County, Wyoming, in order to provide record notice of the Lease and Easement Agreement and Renewables Company's rights in and to the land subject to the Lease and Easement Agreement, as provided herein.

NOW, THEREFORE, in consideration of mutual covenants contained in the Lease and Easement Agreement, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree and stipulate as follows:

- 1. <u>Description of Property</u>. The land subject to the Lease and Easement Agreement is described on Exhibit A attached hereto, and by this reference made a part hereof (the "Property").
- 2. <u>Grant of Lease and Easements</u>. Subject to the terms and conditions more particularly set forth in the Lease and Easement Agreement, without limitation, Landowner has leased to Renewables Company,

and Renewables Company has leased from Landowner, the Property for the purpose of converting wind energy to electricity and utilizing the air and wind resources of the Property. In addition, Landowner grants, conveys, transfers and warrants to Renewables Company, its successors and assigns the following easements:

- (a) An exclusive easement to use, convert, maintain and capture the free and unobstructed flow of wind over and across the Property;
- (b) An exclusive easement to permit the rotors of Generating Units located on adjacent properties in any Project to overhang the Property;
- (c) A non-exclusive easement for the Access Rights;
- (d) A non-exclusive easement to permit the Renewable Company Facilities located on the Property, on adjacent property or elsewhere to affect the Property, including without limitation visual and non-visual and audible and non-audible effects:
- (e) An exclusive easement to develop, construct, reconstruct, erect, install, improve, replace, relocate and remove from time to time, and use, maintain, repair, operate and monitor wind turbines and meteorological towers;
- (f) An exclusive easement to permit the use of cranes required to install, repair or replace the Generating Units from time to time along with an access route for the cranes, together with the right to temporary earthmoving as necessary to build suitable access routes for said easement;
- (g) A non-exclusive easement and right to install, maintain, repair and operate on the Property underground (or above ground if reasonably necessary or required), distribution and collection lines which carry electricity to and from the Property, communication lines which carry communications to and from the Property, and other above ground improvements or fixtures associated with any of the foregoing;
- (h) A non-exclusive easement and right to install, maintain, repair and operate on the Property high-voltage transmission lines ("Transmission Lines") which carry electrical energy to and/or from the Property and communication lines which carry communications to and from the Property and other above ground improvements or fixtures associated with any of the foregoing;
- (i) A non-exclusive easement on the Property for the installation of utilities in the road right of way and, if necessary, with governmental approval, for the widening and improving of public roads and an appurtenant construction easement to windrow or stockpile the topsoil when extending the ditches of the roads;
- (j) A non-exclusive construction easement for purposes of constructing, maintaining, repairing, replacing, and removing from time to time all or any part or element of the Renewable Company Facilities whether located on or off the Property (the "Construction Easement");
- (k) One or more exclusive easements for the construction, operation, maintenance and occupancy of one or more substations, operations and maintenance buildings and temporary or permanent lay-down areas; and

- (l) An easement to undertake any such other activities that Renewables Company determines are necessary in connection with, and incidental to, any of the foregoing Easements, including the right to remove vegetation on the Property as needed to operate and maintain the Renewable Company Facilities and to comply with applicable laws, regulations, standards, orders and permit conditions.
- 3. Term of Lease and Easement Agreement. The Term of the Lease and Easement Agreement includes an initial six (6) year Development Term. In addition, if the Lease and Easement Agreement is extended for construction and operation, the Operations Term of the Agreement is thirty (30) years from the Operations Date. Renewables Company may extend the Operations Term by up to two (2) additional fifteen-year terms commencing on the last day of the original or extended Operations Term, as the case may be, by giving Landowner written notice of such extension on or prior to expiration of the thencurrent Operations Term. The Agreement will be deemed to have terminated upon expiration of the term as defined in the Lease and Easement Agreement. A written termination of the Lease and Easement Agreement shall be filed with the Public Land Records of the county and state where said Property is located.
- 4. <u>Successors and Assigns</u>. The terms of this Memorandum and the Lease and Easement Agreement are covenants running with the land and inure to the benefit of, and are binding upon, the parties and their respective successors and assigns, including all subsequent owners of all or any portion of the Property. References to Landowner and Renewables Company include their respective successors and assigns. References to the Lease and Easement Agreement include any amendments thereto.
- 5. Miscellaneous. This Memorandum is executed for the purpose of recording in the Public Records of Laramie County, Wyoming, in order to provide public record notice of the Lease and Easement Agreement and Renewables Company's rights in and to the Property subject to the Lease and Easement Agreement. The entire Lease and Easement Agreement is hereby incorporated into this Memorandum by reference, including any defined terms contained within the Agreement and used within this Memorandum. Notwithstanding anything to the contrary contained herein, the provisions of this Memorandum do not in any way alter, amend, supplement, change or affect the terms, covenants or conditions of the Lease and Easement Agreement, all of which terms, covenants and conditions shall remain in full force and effect. In the event of any conflict between the terms of this Memorandum and the Lease and Easement Agreement, the terms of the Lease and Easement Agreement shall prevail. This instrument may for convenience be executed in any number of original counterparts, each of which shall be an original and all of which taken together shall constitute one instrument.

