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SARA LEON  
& ASSOCIATES, LLC

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February 20, 2020

*Via FedEx*

Local Government Assistance & Economic Analysis  
Texas Comptroller of Public Accounts  
111 E. 17<sup>th</sup> Street  
Austin, Texas 78774

Re: Application for a Chapter 313 Value Limitation Agreement between the Needville Independent School District and Old 300 Solar Center, LLC

*First Year of Qualifying Time Period – 2020*  
*First Year of Limitation – 2022*

Dear Local Government Assistance and Economic Analysis Division:

The Needville Independent School District Board of Trustees approved the enclosed Application for Appraised Value Limitation on Qualified Property at a duly called meeting held on January 15, 2020. The Application was determined to be complete on February 20, 2020. The Applicant proposes to construct a solar electric generating facility in Fort Bend County. The installed capacity of the proposed project is expected to be approximately 400 megawatts (MW).

A copy is being provided to the Fort Bend County Appraisal District by copy of this correspondence. The Board of Trustees believes this project will be beneficial to the District and looks forward to your review and certification of this Application.

Thanks so much for your kind attention to this matter.

Respectfully submitted,



Sara Hardner Leon

Enclosures

February 20, 2020

Page 2

cc: *Via Electronic Mail:* [jordanwise@fbcad.org](mailto:jordanwise@fbcad.org)

Mr. Jordan Wise  
Chief Appraiser  
Fort Bend County Appraisal District  
2801 B.F. Terry Blvd.  
Rosenberg, TX 77471-5600

*Via Electronic Mail:* [rhodesc@needvilleisd.com](mailto:rhodesc@needvilleisd.com)

Mr. Curtis Wayne Rhodes, Superintendent of Schools, Needville Independent School District

*Via Electronic Mail:* [pmoore@lincolnclean.com](mailto:pmoore@lincolnclean.com)

Mr. Philip Moore, Senior Vice President - Development, Orsted Onshore North America, LLC

*Via Electronic Mail:* [jgoodwillie@lincolnclean.com](mailto:jgoodwillie@lincolnclean.com)

Ms. Jennifer Goodwillie, Director of Development, Orsted Onshore North America, LLC

*Via Electronic Mail:* [dsewell@sbaustinlaw.com](mailto:dsewell@sbaustinlaw.com)

Mr. David Sewell, Partner, Stahl, Davies, Sewell, Chavarria & Friend, LLP

# 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/](http://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

Date Application Received by District

First Name

Last Name

Title

School District Name

Street Address

Mailing Address

City

State

ZIP

Phone Number

Fax Number

Mobile Number (optional)

Email Address

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)*

First Name

Last Name

Title

Firm Name

Phone Number

Fax Number

Mobile Number *(optional)*

Email Address

4. On what date did the district determine this application complete? .....

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)*

First Name

Last Name

Title

Organization

Street Address

Mailing Address

City

State

ZIP

Phone Number

Fax Number

Mobile Number *(optional)*

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.

First Name

Last Name

Title

Organization

Street Address

Mailing Address

City

State

ZIP

Phone Number

Fax Number

Mobile Number *(optional)*

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)

First Name

Last Name

Title

Firm Name

Phone Number

Fax Number

Business Email Address

## SECTION 3: Fees and Payments

1. 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.

For the purpose of questions 2 and 3, "payments to the school district" include any and all payments or transfers of things of value made to the school district or to any person or persons in any form if such payment or transfer of thing of value being provided is in recognition of, anticipation of, or consideration for the agreement for limitation on appraised value.

2. 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
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)? ☐ Yes ☐ No ☐ N/A

## SECTION 4: Business Applicant Information

1. What is the legal name of the applicant under which this application is made? \_\_\_\_\_
2. List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter 171 (11 digits) \_\_\_\_\_
3. List the NAICS code \_\_\_\_\_
4. 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 \_\_\_\_\_

## SECTION 5: Applicant Business Structure

1. Identify Business Organization of Applicant (corporation, limited liability corporation, etc) \_\_\_\_\_
2. 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.
3. Is the applicant current on all tax payments due to the State of Texas? ☐ Yes ☐ No
4. Are all applicant members of the combined group current on all tax payments due to the State of Texas? ☐ Yes ☐ No ☐ N/A
5. 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:
- ☐ Land has no existing improvements ☐ Land has existing improvements (*complete Section 13*)
- ☐ Expansion of existing operation on the land (*complete Section 13*) ☐ 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 .....
2. Commencement of construction .....
3. Beginning of qualifying time period .....
4. First year of limitation .....
5. Begin hiring new employees .....
6. Commencement of commercial operations .....
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? .....

## SECTION 10: The Property

1. Identify county or counties in which the proposed project will be located .....
2. Identify Central Appraisal District (CAD) that will be responsible for appraising the property .....
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: ..... (Name, tax rate and percent of project)  
City: ..... (Name, tax rate and percent of project)  
Hospital District: ..... (Name, tax rate and percent of project)  
Water District: ..... (Name, tax rate and percent of project)  
Other (describe): ..... (Name, tax rate and percent of project)  
Other (describe): ..... (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/](http://comptroller.texas.gov/economy/local/ch313/).

