



LYNN M. MOAK, PARTNER

DANIEL T. CASEY, PARTNER

October 22, 2019

Texas Comptroller of Public Accounts
Local Government Assistance & Economic Analysis Division
P.O. Box 13528
Austin, Texas 78711-3528

RE: *Chapter 313 Application Submitted to the Mercedes Independent School District from Monte Alto Windpower, LLC*

To the Local Government Assistance & Economic Analysis Division:

By copy of this letter forwarding this application for review to the Comptroller's Office, the Mercedes Independent School District is notifying Monte Alto Windpower, LLC of its intent to consider the Chapter 313 application for appraised value limitation on qualified property, should a positive certificate be issued by the Comptroller. The Applicant submitted the Application to the School District on September 16, 2019. The Board voted to accept the application on September 16, 2019. The application has been determined complete as of October 22, 2019. We request that the Comptroller's Office prepare the economic impact analysis for this application.

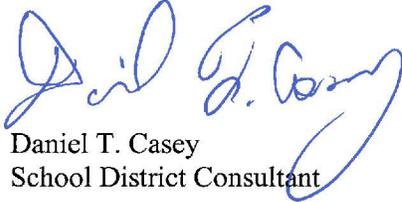
The Applicant has requested that a portion of Tab 11, specifically the detailed layout of the planned wind farm, be kept confidential until such time the Board votes to approve the application. In accordance with 34 TAC 9.1053, the information that is the subject of this request is segregated from the materials submitted contemporaneously with this application, that is, the proprietary commercial information regarding the competitive siting decisions for the possible project and proprietary information regarding the proposed layout of the project. The confidential materials are being submitted separately to protect against unintended disclosure. The maps depicting the planned location of the project display proprietary commercial information regarding the specific location of the possible project and the nature of the business that will be conducted at the site. The materials are protected by the trade secret exception set forth in Texas Government Code §552.110.

The Applicant has provided the schedules in both electronic format and paper copies. The electronic copy is identical to the hard copy that will be hand delivered to the Comptroller's Office. A copy of the application will be submitted to the Hidalgo County Appraisal District.

Thank you for your assistance in this matter. If you have any questions or need additional information, please feel free to contact me.

www.moakcasey.com

Sincerely,



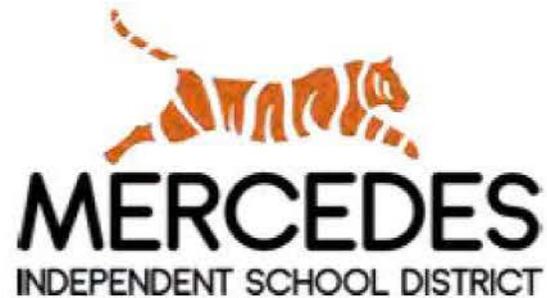
Daniel T. Casey
School District Consultant

cc: Mr. Rolando Garza, Chief Appraiser, Hidalgo County Appraisal District
Mr. Milton Howard, Vice President of Renewable Development, Terra-Gen, LLC
Mr. Damon Huplosky, Managing Director, Terra-Gen, LLC
Mr. Robert Pena, Jr., Texas Energy Consultants, LLC
Ms. Carolyn Mendiola, Superintendent, Mercedes ISD
Mr. Tony Torres, Flores and Torres LLP

Application for Appraised Value Limitation
On Qualified Property

Submitted to:

Mercedes Independent School District



By:

Terra-Gen, LLC



Monte Alto Windpower, LLC

September 16, 2019

Attachment 1

Please see executed application attached.

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

Carolyn

First Name

Mendiola

Last Name

Superintendent

Title

Mercedes Independent School District

School District Name

206 W. Sixth Street

Street Address

Mailing Address

Mercedes

City

(956)514-2000

Phone Number

TX

State

78570

ZIP

Fax Number

carolyn.mendiola@misdtx.net

Email Address

Mobile Number (optional)

2. Does the district authorize the consultant to provide and obtain information related to this application?

Yes

No

SECTION 1: School District Information (continued)

3. Authorized School District Consultant (If Applicable)

<u>Kathy</u> First Name	<u>Mathias</u> Last Name
<u>Associate</u> Title	
<u>Moak, Casey & Associates</u> Firm Name	
<u>512-485-7878</u> Phone Number	<u>512-485-7888</u> Fax Number
	<u>kmathias@moakcasey.com</u> Email Address
<u>Mobile Number (optional)</u>	

4. On what date did the district determine this application complete? October 22, 2019
5. Has the district determined that the electronic copy and hard copy are identical? Yes No

SECTION 2: Applicant Information

1. Authorized Company Representative (Applicant)

<u>Milton</u> First Name	<u>Howard</u> Last Name
<u>Vice President of Renewable Development</u> Title	<u>Terra-Gen, LLC</u> Organization
<u>11455 El Camino Real, Suite 160</u> Street Address	
<u>San Diego</u> City	<u>CA</u> State
<u>(858)764-3754</u> Phone Number	<u>92130</u> ZIP
	<u>(858)767-3750</u> Fax Number
<u>Mobile Number (optional)</u>	<u>MHoward@terra-gen.com</u> Business Email Address

2. Will a company official other than the authorized company representative be responsible for responding to future information requests? Yes No
- 2a. If yes, please fill out contact information for that person.

<u>Damon</u> First Name	<u>Huplosky</u> Last Name
<u>Managing Director</u> Title	<u>Terra-Gen, LLC</u> Organization
<u>437 Madison Avenue</u> Street Address	
<u>New York</u> City	<u>NY</u> State
<u>(646)829-3915</u> Phone Number	<u>1022-7001</u> ZIP
	<u>Fax Number</u>
<u>Mobile Number (optional)</u>	<u>DHuplosky@terra-gen.com</u> Business Email Address

3. Does the applicant authorize the consultant to provide and obtain information related to this application? Yes No

SECTION 2: Applicant Information (continued)

4. Authorized Company Consultant (If Applicable)

Robert	Pena, Jr.
First Name	Last Name
President	
Title	
Texas Energy Consultants, LLC	
Firm Name	
(956)386-9387	(877)341-4474
Phone Number	Fax Number
Business Email Address	
robjrpena@texas-kwh.com	

SECTION 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 school district. Any fees not accompanying the original application shall be considered supplemental payments.
 1a. If yes, attach in **Tab 2** proof of application fee paid to the school district.
- Will any "payments to the school district" that you may make in order to receive a property tax value limitation agreement result in payments that are not in compliance with Tax Code §313.027(i)? Yes No N/A
- 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)? Yes No N/A

SECTION 4: Business Applicant Information

- What is the legal name of the applicant under which this application is made? Monte Alto Windpower, LLC
- List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter 171 (11 digits) 32063809241
- List the NAICS code 221115
- Is the applicant a party to any other pending or active Chapter 313 agreements? Yes No
 4a. If yes, please list application number, name of school district and year of agreement
Application No. 1352-La Villa ISD-2019 & Application No. 1380-Santa Rosa ISD-2019

SECTION 5: Applicant Business Structure

- Identify Business Organization of Applicant (corporation, limited liability corporation, etc) Limited Liability Corporation
- Is applicant a combined group, or comprised of members of a combined group, as defined by Tax Code §171.0001(7)? Yes No
 2a. If yes, attach in **Tab 3** a copy of Texas Comptroller Franchise Tax Form No. 05-165, No. 05-166, or any other documentation from the Franchise Tax Division to demonstrate the applicant's combined group membership and contact information.
- Is the applicant current on all tax payments due to the State of Texas? Yes No
- Are all applicant members of the combined group current on all tax payments due to the State of Texas? Yes No N/A
- If the answer to question 3 or 4 is no, please explain and/or disclose any history of default, delinquencies and/or any material litigation, including litigation involving the State of Texas. (If necessary, attach explanation in **Tab 3**)

SECTION 6: Eligibility Under Tax Code Chapter 313.024

1. Are you an entity subject to the tax under Tax Code, Chapter 171? Yes No
2. The property will be used for one of the following activities:
 - (1) manufacturing Yes No
 - (2) research and development Yes No
 - (3) a clean coal project, as defined by Section 5.001, Water Code Yes No
 - (4) an advanced clean energy project, as defined by Section 382.003, Health and Safety Code Yes No
 - (5) renewable energy electric generation Yes No
 - (6) electric power generation using integrated gasification combined cycle technology Yes No
 - (7) nuclear electric power generation Yes No
 - (8) a computer center that is used as an integral part or as a necessary auxiliary part for the activity conducted by applicant in one or more activities described by Subdivisions (1) through (7) Yes No
 - (9) a Texas Priority Project, as defined by 313.024(e)(7) and TAC 9.1051 Yes No
3. Are you requesting that any of the land be classified as qualified investment? Yes No
4. Will any of the proposed qualified investment be leased under a capitalized lease? Yes No
5. Will any of the proposed qualified investment be leased under an operating lease? Yes No
6. Are you including property that is owned by a person other than the applicant? Yes No
7. Will any property be pooled or proposed to be pooled with property owned by the applicant in determining the amount of your qualified investment? Yes No

SECTION 7: Project Description

1. In **Tab 4**, attach 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.
2. Check the project characteristics that apply to the proposed project:

<input checked="" type="checkbox"/> Land has no existing improvements	<input type="checkbox"/> Land has existing improvements (<i>complete Section 13</i>)
<input type="checkbox"/> Expansion of existing operation on the land (<i>complete Section 13</i>)	<input type="checkbox"/> Relocation within Texas

SECTION 8: Limitation as Determining Factor

1. Does the applicant currently own the land on which the proposed project will occur? Yes No
2. Has the applicant entered into any agreements, contracts or letters of intent related to the proposed project? Yes No
3. Does the applicant have current business activities at the location where the proposed project will occur? Yes No
4. Has the applicant made public statements in SEC filings or other documents regarding its intentions regarding the proposed project location? Yes No
5. Has the applicant received any local or state permits for activities on the proposed project site? Yes No
6. Has the applicant received commitments for state or local incentives for activities at the proposed project site? Yes No
7. Is the applicant evaluating other locations not in Texas for the proposed project? Yes No
8. Has the applicant provided capital investment or return on investment information for the proposed project in comparison with other alternative investment opportunities? Yes No
9. Has the applicant provided information related to the applicant's inputs, transportation and markets for the proposed project? Yes No
10. Are you submitting information to assist in the determination as to whether the limitation on appraised value is a determining factor in the applicant's decision to invest capital and construct the project in Texas? Yes No

Chapter 313.026(e) states "the applicant may submit information to the Comptroller that would provide a basis for an affirmative determination under Subsection (c)(2)." If you answered "yes" to any of the questions in Section 8, attach supporting information in Tab 5.

