



STATE OF CONNECTICUT
CONNECTICUT SITING COUNCIL

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March 21, 2014

Lee Hoffman, Esq.
Pullman & Comley, LLC
90 State House Square
Hartford, CT 06103-3702

RE: **PETITION NO. 1056** - GRE 314 East Lyme, LLC declaratory ruling that no Certificate of Environmental Compatibility and Public Need is required for the proposed construction and operation of a 5.0 MW Solar Photovoltaic Renewable Energy Generating Project located on Grassy Hill Road and Walnut Hill Road, East Lyme, Connecticut.

Dear Attorney Hoffman:

At a public meeting of the Connecticut Siting Council (Council) held on March 20, 2014, the Council approved GRE 314 East Lyme, LLC's (GRE) request to to revise the approved Development and Management Plan (D&M Plan) to install a new gravel driveway along the Connecticut Light and Power Company (CL&P) utility right-of-way from Walnut Hill Drive to the distribution switchgear, dated February 14, 2014, with the condition that the proposed driveway be used to access the electrical equipment only in the event of an emergency and for routine maintenance.

This approval applies only to the D&M Plan revision submitted on February 14, 2014, as amended. Any changes to the D&M Plan, subsequent to this approval, require advance Council notification and approval.

Please be advised that any deviations from this approval are enforceable under the provisions of Connecticut General Statutes § 16-50u. Enclosed is a copy of the staff report dated March 20, 2014.

Sincerely,

Robert Stein
Chairman

MB/RM/laf

Enclosure: Staff Report, dated March 20, 2014

The Honorable Paul M. Formica, First Selectman, Town of East Lyme
Gary Goeschel, Director of Planning, Town of East Lyme



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March 20, 2014

**Development and Management Plan Revision
Staff Report**

On May 16, 2013, the Connecticut Siting Council (Council) issued a Declaratory Ruling to GRE 314 East Lyme, LLC (GRE) that no Certificate of Environmental Compatibility and Public Need is required for the construction and operation of a 5.0 MW Solar Photovoltaic Project located on Grassy Hill Road and Walnut Hill Road, East Lyme, Connecticut. As required in the Council's Decision and Order, GRE submitted a Development and Management (D&M) Plan for this project on August 1, 2013. The D&M Plan included site drawings, project narrative, an Operations and Maintenance Program, and a Stormwater Management Plan. The Council approved the commencement of site clearing activities on August 22, 2013 and approved the D&M Plan on September 5, 2013.

On February 14, 2014, GRE submitted to the Council a request to modify the D&M Plan for the project to install a new driveway along the Connecticut Light and Power Company (CL&P) utility right-of-way from Walnut Hill Drive to the distribution switchgear. Initial staff review of the D&M Plan modification prompted interrogatories to be submitted to GRE to clarify the purpose and extent of the requested driveway. Responses were received on February 26, 2014.

The original design for the utility access road would have shared a driveway with the Tinker House and other properties, which would have necessitated the placement of an easement upon the driveway so that it could be used by multiple parties. GRE now proposes to move this utility access road twenty feet south so that the access road will be located entirely within the site's boundaries.

Although the Council's Decision and Order condition 1(f) specified that construction and permanent access to the site must be from 40 Grassy Hill Road, the access road proposed in this revision will not be used to provide access to the solar field. The new 12-foot wide, 400-foot long gravel access drive will follow the path of the overhead utility lines and terminate at the location of the electrical equipment. The public utility company specifically requested the location of the electrical equipment because of its proximity to the delivery point and distribution upgrades on Walnut Hill Road. Additionally, the public utility company specifically requested the proposed access road, which would be used to access the electrical equipment in the event of a storm or other emergency, and for bi-annual scheduled maintenance visits.

The switchgear equipment will be surrounded by a fence that complies with the National Electric Code standards and located in proximity to the upgraded distribution system.

The D&M Plan revision is at the specific request of the public utility company and is necessary for the safe and reliable operation of the electric distribution system.