[ The remainder of this page is intentionally left blank.]

IN WITNESS WHEREOF, the parties hereto have made and entered into this Memorandum as of the day and year first written above.

## 

## Renewables Company:

Notary ID 129665478

ConnectGen Laramie County LLC a Delaware limited liability company Jayshree Desai, President STATE OF TEXAS ) ss. **COUNTY OF HARRIS** Desai, as President of ConnectGen Laramie County LLC, a Delaware limited liability company. [NOTARY SEAL] Signature: Printed Name: Doccas DORCAS RUTH O'QUINN Notary Public, State of Notary Public, State of Texas My commission expires: Comm. Expires 01-06-2022

#### **EXHIBIT A**

#### **PROPERTY DESCRIPTION**

#### Part I: Wind Development Zone:

## Township 18 North, Range 69 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 8: ALL

Section 9: ALL

Section 10: W/2, W/2E/2

Section 15: ALL

Section 17: ALL

Section 18: S/2 SW/4, SW/4 SE/4

Section 19: W/2 NE/4, SE/4 NE/4, W/2, SE/4

Section 20: ALL

Section 21: ALL

Section 22: ALL

Section 27: ALL

Section 28: ALL

Section 29: ALL

Section 30: ALL

Section 31: ALL

Section 32: ALL

Section 33: ALL

Section 34: ALL

## Township 17 North, Range 69 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 6: ALL

Section 7: ALL

Section 18: N/2

## Township 18 North, Range 70 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 13: S/2 SE/4

Section 24: E/2

Section 25: E/2

## Township 17 North, Range 70 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 1: E/2

Section 12: E/2

Section 13: NE/4

RECP #: 738295
RECORDED 9/5/2018 AT 12:38 PM BK# 2595 PG# 730
Debra K. Lee. CLERK OF LARAMIE COUNTY. WY PAGE 6 OF 10

#### Part II: Non-Wind Development Zone:

## Township 19 North, Range 70 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 31: S1/2 SE1/4 SEC 31, LESS A POR OF THE S1/2 SE1/4 SEC 31, DESC AS: BEG AT THE SOUTHEAST COR OF SD SEC 31 AND CONSIDERING THE EAST LINE OF THE SE1/4 THEREOF TO BEAR NORTH WITH ALL BEARINGS HEREIN BEING RELATIVE THERETO; TH NORTH, ALONG THE EAST LINE OF SD SE1/4, 141.7' TO THE TRUE POB, SD PNT BEING ON AN EXISTING FENCE LINE; TH N 34 DEG 33' W, ALONG SD FENCE LINE, 314.8'; TH N 54 DEG 02' W, ALONG SD FENCE LINE, 1560.5' TO THE NORTH LINE OF THE S1/2 SE1/4 OF SD SEC 31; TH EAST, ALONG THE NORTH LINE OF SD S1/2 SE1/4, 1441.4' TO THE NORTHEAST COR OF THE SE1/4 SE1/4 OF SD SEC; TH SOUTH, ALONG THE EAST LINE OF SD SE1/4 SE1/4, 1175.8' TO THE TRUE POB.

