

# **AGENDA**

**TEHACHAPI CITY COUNCIL REGULAR MEETING,  
TEHACHAPI REDEVELOPMENT AGENCY REGULAR MEETING,  
TEHACHAPI PUBLIC FINANCING AUTHORITY REGULAR MEETING, AND  
TEHACHAPI CITY FINANCING CORPORATION REGULAR MEETING  
Beekay Theatre  
110 South Green Street  
Monday, April 18, 2011 - 6:00 P.M.**

Persons desiring disability-related accommodations should contact the City Clerk no later than ten days prior to the need for the accommodation. A copy of any writing that is a public record relating to an open session of this meeting is available at City Hall, 115 South Robinson Street, Tehachapi, California.

## **CALL TO ORDER**

## **ROLL CALL**

## **INVOCATION**

Participation in the invocation is strictly voluntary. Each City Councilmember, city employee, and each person in attendance may participate or not participate as he or she chooses.

## **PLEDGE TO FLAG**

## **CONSENT AGENDA/OPPORTUNITY FOR PUBLIC COMMENT**

All items listed with an asterisk (\*) are considered to be routine and non-controversial by city staff. Consent items will be considered first and may be approved by one motion if no member of the council or audience wishes to comment or ask questions. If comment or discussion is desired by anyone, the item will be removed from the consent agenda and will be considered in listed sequence with an opportunity for any member of the public to address the city council concerning the item before action is taken. Staff recommendations are shown in caps. Please turn all cellular phones off during the meeting.

## **AUDIENCE ORAL AND WRITTEN COMMUNICATIONS**

The City Council welcomes public comments on any items within the subject matter jurisdiction of the Council. We respectfully request that this public forum be utilized in a positive and constructive manner. Persons addressing the Council should first state their name and area of residence, the matter of City business to be discussed, and the organization or persons represented, if any. To ensure accuracy in the minutes, please fill out a speaker's card at the podium. Comments directed to an item on the agenda should be made at the time the item is called for discussion by the Mayor. Questions on non-agenda items directed to the Council or staff should be first submitted to the City Clerk in written form no later than 12:00 p.m. on the Wednesday preceding the Council meeting; otherwise response to the question may be carried over to the next City Council meeting. No action can be taken by the Council on matters not listed on the agenda except in certain specified circumstances. The Council reserves the right to limit the speaking time of individual speakers and the time allotted for public presentations.

**TEHACHAPI CITY COUNCIL REGULAR MEETING,  
TEHACHAPI REDEVELOPMENT AGENCY REGULAR MEETING,  
TEHACHAPI PUBLIC FINANCING AUTHORITY REGULAR MEETING, AND  
TEHACHAPI CITY FINANCING CORPORATION REGULAR MEETING  
MONDAY, April 18, 2011 - 6:00 P.M. - PG. 2**

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1. General public comments regarding matters not listed as an agenda item.
2. Mayor Grimes will present a Proclamation to the Red Hat Society.

**CITY CLERK REPORTS**

Tehachapi City Council Unassigned Res. No. 11-11  
Tehachapi City Council Unassigned Ord. No. 11-01-707  
Tehachapi Redevelopment Agency Unassigned Res. No. 11-03  
Tehachapi Public Financing Authority Unassigned Res. No. 11-01

- \*3. **ALL ORDINANCES SCHEDULED FOR INTRODUCTION OR ADOPTION AT THIS MEETING SHALL BE READ BY TITLE ONLY**
- \*4. Minutes for the Tehachapi City Council, Tehachapi Redevelopment Agency, Tehachapi Public Financing Authority, and the Tehachapi City Financing Corporation special meeting on March 28, 2011 and regular meeting on April 4, 2011 - **APPROVE AND FILE**
- \*5. National Day of Prayer will be held on Thursday, May 5, 2011. The Prayer event will start at approximately 12:00 pm and will end at approximately 1:00 pm. The event will be held on Robinson Street in front of City Hall and is open to the public - **APPROVE THE SPECIAL USE APPLICATION FOR NATIONAL DAY OF PRAYER EVENT, SUBJECT TO CITY CONDITIONS**

**CAPITAL PROJECTS MANAGER REPORTS**

6. Northstar Destination Strategies has concluded the substantial portion of the research phase of the brand identity and strategy for the greater Tehachapi area and is prepared to provide the Council with their suggestions for Tehachapi's brand platform. The cost of the creative phase of the project is already included in our current agreement and the Council will only be approving and providing its concurrence with Northstar's findings and recommendations - **APPROVE THE BRAND PLATFORM AS DESCRIBED BY NORTHSTAR DESTINATION STRATEGIES AND DIRECT STAFF TO BEGIN WORK ON THE CREATIVE DEVELOPMENT OF THE TEHACHAPI BRAND IDENTITY**
7. Over the past three years Staff has identified a number of changes to streamline the weed abatement process and improve enforcement activities for properties within the city limits. In doing so, it is Staff's opinion that the potential for fire situations will be lessened - **ADOPT ORDINANCE, AMENDING SECTION 2 OF ORDINANCE NO. 555 AND TEHACHAPI MUNICIPAL CODE SECTIONS 8.32.010, 8.32.202, AND 8.32.030 RELATING TO ABATEMENT OF WEEDS AND RUBBISH**

**FINANCE DIRECTOR REPORTS**

- \*8. Disbursements, bills, and claims for 4/4/2011 through 4/12/2011 - **AUTHORIZE PAYMENTS**
- \*9. City of Tehachapi Treasurer's Report through March 2011 - **RECEIVE REPORT**
10. Mid-year budget Mid-Year budget review - **APPROVE 2010-11 MID-YEAR BUDGET ADJUSTMENTS**

**TEHACHAPI CITY COUNCIL REGULAR MEETING,  
TEHACHAPI REDEVELOPMENT AGENCY REGULAR MEETING,  
TEHACHAPI PUBLIC FINANCING AUTHORITY REGULAR MEETING, AND  
TEHACHAPI CITY FINANCING CORPORATION REGULAR MEETING  
MONDAY, April 18, 2011 - 6:00 P.M. - PG. 3**

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**COMMUNITY DEVELOPMENT DIRECTOR REPORTS**

11. Discussion of three (3) wind projects (Pahnamid, Liberty Wind, and Clear Vista) due to their proximity to the City of Tehachapi - **DISCUSS**

**COUNCILMEMBER ANNOUNCEMENTS OR REPORTS**

On their own initiative, a Councilmember may ask a question for clarification, make a brief announcement, provide a reference to staff or other resources for factual information, take action to have staff place a matter of business on a future agenda, request staff to report back at a subsequent meeting concerning any matter, or make a brief report on his or her own activities. (Per Gov't. Code §54954.2(a))

**CLOSED SESSION**

1. Conference with legal counsel regarding claim filed by June Weiss per Government Code Section 54956.9(b).

**ADJOURNMENT**

# MINUTES

**TEHACHAPI CITY COUNCIL SPECIAL MEETING,  
TEHACHAPI REDEVELOPMENT AGENCY SPECIAL MEETING,  
TEHACHAPI PUBLIC FINANCING AUTHORITY SPECIAL MEETING, AND  
TEHACHAPI CITY FINANCING CORPORATION SPECIAL MEETING  
TEHACHAPI HIGH SCHOOL GYMNASIUM  
801 SOUTH DENNISON ROAD  
MONDAY, MARCH 28, 2011 – 6:00 P.M.**

**NOTE:** Sm, Ve, Gr, Re and Wi are abbreviations for Council Members Smith, Vernon, Grimes, Reed and Wiggins, respectively. For example, Gr/Sm denotes Council Member Grimes made the motion and Council Member Smith seconded it. The abbreviation Ab means absent, Abd abstained, Ns noes, and NAT no action taken.

## ACTION TAKEN

### CALL TO ORDER

Meeting called to order by Mayor Grimes at 6:00 p.m.

### ROLL CALL

Roll call by City Clerk Denise Jones.

Present: Mayor Grimes, Councilmembers Smith, Vernon, and Wiggins  
**Councilmember Reed arrived at 6:37 p.m.**

Absent: None

### PLEDGE TO THE FLAG

Led by Sergeant Paille

### BUSINESS

- PUBLIC HEARING** - Consideration of an appeal by Henry L. Schaeffer on behalf of Tehachapi First, of a Planning Commission decision certifying the Environmental Impact Report (State Clearinghouse #2007081139), adopting a Statement of Overriding Considerations, and approving the Tehachapi Walmart Architectural Design & Site Plan Review No 2007-11 (Walmart) located east and adjacent to Tucker Road (SR 202), north and adjacent to the Sail Thru car wash and the Las Colinas subdivision, west of Antelope Run drainage and south of the Tehachapi Crossing Commercial Center for construction of a 165,000 square foot Walmart Supercenter - **OPENED HEARING AT 6:05 PM. NOTICE OF PUBLIC HEARING ON MARCH 16, 2011. RECEIVED CORRESPONDENCE IN FAVOR FROM 191 PEOPLE, OPPOSED FROM 58 PEOPLE AND CONCERNS FROM 3 PEOPLE. COMMUNITY DEVELOPMENT DIRECTOR DAVID JAMES GAVE STAFF REPORT. PRESENTATION FROM CURTIS ZACUTO, PRINCIPAL ECOTIERRA CONSULTING; KEIL MABERRY, P.E., PRINCIPAL LINSCOTT, LAW & GREENSPAN, ENGINEERS; ROGER DALE,**

Opened Hearing At 6:05 PM,  
Closed Hearing At 9:53 PM.  
Continued Meeting, Date To  
Be Determined Later  
Wi/Ve Ayes All

PRINCIPAL THE NATELSON DALE GROUP, INC.; HOWARD HARDIN, SENIOR ASSOCIATE GREENBERGFARROW AND AMELIA NUEFELD, SENIOR MANAGER PUBLIC AFFAIRS WALMART. STAFF RECOMMENDATION. RECEIVE PUBLIC COMMENT: SUSAN THORNTON, MANUEL J. TERRAZAS, JO CONNIFF, CAROLYN J. CLOAR, VALERIE GALE, ALICE JUCKES, MARY BETH GARRISON-GREATER TEHACHAPI EDC, AMY COOK, VERONICA BRISTOW, FRANCES RENTERIA, SPENCER NGUYEN, MINH NGUYEN, KRISTINE CHALLGREN, JOHN CARFRAE, KIRK DAVENPORT, TED FOWLER, JAMES POWELL, WINNIE POWELL, LINDA LELIEVRE, ANGELA LELIEVRE, ROBERTA MILLER, SYNTHIA STEWART, LYDIA CAUDLE, GARY PEARSON, STEPHANIE MCDOW, MARIANA TEEL, TIM GURLEY, MARGARET PAEZ, STEPHEN WILHELM, MEGAN ESTEN, JOEL SUNDQUIST, MELINDA CHARLES, STEVE MILES, STANLEY BECKHAM, MELINDA BROWN-KERN EDC, THELMA BURGEIS, BETTY BURGEIS, SHARON JACOBS, LINDA LUBIC, RONNIE MELTON, LARRY BARRETT, TINA LARSON, MICHIEL ROACH, RICHARD GAINES, JOANNE SANDERS, LENORA BROWN, WILLIE C. BROWN, NELLA HEFNER, STEPHEN PETRACCHIONE, VINCENT PETRACCHIONE, CHARLES W. GLAZEBROOK, ASHELY RASMUSSEN, PAULETTE RUSH, GLORIA BAKER, TIM WILSON, ROSE MARY WILSON, BILL BENDER, DOREEN HARVEY, CARL GEHRICKE, KURT HERMANSEN, RITA HERMANSEN, RAY HADDAD, EVE MONTGOMERY, AND RON DEPEW ALL SPOKE IN FAVOR OF HAVING A WALMART STORE; HENRY SCHAEFFER, JANIS RUSH, CLAUDIA BLOGETT, RORY TURNER, DIANE DEUTSCH, PIERRE HARTMAN, FRANK MOORE, NANCY THOMPSON, LINDA SMITH, ED MCKAY, KEN HETGE, HAL LYONS, RONDA HARRIS, VIVIAN KLINGENBERG, SUSAN ROBINS, MICHELLE SMITH, JOYCE BUSSELL, SHANNON TURNER, JENNIFER UHL, WILLIAM NELSON, CHRISTOPHER ZEHNDER, TERRI ABLES, LIZ WOLFE, DEBBIE SZYDLOWSKI, JIM MCDANIEL, TOM FOCHT, HAROLD STANFORD, ELDO KLINGENBERG, CHRISTOPHER, MARK MANGELSDORF, CARLA RUSNAK, SARA KLINGENBERG, DEBBIE MARTIN, MANO LUJAN, AND RAY BILGER SPOKE AGAINST HAVE A WALMART STORE; NAOMI KNOX, MICHELLE VANCE, AND DIRK VAN WEEZEL SPOKE ABOUT WALMART BUT DID NOT SPEAK FOR OR AGAINST HAVING A WALMART STORE; CLOSED HEARING AT 9:53 P.M.; CITY ATTORNEY TOM SCHROETER RECOMMENDED CONTINUING MEETING DUE TO DOCUMENTS RECEIVED BY CITY EARLIER TODAY FROM LEGAL FIRM REPRESENTING CREED 21- CONTINUED MEETING, DATE TO BE DETERMINED LATER.

**ADJOURNMENT**

The City Council adjourned at 9:56 p.m. to a Tehachapi City Council, Tehachapi Redevelopment Agency, Tehachapi Public Financing Authority and Tehachapi City Financing Corporation Regular Meeting to be held on Monday, April 4, 2011, at 6:00 p.m.

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DENISE JONES  
City Clerk, City of Tehachapi

Approved this 18<sup>th</sup> day  
Of April, 2011.

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ED GRIMES  
Mayor, City of Tehachapi

# MINUTES

**TEHACHAPI CITY COUNCIL REGULAR MEETING,  
TEHACHAPI REDEVELOPMENT AGENCY REGULAR MEETING,  
TEHACHAPI PUBLIC FINANCING AUTHORITY REGULAR MEETING, AND  
TEHACHAPI CITY FINANCING CORPORATION REGULAR MEETING**

**BeeKay Theatre  
110 South Green Street  
Monday, April 4, 2011 – 6:00 P.M.**

**NOTE:** Sm, Ve, Gr, Re and Wi are abbreviations for Council Members Smith, Vernon, Grimes, Reed and Wiggins, respectively. For example, Gr/Sm denotes Council Member Grimes made the motion and Council Member Smith seconded it. The abbreviation Ab means absent, Abd abstained, Ns noes, and NAT no action taken.

## ACTION TAKEN

### CALL TO ORDER

Meeting called to order by Mayor Grimes at 6:00 p.m.

### ROLL CALL

Roll call by City Clerk Denise Jones.

Present: Mayor Grimes, Mayor Pro-Tem Smith, Councilmembers  
Vernon & Wiggins

Absent: Councilmember Reed

### INVOCATION

By David Ofahengaue of Tehachapi Valley Methodist Church

### PLEDGE TO THE FLAG

Led by Councilmember Wiggins

### CONSENT AGENDA

Approved consent agenda subject to removal of item \*7 by William Nelson.

Approved Consent Agenda  
Subject To Removal Of Item  
\*7  
Ve/Sm Motion Carried  
Ab: Re

### AUDIENCE ORAL COMMUNICATIONS

1. General public comments regarding matters not listed as an agenda item were received from:
  - a. Cherrill Gragg, city resident, expressed concerns about servicing street lights in community and requested that city inform residents of how to report street light problems.

- b. Ken Hetge, city businessman, asked if he was going to receive a written explanation of Councilmember Reed's comments about the airport.
- c. William Nelson, city resident, commented on Tucker Road development and the impact of Wal-Mart on community.
- d. David Butler, city resident, commented on last week's special meeting and about traffic problems in the city.
- e. Ray Bilger, city resident, expressed concerns about last week's special meeting.
- f. Stan Beckham, city resident, commented on ICON Aircraft, on Mr. Hetge's concerns and on last week's special meeting.
- g. Debra Hess, SCE, presented newsletter, gave update on current projects and commented on servicing street lights.

**CITY CLERK REPORTS**

**\*2. ALL ORDINANCES SCHEDULED FOR INTRODUCTION OR ADOPTION AT THIS MEETING SHALL BE READ BY TITLE ONLY.**

All Ord. Read By Title Only  
Ve/Sm Motion Carried  
Ab: Re

**\*3. Minutes for the Tehachapi City Council, Tehachapi Redevelopment Agency, Tehachapi Public Financing Authority, and the Tehachapi City Financing Corporation regular meeting on March 21, 2011 - APPROVED AND FILED.**

Approved & Filed  
Ve/Sm Motion Carried  
Ab: Re

**4. Due to the resignation of Airport Commissioner Dale Hawkins on February 1, 2011, the Tehachapi City Council will consider appointing one member to the Tehachapi Airport Commission. The appointed commissioner will complete the term that expires on June 30, 2012. Applications were received from Marc J. Zeitlin, Rex Moen and Ronny L. Alldredge – CITY CLERK DENISE JONES GAVE REPORT; ALL APPLICANTS WERE PRESENT AND SPOKE TO COUNCIL; COUNCILMEMBER VERNON SPOKE WITH ALL APPLICANTS PRIOR TO MEETING AND COMMENTED REGARDING AIRPORT AND CITY STAFF; COUNCILMEMBER SMITH SAID WE HAD EXCELLENT APPLICANTS AND THAT THIS WAS A TOUGH DECISION.**

**MAYOR GRIMES OPENED NOMINATIONS.**

Gr Opened Nominations

**COUNCILMEMBER VERNON NOMINATED RONNY L. ALLDREDGE.**

Ve Nominated Ronny L. Alldredge

**COUNCILMEMBER WIGGINS NOMINATED REX MOEN.**

Sm Nominated Rex Moen

**MAYOR GRIMES DECLARED NOMINATIONS CLOSED FOR THE APPOINTMENT OF ONE MEMBER TO THE TEHACHAPI AIRPORT COMMISSION.**

Gr Closed Nominations

**ACTION TAKEN**

<p><b>COUNCILMEMBER VERNON VOTED FOR RONNY L ALLDREDGE.</b></p>	<p>Ve Voted For Amy Wilson (1 Vote)</p>
<p><b>COUNCILMEMBERS SMITH, GRIMES AND WIGGINS VOTED FOR REX MOEN.</b></p>	<p>Sm, Gr, &amp; Wi Voted For Rex Moen (3 Votes)</p>
<p><b>REX MOEN WAS DECLARED TEHACHAPI AIRPORT COMMISSIONER, TERM EXPIRING JUNE 30, 2012.</b></p>	<p>Appointed Rex Moen To The Tehachapi Airport Commission</p>
<p>*5. Funds for Freedom Inc., have submitted a special use application for the annual Veterans Mountain Run. It will be held at the Moose Lodge parking lot located at 123 West F Street. They have requested closure of F Street between Green Street and Curry Street for the two day event that will begin on June 24, 2011, and end on June 25, 2011. The event includes a concert, scenic poker run, raffles, vendors, and barbeque – <b>APPROVED THE SPECIAL USE APPLICATION FOR THE VETERANS MOUNTAIN RUN, ANY AGREEMENT REQUIRED BY THE CITY ATTORNEY AND SUBJECT TO CITY CONDITIONS.</b></p>	<p>Approved The Special Use Application For The Veterans Mountain Run, Any Agreement Required By The City Attorney &amp; Subject To City Conditions                  Ve/Sm Motion Carried                  Ab: Re</p>
<p><b><u>FINANCE DIRECTOR REPORTS</u></b></p>	
<p>*6. Disbursements, bills, and claims for 3/24/2011 through 3/29/2011 – <b>AUTHORIZED PAYMENTS.</b></p>	<p>Authorized Payments                  Ve/Sm Motion Carried                  Ab: Re</p>
<p>*7. Due to Greg Garrett's position changing from Interim City Manager to City Manager, it is necessary that the Council designate said change on the authorized signer for certain City financial accounts. An area for actual signatures of the signers has also been inserted as requested by Union Bank – <b>FINANCE DIRECTOR HANNAH CHUNG GAVE REPORT; THIS ITEM WAS REMOVED FROM THE CONSENT AGENDA BY WILLIAM NELSON TO COMMENT ON CITY HALL HOURS OF OPERATION AND THE CITY MANAGER'S WORK SCHEDULE; COUNCILMEMBER VERNON ASKED HOW MANY SIGNATURES ARE REQUIRED ON CHECKS; ADOPTED RESOLUTION 10-11 AUTHORIZING DESIGNATED OFFICERS TO DEPOSIT, DISBURSE, AND/OR TRANSFER FUNDS INTO AND OUT OF SAVINGS ACCOUNTS AND DEMAND DEPOSIT ACCOUNTS, AND TO DEPOSIT FUNDS AND ACCEPT CERTIFICATES OF DEPOSIT FROM ANY FEDERALLY OR CALIFORNIA STATE CHARTERED BANK LOCATED WITHIN THE STATE OF CALIFORNIA AND REPEALING RESOLUTION NO. 68-07.</b></p>	<p>Adopted Res. 10-11 Authorizing Designated Officers To Deposit, Disburse, &amp;/Or Transfer Funds Into &amp; Out Of Savings Accounts &amp; Demand Deposit Accounts, &amp; To Deposit Funds &amp; Accept Certificates Of Deposit From Any Federally Or California State Chartered Bank Located Within The State Of California &amp; Repealing Res. No. 68-07                  Wi/Ve Motion Carried                  Ab: Re</p>

**CAPITAL PROJECTS REPORTS**

- \*8. The City entered into a contract with HPS Mechanical for the Tucker Sewer Lift Station Project. All contract items have been successfully completed and a Notice of Completion must be filed in order to close the contract – **APPROVED THE NOTICE OF COMPLETION FOR THE TUCKER SEWER LIFT STATION PROJECT AND DIRECT STAFF TO RECORD THE SAME**
9. Over the past three years Staff has identified a number of changes to streamline the weed abatement process and improve enforcement activities for properties within the city limits. In doing so, it is Staff's opinion that the potential for fire situations will be lessened – **CAPITAL PROJECTS MANAGER CHRIS KIRK GAVE REPORT; COUNCILMEMBER SMITH ASKED ABOUT ADJACENT COUNTY PROPERTY WEED ISSUES AND STATED THAT THE CITY DOESN'T HAVE THE RESOURCES TO ADDRESS ALL WEED ISSUES; MAYOR GRIMES CONFIRMED THIS WAS ONLY AN INTRODUCTION OF THE ORDINANCE; COUNCILMEMBER WIGGINS COMMENTED ON THE COUNTY HAVING A SIMILAR ORDINANCE; COUNCILMEMBER VERNON SPOKE ABOUT WEED ISSUES ON FORECLOSED HOMES; CRAIG BRITTON, CITY RESIDENT, EXPRESSED CONCERNS OVER WORDING OF ORDINANCE; JOHN TARVER, CITY RESIDENT, SPOKE ABOUT FIRE HAZARD SITUATIONS; KEN HETGE, CITY BUSINESSMAN, COMMENTED ABOUT WEEDS ON CITY LOTS; STAN BECKHAM, CITY RESIDENT, SPOKE ABOUT THIS ORDINANCE COSTING THE CITY MONEY; WILLIAM NELSON, CITY RESIDENT, COMMENTED ON HOW THIS ORDINANCE WILL BE ENFORCED AND THE UNINTENDED CONSEQUENCES OF ORDINANCE; CHERRILL GRAGG, CITY RESIDENT, SPOKE TO TUMBLEWEED ISSUES AND THANKED CITY FOR ITS EFFORTS REGARDING WEED ABATEMENT; DEBBIE SZYDLOWSKI EXPRESSED CONCERNS ABOUT TRASH IN BACK OF HER STORE; MARC ZEITLIN ASKED FOR CLARIFICATION OF ORDINANCE; INTRODUCED PROPOSED ORDINANCE, AMENDING SECTION 2 OF ORDINANCE NO. 555 AND TEHACHAPI MUNICIPAL CODE SECTIONS 8.32.010, 8.32.202, AND 8.32.030 RELATING TO ABATEMENT OF WEEDS AND RUBBISH.**

Approved The Notice Of Completion For The Tucker Sewer Lift Station Project & Direct Staff To Record The Same  
Ve/Sm Motion Carried  
Ab: Re

Introduced Proposed Ord., Amending Section 2 Of Ord. No. 555 & Tehachapi Municipal Code Sections 8.32.010, 8.32.202, & 8.32.030 Relating To Abatement Of Weeds & Rubbish  
Sm/Ve Motion Carried  
Ab: Re

**COUNCIL MEMBER ANNOUNCEMENTS OR REPORTS**

1. Councilmember Wiggins commented on daffodils that are planted on Tucker Road.
2. Councilmember Smith asked staff about the San Joaquin Valley Blueprint Guidance framework.

**CLOSED SESSION**

1. Approval of closed session minutes of March 21, 2011.

Approved Minutes  
Ve/Wi Motion Carried  
Ab: Re

**ADJOURNMENT**

The City Council/Boards adjourned at 7:15 p.m. to a Tehachapi City Council, Tehachapi Redevelopment Agency, Tehachapi Public Financing Authority and Tehachapi City Financing Corporation Regular Meeting to be held on Monday, April 18, 2011, at 6:00p.m.

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DENISE JONES  
City Clerk, City of Tehachapi

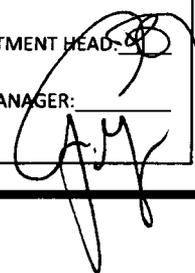
Approved this 18<sup>th</sup> day  
Of April, 2011.

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ED GRIMES  
Mayor, City of Tehachapi



# COUNCIL REPORTS

APPROVED
DEPARTMENT HEAD: 
CITY MANAGER: _____

**AGENDA SECTION: CITY CLERK**

**MEETING DATE: APRIL 18, 2011**

**TO: HONORABLE MAYOR GRIMES AND COUNCIL MEMBERS**

**FROM: ASHLEY WHITMORE, DEPUTY CITY CLERK**

**DATE: APRIL 13, 2011**

**SUBJECT: NATIONAL DAY OF PRAYER SPECIAL EVENT APPLICATION 1112**

## APPLICANT AND ORGANIZATION

Nadine Valenzuela, National Day of Prayer

## EVENT DESCRIPTION

National Day of Prayer will be held on Thursday, May 5, 2011. The Prayer event will start at approximately 12:00 p.m. and will end at approximately 1:00 p.m. The event will be held on Robinson Street in front of City Hall and is open to the public.

## APPLICANT REQUESTS

- Closure of Robinson Street in front of City Hall
- Street Barricades from Public Works Department

## STAFF CONDITIONS

**Public Works:** The Event Representative will need to contact the Public Works staff prior to event to arrange for barricades. Should there be other requests; the Event Representative should contact the department as soon as possible.

**Administration:** Handicapped ramp will be accessible at all times. Electrical cords and wires from speakers and microphones shall be covered for handicapped walkers and wheelchair access. Insurance purchased from the city must be applied for prior to the event.

## RECOMMENDATION

**APPROVE THE SPECIAL USE APPLICATION FOR NATIONAL DAY OF PRAYER EVENT, SUBJECT TO CITY CONDITIONS.**



Project No. X90148

CITY OF TEHACHAPI

### SPECIAL USE/EVENT APPLICATION

Applicant's Name Nadine Valenzuela Phone Number 821-6461

Organization National Day of Prayer

Address 24340 Willow Pass Dr.

City Tehachapi State CA Zip Code 93561

Event Contact N.D.P. Phone Number \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

Event Date(s) Thurs. May 5, 2011 Event Time(s) 12:00 - 1:00 pm

Describe Event: Please complete attached special event information sheet and include requested materials (Use extra pages if needed)

golding chairs

Open to Public?  Yes  No

Is event for money raising purposes?  Yes  No

If Yes, what will the proceeds be used for? We will take an offering to defr cost of insurance and printing costs

Will alcoholic beverages be served?  Yes  No

Will alcoholic beverages be sold?  Yes  No

If Yes, what is A.B.C. Permit No? \_\_\_\_\_

I understand that I am responsible to clean the above requested facility, by removing all rubbish, debris, etc., and restore the grounds/facility back to a clean and orderly condition. I further understand I am required to pay a deposit for clean-up of the grounds/facility, and upon inspection of the grounds/facility, the deposit, may be fully or partially refunded, depending upon the condition the facility is left in by the user.

I also understand that this application is not a guarantee of event approval.

I, the undersigned, have read the above statements, general regulations and insurance requirements attached to this contract, and understand them and agree fully.

Applicant Signature Nadine Valenzuela

Date 3-14-2011

<input checked="" type="checkbox"/> CM	<input type="checkbox"/> PW	<input type="checkbox"/> A	<input type="checkbox"/> HD
<input type="checkbox"/> ACM	<input type="checkbox"/> CD	<input type="checkbox"/> P	<input type="checkbox"/> BL
<input type="checkbox"/> LC	<input type="checkbox"/> BI	<input type="checkbox"/> F	<input type="checkbox"/> C

**Special Event Information Sheet**

<b>Event Applicant</b> <i>Yadine Valenzuela</i> Name <i>National Day of Prayer</i> Address <i>24340 Willow Pass Dr.</i> City <i>Tehachapi</i> State <i>CA</i> Zip Code <i>93561</i> Phone Number <i>821-6461</i>	<b>Facility/Property Owner</b> Name _____ Address _____ City _____ State _____ Zip Code _____ Phone Number _____
Signed By _____	Signed By _____

<b>Site Information</b>	
Address <i>Jeh. City Hall</i>	Land Use <i>At in front of City Hall</i>
APN _____	Water _____
Size _____	Sewer _____
Types of Bldgs _____	Electric _____
No. of Bldgs _____	Other _____

**Complete Event Description.** (Street Closures, Dates, Hours, Activities, Participation, Etc.)

*Local pastors & different churches gather in front of Jeh. city Hall every year on the first Thursday of May to recognize Nat'l Day of Prayer <sup>established 1952</sup>. We pray for our nation, city, state and now for Japan; which has suffer a great loss during the tsunami. We will have songs, prayers. It is a peaceful celebration. Civil air patrol youngsters will be posting of flags.*

- Please Attach The Following Items To The Application:**
- Insurance Certificate (If on City property special event insurance can be purchased from the City)
  - Deposit (When required by the City)
  - Plot Plan ( Include vicinity maps to illustrate access routes, staging areas, parking activities, etc.)
  - List Of Vendors

**Please Describe How The Following Will Be Accomplished:**

Street Barricades *public works Dennis Wahlstrom <sup>+ crew</sup> has helped us before.*

Traffic Control *we have not needed it before.*

Crowd Control *no need. All my crowd has behaved really good!*

Utility Services: Water, Sewer, Electric *no*

Lights *no*

Dust Control *no*

Site Clean-up & Maintenance *clean up after. We will*

Security *no*

Site Facilities *no*

Health Dept. *no*

## GENERAL REGULATIONS

Facility use agreements are issued in accordance with the policies outlined below as established by the City of Tehachapi. All reservation forms must be signed and returned, along with fees and deposits, before consideration of use approval. SUBMISSION OF RESERVATION REQUEST DOES NOT CONSTITUTE APPROVAL.

