

October 10, 2019

Morgan Beam Walsh Gallegos Trevino Russo & Kyle P.C. 10375 Richmond Ave. #1357 Houston, Texas 77042

#### Morgan;

Attached please find the hard copies of the Amended Application pages for the Roseland Solar LLC (Application # 1426 in Riesel ISD).

The changes to the original Application are as follows in response to the September 27, 2019 e-mail from Comptroller staff (copy attached)

## Response to Item 1 (Section 1)

- a. Page 1, Section 1, Question 1 The spelling of the ISD name has been corrected.
- b. Page 2, Section 1, Question 4 The date the district determined the application complete has been supplied.

#### Response to Item 2 (Section 2, Question 4)

At the time the Application was submitted to Riesel ISD, an Application to Mart ISD had not been submitted. Subsequently the Application to Mart ISD was made. Page 3, Section 4 has been amended to show that Application #1430 was recently submitted.

## Response to Item 3 (Section 5).

- a. Tab 3 has been amended to reflect that Hecate Energy Roseland Solar LLC is not a combined group as defined by Tax Code Section 171.0001(7) so the response to Question 4 should be "No"
- b. Because the Applicant is not a combined group, Question 4 is not applicable so "N/A has been marked

#### Response to Item 4 (Section 10, Question 4)

Page 5, Section 10, Question 4 has been amended to reflect the same County tax rate shown in Tab 6.

## Response to Item 5 (Tab 3)

Tab 3 has been amended to reflect that Hecate Energy Roseland Solar LLC is not a combined group as defined by Tax Code Section 171.0001(7).

## Response to item 6 (Tab 6)

Maps have been added that show the project boundaries for both Riesel ISD and Mart ISD.

## Response to Item 7 (Tab 11)

- a. A revised Vicinity map is provided clearly identifying the project boundary is within the Reinvestment Zone, Riesel ISD and Falls County.
- b. Map showing only the qualified property in Riesel ISD has been provided

## Response to Item 8 ( Tab 7 and Tab 8)

- a. "but is not limited to" language has been removed.
- b. Requested language has been substituted for original language.
- c. Listed qualified property has been edited to remove Maintenance and Operations building. All other qualified property listed in Tabs 7 and 8 corresponds to improvements shown in the revised map in tab 11.
- d. Information pertaining to Application #1430 has been removed. PV panel listed in Tabs 7 & 8 pertain only to the Riesel ISD Application.

## **New Signature Page**

Notarized signature page for this response is provided.

Please let me know if you have questions or need additional information.

Sincerely,

Sam A. Gregson Senior Consultant From: <u>Tabita Collazo</u>

To: Morgan Beam; aboggs@hecateenergy.com; Sam Gregson

Cc: Stephanie Jones

Subject: APP 1426-Riesel ISD- Hecate Energy Roseland Solar, LLC- Information Required

**Date:** Friday, September 27, 2019 12:31:20 PM

In reviewing Application 1426, I have noted the following items that will require revision or further clarification. In lieu of sending a deficiency letter, I am requesting to have the following issues resolved per this email. Please review and submit a response by Monday, October 14<sup>th</sup>. If these issues are not resolved and I do not receive the information by the date above, then a deficiency letter may be issued.

#### 1. Section 1

- a. Q1. Misspelled Riesel ISD
- b. Q4. Missing date
- 2. Section 4 Q4. Mark "yes" and list 1430-Roseland Solar LLC
- 3. Section 5
  - a. Q2. It should be answered as "yes"
  - b. Q4. Provide more information for why it was answered "N/A"
- 4. Section 10 Q4. Under "County" the tax rate does not match what is listed Tab 6
- 5. Tab 3 provide tax id for Hecate Energy Inc. (Only Hecate Energy Roseland Solar, LLC tax id was provided)
- 6. Tab 6. Provide a map showing both project boundaries for application 1426 (Riesel ISD) and 1430 (Mart ISD). Be advised that each application
- 7. Tab 11. Based on the original included maps, we are unable to determine the project boundary that applies only to application 1426. This application should only reference the project boundary that resides in Riesel ISD. You will need to provide new maps, see below
  - a. Vicinity Map. Will need to show the project boundary is within Reinvestment Zone, Riesel ISD, and Falls County. Include a legend, landmarks (i.e. roads), the borders are darker and the project area is clearly visible and labeled as "Project Boundary"
  - b. Qualified Property Map. Only shows the qualified property that pertains to 1426 Hecate Energy Roseland Solar, LLC. Also the Qualified property should match what is listed on Tab 8.