Section 33: E/2

Section 35: A TRACT OF LAND IN A POR OF THE NORTH 1/2 OF SECTION 35, DESC AS: BEG AT THE NORTH 1/4 CORNER OF SECTION 35; THENCE S.89 DEG 27' 44" E, ALONG THE NORTH LINE OF SECTION 35, 2364.30 FEET, TO THE WEST R/W OF THE BNSF RAILROAD; THENCE S.66 DEG 55' 26" W., ALONG SAID R/W, 1158.50 FEET; THENCE ALONG SAID R/W ON A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA 38 DEG 43' 19" A RADIUS OF 1486.49 FEET, AND WHOSE LONG CHORD BEARS S.47 DEG 33' 46" W., A DISTANCE OF 985.60 FEET; THENCE ALONG SAID R/W S.28 DEG 12' 07" W., 1547.33 FEET; THENCE N.63 DEG 01' 05" W, 406.98 FEET; THENCE N.52 DEG 27' 59" W., 753.13'; THENCE N.71 DEG 40' 31" W., 404.17 FEET; THENCE N.50 DEG 33' 56" W, 55.10 FEET; THENCE N.10 DEG 22' 50" W., 90.27 FEET; THENCE N.56 DEG 41' 53" W., 76.36 FEET; THENCE N.25 DEG 22' 52" W., 166.04 FEET; THENCE S.88 DEG 03' 58" W., 238.78 FEET; THENCE S.84 DEG 00' 14" W., 121.33 FEET; THENCE S.88 DEG 07' 57" W., 123.54 FEET; THENCE N.72 DEG 09' 35" W., 110.63 FEET; THENCE N.64 DEG 07'25†W, 326.76 FEET TO THE SOUTH LINE OF THE N1/2 NW1/4; THENCE S.89 DEG 07'31" E., 2590.38 FEET TO THE SOUTHEAST CORNER OF SAID N1/2 NW1/4; THENCE N.0 DEG 27'14" W., 1306.53 FEET TO THE PNT OF BEG. A PARCEL OF LAND IN A POR OF THE W1/2 OF SEC 35 AND IN A POR OF THE NW1/4 OF SEC 2 DESC AS: BEG AT A PNT ON THE WEST LINE OF SD SEC 35 FROM WHICH THE NORTHWEST COR OF SD SEC 35 BEARS N 00 DEG 51' 59" W, 1315.55'; TH S 64 DEG 07' 25" E. 344.77'; TH S 72 DEG 09' 35" E, 110.63'; TH N 88 DEG 07' 57" E, 123.54'; TH N 84 DEG 00' 14" E, 121.33'; TH N 88 DEG 03' 58" E, 238.78'; TH S 25 DEG 22' 52" E, 188.04'; TH S 56 DEG 41' 53" E, 76.36'; TH S 10 DEG 22' 50" E, 90.27'; TH S 50 DEG 33' 56"E, 55.10'; TH S 71 DEG 40' 31" E, 404.17'; TH S 52 DEG 27' 59" E, 753.13'; TH S 63 DEG 01' 05" E, 406.98' TO THE WESTERLY R/W LINE OF THE BNSF RAILROAD; TH S 28 DEG 12' 07" W, ALONG SD WESTERLY LINE, 1012.59'; TH N 61 DEG 47' 53" W, ALONG SD WESTERLY LINE, 60.00'; TH S 28 DEG 12' 07" W, ALONG SD WESTERLY LINE, 2781.08'; TH N 63 DEG 03' 43" W, 98.01'; TH S 27 DEG 03' 10" W, 37.52'; TH N 52 DEG 49' 32" W, 57.89'; TH N 08 DEG 59' 23" W, 117.91 '; TH N 53 DEG 28' 09" W, 123.12'; TH N 33 DEG 28' 32" W, 206.82'; TH N 56 DEG 52' 41" W, 94.00'; TH N 47 DEG 30' 58" W, 133.22'; TH N 31 DEG 56' 56" W, 41.72'; TH N 06 DEG 35' 10" E, 42.90'; TH N 89 DEG 23' 45" W, 17.60' TO THE SOUTHWEST COR OF SD SEC 35; TH N 00 DEG 35' 00" E, ALONG THE WEST LINE OF SD SEC 35, 2603.82' TO THE WEST QUARTER COR OF SD SEC 35; TH N 00 DEG 51' 59" W, ALONG THE WEST LINE OF SD SEC 35, 1328.24' TO THE PNT OF BEG.