1. Any authorization and usage is understood to be at the City's discretion. The City will not be responsible for special condition, accommodations or other improvements for any granted request for use. Any special needs are the responsibility of the user with prior approval of the Public Works Director.
2. Groups or persons using a facility are responsible to pay for any damage to property or loss of property.
3. The City of Tehachapi is not liable for accidental injury to persons or loss or damage of group or individual property. The City requires proof of insurance coverage.
4. When, in the opinion of the City, activity conditions warrant the presence of one or more security personnel, the cost of such service shall be borne by the group or organization sponsoring the activity.
5. Permission to use City of Tehachapi facilities is granted subject to observance of regulations, and permits may be revoked for violation of regulations.
6. Permits may not be transferred, assigned or sublet.
7. Users of the facilities shall observe, obey and comply with all applicable City, County, State and Federal Laws, rules and regulations.

## FOOD AND ALCOHOL REGULATIONS

1. The use of alcoholic beverages is by written permit only and must be requested at the time the facility use application is made. The City reserves the right to place restrictions on the use of alcoholic beverages in accordance with State Law.
2. The alcoholic beverage permittee will remove all beverages from the premises immediately following the approved function.
3. Food and refreshments, including alcoholic beverages, may be permitted in certain designated areas as determined by the City, or the designated representative.
4. Any function that is to be catered will be catered by an approved licensed caterer. All caterer's names and addresses will be provided upon request.
5. Any function where alcoholic beverages will be permitted shall require an additional (\$50.00) deposit.

ANY EXCEPTION TO THE ABOVE POLICIES WILL BE REFERRED TO THE CITY MANAGER.

## FEE AND DEPOSIT SCHEDULE

The following guidelines and rules will govern the costs and procedures for City approvals.

1. Any part of an hour will be considered a full hour in determining City costs.
2. All fees must be paid to the City of Tehachapi located at 115 South Robinson Street.
3. All refunds will be mailed as soon as possible following conclusion of the activity.
4. No arrangements can be made for a time extension with personnel on duty the day of the activity.

## SECURITY PERSONNEL

If, in the opinion of the City Manager or a designated representative an activity condition warrants the presence of one or more security personnel, the cost of such service shall be borne by the group or person sponsoring the activity. Proof of obtaining the required security personnel must be in the City Hall no later than ten (10) working days prior to the activity. Proof should be in the form of a receipt and/or contract from a bonded security agency. If proof is not in the City Hall by the required date, use of the facility may be denied.

IF AFTER PROOF OF SECURITY HAS BEEN SUBMITTED TO CITY, SAID SECURITY IS NOT PRESENT ON DATE OF ACTIVITY, THE CITY EMPLOYEE IN CHARGE MAY REQUEST THE GROUP TO DISCONTINUE ACTIVITY AND ASK THE GROUP TO LEAVE THE AREA.

LIABILITY INSURANCE REQUIREMENTS

Insurance requirements for persons or organizations wishing to use City facilities should be as follows:

The party requesting to use the facility ("applicant") shall secure and keep in force during the entire term of applicant's use of the facility and covering all of applicant's activities with respect to the facility a comprehensive general liability insurance policy with bodily injury, property damage, and contractual coverage of not less than \$1 million per occurrence and including a comprehensive coverage form, and coverages for premises/operation, operations hazard, complete operations, and products liability, and containing special endorsements providing substantially the following:

(1) That the City of Tehachapi, its agents, officers, employees and governing body and each member thereof are declared to be an additional named insured under the terms of the policy with reference to the activity described in the policy, whether such additional insured be actively or passively negligent or liable by operation of law;

(2) Contractual liability coverage underwriting the obligations of applicant to hold harmless, indemnify and defend each of the insureds provided herein;

(3) "Cross liability" or "Severability of Interest" coverage for all named insureds;

(4) That such insurance is primary, and that any other insurance maintained by the additional named insureds is excess and not contributing insurance with respect to the subject insurance policy;

(5) That the insurer waives all rights of subrogation against the additional named insureds;

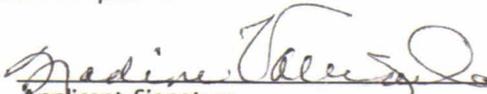
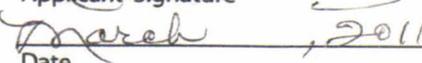
(6) That the coverage afforded by such policy to the additional named insureds shall not be prejudiced in any way by any failure of the principal insured to comply with any notice requirements of such policy; and

(7) That such policy may not be canceled, coverage reduced or terms altered in any manner detrimental to the coverage except after delivery to the City of written notice not less than 15 days prior to the effective date of such cancellation, reduction or alteration. No such cancellation provisions in any such insurance policy shall be construed in derogation of the continuous duty of applicant to furnish insurance during the term of applicant's use of the facility. The lapse for any reason of insurance as required herein shall constitute breach of this requirement.

The facility shall not be used until applicant has provided City with a duly certificated certificate of insurance issued by an insurance company approved by City and evidencing that the policy has been issued, is effective, and complies with the foregoing requirements. Applicant must also provide City with a facsimile of the insurance policy and no use of the facility can be made until City has approved the policy.

INDEMNIFICATION

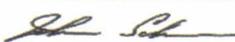
Applicant hereby agrees to indemnify, defend, and hold harmless the City, its Councilpersons, boards, commissions, officers, employees and agents from any and all claims, demands, suits, judgements, liability, damages, costs, and expenses arising out of or related to applicant's use or occupation of City's streets or facilities, including but not limited to, any act or omission to act on the part of City, its Councilpersons, boards, commissions, officers, employees, or agents, whether active or passive.

  
\_\_\_\_\_  
Applicant Signature  
  
\_\_\_\_\_  
Date

91144

NO. DR (2011/2012)

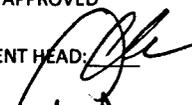
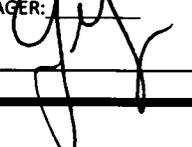
**CERTIFICATE OF INSURANCE  
SPECIAL EVENT LIABILITY GROUP INSURANCE TRUST, A RISK PURCHASING GROUP**

<b>FACILITY OWNER (Additional Insured):</b> CITY OF TEHACHAPI 115 SOUTH ROBINSON STREET TEHACHAPI, CA 93561		<b>PRODUCER:</b> HUB INTERNATIONAL INSURANCE SERVICES INC. P.O. BOX 4047 CONCORD, CA 94524-4047 PH: 925-609-6500 FX: 925-609-6550 <a href="mailto:specialevent@hubinternational.com">specialevent@hubinternational.com</a>		CA License #0757776		
<b>EVENT HOLDER (Named Insured/Member):</b> NADINE VALENZUELA NATIONAL DAY OF PRAYER 24340 WILLOW PASS DR. TEHACHAPI, CA 93561		<b>EVENT INFORMATION</b>				
		TYPE: RELIGIOUS GATHERING		DATE(S): 05/05/2011		
		LOCATION: SOUTH ROBINSON ST., TEHACHAPI				
		ATTENDANCE:	100	CLASS:	II	
This is to certify that the policies of insurance listed below have been issued to the insured named above for the event date(s) indicated above. Notwithstanding any requirement, term or condition of any contract or other document with respect to which this certificate may be issued or may pertain, the insurance afforded by the policies described herein is subject to all the terms, exclusions and conditions of such policies.						
Insurers: Insurer A: <b>Colony Insurance Company</b>						
<b>INSR LTR</b>	<b>Type of Insurance</b>	<b>Policy Number</b>	<b>Effective</b>	<b>Expiration</b>	<b>Policy Limits</b>	
A	Commercial General Liability	AR6360147	1/1/2011	1/1/2012	Each Occurrence	\$1,000,000
					Personal & Advertising Injury	\$1,000,000
					General Aggregate	\$2,000,000
					Products/Completed Operations Aggregate	\$2,000,000
					Damage to Premises Rented to You	\$500,000
					Medical Payments	\$5,000
<b>COVERAGE TERMS</b>						
Occurrence Form (CG 0001) Host Liquor Liability Included Full Liquor Liability Included when a separate premium has been charged.  <u>All participants in athletic activities are required to sign Release and Waiver of Liability forms.</u>		The coverage afforded by this insurance is primary and not contributing with any insurance held by the "ADDITIONAL INSURED", WHEN REQUIRED BY WRITTEN CONTRACT. The limits of insurance apply separately to each event insured by this policy as if a separate policy of insurance has been issued for that event. Who is an insured is amended to include as an additional insured the "Facility Owner - Additional Insured" above and any person or organization shown in the schedule below. This insurance does not apply to: any "occurrence" which takes place after the event holder ceases to be a tenant in that premises. This insurance applies only to: an "occurrence" which takes place during the dates indicated under "Event Information" above.				
<b>COVERAGE EXCLUSIONS (REFER TO POLICY FOR COMPLETE LISTING OF EXCLUSIONS):</b>						
-Sexual Abuse & Molestation -Terrorism		Specific Events are excluded from coverage. Please see reverse side for list of excluded events.				
On behalf of the Risk Purchasing Group and each member, the trustee has declined coverage for the Terrorism Risk Insurance Act (TRIA).						
<b>OTHER ADDITIONAL INSURED:</b>						
THE CITY OF TEHACHAPI, ITS COUNCIL MEMBERS, OFFICERS, EMPLOYEES AND AGENTS 115 SOUTH ROBINSON STREET, TEHACHAPI, CA 93561						
<b>CANCELLATION:</b> Should the above described policy(s) be cancelled before the expiration date thereof, the issuing company will endeavor to mail 30 days written notice to the insured event holder and additional insureds listed.						
<b>AUTHORIZED REPRESENTATIVE:</b>				<b>DATE ISSUED:</b>	03/15/2011	

# COUNCIL REPORTS

AGENDA SECTION: CAPITAL PROJECT REPORTS

MEETING DATE: APRIL 18, 2011

APPROVED
DEPARTMENT HEAD: 
CITY MANAGER: 

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**TO: HONORABLE MAYOR GRIMES AND COUNCIL MEMBERS**

**FROM: CHRISTOPHER KIRK, CAPITAL PROJECTS MANAGER**

**DATE: APRIL 13, 2011**

**SUBJECT: TEHACHAPI BRANDPRINT PROJECT**

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## **BACKGROUND:**

As the Council will recall, the City of Tehachapi entered into an agreement with Northstar Destination Strategies for the creation of a brand identity and strategy for the greater Tehachapi area. This exciting process was initiated with the help of the informal group, the Tehachapi Economic Alliance Members, which consists of the Greater Tehachapi Chamber of Commerce, the Greater Tehachapi Economic Development Council, Main Street Tehachapi, and the Tehachapi Unified School District.

Since kicking off the project, Northstar has collected and begun analyzing both qualitative and quantitative data with the primary goal of identifying Tehachapi's competitive position within the marketplace and how best to capitalize on that position to manage and improve Tehachapi's image throughout the region and the State.

At this time, Northstar has concluded the substantial portion of the research phase of the project and is prepared to provide the Council with their suggestion for Tehachapi's brand platform. City Staff has reviewed this platform and the accompanying research in detail and are in full support of moving forward into the creative phase of the project. For the Council's information, the cost of the creative phase of the project is already included in our current agreement and therefore tonight, the Council will only be approving and providing its concurrence with Northstar's findings and recommendations.

Should the Council approve the brand positioning statement/platform, creative work will then begin with the work done during that time being brought back at a future meeting.

## **RECOMMENDATION:**

**APPROVE THE BRAND PLATFORM AS DESCRIBED BY NORTHSTAR DESTINATION STRATEGIES AND DIRECT STAFF TO BEGIN WORK ON THE CREATIVE DEVELOPMENT OF THE TEHACHAPI BRAND IDENTITY**



# COUNCIL REPORTS

**AGENDA SECTION: CAPITAL PROJECT REPORTS**

**MEETING DATE: APRIL 18, 2011**

APPROVED
DEPARTMENT HEAD:
CITY MANAGER:

---

**TO: HONORABLE MAYOR GRIMES AND COUNCIL MEMBERS**

**FROM: CHRISTOPHER KIRK, CAPITAL PROJECTS MANAGER**

**DATE: APRIL 13, 2011**

**SUBJECT: PROPOSED WEED ABATEMENT ORDINANCE**

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**BACKGROUND:**

On April 4, 2011, the City Council introduced a proposed Ordinance which amends Section 2 of Ordinance No. 555 and Tehachapi Municipal Code Sections 8.32.010, 8.32.020, and 8.32.030 relating to abatement of weeds and rubbish.

As the Council is aware from previous discussion, the Ordinance attached to this report provides for a number of changes to the process. A summary of the primary changes are outlined as follows:

- City Staff will retain the ability to enforce weed abatement throughout the year however, a deadline for grass and weed removal will be set for June 15 \*NOTE - this is the only change to the ordinance as it was introduced. This date coincides with the County's weed abatement procedures and any grass and weeds not fully removed from properties by that date each year will be deemed a severe fire hazard. The County's previous deadline of June 9 has been changed for 2011 and is now June 15.
- If Staff is aware of properties on which grass and weeds constitute a hazard prior to the June 15 deadline, a notice will be mailed to the property owner, notifying them of the violation. The property owner will then have 10 days to comply with the notice or the City will then have the right to mow the grass and weeds at the owner's expense. Properties with grass and weed growth after the June 15 deadline are automatically in violation of the code without any notice.
- When the City has notified a property owner of the need to remove grass and weeds, and the property owner has failed to do so, the City will be able to enter the property to remove the weeds and then bill the owner for the cost of doing so. The City will have the right to enter a property and remove weeds without notice after the June 15 deadline.

Under this ordinance, Staff will retain the ability to pursue properties utilizing the Administrative Citation Procedure. Additionally, should the property owner fail to reimburse the City for the cost of the vegetation removal, the City retains its existing right to place a lien on the property for the amount, to be paid on the next property tax bill.

**RECOMMENDATION:**

**ADOPT THE PROPOSED ORDINANCE, AMENDING SECTION 2 OF ORDINANCE NO 555 AND TEHACHAPI MUNICIPAL CODE SECTIONS 8.32.010, 8.32.020, AND 8.32.030 RELATING TO ABATEMENT OF WEEDS AND RUBBISH**

**ORDINANCE NO.**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEHACHAPI AMENDING SECTION 2 OF ORDINANCE NO 555 AND TEHACHAPI MUNICIPAL CODE SECTIONS 8.32.010, 8.32.020, AND 8.32.030 RELATING TO ABATEMENT OF WEEDS AND RUBBISH**

**THE CITY COUNCIL OF THE CITY OF TEHACHAPI DOES HEREBY ORDAIN AS FOLLOWS:**

**Section 1.            AMENDMENTS.**

(a) Tehachapi Municipal Code Section 8.32.010 is hereby replaced with the following:

**"8.32.010. Responsibility of owners.** A. No person owning, leasing, occupying or having charge or possession of any lot, place or area within the City shall permit on such lot, place or area or upon any sidewalk area or parkway abutting the same, any weeds, grasses, rubbish or other material dangerous or injurious to neighboring property or the health or welfare of residents of the vicinity that may be growing, lying or located thereon.

"B. In addition to the requirements of Paragraph A of this Section 8.32.010, no grasses, weeds, or other vegetation shall be growing above the surface of any lot, place or area or upon any sidewalk area or parkway abutting the same and all of same shall be cut and removed by June 15 of each year or such earlier date as may be determined by the City. The Council finds that dried vegetation creates an extreme and severe fire hazard as more particularly evidenced by the fires resulting within the City in 2010 on properties containing such vegetation and as a result of the existence of such vegetation and the Council hereby finds the eradication of same to be necessary for the health, safety, and welfare of its inhabitants."

(b) Section 2 of Ordinance 555 and Tehachapi Municipal Code Section

8.32.020 is hereby replaced with the following:

**"8.32.020. Failure to remove – abatement notice.** Except as otherwise described herein, whenever the owner, lessee, occupant or person having charge or possession of any lot, place or area within the City fails, neglects, or refuses to cut, destroy or remove the weeds, rubbish or other materials described in Sections 8.32.010.A from the lot, place or area, it shall be the duty of the City Clerk to give written notice of such failure to comply with the provisions of this chapter to the owner as shown in the most recent records maintained by the City in person or by mail. The notice shall briefly describe the work to be done and shall refer to the Ordinance codified in this chapter and shall contain a notification that unless the work is done within ten (10) days after mailing, the City Clerk will cause such work to be done and that the costs and expenses will be charged to and made a lien upon the property. Notwithstanding the foregoing, if a property is in violation of the requirements of Paragraph B of Section 8.32.010, the City Council hereby declares the situation arising therefrom as an emergency situation and no written notice to the owner is required."

(c) Section 2 of Ordinance No. 555 and Tehachapi Municipal Code Section 8.32.030 is hereby replaced with the following:

**"8.32.030. Abatement by City.** If the work is not done within the time stated in the notice required by Section 8.32.020 or if there is a violation of Section 8.32.010.B for which no notice is required, it shall be the duty of the City Manager forthwith to proceed to have the work done and put the property in condition required by this chapter. The City Clerk shall keep a record of the notices, and shall also keep a record of the work done on each lot, place or area and the cost of the work. "

**Section 2. SEVERABILITY.**

Each of the provisions of this Ordinance are severable. If any provision shall be declared to be invalid, the remaining provisions shall not be affected thereby but shall remain in full force and effect.

**Section 3. EFFECTIVE DATE.**

This Ordinance shall take effect thirty (30) days after the date of its passage and within fifteen (15) days of its passage shall be published in any manner

authorized by law in the Tehachapi News, a newspaper of general circulation, printed and published in the City of Tehachapi.

**INTRODUCED** at a regular meeting of the City Council of the City of Tehachapi, California on the 4<sup>th</sup> day of April, 2011.

**PASSED AND ADOPTED**, at a regular meeting of the City Council of the City of Tehachapi, California on the \_\_\_\_\_ day of \_\_\_\_\_, 2011, by the following vote:

AYES: COUNCIL MEMBERS:

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NOES: COUNCIL MEMBERS:

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ABSENT: COUNCIL MEMBERS:

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ABSTAIN: COUNCIL MEMBERS:

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\_\_\_\_\_  
ED GRIMES, Mayor of the City  
of Tehachapi, California

ATTEST:

\_\_\_\_\_  
DENISE JONES, City Clerk  
of the City of Tehachapi, California

I hereby certify that the foregoing ordinance was duly and regularly adopted by the City Council of the City of Tehachapi at a regular meeting thereof held on \_\_\_\_\_, 2011.

\_\_\_\_\_  
DENISE JONES, City Clerk  
of the City of Tehachapi, California

Published: \_\_\_\_\_

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0035</b>	<b>BC Laboratories, Inc.</b>	
B097169	Wtr/samples/Dennison Well		03/23/2011	15.00
B097152 1	Wtr/samples/309 East I/West D/Minton		03/28/2011	50.00
B097065	Wtr/samples/Dennison Well		03/21/2011	15.00
B096637 1	Wtr/samples/221 S Hayes/Alder/PinonW		03/21/2011	50.00
B097152 2	Wtr/samples/309 East I/West D/Minton		03/28/2011	24.00
B097170	Wtr/samples/Mojave Well		03/23/2011	45.00
B097240	Wtr/samples/Curry Resv		03/23/2011	15.00
B097064	Wtr/samples/Curry Resv		03/21/2011	15.00
B096637 2	Wtr/samples/221 S Hayes/Alder/PinonW		03/21/2011	24.00
B096988	Swr/samples/WWTP headworks		03/21/2011	210.00
B097301	Swr/samples/WWTP headworks		03/23/2011	210.00
<b>Check Total:</b>				<b>673.00</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0193</b>	<b>Hach Company</b>	
7168301	Swr/sensor cap replacement		03/23/2011	118.79
<b>Check Total:</b>				<b>118.79</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0223</b>	<b>Kern County Auditors Office</b>	
0810	Parking Citation Revenue 08/10		08/01/2010	80.00
0211	Parking Citation Revenue 02/11		02/01/2011	71.00
1210 2	Parking Citation Revenue 12/10		12/01/2010	91.00
<b>Check Total:</b>				<b>242.00</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0236</b>	<b>Kern Council of Governments</b>	
032411 1	GenGov/KCAC dinner		03/25/2011	30.00
032411 2	Council/KCAC dinner		03/25/2011	210.00
<b>Check Total:</b>				<b>240.00</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0300</b>	<b>Mission Linen &amp; Uniform Servic</b>	
140131530	PblcWrks/maint/twl cntr/disp/hndcl		03/29/2011	61.70
<b>Check Total:</b>				<b>61.70</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0310</b>	<b>Willdan Financial Services</b>	
010-13823 1	LLD/Heritage Oaks (Beirne)		03/31/2011	112.57
010-13823 2	LLD/Clear View (Pannon)		03/31/2011	107.59
010-13823 3	LLD/Autumn Hills (KB)		03/31/2011	132.44
010-13823 4	LLD/Alta Homes		03/31/2011	425.83
010-13823 5	LLD/G Jorgensen		03/31/2011	26.75
010-13823 6	LLD/KB Orchard Glen Dnnsn		03/31/2011	386.07
010-13823 7	LLD/Mullberry Place		03/31/2011	16.96
010-13823 8	LLD/Mill st cottages		03/31/2011	22.22
010-13823 9	LLD/Hodis (Pinon/Applewood)		03/31/2011	70.61
010-13823 10	LLD/W of HS (Vily&Pinon)		03/31/2011	73.38
010-13823 11	LLD/Pannon (Dnson/Highln)		03/31/2011	70.02
010-13823 12	LLD/Teh blv (Superior Cnst)		03/31/2011	17.40
010-13828	Admin fees/assmnt district No. 89-2		03/31/2011	531.13
010-13829	Admin fees/CFD No. 90-1		03/31/2011	1,712.60
<b>Check Total:</b>				<b>3,705.57</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0429</b>	<b>Tehachapi Valley Healthcare</b>	
033111	GenGov/drug screen/HLambert		03/31/2011	146.05
<b>Check Total:</b>				<b>146.05</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0430</b>	<b>Tehachapi Lumber Company</b>	
129295	Cnstrctn/heavy angle		03/22/2011	12.86
<b>Check Total:</b>				<b>12.86</b>

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0431</b>	<b>Tehachapi News</b>	
12281564	GenGov/admin secretary job ad		03/01/2011	96.44
12298480	GenGov/WalMart public notice		03/15/2011	175.00
12295622	Arprt/Airport commision ad		03/15/2011	355.28
			<b>Check Total:</b>	<b>626.72</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0476</b>	<b>WITTS Everything for the Offic</b>	
115675-0	GenGov/trsh bags/cn liners/paper/lab		03/30/2011	116.16
115591-0	GenGov/battery/paper/tape		03/28/2011	38.89
115681-0	PD/envelopes/disk file/cdr/jckt		03/30/2011	181.66
115607-0	PD/toner		03/25/2011	80.38
115686-0	Arprt/laminate		03/30/2011	3.25
			<b>Check Total:</b>	<b>420.34</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0478</b>	<b>Zee Medical Service</b>	
596697	PD/first aid supplies		03/08/2011	108.14
			<b>Check Total:</b>	<b>108.14</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0524</b>	<b>Scotts Auto Body Inc.</b>	
32535	PD/2 wheel alignment/Unit TE3 07 CV		03/01/2011	60.00
			<b>Check Total:</b>	<b>60.00</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0543</b>	<b>BSE Rents</b>	
Order#346789	Cnstrctn/tra-wts ball mount 8"		03/23/2011	43.35
Order #347188	Arprt/chainsaw/2 cyc oil/saw chain/b		03/31/2011	455.85
Order #347628	Arprt/7way rv to 4way adapter		04/06/2011	8.79
			<b>Check Total:</b>	<b>507.99</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0560</b>	<b>Kern Machinery</b>	
1842025	Cnstrctn/pin fastenecy/cotter pin/se		03/24/2011	83.45
			<b>Check Total:</b>	<b>83.45</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0585</b>	<b>Terry J. Warsaw, M.D.</b>	
032411	GenGov/physical exam/HLambert		03/24/2011	150.00
			<b>Check Total:</b>	<b>150.00</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0610</b>	<b>Abate-A-Weed, Inc.</b>	
400680	Lndscp/tank lid & diaphragm		02/23/2011	9.52
			<b>Check Total:</b>	<b>9.52</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0619</b>	<b>Home 4 Less</b>	
322069	Wtr/adapters/abs cement/hardware		03/31/2011	15.61
			<b>Check Total:</b>	<b>15.61</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0832</b>	<b>ACWA Health Benefits Authority</b>	
05012011 4	Life/AD&D		05/01/2011	972.83
05012011 1	Medical		05/01/2011	59,827.22
05012011 2	Dental		05/01/2011	6,554.01
05012011 3	Vision		05/01/2011	811.22
			<b>Check Total:</b>	<b>68,165.28</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 0924</b>	<b>L.N. Curtis &amp; Sons</b>	
1204328-00	PD/tango vest		03/21/2011	2,143.35
			<b>Check Total:</b>	<b>2,143.35</b>
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1055</b>	<b>Mercury Graphics</b>	
3975	GenGov/door hangers		04/06/2011	124.49

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
<b>Check Total:</b>				124.49
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1075</b>	<b>Prime Signs</b>	
N-1467	Pd/banner		03/18/2011	129.90
<b>Check Total:</b>				129.90
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1097</b>	<b>Hannah H. Chung</b>	
05875	Finance/reimbursement/fuel/RMA mtng		03/25/2011	51.49
<b>Check Total:</b>				51.49
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1212</b>	<b>California Redevelopment Assoc</b>	
24999	RDA/agency renewal dues (TI&POP)		04/01/2011	1,790.00
<b>Check Total:</b>				1,790.00
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1801</b>	<b>HD Supply Waterworks, LTD</b>	
2724750	Wtr/1x100' ips pe tubing 200 psi		03/24/2011	139.64
<b>Check Total:</b>				139.64
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1822</b>	<b>Ed Grimes</b>	
032511	Council/mileage reimbursement		03/25/2011	183.60
<b>Check Total:</b>				183.60
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1843</b>	<b>Bank of New York Trust Company</b>	
030811 1	Wtr/Loan# TEHPIWSR04		05/01/2011	8,366.31
030811 2	Wtr/Loan# TEHPIWSR04		05/01/2011	51,393.07
<b>Check Total:</b>				59,759.38
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 1947</b>	<b>Tehachapi Lawn and Garden</b>	
03072011	PbhcWrks/repair husky saw/line seal		03/07/2011	128.54
03212011	Cnstrctnregon saw chain		03/21/2011	16.77
<b>Check Total:</b>				145.31
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 2111</b>	<b>Swift Napa Auto Parts</b>	
697289	PbhcWrks/oil filters		03/24/2011	85.45
697249	PbhcWrks/lubricant		03/24/2011	20.75
697585	PbhcWrks/eff console		03/28/2011	4.32
697587	PbhcWrks/mini console		03/28/2011	4.50
697287	Cnstrctn/plrsn		03/24/2011	30.30
697064	Cnstrctn/switch/batt cables/ring ter		03/22/2011	84.38
697586	Strt/wire fusible link		03/28/2011	4.86
697684	Strt/valve covr gasket set		03/29/2011	11.90
697625	Strts/water pump		03/28/2011	51.84
697924	Wtr/pl32 wash		03/30/2011	25.85
697678	Swr/fuel, air, coolant filters		03/29/2011	191.56
697584	Swr/fuel, air, coolant filters		03/28/2011	276.49
697711	Swr/fuel, air, coolant filters/retur		03/28/2011	-263.03
697970	Swr/fuel, oil filters		03/31/2011	143.38
<b>Check Total:</b>				672.55
<b>Check No: 0</b>	<b>Check Date: ?</b>	<b>Vendor: 2459</b>	<b>CSG Systems, Inc.</b>	
71462 1	Rfs/postage		03/28/2011	182.14
71462 4	Rfs/printing		03/28/2011	103.46
71462 2	Wtr/postage		03/28/2011	455.33
71462 5	Wtr/printing		03/28/2011	258.65
71462 3	Swr/postage		03/28/2011	273.19
71462 6	Swr/printing		03/28/2011	155.19
<b>Check Total:</b>				1,427.96