#### 8. Tab 7 and 8.

- a. Remove language "but is not limited to." If you wish, you may replace with "eligible ancillary and necessary equipment."
- b. Replace language. "This application covers all qualified property within Riesel ISD.." with "This application covers all qualified property in the reinvestment zone and project boundary within Riesel ISD..."
- c. Verify listed qualified property only pertains to this project only. (Should match the Qualified Property Map in Tab 11)
- d. Information listed in Tab 7 and 8 should pertain only to App 1426 therefore, remove the information about App 1430- Roseland Solar, LLC (add this information to Tab 4). Also make sure that the PV panels and MW related to this app are listed

A new signature page is required for this amendment. Be advised that a copy or picture of the new signature page will suffice with the amendment. Include the submission date and amendment number on each corrected page.

I will issue a completeness letter once I receive the information and all outstanding issues are resolved. If the deadline above cannot be met, please notify me to let me know when our office can expect your submission.

Have a nice day,
Tabita Collazo
Research Analyst
Economic Development & Local Government
Data Analysis & Transparency Division
Texas Comptroller of Public Accounts
111 East 17th Street, Room 427
Austin, Texas 78774

Phone: (512) 475-5626

tabita.collazo@cpa.texas.gov

IMPORTANT NOTICE: This communication and any attachments may contain privileged or confidential information under the Texas Public Information Act and/or applicable state and federal laws. If you have received this message in error, please notify the sender immediately.

## Texas Comptroller of Public Accounts

Data Analysis and Transparency Form 50-296-A

# Application for Appraised Value Limitation on Qualified Property (Tax Code, Chapter 313, Subchapter B or C)

**INSTRUCTIONS:** This application must be completed and filed with the school district. In order for an application to be processed, the governing body (school board) must elect to consider an application, but — by Comptroller rule — the school board may elect to consider the application only after the school district has received a completed application. Texas Tax Code, Section 313.025 requires that any completed application and any supplemental materials received by the school district must be forwarded within seven days to the Comptroller of Public Accounts.

If the school board elects to consider the application, the school district must:

- notify the Comptroller that the school board has elected to consider the application. This notice must include:
  - the date on which the school district received the application;
  - the date the school district determined that the application was complete;
  - the date the school board decided to consider the application; and
  - a request that the Comptroller prepare an economic impact analysis of the application;
- provide a copy of the notice to the appraisal district;
- must complete the sections of the application reserved for the school district and provide information required in the Comptroller rules located at 34 Texas Administrative Code (TAC) Section 9.1054; and
- forward the original hard copy of the completed application to the Comptroller in a three-ring binder with tabs, as indicated on page 9 of this application, separating each section of the documents, in addition to an electronic copy on CD. See 34 TAC Chapter 9, Subchapter F.

The governing body may, at its discretion, allow the applicant to supplement or amend the application after the filing date, subject to the restrictions in 34 TAC Chapter 9, Subchapter F.

When the Comptroller receives the notice and required information from the school district, the Comptroller will publish all submitted application materials on its website. The Comptroller is authorized to treat some application information as confidential and withhold it from publication on the Internet. To do so, however, the information must be segregated and comply with the other requirements set out in the Comptroller rules. For more information, see guidelines on Comptroller's website.

The Comptroller will independently determine whether the application has been completed according to the Comptroller's rules (34 TAC Chapter 9, Subchapter F). If the Comptroller finds the application is not complete, the Comptroller will request additional materials from the school district. Pursuant to 9.1053(a)(1)(C), requested information shall be provided within 20 days of the date of the request. When the Comptroller determines that the application is complete, it will send the school district a notice indicating so. The Comptroller will determine the eligibility of the project, issue a certificate for a limitation on appraised value to the school board regarding the application and prepare an economic impact evaluation by the 90th day after the Comptroller receives a complete application—as determined by the Comptroller.

The school board must approve or disapprove the application not later than the 150th day after the application review start date (the date the application is finally determined to be complete), unless an extension is granted. The Comptroller and school district are authorized to request additional information from the applicant that is reasonably necessary to issue a certificate, complete the economic impact evaluation or consider the application at any time during the application review period.

Please visit the Comptroller's website to find out more about the program at comptroller.texas.gov/economy/local/ch313/. There are links to the Chapter 313 statute, rules, guidelines and forms. Information about minimum limitation values for particular districts and wage standards may also be found at that site.

SECTION 1: School District Information		
1. Authorized School District Representative		
September 16, 2019		
Date Application Received by District		
Brandon	Cope	
First Name	Last Name	
Superintendent		
Title		
Riesel Independent School District		
School District Name		
600 E. Frederick		
Street Address		
600 E. Frederick		
Mailing Address		
Riesel	TX	76682
City	State	ZIP
254-896-5000		
Phone Number	Fax Number	
254-715-6019	bcope@rieselisd.org	
Mobile Number (optional)	Email Address	