A POR OF THE NE1/4 OF SEC 35 DESC AS: BEG AT A PNT ON THE EAST LINE OF THE NE1/4 AND THE SOUTHERLY R/W OF THE BNSF RR FROM WHICH THE NE COR OF SD SEC 35 BEARS N 0 DEG 43' 36"W, 100.12'; TH S 0 DEG 43'36"E, ALONG THE EAST LINE OF SEC 35, 1154.42' TO THE NORTH R/W OF THE CR 211, TH ALONG SD R/W ON A SPIRAL CURVE TO THE LEFT, THE CHORD OF WHICH BEARS S 72 DEG 59' 34" W, 276.83'; TH ALONG SD R/W ON A CURVE TO THE LEFT, SD CURVE HAVING A DELTA 40 DEG 10' 11", A RADIUS OF 1348.24' AND WHOSE LONG CHORD BEARS S 48 DEG 06'19"W, 926.00'; TH ALONG SD R/W ON A SPIRAL CURVE TO THE LEFT, THE CHORD WHICH BEARS S 21 DEG 18' 07"W, 462.39'; TH S 17 DEG 52' 57"W, ALONG SD R/W 228.28' TO THE SOUTH LINE OF SD NE1/4; TH N 89 DEG 27' 32"W, ALONG SD SOUTH LINE, 1447.34' TO THE EAST R/W OF THE BNSF RR; TH N 28 DEG 12' 07"E, ALONG SD R/W 1562.51'; TH ALONG SD R/W ON A CURVE TO THE RIGHT, SD CURVE HAVING A DELTA 38 DEG 43' 19", A RADIUS OF 1286.49' AND WHOSE LONG CHORD BEARS N 47 DEG 33' 46"E, 852.99'; TH ALONG SD R/W, N 66 DEG 55' 26" E, 1366.09' TO THE POB. A PORTION OF THE EAST HALF OF SECTION 35, DESC AS (38.11 AC, PARCEL D, BK 2459 PG 187): BEG THE EAST QUARTER CORNER OF SECTION 35, THENCE S.00 DEG 22' 15" E.. ALONG THE EAST LINE OF SECTION 35, A DISTANCE OF 705.97 FEET; THENCE N.90 DEG 00' 00" W, A DISTANCE OF 1262.18 FEET TO THE EAST RIGHT OF WAY OF HORSE CREEK ROAD (STATE HIGHWAY #211); THENCE N.17 DEG 55' 30" E., ALONG SAID RIGHT OF WAY, A DISTANCE OF 926.91 FEET; THENCE ALONG SAID RIGHT OF WAY ON A SPIRAL CURVE, THE CHORD OF WHICH BEARS N.21 DEG 13' 00" E., A DISTANCE OF 432.42 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; THENCE ALONG SAID RIGHT WAY, 819.20 ALONG SAID CURVE, THROUGH AN ANGLE OF 40 DEG 00' 21", HAVING A RADIUS OF 1173.24 FEET, AND WHOSE LONG CHORD BEARS N.48 DEG 01' 21" E., A DISTANCE OF 802.66 FEET; THENCE ALONG SAID RIGHT OF WAY ON A SPIRAL CURVE, THE CHORD OF WHICH BEARS N.72 DEG 31'28" E., A DISTANCE OF 214.05 FEET TO THE EAST LINE OF SECTION 35; THENCE S.00 DEG 43' 36" E., ALONG SAID LINE, A DISTANCE OF 1180.30 FEET TO THE POB. PLUS (45.0 AC, PARCEL C, BK 2484 PG 11) A POR OF THE SE 1/4 OF SEC 35 DESC AS: BEG AT A PNT OF THE EAST LINE OF SEC 35, FROM WHICH THE SOUTHEAST COR OF SEC 35 BEARS S 0 DEG 22' 15" E, 563.23'; TH N 90 DEG 00' 00" W, 1672.40' TO THE EAST R/W OF HORSE CREEK RD (ST HWY 211); TH ALONG SD R/W THE FOLLOWING 3 COURSES, N 17 DEG 52' 38" E, 935.64'; TH N 72 DEG 19' 10" W, 29.81'; TH N 17 DEG 55' 30" E, 463.74'; TH N 90 DEG 00' 00" E, 1262.18' TO THE EAST LINE OF SEC 35; TH S 00 DEG 22' 15" E, ALONG SD LINE, 1340.77' TO THE POB.

## Township 18 North, Range 70 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 2:, W/2 SW/4, SE/4 SW/4, A TRACT OF LAND IN A POR OF THE N1/2 OF SEC 2 DESC AS: BEG AT THE NORTHEAST COR OF SD SEC 2; TH S.01 DEG 26' 33" W., ALONG THE EAST LINE OF THE NE1/4 OF SD SEC 2, 1185.02 FEET TO THE TRUE POB; TH CONTINUING S.01 DEG 26' 33" W, ALONG THE EAST LINE OF THE NE1/4 OF SD SEC 2, A DISTANCE OF 282.25 FEETTO THE NORTHEAST COR OF THE SE1/4 OF THE NW1/4 OF SD SEC 2; TH N.89 DEG 37' 34" W., ALONG THE NORTH LINE OF THE SE1/4 NE1/4 OF SD SEC 2, A DISTANCE OF 1323.40 FEETTO THE NORTHWEST COR OF SE1/4 NE1/4 OF SD SEC 2; TH S.01 DEG 32' 57" W, ALONG THE WEST LINE OF THE SE1/4 NE1/4 OF SD SEC 2, A DISTANCE OF 1326.24 FEETTO THE SOUTHWEST COR OF THE SE1/4 NE1/4 OF SD SEC 2; TH N.89 DEG 34' 51" W, ALONG THE

SOUTH LINE OF THE NORTH HALF OF SEC 2, 2636.43 FEETTO A PNT ON THE EAST R/W OF HORSE CREEK RD (ST HWY 211); TH N.15 DEG 17' 15" E., ALONG THE EAST R/W OF SD HORSE CREEK RD, 171.81 FEET, TH S.74 DEG 42' 45" E., ALONG THE EAST R/W OF SD HORSE CREEK RD, 75.00 FEET; TH N.15 DEG 19' 26" E., ALONG THE EAST R/W OF SD HORSE CREEK RD, 54.09 FEET; TH 1168.99 FEETALONG THE EAST R/W OF SD HORSE CREEK ROAD ON A CURVE TO THE RIGHT, SD CURVE HAVING A DELTA OF 28 DEG 36' 35", A RADIUS OF 2341.10 FEET, AND WHOSE LONG CHORD BEARS N.29 DEG 37' 08" E., 1156.89 FEET; TH N.45 DEG 53' 23" W, ALONG THE EAST R/W OF SD HORSE CREEK RD, 74.86 FEET; TH 83.07 FEETALONG THE EAST R/W OF SD HORSE CREEK RD ON A CURVE TO THE RIGHT, SD CURVE HAVING A DELTA OF 01 DEG 58' 12", A RADIUS OF 2416.10 FEET, AND WHOSE LONG CHORD BEARS N.44 DEG 55' 34" E., 83.07 FEET; TH N.45 DEG 54' 40" E., ALONG THE EAST R/W OF SD HORSE CREEK RD, 381.19 FEET; TH N.90 DEG 00' 00" E., 3020.28 FEET TO THE TPOB.

Section 3: W/2, SE/4, S/2 NE/4

Section 4: E/2, E/2 NW/4, E/2 SW/4, NW/4 SW/4

Section 5: S/2 SW/4

Section 6: SE/4, W/2 NE/4, SE/4 NE/4

Section 8: E/2 SE/4, SE/4 NE/4

Section 9: E/2, SW/4, E/2 NW/4, SW/4 NW/4

Section 10: ALL

Section 11: W/2

Section 13: S/2 SW/4

Section 14: W/2, S/2 SE/4

Section 15: ALL

Section 16: ALL

Section 17: ALL

Section 18: E/2

Section 19: E/2

Section 20: ALL

Section 21: ALL

Section 22: ALL

Section 23: ALL

Section 24: W/2

Section 25: W/2

Section 26: ALL

Section 27: W/2

Section 28: ALL

Section 29: ALL

Section 30: E/2

Section 31: E/2

Section 32: ALL

Section 33: ALL

Section 34: ALL

Section 35: ALL

## Township 17 North, Range 70 West, Sixth Principal Meridian, Laramie County, Wyoming

Section 1: W/2

Section 2: ALL

Section 3: ALL

Section 4: E/2, NW/4, E/2 SW/4

Section 5: ALL

Section 6: E/2

Section 11: E/2

Section 12: W/2

Section 13: ALL LESS (BK 1283 PG 818) POR WEST OF RD 211

Section 14: N/2 NE/4, POR S/2 N/2, S/2 (BK 1283 PG 433)



« OE/AAA

#### **Notice of Proposed Construction or Alteration - Off Airport**

Add a new Case Off Airport - Desk Reference Guide V\_2018.1.3

Add a New Case Off Airport for Wind Turbines - Met Towers - Desk Reference Guide V\_2018.1.3

Project Name: NICOL-000483682-18 Sponsor: Nicole MacDonald

Details for Case : MET Tower LAR-1

Show Project Summary

Case Status								
ASN:	2018-WTW-12392-OE		Date Accepted:	08/16/2018				
Status: Add Letter			Date Determined:					
			Letters:	08/23/2018	<b>ADD</b>			
			Documents:	None				
Public Comments:	None			Project Documents: None				
Construction / Altera	tion Information		Structure Summa	ry				
Notice Of:	Construction		Structure Type:	Met Tower (w/	WT Farm)			
Duration:	Permanent		Structure Name:	MET Tower LAR-1				
if Temporary :	Months: Days:		FDC NOTAM:					
Work Schedule - Start:	11/01/2018		NOTAM Number:					
Work Schedule - End:	11/10/2018		FCC Number:					
To find out, use the Not If it is not filed, please s	Does the permanent structure require sepai ice Criteria Tool. If separate notice is requir state the reason in the Description of Propos	ed, please ensure it is filed.	Prior ASN:					
State Filing:								
Structure Details			Proposed Frequen	cy Bands				
Latitude:		41° 29' 25.00" N		Select any combination of the applicable frequencies/powers				
Longitude:		105° 9' 26.00" W	identified in the Colo Void Clause Coalition, Antenna System Location, Voluntary Best Practices, effective 21 Nov 2007, to					
Horizontal Datum:		NAD83 evaluated by the FAA with your figure frequency bands listed below, ma		with your filing. If not within one of the				
Site Elevation (SE):					ow, manually input your proposed using the Add Specific Frequency link.			
Structure Height (AGL): Current Height (AGL): * For notice of alteration or existing provide the current AGL height of the existing structure. Include details in the Description of Proposal		328 (nearest foot)		Add Specific Frequency  Low Freq High Freq Freq Unit ERP				
		(nearest foot)	Low Freq				ERP Uni	
the maximum height sh Structure Height (AGL). operating height to avoi require negotiation to a	ght (AGL):  y of a crane or construction equipment  ould be listed above as the  Additionally, provide the minimum  id delays if impacts are identified that  reduced height. If the Structure Height  height are the same enter the same	(nearest foot)						
Requested Marking/Ligi	hting:	Other						
	Other:	No preference						
Recommended Marking,	/Lighting:							
Current Marking/Lightir	ng:	N/A Proposed Structure						
	Other:							
Nearest City:		Cheyenne						
Nearest State:		Wyoming						
Description of Location: On the Project Summary page upload any certified survey.		Privately owned land used for ranching						
Description of Proposal:	:	MET tower						

Previous Back to Search Result Next

<u>Cheyenne Regional Airport:</u> Tim Barth COMMENTS ATTACHED 10/31/2018 The applicant needs to file an FAA form 7460 and the structures need to have obstruction light on the apex.