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
Check No: 0 17527	Check Date: ? IT/monthly consulting fee	Vendor: 2636	HDWBC 04/01/2011	2,000.00
			Check Total:	2,000.00
Check No: 0 H2388459	Check Date: ? GenGov/lease/Apr 28 to May 27 2011	Vendor: 2707	MailFinance 03/30/2011	127.95
			Check Total:	127.95
Check No: 0 15267	Check Date: ? PD/slvr name bar	Vendor: 2785	Bakersfield VIP Uniforms, Inc. 03/29/2011	15.16
			Check Total:	15.16
Check No: 0 324086	Check Date: ? PD/panel 6 coc/m amp	Vendor: 2885	Redwood Biotech 03/16/2011	150.85
			Check Total:	150.85
Check No: 0 4063 1 4063 2 4065 4064	Check Date: ? GenGov/cleaning/115 S Robinson st PD/cleaning/129 E F st Depot/cleaning/101 W Teh blv Arprt/cleaning/314 N Hayes	Vendor: 2892	Mountain Maintenance Group, In 03/30/2011 03/30/2011 03/30/2011 03/30/2011	240.00 300.00 250.00 50.00
			Check Total:	840.00
Check No: 0 22093	Check Date: ? Arprt/monthly standard unit rental &	Vendor: 2902	Sim Sanitation, Inc 03/22/2011	114.00
			Check Total:	114.00
Check No: 0 040711	Check Date: ? PD/badge holder for banners	Vendor: 2999	Fairfax Saddle Shop 04/07/2011	30.00
			Check Total:	30.00
Check No: 0 2354 2347	Check Date: ? PD/oil filter/mtr oil/shop supplies PD/oil filter/mtr oil	Vendor: 3051	Tehachapi Transmissions, Inc. 04/01/2011 03/30/2011	42.30 107.30
			Check Total:	149.60
Check No: 0 37099950D 1 37099950D 2 7088633 2	Check Date: ? GenGov/ICON RFP GenGov/TVHD meetings CommDev/LDC reviews	Vendor: 3066	AECOM Technical Services, Inc. 03/11/2011 03/11/2011 10/21/2010	2,850.50 842.00 850.00
			Check Total:	4,542.50
Check No: 0 1150098	Check Date: ? Wtr/systm fees July 01, 10 thru Dec3	Vendor: 3073	CA Department of Public Health 03/25/2011	4,910.40
			Check Total:	4,910.40
Check No: 0 523	Check Date: ? PblcWrks/tree removal/clean up/hauli	Vendor: 3191	Chriso's Tree Trimming 03/28/2011	1,175.00
			Check Total:	1,175.00
Check No: 0 2373.1	Check Date: ? Wtr/4 EA mdl EZ-02CW 30" w/bare fini	Vendor: 3359	American Machine & Conveyor 03/17/2011	4,441.86
			Check Total:	4,441.86
Check No: 0 393561	Check Date: ? PD/sl-20xp/led dc blk/batteries/supr	Vendor: 3360	Chief 03/23/2011	506.32
			Check Total:	506.32

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
			<b>Report Total:</b>	<b>160,918.33</b>

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
<b>Check No: 33451</b>	<b>Check Date: 04/04/2011</b>	<b>Vendor: 3274</b>	<b>Bright House Networks</b>	
041111	GenGov/internet services		04/11/2011	144.52
			<b>Check Total:</b>	<b>144.52</b>
<b>Check No: 33452</b>	<b>Check Date: 04/04/2011</b>	<b>Vendor: 0372</b>	<b>Southern California Edison</b>	
0326111	GenGov/1125 Capital Hills		03/26/2011	20.38
0324112	GenGov/311 E D st		03/24/2011	83.11
0326113	GenGov/111 W I st		03/26/2011	47.46
0326114	GenGov/109 E Teh blv		03/26/2011	58.61
0324115	City Parks/114 S Green		03/24/2011	130.48
0326116	Strts/209 1/2 E Teh blv		03/26/2011	20.38
0326117	Strts/333 1/2 E Teh blv		03/26/2011	182.92
032911 6	Swr/801 Mountain View/Traffic light		03/29/2011	41.51
032911 4	Swr/800 Enterprise		03/29/2011	4,417.27
032911 5	Swr/880 Enterprise		03/29/2011	1,439.51
0326118	Arprt/314 N Hayes st #G3		03/26/2011	31.81
0326119	Arprt/314 N Hayes st		03/26/2011	125.07
03261110	Arprt/314 N Hayes st #50		03/26/2011	21.11
03261111	Arprt/409 Bryan ct		03/26/2011	457.62
03261112	Arprt/314 N Hays st PAPI		03/26/2011	40.75
03261113	Arprt/West end Teh Airport		03/26/2011	21.11
03241114	LLD/318 E E st		03/24/2011	84.19
03241115	LLD/329 1/2 D st		03/24/2011	81.50
			<b>Check Total:</b>	<b>7,304.79</b>
<b>Check No: 33453</b>	<b>Check Date: 04/04/2011</b>	<b>Vendor: 2940</b>	<b>U.S. Bank Corporate Payment Sy</b>	
474383	GenGov/meals/ICON lunch	Acct. No. 3333 G. Garrett	03/23/2011	56.44
000013 03	GenGov/meals/interview	Acct. No. 3333 G. Garrett	03/16/2011	18.09
000005 03	GenGov/meals/interview	Acct. No. 3333 G. Garrett	03/17/2011	20.00
1375796413	GenGov/Kern County Economic Summ	Acct. No. 9510 C. Kirk	03/15/2011	300.00
000003 03	GenGov/flowers/K Vli	Acct. No. 3366 D. James	03/18/2011	35.00
140757	GenGov/party tent/canopy/base	Acct. No. 2516 T. Glasgow	03/09/2011	3,177.09
080	GenGov/led lighthead/sound trailer	Acct. No. 2516 T. Glasgow	03/09/2011	497.54
37637	GenGov/fuel	Acct. No. 9510 C. Kirk	02/28/2011	48.73
316937	GenGov/fuel	Acct. No. 3333 G. Garrett	02/27/2011	58.15
6541225	GenGov/fuel	Acct. No. 3333 G. Garrett	03/03/2011	51.22
0853001	GenGov/fuel	Acct. No. 3333 G. Garrett	03/04/2011	82.39
0855111	GenGov/fuel	Acct. No. 3333 G. Garrett	03/16/2011	78.90
18238352	GenGov/yearly plan	Acct. No. 9510 C. Kirk	03/07/2011	199.00
1490	GenGov/CEQA cc fee	Acct. No. 3366 D. James	03/09/2011	100.00
036521	Finance/meals/CSMFO conference	Acct. No. 3341 H. Chung	03/22/2011	18.28
2046	Finance/lodging/CSMFO conference	Acct. No. 3341 H. Chung	02/22/2011	581.43
043045	Finance/education/Municipal mrkt dis	Acct. No. 3341 H. Chung	02/15/2011	99.00
097026	Finance/education/Municipal mrkt dis	Acct. No. 3341 H. Chung	02/15/2011	124.00
828971	PblcWrks/ dual exhaust sys turbo	Acct. No. 3358 D. Wahlstrom	03/02/2011	267.70
833140	PblcWrks/oem tube bender/brk line	Acct. No. 3358 D. Wahlstrom	03/02/2011	29.75
833192	PblcWrks/pedal & shift	Acct. No. 3358 D. Wahlstrom	03/02/2011	6.48
000011	PblcWrks/bolt kit/gasket/card adapte	Acct. No. 3358 D. Wahlstrom	02/23/2011	19.92
000002	PblcWrks/surface flywheel	Acct. No. 3358 D. Wahlstrom	02/22/2011	40.00
000009 03	PblcWrks/carb adapter	Acct. No. 3358 D. Wahlstrom	02/28/2011	19.49
005	PblcWrks/rod out radiator/rebuild he	Acct. No. 3358 D. Wahlstrom	02/28/2011	150.00
030311 1	PblcWrks/LMC truck/credit	Acct. No. 3358 D. Wahlstrom	03/03/2011	-1.95
1522520	PblcWrks/pulley dbl upper swp	Acct. No. 3358 D. Wahlstrom	03/02/2011	41.90
030311 2	PblcWrks/LMC truck	Acct. No. 3358 D. Wahlstrom	03/03/2011	1.95
031411 1	PblcWrks/AutoZone/return/Credit	Acct. No. 3358 D. Wahlstrom	03/14/2011	-156.91
031411 2	PblcWrks/AutoZone	Acct. No. 3358 D. Wahlstrom	03/14/2011	156.91
031411 3	PblcWrks/AutoZone	Acct. No. 3358 D. Wahlstrom	03/14/2011	156.91
11467125	Cnstrctn/30' leather coat	Acct. No. 3358 D. Wahlstrom	03/03/2011	69.52
1414865	CommDev/dwntwn idea exchange	Acct. No. 3366 D. James	03/30/2011	236.50
10150430	PD/sandisk usb	Acct. No. 3374 J. Kermode	03/22/2011	32.46

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
055950	PD/meals/training conf/CaPoliceChief	Acct. No. 3374 J. Kermod	03/01/2011	20.38
405614366822	PD/lodging/training conf/CaPoliceChi	Acct. No. 3374 J. Kermod	02/28/2011	368.66
022411	PD/CA penal & veh code hdbk 2011 c	Acct. No. 3374 J. Kermod	02/24/2011	47.05
025241	PD/dues/LAFCI So Cal chapter	Acct. No. 3374 J. Kermod	02/25/2011	85.00
031711	PD/PP code	Acct. No. 3374 J. Kermod	03/17/2011	1.95
69786	PD/watch guard bmr jackets	Acct. No. 3374 J. Kermod	03/15/2011	609.32
631801584	PD/OptiPlex mntwr computer	Acct. No. 3374 J. Kermod	03/23/2011	2,188.29
106195204	PD/UPS for PCs	Acct. No. 3374 J. Kermod	03/21/2011	116.95
606199	Strts/3x8 fl	Acct. No. 3358 D. Wahlstrom	03/03/2011	162.38
488	Centennial Plaza/matereial hammered	Acct. No. 3358 D. Wahlstrom	02/25/2011	820.00
105981464	Wtr/printer/scanner	Acct. No. 9309 J. Curry	03/16/2011	648.65
1569	Arprt/safety boots/TFarmer	Acct. No. 2516 T. Glasgow	03/15/2011	194.84
554927877-001	Arprt/color toner crtrgs	Acct. No. 2516 T. Glasgow	03/07/2011	532.54
554926090-001	Arprt/cir laser prntr,copier,scanner	Acct. No. 2516 T. Glasgow	03/07/2011	1,298.98
201282	RDA/registration/Windpowr conferenc	Acct. No. 3366 D. James	03/09/2011	1,200.00
<b>Check Total:</b>				<b>14,910.88</b>
<b>Report Total:</b>				<b>22,360.19</b>

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
<b>Check No: 33516</b>		<b>Check Date: 04/07/2011</b>	<b>Vendor: 2893</b>	<b>Cardmember Service</b>
45429 4	PblWrks/CA labor law posters 2011 up		03/08/2011	26.60
45429 5	PblWrks/CA labor law posters 2011 up		03/08/2011	26.60
000034	PD/tack gear		03/15/2011	636.83
345	CClerk/meals/CCAC workshop/AWhitmore		03/02/2011	22.86
063	CClerk/meals/CCAC workshop/AWhitmore		03/03/2011	14.95
224085	CClerk/meals/CCAC workshop/AWhitmore		03/04/2011	19.01
814090	CClerk/fuel/CCAC workshop/AWhitmore		03/04/2011	39.83
322032	CClerk/fuel/CCAC workshop/AWhitmore		03/02/2011	54.58
022780	CClerk/fuel/CCAC workshop/AWhitmore		03/02/2011	54.38
45429 2	Wtr/CA labor law posters 2011 update		03/08/2011	26.60
45429 3	Swr/CA labor law posters 2011 update		03/08/2011	26.60
45429 1	Arprt/CA labor law posters 2011 upda		03/08/2011	26.60
			<b>Check Total:</b>	<b>975.44</b>
<b>Check No: 33517</b>		<b>Check Date: 04/07/2011</b>	<b>Vendor: 0372</b>	<b>Southern California Edison</b>
0402111	Strt lights/303 E ave D		04/02/2011	15.33
0402112	Strt lights/326 E D st		04/02/2011	20.19
0330113	Strt lights/Teh blv W/O Green		03/30/2011	14.42
0330114	Strt lights/103 Teh blv		03/30/2011	91.08
0330115	Strt lights/101 E Teh blv #B		03/30/2011	157.94
0330116	Strt lights/110 S Mill st		03/30/2011	148.61
0330117	Strt lights/Curry/D st		03/30/2011	14.42
0330118	Wtr/358 E D st		03/30/2011	712.85
			<b>Check Total:</b>	<b>1,174.84</b>
<b>Check No: 33518</b>		<b>Check Date: 04/07/2011</b>	<b>Vendor: 0433</b>	<b>Tehachapi Recycling, Inc.</b>
03032011	Recycling contract		04/04/2011	13,372.78
			<b>Check Total:</b>	<b>13,372.78</b>
<b>Check No: 33519</b>		<b>Check Date: 04/07/2011</b>	<b>Vendor: 0434</b>	<b>Tehachapi Sanitation</b>
03012011	Kern County gate fees		04/04/2011	12,387.50
03222011	Refuse contract		04/04/2011	63,025.12
			<b>Check Total:</b>	<b>75,412.62</b>
			<b>Report Total:</b>	<b>90,935.68</b>

<u>Invoice No</u>	<u>Description</u>	<u>Reference</u>	<u>Invoice Date</u>	<u>Check Amount</u>
Check No: 33520 Case#40-27657/2	Centennial Plaza/wage&penalty claim	Vendor: 3361	Labor Commisioner, State of Ca 03/04/2011	13,350.00
			<b>Check Total:</b>	13,350.00
Check No: 33521 041111	PD/B2V T-shirts	Vendor: 1055	Mercury Graphics 04/11/2011	190.00
			<b>Check Total:</b>	190.00
			<b>Report Total:</b>	<b>13,540.00</b>

CITY OF TEHACHAPI

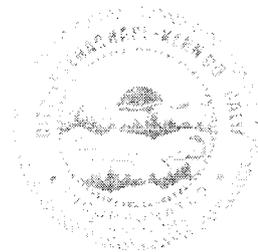
			MONTH END BANK STATEMENT BALANCE					
<u>BANK ACCOUNTS</u>	<u>Institution</u>	<u>Acct#</u>	<u>10/31/2010</u>	<u>11/30/2010</u>	<u>12/31/2010</u>	<u>1/31/2011</u>	<u>2/28/2011</u>	<u>3/31/2011</u>
General Checking	Bank of the Sierra	21002-06457	300,516.21	564,610.50	1,529,812.49	238,784.41	670,492.53	249,993.75
Water Deposit Trust	Bank of the Sierra	21002-08503	93,956.75	81,946.75	83,566.75	87,236.75	83,816.75	82,596.75
AD 83-1/87-1, Tucker	Bank of the Sierra	21004-80193	87,349.29	87,365.43	87,378.53	87,391.64	87,404.75	87,417.86
AD 89-3	Bank of the Sierra	21002-81054	49,752.12	49,757.92	45,071.69	95,390.65	4,837.21	4,683.43
RDA Checking	Bank of the Sierra	21002-18650	22,064.86	22,066.51	22,068.16	22,069.82	22,071.48	22,073.14
Payroll	Bank of the West	709-031215	49,796.81	51,621.61	49,752.41	49,731.41	49,722.41	49,713.41
AFLAC Flex Spending	Bank of the West	709-039747	10,825.17	11,704.84	12,489.14	13,192.45	13,047.40	11,523.37
Airport key Deposit/Cr Card Purch	Bank of the West	709-029821	55,040.16	25,430.02	37,626.28	55,200.17	2,894.28	18,301.01
Ashtown Water Escrow	Bank of the West	CD 709-000-855969	106,148.99	106,148.99	106,148.99	106,148.99	106,148.99	106,148.99
COP 2000	Bank of New York	355977/355979	1,028,355.00*	0.00*	0.00*	0.00*	0.00*	0.00*
1994/2004 Refunding Bond	Bank of New York	324238/324239	186,478.13	0.00	0.00	0.00	0.00	0.00
RDA 2005 Bond Reserve	IXIS Funding Corp	G01230-004/001	574,590.00	574,590.00	574,590.00	574,590.00	574,590.00	574,590.00
CFD 90-1	Union Bank	67170669300-308	83.58	83.58	83.58	83.58	83.58	83.41
RDA 2007 Reserve	Bank of New York	870951/52/53/54	615,401.65	1,000,775.40	615,401.65	615,401.65	615,401.65	615,401.65
RDA 2005 Debt Serv Pmt Accts	Bank of New York	870711-16	16,077.32	3,264.28	3,264.28	3,264.28	3,264.28	3,264.28
LAIF	State of California	98-15-914	9,205,256.05	8,505,256.05	9,755,256.05	11,066,450.92	10,716,450.92	10,686,450.92
<b>Total Funds in Banks</b>			<b>12,401,692.09</b>	<b>11,084,621.88</b>	<b>12,922,510.00</b>	<b>13,014,936.72</b>	<b>12,950,226.23</b>	<b>12,512,241.97</b>
<b>INVESTMENTS</b>								
Federal Farm Credit Bank	BNY-Fed. Farm Credit Bank (1)	7621499	0.00	0.00	0.00	0.00	0.00	0.00
Short Term Investments	BNY-Dreyfus Inst'l Res Treas (3A)	870586	1,006,500.00*	0.00	0.00	0.00	0.00	0.00
Various Money Market Funds	Morgan Stanley (2)	117-067378-235	10,221.03	14,734.47	3,643.17	4,739.18	5,772.28	538,077.46
Various Govt. Securities	Morgan Stanley (2)	117-067378-235	1,010,005.25	1,010,005.25	1,030,000.00	1,030,000.00	1,030,000.00	500,000.00
Various Certificates of Deposit	Morgan Stanley (2)	117-067378-235	1,166,936.35	1,166,936.35	1,166,936.35	1,166,936.35	1,166,936.35	1,166,936.35
Federal Hm Ln Bank/Fannie Mae	BNY-Custodian (3)	870586	1,000,000.00	1,010,625.00	1,010,625.00	1,010,625.00	1,010,625.00	1,010,625.00
* Loaned to Wtr/Swr to pay-off COP2000								
<b>Total Investments</b>			<b>4,193,662.63</b>	<b>4,567,901.07</b>	<b>4,576,804.52</b>	<b>4,577,900.53</b>	<b>4,578,933.63</b>	<b>4,581,238.81</b>
<b>TOTAL PORTFOLIO</b>			<b>16,595,354.72</b>	<b>15,652,522.95</b>	<b>17,499,314.52</b>	<b>17,592,837.25</b>	<b>17,529,159.86</b>	<b>17,093,480.78</b>

Note:

Investmt (2) Maturity dates 5/24/13; 12/30/13,Int.Rate 1.40% & 1.00%, Call Date 5/24/11 & 3/30/11

Investmt (3) Maturity dates 5/19/14 & 5/21/15,Int Rate 2.6% & 2.125%,Call 8/19/10 & 11/21/12

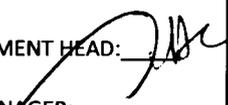
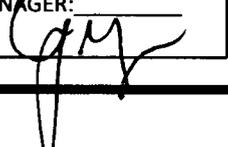
Investmt (4) Maturity dates 12/30/13,Int Rate1.00% & 1.678%,Call 3/30/11



# COUNCIL REPORTS

AGENDA SECTION: Finance

MEETING DATE: April 18, 2011

APPROVED
DEPARTMENT HEAD: 
CITY MANAGER: 

TO: HONORABLE MAYOR GRIMES AND COUNCIL MEMBERS

FROM: HANNAH CHUNG

DATE: APRIL 18, 2011

SUBJECT: 2010/11 MID YEAR BUDGET ADJUSTMENTS

## 2010/2011 Mid-Year Budget Adjustments Summary

Fund	Fund Balance Increase ( Decrease)		Fund Balance Change
	Revenue	Expenditure	
General Fund	139,229	123,098	16,131
Gas Tax/Street Fund	(178,453)	57,275	(235,728)
Capital Pro/Special Revenues	160,367	208,116	(47,749)
Refuse	479	(1,037)	1,515
Water	570,947	3,431	567,516
Sewer	699,537	(1,668,972)	2,368,509
Transit	33,727	(8,912)	42,640
Airport	100,406	130,063	(29,657)
RDA	(111,169)	2,387,015	(2,498,184)
RDA - Housing	(4,000)	(57,921)	53,921
<b>Total</b>	<b>1,411,071</b>	<b>1,172,157</b>	<b>238,914</b>
LLD	558	9,089	(8,531)

## **FISCAL IMPACT**

In comparison to the 2010-11 original budget, the anticipated increase in city-wide fund balance after the mid-year budget adjustments for the City and RDA funds is \$238,914. A decrease of \$8,531 for Landscape and Lighting Districts' fund balance is expected after the mid-year adjustments. The major variances summary is attached.

## **ACTION**

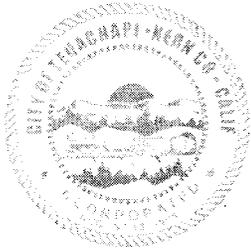
1. Approve 2010-11 mid-year budget adjustments.
2. Direct staff to make further adjustments to the 2010-11 budget.

**CITY OF TEHACHAPI**

**2010/11 MID-YEAR BUDGET ADJUSTMENTS**

**MAJOR VARIANCES SUMMARY**

		<b>Increase (Decrease)</b>	
		<b>Revenues</b>	<b>Expenses</b>
<b>General Fund</b>	Fees and Taxes	99,504	
	COPS Grant	100,000	
	Internal Labor Cost Billing	(55,000)	
	COPS Grant Expenses		112,432
	Legal Services - Extra Ordinary		(63,496)
	Railroad Depot Maintenance		22,310
	Allocated Cost Reduction		36,590
<b>Street &amp; Road</b>	TDA Funding - Apportionment Reduction	(199,022)	
	Street Sweeping Service		53,500
<b>Capital Projects</b>	Railroad Depot Project (from RDA)	686,680	
	Downtown Improvement Ph II	200,000	
	Downtown Master Plan Implementation	100,000	
	Park Fees	80,426	
	All Other Variances are due to Timing	(906,739)	208,116
<b>Transit</b>	TDA Transit Revenue	33,727	
<b>Water</b>	From RDA for Water Capacity Increase Projects	685,000	
<b>Sewer</b>	From RDA for New Sewer Plant	626,688	
	Principal Forgiveness Loan - in Works	400,000	
	Connection Fee	(329,011)	
	New Sewer Plant Project - Timing Matter		(1,600,000)
	Tucker Lift Station (Budget Carry over from Prior Year)		110,000
<b>Airport</b>	FAA Grant Revenue / Project	150,000	150,000
	California Airport Aid	20,000	
	AWOS Computer Hardware / Software		29,000
<b>RDA</b>	Property Tax	(107,769)	
	Branding Project		57,000
	Water Capacity Increase Project		685,000
	Sewer Plant Expansion		626,688
	Downtown Improvement Ph II		200,000
	Downtown Master Plan Implementation		100,000
	Railroad Depot Project		686,680
	Tehachapi Blvd. Improvement IV		50,000



# COUNCIL REPORTS

AGENDA SECTION: COMMUNITY DEVELOPMENT

MEETING DATE: April 18, 2011

APPROVED
DEPARTMENT HEAD: 
CITY MANAGER: 

---

**TO:** HONORABLE MAYOR GRIMES AND COUNCIL MEMBERS

**FROM:** DAVID A. JAMES, COMMUNITY DEVELOPMENT DIRECTOR

**DATE:** April 13, 2011

**SUBJECT:** EMERGING WIND ENERGY PROJECTS

---

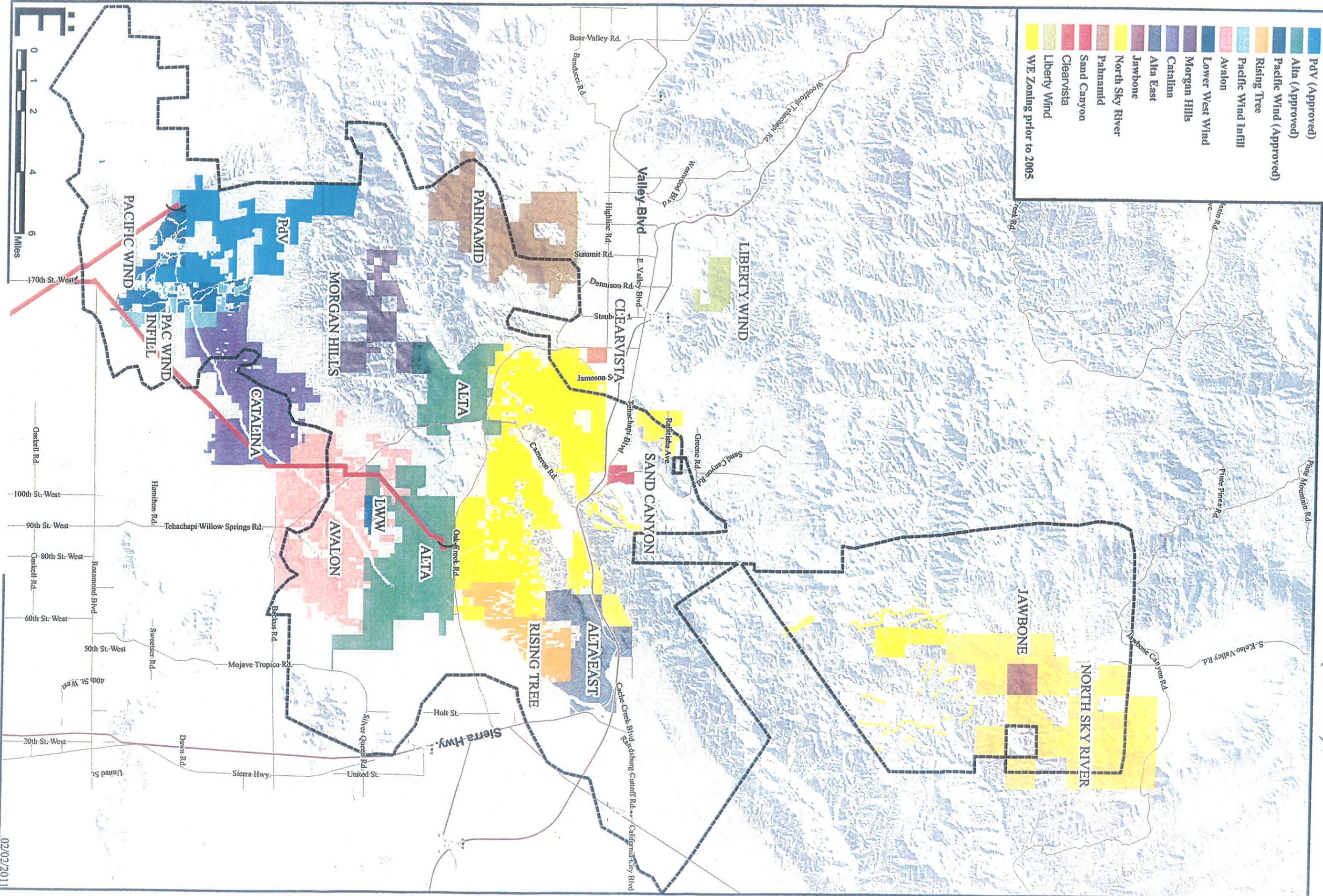
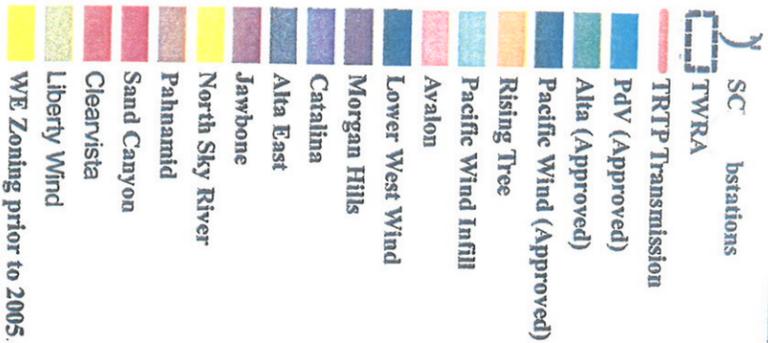
## BACKGROUND:

Attached please find a copy of the Tehachapi Wind Resource Area (TWRA) boundary map with the location of various wind energy projects superimposed. The numerous wind projects identified are at various stages of development. However, there are three (3) projects in particular that staff wanted to bring to the attention of the City Council as listed below.

- Pahnamid
- Liberty Wind
- Clear Vista

Staff has singled out these three (3) wind projects for discussion primarily due to their proximity to the City of Tehachapi. The Wind Resources Area boundary notwithstanding the unofficial line of demarcation for wind projects, as we understood it, was along Tehachapi Willow Springs Road within the existing wind project areas. The above referenced wind parks encroach much closer to the City of Tehachapi proper than we had ever anticipated they would. It is in this regard that we wanted to bring these projects to the attention of the City Council. Additionally, staff wanted to take this opportunity to ensure the Council that City staff will be very much engaged in the environmental review and entitlement process as these projects move forward. To that end, it should be noted that the Notice of Preparation for the Pahnamid project was recently released and there is an EIR scoping meeting scheduled for Monday May 2, 2011 at 1:30 p.m. in which staff will be attending towards preparing our comments for the May 6, 2011 NOP comment deadline. Please refer to Attachment B for details. While we (the City) in general, have been very supportive of the wind energy industry and have acknowledged the economic benefit that the growth in this industry has brought and will continue to bring to our region, we still need to balance economic development with maintaining our quality of life. It is in this regard that City staff will monitor the aforementioned wind projects very carefully.

# Approved and Proposed Wind Energy Projects within the Tehachapi Wind Resource Area (TWRA)



ATTACHMENT A

02/02/2011

**PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT**

**Lorelei H. Oviatt, AICP, Director**

2700 "M" STREET, SUITE 100  
BAKERSFIELD, CA 93301-2323

Phone: (661) 862-8600

FAX: (661) 862-8601 TTY Relay 1-800-735-2929

E-Mail: [planning@co.kern.ca.us](mailto:planning@co.kern.ca.us)

Web Address: [www.co.kern.ca.us/planning](http://www.co.kern.ca.us/planning)



*DEVELOPMENT SERVICES AGENCY*

*Ted James, AICP, DSA DIRECTOR*

*Planning and Community Development*

*Engineering, Surveying and Permit Services*

*Roads Department*

RECEIVED

APR 07 2011

CITY OF TEHACHAPI

**NOTICE OF PREPARATION**

**DATE:** April 6, 2011

**To:** See Attached Mailing List

**FROM:**

Kern County Planning and Community  
Development Department

Attn: Jacquelyn Kitchen

2700 "M" Street, Suite 100

Bakersfield, CA 93301

(661) 862-8619; [KitchenJ@co.kern.ca.us](mailto:KitchenJ@co.kern.ca.us)

**SUBJECT: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT**

The Kern County Planning and Community Development Department as Lead Agency (per CEQA Guidelines Section 15052) has required that an Environmental Impact Report (per CEQA Guidelines Section 15161) be prepared for the project identified below. The Planning and Community Development Department solicits the views of your agency as to the scope and content of the environmental information which is germane to your agency's statutory responsibilities in connection with the proposed project. Your agency will need to use the EIR prepared by our agency when considering your permit or other approval of projects.

Due to the limits mandated by State law, your response must be received by **May 6, 2011 at 5pm.** In addition, comments can be submitted at a **scoping meeting** that will be held at the Kern County Planning and Community Development Department on **May 2, 2011 at 1:30pm** at the address shown above.

**PROJECT TITLE:** JRK 02-11; Pahnamid Wind Energy Project by Alta Windpower Development, LLC. (PPI 1234); Zone Change Case No. 10, Map 182; Zone Change Case No. 1, Map 182-36; Zone Change No. 11, Map 199; Conditional Use Permit No. 5, Map 182

**PROJECT LOCATION:** The project is located two miles south of the City of Tehachapi, south of Highline Road and west of Tehachapi Willow Springs Road, within and adjacent to the Tehachapi Wind Resource Area (TWRA) of eastern Kern County; Located within portions of sections 33, 34, 35, and 36 of Township 12 North, Range 15 West and sections 2, 3, 4, 9, 10, 11, 15, 16, 17, 18, 20, and 21 of Township 11 North, Range 15 West, in the East San Bernardino Base and Meridian.

**PROJECT DESCRIPTION:** The proposed project is a renewable energy development that would generate up to 411 megawatts (MW) of electricity through the use of wind power on a 7,106-acre project site. Specifically, the project proponent is requesting: (a) a change in zone classification from the E (20) RS (Estate 20 Acres, Residential Combining) District and the A (Exclusive Agriculture) District to the A District, to the A WE (Exclusive Agriculture, Wind Energy Combining) District and to the FP (Floodplain Combining) District in Map 182, (b) a change in zone classification from A to A WE in Map 182-36, (c) a change in zone classification from A to A WE in Map 199, and (d) a conditional use permit to allow for the use of temporary concrete batch plants during the construction of the wind energy facility. The requested applications would also permit the construction of wind ancillary facilities and supporting infrastructure, as well as the concrete batch plants that are necessary to provide concrete and materials for turbine, substation, and building foundations. The project would be supported by a 230-kV overhead transmission corridor that would be connected to the existing SCE Windhub Substation. The project's permanent facilities would include up to 137 wind turbine generators (WTGs), service roads, a power collection system, communication cables, overhead and underground transmission lines, electrical switchyards, project substations, meteorological towers, and operations and maintenance facilities.

**ATTACHMENT B**

Signature:

Name:

Jacquelyn R. Kitchen, Planner III

I:\WP\LABELS\eir02-11jk.ec.doc  
jc (3/16/11)  
Edited 3-30-11

City of Tehachapi  
115 South Robinson Street  
Tehachapi, CA 93561-1722

U.S. Bureau of Land Management  
Caliente/Bakersfield  
3801 Pegasus Drive  
Bakersfield, CA 93308-6837

U.S. Bureau of Land Management  
Ridgecrest Field Office  
300 South Richmond Road  
Ridgecrest, CA 93555

China Lake Naval Weapons Center  
Tim Fox, RLA - Comm Plans & Liaison  
429 E Bowen, Building 979  
Mail Stop 4003  
China Lake, CA 93555-6108

Edwards Air Force Base  
AFFTC/XXR Bldg 0001, Room 110  
#1 South Rosamond Blvd.  
Edwards AFB, CA 93524-1936

Federal Aviation Administration  
Western Reg Office/  
Airport Div - AWP 600  
P.O. Box 92007  
Los Angeles, CA 90009

U. S. Fish & Wildlife Service  
Division of Ecological Services  
2800 Cottage Way #W-2605  
Sacramento, CA 95825-1846

U.S. Fish & Wildlife Service  
2493 Portola Road, Suite B.  
Ventura, CA 93003

U.S. Forest Service  
Los Padres National Forest  
6755 Hollister Avenue, Suite 150  
Goleta, CA 93117

Sequoia National Forest  
Kern River Ranger Station  
P.O. Box 3810  
Lake Isabella, CA 93240-3810

Tehachapi Resource Cons Dist  
321 West "C" Street  
Tehachapi, CA 93561-2011

Environmental Protection Agency  
Region IX Office  
75 Hawthorn Street  
San Francisco, CA 94105

U.S. Dept of Agriculture/NRCS  
5000 California Avenue, Ste 100  
Bakersfield, CA 93309-0711

So. San Joaquin Valley Arch Info Ctr  
California State University of Bkfd  
9001 Stockdale Highway  
Bakersfield, CA 93311

Caltrans/Dist 6  
Planning/Land Bank Bldg.  
P.O. Box 12616  
Fresno, CA 93778

Caltrans/Dist 9  
Planning Department  
500 South Main Street  
Bishop, CA 93514

Caltrans/  
Division of Aeronautics, MS #40  
P.O. Box 942873  
Sacramento, CA 94273-0001

State Clearinghouse  
Office of Planning and Research  
P.O. Box 3044  
Sacramento, CA 95812-3044  
CERTIFIED MAIL

State Dept of Conservation  
Director's Office  
801 "K" Street, MS 24-01  
Sacramento, CA 95814-3528

State Dept of Conservation  
Division of Oil & Gas  
4800 Stockdale Highway, Ste 417  
Bakersfield, CA 93309

State Dept of Conservation  
Office of Mine Reclamation  
801 "K" Street MS 09-06  
Sacramento, CA 95814-3529

State Mining and Geology Board  
801 K Street, MS 20-15  
Sacramento, CA 95814

California Energy Commission  
James W. Reed, Jr.  
1516 Ninth Street  
Mail Stop 17  
Sacramento, CA 95814

State Dept of Fish & Game  
1234 East Shaw Avenue  
Fresno, CA 93710

California Highway Patrol  
Planning & Analysis Division  
P.O. Box 942898  
Sacramento, CA 94298-0001

Public Utilities Comm Energy Div  
505 Van Ness Avenue  
San Francisco, CA 94102

California Regional Water Quality  
Control Board/Central Valley Region  
1685 E Street  
Fresno, CA 93706-2020

California Regional Water Quality  
Control Board/Lahontan Region  
14440 Civic Drive, Suite 200  
Victorville, CA 92392-2306

Kern County Airports Department

Kern County Engineering, Surveying,  
& Permit Svcs/Floodplain

Kern County Engineering, Surveying,  
& Permit Svcs/Survey

Kern County  
Env Health Services Department

Kern County Fire Dept  
Nick Dunn, Fire Chief

Kern County Fire Dept  
Brian Marshall

Kern County Fire Dept  
Dave Goodell

Kern County Library/Beale  
Local History Room

Kern County Library/Beale  
Diane Duquette

Kern County Library  
Tehachapi Branch  
1001 West Tehachapi Blvd - Suite 400  
Tehachapi, CA 93561

Kern County Parks & Recreation

Kern County Sheriff's Dept  
Administration

Kern County Roads Department

Kern County  
Waste Management Department

Old West Ranch Property Owners Assoc  
P.O. Box 294  
Tehachapi, CA 93581

Tehachapi Municipal Advisory Council  
Attn: Ed Grimes  
117 Sunrise Way  
Tehachapi, CA 93561

Tehachapi Unified School Dist  
400 South Snyder  
Tehachapi, CA 93561

Kern High School Dist  
5801 Sundale Avenue  
Bakersfield, CA 93309

Kern County Superintendent of Schools  
Attention Mary Baker  
1300 17th Street  
Bakersfield, CA 93301

Golden Hills Community Serv Dist  
P.O. Box 637  
Tehachapi, CA 93581

Mountain Meadows Comm Serv Dist  
c/o Stephen D. Schuett  
Deputy County Counsel

Tehachapi-Cummings Co Water Dist  
P.O. Box 326  
Tehachapi, CA 93561

Kern County Water Agency  
P.O. Box 58  
Bakersfield, CA 93302-0058

Tehachapi Parks & Recreation Dist  
P.O. Box 373  
Tehachapi, CA 93561

East Kern Air Pollution  
Control District

Mojave Airport  
1434 Flightline  
Mojave, CA 93501

East Kern Airport Dist  
Attention Stuart Witt  
1434 Flightline  
Mojave, CA 93501

East Kern Airport Dist Engineer  
3900 Ridgemoor Avenue  
Bakersfield, CA 93306

Northcutt and Associates  
4220 Poplar Street  
Lake Isabella, CA 93240-9536

Mountain Valley Airport  
P.O. Box 100  
Tehachapi, CA 93581

Tehachapi City Hall/Airport  
115 South Robinson Street  
Tehachapi, CA 93561

Adams, Broadwell, Joseph & Cardozo  
Attention: Janet M. Laurain  
601 Gateway Boulevard, Suite 1000  
South San Francisco, CA 94080

U.S. Air Force  
Western Regional Environmental Officer  
50 Fremont Street, Suite 2450  
San Francisco, CA 94105-2230

U.S. Army  
Dir of Public Works/Master Plan Div  
P.O. Box 105097  
Fort Irwin, CA 92310-5097

U.S. Army  
Peter Rubin  
B790 5th Street  
Parks RFTA  
Dublin, CA 94568

U.S. Navy  
Steve Chung  
1220 Pacific Highway, Bldg 127  
San Diego, CA 92132

U.S. Marine Corps  
Patrick Christman  
Building 1164/Box 555246  
Camp Pendleton, CA 92055

AT & T  
5555 E. Olive Avenue, Cubicle 450F  
Fresno, CA 93727

Kern Audubon Society  
P.O. Box 3581  
Bakersfield, CA 93385

Los Angeles Audubon  
926 Citrus Avenue  
Los Angeles, CA 90036-4929

Center on Race, Poverty  
& the Environmental  
47 Kearny Street, Suite 804  
San Francisco, CA 94108-5528

Center on Race, Poverty  
& the Environmental/  
CA Rural Legal Assistance Foundation  
1302 Jefferson Street, Suite 2  
Delano, CA 93215

Communities for a Better Environment  
1904 Franklin Street, Suite 600  
Oakland, CA 94612-2922

Defenders of Wildlife/  
Cynthia Wilkerson, M.S.  
California Representative  
1303 "J" Street, Suite 270  
Sacramento, CA 95814

Desert Tortoise Preserve Committee  
4067 Mission Inn Avenue  
Riverside, CA 92501

Mojave Chamber of Commerce  
P.O. Box 999  
Mojave, CA 93502

Native American Heritage Council  
of Kern County/Fay Van Horn  
P.O. Box 1507  
Bakersfield, CA 93302

Beth Boyst  
Pacific Crest Trail Program Manager  
1323 Club Drive  
Vallejo, CA 94592

Anitra Kass  
Pacific Crest Trail Association  
P.O. Box 3398  
Idyllwild, CA 92549

Brendan Taylor  
Pacific Crest Trail Association  
645 East Ridgecrest Blvd, Apt B  
Ridgecrest, CA 93555

Pacific Gas & Electric Co  
Land Projects  
650 "O" Street, First Floor  
Fresno, CA 93760-0001

Sierra Club/Kern Kaweah Chapter  
Arthur Unger

\*\*\*PUT IN BUCKET\*\*\*

Smart Growth - Tehachapi Valleys  
P.O. Box 1894  
Tehachapi, CA 93581-1894

Southern California Edison  
Planning Dept.  
421 West "J" Street  
Tehachapi, CA 93561

Southern California Edison  
Planning Dept.  
510 S. China Lake Blvd.  
Ridgecrest, CA 93555

Southern California Gas Co  
1510 North Chester Avenue  
Bakersfield, CA 93308

Southern California Gas Co  
Transportation Dept  
9400 Oakdale Avenue  
Chatsworth, CA 91313-6511

Verizon California, Inc.  
Attention Engineering Department  
520 South China Lake Boulevard  
Ridgecrest, CA 93555

Chumash Council of Bakersfield  
P.O. Box 902  
Bakersfield, CA 93302

David Laughing Horse Robinson  
P.O. Box 1547  
Kernville, CA 93238

Kern Valley Indian Council  
Attn: Bob Robinson  
P.O. Box 1010  
Lake Isabella, CA 93240

Kern Valley Indian Council  
Historic Preservation Office  
P.O. Box 401  
Weldon, CA 93283

Santa Rosa Rancheria  
Clarence Atwell, Chairperson  
P.O. Box 8  
Lemoore, CA 93245

Tejon Indian Tribe  
Kathy Morgan, Chairperson  
2234 4<sup>th</sup> Street  
Wasco, CA 93280

Kitanemuk & Yowlumne Tejon Indians  
623 Hazel Street  
Bakersfield, CA 93307-2523

Tubatulabals of Kern County  
P.O. Box 226  
Lake Isabella, CA 93240

Tule River Indian Tribe  
Neal Peyron, Chairperson  
P.O. Box 589  
Porterville, CA 93258

Terra-Gen  
Steve Yatsko  
11512 El Camino Real, Suite 100  
San Diego, CA 92130

Renewal Resources Group  
Holding Company  
Rupal Patel  
5700 Wilshire Blvd, Suite 330  
Los Angeles, CA 90036

Sempra Generation  
Marilyn Burke  
101 Ash Street HQ-14A  
San Diego, CA 92101

Element Power Solar Dev, LLC  
John Gaglioti  
864 Portola Drive  
Monterey, CA 93940

Congentrix Sunshine, LLC  
Rick Neff  
9405 Arrowpoint Blvd  
Charlotte, NC 28273

Fotowatio Renewable Ventures  
Sean Kiernan  
44 Montgomery Street, Suite 2200  
San Francisco, CA 94104

Horizon Wind Energy  
Charlie Turlinski  
1600 Shattuck Avenue, Suite 222  
Berkeley, CA 94709

Nautilus Solar  
Paul Steinway  
P.O. Box 188  
Fort Lupton, CO 80621

First Solar  
Rick Williams  
18300 Von Karman Ave, Ste 930  
Irvine, CA 92612

Gary Izing  
enXco, Director of Land and Title  
5000 Executive Parkway, Suite 140  
San Ramon, CA 94583

Wind Stream, LLC  
Albert Davies  
1275 - 4th Street, No. 107  
Santa Rosa, CA 95404

Darren Kelly  
Sr. Business Manager  
Terra-Gen Power, LLC  
565 - 5th Avenue, Floor 27  
New York, NY 10017

Bill Barnes  
Dir of Asset Mgmt AES Wind Gen  
4542 Ruffner Street, Suite 200  
San Diego, CA 92111

Cash Long  
Mogul Energy  
7201 Panorama Drive  
Bakersfield, CA 93306

Jeff Ciachurski, CEO  
Western Wind Energy Corp/  
Aero Energy  
Box 1041  
Vancouver, BC V6C 3E8

T. Alana Steele  
General Counsel  
Western Wind Energy Corporation  
3500 Glenrose Avenue  
Altadena, CA 91001

PG&E  
Steven Ng, Manager  
Renewal Dev, T&D Intercon  
77 Beal Street, Room 5361  
San Francisco, CA 94105

Wayne Mayes  
Iberdrola Renewables  
Dir Tech Serv  
1125 NW Couch St, Ste 700, 7th Fl  
Portland, OR 97209

Michael Strickler  
Iberdrola Renewables, Sr Proj Mgr  
1125 NW Couch St, Ste 700, 7th Fl  
Portland, OR 97209

Recurrent Energy  
Seth Israel  
300 California Street, 8th Floor  
San Francisco, CA 92109

Kelly Group  
Kate Kelly  
P.O. Box 868  
Winters, CA 95694

Bear Valley Community Services Dist  
28999 South Lower Valley Road  
Tehachapi, CA 93561-6529

Bear Valley Springs Assoc  
Environmental Control Committee  
29541 Rolling Oak Drive  
Tehachapi, CA 93561

Cuddy Valley Statistical  
11667 Steinhoff Road  
Frazier Park, CA 93222

Cummings Valley Protective Association  
P.O. Box 1020  
Tehachapi, CA 93581

Eight Bar Ranch  
Jon and Helen Lantz  
11300 Cameron Canyon Road  
Mojave, CA 93501

Native American Heritage Council  
of Kern County/Fay Van Horn  
P.O. Box 1507  
Bakersfield, CA 93302

Glenn Baumann  
785 Tucker Road, No. G243  
Tehachapi, CA 93561

Janice Armstrong  
25101 Bear Valley Boulevard  
PMB 20  
Tehachapi, CA 93561

Joyce LoBasso  
P.O. Box 6003  
Bakersfield, CA 93386

Metrostudy  
5001 California Avenue, Suite 210  
Bakersfield, CA 93309

Solveig A. Thompson  
29200 Woodview Court  
Tehachapi, CA 93561-7484

URS Corporation  
Planning Department  
3500 Porsche Drive, Suite 300  
Ontario, CA 91764

Vestas  
Sarah Adams  
1881 Southwest Naito Parkway  
Portland, OR 97201

# Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # _____
-------------

**Project Title:** EIR JRK 02-11 Pahnamid Wind Energy Project by Terra-Gen Power, LLC.

Lead Agency: Kern County Planning Department Contact Person: Jacquelyn R. Kitchen  
Mailing Address: 2700 "M" Street Suite 100 Phone: (661) 862-8619  
City: Bakersfield Zip: 93301-2323 County: Kern

**Project Location:** County: Kern City/Nearest Community: City of Tehachapi  
Cross Streets: Highline Road and Tehachapi Willow Springs Road Zip Code: 93561  
Lat. / Long.: 35° 6' 5" N / 118° 27' 8" W Total Acres: 7,106  
Assessor's Parcel No.: Multiple Section: Multiple Twp.: Multiple Range: Multiple Base: SBB&M  
Within 2 Miles: State Hwy #: SR 58 about 2 mi north Waterways: n/a  
Airports: N/A Railways: n/a Schools: Tehachapi High; ~2 mi n.

### Document Type:

CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH No.)  Draft EIS  Other \_\_\_\_\_  
 Mit Neg Dec Other \_\_\_\_\_  FONSI

### Local Action Type:

General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision. etc.)  Other \_\_\_\_\_

### Development Type:

Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Office: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Commercial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Industrial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type Wind MW 411  
 Educational \_\_\_\_\_  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Recreational \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Other: \_\_\_\_\_

### Project Issues Discussed in Document:

Aesthetic/Visual  Fiscal  Recreation/Parks  Vegetation  
 Agricultural Land  Flood Plain/Flooding  Schools/Universities  Water Quality  
 Air Quality  Forest Land/Fire Hazard  Septic Systems  Water Supply/Groundwater  
 Archeological/Historical  Geologic/Seismic  Sewer Capacity  Wetland/Riparian  
 Biological Resources  Minerals  Soil Erosion/Compaction/Grading  Wildlife  
 Coastal Zone  Noise  Solid Waste  Growth Inducing  
 Drainage/Absorption  Population/Housing Balance  Toxic/Hazardous  Land Use  
 Economic/Jobs  Public Services/Facilities  Traffic/Circulation  Cumulative Effects  
 Other \_\_\_\_\_

### Present Land Use/Zoning/General Plan Designation:

Developed with: Open Space; Vacant Land. Livestock Grazing; Inactive Limestone Mine; Private Cabins; Private Campground. Zoned A (Exclusive Agriculture) and E R (Estate Residential, Residential Suburban Combining) and Os (Open Space). Designated: 1.1 (State or Federal Land); 8.2 (Resource Agriculture, Minimum 20 Acre Size); 8.4 (Mineral and Petroleum, Minimum 5 Acre Size); 8.2/2.2 (Resource Agriculture, Minimum 20 Acre Parcel Size)/ Land Slide); 8.3/2.4 (Extensive Agriculture, Minimum 20 Acre Parcel Size)/ Steep Slope); 8.4/2.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size)/ Steep Slope)

### Project Description:

(please use a separate page if necessary) The proposed project is a renewable energy development that would generate up to 411 megawatts (MW) of electricity through the use of wind power on a 7,106-acre project site. The applicant is requesting: (a) a change in zone classification from the E (20) RS (Estate 20 Acres, Residential Combining District) to the A WE (Exclusive Agriculture, Wind Energy Combining) District in Map 182, (b) a change in zone classification from A to AWE in Map 182-36, (c) a change in zone classification from A to AWE in Map 199, and (d) a conditional use permit to allow for the use of temporary concrete batch plants during the construction of the wind energy facility. The requested applications would also permit the construction of wind ancillary facilities and supporting infrastructure, as well as the concrete batch plants that are necessary to provide concrete and materials for turbine, substation, and building foundations. The project would be supported by a 230-kV overhead transmission corridor that would be connected to the existing SCE Windhub Substation. The project's permanent facilities would include up to 137 wind turbine generators (WTGs), service roads, a power collection system, communication cables, overhead and underground transmission lines, electrical switchyards, project substations, meteorological towers, and operations and maintenance facilities.

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency please denote that with an "S".

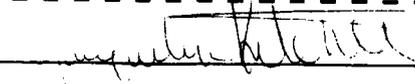
- |  |   |
|--|---|
| <input checked="" type="checkbox"/> Air Resources Board                  | <input type="checkbox"/> Office of Emergency Services                         |
| <input type="checkbox"/> Boating & Waterways, Department of              | <input type="checkbox"/> Office of Historic Preservation                      |
| <input checked="" type="checkbox"/> California Highway Patrol            | <input type="checkbox"/> Office of Public School Construction                 |
| <input type="checkbox"/> CalFire   | <input type="checkbox"/> Parks & Recreation                                   |
| <input checked="" type="checkbox"/> Caltrans District # <u>6 &amp; 9</u> | <input type="checkbox"/> Pesticide Regulation, Department of                  |
| <input type="checkbox"/> Caltrans Division of Aeronautics                | <input checked="" type="checkbox"/> Public Utilities Commission               |
| <input type="checkbox"/> Caltrans Planning (Headquarters)                | <input checked="" type="checkbox"/> Regional WQCB # <u>Lahontan</u>           |
| <input type="checkbox"/> Central Valley Flood Protection Board           | <input type="checkbox"/> Resources Agency                                     |
| <input type="checkbox"/> Coachella Valley Mountains Conservancy          | <input type="checkbox"/> S.F. Bay Conservation & Development Commission       |
| <input type="checkbox"/> Coastal Commission                              | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers and Mtns Conservancy |
| <input type="checkbox"/> Colorado River Board                            | <input type="checkbox"/> San Joaquin River Conservancy                        |
| <input type="checkbox"/> Conservation, Department of                     | <input type="checkbox"/> Santa Monica Mountains Conservancy                   |
| <input type="checkbox"/> Corrections, Department of                      | <input type="checkbox"/> State Lands Commission                               |
| <input type="checkbox"/> Delta Protection Commission                     | <input type="checkbox"/> SWRCB: Clean Water Grants                            |
| <input type="checkbox"/> Education, Department of                        | <input type="checkbox"/> SWRCB: Water Quality                                 |
| <input checked="" type="checkbox"/> Energy Commission                    | <input type="checkbox"/> SWRCB: Water Rights                                  |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>Fresno</u>   | <input type="checkbox"/> Tahoe Regional Planning Agency                       |
| <input checked="" type="checkbox"/> Food & Agriculture, Department of    | <input type="checkbox"/> Toxic Substances Control, Department of              |
| <input type="checkbox"/> General Services, Department of                 | <input type="checkbox"/> Water Resources, Department of                       |
| <input type="checkbox"/> Health Services, Department of                  | <input type="checkbox"/> Other _____  |
| <input type="checkbox"/> Housing & Community Development                 | <input type="checkbox"/> Other _____  |
| <input checked="" type="checkbox"/> Integrated Waste Management Board    |   |
| <input checked="" type="checkbox"/> Native American Heritage Commission  |   |

**Local Public Review Period (to be filled in by lead agency)**

Starting Date April 6, 2011 Ending Date May 6, 2011

**Lead Agency (Complete if applicable):**

Consulting Firm: _____	Applicant: _____
Address: _____	Address: _____
City/State/Zip: _____	City/State/Zip: _____
Contact: _____	Phone: _____
Phone: _____	

Signature of Lead Agency Representative:  Date: 4/11/11

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

**INITIAL STUDY/NOTICE OF PREPARATION**

---

Pahnamid Wind Energy Project  
by Alta Windpower Development, LLC

Zone Change No. 10, Map 182  
Zone Change No. 1, Map 182-36  
Zone Change No. 11, Map 199  
Conditional Use Permit No. 5, Map 182

(PP11234)

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**LEAD AGENCY:**



Kern County Planning and Community Development Department  
2700 M Street, Suite 100  
Bakersfield, CA 93301-2370

*Contact: Ms. Jacqui Kitchen  
(661) 862-8619  
Kitchenj@co.kern.ca.us*

**April 2011**



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## 1.1 PROJECT LOCATION

The proposed project is located two miles south of the City of Tehachapi, south of Highline Road and west of Tehachapi Willow Springs Road, within and adjacent to the Tehachapi Wind Resource Area (TWRA) of eastern Kern County (Figures 1 and 2). The proposed project is located on 7,106 acres of privately-owned land under Kern County permitting jurisdiction. The land is under the lease of the applicant, or the current owners have authorized the applicant to include their land within the proposed project's boundaries. The proposed project is generally located in the Tehachapi Mountain range within the Sierra Nevada, north of the Western Mojave Desert. Elevations in the area range between 4,400 and 7,900 feet above mean sea level (msl).

The nearest populated areas to the proposed site are the City of Tehachapi and the communities of Golden Hills, Stallion Springs, and Twin Lakes, which are located two miles north, three miles northwest, eight miles west, and three miles southwest of the proposed project site, respectively. Other communities within the vicinity of the proposed project site are the unincorporated communities of Mojave, Rosamond, and Willow Springs, which are located 15 miles to the east, 20 miles to the southeast, and 15 miles to the southeast, respectively. Other incorporated cities within the vicinity of the proposed project site are the City of California City in Kern County, which is located 24 miles to the northeast. The proposed project site is 19 miles to the northwest of the northwestern-most boundary for Edwards Air Force Base.

Primary operational access to the proposed project would be gained by turning west from State Route 58 to Business Loop State Route (SR) 58 at Tehachapi Boulevard and continuing west to Stuber Road then proceeding south to Highline Road, then proceeding west on Highline Road to Summit Road, then proceeding south on Summit Road to the project. All off-site access roads are paved up to the point where Summit Road touches the northern boundary of the project site, at which point Summit Road switches to dirt. An alternative operational access could be from Highline Road turning south on Water Canyon Drive and continuing south/southeast on County Park Road, continuing south on Paradise Valley Road, to the proposed project site. Additional routes of travel that could be used during construction include turning south on South Dennison Road from Business Loop SR-58, continuing southwest on Summers Road, and then turning west on Snowshoe Lane. Most areas of the proposed project can currently be accessed via existing paved and dirt roads.

The proposed project is located entirely within the U.S. Geological Service 7.5 minute series, entirely within the Tehachapi South topographic quadrangles. The proposed project is located in multiple Sections, Townships, and Ranges. Specifically, the proposed project is located within portions of sections 33, 34, 35, and 36 of Township 12 North, Range 15 West and sections 2, 3, 4, 9, 10, 11, 15, 16, 17, 18, 20, and 21 of Township 11 North, Range 15 West, in the East San Bernardino Base and Meridian (see Figures 1 and 2).

## 1.2 ENVIRONMENTAL SETTING

As previously stated, the proposed project site consists of 7,106 acres of privately owned land. The proposed project vicinity is generally characterized as a sparsely developed, rural area located within the Tehachapi Mountains. Land usage in and around the proposed project area consists of open space, vacant land, livestock grazing, and an inactive limestone mine (Pine Tree). The proposed project surrounds approximately 280 acres of federal Bureau of Land Management (BLM) property. A portion of Antelope Canyon Creek is within the proposed project boundaries. In addition, numerous drainages run throughout the proposed project property. The western boundary of the proposed project abuts Tehachapi Mountain Park. The proposed project is also crossed by a transmission line that angles southeast to northwest through the site's northeastern quadrant. The Pacific Crest Trail lies 2.75 miles southeast of proposed project site.



The proposed project lies within the boundaries of the Kern County General Plan (KCGP) and the Greater Tehachapi Area Specific and Community Plan (GTASCP), and is designated as listed in Table 1 below, and as shown on Figure 3. The proposed project is also subject to the provisions of the Kern County Ordinance and is zoned as specified in Table 1 below, and as shown on Figure 4.

<b>Table 1</b>			
<b>PROPOSED PROJECT SITE AND SURROUNDING LAND USES</b>			
<b>Location</b>	<b>Existing Land Use</b>	<b>Existing Map Code Designation</b>	<b>Existing Zoning Classification</b>
<b>Proposed Project Site</b>	Open Space; Vacant Land; Livestock Grazing; Inactive Limestone Mine; Private Cabins; Private Campground; BLM Property is surrounded by the proposed project site	1.1 (State or Federal Land); 8.2 (Resource Agriculture, Minimum 20 Acre Size); 8.4 (Mineral and Petroleum, Minimum 5 Acre Size); 8.2/2.2 (Resource Agriculture, Minimum 20 Acre Parcel Size)/ Land Slide); 8.3/2.4 (Extensive Agriculture, Minimum 20 Acre Parcel Size)/ Steep Slope); 8.4/2.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size)/ Steep Slope)	A (Exclusive Agriculture); E (20) RS (Estate 20 Acres, Residential Suburban Combining); OS (Open Space)
<b>North</b>	City of Tehachapi; Rural Residential; Agriculture; Vacant Land; Tehachapi Municipal Airport; Mountain Valley Airport to the Northeast	3.3 (Other Facilities); 4.1 (Accepted County Plan Areas); 5.5 (Maximum 1 Unit/Net Acre); 5.6 (Minimum 2.5 Gross Acres/Unit); 5.5/2.4 (Maximum 1 Unit/Net Acre/Steep Slope); 5.6/2.4 (Minimum 2.5 Gross Acres/Unit/Steep Slope); 5.7/2.4 (Minimum 5 Gross Acres/Unit/Steep Slope); 5.8/2.4 (Minimum 20 Gross Acres/Unit/Steep Slope); 8.2 (Resource Agriculture, Minimum 20 Acre Parcel Size)	A (Exclusive Agriculture); E (1) RS MH (Estate 1 Acre, Residential Suburban Combining, Mobilehome Combining); E (2.5) RS (Estate 2.5 Acres, Residential Suburban Combining); E (5) RS (Estate 5 Acres, Residential Suburban Combining); E (5) RS MH (Estate 5 Acres, Residential Suburban Combining, Mobilehome Combining)
<b>South</b>	Vacant Land; Pacific Crest Trail to the Southeast	1.1 (State or Federal Land); 5.7 (Minimum 5 Gross Acres/Unit); 5.8 (Minimum 20 Gross Acres/Unit); 8.2 (Resource Agriculture, Minimum 20 Acre Parcel Size); 8.3 (Extensive Agriculture, Minimum 20 Acre Parcel Size); 8.3/2.1 (Extensive Agriculture, Minimum 20 Acre Parcel Size/Seismic Hazard); 8.3/2.4 (Extensive Agriculture, Minimum 20 Acre Size/Steep Slope); 8.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size); 8.4/2.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size/Steep Slope)	E (5) RS MH (Estate 5 Acres, Residential Combining, Mobilehome Combining); E (20) RS (Estate 20 Acres, Residential Suburban Combining); E (20) RS MH (Estate 20 Acres, Residential Suburban Combining, Mobilehome Combining); A (Exclusive Agriculture); A GH (Exclusive Agriculture, Geologic Hazard Combining); A GH FP (Exclusive Agriculture, Geologic Hazard Combining, Floodplain Combining); OS (Open Space); PL RS (Plotted Lands, Residential Suburban Combining); PL RS MH (Plotted Lands, Residential Suburban Combining, Mobilehome Combining)
<b>East</b>	Rural Residential; Vacant Land; Mountain Valley Airport to the Northeast; Pacific	1.1 (State or Federal Land); 5.6 (Minimum 2.5 Gross Acres/Unit); 5.7 (Minimum 5 Gross Acres/Unit); 5.7/2.4 (Minimum 5 Gross Acres/Unit/Steep Slope); 5.8 (Minimum 20 Gross	E (2.5) RS (Estate 2.5 Acres, Residential Suburban Combining); E (2.5) RS MH (Estate 2.5 Acres, Residential Suburban Combining, Mobilehome Combining); E (5) RS



	Crest Trail to the Southeast	Acres/Unit); 5.8/2.4 (Minimum 20 Gross Acres/Unit)/ Steep Slope); 8.2 (Resource Agriculture (Minimum 20 Acre Parcel Size); 8.2/2.2 (Resource Agriculture, Minimum 20 Acre Parcel Size/Land Slide); 8.2/2.4 (Resource Agriculture, Minimum 20 Acre Parcel Size/Steep Slope); 8.3 (Extensive Agriculture, Minimum 20 Acre Parcel Size); 8.4, Mineral and Petroleum, Minimum 20 Acre Parcel Size; 8.4/2.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size/Steep Slope); 8.5 (Resource Management, Minimum 20 Acre Parcel Size)	MH (Estate 5 Acres, Residential Suburban Combining, Mobilehome Combining); E (20) RS MH (Estate 20 Acres, Residential Suburban Combining, Mobilehome); A GH (Exclusive Agriculture, Geologic Hazard Combining); OS (Open Space); PL RS MH (Platted Lands, Residential Suburban Combining, Mobilehome Combining)
West	Rural Residential; Tehachapi Mountain County Park	3.1 (Public or Private Recreation Areas); 3.1/.2.4 (Public or Private Recreation Area/Steep Slope); 4.3 (Specific Plan Required); 5.5/2.4 (Maximum 1 Unit/Net Acre/Steep Slope); 5.7 (Minimum 5 Gross Acres/Unit); 5.7/2.4 (Minimum 5 Gross Acres/Steep Slope); 5.8 (Minimum 20 Gross Acres/Unit); 8.2 (Resource Agriculture, Minimum 20 Acre Parcel Size); 8.2/2.4 (Resource Agriculture, Minimum 20 Acre Parcel Size/Steep Slope); 8.3 (Extensive Agriculture); 8.4 (Mineral and Petroleum, Minimum 20 Acre Parcel Size)	E (.25) RS (Estate .25Acre, Residential Suburban Combining); E (.5) RS (Estate .5 Acre, Residential Suburban Combining); E (1) RS (Estate 1 Acre, Residential Suburban Combining); E (2.5) RS (Estate 2.5 Acres, Residential Suburban Combining); E(2.5) RS MH (Estate 2.5 Acres, Residential Suburban Combining, Mobilehome Combining); E (5) RS (Estate 5 Acres, Residential Suburban Combining); E (5) RS MH (Estate 5 Acres, Residential Suburban Combining, Mobilehome Combining); E (10) RS (Estate 10 Acres, Residential Suburban Combining); E (20) (Estate 20 Acres); E (20) RS (Estate 20 Acres, Residential Suburban Combining); A (Exclusive Agriculture); FP (Floodplain Primary); A-1 (Limited Agriculture);NR (5) (Natural Resource 5 Acres); C-1 PD (Neighborhood Commercial, Precise Development Combining); PL RS (Plotted Lands, Residential Suburban Combining); PL RS MH (Plotted Lands, Residential Suburban Combining); RF (Recreation Forestry)

The proposed project site is not located within an area that is designated by the California Department of Conservation (CDC) as Prime Farmland, Farmland of Statewide Importance, or Unique Farmland. The proposed project site has two land use designations according to the CDC: Grazing Land and Nonagriculture and Natural Vegetation. Four parcels within the project area, totaling 1,060 acres, are subject to active Williamson Act Land Use contracts. All portions of the proposed project site are included within Agricultural Preserve Numbers 23 and 24, as is the standard practice in Kern County for any land that is zoned A (Exclusive Agriculture). The proposed project site is not designated as Open Range area per the Kern County Estray Ordinance.

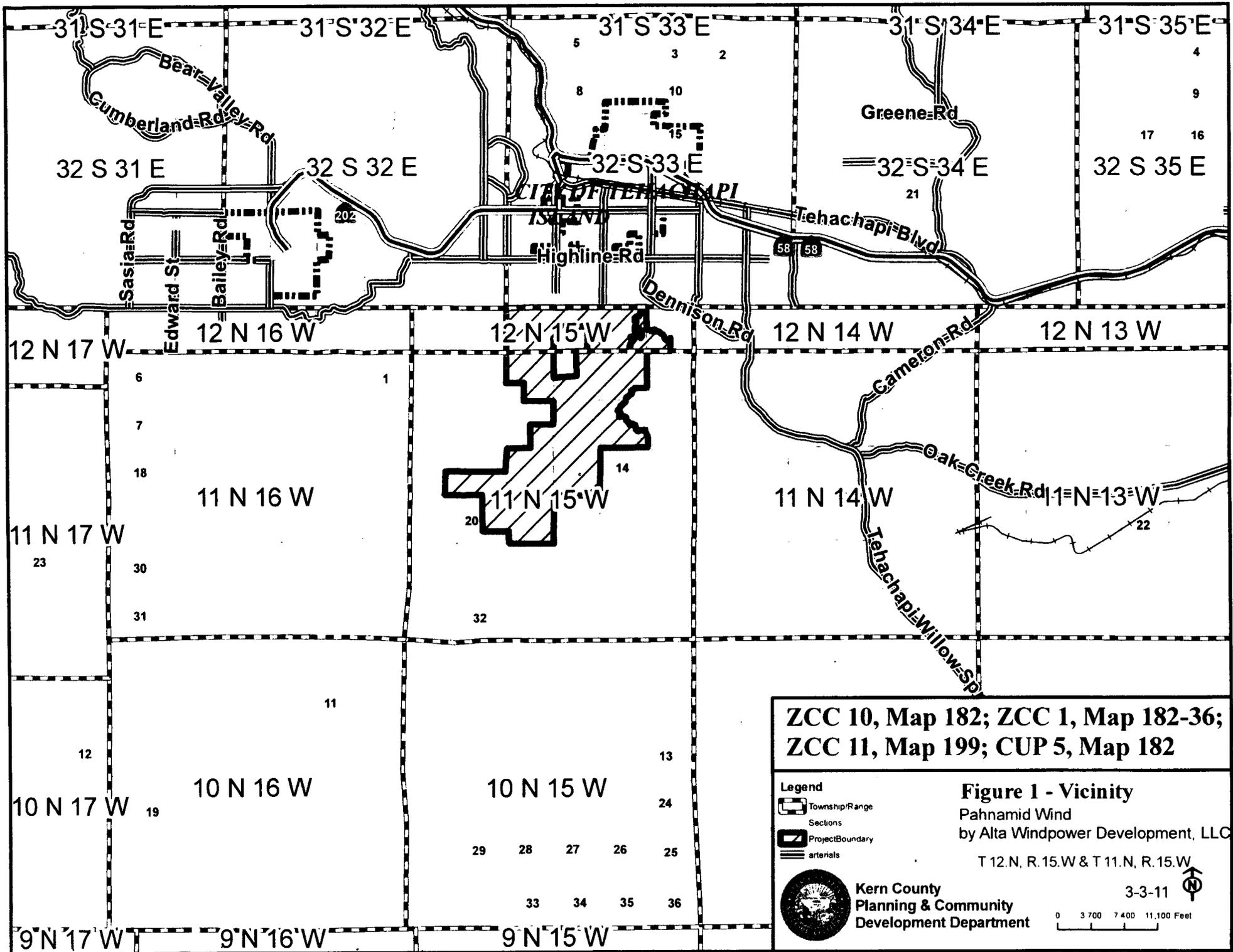


A portion of the northeast corner of the project site is within the Kern County Airport Land Use Compatibility Plan (ALUCP). The area is identified as being within Zone C of the Mountain Valley Airport; however no turbines are planned for this area. Additionally, the Tehachapi Municipal Airport is located 3.5 miles north of the proposed project and the Mojave Airport is located 16 miles to the east of the proposed project site.

The proposed project is within the Mojave Air Basin. The proposed project contains an inactive limestone mine; however, there are no known oil wells.

### **Surrounding Wind Energy**

There are several existing and permitted wind energy and transmission projects in the region. Existing projects in the area include: the Alta-Oak Creek Mojave Wind Project, is currently under construction; Cal Wind: Cameron Ridge; FPL Energy; the Los Angeles Department of Water and Power Pine Tree Wind Project; the PdV Wind Energy Project, which is currently under construction; and the Pacific Wind Energy Project, which is scheduled to begin construction in late 2011.



**ZCC 10, Map 182; ZCC 1, Map 182-36;  
ZCC 11, Map 199; CUP 5, Map 182**

- Legend**
- Township/Range
  - Sections
  - Project Boundary
  - arterials

**Figure 1 - Vicinity**  
Pahnamid Wind  
by Alta Windpower Development, LLC



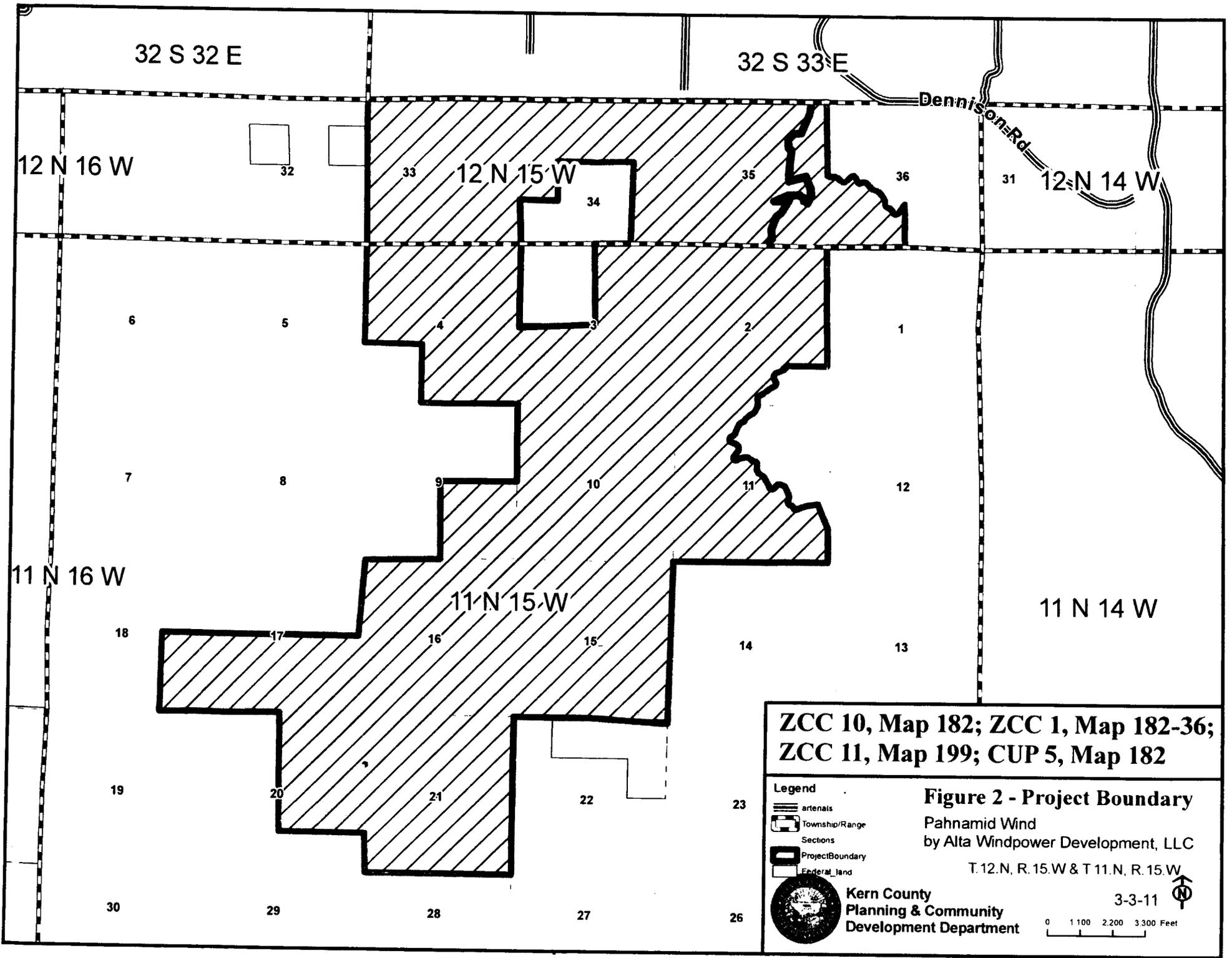
**Kern County  
Planning & Community  
Development Department**

T 12.N, R. 15.W & T 11.N, R. 15.W

3-3-11



0 3 700 7 400 11,100 Feet



**ZCC 10, Map 182; ZCC 1, Map 182-36;  
ZCC 11, Map 199; CUP 5, Map 182**

**Figure 2 - Project Boundary**  
Pahnamid Wind  
by Alta Windpower Development, LLC

T. 12 N., R. 15 W. & T. 11 N., R. 15 W.

**Legend**

- arternals
- Township/Range
- Sections
- Project Boundary
- Federal Land



**Kern County  
Planning & Community  
Development Department**

3-3-11   
0 1,100 2,200 3,300 Feet



### 1.3 PROJECT DESCRIPTION

The proposed project is a renewable energy development that would generate up to 411 megawatts (MW) of electricity through wind power.

<b>Table 2 Project Statistics</b>				
<b>Total Project Size</b>	<b>Proposed WE Zoning</b>	<b>Disturbance for Facilities</b>	<b>Maximum No. of WTGs</b>	<b>Total MW</b>
7,106 Acres	4,820 Acres	608 Acres	137 WTGs	411 MW

Specifically, the project proponent is requesting: (a) a change in zone classification from the E (20) RS (Estate 20 Acres, Residential Combining) District and the A (Exclusive Agriculture) District to the A District, to the A WE (Exclusive Agriculture, Wind Energy Combining) District and to the FP (Floodplain Combining) District in Map 182, (b) a change in zone classification from A to A WE in Map 182-36, (c) a change in zone classification from A to A WE in Map 199, and (d) a conditional use permit to allow for the use of temporary concrete batch plants during the construction of the wind energy facility. The requested applications would also permit the construction of wind ancillary facilities and supporting infrastructure, as well as the concrete batch plants that are necessary to provide concrete and materials for turbine, substation, and building foundations. The new facilities would create permanent site disturbance of approximately 608 acres for the access road and crane path and approximately 32 acres be for the wind turbines, substation, construction laydown area, O&M facilities, interconnect, 230-kV generation tie-line pole, and meteorological (Met) towers, for a total of 640 acres or 9 percent of the 7,106-acre proposed project site.

Figure 5 displays the areas proposed for rezoning with the A, A WE and FP Zone Districts.

The proposed project would be supported by a 230-kV overhead transmission corridor, which would head east from the project site and connect to the existing SCE Windhub Substation. The facility would include the construction of one substation facility within the area which would collect the power generated on-site and convert it to 34.5-kV of power for transmission to the Windhub Substation. The conceptual site plan provides a possible location for the substation facility; refer to Figure 6, Project Site Plan.

Water would be provided to the proposed project site via an existing or new well located on-site, connection to a municipal water supply, or by trucking in water from a nearby municipality. The O&M facility would utilize a septic system or would connect to the local municipal sewer system for sewage treatment.

As noted above, a majority of the site is zoned A, with portions zoned E (20) RS and OS. The area that is zoned A requires the incorporation of the WE Combining District for development of the proposed wind energy facility. However, the E (20) RS and OS zone districts do not permit the construction of commercial wind turbines; therefore, the applicant has requested that those portions of the site that are currently zoned E (20) RS and OS undergo a zone change to the A WE. Additionally, inclusion of the Flood Plain (FP) Combining District is necessary for a small portion of the northeast corner of the project site that is located within the boundaries of a Zone A flood hazard area.

The purpose of the WE Combining District is to promote the use of an alternative to fossil fuel-generated electrical power in areas of the County that are identified to have suitable wind resources for production of commercial quantities of wind-generated electrical power. The WE Combining District contains



specific development standards that apply to the associated construction and siting of WTGs and accessory facilities in the WE Combining District.

The purpose of the FP Combining District is to protect the public health and safety and minimize property damage by designating areas that are potentially subject to flooding and by establishing reasonable restrictions on land use in such areas. The FP Combining District shall be applied to those areas lying within Zone A on the FIRM or those areas potentially subject to flooding as designated by the Kern County Engineering, Surveying and Permit Services Department pending reclassification of such areas into the Floodplain Primary (FPP) Combining District or Floodplain Secondary (FPS) Combining District. The regulation established by the FP Combining District shall be in addition to the regulations of the base district with which the FP Combining District is combined.

#### **1.4 PROJECT FACILITIES AND OPERATIONS**

##### **Project Component Overview**

The proposed project's permanent facilities would include up to 137 wind turbine generators (WTGs), substation, transmission lines, internal service roads, an O&M facility, telecommunication infrastructure, Met towers, and an electrical/power collection system. The proposed project would also include a 230-kV overhead transmission corridor, which would generally be aligned from the west to the east. The gen-tie line would run along existing and proposed roads and private easements to connect to the existing SCE Windhub Substation, which is located 9.0 miles east of the site at the closest point. Fiber-optic communication wires would also be laid down using the same underground trenching channels, and overhead, in conjunction with the feeder circuits that would connect each of the proposed turbines with the O&M building to the proposed substation.

The proposed project is comprised of the following components:

- Up to a maximum of 137 WTGs not to exceed 500 feet in height with associated towers, foundations, and pad mounted transformers for a total generation capacity not to exceed 411 MW of electricity (explained in greater detail below);
- Temporary construction staging and laydown areas to support WTG component staging, office trailers, and portable concrete batch plants, portable rock crushers and equipment marshaling;
- Operations and Maintenance (O&M) facilities;
- Telecommunication infrastructure;
- Internal roadway system to access the proposed turbines as well as O&M facilities;
- Ingress/egress to the proposed project site from Highline Road to Summit Road;
- One collector substation and underground and overhead electrical collection lines to collect energy from the WTGs;
- Met towers for ongoing wind resource data collection;
- Generation interconnection line to the existing SCE Windhub Substation:



The lifetime of the proposed project is anticipated to be more than 30 years. Upgrading and replacing equipment could extend the operating life indefinitely, assuming a future demand (i.e., after the 30-year term) exists for the electricity generated by the proposed project. Therefore, the estimated proposed project life depends primarily on the demand for power, which would be expected to increase for the foreseeable future (i.e., in excess of 30 years).

**Wind Turbine Generators (WTG)**

The installed WTGs would be multi-MW class machines and would be arranged in rows in accordance with applicable industry siting recommendations for optimum energy production and minimal land disturbance. Total WTG height would not exceed 500-feet. A preliminary site plan (Figure 6), shows the approximate location of the proposed placement of the 137 WTGs. Final placement of the proposed turbines would depend on the results from on-site wind studies, selection of turbine type/size, best management practices (BMPs) for construction, and the final environmental report documenting the results of field investigations, including topographic considerations, location of environmentally and culturally sensitive resources, and any other site-specific details to be incorporated into the final design. The design of the proposed WTGs would comply with the design guidelines specified in the Kern County Zoning Ordinance, which require turbine towers and blades to be painted a non-reflective, unobtrusive color or to have a non-reflective surface.

The proposed project would require the construction and use of new facilities requiring permanent disturbance of approximately 608 acres for the access roads and crane paths and approximately 32 acres for the wind turbines, substation, construction laydown area, O&M facilities, telecommunications facilities, interconnect, 230-kV generation tie-line pole, and Met towers, for a total of 640 acres or 9 percent of the 7,106-acre proposed project site. Typically, WTGs in the Tehachapi Wind Resource Area (TWRA) are generally spaced approximately 1.2 to 2.0 rotor diameters apart within rows, while the rows are spaced according to guidance from the turbine manufacturer and wind consultants.

**Table 3 - Vestas 90 (3.0 MW) Wind Turbine Heights**

Hub Height		Blade Length		Total Height
Meter	Feet	Meter	Feet	Feet
80	262	45	148	410

***Wind Turbine Foundations and Pad Areas***

The WTG foundations would have one of three designs, depending on geotechnical constraints and other factors, including wind patterns at the site, site access, and material availability. The three possible types of WTG foundations are (1) Patrick and Henderson Inc. (P&H) patented post-tensioned foundation, (2) rock anchor, or (3) a spread-footing.

The P&H foundation would be drilled or dug to 15 to 35 feet deep, depending on geotechnical conditions and loadings, and would be 18 feet in diameter. The foundation would be in the configuration of an annulus—two concentric steel cylinders. The central core of the smaller, inner cylinder would be filled with soil removed during excavation. In the cavity between the rings, bolts would be used to anchor the tower to the foundation, and the cavity would be filled with concrete. Bolting the tower to the foundation would provide post-tensioning to the concrete.

A rock anchor-type foundation is an alternative to the P&H foundation. Six to 20 holes, depending on geotechnical data, would be drilled approximately 35 feet into the bedrock, and steel anchors would be epoxy-grouted in place. A reinforced concrete cap containing the anchor bolts would be poured on the top of the steel anchors to support the tower structure.



A spread-footing type of foundation also may be used. This foundation may be square or octagonal and formed with reinforcing steel and concrete. Depending on geotechnical data, this type of foundation may be as large as 60 by 60 feet and 6 to 10 feet thick.

Total combined cut-and-fill volumes for the WTG foundations would be determined after a site-specific geotechnical investigation. For all designs, the exposed concrete pad would be approximately 18 feet in diameter and extend less than one foot above grade.

### *Tower*

The tower portion of each WTG extends from the top of its concrete foundation at ground level up to its connection with the nacelle. While older-generation, commercial-scale WTGs typically used a lattice-tower design, today's larger utility-scale turbines use a stronger monopole tubular tower. The monopole design has several additional advantages over the lattice-tower: it discourages bird perching, protects against vandalism, protects equipment and workers from adverse environmental conditions, and is manufactured to meet seismic building codes.

The WTGs currently proposed have a horizontal axis with a three-bladed rotor. The turbines would be mounted on tubular steel towers with internal maintenance access ladders. The total height of the tower to the hub of the rotor blades is 262–361 feet. The diameter of the rotor is 295–361 feet. The total height of the turbine at the highest point of the rotor blade's rotation is 410–500 feet. The ground clearance for the rotor blades at their lowest point of rotation is 115 feet. The base of the tower is approximately 10 feet in diameter. The project proponent is focusing on WTGs with dimensions that are the minimums in the ranges described above; the final wind assessment and engineering may dictate the installation of turbines with dimensions in the larger end of the range. The towers and turbines would be uniform light gray in color and would have a non-reflective finish. The turbines are designed to withstand wind speeds in excess of 120 miles per hour, a speed that exceeds recorded and projected maximum wind speeds at the proposed project site.

### *Nacelle*

The nacelle is a large aerodynamic structure atop the tower and is constructed of welded steel and fiberglass coated with corrosion-protective paint. It contains the inner mechanical workings of the turbine, including the power-generating components comprising the main drive shaft/generator and the gearbox, electrical components/cabinets, and, depending on the turbine size and make, the power transformer, which steps up the turbine voltage to the voltage level of the internal wind farm electrical distribution network. The nacelle also contains the blade pitch control (a system that controls the angle of the blades), a cooling system, and the yaw drive, which controls the position of the turbine relative to the wind. All these components are mounted within the nacelle on the bed-frame. The outer visible shell of the nacelle is typically an insulated aerodynamic fiberglass cover installed over the bed-frame and serves to protect the equipment, streamline airflow, and absorb mechanical and vibration noise. The generator and electronic controls are standard equipment with main components made of steel and copper.

### *Hub*

The hub is the fixture for attaching the blades to the main drive shaft and is usually made from a large iron casting. It sits on the front side of the nacelle and is covered by a composite nose-cone structure to streamline the airflow and protect the equipment. The hub also contains the mechanisms that allow the blades to pitch in response to wind, temperature, and air density conditions.



### ***Blades/Rotor***

The WTGs would have three large blades bolted to the hub, which in turn is affixed to the main drive shaft. The blades and hub together as a unit are called the rotor. The blades are long, tapered, small-chord airfoils that resemble airplane wings and vary in thickness (thinnest at the tip and thickest near the root where they attach to the hub). The blades use aerodynamic lift, somewhat like an airplane wing, to provide the driving force that spins the rotor. In a conventional WTG, the rotating rotor drives the main drive shaft which, in turn, drives a gearbox in the nacelle. The gearbox accelerates the comparatively low rotational speed of the rotor (10 to 30 revolutions per minute [rpm]) to the required rotational speed for the generator to produce electricity (usually 1,800 rpm). Composite materials such as fiberglass, wood, and carbon fiber are molded into each patented blade design. All blades are balanced in weight and size for each WTG for maximum stability and performance. The proposed rotors would be 295–361 feet in diameter. Blades would be transported to the site either individually or in groups of up to three blades on one trailer, depending on the available transportation equipment. After delivery, the blades would be attached to the hub on the turbine site.

### ***Controller***

The WTGs are equipped with a microprocessor, known as the controller, which automatically regulates the operation of the WTG. The controller is responsible for startup, shutdown, pitch control, yaw control, and safety monitoring. Information is communicated to the central O&M facility via fiber-optic cables or other means of communication, such as radio links. A central Supervisory Control and Data Acquisition (SCADA) system would monitor the proposed project turbines and allow centralized operation and maintenance.

If a control parameter deviates from its normal operating range, the controller would automatically shut down the WTG and notify the operating technician(s) of the fault. In many situations, the controller would analyze the data and restart the WTG if the fault were corrected or the operating conditions returned to normal. If the fault reoccurred, the controller might require a manual start.

### ***Transformer***

A step-up transformer would be used at each WTG to boost voltage to the collector system voltage of 34.5-kV because the low-voltage power generated by the WTG (500 to 1,000 volts) is not suitable for power transmission. The transformer would be contained within the WTG unit itself or would be pad-mounted next to the base of the WTG. The electricity from the transformer would be transmitted via underground or overhead collection system electrical cables to the collector substations.

### ***Braking System***

To control rotor speed, each blade has an independent pitch system that effectively enhances the braking system for additional safety. Each turbine would be equipped with a braking system that controls the rotors. In the event of malfunctions or loss of power, the automatic braking system would shut down the turbines. As a second safety measure, personnel could stop, start, and rotate each of the turbines parallel to the prevailing wind direction using the control panel inside the nacelle or from the bottom of the tower. To avoid operating the turbine while a maintenance worker is inside the nacelle, switches at the top of the tower would prevent service personnel at the bottom from operating certain systems. Each turbine could also be controlled from an on-site O&M building. Off-site remote control would also be possible.

### ***Safety Lighting***

The proposed project would be constructed and operated in accordance with Federal Aviation Administration (FAA) rules for structural lighting, locations, and height. Safety lighting would be installed on the exterior of some of the nacelles in compliance with FAA rules. Specific requirements for



the proposed project would be developed in conjunction with the FAA based on the turbine heights and site-specific aviation conditions. The FAA recently changed its guidance for wind turbine lighting and now requires only synchronized red flashing lights at night (and none during daylight hours). Lighting for the proposed project would be consistent with all FAA requirements.

### ***Lightning Protection System***

For protection from potential lightning strikes, each wind turbine, including the rotor blades, would be equipped with a lightning protection system. The lightning protection system would be connected to an underground grounding arrangement to help lightning flow safely to the ground. In addition, all equipment, cables, and structures that constitute the wind turbines would be connected to a metallic proposed project-wide grounding network.

### ***Communication System***

A central SCADA system would monitor the proposed project turbines and allow centralized O&M. The SCADA system is critical to proper O&M of the proposed project and uses proprietary software, a fiber-optic transmission system, a telephone communications network, and other means of communication such as radio-links and phase loop communication systems. The SCADA system manages the wind farm in several domains. It functions as a state-of-the-art monitoring and diagnostic tool that optimizes the proposed project's operations. It allows for the remote start, stop, reset, and tag-out for individual WTGs, minimizing the manpower and site visits needed to run the proposed project, and uses network interfaces to collect and analyze diagnostic information generated from the WTGs, Met towers, and substation. The SCADA system would also control the collector substations allowing a fully centralized operation of the proposed project.

Data generated by the SCADA system would be used for optimizing operations and initiating, planning, and managing maintenance activities in line with manufacturer requirements, operational requirements, wind regime, and County conditions of permit approval.

### **Access and Maintenance Roads**

The proposed project would utilize Highline Road to Summit Road from the north to access the proposed project site. While the existing roads and road routes would be used to the greatest extent possible, two types of roads would be required for the proposed project: temporary roads used during construction to access areas within the proposed project site, and permanent roads used during operations to access proposed project facilities for maintenance. The proposed project's road network would have a larger footprint during construction because of the size of the equipment—especially the cranes required to erect the WTGs and the trailers required to bring the nacelle, blades, tower, and transformers to the site. Some of these roads may be removed and restored after initial construction, some may be reduced in size, and others may be maintained at their construction size for the life of the proposed project to allow for crane usage during O&M.

Temporary construction roads would make use of the permanent site roads along the WTG rows by temporarily widening these roads to approximately 36 feet. These roadways would be engineered and compacted to carry the weight of heavy cranes and delivery vehicles. Following completion of construction, the temporary part of these roads would be disked and re-vegetated, leaving approximately 20- to 24-foot-wide permanent site roads.

Final service road alignments would depend on the final placement of the wind turbines and on the results of the environmental report documenting the results of field investigations, including topography and any other site-specific details to be incorporated into the final design. Where access roads are required to cross the jurisdictional areas of the California Department of Fish and Game (CDFG), the project applicant



would install appropriate crossings in order to minimize impacts to these jurisdictional areas and comply with all Fish and Game Code requirements.

### **Temporary Staging Areas and Concrete Batch Plants**

The proposed project's temporary facilities would include construction access roads, laydown area, and one concrete batch plant. The construction laydown yard, with average dimensions of 10 to 15 acres, would be located at the northern end of the proposed project site, within the proposed project boundaries. The laydown yard would be used to permit the staging of construction equipment, construction contractor trailers, and the off-loading and temporary storage of proposed project equipment and materials. The laydown yard would be cleared of vegetation and compacted to support construction equipment. At the end of construction, the yard may be retained for long-term parts and equipment storage and turnaround, or would be reclaimed and re-vegetated.

The proposed project may require an on-site, temporary, portable concrete batch plant to provide concrete and materials for the WTG and transformer foundations. The concrete batch plant would generally operate between approximately 7:00 AM and 7:00 PM, Monday through Saturday. However, during hot summer days, the batch plant may operate at night because the concrete may not meet specifications if high temperatures are encountered while pouring concrete during the day. The concrete batch plant is anticipated to operate as needed for up to 6 months and would be removed after construction is complete. All remnant materials and debris would be hauled off-site and disposed of at a certified location. The batch plant would be located and used at the designated yards and moved to various areas of the proposed project site as required to minimize construction traffic.

### **Project Power Collection, Substation, and Transmission**

Project electricity would be collected from each WTG through its associated transformer and transferred to one on-site substation via an underground or overhead electrical collection system. From the collection substation, electricity would be delivered by way of a new overhead 230-kV transmission line which would measure 10 miles and directly interconnect into the SCE Windhub Substation, located on Oak Creek Road, east of the proposed project site. The transmission route is unknown at this time but will be analyzed in the Draft EIR.

Low-voltage electricity is generated by the WTG at about 500 to 1,000 volts. At each WTG, the transformer would step up the voltage (likely to be 34.5-kV) for collection purposes. Typically, the collection system consists of underground cables connecting individual WTGs together and conducting the electrical power to the collector substations. Underground electrical cables would be installed in trenches 3 to 5 feet deep for each cable circuit. In cases where the distance to the substation is excessive, or where terrain or obstacles dictate, the underground cables may connect to an overhead collection system on wood or steel poles that would more efficiently transport the power to the collector substations, where the voltage is increased from 34.5-kV to the grid interconnection voltage. For the proposed project, the grid interconnection voltage is likely to be 230-kV, but other voltages, including 69-kV and 115-kV, are possible. The proposed project would interconnect at the Windhub Substation that is part of SCE's Tehachapi Renewable Transmission Project (TRTP).

The project includes construction of one 230/34.5-kV substation at a key location to minimize power losses in the collection system. The proposed project substation would cover an area of 300 feet by 300 feet, and would consist of the following components: (1) a control house, (2) electrical breakers, (3) one or more 230/34.5-kV transformers, (4) an overhead electrical bus connecting the various electrical apparatus, and (5) pole structures to support electrical conductors entering the substation and exiting to the 230-kV transmission line, ending at the SCE Windhub Substation. The actual capacity of the proposed project substation would depend on the total number of WTGs that supply it power. The substation site would be graded to provide for stormwater drainage. A suitable grounding grid would be installed to



protect the substation against lightning and shorts. The substation would be graveled and enclosed within a security fence.

At least one switchyard would be required for the proposed project. The overhead lines would begin at the proposed project substation. The switchyard would collect power coming from the substation and consolidate the power onto high-voltage (230-kV) overhead transmission lines. The switchyard would include the following main equipment: (1) a control room, (2) electrical breakers, (3) an overhead electrical bus connecting the various electrical apparatus, and (4) pole structures to support electrical conductors entering the switchyard and exiting to the SCE Windhub Substation.

### **Permanent Operations and Maintenance Facility**

One O&M facility would be constructed for the proposed project's operations in a location to be determined. The facility would be approximately two to three acres in size and have a foundation footprint of 100 by 150 feet (building). The facility would include a main building with offices, SCADA (supervisory control and data acquisition) system, control room, spare parts storage, restroom, shop area, possible water well, outdoor parking facilities, laydown and setup area, turnaround area for larger vehicles, outdoor lighting, gated access with partial or full perimeter fencing. During construction, it is possible that the designated O&M facility areas would be leveled and graded to temporarily serve as a central base of operations for construction trailers and portable toilets. Telecommunication infrastructure may be sited on the O&M facility and consist of items such as ground- or roof-mounted satellite dishes.

Water would be provided to the O&M facility via an existing or new well located on-site, connection to a municipal water supply, or by trucking in water from a nearby municipality. The O&M facility would utilize a septic system or would connect to the local municipal sewer system for sewage treatment. The O&M facility would also include approved hazardous waste containment for turbine oils and fuels, as required.

### **Meteorological Towers**

Met towers would be installed on the proposed project site over the next year to measure and collect data as necessary to properly assess proposed project viability and determine optimum turbine layout. Met towers are a permitted use within the A and A WE zone districts. Once the proposed project has been constructed, some towers would remain as permanent Met towers, and additional permanent towers would be installed to assist in the operation of the proposed project, help meet reporting obligations, and help to maximize proposed project efficiency during operations. The permanent Met towers would be free-standing lattice towers with concrete foundations. These Met towers support anemometers, wind direction sensors, and temperature and relative humidity gauges at various heights to monitor wind and other climate data needed to support operations. The exact number and location of the permanent Met towers would be determined based on site terrain and contractual obligations under the Master Development Agreement with SCE. All Met towers would remain within the proposed project site. Bird flight diverters would be installed on the guy wire supports for the towers. Moreover, bat monitoring devices will be installed on a number of the Met towers.

Where necessary to carry out WTG performance tests for the turbine performance warranty or for compliance with contractual requirements, temporary Met towers may be installed in conjunction with the permanent Met towers. Typically, the temporary Met towers are placed on sites intended for installation of WTGs. Data are collected over time and correlated to data collected by a corresponding Met tower installed upwind of the temporary Met tower. Once the data collected by the upwind Met tower are correlated to the temporary Met tower's data, the temporary Met towers would be removed to make room for the WTG. This WTG and the upwind Met tower can then be used to verify that the WTGs actually produce in accordance with the guaranteed power curve of the WTG.



## Security and Fencing

Security fencing would be installed in accordance with Kern County zoning requirements. Based on current Kern County ordinances, the project applicant has the option to fence either the exterior boundary of the entire proposed project site or each wind turbine cluster or row independently. At this time, it has not been determined which of these options would be used. All proposed project fence installation requirements would be evaluated, and the best-fit scenario would be incorporated into the proposed project.

The project applicant proposes to secure the proposed project site by using site-specific security fencing consisting of new steel “T” posts installed at 10- to 15-foot intervals, with four strands of barbed wire a minimum of four feet high. Higher-quality fencing materials may be used if site conditions warrant. The bottom strand of barbed wire would be a minimum of 15 inches above ground to allow small animals to pass under the fence. The Applicant would install 18-inch by 18-inch signs warning of wind turbine dangers on all perimeter fencing at 300-foot intervals and at all points of ingress and egress.

The substation site would be ringed by 8-foot-high chain link fencing with three strands of barbed wire on top. Gates would be locked.

The proposed project would use two types of gates:

- Main access entrance gates would consist of two 12-foot-wide swing gates, providing a 24-foot-wide opening to allow access for large vehicles, delivery of WTG components, or cranes occasionally needed to maintain the turbines.
- Interior access gates would be used to provide service access between the various fenced areas and would consist of one 10- to 16-foot-wide swing gate, wide enough to permit access for the normal maintenance vehicles and equipment needed to maintain the WTGs and site. The post at the free end of the gate would be removable to permit the fence to be temporarily opened to 24 feet to allow access for large vehicles or cranes occasionally needed to maintain the turbines.

If the land is being used for grazing, cattle guards would be installed where appropriate.

As necessary, temporary construction fencing would be installed, in accordance with applicable California Division of Occupational Safety and Health (Cal/OSHA) and County regulations, around work sites such as excavations for foundations and underground cabling, batch plants, substation sites, and setup areas, to assure security and personnel safety during construction.

Security services would be provided during construction, and any additional security would be provided on an as-needed basis. The security personnel would be responsible for controlling egress and ingress, enforcing safety requirements, and ensuring compliance with all other policies for control of the proposed project site during the construction phase. After construction, these duties would become the responsibility of the O&M provider.

## CONSTRUCTION SCENARIO

The construction of the proposed project would last 12 months. Construction of the proposed project would be comparable to other renewable energy projects and can be divided into the following sequence: (1) roads and pads, (2) foundations, (3) electrical infrastructure, (4) turbine assembly and installation, (5) substation interconnection, (6) electrical system upgrades, (7) turbine commissioning, and (8) proposed project finalization. The various elements of the proposed project would be constructed concurrently on the proposed project site.



Construction employees would travel from respective population centers such as Tehachapi, Mojave, and Rosamond, California, and report to the designated construction staging yards prior to the beginning of each work day. It is anticipated that the employees would utilize Highline Road to Summit Road as their point of ingress/egress to the proposed project site and that, once on site, they would access various sections via the existing and improved network of dirt roads.

Construction of the proposed project would include improvements to existing access roads to the proposed project site, the creation of local access roads to the proposed turbine locations, and construction of turbine and crane pads. Other construction-related tasks would include the pouring of a concrete base for each proposed turbine and the installation of towers, turbines, rotor hub and blades, and related equipment. In addition, the proposed project would require the installation of underground/overhead electricity lines, electrical transformers, and maintenance facility and laydown yards, as well as construction of substations and installation of overhead electricity lines from the proposed project site to the electrical interconnection point. Restoration of disturbed areas, temporary roadways, and equipment laydown sites that are not required as part of the ongoing operating of the facility would be reclaimed.

Staging, or laydown, areas may be required for material handling, temporary storage, and proposed project's staging activities. In addition, concrete batch plants would be temporarily located within the proposed project site during the construction phase. A list of anticipated construction equipment and staff for the proposed project is provided in Table 4.

<b>Construction Activity</b>	<b>Workforce</b>	<b>Equipment</b>
Office Staff/Management	10	Pickup and small vehicles
Foundations	30	Dozer, grader, excavator or drill rig, crane, concrete pump trucks, concrete trucks, pickup trucks with trailers, all terrain forklifts, water trucks, dump trucks, compactors, generators, welders
Roads	24	Dozer, grader, front end loaders, compactor, roller, pickup trucks, water trucks, dump trucks, compactors, scrapers
WTG Component Unloading Crew (pad site)	15	Cranes, all terrain forklifts, pickup trucks with trailers
WTG Erecting	40	Cranes, pickup trucks with trailers
Environmental	8	Pickup and flatbed trucks
Substation	20	Cranes, forklifts, pickup trucks, water trucks, concrete pump trucks, concrete trucks, dump trucks, compactors, generators, welders, scrapers
Collection System	20	Trencher, grader, forklift, small cranes
Directional Boring	8	Boring machine, pickup truck
Transmission Line	35	Cranes, excavator, drill rig, pickup trucks
Laborers	20	Pickup trucks
Owner Representatives	7	Pickup trucks
Turbine Supplier	25	Pickup trucks
<b>Total Number of People</b>	<b>262</b>	

Construction activities would be expected to include excavation and grading of the proposed project site. Site preparation and construction of the proposed project would be in accordance with all federal, State, and Kern County ordinance codes and requirements. Noise-generating construction activities would be limited to the construction hours noted above. All stationary equipment and machines with the potential



to generate a significant increase in noise or vibration levels would be located away from noise receptors to the extent practicable.

All applicable local, State, and federal requirements and BMPs would be incorporated into the construction activities for the proposed project. The construction contractor would be required to incorporate BMPs consistent with the Kern County Zoning Ordinance and with guidelines provided in the *California Storm Water Best Management Practice Handbooks: Construction* including the preparation of a Storm Water Pollution Prevention Plan (SWPPP) and a Soil Erosion and Sedimentation Control Plan in order to reduce potential impacts related to construction of the proposed project. Should the construction period continue into the rainy season, supplemental erosion measures would need to be implemented, including, but not limited to, the following:

- Mulching
- Geotextiles and mats
- Earth dikes
- Temporary drains and gullies
- Silt fence
- Straw bale barriers
- Sandbag barrier
- Brush or rock filter
- Sediment trap

Wherever possible, grading activities would be undertaken outside the normal rainy season (i.e., October 15 to April 15 for most of Southern California), thus minimizing the potential for increased surface runoff and the associated potential for soil erosion. However, it is anticipated that the recommended construction period would begin early spring in order to minimize effects on sensitive species and habitats. BMPs to control surface runoff and soil erosion would be required for construction taking place during rainy periods.

### **Operation and Maintenance**

Upon completion of all construction activities, the project applicant would ensure that the facility would be properly operated and maintained. The project applicant would develop an O&M protocol to be implemented throughout the life of the proposed project. The protocol would specify routine turbine maintenance and operation, which typically adheres to the maintenance program developed by the turbine manufacturer. O&M personnel would conduct maintenance activities for each wind turbine required by the routine schedule provided by the turbine supplier or as required to keep the equipment in operation. On average, each turbine would require 40 to 50 hours of scheduled mechanical and electrical maintenance per year. Routine maintenance may include, but is not limited to, replacing lubricating fluids, checking parts for wear and replacing as required and recording data from data recording chips in anemometers. Operation and maintenance personnel would also inspect access roads, crane pads, and trenched areas regularly and maintain them to ensure minimal erosion.

The proposed WTGs would also be monitored continuously by the SCADA system of the proposed project. Each turbine would be equipped with monitors that communicate major aspects of operation through communication lines. The SCADA system would send notification to the operations group if operational characteristics deviate outside set limits and, as described above, the turbines would be equipped with an automatic braking system to shut down the turbine blades in such an event. O&M personnel would address all operational deviations and place the equipment back in service safely and in a timely manner.



## 1.5 Project Objectives

The following objectives are identified by the project applicant:

- Develop up to 411 MW of installed electrical capacity on privately owned land.
- Be a major supplier of clean renewable energy that helps meet the growing demands of California.
- Assist in realizing the full potential of wind resources on lands within or near the TWRA.
- Offset the need for additional electricity generated from fossil and assist the State in meeting its air quality goals and reduce greenhouse gases as mandated by Assembly Bill (AB) 32.
- Increase the tax base of Kern County, increase employment opportunities and increase revenues of local businesses.
- Further reduce greenhouse gas (GHG) emissions. The reduction in GHG would not only offset the project's own GHG emissions but also provide additional emission offset to other projects, therefore reducing regional GHG emissions.
- Use land located near existing industrial facilities, mines, and existing wind projects to minimize the environmental and visual impact of the proposed project.

## 1.6 Proposed Discretionary Actions/Required Approvals

Construction and operation of the proposed project may require certain discretionary actions and approvals including, but not limited to, the following:

### Federal

- United States Fish and Wildlife Service (USFWS) Section 7 Consultation
- BLM Right of Way Agreement for Limited Improvements for alternative Generation Tie-Line routes and related access roads
- Federal Aviation Administration (FAA)
  - Determination of No Hazard to Air Navigation
  - WTG Lighting Plan
- US Army Corps of Engineers

### State

California Department of Fish and Game (CDFG)

- Section 1600 et seq. permits (Streambed Alteration Agreements)
- Section 2081 Permit (State-listed endangered species)
- Lahontan Regional Water Quality Control Board (RWQCB)
- Central Valley Regional Water Quality Control Board (RWQCB)
- State Water Resources Control Board (SWRCB)
- National Pollutant Discharge Elimination System (NPDES) Construction General Permit
- General Construction Stormwater Permit (Preparation of a SWPPP)
- Regional Water Quality Certification (401 Permit)



## Local

### Kern County Board of Supervisors

- Land Use Approval (Zone Change, Conditional Use Permit)
- Certification of Environmental Impact Report
- Mitigation Monitoring Program

### Eastern Kern County Air Pollution Control District

- Fugitive Dust Control Plan
- Authority to Construct
- Permit to Operate
- Kern County Engineering, Surveying and Permit Services Department
- Plan for the Disposal of Drainage Waters
- Grading and Building Plans

### Kern County Environmental Health Services Department

- Hazardous Materials Business Plan
- Septic and Water System Permits

### Kern County Fire Department

- Fire Safety Plan
- Kern County Board of Supervisors

### Kern County Roads Department

- Proposed Access Road Design and Encroachment Permit

### Kern County Department of Engineering and Survey Services

- Building Permits



**ZCC 10, Map 182;  
ZCC 1, Map 182-36;  
ZCC 11, Map 199;  
CUP 5, Map 182**

**Figure 4 - Existing Zoning**

**KERN COUNTY  
ZONING DESIGNATIONS**

- A - Exclusive Agriculture
- A-1 - Limited Agriculture
- C-1 - Neighborhood Commercial
- E(x) - Estate (x acres)
- FPP - Floodplain Primary
- NR(x) - Natural Resource (x acres)
- OS - Open Space
- PL - Platted Lands
- RF - Recreation Forestry
- CL - Cluster Combining
- FP - Floodplain Combining
- FPS - Floodplain Secondary Combining
- GH - Geologic Hazard Combining
- PD - Precise Development Combining
- RS - Residential Suburban Combining
- WE - Wind Energy Combining

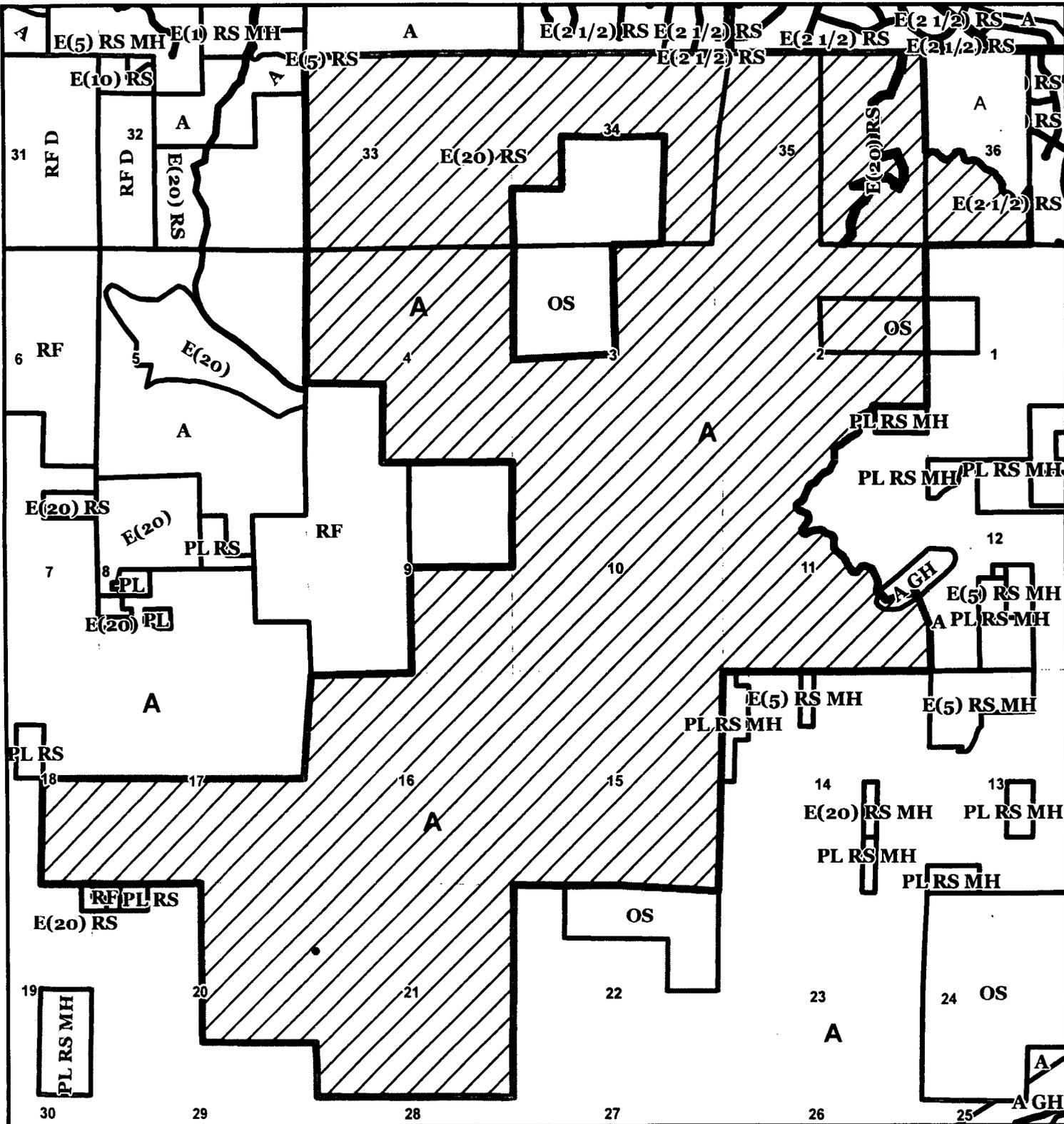
Pahnamid Wind  
by Alta Windpower Development, LLC

T.12.N, R.15.W & T.11.N, R.15.W

**Kern County  
Planning & Community  
Development Department**



3-3-11



Dennison Rd

ZCC 10, Map 182;  
ZCC 1, Map 182-36;  
ZCC 11, Map 199;  
CUP 5, Map 182

Figure 5 - Proposed  
A WE Zoning

**KERN COUNTY  
ZONING DESIGNATIONS**

- A - Exclusive Agriculture
- A-1 - Limited Agriculture
- C-1 - Neighborhood Commercial
- E(x) - Estate (x acres)
- FPP - Floodplain Primary
- NR(x) - Natural Resource (x acres)
- OS - Open Space
- PL - Platted Lands
- RF - Recreation Forestry
- CL - Cluster Combining
- FP - Floodplain Combining
- FPS - Floodplain Secondary Combining
- GH - Geologic Hazard Combining
- PD - Precise Development Combining
- RS - Residential Suburban Combining
- WE - Wind Energy Combining

Pahnamid Wind  
by Alta Windpower Development, LLC

T.12.N, R.15.W & T.11.N, R.15.W

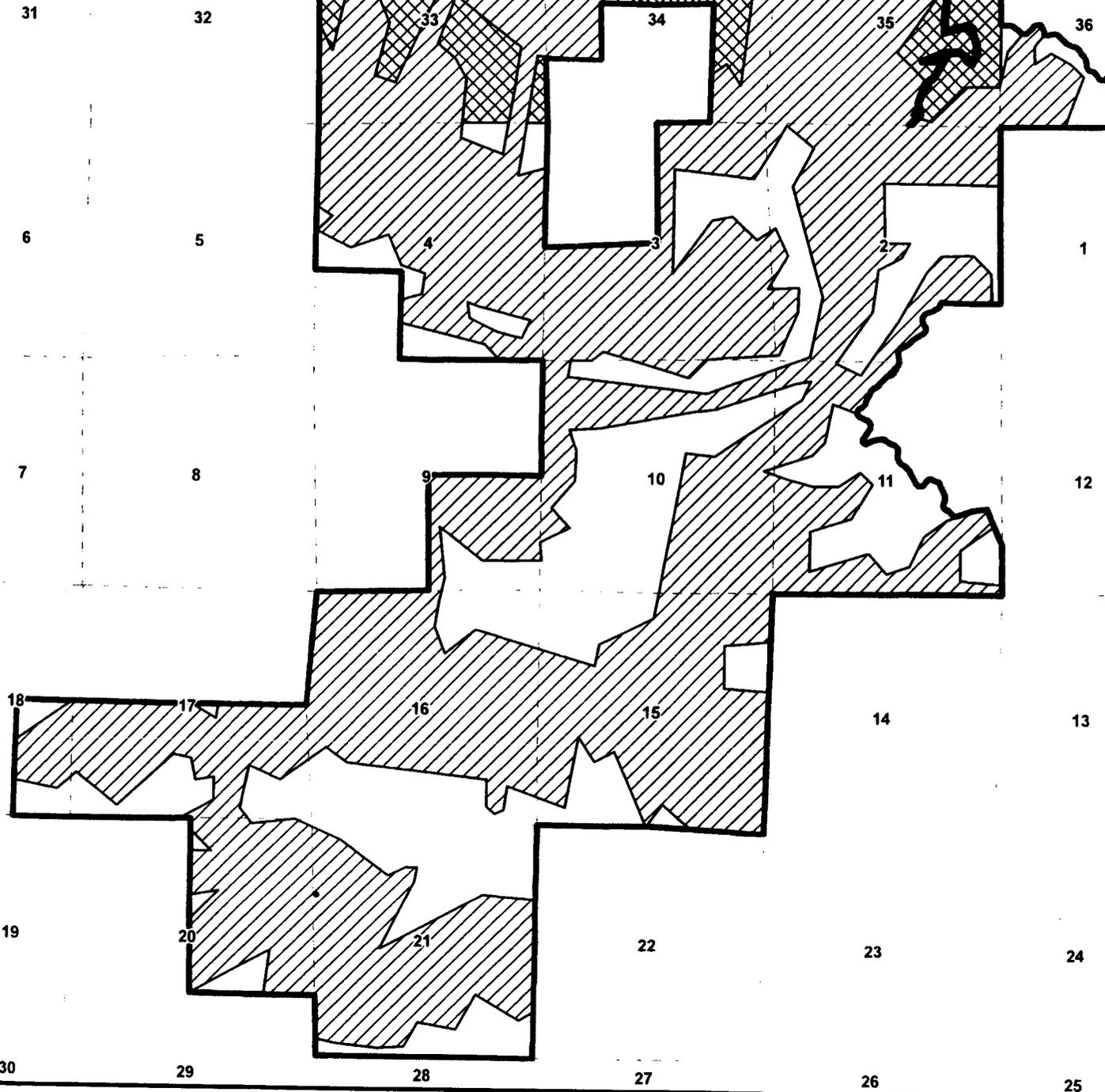
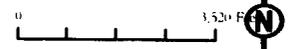
**Legend**

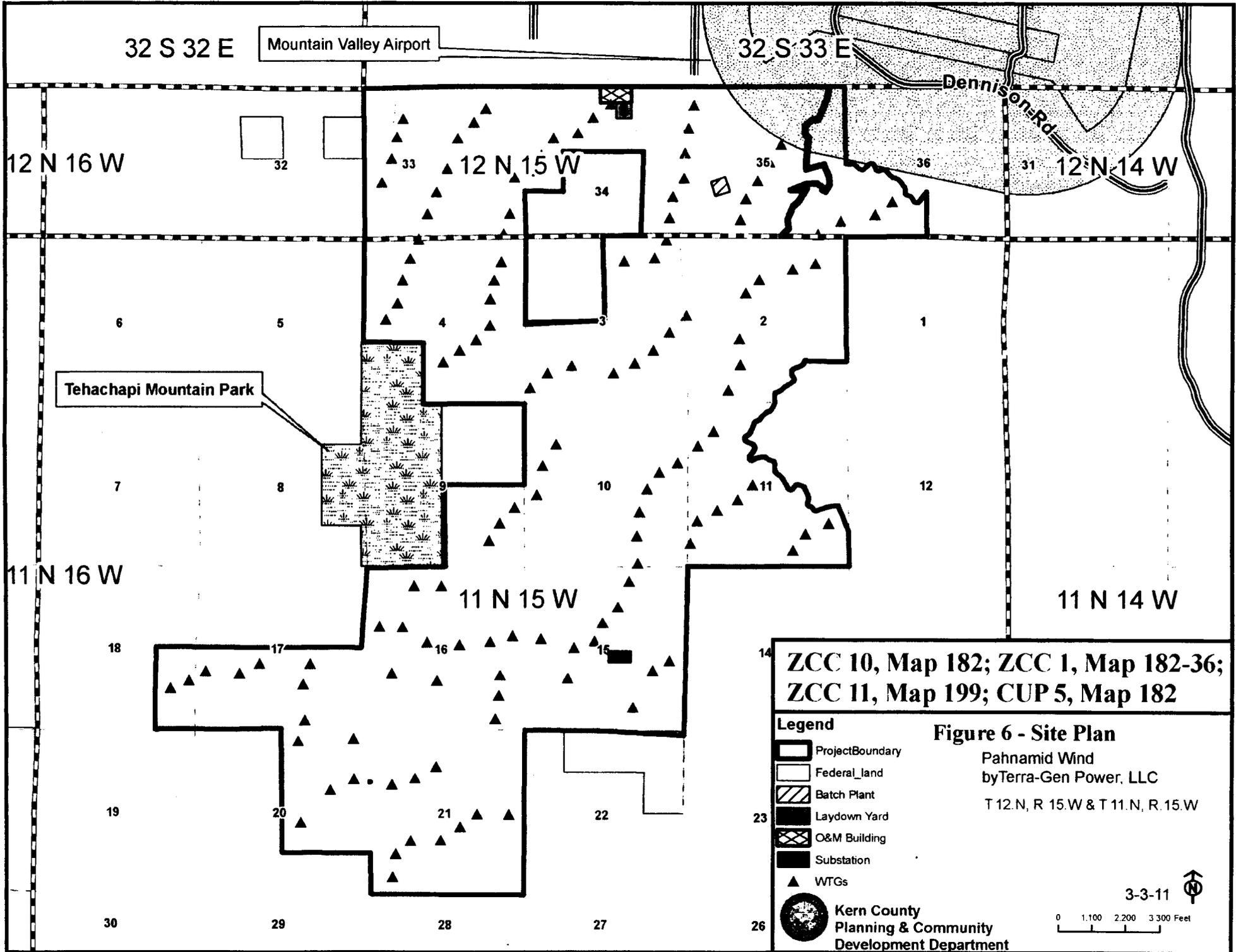
-  Zone Change to A (Exclusive Agriculture)
  -  Zone Change to A WE (Ext Ag, Wind Energy Comb.)
  -  Zone Change to FP (Floodplane)
  -  Project Boundary
- Sections

**Kern County  
Planning & Community  
Development Department**



3-30-11







**KERN COUNTY ENVIRONMENTAL CHECKLIST FORM**

**Environmental Factors Potentially Affected:**

The environmental factors checked below would be potentially affected by this proposed project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

- Aesthetics
- Agriculture and Forestry Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Geology / Soils
- Greenhouse Gas Emissions
- Hazards & Hazardous Materials
- Hydrology / Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation and Traffic
- Utilities / Service Systems
- Mandatory Findings of Significance

**DETERMINATION (To be completed by the Lead Agency)**

On the basis of this initial evaluation:

- I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
- I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.
- I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.
- I find that the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect (a) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and (b) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENT IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.
- I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

\_\_\_\_\_  
 Signature  
 Jacquelyn R. Kitchen  
 \_\_\_\_\_  
 Printed Name

\_\_\_\_\_  
 Date  
 \_\_\_\_\_  
 For

**Evaluation of Environmental Impacts:**

- (1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- (2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- (3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect may be significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.
- (4) "Negative Declaration: Less Than Significant With Mitigation Incorporated" applies where the incorporation of mitigation measures has reduced an effect from "Potentially Significant Impact" to a "Less Than Significant Impact." The lead agency must describe the mitigation measure and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section XVII, "Earlier Analyses," may be cross-referenced).
- (5) Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or Negative Declaration. Section 15063(c)(3)(D). In this case, a brief discussion should identify the following:
  - (a) Earlier Analysis Used. Identify and state where they are available for review.
  - (b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
  - (c) Mitigation Measures. For effects that are "Less Than Significant With Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
- (6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated.
- (7) Supporting Information Sources: A source list should be attached, and other sources used or individuals contacted should be cited in the discussion.
- (8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project's environmental effects in whatever format is selected.
- (9) The explanation of each issue should identify:
  - (a) The significance criteria or threshold, if any, used to evaluate each question.
  - (b) The mitigation measure identified, if any, to reduce the impact to less than significance.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
<b>AESTHETICS. <i>Would the project:</i></b>				
a. Have a substantial adverse effect on a scenic vista?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings and historic buildings within a state scenic highway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Substantially degrade the existing visual character or quality of the site and its surroundings?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

- (a) The California Department of Transportation (Caltrans) states that a highway may be designated scenic depending upon how much of the natural landscape can be seen by travelers, the scenic quality of the landscape, and the extent to which development intrudes upon the traveler's enjoyment of the view. Placement of wind turbines that range in height from 410 to 500 feet high in the Tehachapi Mountain Range would alter the views of the proposed project area. Persons traveling in vehicles on nearby roads and hikers/equestrians passing near the proposed project area along trails within the Tehachapi Mountain Park, located adjacent to the proposed project, or the Pacific Crest Trail, located 2.75 miles to the southeast of the proposed project site, would observe alterations to these scenic vistas. The proposed project would potentially result in significant alteration to existing scenic vistas and; therefore, this potential impact will be further evaluated in the EIR.
- (b) The proposed project would not be visible from any Officially Designated (OD) State or County Scenic Highway. However, both SR-14 north of Mojave and SR-58 east of Mojave are designated as Eligible (E) for State Scenic Highway status (California Department of Transportation, 2011). With placement of WTGs between 410 and 500 feet tall in the proposed project area, potentially along the ridgetops, and considering the orientation of these two designated scenic highways that have views toward the proposed project area, there is potential for an adverse visual effect on the viewsheds of these Eligible (E) State Scenic Highways. Therefore, this impact will be further evaluated in the EIR.
- (c) With the exception of grassland areas along the northern boundary, the proposed project site is forested, with forests ranging from oak woodlands in the rolling foothill areas to dense pine forests on the higher altitude slopes. Development on-site includes a small number of scattered private cabins without public services, an inactive limestone mine, and a private campground. Existing land uses at and in the immediate vicinity of the proposed project site include rural



residential areas, the Tehachapi Mountain Park directly west, existing WTGs of varying heights and ages primarily to the east and south of the proposed project site, grazing areas, unpaved roads, and open-space areas. Off-road vehicle (ORV) or off-highway vehicle (OHV) activities occur in the proposed project vicinity and the Pacific Crest Trail passes 2.75 miles southeast of the proposed project area. Overall, the undeveloped character of the area may be adversely affected by the proposed project, and therefore the proposed project's potential to substantially degrade its existing visual character or quality of the site and its surroundings will be further evaluated in the EIR.

- (d) The only existing source of light and glare on the proposed project site is from existing WTGs to the east and south and residential development which surrounds the proposed project area. The FAA may require nighttime lighting on Met towers and on top of the WTGs, which could adversely affect nighttime views in and of the area. The type of lighting that the FAA would require has not yet been determined. Lighting associated with the O&M building would be as required by the Kern County Zoning Ordinance. Further analysis of the specific lighting required and the effects of nighttime light are warranted. This potentially significant impact will be evaluated in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**AGRICULTURE RESOURCES.** In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Dept. of Conservation as an optional model to use in assessing impacts on agriculture and farmland. In determining whether impacts to forest resources, including timberland, are significant environmental effects, lead agencies may refer to information compiled by the California Department of Forestry and Fire Protection regarding the state's inventory of forest land, including the Forest and Range Assessment Project and the Forest Legacy Assessment project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources Board. -- Would the project:

- |   |                                     |                          |                                     |                          |
|---|-------------------------------------|--------------------------|-------------------------------------|--------------------------|
| a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to nonagricultural use? | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| b. Conflict with existing zoning for agricultural use, or Williamson Act contract?  | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| c. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)) or timberland zoned Timberland Productions (as defined in Public Resources Code section 51104(g))?             | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| d. Result in the loss of forest land or conversion of forest land to non-forest use?  | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| e. Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use?                                   | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| f. Result in the cancellation of an open space contract made pursuant to the California Land Conservation Act of 1965 or Farmland Security Zone Contract for any parcel of 100 or more acres (Section 15206(b)(3) Public Resources Code)?     | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |



**Discussion:**

- (a) The proposed project site is not located in an area designated by the CDC as Prime Farmland, Farmland of Statewide Importance, or Unique Farmland. According to the Kern County GIS map system (Kern County, 2011), the proposed project site contains four parcels totaling approximately 1,060 acres that are under active Williamson Act Contracts; however, this land is considered non-prime. Additionally, the proposed project area is comprised of land classified as "Grazing Land" and "Nonagricultural and Natural Vegetation" according to the California Division of Land Resource Protection Farmland Mapping and Monitoring Program Important Farmland maps. Grazing Land is land on which the existing vegetation is suited for grazing of livestock. Non-agriculture and Natural Vegetation includes heavily wooded, rocky or barren areas, riparian and wetland areas, grassland areas that do not qualify for grazing, small water bodies, and constructed wetlands. Therefore, construction and operation of the proposed project would not result in the conversion of designated Farmland to a nonagricultural use. Impacts are considered less than significant but will be analyzed further in the EIR.
- (b) The proposed project has the following zoning designations: A (Exclusive Agriculture); E RS (Estate Residential, Residential Suburban Combining); and OS (Open Space). The proposed project applicant is requesting that the County adopt the A (Exclusive Agriculture) District for the entire proposed project area and incorporate the Wind Energy (WE) Combining District overlays to A District along the turbine strings to facilitate proposed project development. No part of the proposed project area is being actively farmed. In addition, approximately 1,060 acres (within the proposed project site) are under active Williamson Act Contracts, and the proposed project site is located within Kern County Agricultural Preserves No. 23 and No. 24. Potential impacts will be further analyzed in the EIR.

Given the fact that the proposed project is located within an existing agricultural zone classification, the fact that lands are under Williamson Act Contracts, and that the proposed project is located within agricultural preserves, impacts are considered potentially significant and will be further analyzed in the EIR.

- (c)/(d) Forest land is defined by the California Public Resources Code (PRC Section 12220[g]) as land that can support 10 percent native tree cover of any species, including hardwoods, under natural conditions, and that allows for management of one or more forest resources, including timber, aesthetics, fish and wildlife, biodiversity, water quality, recreation, and other public benefits.

The proposed project site consists of a variety of vegetation, including but not limited to scattered oak woodlands which include pine and live oak forest and California black oak forest. The project site is located within the boundaries of two Timber Harvest Plans (THP). THPs are environmental review documents that can be submitted by a landowner to the California Department of Forestry (CDF) and outline timber types that the applicant wants to harvest, how it will be harvested, and the steps that will be taken to prevent damage to the environment. THPs are prepared by Registered Professional Foresters (RPFs) who are licensed to prepare these comprehensive, detailed plans. CDF follows-up on approved THPs with site inspections and can shutdown operations, cite or fine Registered Professional Foresters, Licensed Timber Operators (LTOs), and landowners if illegal operations are found.

Because there are known THPs on the site, project development could potentially conflict with existing uses of the forest land or timberland, and these impacts will be analyzed in the EIR.

- (e) As noted above, the proposed project site is not located in an area designated by the CDC as Prime Farmland, Farmland of Statewide Importance, or Unique Farmland, and active farming does not take place on-site. The proposed project does not involve any changes to the existing environment that, due to their location or nature, could result in conversion of Farmland to non-



agricultural use; however, the potential conversion of forest land to non-forest use will be further analyzed in the EIR.

- (f) The proposed project site contains four parcels totaling 1,060 acres that are under active Williamson Act Contracts. While the project will not require direct cancellation of the on-site contracts, it may require cancellation of any existing grazing contracts. Therefore, the proposed project may result in the cancellation of an open space contract made pursuant to the California Land Conservation Act of 1965 or Farmland Security Zone Contract. Potential impacts may occur and will be further analyzed in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**AIR QUALITY.** *Where available, the significance criteria established by the applicable air quality management or air pollution control district may be relied upon to make the following determinations. Would the project:*

- a. Conflict with or obstruct implementation of the applicable air quality plan?
- b. Violate any air quality standard or contribute substantially to an existing or projected air quality violation?

c. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard (including releasing emissions which exceed quantitative thresholds for ozone precursors)? Specifically, would implementation of the project exceed any of the following adopted thresholds:

i. San Joaquin Valley Unified Air Pollution Control District:

Operational and Area Sources:

- Reactive Organic Gases (ROG) 10 tons per year.
- Oxides of Nitrogen (NO<sub>x</sub>) 10 tons per year.
- Particulate Matter (PM<sub>10</sub>) 15 tons per year.

Stationary Sources

determined by District Rules:

- Severe Nonattainment 25 tons per year.
- Extreme Nonattainment 10 tons per year.

ii. Kern County Air Pollution Control District:

Operational and Area Sources:

- Reactive Organic Gases (ROG) 25 tons per year.
- Oxides of nitrogen (NO<sub>x</sub>) 25 tons per year.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
Particulate Matter (PM <sub>10</sub> ) 15 tons per year.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<u>Stationary Sources – determined by District Rules:</u> 25 tons per year.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Expose sensitive receptors to substantial pollutant concentrations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. Create objectionable odors affecting a substantial number of people?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

(a)/(b) The project would be located entirely within the jurisdiction of the Eastern Kern Air Pollution Control District (EKAPCD) in the Mojave Desert Air Basin (MDAB). The MDAB is designated non-attainment for both the State and federal ozone standards, and the State particulate matter of less than 10 microns in size (PM10) standard. Project construction would generate emissions of nitrogen oxides (NO<sub>x</sub>) and PM10 that could result in significant impacts to air quality in the area. Equipment usage and activities during construction of the proposed project would result in emissions of PM10 and ozone precursors, including NO<sub>x</sub> and volatile organic compounds (VOC), which could result in significant impacts to air quality in the area. The sources of emissions include heavy equipment used to excavate and grade the turbine pads and roads, cranes, and motor vehicles for equipment and material deliveries and workers commuting to the site. Activity on unpaved roads, laydown areas, and grading would contribute to PM10 emissions. This impact is potentially significant. Further analysis of air quality impacts is warranted to determine whether the proposed project would conflict with or obstruct implementation of the applicable plans for attainment and if so, to determine the reasonable and feasible mitigation measures that could be imposed. These issues will be evaluated in the EIR.

Short-term construction emissions and temporary facilities could significantly contribute to an existing or projected air quality violation of PM10 or ozone standards, requiring the consideration of mitigation measures. This impact is potentially significant and will be evaluated further in the EIR.

(c) The EKAPCD is a nonattainment area for the State and federal ozone standards, and the State PM10 standard, and the EKAPCD rules and regulations apply to all proposed project activities. No proposed project activities would occur within the San Joaquin Valley Unified Air Pollution Control District; however, truck trips may be generated from this air basin. Contributions to the MDAB could be potentially significant. Construction and operational emissions will be analyzed in the EIR.

(d) Land uses determined to be “sensitive” to air quality include residential areas, schools, convalescent and acute care hospitals, parks and recreational areas, and churches. The nearest sensitive receptors to the proposed project include residences/cabins (with no public services) and a campground within the proposed project boundaries, a County park adjacent to the proposed project, and a preschool located one mile north of the proposed project. The applicant would be



required to adhere to the setback requirements of the proposed Kern County WE Combining Zone District such that proposed project activities would not occur immediately adjacent to the residences or near any other type of sensitive receptors listed above. Construction-related activity and temporary facilities would result in diesel exhaust emissions and dust that could adversely affect air quality for the nearest sensitive receptors. Mitigation measures for diesel equipment and dust control will be evaluated as part of the EIR to avoid or reduce the impacts to construction workers and occupants of nearby residences.

- (e) Aside from odors associated with vehicle exhaust and fueling, no other odors would result from the proposed project. There are only a few potential residences and a remote campground within the proposed project boundaries. Residences are located within the proposed project property and the Tehachapi Mountain Park is located adjacent to the proposed project boundaries. These sensitive receptors may be adjacent to the construction area where fueling odors during proposed project construction may be detectable. Therefore, the proposed project has the potential for significant impacts to air quality related to objectionable odors, and will be analyzed further in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
<b>BIOLOGICAL RESOURCES.</b> <i>Would the project:</i>				
a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan or other approved local, regional, or state habitat conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Discussion:**

- (a)-(c) Field surveys for special status plant and animal species, species listed as either threatened or endangered by either the State or federal government, riparian habitat, and sensitive natural communities are currently being conducted and will be included in the EIR. In addition, proposed project related access roads and transmission lines may cross streams and washes that require evaluation for riparian habitat and may also require Streambed Alteration permits from the California Department of Fish and Game. Wetlands, as defined by Section 404 of the Clean



Water Act, may be present on the proposed project site. Therefore, impacts to biological resources (including avian species), riparian habitat and sensitive natural communities are potentially significant and will be analyzed in the EIR.

- (d) The proposed project site and surrounding area may be used for migration or dispersal by some avian species. Birds and bats may be subject to mortality during wind turbine operation if they collide with the towers or turbine blades. Proposed project construction and operation could also result in the removal of foraging habitat. This impact is potentially significant and will be evaluated in the EIR.
- (e) Oak woodland plant communities may be located within the proposed project boundaries. The Kern County General Plan and Greater Tehachapi Area Specific Plan both include oak tree conservation policies. Further analysis is warranted determine whether oak woodland plant communities are present on the proposed project site and to evaluate the potential for impacts to occur. This impact is potentially significant and will be analyzed in the EIR.
- (f) The proposed project does not occur within any area covered by a proposed and adopted conservation plan. The proposed project would not conflict with the any adopted conservation plan, therefore, the EIR will not discuss this issue.



Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**CULTURAL RESOURCES.** *Would the project:*

- |   |                                     |                          |                          |                          |
|---|-------------------------------------|--------------------------|--------------------------|--------------------------|
| a. Cause a substantial adverse change in the significance of a historical resource as defined in CEQA Guidelines §15064.5?    | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| b. Cause a substantial adverse change in the significance of an archaeological resource pursuant to CEQA Guidelines §15064.5? | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| c. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?                       | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| d) Disturb any human remains, including those interred outside of formal cemeteries?  | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

**Discussion:**

- (a) The physical remains of a Summit Lime Company operation are fairly well preserved in Antelope Canyon. The limestone quarries and related support facilities, portions of the wood superstructures of a number of the central facilities and various outbuildings, and the masonry from the large central limestone kiln are still standing. An older, smaller, limestone quarrying and processing facility that date back to shortly after the Civil War era and predate the Summit Lime Company. A total of four historic cultural resource sites are recognized within the proposed project area. A formal cultural resources survey is currently being conducted for the proposed project site and will be included within the EIR. Further evaluation is warranted to identify potential impacts and formulate avoidance or mitigation measures, if applicable.
- (b) An archaeological survey of the site is being completed and will be included within the EIR. Further evaluation is necessary to identify potential impacts and to formulate avoidance or mitigation measures, if applicable.
- (c) The proposed project area is underlain primarily by igneous and metamorphic rocks that have low paleontological sensitivity. The eastern portions of the proposed project site are underlain by the Older Quaternary Alluvium and the Witnet Formation, which may contain paleontological resources. A paleontological survey and survey report for the proposed project area are currently being conducted and will be included within the EIR. Potential impacts to paleontological resources and proposed mitigation measures will therefore, be evaluated in the EIR.
- (d) No known human remains exist on site. If human burial grounds are identified in any part of the proposed project area, the proposed project would be redesigned to avoid them. The potential for locating human remains is possible; and therefore, potentially significant. The EIR will evaluate this potential impact and identify measures to be implemented if any are unexpectedly uncovered during the course of development.



Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**GEOLOGY AND SOILS.** *Would the project:*

a. Expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:				
i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ii) Strong seismic ground shaking?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
iii) Seismic-related ground failure, including liquefaction?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
iv) Landslides?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Result in substantial soil erosion or the loss of topsoil?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on-or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d. Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e. Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

- (a)(i) Construction of the proposed project would be subject to all applicable ordinances of the Kern County Building Code (Chapter 17.08). Kern County has adopted the California Building Standards Code, 2007 Edition (CCR Title 24), which imposes substantially the same requirements as the International Building Code (IBC), 2006 Edition, with some modifications and amendments. The entire County is located in a seismic Zone 4, a designation previously used in the Uniform Building Code (UBC) (the predecessor to the



IBC) to denote the areas of highest risk to earthquake ground motion. Adherence to all applicable regulations would mitigate any potential impacts associated with the proposed project.

The proposed project is not crossed by an Alquist-Priolo Special Study Zone. However, the western section of the Garlock Fault is located approximately 1.6 miles southeast of the southernmost corner of the proposed project. The western section of the Garlock fault is considered an active fault (known to have been active during Holocene time, in the past 10,000 years). The Garlock fault is a high-angle shear zone with predominant strike-slip movement to the west (left lateral). Significant seismic activity in the area could adversely affect structures and workers on the site. This issue will be evaluated in the EIR.

- (ii) Strong seismic ground shaking could occur at the proposed project site, resulting in damage to structures that are not properly designed to withstand strong ground shaking. The proposed project is located within the Tehachapi Mountains, a geologically young and seismically active area. The proposed project would potentially be subject to moderate to strong ground shaking from local and regional earthquakes. This potential impact will be evaluated in the EIR.
  - (iii) According to the preliminary Geological Hazards and Resources Report, the proposed project site consists predominantly of bedrock and firm alluvial materials. In addition, the area is not mapped as a liquefaction risk area within the KCGP; however, within the GTASCP, the area is potentially within high liquefaction risk areas. The potential for liquefaction at the proposed project site is considered low; however, impacts will be examined further based on the final geotechnical report being prepared for the proposed project site and related potential impacts will be analyzed in the EIR.
  - (iv) Although the proposed project site is not considered to be at high risk area for landslides, the potential for substantial adverse effects due to landslides will nevertheless be analyzed in the EIR.
- (b) Grading would be required for access roads throughout the proposed project site. Grading and excavation would be required for foundations for each WTG tower. Construction activities could result in substantial soil erosion if the improved access roads and/or turbine sites are not properly designed. Careful design of access road gradients and WTG sites would prevent substantial erosion within the proposed project area. Nevertheless, these impacts are potentially significant and the potential for increased erosion will be evaluated in the EIR.
  - (c) The final geotechnical report currently being prepared will examine the current baseline stability of the soils that underlie the proposed project area and the findings of that report will be evaluated in the EIR. While potential impacts are expected to be less than significant they will be evaluated in the EIR and mitigation measures will be presented, if necessary, to protect both structures and people from adverse effects due to landslide, lateral spreading, subsidence, liquefaction, or collapse.
  - (d) According to the preliminary Geological Hazards and Resources Report, the soil present at the proposed project site is primarily sands, gravels, and rock that typically would not exhibit shrink and swell characteristics. The potential for expansive soils to be present on the proposed project site is considered to be low. In addition, the KCGP and the GTASCP have not mapped the proposed project area as an area subject to expansive soils. Expansive soils generally result from specific clay minerals that expand when saturated and shrink in volume when dry. Therefore, proposed project is not expected to be located on expansive soils and impacts are anticipated to be less than significant. However, the final geotechnical report currently being prepared for the



proposed project will confirm the presence or absence of expansive soils within the proposed project area, and those results will be evaluated in the EIR.

- (e) Some septic systems or leach lines may be required by the Kern County Environmental Health Services Division; therefore, the ability of soils within the proposed project area to support a septic tank will be examined in the geotechnical report, and the results of that report will be evaluated in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**GREENHOUSE GAS EMISSIONS.** *Would the project:*

- |  |                                     |                          |                          |                          |
|--|-------------------------------------|--------------------------|--------------------------|--------------------------|
| a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?      | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| b. Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases? | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

**Discussion:**

(a)/(b) Global climate change is an international phenomenon, and the regulatory background and scientific data are changing rapidly. In 2006, the California State legislature adopted AB 32, the California Global Warming Solutions Act of 2006. AB 32 describes how global climate change would affect the environment in California. The impacts described in AB 32 include changing sea levels, changes in snow pack and availability of potable water, changes in storm flows and flood inundation zones, and other impacts.

As required by AB 32, California Air Resources Board (CARB) determined what the Statewide greenhouse gas (GHG) emissions level was in 1990 and then approved a Statewide GHG emissions limit that is equivalent to that level, which is to be achieved by 2020. CARB approved the 2020 limit on December 6, 2007. CARB's GHG inventory estimated the 1990 emissions level in California to be 427 million metric tons carbon dioxide equivalent (MMTCO<sub>2e</sub>). In 2004, the emissions were estimated to be 480 MMTCO<sub>2e</sub>.

The primary source of GHG emissions from the proposed project during operation would be mobile sources. Not all GHGs exhibit the same ability to induce climate change; therefore, GHG contributions are commonly quantified in carbon dioxide equivalencies. The carbon dioxide equivalent (CO<sub>2e</sub>) portion of GHGs from the proposed project is being estimated in an air quality impact analysis using the URBEMIS program and California Climate Action Registry (CCAR) General Reporting Protocol. These emissions would be short term in duration and would not have a continual impact on the environment. The proposed project's operational emissions are expected to be low. Regardless, since this project would replace the creation of energy through other methods, such use of a natural gas-fired turbine, the operational GHG emissions may have a net reduction in GHG emissions. Impacts related to GHGs and climate stemming from the construction of the proposed project is expected to be offset by the operation of the proposed project because it is an alternative to fossil fuel electric generation facilities. However the issue will be further evaluated in the EIR.



Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**HAZARDS AND HAZARDOUS MATERIALS.** *Would the project:*

- a. Create a significant hazard to the public or the environment through the routine transport, use or disposal of hazardous materials?
- b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?
- c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?
- d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?
- e. For a project located within the adopted Kern County Airport Land Use Compatibility Plan, would the project result in a safety hazard for people residing or working in the project area?
- f. For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people residing or working in the project area?
- g. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?
- h. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?
- i. Would implementation of the project generate vectors (flies, mosquitoes, rodents, etc.) or have a component that includes agricultural waste? Specifically, would the project exceed



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
the following qualitative threshold:				
i. Occur as immature stages and adults in numbers considerably in excess of those found in the surrounding environment; and	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
ii. Are associated with design, layout, and management of project operations; and	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
iii. Disseminate widely from the property; and	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
iv. Cause detrimental effects on the public health or well being of the majority of the surrounding population.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Discussion:**

- (a) The proposed project is not expected to result in impacts from hazards and hazardous materials with respect to creating a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials. This is because the proposed project would not involve the routine transport, use, or disposal of hazardous materials as defined by the Hazardous Materials Transportation Uniform Safety Act. The only hazardous materials expected to be transported to and from the site include transformer oil (which is used in electrical transformers), vehicle fuel, carburetor fluid, and various types and grades of lubrication oil, all of which are expected to be used in small quantities and for daily maintenance. There are no designated routes for the transport of hazardous materials located on or immediately adjacent to the proposed project; the closest routes are State Route (SR) 58, located three miles north of the proposed project site, and SR-14, located approximately 13 miles to the east of the proposed project site. The proposed project does not anticipate the need for blasting to prepare foundations. However, in the unlikely event that blasting is required it will be evaluated in the EIR.
- (b) Potential impacts that may result from construction and operation of the proposed project may include the accidental release of storage materials such as transformer oil, which is used in electrical transformers for turbines; vehicle fuel, carburetor fluid, and various types and grades of lubricants, solvents, and oils. The toxicity and potential release of these materials would depend on the quantity, the type of storage container, safety protocols used on the site, the location and/or proximity to schools and residences, the frequency and duration of spills or storage leaks, and the reactivity of hazardous substances with other materials. Therefore, a complete list of all materials used on site, how the materials would be transported, and in what form they would be used should be recorded to maintain safety and prevent possible environmental contamination or worker exposure. If regulations and standard protocols are followed during the storage, transportation, and usage of any hazardous materials no substantial impacts should occur. Nevertheless, these issues will be evaluated in the EIR.
- (c) The nearest schools to the proposed project site are: Sunshine Place Preschool located approximately one mile north of the proposed project site; Thompkins Elementary, located approximately two miles north; and Jacobsen Middle School and Tehachapi High School, located approximately three miles north of the proposed project site. The proposed project is a wind



energy generation facility that involves using turbines to generate electricity. Proposed project-related infrastructure would not emit hazardous materials or involve handling hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school. Therefore, no impacts would occur and further analysis is not warranted.

- (d) The proposed project is not currently located on the lists of parcels relating to hazardous wastes pursuant to Section 65962.5 of the California Government Code; however, several listed sites are within less than three miles of the proposed project boundaries. Therefore, impacts are considered potentially significant and further analysis is warranted in the EIR.
- (e) The northeastern corner of the project boundary is located within Zone C of the ALUCP for the Mountain Valley Airport. However, the project does not propose to construct any WTGs within Zone C of the ALUCP. A total of 15 on-site employees would be needed to operate the wind power generation facility. On-site employees may cross through or work within Zone C of the ALUCP during travel to and from the site. The military aviation section of the ALUCP would be reviewed for the proposed project's compliance with policies. The total turbine height including turbine, tower and blade would be between 410 and 500 feet at its highest point. Additionally, the site falls within the yellow zone of section 19.08.160 of the Kern County Zoning Ordinance. The yellow zone requires military review for all projects over 500-feet. If the WTGs would extend to above 500 feet, review is required. The proposed project is designed to in conformance with Section 19.08.160 (Height of Structures) of the Kern County Zoning Ordinance to avoid military flight test airspace for Edwards Air Force Base. The proposed project will be further evaluated in the EIR.
- (f) The project site is not located within two miles of an operational private airstrip. However, there are some older topography maps which show a small landing strip in the middle of section 5, which is located directly west of the project boundary. Site visits have indicated that there is no longer a runway at this location; however, this issue will be further evaluated in the EIR.
- (g) The construction of the project development is not anticipated to physically impede the existing emergency response plans, emergency vehicle access, or personnel access to the site. The site is located in a rural area with several alternative access roads allowing easy access to the site in the event of an emergency. Therefore, no impacts related to impairment of the implementation of or physical interference with an adopted emergency response plan or emergency evacuation plan is anticipated. Nevertheless, the potential for proposed project construction-related traffic to impair or interfere with emergency response or evacuation plans will be evaluated in the EIR.
- (h) The project site is under the jurisdiction of the Kern County Wildland Fire Management Plan. This plan documents the wildland fire situation within the county. The project site is within a State Responsibility Area (SRA), and the California Department of Forestry and Fire Protection (CAL FIRE) implements wildfire planning and protection for the SRA. The project site is located in an area highly susceptible to wildfires; vegetation consists of a variety of vegetation, including but not limited to, scattered oak woodlands, pine and live oak forest, and California black oak forest. The potential for construction and operation of the proposed project to result in increased risk of wildfires in the proposed project area will be evaluated in the EIR. The evaluation will include a review of the 2004 Kern County Fire Department Wildland Fire Management Plan and CAL FIRE's and Kern County Fire Department's prevention measures for wildland fires. With implementation of mitigation to reduce wildfire ignitions and prevent the spread of wildfires, the proposed project is not expected to result in significant impacts to the exposure of people or structures to a significant risk of loss, injury, or death involving wildland fires. Nevertheless, the EIR will discuss this issue.
- (i) The proposed project would result in construction of wind turbine generator towers, substation, and O&M facilities. Proposed project-related infrastructure is not expected to result in features or



conditions (such as standing water, agricultural products, agricultural waste, or human waste) that would provide habitat for vectors such as mosquitoes, flies, cockroaches or rodents. Workers would generate small quantities of solid waste (i.e. trash) that would be appropriately stored for permanent disposal. Therefore, impacts would be negligible and no further analysis is warranted.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**HYDROLOGY AND WATER QUALITY.** *Would the project:*

a. Violate any water quality standards or waste discharge requirements?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on-site or off-site?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on-site or off-site?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f. Otherwise substantially degrade water quality?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
g. Place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
h. Place within a 100-year flood hazard area structures which would impede or redirect flood flows?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
i. Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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levee or dam?

- j. Inundation by seiche, tsunami, or mudflow?

**Discussion:**

- (a) Construction of the proposed project would be subject to County, State, and federal water quality regulations. This includes, but is not limited to, required adherence to the federal Clean Water Act, National Pollutant Discharge Elimination System (NPDES) requirements, the National Flood Insurance Act, requirements of the California Department of Water Resources, adherence to the requirements of the California Fish and Game Code, the California Water Code, the requirements of the KCGP and Zoning Ordinance, and the GTASCP. Development of the proposed project would result in a significant impact to hydrology and water quality if associated construction, maintenance, or decommissioning activities would result in the violation of any water quality or waste discharge standards. Such violations could occur through the creation of erosion, sedimentation, and/or polluted runoff, through the accidental release of potentially hazardous materials required during construction or operational activities, or through the discharge of contaminated groundwater during dewatering activities. It is anticipated that appropriate BMPs and compliance with applicable regulations would reduce potential water quality impacts to a less than significant level; however, this potential impact will be evaluated fully in the EIR.
- (b) The proposed project may include the construction of a water-well in order to supply water to the proposed project during construction. If the project applicant is unable to secure the use of water via a well within the proposed project boundary, then water would be imported via truck to the site for use in the temporary concrete batch plants and during on-going maintenance of the facility. The proposed project is located in the jurisdiction of both the Lahontan and the Central Valley Regional Water Quality Control Boards, and will therefore fall under the State Water Resources Control Board. Based on available data for groundwater resources in the vicinity of the proposed project area, domestic water sources include groundwater extracted from local wells. The proposed project is not expected to require a large quantity of water for construction or operation of the turbines. During operation, water would be required for domestic use and facility maintenance purposes. Because the proposed project would not include the substantial increase in impervious surfaces, the proposed project would not interfere substantially with groundwater recharge. Therefore, the proposed project is not expected to result in significant impacts to hydrology and water quality. Nevertheless, therefore, the EIR will discuss this issue.
- (c) On-site topography ranges between 4,400 and 7,900 feet above msl and is located on mountainous terrain. Several drainages are present within the project site due to the mountainous terrain. The turbines would require the construction of concrete pads and fencing and would be strategically placed on the mountainous topography in turbine rows. The construction of the concrete pads would potentially alter the existing drainage pattern of the site or area. These impacts are potentially significant. Evaluation of impacts to drainage patterns of the site, as well as the potential for increased erosion and/or siltation will be evaluated in the EIR.
- (d) The foundations would not be placed within the existing drainage pattern because they would be strategically placed, generally along ridge tops. The proposed project could have several types of foundations. An area of up to 2,500 square feet and from 6 to 35 feet below ground surface would be excavated for the placement of each concrete turbine pad; therefore, the increase in impervious surfaces is relatively small in comparison with the entire proposed project area. An



increase in impervious surfaces could increase storm water run-off. These impacts are potentially significant. Evaluation of impacts to the proposed project's potential alteration of drainage patterns of the site will be evaluated in the EIR.

- (e) The proposed project would increase impervious surfaces, which could substantially increase storm water run-off. The proposed project would be required to prepare a drainage plan to address storm water run-off impacts. Further analysis is required to identify appropriate mitigation/design measures and evaluate their effectiveness.
- (f) Proposed project construction activities (such as grading of access roads) could potentially degrade water quality through erosion and subsequent sedimentation of streams. Additionally, accidental release of potentially harmful materials, such as engine oil, diesel fuel, turbine lubricant, and cement slurry could degrade the water quality of nearby streams. This potential impact will be further evaluated in the EIR.
- (g) The proposed project does not include housing. Therefore, no impact would occur and no further analysis is warranted.
- (h) The majority of the proposed project is located entirely within Zone X (areas outside the 0.2 percent chance floodplain) as delineated on the Federal Emergency Management Agency's (FEMA) Digital Flood Insurance Rate Maps (DFIRM). However, a small portion of the proposed project in the northeast corner, is located within Zone A (100-year) flood hazard area as delineated on the FEMA DFIRM. The placement of structures within a 100-year flood hazard zone is a potentially significant impact. The potential for project structures to redirect or impede flood flows will be evaluated in the EIR.
- (i) The proposed project is not located within an area that is subject to flooding due to failure of a levee or dam. Additionally, as stated above, the proposed project would not increase the amount of flood flow across the proposed project site. Therefore, the proposed project would not expose people or structures to a significant risk of loss, injury, or death due to flooding. No impact would occur and no further analysis is warranted.
- (j) The proposed project is not located near an ocean or enclosed body of water, and would not be subject to inundation by seiche or tsunami. Mudflows are a type of mass wasting or landslide, where earth and surface materials are rapidly transported downhill under the force of gravity. Mudflow events are caused by a combination of factors, including soil type, precipitation, and slope. Mudflow may be triggered by heavy rainfall that the soil is not able to sufficiently drain or absorb. As a result of this super-saturation, soil and rock materials become unstable and eventually slide away from their existing location. The potential for proposed project structures to be inundated by mudflow will be further evaluated in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
<b>LAND USE AND PLANNING. <i>Would the project:</i></b>				
a. Physically divide an established community?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to the general plan, specific plan, local coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Conflict with any applicable habitat conservation plan or natural community conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Discussion:**

- (a) The proposed project would be developed on vacant land and the surrounding area is also vacant. No established communities are located within or adjacent to the proposed project. Therefore, no impact would occur and no further analysis is warranted.
- (b) Portions of the site are designated with the 2.2 (Land Slide) and 2.4 (Steep Slopes) Physical Constraint Map Code per the Kern County General Plan (KCGP) and Greater Tehachapi Area Specific and Community Plan (GTASCP). The KCGP and GTASCP contain an implementation measure requiring that development proposed in areas with steep slopes or landslides be reviewed to ensure that appropriate soil stability and drainage would result. As noted in the Geology and Soils section, a geotechnical study for the proposed project is currently being conducted. Further evaluation is warranted to identify potential impacts and formulate avoidance or mitigation measures. Further evaluation is warranted to identify potential impacts and formulate avoidance or mitigation measures.

As noted previously, a small portion of the project site is designated with the 2.5 (Flood Hazard) Physical Constraint Map Code per the Kern County General Plan (KCGP). The KCGP contains an implementation measure requiring that development proposed in areas with subject to flooding require flood evaluations and studies. Further evaluation is warranted to identify potential impacts and formulate avoidance or mitigation measures.

Therefore, a small portion of the site has been requested to be changed from the existing classification to include the Flood Plain (FP) Combining District. The purpose of the FP Combining District is to protect the public health and safety and minimize property damage by designating areas that are potentially subject to flooding and by establishing reasonable restrictions on land use in such areas. The regulation established by the FP Combining District shall be in addition to the regulations of the base district with which the FP Combining District is combined.

A significant portion of the project area has been requested to be changed from the existing zone classification to include the Wind Energy (WE) Combining District. The purpose of the WE



Combining District is to promote the use of an alternative to fossil fuel-generated electrical power in areas of Kern County that are identified to have suitable wind resources. The WE Combining District contains specific development standards and conditions that apply to all construction and siting of wind turbines in this zone. The appropriateness of the proposed project with regard to its consistency with the policies of the KCGP and GTASCP adopted for the purpose of avoiding or mitigating an environmental effect will be evaluated in the EIR.

- (c) The proposed project is not within the boundaries of any adopted habitat conservation plan (HCP) or natural community conservation plan. However, the proposed project is located within three miles of the Tehachapi Upland Multi-Species Habitat Conservation Plan (MSHCP) and within the draft West Mojave Plan (WMP), which is an amendment to the California Desert Conservation Area Plan. The WMP covers 9.3 million acres of the Mojave Desert in southern California. The WMP applies to both public and private land and is consistent with the resource management plans adopted by the military bases within the region and the desert tortoise recovery plan. The WMP is slated to be evaluated for amendment or revisions in 2011. The WMP includes a proposed HCP; however, the HCP has not been completed. No impact would occur and no further analysis is warranted.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
<b>MINERAL RESOURCES. <i>Would the project:</i></b>				
a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

- (a) Kern County contains numerous mining operations that extract a variety of materials, including sand and gravel, stone, gold, dimensional stone, limestone, clay, shale, gypsum, pumice, decorative rock, silica, and specialty sand.

The Surface Mining and Reclamation Act (SMARA) directs the State Geologist to classify (identify and map) the non-fuel mineral resources of the State to show where economically significant mineral deposits occur and where they are likely to occur based upon the best available scientific data. Areas known as Mineral Resource Zones (MRZs) are classified on the basis of geologic factors, without regard to existing land use and land ownership. The areas are categorized into four general classifications (MRZ-1 through MRZ-4). Of the four, the MRZ-2 classification is recognized in land use planning because the likelihood for occurrence of significant mineral deposits is high, and the classification may be a factor in the discovery and development of mineral deposits that would tend to be economically beneficial to society.

The project area has known mineral mines and portions of the proposed project are within the MRZ-2b zone, which identifies the area as minerals important to the region or State, specifically, as areas underlain by mineral deposits where geologic data indicated that significant inferred resources are present. A limestone mine has historically been located within the proposed project boundaries. In addition, the KCGP and GTASCP identify portions of the proposed project site as Map Code 8.4 (Mineral and Petroleum [Minimum 5 Acre Size]). Therefore, due to the fact that portions of the proposed project area are located within land use designated for mineral and petroleum resources, and given the known history of limestone mining and operations, the proposed project could have a significant impact on future mineral development. Therefore, impacts are potentially significant and further analysis will be provided in the EIR.

- (b) Based on a review of California Geological Survey publications, parts of Kern County are rich in mineral deposits. Portions of the project site are designated MRZ-2, and there is a history of limestone mining within the proposed project site. In addition, the Kern County General Plan (KCGP) and Greater Tehachapi Area Specific and Community Plan (GTASCP) designate portions of the site for mineral and petroleum resource activities (Map Code 8.4). Therefore, installation of the wind turbines could preclude future on-site mineral resource development, and could it result in the loss of a locally important mineral resource recovery site. Impacts would be potentially significant and further analysis is warranted.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
<b>NOISE. Would the project result in:</b>				
a. Exposure of persons to, or generation of, noise levels in excess of standards established in the local general plan or noise ordinance or applicable standards of other agencies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Exposure of persons to, or generation of, excessive ground borne vibration or ground borne noise levels?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. For a project located within the Kern County Airport Land Use Compatibility Plan, would the project expose people residing or working in the project area to excessive noise levels?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

- (a) Land uses determined to be "sensitive" to noise as defined by the Kern County General Plan (KCGP) and Greater Tehachapi Area Specific and Community Plan (GTASCP) include residential areas, schools, convalescent and acute care hospitals, parks and recreational areas, and churches. The nearest sensitive receptors are scattered rural residences throughout the proposed project site. The nearest schools to the proposed project site are Sunshine Place Preschool, located approximately one mile north of the proposed project site. The nearest park, Tehachapi Mountain Park, is located immediately west, and adjacent to, the proposed project site. The Pacific Crest Trail is located 2.75 miles southeast of the proposed project.

Implementation of the proposed project would result in a change in the zone classification on various properties to include the WE Combining District. This classification requires that noise levels associated with turbine operations not exceed 45 dBA (A-weighted decibels) for more than five minutes out of any one hour time period or 50 dBA for any period of time if the turbine is within 50 feet of any existing residence, school, hospital, church, or public library (Kern County Ordinance 19.64.140 (J)). A noise analysis will be included in the EIR to determine the proposed project's consistency with the applicable provisions of the KCGP and Zoning Ordinance and the GTASCP; therefore, this issue will be evaluated in the EIR.



- (b) Ground-borne vibration and ground-borne noise could originate from earth movement during the construction phase of the proposed project as well as from the operation and maintenance of the facilities. The proposed project would be expected to comply with all applicable requirements for long-term operation, as well as with measures to reduce excessive ground-borne vibration and noise to ensure that the proposed project would not expose persons or structures to excessive ground-borne vibration. Further analysis of ground-borne vibration and ground-borne noise will be included in the EIR.
- (c) The proposed project would introduce permanent noise sources from turbine operation, increased traffic, and general maintenance. Construction activity would also increase ambient noise levels above existing levels for up to twelve months as the site is developed. Further analysis of ambient noise levels and the proposed project's potential impact on those levels will be included in the EIR.
- (d) Heavy equipment use during construction would cause a temporary or periodic increase in ambient noise levels. Temporary or periodic increases in ambient noise levels caused by construction activities could be reduced with the incorporation of mitigation measures. Proposed project-related construction noise levels will be quantified and evaluated in the EIR.
- (e) The northeastern-most corner of the project boundary is located within Zone C of the ALUCP of the Mountain Valley Airport. Currently, the project does not propose to construct any WTGs within the Zone C. However, the proposed project could place people working in the proposed project within an area that could potentially expose individual working in the proposed project area to excessive noise levels resulting from airport activity. During operation, a total of 15 on-site employees would be needed to operate the power generation facility. Therefore, further analysis related to public airports is warranted and will be evaluated in the EIR.
- (f) The proposed project is not located within five miles of a known private airstrip; however, an old topography map shows that there may have once been a small landing strip on section 5, located just west of the project boundary. Recent site visits indicate that there is no longer a landing strip at this location; however, this issue will be further evaluated in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**POPULATION AND HOUSING.** *Would the project:*

- |   |                          |                          |                                     |                          |
|---|--------------------------|--------------------------|-------------------------------------|--------------------------|
| a. Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| b. Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?   | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| c. Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?   | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |

**Discussion:**

- (a) The proposed project is expected to require up to 262 workers, which would be a minimal increase in employment over the 12-month construction period given the proposed project area's existing population. Construction workers are expected to travel to the site from various locations throughout southern California, and the number of workers expected to relocate to the surrounding area is not expected to be substantial. Therefore, the proposed project would not directly or indirectly induce the development of any new housing or businesses. Operation of the proposed project would also require 15 full-time or part-time staff for each site.

Typical established local thresholds of significance for housing and population growth pursuant to the State CEQA Guidelines, Section 15064.7 include effects that would induce substantial growth or concentration of a population beyond County projections, alter the location, distribution, density, or growth rate of the population beyond that projected in the Housing Element, result in a substantial increase in demand for additional housing, or create a development that significantly reduces the ability of the County to meet housing objectives set forth in the General Plan Housing element. The effects of the proposed project in relation to these local thresholds are minimal.

Although the proposed project would produce additional electricity, it is intended to meet the demand for energy that is already projected based on growth in communities around California. While the proposed project's electricity would replace electricity generated by fossil fuels, thereby contributing to California's renewable energy goals, the production of additional electricity may indirectly be growth inducing. However, additional energy availability alone would not drive population growth. Additional factors that would be necessary for population growth in Kern County would include access to public utilities, housing, sufficient transportation capacity, and employment opportunities. The production of additional energy would not automatically cause an increase in jobs. Further local governments can minimize the potential growth-inducing effects of proposed projects through regulatory authority in relation to land use. In addition, the proposed project does not propose the extension of roads or the development of



other infrastructures, such as utilities, beyond the proposed project site that would indirectly induce population growth.

- (b) A small number of residential structures are located within the proposed project boundaries and no housing is expected to be displaced; however, this potential impact will be further evaluated in the EIR.
- (c) The proposed project is not expected to displace any people; however, this potential impact will be further evaluated in the EIR.



	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**PUBLIC SERVICES.**

a. Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times, or to other performance objectives for any of the public services:

i) Fire protection?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ii) Police protection?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
iii) Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iv) Parks?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
v) Other public facilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

(a) During proposed project construction, approximately 262 construction workers would be required. It is expected that most of these workers would commute to the proposed project site from surrounding communities. Therefore substantial temporary increases in population that would adversely affect local school populations are not expected. Likewise, the operation workforce is not expected to generate a permanent increase in population that would impact school populations. To confirm this, the EIR will provide an estimate of the number of school-aged children that could possibly be added to local schools. The population increase that would be experienced during the construction phase of the proposed project would be temporary and would not result in additional demand for park facilities.

The Kern County Fire Department provides fire suppression and medical emergency services to the proposed project area. The primary fire station that would serve the proposed project area is Station No. 12 (Tehachapi), located at 800 South Curry Street in Tehachapi, California, approximately two miles north of the proposed project area. Construction and operation activities may result in increased risk of wildfire, which could impact fire fighting capacity in the area. Therefore, the potential impact on fire services from construction and operation of the wind turbines and the need for additional firefighting equipment is potentially significant and will be evaluated in the EIR.

Police protection services in the proposed project area are provided by the Kern County Sheriff's Department. The Tehachapi Substation, located four miles northwest at 22209 Old Town Road in the community of Golden Hills, would be the primary substation to service the proposed project area. Although the potential is low, the proposed project may attract vandals or other security risks, and construction activities could result in increases in traffic volumes along SR-58, SR-14,



and SR-202 that could increase demand on law enforcement services. On-site security would be provided and access would be limited to the areas surrounding the proposed project site during construction and operation thereby minimizing the need for police surveillance and response. The proposed project's impacts on sheriff services are considered less than significant, but will be evaluated in the EIR.

The proposed project is expected to result in less than significant impacts on public services, such as post office and library services. Nevertheless, all impacts on public services will be evaluated in the EIR.



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<b>RECREATION.</b>				
a. Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Discussion:**

- (a) The temporary increase of population during construction that might be caused by an influx of workers would be minimal. As a result, there would not be a detectable increase in the use of parks. Therefore, no further analysis of this topic will be conducted in the EIR.
- (b) The proposed project does not include new recreational facilities; however, the Tehachapi Mountain Park is located adjacent to the western boundary of the proposed project. The Tehachapi Mountain Park is a 5,000-acre community park which includes camping facilities, hiking trails, including the 0.25-mile Nuooah Nature Trail, and equestrian trails and corrals. In addition, a portion of the Pacific Crest Trail (PCT) runs 2.75 miles southeast of the proposed project site. The PCT is an international hiking trail that makes its way from Mexico to Canada through California, Oregon and Washington. The trails goes through various elevation changes as it passes through six out of seven of North America's eco-zones including high and low desert, old-growth forest and arctic-alpine country. The EIR will further evaluate these issues.



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<b>TRANSPORTATION/TRAFFIC. <i>Would the project:</i></b>				
a. Conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of the circulation system, taking into account all modes of transportation including mass transit and non-motorized travel and relevant components of the circulation system, including but not limited to intersections, streets, highways and freeways, pedestrian and bicycle paths, and mass transit?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Exceed, either individually or cumulatively, a Level of Service standard established by the county congestion management agency or adopted County threshold for designated roads or highways? Specifically, would implementation of the project cause the Level of Service (LOS) for roadways and/or intersections to decline below the following thresholds or further degrade already degraded segment(s):				
i. Metropolitan Bakersfield General Plan LOS "C"	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ii. Kern County General Plan LOS "D"	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e. Result in inadequate emergency access?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. Conflict with adopted policies, plans, or programs regarding public transit, bicycle, or pedestrian facilities, or otherwise decrease the performance or safety of such facilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



**Discussion:**

- (a) Primary operational access to the proposed project would be gained by turning west from State Route 58 to Business Loop State Route (SR) 58 at Tehachapi Boulevard and continuing west to Stuber Road then proceeding south to Highline Road, then proceeding west on Highline Road to Summit Road, then proceeding south on Summit Road to the project. An alternative operational access could be from Highline Road is to turn south on Water Canyon Drive and continue south/southeast on County Park Road, continuing south on Paradise Valley Road, to the proposed project site. Additional routes of travel that could be used during construction include turning south on South Dennison Road from Business Loop SR-58, continuing southwest on Summers Road, and then turning west on Snowshoe Lane. Most areas of the proposed project can currently be accessed via existing paved and dirt roads. Most areas of the proposed project can currently be accessed via existing paved and dirt roads.

Construction of the proposed project may occur simultaneously or sequentially, lasting up to 12 months. In addition to vehicle trips generated by construction workers traveling to the site, construction of the proposed project would add vehicle trips to the area roadway system through delivery of construction equipment and materials. Delivery of construction materials would require a number of oversize vehicle trips that may travel at slower speeds than existing traffic and, due to their size, may intrude into adjacent travel lanes. These oversize trips may decrease the existing level of service (LOS) on area freeways, roadways and intersections. Additionally, the total number of vehicle trips associated with all construction-related traffic (including construction workers) could temporarily increase daily traffic volumes traveling on local roadways and intersections.

Furthermore, stringing activities required for transmission line infrastructure may require temporary lane closures that may result in temporary traffic delays on affected roadways. These potential impacts on the local roadway system from construction related vehicle trips will be evaluated in the EIR. Once constructed, wind operations typically employ a relatively small number of staff, including wind turbine technicians, operations personnel, administrative personnel and managers, would be employed to operate and maintain the proposed project. The proposed project anticipates 15 on-site O&M employees. The potential impact of proposed project operational traffic on the area roadway system will be evaluated in the EIR.

- (b) (i) The proposed project site is not located in or near the metropolitan Bakersfield area. However, additional analysis of this topic will be conducted in the EIR.
- (ii) Construction of the proposed project would generate construction trips and may require roadway lane closures, which could temporarily increase the daily traffic volumes on local roadways and intersections. Operation of the proposed project would also generate trips on local roadways. The potential impacts of these conditions on LOS of area roadways will be evaluated in the EIR.
- (c) The proposed project is located southwest of the Mountain Valley Airport and 19 miles northwest of Edwards Air Force Base. The proposed project is subject to Section 19.08.160 (Height of Structures) of the Kern County Zoning Ordinance, and the Mountain Valley Airport and Military Aviation sections of the ALUCP. The ALUCP requires findings that the project will not significantly impact the air traffic patterns or military mission in protected airspace. Due to military air traffic restrictions, the turbines will need to conform to the military height requirements as defined by Section 19.64 of the Kern County Zoning Ordinance and Figure 19.08.160 of that same document. Additionally, the proposed project must comply with FAA standards for determining physical obstructions to navigable airspace and lighting of the WTGs and Met towers.



While the proposed project is not expected to result in changes in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks, a complete review and discussion will be included in the EIR and reviewed by the appropriate military and federal contacts.

- (d) A number of existing dirt roads within the proposed project site would be graded, widened, and compacted to provide adequate construction and maintenance access to proposed project facilities. New access roads would be constructed where required. All site access roadways would be private and gated to restrict public use; all modifications to existing on-site access roads and any new access roads created are not expected to result in an increase to public transportation hazards due to design or incompatible use. Since all proposed project access roads would require Access Road Design and Encroachment Permits from both Kern County and the California Department of Transportation, the proposed project's compliance with regulations pertaining to access road modifications and construction for the site will be evaluated in the EIR.
- (e) Construction of the proposed project would generate construction trips and potential roadway lane closures that could temporarily increase the daily traffic volumes on local roadways and intersections, thereby impeding emergency access. The potential for proposed project-related traffic to result in inadequate emergency access will be evaluated in the EIR.
- (f) Construction of the proposed project would generate construction trips and potential roadway lane closures that could temporarily disrupt any bicycle traffic on local roadways. The GTASCP identifies planned bikeways on Highline Road, and South Curry Street and Dennison Road, north of Highline Road. Depending on the access route, the main access route of the proposed project may only be by directing traffic through the City of Tehachapi, therefore, temporary construction impacts could occur for bus stops or designated bicycle lanes exist on the roadways likely to be used during construction and operation. Mitigation measures will help less the temporary impacts to these facilities; therefore, further analysis of this topic will be conducted in the EIR.



Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**UTILITIES AND SERVICE SYSTEMS.** *Would the project:*

- |   |                                     |                          |                                     |                          |
|---|-------------------------------------|--------------------------|-------------------------------------|--------------------------|
| a. Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?   | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| b. Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?                            | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| c. Require or result in the construction of new stormwater drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?                                      | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| d. Have sufficient water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed?  | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| e. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments? | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| f. Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?  | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| g. Comply with federal, state, and local statutes and regulations related to solid waste?   | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |

**Discussion:**

- (a) The proposed project would generate a minimal volume of wastewater. During construction and operation, wastewater from the concrete batch plants and that associated with other construction activities would be contained within portable toilet facilities and disposed of at an approved site. During operation, the proposed project would not generate substantial volumes of wastewater as there would be up to 15 employees on-site, based at the O&M facility. Impacts exceeding wastewater treatment requirement are expected to be less than significant; however, the EIR will consider these issues more thoroughly.



- (b) The proposed project may require the construction of a septic system; however, wastewater generation during construction and operation is expected to be limited. Generated wastewater would be contained within a septic system or within portable toilet facilities and disposed of at an approved disposal site. Water would be provided by a well or other water service (to serve non-potable demands) and trucked to the site (to serve potable needs). Water that is needed for construction, such as for dust suppression and concrete mixing, would either be supplied from existing wells on the proposed project site, new wells constructed on-site, or be trucked in from nearby municipalities, such as Tehachapi. A water supply assessment is currently being prepared for the proposed project. All applicable local, State, and federal requirements and BMPs would be incorporated into construction of the proposed project. This issue will be evaluated further in the EIR.
- (c) Although the proposed project would create a small amount of additional impervious surface and may require imported water for dust suppression during construction, these changes are not anticipated to increase the amount of stormwater runoff. The proposed project area is drained by natural stream channels and drainages and does not rely on constructed stormwater drainage systems. As stated above, the pattern and concentration of runoff could be altered by proposed project activities, such as grading of access roads; however, the amount of runoff across the proposed project site would not be substantially altered. Therefore, the proposed project is not expected to overwhelm existing stormwater drainage systems nor create substantial additional sources of polluted runoff. Nevertheless further analysis is required to determine the need for appropriate stormwater mitigation/design measures.
- (d) Drinking water would be provided by either on-site well or by water supplied from a nearby municipality, such as Tehachapi. Water that is needed for construction, such as for dust suppression and concrete mixing, would either be supplied from new on-site wells or be trucked in from nearby municipalities, such as Tehachapi, or come from existing on-site wells. A water supply assessment is currently being prepared for the proposed project. This issue of new or expanded entitlements will be evaluated in the EIR.
- (e) The project, as proposed, may require construction of a limited septic system or would connect to the local municipal sewer system to accommodate on-site operations facilities. This issue will be evaluated in the EIR.
- (f) The proposed project is not expected to generate a significant amount of waste that would exceed the capacity of local landfills. Materials brought to the proposed project site would be used to construct facilities and few residual materials are expected. Non-hazardous construction refuse and solid waste would be disposed of at a local landfill, while any hazardous waste generated during proposed project construction would be disposed of at an approved location. It is not anticipated that the amount of solid waste generated by the proposed project site would exceed the capacity of local landfills needed to accommodate the waste. This issue will be evaluated in the EIR.
- (g) The proposed project would generate solid waste during construction and operation of the proposed project, thus requiring the consideration of waste reduction and recycling measures. The 1989 California Integrated Waste Management Act (AB 939) requires Kern County to attain specific waste diversion goals. In addition, the California Solid Waste Reuse and Recycling Access Act of 1991, as amended, requires expanded or new development projects to incorporate storage areas for recycling bins into the proposed project design. The need for mitigation measures to confirm that the project would comply with the 1989 California Integrated Waste Management Act and the 1991 California Solid Waste Reuse and Recycling Access Act of 1991, as amended will be evaluated in the EIR.



Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less Than Significant Impact	No Impact
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**MANDATORY FINDINGS OF SIGNIFICANCE**

- |   |                                     |                          |                          |                          |
|---|-------------------------------------|--------------------------|--------------------------|--------------------------|
| <p>a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?</p> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>b. Does the project have impacts that are individually limited, but cumulatively considerable? (“Cumulatively considerable” means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?</p>   | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>c. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?</p>  | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

**Discussion:**

- (a) Impacts to biological and cultural resources are currently unknown. Biota and Cultural Resource studies for the proposed project are currently being conducted. The EIR’s biological and cultural resources sections will discuss specific proposed project impacts on plants and wildlife, including avian species, as well as the major periods of California history and prehistory. The document will also evaluate the proposed project’s contribution to cumulative biological resources impacts and propose mitigation that will reduce the impacts.
- (b) The proposed project has the potential to contribute to cumulative impacts to aesthetics, air quality, agriculture and forestry resources, biological resources, hazards and hazardous materials, and noise. The EIR will evaluate the proposed project’s contribution to cumulative impacts in these and other areas as further impacts are identified.
- (c) Although there may be significant air quality impacts during construction, the long term air quality impacts could be beneficial if fossil fuel use is reduced. However, the health impacts from the short term cumulative contribution to air quality impacts will be evaluated in the EIR.