## Texas Comptroller of Public Accounts

Data Analysis and Transparency Form 50-296-A

SECTION 1: School District Information (continued)		
3. Authorized School District Consultant (If Applicable)		
Morgan	Beam	
First Name	Last Name	
Associate		
Title		
Walsh Gallegos Trevino Russo & Kyle P.C.		
Firm Name		
713-789-6864	713-789-9318	
Phone Number	Fax Number	
	mbeam@wabsa.com	
Mobile Number (optional)	Email Address	
4. On what date did the district determine this application complete? $$ .		September 17, 2019
5. Has the district determined that the electronic copy and hard copy ar	re identical?	Yes No
SECTION 2: Applicant Information		
Authorized Company Representative (Applicant)		
Andrew	Boggs	
First Name	Last Name	
Director, Development	Hecate Energy LLC	
Title	Organization Organization	
621 West Randolph Street	0.944	
Street Address		
621 West Randolph Street		
Mailing Address		
Chicago	Illinois	60661
City	State	ZIP
612-636-7953	312-284-4514	
Phone Number	Fax Number	
	ABoggs@hecateenergy.com	
Mobile Number (optional)	Business Email Address	
2. Will a company official other than the authorized company representa	ative be responsible for responding to future	
information requests?		Yes 🗸 No
2a. If yes, please fill out contact information for that person.		
First Name	Last Name	
Title	Organization	
Street Address		
Mailing Address		
City	State	ZIP
Phone Number	Fax Number	
Mobile Number (optional)	Business Email Address	
	amonalian malakada di Baran Baran G	
<ol><li>Does the applicant authorize the consultant to provide and obtain info</li></ol>	ormation related to this application?	Yes No

## Texas Comptroller of Public Accounts

Data Analysis and Transparency Form 50-296-A

SI	ECTION 2: Applicant Information (continued)		
4.	Authorized Company Consultant (If Applicable)		
Sa	am	Gregson	
	t Name	Last Name	
	enior Consultant		
Cı	ummings Westlake LLC		
	n Name	712 266 2222	
	13-266-4456 one Number	713-266-2333 Fax Number	
	gregson@cwlp.net	Tax Names	
Bus	siness Email Address		
SI	ECTION 3: Fees and Payments		
	Has an application fee been paid to the school district?	./	Yes No
	The total fee shall be paid at time of the application is submitted to the sch		
	considered supplemental payments.  1a. If yes, attach in <b>Tab 2</b> proof of application fee paid to the school dis	triot	
For	the purpose of questions 2 and 3, "payments to the school district" include		to the school
dist	trict or to any person or persons in any form if such payment or transfer of the agreement for limitation on appraised value.	, , ,	
2.	Will any "payments to the school district" that you may make in order to recagreement result in payments that are not in compliance with Tax Code §3		No N/A
3.	If "payments to the school district" will only be determined by a formula or methodology without a specific amount being specified, could such method result in "payments to the school district" that are not in		
	compliance with Tax Code §313.027(i)?		No N/A
SI			No N/A
	compliance with Tax Code §313.027(i)?	Yes ✓  de? Hecate Energy Roseland Solar L	LC
1.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information	Hecate Energy Roseland Solar L	
1. 2.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made	de? Hecate Energy Roseland Solar L	LC
1. 2. 3.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made and the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code	Hecate Energy Roseland Solar L  171 (11 digits) 3207	LC 0337533
1. 2. 3.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made and the texas Taxpayer I.D. number of entity subject to Tax Code, Chapter	de? Hecate Energy Roseland Solar L 171 (11 digits) 3207  enents? ✓	LC 0337533
1. 2. 3.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreements.	de? Hecate Energy Roseland Solar L 171 (11 digits) 3207  enents? ✓	LC 0337533
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1. 2. 3. 4.	compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD	Hecate Energy Roseland Solar L  171 (11 digits)  22  nents?  ear of agreement	LC 0337533 21114 Yes No
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1. 2. 3. 4.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability contains)	Hecate Energy Roseland Solar L  171 (11 digits) 3207  22  nents?	LC 0337533 21114 Yes No
1. 2. 3. 4.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability con Is applicant a combined group, or comprised of members of a combined group. If yes, attach in Tab 3 a copy of Texas Comptroller Franchise Tax Formation 1.	Hecate Energy Roseland Solar L  171 (11 digits)	LC 0337533 21114 Yes No
1. 2. 3. 4. 1. 2.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and year Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability con Is applicant a combined group, or comprised of members of a combined group. If yes, attach in Tab 3 a copy of Texas Comptroller Franchise Tax Formather Tax Division to demonstrate the applicant's combined.	Hecate Energy Roseland Solar L  171 (11 digits)	LC 0337533 21114 Yes No
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1. 2. 3. 4. 1. 2.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability con Is applicant a combined group, or comprised of members of a combined group. 2a. If yes, attach in Tab 3 a copy of Texas Comptroller Franchise Tax Forms the Franchise Tax Division to demonstrate the applicant's coming Is the applicant current on all tax payments due to the State of Texas? Are all applicant members of the combined group current on all tax payments If the answer to question 3 or 4 is no, please explain and/or disclose any harmonic production is made to the state of the combined group current on all tax payments and the payments of the combined group current on all tax payments and the payments and the payments of the combined group current on all tax payments and the payments are payments and the payme	Hecate Energy Roseland Solar L  171 (11 digits)	LC 0337533 21114  Yes No  No  Yes No
1. 2. 3. 4. 1. 2.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability con Is applicant a combined group, or comprised of members of a combined group. 2a. If yes, attach in Tab 3 a copy of Texas Comptroller Franchise Tax Forms the Franchise Tax Division to demonstrate the applicant's coming Is the applicant current on all tax payments due to the State of Texas? Are all applicant members of the combined group current on all tax payments If the answer to question 3 or 4 is no, please explain and/or disclose any harmonic production is made to the state of the combined group current on all tax payments and the payments of the combined group current on all tax payments and the payments and the payments of the combined group current on all tax payments and the payments are payments and the payme	Hecate Energy Roseland Solar L  171 (11 digits)	LC 0337533 21114  Yes No  No  Yes No
1. 2. 3. 4. 1. 2.	Compliance with Tax Code §313.027(i)?  ECTION 4: Business Applicant Information  What is the legal name of the applicant under which this application is made List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter List the NAICS code  List the NAICS code  Is the applicant a party to any other pending or active Chapter 313 agreem 4a. If yes, please list application number, name of school district and yes Application 1430 was recently submitted to Mart ISD  ECTION 5: Applicant Business Structure  Identify Business Organization of Applicant (corporation, limited liability con Is applicant a combined group, or comprised of members of a combined group. 2a. If yes, attach in Tab 3 a copy of Texas Comptroller Franchise Tax Forms the Franchise Tax Division to demonstrate the applicant's coming Is the applicant current on all tax payments due to the State of Texas? Are all applicant members of the combined group current on all tax payments If the answer to question 3 or 4 is no, please explain and/or disclose any harmonic production is made to the state of the combined group current on all tax payments and the payments of the combined group current on all tax payments and the payments and the payments of the combined group current on all tax payments and the payments are payments and the payme	Hecate Energy Roseland Solar L  171 (11 digits)	LC 0337533 21114  Yes No  No  Yes No