1. At the time of application, what is the estimated minimum qualified investment required for this school district? .....
  2. What is the amount of appraised value limitation for which you are applying? .....
- 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): ..... \$ \_\_\_\_\_
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): ..... \$ \_\_\_\_\_

**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)? .....
2. What is the last complete calendar quarter before application review start date:  
☐ First Quarter ☐ Second Quarter ☐ Third Quarter ☐ Fourth Quarter of \_\_\_\_\_  
(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)? .....
- 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? .....
5. What is the number of new non-qualifying jobs you are estimating you will create? .....
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 .....
- b. 110% of the average weekly wage for manufacturing jobs in the county is .....
- c. 110% of the average weekly wage for manufacturing jobs in the region is .....
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? .....
10. What is the annual wage you are committing to pay for each of the new qualifying jobs you create on the qualified property? .....
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**.

## APPLICATION TAB ORDER FOR REQUESTED ATTACHMENTS

TAB	ATTACHMENT
1	Pages 1 through 11 of Application
2	Proof of Payment of Application Fee
3	Documentation of Combined Group membership under Texas Tax Code 171.0001(7), history of tax default, delinquencies and/or material litigation <i>(if applicable)</i>
4	Detailed description of the project
5	Documentation to assist in determining if limitation is a determining factor
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 <i>(if applicable)</i>
7	Description of Qualified Investment
8	Description of Qualified Property
9	Description of Land
10	Description of all property not eligible to become qualified property <i>(if applicable)</i>
11	<p>Maps that clearly show:</p> <ul style="list-style-type: none"> <li>a) Project vicinity</li> <li>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</li> <li>c) Qualified property including location of new buildings or new improvements</li> <li>d) Existing property</li> <li>e) Land location within vicinity map</li> <li>f) Reinvestment or Enterprise Zone within vicinity map, showing the actual or proposed boundaries and size</li> </ul> <p><b>Note:</b> Electronic maps should be high resolution files. Include map legends/markers.</p>
12	Request for Waiver of Job Creation Requirement and supporting information <i>(if applicable)</i>
13	Calculation of three possible wage requirements with TWC documentation
14	Schedules A1, A2, B, C and D completed and signed Economic Impact <i>(if applicable)</i>
15	Economic Impact Analysis, other payments made in the state or other economic information <i>(if applicable)</i>
16	<p>Description of Reinvestment or Enterprise Zone, including:</p> <ul style="list-style-type: none"> <li>a) evidence that the area qualifies as a enterprise zone as defined by the Governor's Office</li> <li>b) legal description of reinvestment zone*</li> <li>c) order, resolution or ordinance establishing the reinvestment zone*</li> <li>d) guidelines and criteria for creating the zone*</li> </ul> <p><b>* To be submitted with application or before date of final application approval by school board</b></p>
17	Signature and Certification page, signed and dated by Authorized School District Representative and Authorized Company Representative <i>(applicant)</i>

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)*

### **Tab Item 3**

#### **Documentation of Combined Group Membership under Texas Tax Code 171.0001(7)**

Documentation from Texas Comptroller's Franchise Tax Division to demonstrate combined group membership:

1. Old 300 Solar Center, LLC is a Delaware Limited Liability Company formed on October 17, 2019.
2. Old 300 Solar Center, LLC is registered in the State of Texas as a foreign limited liability company, File Number 803448589, in the Office of the Secretary of State. Taxpayer number 32072278529.
3. Old 300 Solar Center, LLC has one member with 100% ownership, Orsted Onshore North America, LLC, which is registered in the State of Texas as a foreign limited liability company in the Office of the Secretary of State. Taxpayer number 825192216.
4. Contact information for Old 300 Solar Center, LLC is as follows:
  - a. Contact: Philip Moore
  - b. Phone: (512) 767 – 7461
  - c. Email: [pmoore@lincolnclean.com](mailto:pmoore@lincolnclean.com)
5. As Old 300 Solar, LLC was registered with the Texas Secretary of State on October 17, 2019, it will appear as an affiliate on the combined group report filed by Orsted Onshore North America, LLC beginning with franchise tax report year 2020.

## **Tab Item 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.*

Old 300 Solar Center, LLC is requesting a Chapter 313 Appraised Value Limitation Agreement from Needville ISD for a proposed solar powered electric generating facility (the "Project") to be constructed in Needville ISD in Fort Bend County. The installed capacity of the proposed project is expected to be approximately 400 megawatts (MW). Solar panel type and size have yet to be finalized.

Construction of the Project is expected to commence in the fourth quarter of 2020 and is anticipated to be complete in the first quarter of 2022. Construction of the project will include, but is not limited to, the following: solar modules/panels, metal mounting system with tracking capabilities, battery or battery system, underground conduit, communication cables, electric collection system wiring, combiner boxes, DC-to-AC inverter stations, a project substation including breakers, a transformer, and meters, overhead transmission lines, inverter boxes on concrete pads, operations and maintenance facility, fencing for safety and security, telephone and internet communication system, access and service roads, and meteorological equipment to measure solar irradiation and weather conditions.

## **Tab Item 5**

### **Documentation to assist in determining if limitation is a determining factor:**

Old 300 Solar Center, LLC is a Delaware limited liability company. Old 300 Solar Center, LLC has one member with 100% ownership, Orsted Onshore North America, LLC (“Orsted”). Orsted has successfully developed projects involving over \$1 billion in capital investments in some of the largest electricity markets in the United States, including California, Nebraska, New Jersey, South Dakota, and Texas.

The Applicant for this Project has entered into several contracts related to the project, including long-term lease option agreements with area landowners and service agreements and scopes with various consultants (environmental, road and home glare, etc.) to assess the suitability of the site, and a request for studies leading to an interconnection agreement with the transmission provider. None of these contracts obligate Applicant to construct the Project, and each of these contracts may be terminated by Applicant without incurring any significant liability.