SECTION 9: Projected Timeline

1. Application approval by school board QTR 2 2020
2. Commencement of construction QTR 1 2022
3. Beginning of qualifying time period January 1, 2021
4. First year of limitation January 1, 2023
5. Begin hiring new employees QTR 3 2022
6. Commencement of commercial operations QTR 4 2022
7. Do you propose to construct a new building or to erect or affix a new improvement after your application review 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.
8. When do you anticipate the new buildings or improvements will be placed in service? QTR 4 2022

SECTION 10: The Property

1. Identify county or counties in which the proposed project will be located Hidalgo County
2. Identify Central Appraisal District (CAD) that will be responsible for appraising the property Hidalgo County 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 each entity:
 County: Hidalgo, 0.5800, 100% City: _____
(Name, tax rate and percent of project) (Name, tax rate and percent of project)
 Hospital District: _____ Water District: _____
(Name, tax rate and percent of project) (Name, tax rate and percent of project)
 Other (describe): South Texas College, 0.17800, 100% Other (describe): _____
(Name, tax rate and percent of project) (Name, tax rate and percent of project)
5. Is the project located entirely within the ISD listed in Section 1? Yes No
 5a. If no, attach in **Tab 6** additional information on the project scope and size to assist in the economic analysis.
6. 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 No
 6a. If yes, attach in **Tab 6** supporting documentation from the Office of the Governor.

SECTION 11: Investment

NOTE: The minimum amount of qualified investment required to qualify for an appraised value limitation and the minimum amount of appraised value limitation vary depending on whether the school district is classified as Subchapter B or Subchapter C, and the taxable value of the property within the school district. For assistance in determining estimates of these minimums, access the Comptroller's website at comptroller.texas.gov/economy/local/ch313/.

1. At the time of application, what is the estimated minimum qualified investment required for this school district? 10,000,000.00
2. What is the amount of appraised value limitation for which you are applying? 20,000,000.00
Note: 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 are requesting an appraised 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 as part of your minimum qualified investment (**Tab 7**); and
 - c. a detailed map of the qualified investment showing location of tangible personal property to be placed in service during the qualifying time period and buildings to be constructed during the qualifying time period, with vicinity map (**Tab 11**).
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? Yes No

SECTION 12: Qualified Property

1. Attach a detailed description of the qualified property. [See §313.021(2)] (If qualified investment describes qualified property exactly, you may skip items a, b and c below.) The description must include:
 - 1a. a specific and detailed description of the qualified property for which you are requesting an appraised value limitation as defined by Tax Code §313.021 (Tab 8);
 - 1b. a description of any new buildings, proposed new improvements or personal property which you intend to include as part of your qualified property (Tab 8); and
 - 1c. a map of the qualified property showing location of new buildings or new improvements with vicinity map (Tab 11).
2. Is the land upon which the new buildings or new improvements will be built part of the qualified property described by §313.021(2)(A)? Yes No
 - 2a. If yes, attach complete documentation including:
 - a. legal description of the land (Tab 9);
 - b. each existing appraisal parcel number of the land on which the new improvements will be constructed, regardless of whether or not all of the land described in the current parcel will become qualified property (Tab 9);
 - c. owner (Tab 9);
 - d. the current taxable value of the land. Attach estimate if land is part of larger parcel (Tab 9); and
 - e. a detailed map showing the location of the land with vicinity map (Tab 11).
3. Is the land on which you propose new construction or new improvements currently located in an area designated as a reinvestment zone under Tax Code Chapter 311 or 312 or as an enterprise zone under Government Code Chapter 2303? Yes No
 - 3a. If yes, attach the applicable supporting documentation:
 - a. evidence that the area qualifies as a enterprise zone as defined by the Governor's Office (Tab 16);
 - b. legal description of reinvestment zone (Tab 16);
 - c. order, resolution or ordinance establishing the reinvestment zone (Tab 16);
 - d. guidelines and criteria for creating the zone (Tab 16); and
 - e. a map of the reinvestment zone or enterprise zone boundaries with vicinity map (Tab 11)
 - 3b. If no, submit detailed description of proposed reinvestment zone or enterprise zone with a map indicating the boundaries of the zone on which you propose new construction or new improvements to the Comptroller's office within 30 days of the application date. What is the anticipated date on which you will submit final proof of a reinvestment zone or enterprise zone?

SECTION 13: Information on Property Not Eligible to Become Qualified Property

1. In Tab 10, attach a specific and detailed description of all **existing property**. This includes buildings and improvements existing as of the application review start date (the date the application is determined to be complete by the Comptroller). The description must provide sufficient detail to locate all existing property on the land that will be subject to the agreement and distinguish existing property from future proposed property.
2. In Tab 10, attach a specific and detailed description of all **proposed new property that will not become new improvements** as defined by TAC 9.1051. This includes proposed property that: functionally replaces existing or demolished/removed property; is used to maintain, refurbish, renovate, modify or upgrade existing property; or is affixed to existing property; or is otherwise ineligible to become qualified property. The description must provide sufficient detail to distinguish existing property (question 1) and all proposed new property that cannot become qualified property from proposed qualified property that will be subject to the agreement (as described in Section 12 of this application).
3. For the property not eligible to become qualified property listed in response to questions 1 and 2 of this section, provide the following supporting information in Tab 10:
 - a. maps and/or detailed site plan;
 - b. surveys;
 - c. appraisal district values and parcel numbers;
 - d. inventory lists;
 - e. existing and proposed property lists;
 - f. model and serial numbers of existing property; or
 - g. other information of sufficient detail and description.
4. Total estimated market value of existing property (that property described in response to question 1): \$ _____ 0.00
5. In Tab 10, include an appraisal value by the CAD of all the buildings and improvements existing as of a date within 15 days of the date the application is received by the school district.
6. Total estimated market value of proposed property not eligible to become qualified property (that property described in response to question 2): \$ _____ 0.00

Note: Investment for the property listed in question 2 may count towards qualified investment in Column C of Schedules A-1 and A-2, if it meets the requirements of 313.021(1). Such property cannot become qualified property on Schedule B.

SECTION 14: Wage and Employment Information

1. What is the estimated number of permanent jobs (more than 1,600 hours a year), with the applicant or a contractor of the applicant, on the proposed qualified property during the last complete quarter before the application review start date (date your application is finally determined to be complete)? 0

2. What is the last complete calendar quarter before application review start date:
 First Quarter Second Quarter Third Quarter Fourth Quarter of 2019
(year)

3. What were the number of permanent jobs (more than 1,600 hours a year) this applicant had in Texas during the most recent quarter reported to the Texas Workforce Commission (TWC)? 0
Note: For job definitions see TAC §9.1051 and Tax Code §313.021(3).

4. What is the number of new qualifying jobs you are committing to create? 1

5. What is the number of new non-qualifying jobs you are estimating you will create? 0

6. Do you intend to request that the governing body waive the minimum new qualifying job creation requirement, as provided under Tax Code §313.025(f-1)? Yes No
 - 6a. If yes, attach evidence in **Tab 12** documenting that the new qualifying job creation requirement above exceeds the number of employees necessary for the operation, according to industry standards.

7. Attach in **Tab 13** the four most recent quarters of data for each wage calculation below, including documentation from the TWC website. The final actual statutory minimum annual wage requirement for the applicant for each qualifying job — which may differ slightly from this estimate — will be based on information from the four quarterly periods for which data were available at the time of the application review start date (date of a completed application). See TAC §9.1051(21) and (22).
 - a. Average weekly wage for all jobs (all industries) in the county is 662.25
 - b. 110% of the average weekly wage for manufacturing jobs in the county is 869.00
 - c. 110% of the average weekly wage for manufacturing jobs in the region is 757.39

8. Which Tax Code section are you using to estimate the qualifying job wage standard required for this project? §313.021(5)(A) or §313.021(5)(B)

9. What is the minimum required annual wage for each qualifying job based on the qualified property? 39,384.28

10. What is the annual wage you are committing to pay for each of the new qualifying jobs you create on the qualified property? 39,384.28

11. Will the qualifying jobs meet all minimum requirements set out in Tax Code §313.021(3)? Yes No

12. Do you intend to satisfy the minimum qualifying job requirement through a determination of cumulative economic benefits to the state as provided by §313.021(3)(F)? Yes No
 - 12a. If yes, attach in **Tab 12** supporting documentation from the TWC, pursuant to §313.021(3)(F).

13. Do you intend to rely on the project being part of a single unified project, as allowed in §313.024(d-2), in meeting the qualifying job requirements? Yes No
 - 13a. If yes, attach in **Tab 6** supporting documentation including a list of qualifying jobs in the other school district(s).

SECTION 15: Economic Impact

1. Complete and attach Schedules A1, A2, B, C, and D in **Tab 14**. Note: Excel spreadsheet versions of schedules are available for download and printing at URL listed below.
2. Attach an Economic Impact Analysis, if supplied by other than the Comptroller's Office, in **Tab 15**. (*not required*)
3. If there are any other payments made in the state or economic information that you believe should be included in the economic analysis, attach a separate schedule showing the amount for each year affected, including an explanation, in **Tab 15**.

Attachment 2

Proof of Payment of Application Fee

Please find on the attached page, a copy of the check for the \$75,000 application fee to Mercedes ISD.

Proof of payment of filing fee received by the
Comptroller of Public Accounts per TAC Rule
§9.1054 (b)(5)

*(Page Inserted by Office of Texas Comptroller of Public
Accounts)*

Attachment 3

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

Not Applicable.

Attachment 4

Detailed description of the project.

In Tab 4, attach 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.

Monte Alto Windpower, LLC, (“Monte Alto”) is a special purpose entity formed to facilitate the development and commercialization of a utility-scale wind energy project. Terra-Gen, LLC, (“Terra-Gen”) the exclusive developer of Monte Alto, is in the business of initiating, developing, producing and owning and operating electricity from renewable energy projects including wind, solar, and geothermal.

Terra-Gen currently has many projects in development across the United States and is evaluating other renewable energy project opportunities across the country.

Monte Alto Windpower, LLC was recently created for the purpose of interconnecting Monte Alto into the ERCOT market and there are no existing 312 or 313 agreements in place for this project. Monte Alto is requesting an appraised value limitation from Mercedes ISD for a proposed wind energy project located in Hidalgo and Cameron Counties. Monte Alto will NOT be requesting an appraised value of limitation for the portion of the project located within the La Feria ISD school district boundary. The wind farm and its associated infrastructure will be constructed within the jurisdiction of La Villa ISD, Mercedes ISD, Santa Rosa ISD, and La Feria ISD and located within Hidalgo & Cameron Counties, Texas. A map showing the location of the wind farm is included as Attachment 11a.