## Texas Comptroller of Public Accounts

Data Analysis and Transparency Form 50-296-A

S	SECTION 9: Projected Timeline	
1.	Application approval by school board	March 2020
2.	Commencement of construction	February 1, 2021
3.	Beginning of qualifying time period	January 1, 2021
4.	First year of limitation	January 1, 2023
	Begin hiring new employees	March 2022
		May 21, 2022
о. 7.	Commencement of commercial operations	
	start date (date your application is finally determined to be complete)?	Yes No
	Note: Improvements made before that time may not be considered qualified property.	May 31, 2022
8.	When do you anticipate the new buildings or improvements will be placed in service?	
S	SECTION 10: The Property	
1.	Identify county or counties in which the proposed project will be located Falls Count	ty
2.	Identify Central Appraisal District (CAD) that will be responsible for appraising the property	Ils CAD
3.	Will this CAD be acting on behalf of another CAD to appraise this property?	Yes 🗸 No
4.	List all taxing entities that have jurisdiction for the property, the portion of project within each entity and tax rates for ea	ach entity:
	County: Falls County; 100%; \$0.948 City:	
		and percent of project)
	Hospital District: Water District:	
		and percent of project)
	Other (describe): (Name, tax rate and percent of project) Other (describe): (Name, tax rate and percent of project)	and percent of project)
_		
5.	Is the project located entirely within the ISD listed in Section 1?	Yes V No
6	5a. If no, attach in <b>Tab 6</b> additional information on the project scope and size to assist in the economic analysis.	d at least
0.	5. Did you receive a determination from the Texas Economic Development and Tourism Office that this proposed project and at least one other project seeking a limitation agreement constitute a single unified project (SUP), as allowed in §313.024(d-2)? Yes V	
	6a. If yes, attach in <b>Tab 6</b> supporting documentation from the Office of the Governor.	
	SECTION 11: Investment	
lim	OTE: The minimum amount of qualified investment required to qualify for an appraised value limitation and the minimum ar nitation vary depending on whether the school district is classified as Subchapter B or Subchapter C, and the taxable value strict. For assistance in determining estimates of these minimums, access the Comptroller's website at comptroller.texas.	of the property within the school
1.	At the time of application, what is the estimated minimum qualified investment required for this school district?	30,000,000.00
2.	What is the amount of appraised value limitation for which you are applying?	30,000,000.00
	<b>Note:</b> The property value limitation amount is based on property values available at the time of application and may change prior to the execution of any final agreement.	
3.	Does the qualified investment meet the requirements of Tax Code §313.021(1)?	Yes No
4.	Attach a description of the qualified investment [See §313.021(1).] The description must include:  a. a specific and detailed description of the qualified investment you propose to make on the property for which you value limitation as defined by Tax Code §313.021 (Tab 7);  b. a description of any new buildings, proposed new improvements or personal property which you intend to include	
	qualified investment ( <b>Tab 7</b> ); and  c. a detailed map of the qualified investment showing location of tangible personal property to be placed in servic period and buildings to be constructed during the qualifying time period, with vicinity map ( <b>Tab 11</b> ).	
5.	Do you intend to make at least the minimum qualified investment required by Tax Code §313.023 (or §313.053 for Subchapter C school districts) for the relevant school district category during the qualifying time period?	<b>V</b> Yes No
	For more information, visit our website: comptroller.texas.gov/economy/local/ch313/	Page 5