The project was also known as Spindletop Solar Center during earlier stages of its development. The Project applied to ERCOT on July 18, 2019, and it has been assigned GINR number 21INR0406.

The applicant is a national solar developer with the ability to locate projects of this type in other states within the United States and other regions within Texas with favorable solar characteristics. The Applicant is actively assessing and developing other projects outside of Texas that are competing for limited investment funds. In addition to its projects in Texas, the developer is assessing or developing projects in California, Nevada, Colorado, Texas, Nebraska, Illinois, Mississippi, Michigan, Missouri, Indiana, Florida, New York, Maryland, and Virginia. The appraised value limitation is critical to the ability of the Project to move forward in Needville ISD.

Without the available tax incentives, the economics of the Project become far less attractive and the likelihood of selling the electricity at a competitive price will significantly decrease. The Applicant for this project is competing against other developers who have been offered or are in the process of applying for Value Limitation Agreements with other school districts. Obtaining the limitation is critical to the economic and competitive viability of this Project. Without the limitation approval, the Applicant would likely terminate the Project, including the aforementioned contracts, leases, and limited improvements, in order to reallocate resources in areas with more favorable economics.

**Tab Item 6**

Not applicable.

## **Tab Item 7**

### **Description of Qualified Investment**

Old 300 Solar Center, LLC plans to construct a 400 MW solar farm (the “Project”) in Fort Bend County. This application covers all qualified property in the reinvestment zone and project boundary within Needville ISD.

The Applicant is requesting an appraised value limitation on all the property constructed or placed upon the real property within Needville ISD. Solar equipment selection is ongoing at this time and has not been finalized. The exact number of PV panels and their capacity will vary depending upon the panels and the inverters selected, manufacturer’s availability and prices, ongoing engineering design optimization, and the final megawatt generating capacity of the Project when completed.

Construction of the project will include, but is not limited to, the following: solar modules/panels, metal mounting system with tracking capabilities, battery or battery system, underground conduit, communication cables, electric collection system wiring, combiner boxes, DC-to-AC converter stations, a project substation including breakers, a transformer, and meters, overhead transmission lines, inverter boxes on concrete pads, operations and maintenance facility, fencing for safety and security, telephone and internet communication system, access and service roads, and meteorological equipment to measure solar irradiation and weather conditions.

Construction of the project is anticipated to begin in quarter 4 of 2020 with completion and commercial operation by quarter 1 of 2022.



## **Tab Item 8**

### **Description of Qualified Property**

Old 300 Solar Center, LLC plans to construct a 400 MW solar farm (the “Project”) in Fort Bend County. This application covers all qualified property in the reinvestment zone and project boundary within Needville ISD.

The Applicant is requesting an appraised value limitation on all the property constructed or placed upon the real property within Needville ISD. Solar equipment selection is ongoing at this time and has not been finalized. The exact number of PV panels and their capacity will vary depending upon the panels and the inverters selected, manufacturer’s availability and prices, ongoing engineering design optimization, and the final megawatt generating capacity of the Project when completed.

Construction of the project will include, but is not limited to, the following: solar modules/panels, metal mounting system with tracking capabilities, battery or battery system, underground conduit, communication cables, electric collection system wiring, combiner boxes, DC-to-AC converter stations, a project substation including breakers, a transformer, and meters, overhead transmission lines, inverter boxes on concrete pads, operations and maintenance facility, fencing for safety and security, telephone and internet communication system, access and service roads, and meteorological equipment to measure solar irradiation and weather conditions.

Construction of the project is anticipated to begin in quarter 4 of 2020 with completion and commercial operation by quarter 1 of 2022.

**Tab Item 9**

**Description of Land**

The land will not be part of the qualified property for the project.