Wyoming Game & Fish: Meghan Lockwood COMMENTS ATTACHED 10/31/2018 The staff of the Wyoming Game and Fish Department (Department) has reviewed the proposed ConnectGen Farthing MET Towers (PZ-18-00244) located in Section 31 and 34, R18N, T69W in Laramie County. We offer the following comments for your consideration.

Please note that the Department was only given several hours to provide comments, these comments are based on a preliminary review. In the future we would appreciate being notified as soon as these documents are available for public comment, in order to allow field staff opportunity to provide site specific recommendations.

#### Terrestrial Considerations:

All guy wires should be marked to reduce bird strikes and improve visibility to low flying aircraft. All lighting, other than that required for air traffic safety, should be kept to a minimum to avoid attracting birds to towers.

All efforts should be made to avoid disturbing vegetation. W recommend reclamation seed mixes include native shrubs, grasses and forbs. Any noxious or invasive weeds should be treated immediately.

## Aquatic Considerations:

We have no aquatic concerns pertaining to this project.

Thank you for the opportunity to comment. If you have any questions or concerns please contact Mark Conrad, Habitat Protection Biologist, at (307) 777-4509.

#### Planners: Bryan Nicholas COMMENTS ATTACHED 10/25/2018

- 1. If approved by the board, the submitted tower location map, and land designation map will be the governing document as the project proceeds.
- 2. Any meteorological tower installed in the future, or moved will need to be addressed through an amended location map.
- 3. The two proposed towers shown currently appear to meet the required setbacks per Section 2-2-123(b)(viii) of the LCLUR.
- 4. Applicant will need to meet all FAA regulations and requirements regarding towers.

<u>Building Dept.:</u> Antony Pomerleau COMMENTS ATTACHED 10/31/2018 BUILDING PERMITS REQUIRED

#### **AGENCIES WITH NO COMMENTS:**

County Engineer County Public Works Department Black Hills Energy

## **AGENCIES WITH NO RESPONSE:**

County Assessor
County Real Estate Office
County Treasurer
County Conservation District
Combined Communications Center
Emergency Management
Fire District No. 2
Sheriff's Office

Agency	Individual	Comment	ConnectGen Response
Cheyenne Regional Airport	Tim Barth	The applicant needs to file an FAA form 7460 and the structures need to have obstruction light on the apex.	ConnectGen understands that the height of meteorological tower Lar-1 (100-meters) triggers FAA notification requirements. A completed Form 7460-1 was filed with the FAA on August 16, 2018. ConnectGen is awaiting a Determination of No Hazard from the FAA, which will detail the obstruction lighting requirements. Construction of MET tower Lar-1 will not occur until the Determination of No Hazard is received.  MET Tower Lar-2 (60-meters) is below the 200 ft height threshold, and therefore does not require notification to the FAA or apex obstruction lighting. The tower design incorporates voluntary marking requirements as defined in FAA Advisory circular AC 70/7460-1L " Obstruction Marking and Lighting".
Wyoming Game & Fish	Meghan Lockwood	The staff of the Wyoming Game and Fish Department (Department) has reviewed the proposed ConnectGen Farthing MET Towers (PZ-18-00244) located in Section 31 and 34, R18N, T69W in Laramie County. We offer the following comments for your consideration.  Please note that the Department was only given several hours to provide comments, these comments are based on a preliminary review. In the future we would appreciate being notified as soon as these documents are available for public comment, in order to allow field staff opportunity to provide site specific recommendations.  Terrestrial Considerations: All guy wires should be marked to reduce bird strikes and improve visibility to low flying aircraft. All lighting, other than that required for air traffic safety, should be kept to a minimum to avoid attracting birds to towers.  All efforts should be made to avoid disturbing vegetation. W recommend reclamation seed mixes include native shrubs, grasses and forbs. Any noxious or invasive weeds should be treated immediately.  Aquatic Considerations: We have no aquatic concerns pertaining to this project.  Thank you for the opportunity to comment. If you have any questions or concerns please contact Mark Conrad, Habitat Protection Biologist, at (307) 777-4509.	The guy wires of towers Lar-1 and Lar-2 will be marked with high visibility sleeves and marker balls to increase visibility to low flying aircraft and birds. Tower Lar-1 will include a lighting system in compliance with FAA requirements. No lighting will be installed on Lar-2.  Construction of the towers will involve minimal ground disturbance activities. ConnectGen anticipates any small areas of disturbance will be allowed to revegetate naturally from the existing seed bank. However, if significant ground distrubance occurs and reclamation is necessary, ConnectGen will coordinate with the landowner and WGFD on an appropriate native seed mix for the area. Additionally, ConnectGen has coordinated with the landowner to implement a noxious weed control program to prevent, monitor and treat any noxious weed introduction that results from construction activities.
Planners	Bryan Nicholas	1. If approved by the board, the submitted tower location map, and land designation map will be the governing document as the project proceeds. 2. Any meteorological tower installed in the future, or moved will need to be addressed through an amended location map. 3. The two proposed towers shown currently appear to meet the required setbacks per Section 2-2-123(b)(viii) of the LCLUR. 4. Applicant will need to meet all FAA regulations and requirements regarding towers.	Comments noted.  Regarding Comment 4, ConnectGen filed notification to the FAA on August 16, 2018 for met tower Lar-1 and is awaiting receipt of a Determination of No Hazard. ConnectGen confirms that the tower will not be constructed until the FAA's determination is recieved.  MET tower Lar-2 is below the 200' height that requires notification to the FAA; however, the tower design incorporates voluntary marking requirements as defined in FAA Advisory circular AC 70/7460-1L " Obstruction Marking and Lighting".
Building Dept	Antony Pomerleau	BUILDING PERMITS REQUIRED	ConnectGen submitted building permit applications to the Laramie County Planning and Development Office on October 30, 2018.

<b>RESOLUTION #</b>	

ENTITLED: A RESOLUTION APPROVING "CONNECTGEN FARTHING MET TOWERS" SITUATED ON THE FARTHING RANCH PROPERTY IN PORTIONS OF LAND WITHIN TOWNSHIPS 17 AND 18 NORTH, RANGES 69 AND 70 WEST, OF THE 6TH P.M., LARAMIE COUNTY, WY.

WHEREAS, Wyoming State Statutes §18-5-201 to 18-5-208; §18-5-301 to 18-5-315 authorize Laramie County, in promoting the public health, safety, morals and general welfare of the county, to regulate the use of land through zoning in unincorporated Laramie County; and

WHEREAS, The Laramie County Board of Commissioners have previously adopted the Laramie County Land Use Regulations; and

WHEREAS, this application meets the criteria for a Board Approval pursuant to section 1-2-100 of the Laramie County Land Use Regulations; and

WHEREAS, this application meets the criteria for Wireless Telecommunications Services pursuant to section 2-2-123 of the Laramie County Land Use Regulations; and

NOW THEREFORE BE IT RESOLVED BY THE GOVERNING BODY OF LARAMIE COUNTY, WYOMING, as follows:

The Laramie County Board of Commissioners finds that:

Mark T. Voss, Laramie County Attorney

- **a.** This application is in compliance with section 1-2-100 of the Laramie County Land Use Regulations.
- **b.** This application is in compliance with section 2-2-123 of the Laramie County Land Use Regulations.

and that the Laramie County Board of Commissioners grants approval for "ConnectGen Farthing MET Towers" situated on the Farthing Ranch property, Laramie County, WY, as shown on attached Exhibit A.

PRESENTED, READ, AND ADOPTED THIS DAY OF			
, 2018.			
	LARAMIE COUNTY BOARD OF C	COMMISSIONERS	
	K.N. Buck Holmes, Chairman		
ATTEST:			
Debra K. Lee, Laramie County Clerk	k		
Reviewed and approved as to form:			