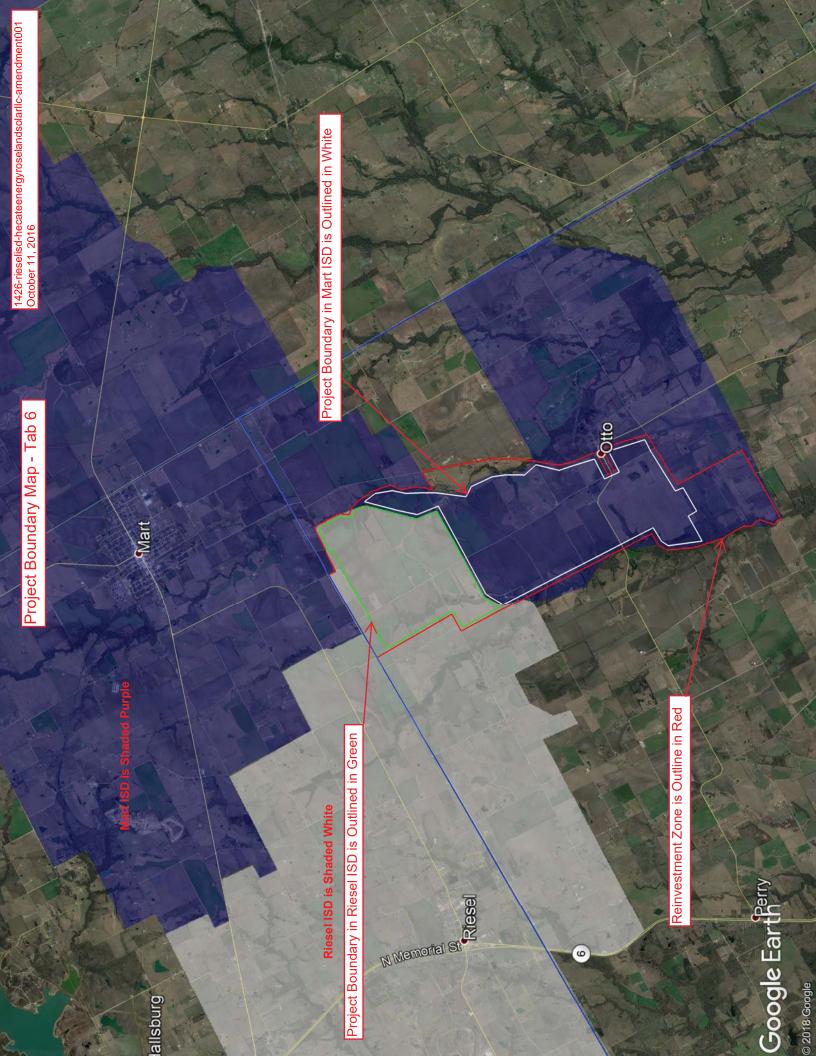


## Chapter 313 Application Riesel ISD

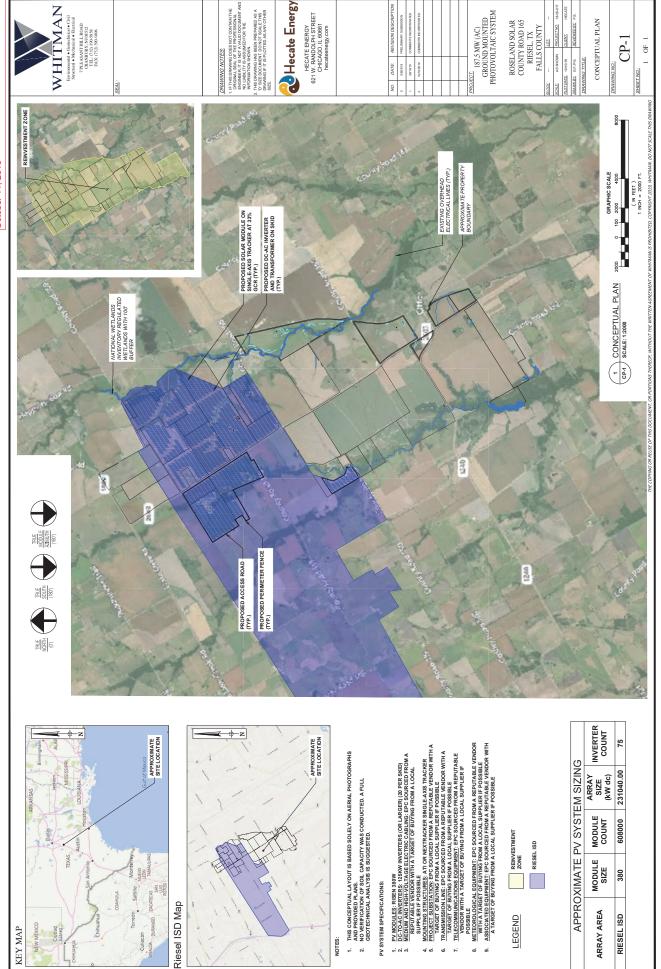
#### TAB 3

<u>Documentation of Combined Group membership under Texas Tax Code 171.0001(7), history of tax</u> <u>default, delinquencies and/or material litigation (if applicable)</u>

Hecate Energy Roseland Solar is not a combined group as defined by Tax Code Section 171.0001(7). Please see attached Franchise tax Certificate.



KEY MAP







## Chapter 313 Application Riesel ISD

#### **TAB 7**

#### Description of Qualified Investment

Roseland Solar LLC proposes to construct a 500 MW ac (net capacity) Photovoltaic solar facility that would be sited on approximately 6,169 acres of land between the towns of Mart, TX and Riesel, TX in Falls County. This application covers all qualified property in the reinvestment zone and the project boundary within Riesel ISD.

Qualified Investment and Qualified Property would generate 200MW and includes underground collection systems, transmission lines, electrical interconnections, roads, control systems necessary for commercial generation of electricity, approximately 668,973 solar modules/panels, racking and mounting structures, inverters boxes, combiner boxes, meteorological equipment, roadways, paving, fencing, electrical substations, generation transmission tie line and associated towers, and interconnection facilities.

*NOTE*- The map in TAB 11 shows the proposed project area with the preliminary panel and inverter locations. The exact placement of these panels and inverters is subject to ongoing planning, soil studies, and engineering and will be determined before construction begins.



## Chapter 313 Application Riesel ISD

#### TAB8

#### Description of Qualified Property

Roseland Solar LLC proposes to construct a 500 MW ac (net capacity) Photovoltaic solar facility that would be sited on approximately 6,169 acres of land between the towns of Mart, TX and Riesel, TX in Falls County. This application covers all qualified property in the reinvestment zone and the project boundary within Riesel ISD.

Qualified Investment and Qualified Property would generate 200MW and includes underground collection systems, transmission lines, electrical interconnections, roads, control systems necessary for commercial generation of electricity, approximately 668,973 solar modules/panels, racking and mounting structures, inverters boxes, combiner boxes, meteorological equipment, roadways, paving, fencing, electrical substations, generation transmission tie line and associated towers, and interconnection facilities.