The wind farm will have an estimated capacity of 204 megawatts (“MW”). To construct the wind farm, Monte Alto expects: 89 wind turbines comprised of 82 wind turbines with a nameplate capacity of 2.2 Megawatts (“MW”) and 7 wind turbines with a nameplate capacity of 3.45 MW of which:

- 47 wind turbines being within the La Villa ISD boundaries,
- 15 wind turbines within the Mercedes ISD boundaries,
- 22 wind turbines within the Santa Rosa ISD boundaries, and
- 4 wind turbines within the La Feria ISD boundaries.

In addition to the wind turbine generating units, there will be the supporting electrical collection system and roads to be constructed and improved as necessary, as well as a collection substation to permit the interconnection and transmission of electricity generated by the wind turbines, and an operations and maintenance building constructed within the Project’s boundary.

Construction of the wind farm is expected to take approximately 12 months to complete, contingent upon favorable economics for the project.

While the wind regime for Monte Alto is very good, there are many favorable locations for wind projects that could be developed across the United States. Monte Alto has modeled its economics with an expectation that having a Limitation of Appraised Value Agreements with La Villa ISD, Mercedes ISD, and Santa Rosa ISD as a key and invaluable portion of the project.

In today's competitive energy market, project investors and power purchasers require wind energy projects to have secured tax incentives, so that they can compete with wind projects across the U.S. and can locate projects in a wide variety of locations should Monte Alto be unable to develop a competitive project in Texas that is able to generate returns sufficient to attract investment capital.

Wind farms are operating and under development in many states throughout the country. According to the American Wind Energy Association ("AWEA") there are now over 54,000 turbines with a combined capacity of 89,379 MW operating in 41 states within the United States, Guam and Puerto Rico. During 2017, the U.S. wind industry grew 9% adding 7,017 MW of new wind power capacity. During the first quarter of 2018, the U.S. wind industry installed an additional 406 MW of wind power capacity.

A graphic provided by AWEA demonstrates the national geographic diversity of capacity throughout the United States for 2017.



Clearly locations for the development of wind projects are abundant and the Applicant can locate a project in a wide variety of locations across the United States, should it be unable to develop a competitive project in Texas that is able to generate returns sufficient enough to attract investment capital.

Terra-Gen, the developer of Monte Alto Windpower, LLC, is a national developer of wind projects, and has operations across the US and states within the contiguous United States. As construction is one of the most significant costs in creating wind farm, the physical improvements of the Monte Alto, once completed, cannot be feasibly moved to another location. The wind turbines and supporting infrastructure are long-lived assets engineered and designed specifically for this project location. The cost of installing the improvements on the site is substantial and the cost to remove, redesign, and relocate the improvements to a different location would be prohibitive.

Monte Alto Windpower, LLC was formed for the express purpose of developing a community sponsored wind farm that would help bring significant economic development to an area that is historically economically distressed. Terra-Gen identified Texas, and in particular Hidalgo & Cameron Counties, for its strong wind resource, access to available transmission capacity and the

ERCOT market, and favorable property tax incentives under the Tax Code for Chapter 312 abatement and Chapter 313 Appraised Value Limitation.

Terra-Gen prefers to develop and build the proposed Monte Alto Windpower Project as described throughout this Application but should it not be granted the limitation, then it is likely that Monte Alto Windpower would not be economically viable compared to other projects in development across the U.S.

As of July 2019, Monte Alto has no physical assets on site. Monte Alto has invested additional capital in an Interconnection Study with ERCOT, avian studies, environmental studies, federal aviation studies, and in leasing land for the project.

Should the Appraised Value Limitation be granted, Monte Alto has created a development and investment plan that is capitalized to implement the project. Without such a limitation the Project, competing against other Texas projects that have qualified, would likely be forced to redeploy its assets and capital to other states competing for similar wind projects.

Attachment 5

Documentation to assist in determining if limitation is a determining factor.

Chapter 313.026(e) states “the applicant may submit information to the Comptroller that would provide a basis for an affirmative determination under Subsection (c) (2).” If you answered “yes” to any of the questions in Section 8, attach supporting information in Tab 5.

2. Has the applicant entered into any agreements, contracts or letters of intent related to the proposed project?

Monte Alto Windpower, LLC was formed in 2017. In support of its creation, the participating members of Terra-Gen, executed documents necessary to form the entity including an Operating Agreement and a Development Agreement with Monte Alto Windpower, LLC.

Terra-Gen has entered into the following representative agreements and contracts for the development of a project within Mercedes ISD and intends to assign these assets to Monte Alto Windpower, LLC:

- Grants of leases and easements covering approximately 3,850 acres,
- Avian Study and contract,
- Bat Acoustic Study and contract,
- Threatened & Endangered Species Studies and contract,
- Enterprise Zone with Hidalgo County Commissioners Court,
- Interconnection Application with ERCOT, and
- Federal Aviation Studies

7. Is the applicant evaluating other locations not in Texas for the proposed project?

Yes. Terra-Gen management team is uniquely qualified to develop and construct wind and other renewable energy projects in the United States. In North America, Terra-Gen currently operates over 2,000 MW of renewable energy projects. Based on this experience the management team evaluates all potential projects for feasibility, finance-ability, and the economic returns they represent in comparison to other project opportunities both OUTSIDE the State of Texas as WITHIN the State of Texas. Other locations being evaluated include, but are not limited to:

California
Oklahoma
Louisiana
Colorado
Wyoming
Nevada

For these reasons, Terra-Gen studies and evaluates various competing sites throughout the market areas across the U.S. where wind development is attractive. Without a Value Limitation program, Terra-Gen would seek to move to alternative sites outside of the State of Texas.

Monte Alto is currently in a period of assessment to determine whether the identified site represents the best location or whether redeployment of its development resources and capital to other power markets in the United States is more advisable. As such, the development resources necessary to advance the Project for a planned 204 MW, of which 41MW will be located within Mercedes ISD, could be redeployed to other renewable energy development projects in other power markets in the United States.

Therefore, a 313 Limitation of Appraised Value Agreement is a vital tax incentive necessary to ensure the Project is economically competitive with other wind projects with similar incentives. Without the requested value limitation, the Monte Alto Project will be unable to generate sufficient operating margins and net income to produce economically competitive energy and associate returns necessary to attract tax and sponsor equity investment. Such third-party investment is mandatory to finance the total projected capital costs of approximately \$228.388M, of which \$38.83M will be within Mercedes ISD boundary, needed to purchase wind turbines and other infrastructure, and to fund the construction of the facility.

10. Are you submitting information to assist in the determination as to whether the limitation on appraised value is a determining factor in the applicant's decision to invest capital and construct the project in Texas?

The information provided in this Attachment and throughout the Application has been assembled to provide the reviewer with the best possible information to make an assessment and determination of the critical nature of the Limitation on Appraised Value to the feasibility of the Project.

Attachment 6

Description of how project is located in more than one district, including list of percentage in each district and, if determined to be a single unified project, documentation from the Office of the Governor (if applicable).

5a. If no, attach in Tab 6 additional information on the project scope and size to assist in the economic analysis.

It is anticipated that 53% of the planned Qualified Property for the Project will be located within La Villa ISD boundaries, 17% located within the Mercedes ISD boundaries being within Hidalgo County, Texas. 25% will be located within the Santa Rosa ISD boundaries, and the remaining 5% located within La Feria ISD being within Cameron County, Texas. However, Monte Alto, LLC will NOT be applying for an appraised value limitation for the portion of the project located within La Feria ISD boundaries.

School District	County	Percentage of Project	Anticipated Number of Turbines
La Villa ISD	Hidalgo County, Texas	53%	47
Mercedes ISD	Hidalgo County, Texas	17%	15
Santa Rosa ISD	Cameron County, Texas	25%	22
La Feria ISD	Cameron County, Texas	5%	4

Attachment 7

Description of Qualified Investment

- a. A specific and detailed description of the qualified investment you propose to make on the property for which you are requesting an appraised value limitation as defined by Tax Code 313.021(7) (Tab 7).***

The Applicant is requesting an appraised value limitation on all of the property constructed or placed upon the real property within Mercedes ISD, which is located in Hidalgo County, Texas.

The property for which the Applicant is requesting an appraised value limitation shall include, the following: up to 15 wind turbines: 8 with a nameplate capacity of 2.2 MW and 7 with a nameplate capacity of 3.45 MW with a combined total generating capacity of approximately 41 MW; up to 15 steel reinforced concrete foundations supporting the weight of each turbine tower; up to 15 electric power transformers; underground conductor cables used to transport electricity from each turbine tower to an electrical substation.

Additionally, the map provided does not represent the final location of the improvements; however, all of the improvements that make up the amount of Qualified Investment will be made within the Project Investment Area as shown on Map Exhibit on Attachment 11a.

- b. A description of any new buildings proposed new improvements or personal property which you intend to include as part of your minimum qualified investment (Tab 7).***

Not Applicable. The proposed Operations and Maintenance building and electrical substation facility to be constructed will not be located within the Mercedes ISD boundaries.

Attachment 8

Description of Qualified Property

Monte Alto Windpower, LLC plans to construct an estimated 41 MW within Mercedes ISD boundaries. Additional improvements of Qualified Property located within Mercedes ISD boundary include:

- 15 Wind Turbines- 8 with a nameplate capacity of 2.2 MW & 7 with a nameplate capacity of 3.45 MW;
- 15 Wind Turbine Foundations;
- Several thousand feet of Transmission Collection System cable & Junction Boxes;
- Overhead Transmission and Interconnection infrastructure;
- All weather Road work sloped for drainage;

Monte Alto anticipates placing 15 wind turbines comprised of 8 wind turbines with a nameplate capacity of 2.2 MW and 7 with a name plate capacity of 3.45 MW. Although final turbine selection and location of the infrastructure may change, all of the equipment outlined above is expected to be located within Mercedes ISD boundaries. Current plans are to install turbines in one phase. Monte Alto has obtained grants of leases and easements covering approximately 3,850 acres within Mercedes ISD boundaries.

The exact placement of turbines is subject to ongoing planning, wind resource evaluation, engineering, land leasing, and turbine selection. The final number and location of turbines and supporting structures will be determined before construction begins. However, any changes in the number and location of turbines will not have a significant impact on the total investment. Monte Alto intends to connect to AEP Rio Hondo to North Edinburg, 345kV transmission line internal to the Project. All of the infrastructure will remain within the project boundary and within the Hidalgo and Cameron County Enterprise Zones. The map in Attachment 11b shows the proposed project area with the anticipated improvement locations.

Attachment 9

Description of Land

Not Applicable.

Attachment 10

Description of all property not eligible to become qualified property (if applicable).

Not Applicable.

