SARA LEON
& ASSOCIATES, LLC

June 8, 2020

*Via Electronic Mail and Hand Delivery*
Local Government Assistance & Economic Analysis
Texas Comptroller of Public Accounts
111 E. 17th Street
Austin, Texas 78774

Re: Application for a Chapter 313 Value Limitation Agreement between the Woodsboro Independent School District and Blackjack Creek Wind Farm, LLC

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

The Woodsboro Independent School District Board of Trustees approved the enclosed Application for Appraised Value Limitation on Qualified Property at a duly called meeting held on May 11, 2020. The Application was determined to be complete on June 8, 2020. The Applicant proposes to construct a wind-powered electric generating facility with a total operating capacity of approximately 11 of the 2.3-MW wind turbine generators and 5 of the 4.8-MW wind turbine generators projected to be within Woodsboro ISD territory.

A copy is being provided to the Refugio 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

512.637.4244 | saraleonlaw.com
Austin | Houston | Corpus Christi
S|L
2901 Via Fortuna, Building 6, Suite 475
Austin, Texas 78746

cc: *Via Electronic Mail: connie_rcad@yahoo.com*
Connie Raymond, RPA, Chief Appraiser, Refugio County Appraisal District

*Via Electronic Mail: janice_sykora@wisd.net*
Janice Sykora, Superintendent of Schools, Woodsboro Independent School District

*Via Electronic Mail: sean.logsdon@rwe.com*
Sean Logsdon, Executive Vice President, RWE Renewables Americas LLC

*Via Electronic Mail: nathan.yates@rwe.com*
Nathan Yates, Development Manager, RWE Renewables Americas LLC

*Via Electronic Mail: mfry@keatax.com*
Mike Fry, Energy Services Director, KE Andrews,

# 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, as indicated on page 9 of this application, separating each section of the documents in addition to an electronic copy. 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, and has determined that all assertions of confidentiality are appropriate, the Comptroller will publish all submitted non-confidential 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

May 11, 2020
Date Application Received by District

Janice
First Name

Sykora
Last Name

Superintendent
Title

Woodsboro ISD
School District Name

408 S. Kasten Street, Woodsboro, Texas 78393
Street Address

408 S. Kasten Street
Mailing Address

N/A
City

Texas
State

78393
ZIP

361-543-4518
Phone Number

361-543-4856
Fax Number

Mobile Number (optional)

janice_sykora@wisd.net
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: Sara
Last Name: Leon
Title: Principal
Firm Name: Sara Leon & Associates, LLC
Phone Number: 512-637-4244
Fax Number: N/A
Mobile Number (optional): N/A
Email Address: saraleongroup@saraleonlaw.com

4. On what date did the district determine this application complete? ..... 06/08/2020

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: Sean
Last Name: Logsdon
Title: Executive Vice President
Organization: RWE Renewables Americas LLC
Street Address: 701 Brazos Street Suite 1400, Austin, TX 78701
Mailing Address: 701 Brazos Street Suite 1400
City: Austin
State: TX
ZIP: 78701
Phone Number: 512-423-1878
Fax Number: 512-494-9581
Mobile Number (optional): N/A
Business Email Address: sean.logsdon@rwe.com

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: Nathan
Last Name: Yates
Title: Development Manager
Organization: RWE Renewables Americas LLC
Street Address: 701 Brazos Street Suite 1400, Austin, TX 78701
Mailing Address: 701 Brazos Street Suite 1400
City: Austin
State: TX
ZIP: 78701
Phone Number: 512-200-6602
Fax Number: 512-494-9581
Mobile Number (optional): 512-200-6602
Business Email Address: nathan.yates@rwe.com

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: Mike
Last Name: Fry
Title: Energy Services Director
Firm Name: KE Andrews
Phone Number: 429-298-1594
Fax Number: 469.298.1619
Business Email Address: mfry@keatax.com

## 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, include all transaction information below. Include proof of application fee paid to the school district in **Tab 2**. Any confidential banking information provided will not be publicly posted.