*NOTE*- The map in TAB 11 shows the proposed project area with the preliminary panel and inverter locations. The exact placement of these panels and inverters is subject to ongoing planning, soil studies, and engineering and will be determined before construction begins.



## Chapter 313 Application Riesel ISD

#### TAB 4

#### Detailed Description of the Project

Provide a detailed description of the scope of the proposed project, including, at a minimum, the type and planned use of real and tangible personal property, the nature of the business, a timeline for property construction or installation, and any other relevant information.

Hecate Energy Roseland Solar LLC is requesting an Appraised Value Limitation from Riesel Independent School District for the Hecate Energy Roseland Solar LLC Project (the "Project"), a proposed solar powered electric generating facility in Falls County. The proposed Riesel ISD Project (this Application) would be constructed within a Reinvestment Zone that will be created by Falls County prior to execution of the Value Limitation Agreement. A map showing the location of the project is included in Tab 11. The project is also known by the name Roseland Solar. The Project IGNR Number is 20INR0205 and was assigned on October 25, 2018.

The full project would have approximately 1,626,400,PV panels and associated inverters located in Falls County with a total capacity of 500 MW. It is anticipated that 40% of the total project or 668,973 panels and associated inverters would be in Riesel ISD. Solar equipment selection is ongoing at this time and has not been finalized. The exact number of PV panels and their capacity will depend upon the panels and inverters selected, manufacturers availability and prices, ongoing engineering design optimization and the final megawatt generating capacity of the Project when completed. Current plans are to install approximately 668,973 PV panels and associated inverters within Riesel ISD. The Applicant requests a Value Limitation for all materials and equipment installed for the Project, including underground collection systems, transmission lines, electrical interconnections, roads, control systems necessary for commercial generation of electricity, solar modules/panels, racking and mounting structures, inverters boxes, combiner boxes, meteorological equipment, roadways, paving, fencing, electrical substations, generation transmission tie line and associated towers, and interconnection facilities. This application covers all qualified property in the reinvestment zone and the project boundary within Riesel ISD.