Attachment 11

Maps that clearly show:

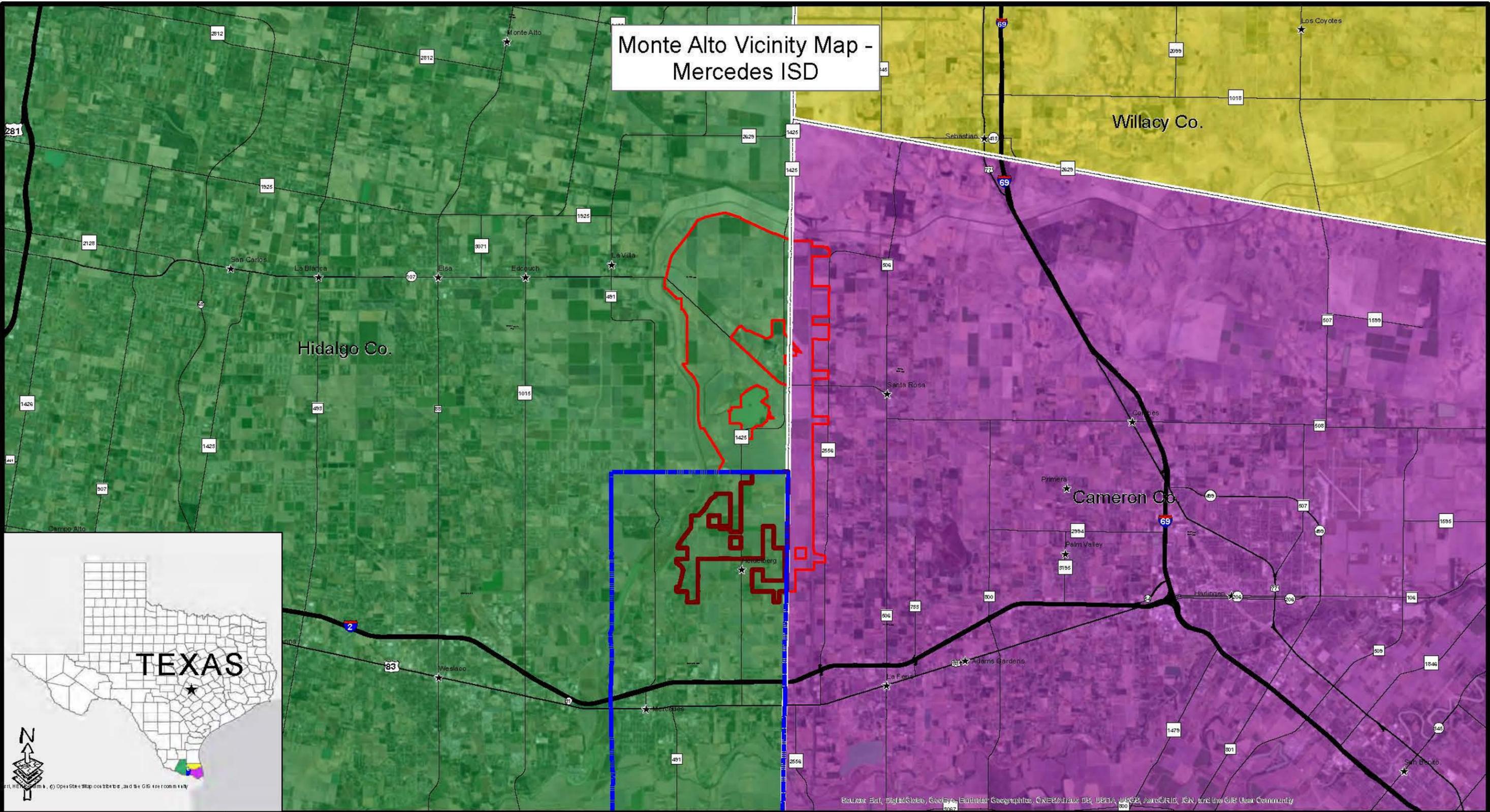
- a. Project vicinity***
- b. Qualified investment including location of tangible personal property to be placed in service during the qualifying time period and buildings to be constructed during the qualifying time period***
- c. Qualified property including location of new buildings or new improvements***
- d. Existing property***
- e. Land location within vicinity map***
- f. Reinvestment or Enterprise Zone within vicinity map, showing the actual or proposed boundaries and size***

Attachment 11a

a. Project vicinity

Please see attached map below.

Monte Alto Vicinity Map - Mercedes ISD



- Legend**
- ★ City
 - ▭ Project Boundary
 - ▭ Mercedes ISD BNDRY
 - ▭ Wind Farm Bndry
 - ▭ Cameron Co.
 - ▭ Hidalgo Co.
 - ▭ Willacy Co.



Terra-Gen, LLC
Monte Alto Project
 Phase 1 - 200MW

Project Location: Hidalgo & Cameron County, Texas

Disclaimer - This map should not be used for legal purposes. It is intended for general reference use only.

Prepared by: M&J Date: 10/10/2019



www.terra-gen.com

September 16, 2019

Re: Confidentiality of Maps Submitted with Monte Alto Windpower, LLC Chapter 313 Appraised Value Limitation Application with Mercedes ISD

To Whom It May Concern:

As an attachment to the Monte Alto Windpower, LLC Chapter 313 Appraised Value Limitation Application submitted to Mercedes ISD on September 16, 2019 ("Application"), we designated certain maps, the Qualified Investment and Qualified Property maps (Attachments 11b & 11c), attached thereto ("Maps") as "Confidential". We submit this letter to comply with the requirements by which both Mercedes ISD and the Comptroller's office can withhold confidential or proprietary information from public release while the Application is pending. This letter is submitted to identify the documents for which confidentiality is sought and provide the specific reasons, stating why the material is believed to be confidential.

The Maps reflect the proposed specific site plan and the location of tangible personal property to be located on real property covered by the Application- all of which continue to be refined. In addition, and at this time, disclosure of the Maps could be potentially valuable to our competitors and any disclosure could negatively impact the project. The Maps include commercially valuable geological or geophysical information regarding the exploration or development of natural resources and is protected from disclosure under section 552.113 of the Texas Government Code.

As required, the Maps were submitted as segregated in the application from other information in the application and specifically notated as "Confidential".

It is our intention to complete negotiations relating to both the location of the property and the tangible personal property during the time the Application is pending and understand that the Maps can only remain confidential and withheld from public release unless and until the governing body of the school district acts on the application.

To the extent you have any questions regarding this letter, please contact me for further clarification.

Sincerely,

Milton Howard

Vice President of Renewable Development
Terra-Gen Development Company, LLC

Attachment 11b

- b. Qualified investment including location of tangible personal property to be placed in service during the qualifying time period and buildings to be constructed during the qualifying time period***

CONFIDENTIAL- FOR SEPARATE FILING

Attachment 11c

- c. Qualified property including location of new buildings or new improvements*

CONFIDENTIAL- FOR SEPARATE FILING

Attachment 11d

d. Existing property

Not Applicable.

Attachment 11e

e. Land location within vicinity map

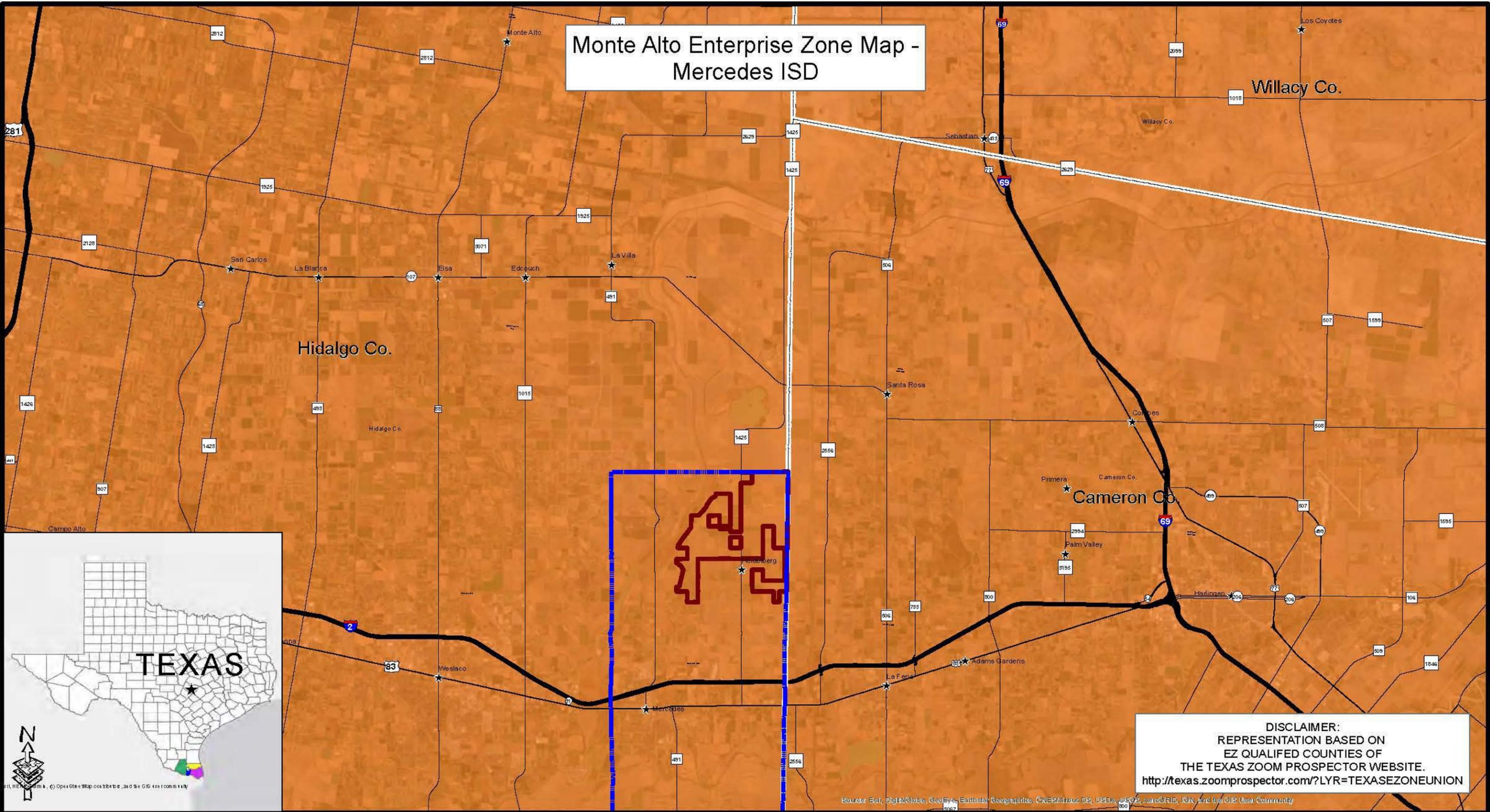
Not Applicable.