**Tab Item 10**

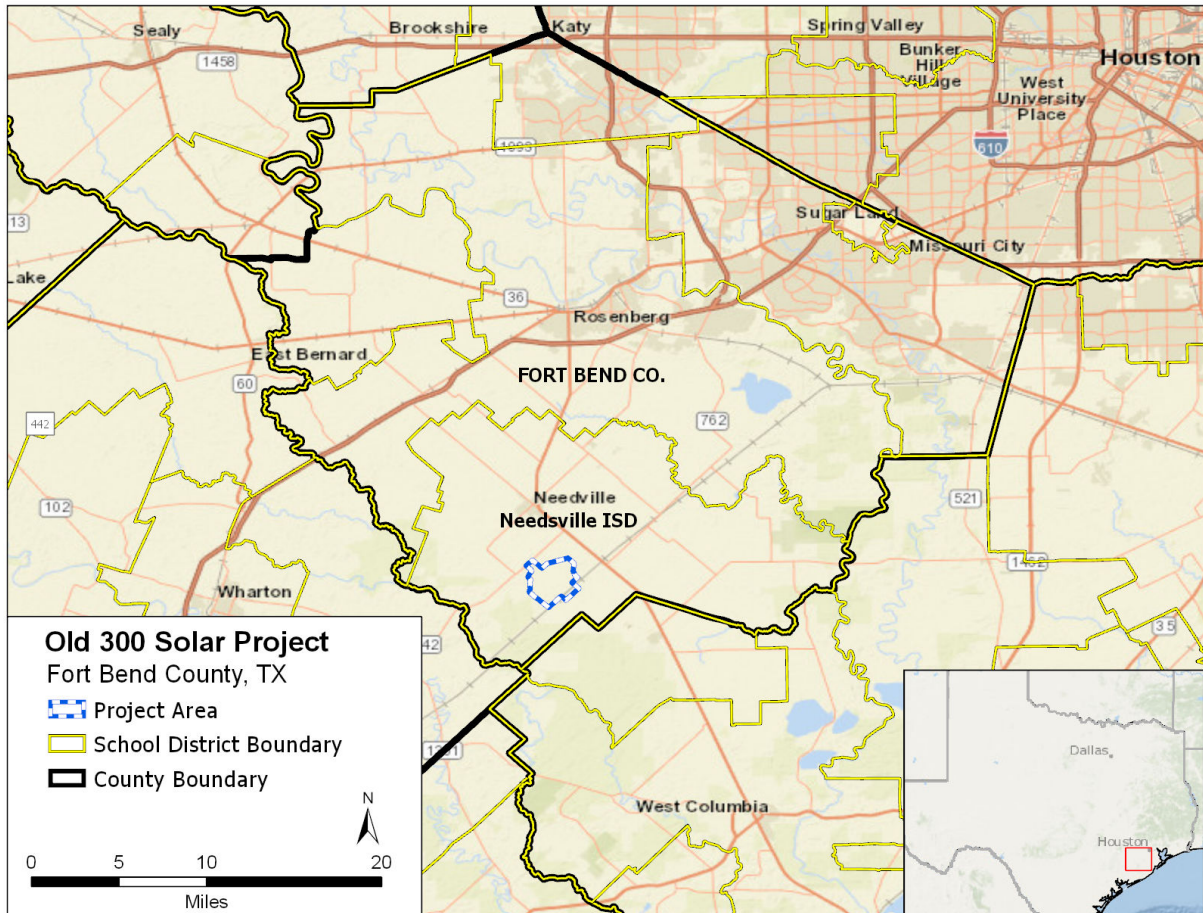
**Description of all property not eligible to become qualified property**

N/A

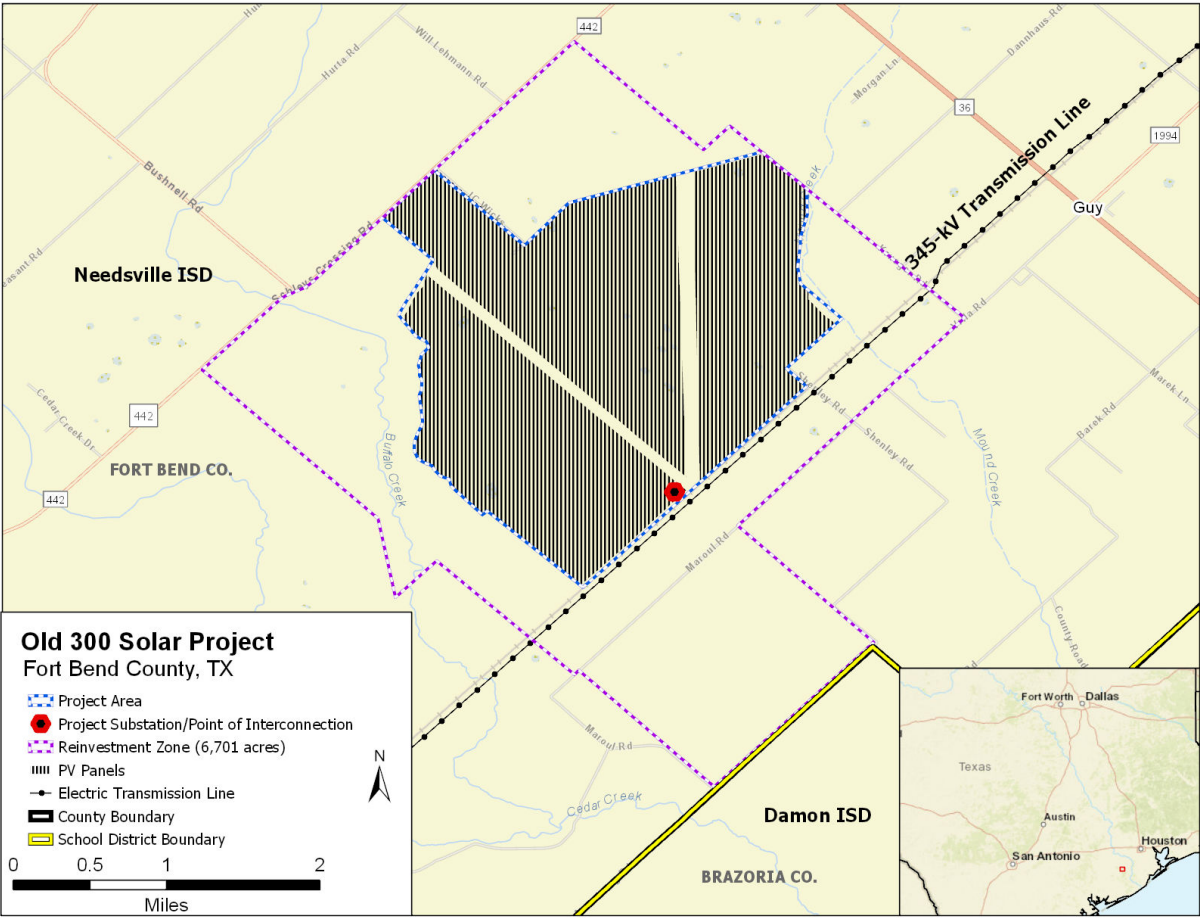
Tab Item 11

Maps

Vicinity and ISD Map:



**Location of Project, Proposed Reinvestment Zone, Needville ISD Boundary, County Boundary, Qualified Investment, and Qualified Property:**



**Tab Item 12**  
**Request For Waiver of Job Creation Requirement**

January 2, 2020

Superintendent Rhodes  
Needville ISD  
16227 Highway 36 South  
Needville, TX 77461

Re: Chapter 313 Job Waiver Request

Dear Superintendent Rhodes,

Please consider this letter to be Old 300 Solar Center, LLC's formal request to waive the minimum new job creation requirement, as provided under Texas Tax Code 313.025(f-l).