Construction of the Project is anticipated to begin in February 2021 with completion by May 2022.



## Chapter 313 Application Riesel ISD

#### **TAB 16**

## Description of Reinvestment Zone or Enterprise Zone, including:

- a) Evidence that the area qualifies as an enterprise zone as defined by the Governor's office
- b) Legal description of reinvestment zone\*
- c) Order, resolution, or ordinance established the reinvestment zone\*
- d) Guidelines and criteria for creating the zone\*
- a) Not applicable
- b) See Attached
- c) See Attached
- d) See Attached Falls County Guidelines and Criteria



#### COMMISSIONERS COURT OF FALLS

#### RESOLUTION AND ORDER

# DESIGNATING THE REINVESTMENT ZONE TO BE KNOWN AS THE ROSELAND SOLAR REINVESTMENT ZONE IN THE JURISDICTION OF FALLS COUNTY, TEXAS

The Commissioners Court of Falls County, Texas meeting in regular session on October 14, 2019, considered the following resolution:

WHEREAS, the Commissioners Court of Falls County, Texas (the "County") has elected to become eligible to participate in tax abatement agreements under the provisions of the Texas Property Redevelopment and Tax Abatement Act (Chapter 312 of the Texas Tax Code) (the "Act"); and,

WHEREAS, the County adopted guidelines and criteria governing tax abatement agreements in a resolution dated on July 10, 2019 (the "Guidelines and Criteria"); and,

WHEREAS, a public hearing is required by Chapter 312 of the Texas Tax Code prior to approval of a reinvestment zone; and

WHEREAS, the County (a) timely published or posted all applicable notices of public hearing regarding the designation of the real estate described in the attached Exhibit A as a reinvestment zone for tax abatement purposes, and (b) timely notified all applicable presiding officers of the governing body of each taxing unit that includes in its boundaries real property that may be included in the proposed reinvestment zone;

WHEREAS, the improvements proposed for the reinvestment zone are feasible and of benefit to the reinvestment zone after expiration of an abatement agreement; and

WHEREAS, the property described in Exhibit A meets the criteria established in the Guidelines and Criteria for a reinvestment zone; and

WHEREAS, the designation of the reinvestment zone would contribute to the retention or expansion of primary employment or would attract major investment in the reinvestment zone that would be of benefit to the property described on Exhibit A and would contribute to the economic development of the County; and

WHEREAS, all interested members of the public were given an opportunity to make comment at the public hearing.

NOW, THEREFORE, BE IT ORDERED, by the Commissioners Court of Falls County, that:

1. The County hereby designates the property located in Falls County, Texas, having the property description in Exhibit A attached to this Order as a reinvestment zone under the County's Guidelines and Criteria, having determined that (a) the property described on Exhibit A meets the criteria established in the Guidelines and Criteria, and (b) the designation of such reinvestment zone would contribute to the retention or expansion of primary employment or

would attract major investment in the reinvestment zone that would be of benefit to the property described on Exhibit A and that would contribute to the economic development of the County.

2. The reinvestment zone created by this Order to include the real property described in Exhibit A shall be known as "Roseland Solar" Reinvestment Zone."

The foregoing Resolution an Order was lawfully adopted by the Commissioners Court of Falls County,

Texas on October 14, 2019

Jay/T/Elliot, County Judge

F. A Green, Commissioner, Precinct 2

Jason Willberg, Commissioner, Precinct 3

Milton Albright, Commissioner, Precinct 1

Nita Wuebker, Commissioner, Precinct 4

ATTEST:

County Clerk



#### Exhibit A

#### LEGAL DESCRIPTION OF THE HECATE ENERGY ROSELAND SOLAR LLC TAX INCREMENT REINVESTMENT ZONE IN FALLS COUNTY, TEXAS

Lying in Falls County, Texas approximately 20 miles southeast of the city of Waco, Texas is a 6,619% acre tract generally bounded by Falls/McLennan County Line on the north, Big Creek and County Roads (CR) 163, 157 and 152 on the east, County Road 154 on the south, and Brushy Creek and County Road 148 on the West;

BEGINNING at a point in the centerline of CR 168 at the centerline of Big Creek, which is approximately 0.3 miles southwest from the intersection of CR 168 and CR 163;

THENCE, in a southerly direction with the centerline of Big Creek to its intersection with the centerline of CR 166;

THENCE, in a northeasterly direction along the centerline of CR 166 to its intersection of the centerline of CR 163;