Attachment 11f

- f. Reinvestment or Enterprise Zone within vicinity map, showing the actual or proposed boundaries and size***

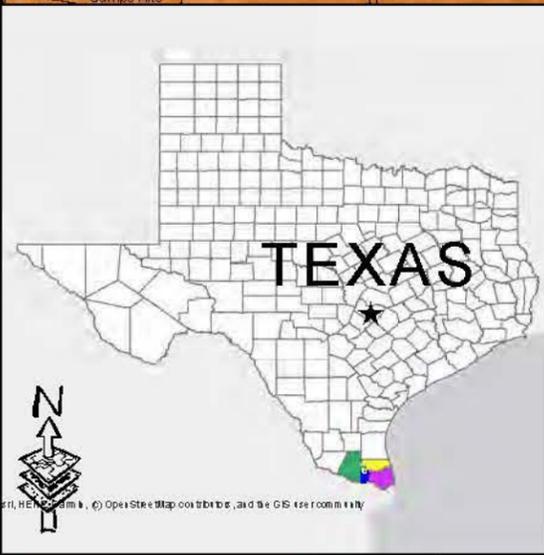
Please see attached map below.

Monte Alto Enterprise Zone Map - Mercedes ISD



DISCLAIMER:
 REPRESENTATION BASED ON
 EZ QUALIFIED COUNTIES OF
 THE TEXAS ZOOM PROSPECTOR WEBSITE.
<http://texas.zoomprospector.com/?LYR=TEXASEZONEUNION>

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



- Legend**
- ★ City
 - ▭ Project Boundary
 - ▭ Mercedes ISD BNDRY
 - ▭ Wind Farm Bndry
 - ▭ QUALIFIED COUNTIES

Terra-Gen, LLC
Monte Alto Project
 Phase 1 - 200MW

Project Location: Hidalgo & Cameron County, Texas

Disclaimer - This map should not be used for legal purposes. It is intended for general reference use only.

Prepared by: M&J Date: 10/10/2019

Attachment 12

Request for Waiver of Job Creation Requirement and supporting information (if applicable).

Please see attached waiver request below.

September 16, 2019

Carolyn Mendiola, Superintendent
Mercedes Independent School District
206 W. Sixth Street
Mercedes, TX 78570

Re: Ch-313 Application for Appraised Value Limitation – Job Waiver Request

Dear Superintendent Mendiola,

This letter is to advise you that Monte Alto Windpower, LLC is submitting its Chapter 313 Application for Appraised Value Limitation on Qualified Property with a request for a waiver of the jobs creation requirement.

House Bill 1470 altered the jobs requirement by adding Section 313-025 (f-I) to permit a school district's board of trustees to make a finding that the job requirement could be waived if the job requirement exceeds the industry standard for the number of employees reasonably necessary for the operation of the facility of the property owner that is described in the application. Monte Alto Windpower, LLC, requests that Mercedes ISD's Board of Trustees make such a finding and waive the job creation requirement for the permanent jobs. Based on the industry standard, the size and scope of this project will require approximately one (1) permanent job.

As background information on the creation of the full-time jobs by wind energy projects, these types of projects create a large number of full-time, temporary jobs during the construction phase, but require a small number of highly skilled technicians to operate a wind project once construction operations cease and commercial operations begin. The permanent employees of a wind project maintain, and service wind turbines, underground electrical connections, substations and other infrastructure associated with the safe and reliable operation of the project. The industry standard for permanent employment is one full-time employee for every fifteen to twenty (15-20) turbines, although this number varies depending on the turbines selected as well as the support and technical assistance offered by the turbine manufacturer. In addition to the onsite employees described, there may be asset managers or technicians who supervise, monitor, and support the wind project operations from offsite locations.

Sincerely,



Milton Howard

Vice President of Renewable Development
Terra-Gen Development Company, LLC

Attachment 13

Calculation of Wage Requirements – Hidalgo County

Supporting data for Section 14(7)(a)

Average weekly wage for all jobs (all industries) in the county

Year	Period	Area	Ownership	Division	Level	Ind. Code	Industry	Avg. Weekly Wages
2019	1 st Qtr	Hidalgo County	Total All	0	0	10	Total, All Industries	\$662.00
2018	2 nd Qtr	Hidalgo County	Total All	0	0	10	Total, All Industries	\$645.00
2018	3 rd Qtr	Hidalgo County	Total All	0	0	10	Total, All Industries	\$661.00
2018	4 th Qtr	Hidalgo County	Total All	0	0	10	Total, All Industries	\$681.00
Average weekly wage for previous four quarters								\$662.25

*Source: Quarterly Employment and Wages (QCEW) data for Hidalgo County,
<https://texaslmi.com/LMIbyCategory/QCEW>*

Supporting Data for Section 14(7)(b)

110% of the average weekly wage for manufacturing jobs in the county

Year	Period	Area	Ownership	Division	Level	Ind. Code	Industry	Avg. Weekly Wages
2019	1 st Qtr	Hidalgo County	Private	31	2	31-33	Manufacturing	\$813.00
2018	2 nd Qtr	Hidalgo County	Private	31	2	31-33	Manufacturing	\$762.00
2018	3 rd Qtr	Hidalgo County	Private	31	2	31-33	Manufacturing	\$782.00
2018	4 th Qtr	Hidalgo County	Private	31	2	31-33	Manufacturing	\$803.00
Average weekly wage for previous four quarters								\$790.00
110% of Average Weekly Wages								\$869.00

*Source: Quarterly Employment and Wages (QCEW) data for Hidalgo County,
<https://texaslmi.com/LMIbyCategory/QCEW>*

Supporting Data for Section 14(7)(c)

110% of the average weekly wage for manufacturing jobs in the region

Average Hourly Wages	\$17.21
Average Annual Wages	\$35,804.00
Average Weekly Wages @40hrs/week	\$688.54
110% of Average Weekly Wages	\$757.39

*Source: 2018 Manufacturing Average Wages by Council of Government Region Wages for All Occupations. Project location region: 21. Lower Rio Grande Valley Development Council.
<https://texaslmi.com/Downloads/COGWages.pdf>*

Year	Period	Area	Ownership	Industry Code	Industry	Level	Average Weekly Wage
2019	01	Hidalgo	Total All	10	Total, All Industries	0	\$ 662.00
2018	02	Hidalgo	Total All	10	Total, All Industries	0	\$ 645.00
2018	03	Hidalgo	Total All	10	Total, All Industries	0	\$ 661.00
2018	04	Hidalgo	Total All	10	Total, All Industries	0	\$ 681.00

Year	Period	Area	Ownership	Industry Code	Industry	Level	Average Weekly Wage
2019	01	Hidalgo	Private	31-33	Manufacturing	2	\$ 813.00
2018	02	Hidalgo	Private	31-33	Manufacturing	2	\$ 762.00
2018	03	Hidalgo	Private	31-33	Manufacturing	2	\$ 782.00
2018	04	Hidalgo	Private	31-33	Manufacturing	2	\$ 803.00

**2018 Manufacturing Average Wages by Council of Government Region
Wages for All Occupations**

COG	COG Number	Wages	
		Hourly	Annual
Texas		\$27.04	\$56,240
<u>Alamo Area Council of Governments</u>	18	\$22.80	\$47,428
<u>Ark-Tex Council of Governments</u>	5	\$18.73	\$38,962
<u>Brazos Valley Council of Governments</u>	13	\$18.16	\$37,783
<u>Capital Area Council of Governments</u>	12	\$32.36	\$67,318
<u>Central Texas Council of Governments</u>	23	\$19.60	\$40,771
<u>Coastal Bend Council of Governments</u>	20	\$28.52	\$59,318
<u>Concho Valley Council of Governments</u>	10	\$21.09	\$43,874
<u>Deep East Texas Council of Governments</u>	14	\$18.28	\$38,021
<u>East Texas Council of Governments</u>	6	\$21.45	\$44,616
<u>Golden Crescent Regional Planning Commission</u>	17	\$28.56	\$59,412
<u>Heart of Texas Council of Governments</u>	11	\$22.71	\$47,245
<u>Houston-Galveston Area Council</u>	16	\$29.76	\$61,909
<u>Lower Rio Grande Valley Development Council</u>	21	\$17.21	\$35,804
<u>Middle Rio Grande Development Council</u>	24	\$20.48	\$42,604
<u>NORTEX Regional Planning Commission</u>	3	\$25.14	\$52,284
<u>North Central Texas Council of Governments</u>	4	\$27.93	\$58,094
<u>Panhandle Regional Planning Commission</u>	1	\$24.19	\$50,314
<u>Permian Basin Regional Planning Commission</u>	9	\$25.90	\$53,882
<u>Rio Grande Council of Governments</u>	8	\$18.51	\$38,493
<u>South East Texas Regional Planning Commission</u>	15	\$36.26	\$75,430
<u>South Plains Association of Governments</u>	2	\$20.04	\$41,691
<u>South Texas Development Council</u>	19	\$17.83	\$37,088
<u>Texoma Council of Governments</u>	22	\$21.73	\$45,198
<u>West Central Texas Council of Governments</u>	7	\$21.84	\$45,431

Calculated by the Texas Workforce Commission Labor Market and Career Information Department.

Data published: July 2019

Data published annually, next update will be July 31, 2020

Annual wage figure assumes a 40-hour work week.

Note: Data is not supported by the Bureau of Labor Statistics (BLS).

Wage data is produced from Texas Occupational Employment Statistics (OES) data, and is not to be compared to BLS estimates.

Data intended only for use in implementing Chapter 313, Tax Code.

Attachment 14

Schedules A1, A2, B, C and D completed and signed Economic Impact (if applicable).

Please see attached schedules below.

Schedule A1: Total Investment for Economic Impact (through the Qualifying Time Period)

Date 10/9/2019
 Applicant Name Monte Alto Windpower, LLC
 ISD Name Mercedes ISD

Form 50-1
 Revised May 2019

PROPERTY INVESTMENT AMOUNTS									
(Estimated Investment in each year. Do not put cumulative totals.)									
				Column A	Column B	Column C	Column D	Column E	
	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year below) YYYY	New investment (original cost) in tangible personal property placed in service during this year that will become Qualified Property	New investment made during this year in buildings or permanent nonremovable components of buildings that will become Qualified Property	Other new investment made during this year that will <u>not</u> become Qualified Property [SEE NOTE]	Other new investment made during this year that may become Qualified Property [SEE NOTE]	Total Investment (Sum of Columns A+B+C+D)	
Investment made before filing complete application with district				Not eligible to become Qualified Property				[The only other investment made before filing complete application with district that may become Qualified Property is land.]	
Investment made after filing complete application with district, but before final board approval of application									
Investment made after final board approval of application and before Jan. 1 of first complete tax year of qualifying time period	Pre Year 1	2020-2021	2020	0.00	0.00	0.00	0.00		
				0.00	0.00	0.00	0.00	\$	
Complete tax years of qualifying time period	QTP1	2021-2022	2021	\$ 30,825,960.00	0.00	0.00	0.00	\$ 30,825,960.00	
	QTP2	2022-2023	2022	\$ 8,000,000.00	0.00	0.00	0.00	\$ 8,000,000.00	
Total Investment through Qualifying Time Period [ENTER this row in Schedule A2]				\$ 38,825,960.00	0.00	0.00	0.00	\$ 38,825,960.00	
				Enter amounts from TOTAL row above in Schedule A2					
Total Qualified Investment (sum of green cells)				\$ 38,825,960.00					

For All Columns: List amount invested each year, not cumulative totals.

Column A: This represents the total dollar amount of planned investment in tangible personal property. Only include estimates of investment for "replacement" property if the property is specifically described in the application. Only tangible personal property that is specifically described in the application can become qualified property.

Column B: The total dollar amount of planned investment each year in buildings or nonremovable component of buildings.

Column C: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that will not become qualified property include investment meeting the definition of 313.021(1) but not creating a new improvement as defined by TAC 9.1051. This is proposed property that functionally replaces existing property; is used to maintain, refurbish, renovate, modify or upgrade existing property; or is affixed to existing property—described in SECTION 13, question #5 of the application.

Column D: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that may result in qualified property are land or professional services.

Total Investment: Add together each cell in a column and enter the sum in the blue total investment row. Enter the data from this row into the first row in Schedule A2.

Qualified Investment: For the green qualified investment cell, enter the sum of all the green-shaded cells.

Schedule A2: Total Investment for Economic Impact (including Qualified Property and other investments)

Date 10/9/2019
 Applicant Name Monte Alto Windpower, LLC
 ISD Name Mercedes ISD

Form 50-2
 Revised May

PROPERTY INVESTMENT AMOUNTS									
(Estimated Investment in each year. Do not put cumulative totals.)									
				Column A	Column B	Column C	Column D	Column E	
	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year below) YYYY	New investment (original cost) in tangible personal property placed in service during this year that will become Qualified Property	New investment made during this year in buildings or permanent nonremovable components of buildings that will become Qualified Property	Other investment made during this year that will not become Qualified Property [SEE NOTE]	Other investment made during this year that will become Qualified Property [SEE NOTE]	Total Investment (A+B+C+D)	
Total Investment from Schedule A1*	--	TOTALS FROM SCHEDULE A1		\$ 38,825,960.00	\$ -	\$ -	\$ -	\$ 38,825,960.00	
Each year prior to start of value limitation period** <i>Insert as many rows as necessary</i>	1	2021-2022	2021	\$ 30,825,960.00				\$ 30,825,960.00	
	2	2022-2023	2022	\$ 8,000,000.00				\$ 8,000,000.00	
Value limitation period***	1	2023-2024	2023						
	2	2024-2025	2024						
	3	2025-2026	2025						
	4	2026-2027	2026						
	5	2027-2028	2027						
	6	2028-2029	2028						
	7	2029-2030	2029						
	8	2030-2031	2030						
	9	2031-2032	2031						
	10	2032-2033	2032						
Total Investment made through limitation				\$ 38,825,960.00	\$ -	\$ -	\$ -	\$ 38,825,960.00	
Continue to maintain viable presence	11	2033-2034	2033						
	12	2034-2035	2034						
	13	2035-2036	2035						
	14	2036-2037	2036						
	15	2037-2038	2037						
Additional years for 25 year economic impact as required by 313.026(c)(1)	16	2038-2039	2038						
	17	2039-2040	2039						
	18	2040-2041	2040						
	19	2041-2042	2041						
	20	2042-2043	2042						
	21	2043-2044	2043						
	22	2044-2045	2044						
	23	2045-2046	2045						
	24	2046-2047	2046						
	25	2047-2048	2047						

* All investments made through the qualifying time period are captured and totaled on Schedule A1 [blue box] and incorporated into this schedule in the **first row**.
 ** Only investment made during deferrals of the start of the limitation (after the end of qualifying time period but before the start of the Value Limitation Period) should be included in the "year prior to start of value limitation period" row(s). If the limitation starts at the end of the qualifying time period or the qualifying time period overlaps the limitation, no investment should be included on this line.
 *** If your qualifying time period will overlap your value limitation period, do not also include investment made during the qualifying time period in years 1 and/or 2 of the value limitation period, depending on the overlap. Only include investments/years that were **not** captured on Schedule A1.
 For All Columns: List amount invested each year, not cumulative totals. Only include investments in the remaining rows of Schedule A2 that were not captured on Schedule A1.
 Column A: This represents the total dollar amount of planned investment in tangible personal property. Only include estimates of investment for "replacement" property if the property is specifically described in the application. Only tangible personal property that is specifically described in the application can become qualified property.
 Column B: The total dollar amount of planned investment each year in buildings or nonremovable component of buildings.
 Column C: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that will not become qualified property include investment meeting the definition of 313.021(1) but not creating a new improvement as defined by TAC 9.1051. This is proposed property that functionally replaces existing property; is used to maintain, refurbish, renovate, modify or upgrade existing property; or is affixed to existing property—described in SECTION 13, question #5 of the application.
 Column D: Dollar value of other investment that may affect economic impact and total value. Examples of other investment that may result in qualified property are land or professional services.

Schedule B: Estimated Market And Taxable Value (of Qualified Property Only)

Date 10/9/2019
 Applicant Name Monte Alto Windpower, LLC
 ISD Name Mercedes ISD

Form 50-296

Revised May 20

	Year	School Year (YYYY-YYYY)	Tax Year (Fill in actual tax year) YYYY	Qualified Property			Estimated Taxable Value		
				Estimated Market Value of Land	Estimated Total Market Value of new buildings or other new improvements	Estimated Total Market Value of tangible personal property in the new buildings or "in or on the new improvements"	Market Value less any exemptions (such as pollution control) and before limitation	Final taxable value for I&S after all reductions	Final taxable value for M&C after all reductions
Qualified Investment Period	1	2021-2022	2021	N/A	N/A	\$ -	\$ -	\$ -	\$ -
	2	2022-2023	2022	N/A	N/A	\$ -	\$ -	\$ -	\$ -
Value Limitation Period	1	2023-2024	2023	N/A	N/A	\$ 38,825,960.00	\$ 38,825,960.00	\$ 38,825,960.00	\$ 20,000,000.00
	2	2024-2025	2024	N/A	N/A	\$ 36,884,662.00	\$ 36,884,662.00	\$ 36,884,662.00	\$ 20,000,000.00
	3	2025-2026	2025	N/A	N/A	\$ 35,040,428.90	\$ 35,040,428.90	\$ 35,040,428.90	\$ 20,000,000.00
	4	2026-2027	2026	N/A	N/A	\$ 33,288,407.46	\$ 33,288,407.46	\$ 33,288,407.46	\$ 20,000,000.00
	5	2027-2028	2027	N/A	N/A	\$ 31,623,987.08	\$ 31,623,987.08	\$ 31,623,987.08	\$ 20,000,000.00
	6	2028-2029	2028	N/A	N/A	\$ 30,042,787.73	\$ 30,042,787.73	\$ 30,042,787.73	\$ 20,000,000.00
	7	2029-2030	2029	N/A	N/A	\$ 28,540,648.34	\$ 28,540,648.34	\$ 28,540,648.34	\$ 20,000,000.00
	8	2030-2031	2030	N/A	N/A	\$ 27,113,615.92	\$ 27,113,615.92	\$ 27,113,615.92	\$ 20,000,000.00
	9	2031-2032	2031	N/A	N/A	\$ 25,757,935.13	\$ 25,757,935.13	\$ 25,757,935.13	\$ 20,000,000.00
	10	2032-2033	2032	N/A	N/A	\$ 24,470,038.37	\$ 24,470,038.37	\$ 24,470,038.37	\$ 20,000,000.00
Continue to maintain viable presence	11	2033-2034	2033	N/A	N/A	\$ 23,246,536.45	\$ 23,246,536.45	\$ 23,246,536.45	\$ 23,246,536.45
	12	2034-2035	2034	N/A	N/A	\$ 22,084,209.63	\$ 22,084,209.63	\$ 22,084,209.63	\$ 22,084,209.63
	13	2035-2036	2035	N/A	N/A	\$ 20,979,999.15	\$ 20,979,999.15	\$ 20,979,999.15	\$ 20,979,999.15
	14	2036-2037	2036	N/A	N/A	\$ 19,930,999.19	\$ 19,930,999.19	\$ 19,930,999.19	\$ 19,930,999.19
	15	2037-2038	2037	N/A	N/A	\$ 18,934,449.23	\$ 18,934,449.23	\$ 18,934,449.23	\$ 18,934,449.23
Additional years for 25 year economic impact as required by 313.026(c)(1)	16	2038-2039	2038	N/A	N/A	\$ 17,987,726.77	\$ 17,987,726.77	\$ 17,987,726.77	\$ 17,987,726.77
	17	2039-2040	2039	N/A	N/A	\$ 17,088,340.43	\$ 17,088,340.43	\$ 17,088,340.43	\$ 17,088,340.43
	18	2040-2041	2040	N/A	N/A	\$ 16,233,923.41	\$ 16,233,923.41	\$ 16,233,923.41	\$ 16,233,923.41
	19	2041-2042	2041	N/A	N/A	\$ 15,422,227.24	\$ 15,422,227.24	\$ 15,422,227.24	\$ 15,422,227.24
	20	2042-2043	2042	N/A	N/A	\$ 14,651,115.88	\$ 14,651,115.88	\$ 14,651,115.88	\$ 14,651,115.88
	21	2043-2044	2043	N/A	N/A	\$ 13,918,560.08	\$ 13,918,560.08	\$ 13,918,560.08	\$ 13,918,560.08
	22	2044-2045	2044	N/A	N/A	\$ 13,222,632.08	\$ 13,222,632.08	\$ 13,222,632.08	\$ 13,222,632.08
	23	2045-2046	2045	N/A	N/A	\$ 12,561,500.48	\$ 12,561,500.48	\$ 12,561,500.48	\$ 12,561,500.48
	24	2046-2047	2046	N/A	N/A	\$ 11,933,425.45	\$ 11,933,425.45	\$ 11,933,425.45	\$ 11,933,425.45
	25	2047-2048	2047	N/A	N/A	\$ 11,336,754.18	\$ 11,336,754.18	\$ 11,336,754.18	\$ 11,336,754.18

Notes: Market value in future years is good faith estimate of future taxable value for the purposes of property taxation.

Schedule C: Employment Information

Date 10/9/2019
 Applicant Name Monte Alto Windpower, LLC
 ISD Name Mercedes ISD

Form 50-2E

Revised May 2019

	Year	School Year (YYYY-YYYY)	Tax Year (Actual tax year) YYYY	Construction		Non-Qualifying Jobs	Qualifying Jobs	
				Column A Number of Construction FTE's or man-hours (specify)	Column B Average annual wage rates for construction workers	Column C Number of non-qualifying jobs applicant estimates it will create (cumulative)	Column D Number of new qualifying jobs applicant commits to create meeting all criteria of Sec. 313.021(3) (cumulative)	Column E Average annual wage of new qualifying jobs
Qualified Investment Period	1	2021-2022	2021	150 FTEs	\$ 26,461.00	0		
	2	2022-2023	2022			0	1	\$ 39,384.
Value Limitation Period <i>The qualifying time period could overlap the value limitation period.</i>	1	2023-2024	2023			0	1	\$ 39,384.
	2	2024-2025	2024			0	1	\$ 39,384.
	3	2025-2026	2025			0	1	\$ 39,384.
	4	2026-2027	2026			0	1	\$ 39,384.
	5	2027-2028	2027			0	1	\$ 39,384.
	6	2028-2029	2028			0	1	\$ 39,384.
	7	2029-2030	2029			0	1	\$ 39,384.
	8	2030-2031	2030			0	1	\$ 39,384.
	9	2031-2032	2031			0	1	\$ 39,384.
10	2032-2033	2032			0	1	\$ 39,384.	
Years Following Value Limitation Period	11 through 25	2033-2048	2033-2047			0	1	\$ 39,384.

Notes: See TAC 9.1051 for definition of non-qualifying jobs.
 Only include jobs on the project site in this school district.

- C1.** Are the cumulative number of qualifying jobs listed in Column D less than the number of qualifying jobs required by statute? (25) Yes No
 If yes, answer the following two questions:
- C1a.** Will the applicant request a job waiver, as provided under 313.025(f-1)? Yes No
- C1b.** Will the applicant avail itself of the provision in 313.021(3)(F)? Yes No

Schedule D: Other Incentives (Estimated)

Date 10/9/2019
Applicant Name Monte Alto Windpower, LLC
ISD Name Mercedes ISD

Form 50-296A
 Revised May 2014

State and Local Incentives for which the Applicant intends to apply (Estimated)						
Incentive Description	Taxing Entity (as applicable)	Beginning Year of Benefit	Duration of Benefit	Annual Tax Levy without Incentive	Annual Incentive	Annual Net Tax Levy
Tax Code Chapter 311	County:					
	City:					
	Other:					
Tax Code Chapter 312	County: Hidalgo County	2023	10 Years	\$ 225,190.57	80%	\$ 45,038.11
	City:					
	Other: South Texas College	2023	10 Years	\$ 69,110.21	80%	\$ 13,822.04
	Other:					
	Other:					
Local Government Code Chapters 380/381	County:					
	City:					
	Other:					
Freeport Exemptions						
Non-Annexation Agreements						
Enterprise Zone/Project						
Economic Development Corporation						
Texas Enterprise Fund						
Employee Recruitment						
Skills Development Fund						
Training Facility Space and Equipment						
Infrastructure Incentives						
Permitting Assistance						
Other:						
Other:						
Other:						
Other:						
TOTAL				\$ 294,300.78	80%	\$ 58,860.16

Additional information on incentives for this project:

Attachment 15

***Economic Impact Analysis, other payments made in the state or other economic information
(if applicable).***

Not Applicable.

Attachment 16

Description of Reinvestment 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 establishing the reinvestment zone***
- d. Guidelines and criteria for creating the zone***

“*” To be submitted before date of final application approval by school board

Attachment 16a

a. Evidence that the area qualifies as an enterprise zone as defined by the Governor's Office

Hidalgo County is a designated enterprise zone county. A map provided by the Texas Economic Development Corporation depicting the designated enterprise zones can be found by following the link provided "<http://texas.zoomprospector.com/?LYR=TEXASEZONEUNION>". See attached map of Hidalgo County Enterprise Zones.



Map Layers

Labor Force

Demographic Data

Consumer Expenditures

Map Satellite

LEGEND

Enterprise Zone
Qualified Counties

- Qualified Counties

Hidalgo County

Willacy County

Cameron County

Attachment 16b

b. Legal description of investment zone

Please see attached.

Legal Description

CAPISALLO N 20 -LOT 10 BLK 44
CAPISALLO S30AC LOT 7 BLK 45
CAPISALLO AN IRR TR N470'- W330' EXC E63'- W330'- S103'- N293' & EXC E2'- W267'-
S177'- N470' LOT 13 BLK 23 3.17AC GR 2.74AC NET
CAPISALLO S627.98'-N1016.67' EXC N81.31'-W265' LOT 13 BLK 23 17.38 AC NET
CAPISALLO N497.64' EXC W265'-N470' BEING AN IRR TR &S2.13AC LOT 13 BLK23
9.78AC GR 9.76AC NET
CAPISALLO LOT 13 BLK 23 S303.27' 9.19AC GR 8.03AC NET
CAPISALLO E733'-S1254' EXC E233'-S449' LOT 2 BLK 46 18.70AC
CAPISALLO S1254'-W587' EXC 0.77AC LOT 2 BLK 46 16.13AC
CAPISALLO UND 4/9 INT IN N2.0AC OF LOT 2 BLK 46 0.89 AC
CAPISALLO UND 1/9 INT IN 2.00AC OF LOT 2 BLK 46 0.22 AC
CAPISALLO UND 4/9 INT IN N2.0AC LOT 2 BLK 46 0.89AC
CAPISALLO W30AC LOT 15 BLK 46 29.54AC NET
CAPISALLO 40AC EXC 1.0 AC BLK 45 39.0 AC NET
CAPISALLO 10.5AC-NE 20.5AC LOT 6 BLK 44 10.5AC
CAPISALLO 17.92 AC -LOT 6 BLK 44
CAPISALLO SE 10AC-NE 22.08- LT 6 BLK 44 (8.85 AC NET)
CAPISALLO AN IRR TR N285.33'-W594.79' LOT 4 BLK 44 2.78 AC GR 2.05 AC NET
CAPISALLO S11.98AC-SW26.57AC LOT 4 BLK 44 11.28AC NET
CAPISALLO N11.98AC-S23.96AC-SW26.57AC LOT 4 BLK 44 10.95AC NET
CAPISALLO 40 AC ALL LOT 3 BLK 44 NE 13.32 AC LOT 4 BLK 44 53.32 AC NET
CAPISALLO W 10 AC -S 20 AC LOT 14 BLK 45
CAPISALLO N 20 AC -LOT 14 BLK 45
CAPISALLO E 10 AC -S 20 AC LOT 14 BLK 45
CAPISALLO LOT 1 BLK 63
CAPISALLO 40AC EXC 2AC LOT 3 BLK 45 38AC NET
CAPISALLO LOT 6 BLK 45 EXC E445'-N247' AN IRR TR 40.0 AC GR 37-96 AC NET
CAPISALLO AN IRR TR E445' - N247' 2.04 AC NET LT 6 BLK 45
CAPISALLO W680' LOT 15 BLK 24 EXC 1.50AC H/S & EXC E300'-W680'-S215' 17.63AC GR
17.30AC NET
CAPISALLO E300-W680'-S215' LOT 15 BLK 24 1.48AC GR 1.34AC NET
CAPISALLO E10AC-N14.63AC LOT 8 BLK 62 10.00AC
CAPISALLO SE 26.10 AC LOT 10 BLK 62
CAPISALLO S25.37AC EXC NW 0.67AC LOT 8 BLK 62 24.31AC NET
CAPISALLO 40ACS LOT 9 BLK 62 39.39AC NET
CAPISALLO 40 AC -LOT 16 BLK 62
CAPISALLO 40.0AC OF LOT 13 BLK 24 36.43AC NET
CAPISALLO 40.0AC OF LOT 4 BLK 25 37.91AC NET
CAPISALLO LOT 12 BLK 25 N10.00AC
CAPISALLO S 20 AC LOT 4 BLK 45
CAPISALLO 40 AC LOT 15 BLK 45
CAPISALLO 40 AC LOT 12 BLK 45
CAPISALLO LOT 16 BLK 45 40.00 ACS NET
CAPISALLO BLK 46 LOT 10 N 20.00 ACS NET CAPISALLO
CAPISALLO 40 AC LOT 5 BLK 45

CAPISALLO S 20 AC GR-LOT 8 BLK 45 19.39 AC NET
CAPISALLO 1AC-SE 10AC LOT 9 BLK 45 1AC NET
CAPISALLO 40 AC -LOT 10 BLK 45
CAPISALLO LOT 10 BLK 46 20.00 ACS NET
CAPISALLO 40 AC -LOT 7 BLK 44
CAPISALLO N 10 AC LOT 7 BLK 45
CAPISALLO N 20 AC -LOT 8 BLK 45
CAPISALLO 2AC-40AC LOT 3 BLK 45 2AC NET
CAPISALLO E 20 AC GR-LOT 14 BLK 46 18.94AC NET
CAPISALLO 40AC LOT 11 BLK 45 39.39AC NET
CAPISALLO 40 AC -LOT 13 BLK 45
CAPISALLO 40 AC -LOT 5 BLK 44
CAPISALLO 40.0AC OF LOT 8 BLK 23 39.39AC NET
CAPISALLO N20.0AC OF LOT 7 BLK 23 19.77AC NET
CAPISALLO 40.0AC OF LOT 9 BLK 24 38.84AC NET
CAPISALLO S165'-N495' LOT 10 BLK 24 5.0AC GR 4.94AC NET
TRIPLE 'M' LOT 1 BLK 1
CAPISALLO 40AC EXC S 290.4' LOT 16 BLK 24 31.20AC NET
CAPISALLO W150'-E300'-S290.4' LOT 15 BLK 24 1AC GR 0.90AC NET
CAPISALLO E580'-S550.06' EXC E450'-S290.4' LOT 15 BLK 24 4.32AC GR 4.23AC NET
CAPISALLO 40.0AC OF LOT 6 BLK 25 39.55AC NET
CAPISALLO 40.0AC OF LOT 2 BLK 23 36.56AC NET
CAPISALLO 40.0AC OF LOT 8 BLK 24 37.02AC NET
CAPISALLO 40.0AC OF LOT 2 BLK 24 38.66AC NET
CAPISALLO S165'-N330' LOT 10 BLK 24 5.00 AC GR 4.94 AC NET
CAPISALLO S20.0AC OF LOT 10 BLK 24 19.75AC NET
CAPISALLO W136.3'-E722.6'-S290.4' LOT 16 BLK 24 0.91AC NET
CAPISALLO W150'-E450'-S290.4' LOT 16 BLK 24 1.00AC NET
CAPISALLO E150'-S290' LOT 15 BLK 24 1AC GR 0.90AC NET
CAPISALLO 40.0AC OF LOT 7 BLK 25 39.55AC NET
CAPISALLO E660' LOT 16 BLK 25 20.00 AC GR 19.62 AC NET
CAPISALLO LOT 11 BLK 25 40.00AC GR 37.60AC NET
CAPISALLO 40 AC LOT 7 BLK 46
CAPISALLO 40 AC LOT 9 BLK 46
CAPISALLO E 20 AC -LOT 16 BLK 46
CAPISALLO W 20 AC GR-LOT 16 BLK 46 19.55AC NET
CAPISALLO 40.0AC OF LOT 11 BLK 23 35.61AC NET
CAPISALLO ALL LOT 12 BLK 23 31.80AC NET
CAPISALLO S145'-E233' LOT 2 BLK 46 0.77AC NET
CAPISALLO E 10 AC -LOT 15 BLK 46
CAPISALLO 40.0AC OF LOT 3 BLK 24 37.62AC NET
CAPISALLO 38.25AC OF LOT 12 BLK 24 37.30AC NET
CAPISALLO 40.0AC OF LOT 6 BLK 23 38.53AC NET
CAPISALLO 40.0AC OF LOT 5 BLK 23 38.79AC NET
CAPISALLO LOT 14 BLK 23 34.32 AC NET
CAPISALLO 40 AC LOT 8 BLK 46
CAPISALLO N20.0AC OF LOT 6 BLK 24 18.80AC NET

CAPISALLO W 20 AC -LOT 2 BLK 44
CAPISALLO S20.0AC OF LOT 7 BLK 23 19.78AC NET
TRIPLE 'M' LOT 2 BLK 1
TRIPLE 'M' LOT 3 BLK 1
CAPISALLO S 290.4'-W 300' LT 16 BK 24 2AC NET
CAPISALLO E150'-W450'-S290.4' LOT 16 BLK 24 1AC NET
CAPISALLO E150'-W600'-S290.4' LOT 16 BLK 24 1.00AC 1AC NET
CAPISALLO LOT 2 BLK 25 37.90 AC NET
CAPISALLO 1.50AC-LOT 15 BLK 24
CAPISALLO 40.0AC OF LOT 14 BLK 24 36.05AC NET
CAPISALLO 40.0AC OF LOT 3 BLK 25 38.66AC NET
CAPISALLO W60'-E640'-S550' & E640'-N770' LOT 15 BLK 24 12.07AC GR 12.03AC NET
CAPISALLO S165'-N660' LOT 10 BLK 24 5.00AC
CAPISALLO N5AC LOT 10 BLK 24 5AC GR 4.04AC NET
CAPISALLO 40.0AC OF LOT 8 BLK 25 39.39AC NET
CAPISALLO E660'- LOT 9 BLK 25 20 AC GR 17.73 AC NET
CAPISALLO W150'-E450'-S290.4' LOT 15 BLK 24 1AC GR 0.90AC NET
CAPISALLO 40.0AC OF LOT 10 BLK 25 35.75AC NET
CAPISALLO LOT 15 BLK 25 36.40 AC NET
CAPISALLO 1AC-40AC TR LOT 4 BLK 23
CAPISALLO 40.0AC OF LOT 3 BLK 23 36.70AC NET
CAPISALLO 39.0AC-40.0AC OF LOT 4 BLK 23 37.27AC NET
CAPISALLO N304'-S449'-E233' LOT 2 BLK 46 1.63AC NET
CAPISALLO 40.0AC OF LOT 4 BLK 24 37.93AC NET
CAPISALLO N20.0AC OF LOT 5 BLK 24 19.0AC NET
CAPISALLO 40.0AC OF LOT 11 BLK 24 37.64AC NET
CAPISALLO W280'-S270' LOT 12 BLK 24 1.74AC GR 1.49AC NET
CAPISALLO -N30AC LOT 12 BK 44 30.00AC NET
CAPISALLO S330'-N165' LOT 12 BLK 44 5AC
CAPISALLO W242'-N871'-LOT 1 BLK 46 4.84AC GR 4.67AC NET
CAPISALLO SE 2.63AC LOT 7 BLK 62
CAPISALLO 40.0AC OF LOT 1 BLK 23 36.56AC NET
CAPISALLO S660' LOT 5 & S660' LOT 6 BLK 24 40 AC GR 37.80 AC NET
CAPISALLO S224.50'-W210' LOT 7 BLK 24 1.0AC GR 0.73AC NET
CAPISALLO 39.0AC OF LOT 7 BLK 24 35.85AC NET
CAPISALLO E660' EXC E153'-W162'-N284.70' LOT 2 BLK 44 19.00AC GR 18.55AC NET
CAPISALLO 1AC-E20AC LOT 2 BLK 44 1AC NET
CAPISALLO 40.0 AC EXC 1.0 AC LOT 5 BLK 25 39AC GR 33.20AC NET
CAPISALLO 40.0AC OF LOT 1 BLK 24 37.31AC NET
CAPISALLO LOT 1 BLK 25 40AC GR 37.70AC NET
CAPISALLO 40 AC -LOT 1 BLK 46 EXC W242'-N871' 35.16AC
CAPISALLO 40 AC LOT 1 BLK 45
CAPISALLO 29.96 AC LOT 10 BLK 63
CAPISALLO 39.98 AC LOT 9 BLK 63
CAPISALLO 37.06 AC LOT 16 BLK 63
CAPISALLO 38.66 AC -LOT 8 BLK 63
CAPISALLO 18.30 AC -LT 7 BLK 63

CAPISALLO 30.51 AC LOT 2 BLK 63 30.00AC NET
CAPISALLO AN IRR TR S885'-E437.8' LOT 14 BLK 62 3.43 AC NET
CAPISALLO NE 4.23AC LOT 3 BLK 63 4.20AC NET
ANGELICA LOT 1
ANGELICA LOT 2
CAPISALLO S 20 AC -LOT 11 BLK 44
CAPISALLO N20AC EXC NE IRR TR 0.15AC 19.85AC NET
CAPISALLO 38.10 AC -LOT 15 BLK 62
CAPISALLO N 20 AC -LOT 4 BLK 45
CAPISALLO W20AC EXC AN IRR TR E345.65'- W660'- S162.42' LOT 14 BLK 46 18.23 AC
CAPISALLO AN IRR TR E345.65' - W660'- S162.42' LOT 14 BLK 46 1.32 AC
CAPISALLO E464' LOT 6 BLK 46 14.06AC GR 13.45AC NET
CAPISALLO N140'-E379.43' & S775'-E379.43' EXC N142.64'-E198.50' LOT 3 BLK 46
7.32AC GR 6.97AC NET
CAPISALLO E198.50'-S142.64'-N687.64' LOT 3 BLK 46 0.65AC GR 0.58AC NET
CAPISALLO S 405'-N 545'-E 379.43' LOT 3 BLK 46 1.65 AC NET
CAPISALLO LOTS 11 & 12 BLK 46 EAST OF FLOODWAY 29.59AC GR 28.98AC NET
CAPISALLO W202'-E226'-N273' LOT 2 BLK 45 1.27 AC GR 1.18 AC NET
CAPISALLO LOT 2 BLK 45 EXC W202'-E226'-N273' 38.73 AC GR 37.62 AC NET
CAPISALLO E440' LOT 14 BLK 25 13.33AC GR 12.68AC NET
CAPISALLO S21.97'-LT 9 AN IRR TR S399.05' LT 10 AN IRR TR N273.54' LT 15 & N106.5'
LT 16 BLK 23 13.36 AC GR 13.09 AC NET
CAPISALLO 40.0AC EXC 1.0AC & EXC AN IRR TR N273.54' LOT 15 BLK 23 34.98 AC GR
33.64 AC NET
CAPISALLO S1213.50' LOT 16 BLK 23 36.80 AC GR 35.37 AC NET
CAPISALLO N 1298' LOT 9 BLK 23 39.34 AC GR 38.74 AC NET
CAPISALLO 40.0AC OF LOT 10 BLK 23 EXC AN IRR TR S399.05' 35.79 AC GR 35.34 AC NET
CAPISALLO 2.21 AC LOT 13 BLK 6
CAPISALLO W7.60AC-LOT 4 BLK 6 7.60AC NET
CAPISALLO LOT 5 BK 6 6.90AC
CAPISALLO LOT 5.45 AC OF 12 BLK 6 ACREAGE 5.45
CAPISALLO LOT 11.87 AC OF 4 BLK 8 ACREAGE 11.87
CAPISALLO LOT 11.21 AC OF 5 BLK 8 ACREAGE NET 11.21
CAPISALLO LOT 12 BLK 8 10.57 AC ACREAGE 10.57 NET
CAPISALLO LOT 13 BLK 8 9.93 AC NET AC 9.93
CAPISALLO LOT 9.39 AC OF 4 BLK 7 ACREAGE 9.39
CAPISALLO LOT 8.64 AC OF 5 BLK 7 ACREAGE 8.64
CAPISALLO 8.01AC OF LOT 12 BLK 7 7.40AC NET
CAPISALLO LOT 7.37 AC OF 13 BLK 7 ACREAGE 7.37
CAPISALLO LOT 13 AN IRR TR E1236.81'-LOT 13 BLK 46 19.83AC GR 18.98AC NET
CAPISALLO W660' LOT 9 & W660' LOT 16 BLK 25 40.00 AC GR 39.62 AC NET
CAPISALLO N50'-S240.4'-W136.3'E586.3' LOT 16 BLK 24 0.156AC
CAPISALLO W136.3'-E586.3'-N50'-S190' LOT 16 BLK 24 .156 AC
CAPISALLO N50'-S290'-W136.3'-E586.3' & S140'-W136.3'-E586.3' LOT 16 BLK 24
CAPISALLO E440'-W880' LOT 14 BLK 25 13.33 NET
CAPISALLO W440' LOT 14 BLK 25 13.33 NET
CAPISALLO E24.92AC LOT 1 BLK 62 EXC N2.63AC-S7.44AC-W15AC 22.28AC NET

CAPISALLO E 1.35AC BEING AN IRR TRACT - W507.47'-E836.87'-N225.95'- S639.2'- LOT 1
BLK 62 1.35AC NET
CAPISALLO W 1.28AC BEING AN IRR TRACT- W507.47'-E836.87'-N225.95'- S639.2'-LOT 1
BLK 62 1.28AC NET

Attachment 16c

c. Order, resolution or ordinance establishing the reinvestment zone

Not Applicable.

Attachment 16d

d. Guidelines and criteria for creating the zone

Not Applicable.

Attachment 17

Signature and Certification Page signed and dated by Authorized School District Representative and Authorized Company Representative (applicant).

Please see attached.