The governing body of a school district may waive the new jobs creation requirement in Section 313.021(2)(A)(iv)(b) or 313.051(b) and approve an application if the governing body makes a finding that the jobs creation requirement exceeds the industry standard for the number of employees reasonably necessary for the operation of the facility of the property that is described in this application. Solar energy projects create many full-time jobs during the construction phase, but these jobs are temporary by nature. Once the project is in operation, a small crew of full-time employees will maintain and operate the facility. The industry standard is 1-2 job per 100 MW, and based upon our experience in the solar industry, we expect that four (4) employees would be needed to operate a 400 MW facility, and we can commit to creating four (4) full-time positions to fill those needs. All would be qualifying jobs as described in Section 313.021(3) of the Texas Tax Code.

The applicant requests that the Needville ISD's Board of Trustees make such a finding and waive the job creation requirement. This waiver request is in line with industry standards for the job requirements for a solar energy facility of this size, as evidenced by limitation agreement applications that have been filed by other solar energy developers, and by documentation related to the development and operation of solar energy generation facilities.

The project stands to provide significant benefits to the community with respect to increased tax base.

Kind Regards,

Jennifer Goodwillie  
Director of Development  
Old 300 Solar Center, LLC

### Tab Item 13

#### Calculation of three possible wage requirements with TWC documentation

##### Quarterly Employment and Wages (QCEW)

##### Average Weekly Wage for All Jobs (All Industries) in Fort Bend County

Year	Period	Area	Ownership	Ind-Code	Industry	Avg. Weekly Wages
2018	3 <sup>rd</sup> Qtr	Fort Bend	Total All	10	Total, All Industries	\$952
2018	4 <sup>th</sup> Qtr	Fort Bend	Total All	10	Total, All Industries	\$1,031
2019	1 <sup>st</sup> Qtr	Fort Bend	Total All	10	Total, All Industries	\$1,045
2019	2 <sup>nd</sup> Qtr	Fort Bend	Total All	10	Total, All Industries	\$980
Average						\$1,002

$$110\% \text{ of } \$1,002 = \$1,102.20$$

Drag a column header and drop it here to group by that column												
Year	✕ ▼	Period	✕ ▼	Area	✕ ▼	Ownership	✕ ▼	Industry Code	✕ ▼	Industry	✕ ▼	Average Weekly Wage
2018		01		Fort Bend		Total All		10		Total, All Industries		1,048
2018		02		Fort Bend		Total All		10		Total, All Industries		959
2018		03		Fort Bend		Total All		10		Total, All Industries		952
2018		04		Fort Bend		Total All		10		Total, All Industries		1,031
2019		01		Fort Bend		Total All		10		Total, All Industries		1,045
2019		02		Fort Bend		Total All		10		Total, All Industries		980

## Quarterly Employment and Wages (QCEW)

### Average Weekly Wage for Manufacturing Jobs in Fort Bend County

Year	Period	Area	Ownership	Ind-Code	Industry	Avg. Weekly Wages
2018	3 <sup>rd</sup> Qtr	Fort Bend	Private	31-33	Manufacturing	\$1,447
2018	4th Qtr	Fort Bend	Private	31-33	Manufacturing	\$1,606
2019	1st Qtr	Fort Bend	Private	31-33	Manufacturing	\$1,676
2019	2 <sup>nd</sup> Qtr	Fort Bend	Private	31-33	Manufacturing	\$1,426
Average						\$1,538.75

$$110\% \text{ of } \$1,538.75 = \$1,692.63$$

Drag a column header and drop it here to group by that column								
Year	Period	Area	Ownership	Industry Code	Industry	Average Weekly Wage		
2018	01	Fort Bend	Private	31-33	Manufacturing	1,677		
2018	02	Fort Bend	Private	31-33	Manufacturing	1,417		
2018	03	Fort Bend	Private	31-33	Manufacturing	1,447		
2018	04	Fort Bend	Private	31-33	Manufacturing	1,606		
2019	01	Fort Bend	Private	31-33	Manufacturing	1,676		
2019	02	Fort Bend	Private	31-33	Manufacturing	1,426		



## Quarterly Employment and Wages (QCEW)

### Average Weekly Wage for Manufacturing Jobs in Region

Fort Bend County is included in the Houston-Galveston Area Council. The most recently reported (2018) average wage for the Houston-Galveston Area Council is \$61,909.

$$\$61,909 / 52 = \$1,190.56$$

$$110\% \text{ of } \$1,190.56 = \$1,309.61$$

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

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

Date

Applicant Name

ISD Name

Old 300 Solar Center, LLC

Needville ISD

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

Form 50-296A

Revised May 2014

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 <b>tangible personal property</b> placed in service during this year that will become Qualified Property	New investment made during this year in <b>buildings or permanent nonremovable components of buildings</b> 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]	<b>Total Investment</b> (Sum of Columns A+B+C+D)
Investment made before filing complete application with district	2020	2020-2021	2020	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							\$0	
Complete tax years of qualifying time period	2021	2021-2022	2021	\$429,000,000	\$1,000,000			\$430,000,000
	2022	2022-2023	2022					\$0
Total Investment through Qualifying Time Period [ENTER this row in Schedule A2]				\$429,000,000	\$1,000,000	\$0	\$0	\$430,000,000
Total Qualified Investment (sum of green cells)				Enter amounts from TOTAL row above in Schedule A2				
				\$430,000,000				

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.

Date

Applicant Name Old 300 Solar Center, LLC

ISD Name Needville ISD

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

Form 50-296A

Revised May 2014

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 <b>tangible personal property</b> placed in service during this year that will become Qualified Property	New investment made during this year in <b>buildings or permanent nonremovable components of buildings</b> that will become Qualified Property	Other investment made during this year that will <u>not</u> 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		\$429,000,000	\$1,000,000	\$0	\$0	\$430,000,000
Each year prior to start of value limitation period** <i>Insert as many rows as necessary</i>	0	2020-2021	2020					
Each year prior to start of value limitation period** <i>Insert as many rows as necessary</i>	0	2021-2022	2021	\$429,000,000	\$1,000,000	\$0	\$0	\$430,000,000
	1	2022-2023	2022	\$0	\$0	\$0	\$0	\$0
	2	2023-2024	2023	\$0	\$0	\$0	\$0	\$0
	3	2024-2025	2024	\$0	\$0	\$0	\$0	\$0
	4	2025-2026	2025	\$0	\$0	\$0	\$0	\$0
	5	2026-2027	2026	\$0	\$0	\$0	\$0	\$0
	6	2027-2028	2027	\$0	\$0	\$2,000,000	\$0	\$2,000,000
	7	2028-2029	2028	\$0	\$0	\$2,000,000	\$0	\$2,000,000
	8	2029-2030	2029	\$0	\$0	\$2,000,000	\$0	\$2,000,000
	9	2030-2031	2030	\$0	\$0	\$2,000,000	\$0	\$2,000,000
	10	2031-2032	2031	\$0	\$0	\$2,000,000	\$0	\$2,000,000
Total Investment made through limitation				\$429,000,000	\$1,000,000	\$10,000,000	\$0	\$440,000,000
Continue to maintain viable presence	11	2032-2033	2032			\$3,000,000		\$3,000,000
	12	2033-2034	2033			\$3,000,000		\$3,000,000
	13	2034-2035	2034			\$3,000,000		\$3,000,000
	14	2035-2036	2035			\$3,000,000		\$3,000,000
	15	2036-2037	2036			\$3,000,000		\$3,000,000
Additional years for 25 year economic impact as required by 313.026(c)(1)	16	2037-2038	2037			\$3,000,000		\$3,000,000
	17	2038-2039	2038			\$3,000,000		\$3,000,000
	18	2039-2040	2039			\$3,000,000		\$3,000,000
	19	2040-2041	2040			\$3,000,000		\$3,000,000
	20	2041-2042	2041			\$3,000,000		\$3,000,000
	21	2042-2043	2042			\$3,000,000		\$3,000,000
	22	2043-2044	2043			\$3,000,000		\$3,000,000
	23	2044-2045	2044			\$3,000,000		\$3,000,000
	24	2045-2046	2045			\$3,000,000		\$3,000,000
	25	2046-2047	2046			\$3,000,000		\$3,000,000

\* 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

\*\*\* 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

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

Applicant Name

Old 300 Solar Center, LLC

Form 50-296A

ISD Name

Needville ISD

Revised May 2014

	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&O after all reductions
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2020-2021	2020						
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2021-2022	2021						
	1	2022-2023	2022	\$0	\$980,000	\$421,400,000	\$422,380,000	\$422,380,000	\$30,000,000
	2	2023-2024	2023	\$0	\$921,200	\$396,116,000	\$397,037,200	\$397,037,200	\$30,000,000
	3	2024-2025	2024	\$0	\$865,928	\$372,349,040	\$373,214,968	\$373,214,968	\$30,000,000
	4	2025-2026	2025	\$0	\$813,972	\$350,008,098	\$350,822,070	\$350,822,070	\$30,000,000
	5	2026-2027	2026	\$0	\$765,134	\$329,007,612	\$329,772,746	\$329,772,746	\$30,000,000
	6	2027-2028	2027	\$0	\$719,226	\$309,267,155	\$309,986,381	\$309,986,381	\$30,000,000
	7	2028-2029	2028	\$0	\$676,072	\$290,711,126	\$291,387,198	\$291,387,198	\$30,000,000
	8	2029-2030	2029	\$0	\$635,508	\$273,268,458	\$273,903,966	\$273,903,966	\$30,000,000
	9	2030-2031	2031	\$0	\$597,378	\$256,872,351	\$257,469,728	\$257,469,728	\$30,000,000
	10	2031-2032	2032	\$0	\$561,535	\$241,460,010	\$242,021,545	\$242,021,545	\$30,000,000
Continue to maintain viable presence	11	2032-2033	2033	\$0	\$527,843	\$226,972,409	\$227,500,252	\$227,500,252	\$227,500,252
	12	2033-2034	2034	\$0	\$496,172	\$213,354,065	\$213,850,237	\$213,850,237	\$213,850,237
	13	2034-2035	2035	\$0	\$466,402	\$200,552,821	\$201,019,223	\$201,019,223	\$201,019,223
	14	2035-2036	2036	\$0	\$438,418	\$188,519,651	\$188,958,069	\$188,958,069	\$188,958,069
	15	2036-2037	2037	\$0	\$412,113	\$177,208,472	\$177,620,585	\$177,620,585	\$177,620,585
Additional years for 25 year economic impact as required by 313.026(c)(1)	16	2037-2038	2038	\$0	\$387,386	\$166,575,964	\$166,963,350	\$166,963,350	\$166,963,350
	17	2038-2039	2039	\$0	\$364,143	\$156,581,406	\$156,945,549	\$156,945,549	\$156,945,549
	18	2039-2040	2040	\$0	\$342,294	\$147,186,522	\$147,528,816	\$147,528,816	\$147,528,816
	19	2040-2041	2041	\$0	\$321,757	\$138,355,330	\$138,677,087	\$138,677,087	\$138,677,087
	20	2041-2042	2042	\$0	\$302,451	\$130,054,011	\$130,356,462	\$130,356,462	\$130,356,462
	21	2042-2043	2043	\$0	\$284,304	\$122,250,770	\$122,535,074	\$122,535,074	\$122,535,074
	22	2043-2044	2044	\$0	\$267,246	\$114,915,724	\$115,182,970	\$115,182,970	\$115,182,970
	23	2044-2045	2045	\$0	\$251,211	\$108,020,780	\$108,271,992	\$108,271,992	\$108,271,992
	24	2045-2046	2046	\$0	\$236,138	\$101,539,534	\$101,775,672	\$101,775,672	\$101,775,672
	25	2046-2047	2047	\$0	\$221,970	\$95,447,162	\$95,669,132	\$95,669,132	\$95,669,132

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

Only include market value for eligible property on this schedule.

## Schedule C: Employment Information

Date

Applicant Name

Old 300 Solar Center, LLC

Form 50-296A

ISD Name

Needville ISD

Revised May 2014

				Construction		Non-Qualifying Jobs	Qualifying Jobs	
				Column A	Column B	Column C	Column D	Column E
	Year	School Year (YYYY-YYYY)	Tax Year (Actual tax year) YYYY	Number of Construction FTE's or man-hours (specify)	Average annual wage rates for construction workers	Number of non-qualifying jobs applicant estimates it will create (cumulative)	Number of new qualifying jobs applicant commits to create meeting all criteria of Sec. 313.021(3) (cumulative)	Average annual wage of new qualifying jobs
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2020-2021	2020	50 FTEs	\$68,100			
Each year prior to start of Value Limitation Period <i>Insert as many rows as necessary</i>	0	2021-2022	2021	300 FTEs	\$68,100			
	1	2022-2023	2022	N/A	N/A	0	4	\$68,100
	2	2023-2024	2023				4	\$68,100
	3	2024-2025	2024	N/A	N/A	0	4	\$68,100
	4	2025-2026	2025	N/A	N/A	0	4	\$68,100
	5	2026-2027	2026	N/A	N/A	0	4	\$68,100
	6	2027-2028	2027	N/A	N/A	0	4	\$68,100
	7	2028-2029	2028	N/A	N/A	0	4	\$68,100
	8	2029-2030	2029	N/A	N/A	0	4	\$68,100
	9	2030-2031	2030	N/A	N/A	0	4	\$68,100
	10	2031-2032	2031	N/A	N/A	0	4	\$68,100
Years Following Value Limitation Period	11 through 25	2032-2047	2033-2047	N/A	N/A	0	4	\$68,100

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  
qualifying jobs in Subchapter B districts, 10 qualifying jobs in Subchapter C districts)  
If yes, answer the following two questions:

**C1a.** Will the applicant request a job waiver, as provided under 313.025(f-1)?

**C1b.** Will the applicant avail itself of the provision in 313.021(3)(F)?

Yes v	No v
Yes x	No v
Yes v	No v

# Schedule D: Other Incentives (Estimated)

Date

Applicant Name

ISD Name

Old 300 Solar Center, LLC

Needville 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:	N/A	N/A	N/A	N/A	N/A
	City:	N/A	N/A	N/A	N/A	N/A
	Other:	N/A	N/A	N/A	N/A	N/A
Tax Code Chapter 312	County: Fort Bend County	2021	10 years			
	City:	N/A	N/A	N/A	N/A	N/A
	Other:	N/A	N/A	N/A	N/A	N/A
Local Government Code Chapters 380/381	County:	N/A	N/A	N/A	N/A	N/A
	City:	N/A	N/A	N/A	N/A	N/A
	Other:	N/A	N/A	N/A	N/A	N/A
Freeport Exemptions	N/A	N/A	N/A	N/A	N/A	N/A
Non-Annexation Agreements	N/A	N/A	N/A	N/A	N/A	N/A
Enterprise Zone/Project	N/A	N/A	N/A	N/A	N/A	N/A
Economic Development Corporation	N/A	N/A	N/A		N/A	
Texas Enterprise Fund	N/A	N/A	N/A		N/A	
Employee Recruitment	N/A	N/A	N/A		N/A	
Skills Development Fund	N/A	N/A	N/A		N/A	
Training Facility Space and Equipment	N/A	N/A	N/A		N/A	
Infrastructure Incentives	N/A	N/A	N/A		N/A	
Permitting Assistance	N/A	N/A	N/A		N/A	
Other:	N/A	N/A	N/A		N/A	
Other:	N/A	N/A	N/A		N/A	
Other:	N/A	N/A	N/A		N/A	
Other:	N/A	N/A	N/A		N/A	
TOTAL				\$0	\$387,660	\$318,000

Additional information on incentives for this project:

**Tab Item 15**

**Economic Impact Analysis**

Not applicable.

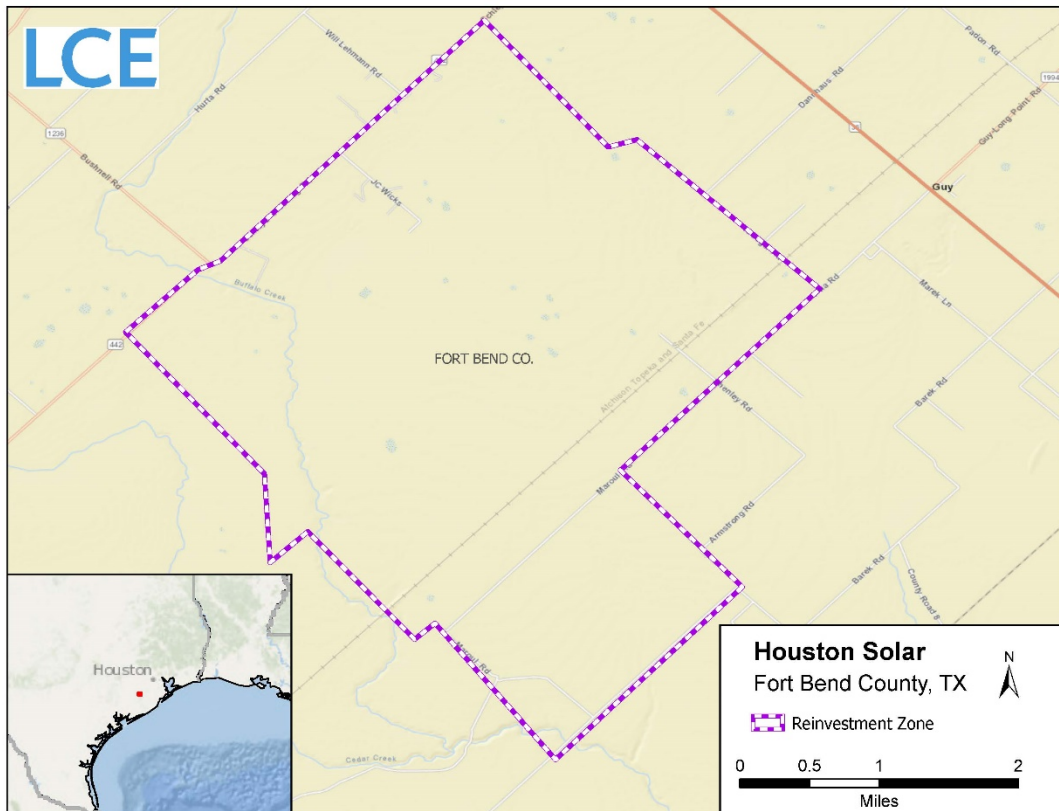
## Tab Item 16

### Description of Reinvestment Zone

All the real property situated in Fort Bend County, State of Texas, described as follows:

SECTION/SURVEY	GRANTEE	SURVEY	ABSTRACT	COUNTY
3	J. SCOTT	J. SCOTT SURVEY	84	FORT BEND
	R. HODGE	R. HODGE SURVEY	33	FORT BEND
1	J. LEE	J. LEE SURVEY	278	FORT BEND
	J.R. FARMER	J.R. FARMER SURVEY	748	FORT BEND
50	G.M. COLLINGSWORTH	G.M. COLLINGSWORTH SURVEY	615	FORT BEND
	G. DEDRICH	G. DEDRICH SURVEY	160	FORT BEND
61	H & TC RR CO.	H & TC RR SURVEY	235	FORT BEND
2	GERMAN EMIGRATION CO.	GERMAN EMIGRATION CO. SURVEY	179	FORT BEND
4	GERMAN EMIGRATION CO.	GERMAN EMIGRATION CO. SURVEY	178	FORT BEND
3	A. BALLE	A. BALLE SURVEY	105	FORT BEND
1	W.W. SIMPSON	W.W. SIMPSON SURVEY	319	FORT BEND

The Order of the Fort Bend County Commissioner establishing this reinvestment zone is pending. The boundary of the reinvestment zone was approved on December 10, 2019 as Fort Bend County Reinvestment Zone #26.





## SECTION 16: Authorized Signatures and Applicant Certification

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.

print  
here

Curtis Rhodes

Print Name (Authorized School District Representative)

Superintendent

Title

sign  
here

Signature (Authorized School District Representative)

01/15/2020

Date

## 2. Authorized Company Representative (Applicant) Signature and Notarization

I am the authorized representative for the business entity for the purpose of filing this application. I understand that this application is a government record as defined in Chapter 37 of the Texas Penal Code. The information contained in this application and schedules is true and correct to the best of my knowledge and belief.

I hereby certify and affirm that the business entity I represent is in good standing under the laws of the state in which the business entity was organized and that no delinquent taxes are owed to the State of Texas.

print  
here

Philip Moore

Print Name (Authorized Company Representative (Applicant))

Senior Vice President

Title

sign  
here

Signature (Authorized Company Representative (Applicant))

1/23/2020

Date



(Notary Seal)

GIVEN under my hand and seal of office this, the

23 day of January 2020

Notary Public in and for the State of Texas

My Commission expires:

5/11/2023

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.