THENCE, in a southwesterly direction along the centerline of CR 163 to a point approximately 200+/-feet northerly of the centerline of Farm to Market (FM) Road 1240 or called Main St.;

THENCE, in a southwesterly direction with a line being northerly 200+/- feet and parallel with the centerline of FM 1240 to a point in the centerline of FM 2603;

THENCE, in a southeasterly direction along the centerline of FM 2603 to the intersection of FM 1240 and CR 156,

THENCE, in a southeasterly direction along the centerline of CR 156 to a point approximately 200+/- feet southeasterly of said FM 1240 and CR 156 intersection;

THENCE, in a northeasterly direction with a line being southerly 200\*/- feet and parallel with the centerline of FM 1240 to a point in the centerline of CR 157;

THENCE, in a southerly direction along the centerline of CR 157 to its intersection with the centerline of CR 152;

THENCE, generally in a southerly direction along the centerline of CR 152 to its intersection with the centerline of Brushy Creek;

THENCE, northerly with the centerline of Brushy Creek to its intersection with the easterly line of the Gregoria Basquez Survey Abstract Number 6 of Falls County;

THENCE, northerly along the east line of said Gregoria Basquez Survey to its intersection with the centerline of CR

THENCE, northeasterly along the centerline of CR 118 to its intersection with the centerline of CR 148;

THENCE, northwesterly along the centerline of CR 148 to its intersection with the north line of Falls County;

THENCE, northeasterly along the north line of Falls County to its Intersection with the centerline of CR 168 and/or called Walts Road;

THENCE, southerly along the centerline of CR 168/Walts Road to an angle point in the centerline of CR 168;

THENCE, northeasterly along the centerline of CR 168 returning to the POINT OF BEGINNING of herein described TRZ and containing 6,619+/- acres.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

Larry W. Smith State of Texas Registration No. 4279 August 14, 2019 Job No. 10,005502,0000

#### Texas Comptroller of Public Accounts



After the application and schedules are complete, an authorized representative from the school district and the business should review the application documents and complete this authorization page. Attach the completed authorization page in Tab 17. NOTE: If you amend your application, you will need to obtain new signatures and resubmit this page, Section 16, with the amendment request.

#### 1. Authorized School District Representative Signature

2.

Lam the authorized representative for the school district to which this application is being submitted. Lunderstand that this application is a government

nt re▶	Brandon Cope	Superintendent
	Print Name (Authorized School District Representative)	Title
n e ▶		
	Signature (Authorized School District Representative)	Date
oriz	zed Company Representative (Applicant) Signature and No	tarization
d as	authorized representative for the business entity for the purpose of filing defined in Chapter 37 of the Texas Penal Code. The information contained edge and belief.	
	certify and affirm that the business entity I represent is in good standing no delinquent taxes are owed to the State of Texas.	g under the laws of the state in which the business entity was organi
nt	Andrew Boggs	
e,	Andrew Boggs	Director, Development
e <sup>7</sup>	Print Name (Authorized Company Representative (Applicant))	Director, Development  Title
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n e	Print Name (Authorized Company Representative (Applicant))  Signature (Authorized Company Representative (Applicant))	Title
n 🛌	Print Name (Authorized Company Representative (Applicant))  Signature (Authorized Company Representative (Applicant))	Title
1 🛦	Print Name (Authorized Company Representative (Applicant))	Title

If you make a false statement on this application, you could be found guilty of a Class A misdemeanor or a state jail felony under Texas Penal Code Section 37.10.

#### Texas Comptroller of Public Accounts



After the application and schedules are complete, an authorized representative from the school district and the business should review the application documents and complete this authorization page. Attach the completed authorization page in Tab 17. NOTE: If you amend your application, you will need to obtain new signatures and resubmit this page, Section 16, with the amendment request.

#### 1. Authorized School District Representative Signature

I am the authorized representative for the school district to which this application is being submitted. I understand that this application is a government record as defined in Chapter 37 of the Texas Penal Code.

pri he	Brandon Cope	Superintendent
	Print Name (Authorized School District Representative)	Title
sig he		10/15/2019 Date
2. Aut	horized Company Representative (Applicant) Signature and	Notarization
reco	the authorized representative for the business entity for the purpose of rd as defined in Chapter 37 of the Texas Penal Code. The information co knowledge and belief.	filing this application. I understand that this application is a government intained in this application and schedules is true and correct to the best of
	reby certify and affirm that the business entity I represent is in good stan- that no delinquent taxes are owed to the State of Texas.	ding under the laws of the state in which the business entity was organized
pri he	Andrew Boggs	Director, Development
	Print Name (Authorized Company Representative (Applicant))	Title
sig he		
	TO ES SE	GIVEN under my hand and seal of office this, the

If you make a false statement on this application, you could be found guilty of a Class A misdemeanor or a state jail felony under Texas Penal Code Section 37.10.

My Commission expires: