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December 29, 2025

VIA ELECTRONIC MAIL AND HAND DELIVERY

Melanie Bachman, Esq.
Executive Director
Connecticut Siting Council
10 Franklin Square
New Britain, CT 06051

Re: Petition 1638 – LSE Sextans LLC and LSE Sextans II LLC (Lodestar Energy) petition for a declaratory ruling, pursuant to Connecticut General Statutes §4-176 and §16-50k, for the proposed construction, maintenance and operation of a 3.0-megawatt AC solar photovoltaic electric generating facility and associated equipment located at Parcel Nos. 221-3-1 and 222-4-26, Lovers Lane, Torrington, Connecticut, and associated electrical interconnection – Development and Management Plan

Dear Ms. Bachman:

I am writing on behalf of my clients, LSE Sextans LLC and LSE Sextans II LLC (collectively, the “Petitioner”) in connection with the above-referenced Petition. Please remove Carrie Larson Ortolano from the petition’s service list, as she is no longer employed by Lodestar or any of its subsidiaries, including the Petitioner. As a substitute for Ms. Ortolano, please include both me and Kate Boucher as additional representatives of the Petitioner.

As you are aware, on January 24, 2025, the Connecticut Siting Council (the “Council”) approved Petition 1638, subject to multiple conditions. This letter will serve to satisfy several of those conditions. The Petitioner hereby seeks the Council’s approval to commence construction solely for the purpose of clearing trees on the subject property. The necessary conditions for tree clearing are as follows:

2. Submit a copy of the DEEP Stormwater Permit prior to the commencement of construction.

The Petitioner’s Stormwater Permit application was preliminarily approved by DEEP. The Petitioner has submitted its letter of credit to the Department and understands that the permit will be formally issued in January 2026 under the new General Permit rules. The Petitioner will provide it to the Council as soon as it is received.

3. Submit a Partial Development and Management (D&M) Plan for this facility in compliance with Sections 16-50j-60 through 16-50j-62 of the Regulations of Connecticut State Agencies. The D&M Plan shall be submitted to and approved by the Council prior to the commencement of facility construction and shall include:

a) Final site plan including, but not limited to facility layout, access roads, electrical interconnection, agricultural style fence design, equipment pads, stormwater management control structures, and final seed mix

The Final Site Plan is provided as Exhibit 3a. Lodestar has worked with the City of Torrington and agreed to preserve and extend the existing natural wooded buffer located to the north of the array, adjacent to the condominium association. This adjustment increases the natural wooded buffer from a range of 107-113 feet to a range of 110-131 feet along the northern edge near the condo association. In total, there will be an additional 0.1 acres of natural buffer. While Lodestar had initially planned to install vegetative plantings in this area, maintaining the natural, wooded buffer offers a more effective solution.

b) Final structural design for the racking system stamped by a Professional Engineer duly licensed in the State of Connecticut prior to commencement of construction

Final racking designs will be provided prior to construction.

c) Final Spill Prevention, Control, and Countermeasures Plan with updated construction contractor and spill response information and appropriate reporting forms

The final Spill Prevention, Control, and Countermeasures plan with updated contractor information will be provided prior to construction when a contractor has been selected.

d) A copy of the agreement and map for any relocation of the existing City easement over the host parcel for access to Major Besse Park, if applicable

A copy of the agreement and the map are attached as Exhibit 3d.

e) Final landscaping plan

Due to the site plan revisions as requested by the City of Torrington, additional landscaping is not required as part of the final site design. Instead, the project will use existing natural, wooded buffers. As a result, the Petitioner requests that Council staff deem this condition satisfied.

f) Erosion and Sedimentation Control Plan consistent with the applicable Connecticut Guidelines for Soil Erosion and Sediment Control

The Stormwater Pollution Control Plan preliminarily approved by DEEP (pending receiving a letter of credit) as well as additional notes on Erosion and Sedimentation Control are provided as Exhibits 3f and 3g.

g) Construction sequence/phasing plan

The construction sequence/phasing plan is provided as Exhibits 3f and 3g.

h) Jack and bore construction plan

Jack and bore construction notes are provided throughout the site plan provided in Exhibit 3a (please see pages SP-0, SP-1, SP-2, and EC-4).

i) Wood turtle protection plan

A wood turtle protection plan is provided as Exhibit 3i.

j) Traffic management plan

A traffic management plan is provided as Exhibit 3j.

k) Provisions for an on-site environmental monitor during construction that include the submission of construction status reports.

Provisions for an on-site environmental monitor during construction are provided in Exhibit 3i.

The remaining conditions will be addressed under separate cover. Electronic copies of the filing are available for download at the following link: <https://pullcom.sharefile.com/d-sedb2e3ff516349c2885a25e1eb541bf6>.

Should you have any questions concerning this submittal, please contact me or Kate Boucher of this office at your convenience.

Sincerely,



Lee D. Hoffman

Enclosures

cc: Petition 1638 Service List