Payment Amount: $75,000
Transaction Type: Check
Payor: RWE Renewables Americas, LLC
Payee: Woodsboro ISD
Date transaction was processed: May 11, 2020

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? Blackjack Creek Wind Farm, LLC
2. List the Texas Taxpayer I.D. number of entity subject to Tax Code, Chapter 171 (11 digits) 32061984061
3. Parent Company Name D RWE Renewables Americas, LLC
4. Parent Company Tax ID 12000751680
5. List the NAICS code 221115
6. Is the applicant a party to any other pending or active Chapter 313 agreements? ☑ Yes ☐ No

6a. If yes, please list application number, name of school district and year of agreement

Beeville ISD; 2022 (app. number pending), Skidmore-Tynan ISD; 2022 (app. number pending)

## SECTION 5: Applicant Business Structure

1. Identify Business Organization of Applicant (corporation, limited liability corporation, etc) LLC
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.

## SECTION 5: Applicant Business Structure *(continued)*

2b. List the Texas Franchise Tax Reporting Entity Taxpayer Name

RWE Renewables Americas LLC

2c. List the Reporting Entity Taxpayer Number

12000751680

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

## 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

*__Note__: Applicants requesting eligibility under this category should note that there are additional application and reporting data submission requirements.

## 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. If the project is an amendment or a reapplication please specify and provide details regarding the original project.
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

**NOTE**: Only construction beginning after the application review start date (the date the Texas Comptroller of Public Accounts deems the application complete) can be considered qualified property and/or qualified investment.

1. Estimated school board ratification of final agreement: October 1, 2020
2. Estimated commencement of construction: April 1, 2021
3. Beginning of qualifying time period (MM/DD/YYYY): January 1, 2022
4. First year of limitation (MM/DD/YYYY): January 1, 2022

4a. For the beginning of the limitation period, notate which **one of the following** will apply according to provision of 313.027(a-1)(2):

☐ A. January 1 following the application date ☐ B. January 1 following the end of QTP

☑ C. January 1 following the commencement of commercial operations

5. Commencement of commercial operations: December 31, 2021

## SECTION 10: The Property

1. Identify county or counties in which the proposed project will be located: Refugio County 100%
2. Identify Central Appraisal District (CAD) that will be responsible for appraising the property: Refugio 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:

M&O (ISD): Woodsboro ISD, 1.0680;100% (Name, tax rate and percent of project)

I&S (ISD): Woodsboro ISD,.3324;100% (Name, tax rate and percent of project)

County: Refugio Co., .7525; 100% (Name, tax rate and percent of project)

City: N/A (Name, tax rate and percent of project)

Hospital District: Refugio Memorial Hosp., .3008 ;100% (Name, tax rate and percent of project)

Water District: WCID Dist. #2, .00124;100% (Name, tax rate and percent of project)

Other (describe): Refugio GW Dist., .02; 100% (Name, tax rate and percent of project)

Other (describe): Refugio GW Dist., .02; 100% (Name, tax rate and percent of project)

## SECTION 10: The Property *(continued)*

5. List all state and local incentives as an annual percentage. Include the estimated start and end year of the incentive:

County: 312 Abatement; 80%; 2022-2031
(Incentive type, percentage, start and end year)

City: N/A
(Incentive type, percentage, start and end year)

Hospital District: N/A
(Incentive type, percentage, start and end year)

Water District: N/A
(Incentive type, percentage, start and end yeart)

Other (describe): N/A
(Incentive type, percentage, start and end year)

Other (describe): N/A
(Incentive type, percentage, start and end year)

6. Is the project located entirely within the ISD listed in Section 1? ..... ☐ Yes ☑ No

   6a. If no, attach in **Tab 6** maps of the entire project (depicting all other relevant school districts) and additional information on the project scope and size. Please note that only the qualified property within the ISD listed in Section 1 is eligible for the limitation from this application. Please verify that all information in **Tabs 7** and **8**, Section 11, 12 and 13, and map project boundaries pertain to only the property within the ISD listed in Section 1.

7. 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

   7a. If yes, attach in **Tab 6** supporting documentation from the Office of the Governor.

## SECTION 11: Texas Tax Code 313.021(1) Qualified 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? ..... 20,000,000

2. What is the amount of appraised value limitation for which you are applying? ..... 25,000,000

   **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 within the project boundary 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: Texas Tax Code 313.021(2) Qualified Property

1. Attach a detailed description of the qualified property. [See §313.021(2)] 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**);
   1c. a map or site plan of the proposed qualified property showing the location of the new buildings or new improvements inside the project area boundaries within a vicinity map that includes school district, county and RZ boundaries (**Tab 11**); and
   1d. Will any of the proposed qualified property be used to renovate, refurbish, upgrade, maintain, modify, improve, or functionally replace existing buildings or existing improvements inside or outside the project area? ..... ☐ Yes ☑ No

   **Note**: Property used to renovate, refurbish, upgrade, maintain, modify, improve, or functionally replace existing buildings or existing improvements inside or outside the project area cannot be considered qualified property and will not be eligible for a limitation. See TAC §9.1051(16).

## SECTION 12: Texas Tax Code 313.021(2) Qualified Property *(continued)*

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? ..... Please See Tab 16

## 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 within the project boundary**. 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 within the project boundary 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 within the project boundary 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 within the project boundary (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 number of new qualifying jobs you are committing to create? ..... 1
2. What is the number of new non-qualifying jobs you are estimating you will create? (See TAC 9.1051(14)) ..... 0
3. 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) and TAC 9.1051(b)(1)? ..... ☑ Yes ☐ No

   3a. If yes, attach evidence of industry standard 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.

4. 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). **Note**: If a more recent quarter of information becomes available before the application is deemed complete, updated wage information will be required.
   a. Non-qualified job wages
      - average weekly wage for all jobs (all industries) in the county is ..... 819.00
   b. Qualifying job wage minimum option §313.021(5)(A)
      -110% of the average weekly wage for manufacturing jobs in the county is ..... NO DATA
   c. Qualifying job wage minimum option §313.021(5)(B)
      -110% of the average weekly wage for manufacturing jobs in the region is ..... 1,254.80
5. 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)
6. What is the minimum required annual wage for each qualifying job based on the qualified property? ..... 65,249.60
7. What is the annual wage you are committing to pay for each of the new qualifying jobs you create on the qualified property? ..... 65,249.60
8. Will the qualifying jobs meet all minimum requirements set out in Tax Code §313.021(3)? ..... ☑ Yes ☐ No
9. 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

   9a. If yes, attach in **Tab 12** supporting documentation from the TWC, pursuant to §313.021(3)(F).

10. 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

    10a. 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, and C 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**.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 2**

**Proof of Payment of Application Fee**

See attached.

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)*

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 3**

**Documentation of Combined Group Membership**

Blackjack Creek Wind Project, LLC will be listed in the upcoming franchise tax report for RWE Renewables Americas LLC. Unfortunately, at this time, the document has not been issued yet, but should be available in June. Please note: RWE Renewables Americas LLC is the parent company of Blackjack Creek Wind Project, LLC and will be listed as such in the upcoming Texas franchise report issued for RWE Renewables Americas LLC.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 4**

## Description of Project

The proposed Project will consist of a facility designed to use wind power to generate electricity, including wind turbine generators, towers, transformers, transmission lines, and associated ancillary equipment necessary to safely operate, maintain, and transmit power to the ERCOT grid, and meteorological equipment to measure and test wind speed and direction. The Project is proposed to consist of approximately 60 wind turbine generators. Approximately 19 of the wind turbine generators will have a capacity of 2.3 megawatts per generator, and approximately 41 of the wind turbine generators will have a capacity of 4.8 megawatts per generator. This mixture of wind turbine generators will provide an approximate total Project capacity of 240 MW. Portions of the Project will be located in three different school districts—two districts within Bee County (Skidmore-Tynan ISD and Beeville ISD) and one district within Refugio County (Woodsboro ISD). Tab 6 of this application details how the Project facilities are divided among the counties and school districts. The portion of the Project located in Woodsboro ISD is the subject of this application. The portions of the Project located in Beeville ISD and Skidmore-Tynan ISD are the subject of separate applications being filed simultaneously (or nearly simultaneous) with this application.

The Project layout is not finalized at this time, but the base case scenario assumes that approximately 27% of the total project will be located in Woodsboro ISD (based on the location of the wind turbine generators). Woodsboro ISD is proposed to have approximately 11 of the 2.3-MW wind turbine generators and 5 of the 4.8-MW wind turbine generators (for a total of 16 wind turbines and 49 MWs of capacity) within its boundary. All of the property for which the applicant is seeking a limitation on appraised value will be owned by the applicant. All qualified property will be located inside the project boundaries.

The Project is in the process of obtaining an Interconnection Agreement with ERCOT. The Project applied for interconnection with ERCOT on March 20, 2018, and has been assigned interconnection study ERCOT #20INR0068. The Project has not been known by any other names in public statements or in other public applications.

Current land use for the private property consists of farming, ranching, hunting, and oil and gas production (note that these uses can continue as the Project is designed to be compatible with such activities).

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 5**

## Limitation as a Determining Factor

Throughout the United States the production of renewable energy has been increasingg as the cost of these systems has decreased and technological advancements have improved efficiency. In 2019, Texas ranked 1st in installed wind capacity. The state's geographic positions and containment of several large population centers has made Texas a favorable location for renewable energy development.

Renewable energy developers face many challenges in the determination of project location--one of these factors being the selection of an area where the greatest return on investment can be achieved. There are several factors that contribute to Texas's favor ability for development, one however that does not is the state's notoriously high property tax burden--ranking in the top 10 across the United States.

An appraised value limitation on qualified property allows developers to significantly diminish the property tax liability that composes a substantial ongoing cost of operation that directly impacts the economic rate of return for the project. In the absence of an appraised value limitation, the development of renewable energy facilities becomes financially uncertain as the rate of return often fails to meet the minimum return required to proceed.

Applicant has entered into interconnection studies with the Transmission Service Provider who owns the 345kV Transmission line running across the project site. Applicant (or an affiliate of applicant) has also entered into lease and easement agreements with landowners to permit the installation and operation of the Project facilities. None of the agreements entered into by applicant commits applicant to construct the Project.

The Company is currently considering several other locations to allocate capital investment to develop projects in. In the event a 313 is not secured for Blackjack Creek Wind Farm, LLC it is likely the capital allocated for this project will be used to develop another project in areas where both RWE is active and economic incentives can be secured namely other areas in Texas (Stephens County, Jack County, Bee County, Kenedy County, Willacy County, San Patricio County and several others), Oklahoma (Vici complex, Major), Kansas (two project sites), Indiana, Illinois, and Canada. The Company has received tax incentives on several of these projects which significantly improve the financial viability of the investment. RWE has not built a project in Texas that did not have a Chapter 313 agreement, as it is crucial to exceeding the company financial hurdle. RWE recently sold a project that was unable to get a Chapter 313 agreement, as it was unable to meet the minimum financial hurdle. Without a Chapter 313 agreement, this Project would probably not be built.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 6**

## Location in Multiple Districts

The entire project is proposed to consist of approximately 60 wind turbine generators. Approximately 19 of the wind turbine generators will have a capacity of 2.3 megawatts per generator, and approximately 41 of the wind turbine generators will have a capacity of 4.8 megawatts per generator. This mixture of wind turbine generators will provide an approximate total capacity of 240 MW. Portions of the Project will be located in three different school districts—two districts within Bee County (Skidmore-Tynan ISD and Beeville ISD) and one district within Refugio County (Woodsboro ISD). The siting of the turbines will be allocated among the counties and school districts as follows:

| Skidmore-Tynan ISD | Beeville ISD | Woodsboro ISD | TOTAL |
|---|---|---|---|
| 7 2.3-MW turbines<br>25 4.8-MW turbines<br><br>TOTAL:<br>32 turbines<br>136 MW | 1 2.3-MW turbine<br>11 4.8-MW turbines<br><br>TOTAL:<br>12 turbines<br>55 MW | 11 2.3-MW turbines<br>5 4.8-MW turbines<br><br>TOTAL:<br>16 turbines<br>49 MW | 19 2.3-MW turbines<br>41 4.8-MW turbines<br><br>TOTAL:<br>60 turbines<br>240 MW |

Based on the location of the turbines shown above:

- 53% of the total Project is located in Skidmore-Tynan ISD
- 20% of the total Project is located in Beeville ISD
- 27% of the total Project is located in Woodsboro ISD

The Project's collector substation is proposed to be located in Skidmore-Tynan ISD. The Project will interconnect into the ERCOT market's power grid at a proposed location in Skidmore-Tynan ISD.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 7**

## Description of Qualified Investment

The Project layout is not finalized at this time, but the base case scenario assumes that approximately 27% of the total project will be located in Woodsboro ISD (based on the location of the wind turbine generators). Woodsboro ISD is proposed to have approximately 11 of the 2.3-MW wind turbine generators and 5 of the 4.8-MW wind turbine generators (for a total of 16 wind turbines and 49 MWs of capacity) within its boundary.

Additional improvements constituting Qualified Investment in Woodsboro ISD will include:

- Roadwork, sloped for drainage, with turnouts from public roads
- Fencing to control livestock and to protect substations and other equipment as needed for safety and security.
- 32 wind turbine generator foundations, with anchor bolt embeds and template rings
- Wind turbine obstruction lighting per FAA requirements
- Telephone system
- One 345:34.5kV collection substation, including transformers with OLTC's, as well as associated circuit breakers, switches, reactive power compensation equipment and control building.
- The collection substation will be connected to the utility interconnection through a single-circuit, double 795 ACSR conductor 345kv transmission line located in Skidmore-Tynan ISD.
- Underground power cables from, and various cable accessories, with grounding.
- Permanent meteorological towers, quantity and location of which to be determined by final turbine layout.
- Underground communication cables
- Eligible ancillary and necessary equipment

Please Note: This application covers all qualified property within Woodsboro ISD. All of the property, equipment, and improvements owned by the applicant and located in the reinvestment zone within the boundary of Woodsboro ISD will be qualified property under this application.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 8**

## Description of Qualified Property

The Project layout is not finalized at this time, but the base case scenario assumes that approximately 27% of the total project will be located in Woodsboro ISD (based on the location of the wind turbine generators). Woodsboro ISD is proposed to have approximately 11 of the 2.3-MW wind turbine generators and 5 of the 4.8-MW wind turbine generators (for a total of 16 wind turbines and 49 MWs of capacity) within its boundary.

Additional improvements constituting Qualified Property in Woodsboro ISD will include:

- Roadwork, sloped for drainage, with turnouts from public roads
- Fencing to control livestock and to protect substations and other equipment as needed for safety and security.
- 32 wind turbine generator foundations, with anchor bolt embeds and template rings
- Wind turbine obstruction lighting per FAA requirements
- Telephone system
- One 345:34.5kV collection substation, including transformers with OLTC's, as well as associated circuit breakers, switches, reactive power compensation equipment and control building.
- The collection substation will be connected to the utility interconnection through a single-circuit, double 795 ACSR conductor 345kv transmission line located in Skidmore-Tynan ISD.
- Underground power cables from, and various cable accessories, with grounding.
- Permanent meteorological towers, quantity and location of which to be determined by final turbine layout.
- Underground communication cables
- Eligible ancillary and necessary equipment

Please Note: This application covers all qualified property within Woodsboro ISD. All of the property, equipment,and improvements owned by the applicant and located in the reinvestment zone within the boundary of Woodsboro ISD will be qualified property under this application.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 9**

## Description of Land

Not applicable.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 10**

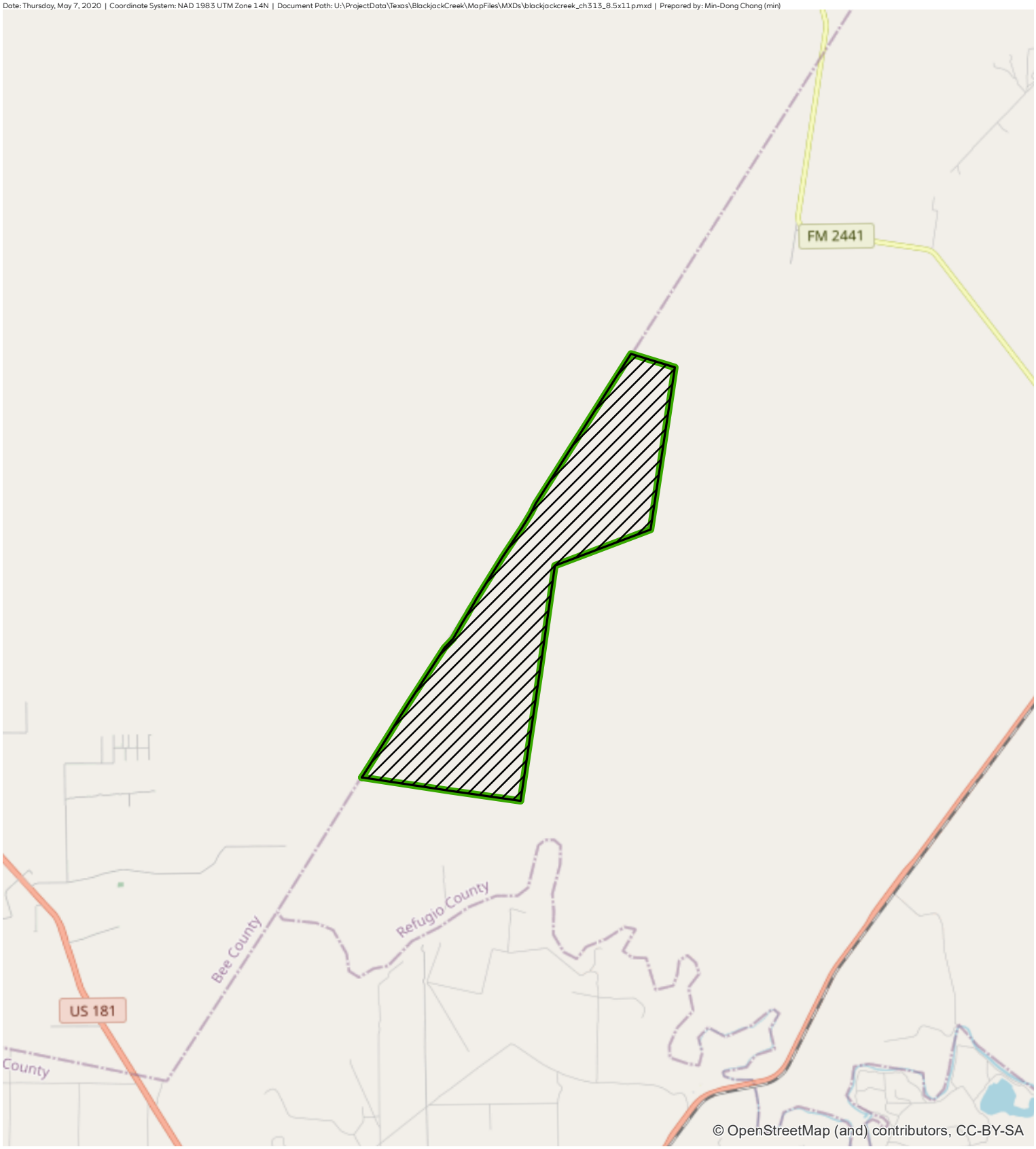
## Description of Property Not Eligible to Become Qualified Property

Not applicable.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitations on Qualified Property**
**Tab 11**

**Maps of Qualified Property**

See attached.



Proposed Reinvestment Zone

Project Boundary

N
W E
S

Miles
0 0.5 1 2

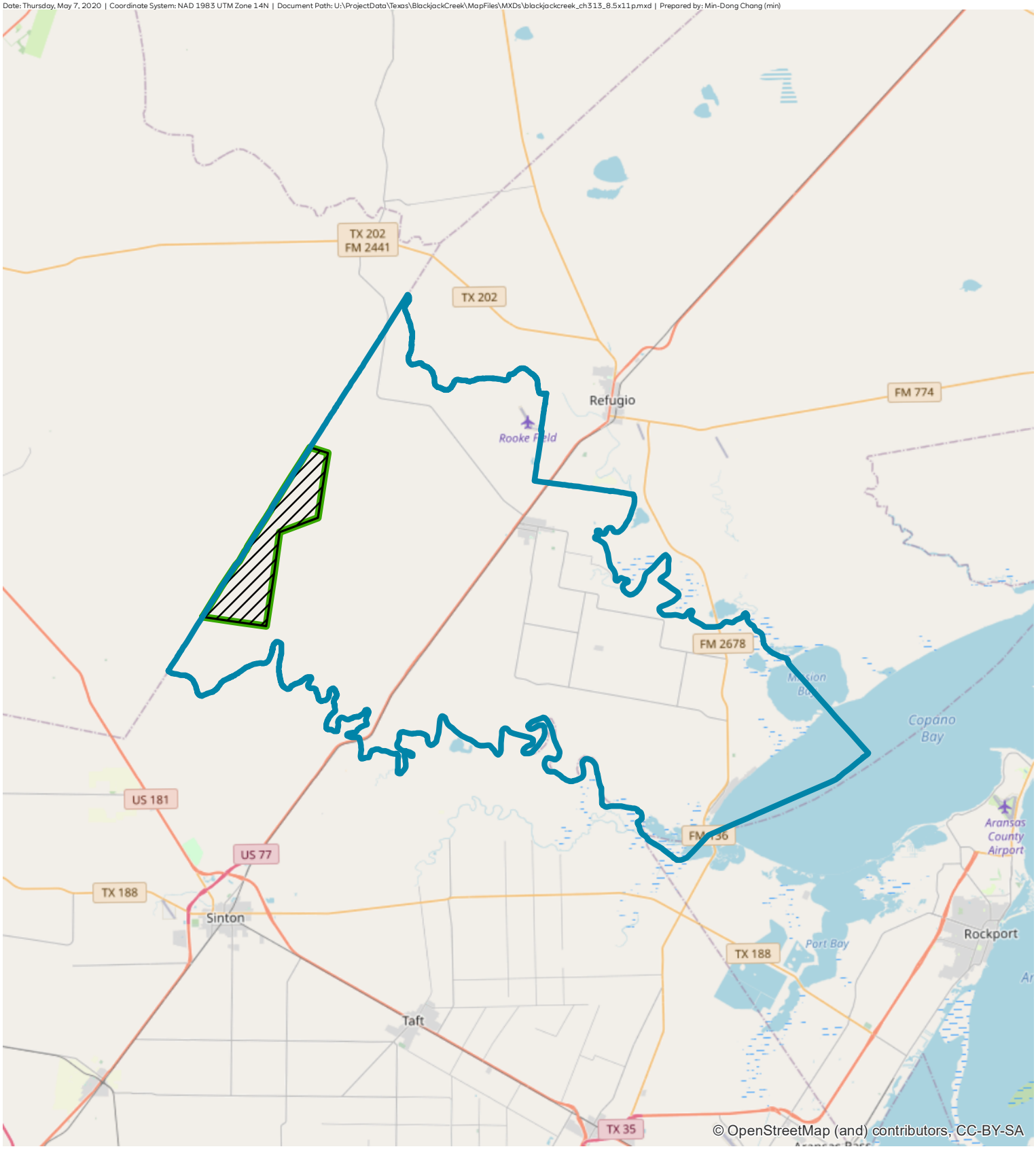
0 0.75 1.5 3
Kilometers

Date: May 07, 2020
Map Scale: 1:120,000
Projection: NAD 1983 UTM Zone 14N
Datum: North American 1983

RWE

Map produced by RWE Renewables for internal use only. Final analysis & site locations to be determined by RWE personnel through on-site verification. Map is not to be reproduced or redistributed without expressly written permission from RWE Renewables Americas, LLC.
Base data from Esri,OpenStreetMap, US Census.

Date: Thursday, May 7, 2020 | Coordinate System: NAD 1983 UTM Zone 14N | Document Path: U:\ProjectData\Texas\BlackjackCreek\MapFiles\MXDs\blackjackcreek_ch313_8.5x11p.mxd | Prepared by: Min-Dong Chang (min)



Proposed Reinvestment Zone
Project Boundary
Woodsboro ISD

N
W E
S

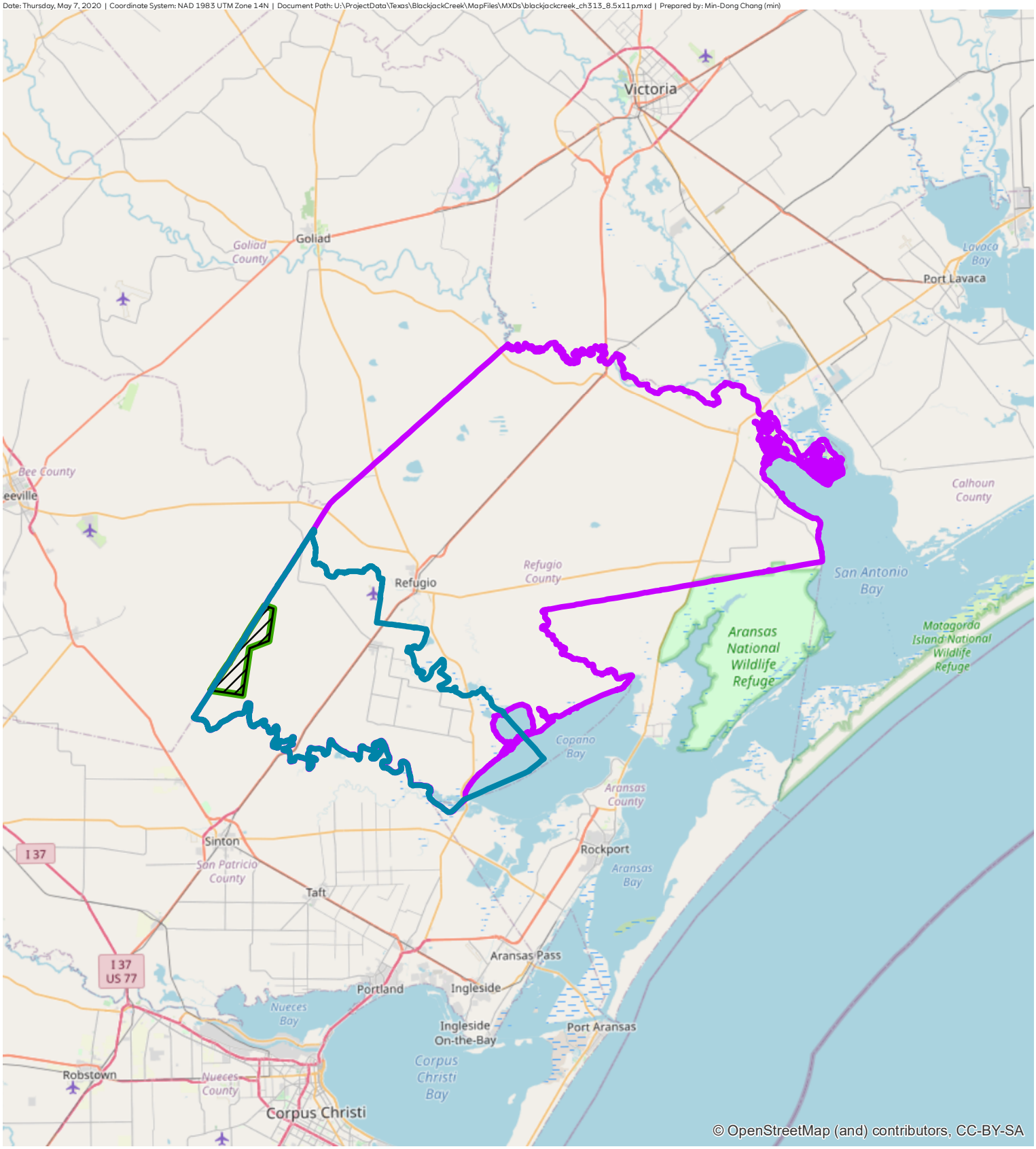
Miles
0 1.25 2.5 5

0 2 4 8
Kilometers

Date: May 07, 2020
Map Scale: 1:300,000
Projection: NAD 1983 UTM Zone 14N
Datum: North American 1983

RWE

Map produced by RWE Renewables for internal use only. Final analysis & site locations to be determined by RWE personnel through on-site verification. Map is not to be reproduced or redistributed without expressly written permission from RWE Renewables Americas, LLC.
Base data from Esri,OpenStreetMap, US Census.



Proposed Reinvestment Zone
Project Boundary
Woodsboro ISD
Refugio County

Date: May 07, 2020
Map Scale: 1:600,000
Projection: NAD 1983 UTM Zone 14N
Datum: North American 1983

N
W E
S

Miles
0 2.5 5 10

0 4 8 16
Kilometers

RWE

Map produced by RWE Renewables for internal use only. Final analysis & site locations to be determined by RWE personnel through on-site verification. Map is not to be reproduced or redistributed without expressly written permission from RWE Renewables Americas, LLC.
Base data from Esri,OpenStreetMap, US Census.

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 12**

**Request for Job Waiver**

See attached.

RWE Our energy for a sustainable life

701 Brazos Street
Suite 1400
Austin, TX 78701

May 13, 2020

Superintendent Janice Sykora
Woodsboro Independent School District
408 S. Kasten St.
Woodsboro, TX 78393

Re: Blackjack Creek Wind Farm, LLC Chapter 313 Job Waiver Request

Dear Superintendent Sykora,

Blackjack Creek Wind Farm, LLC requests that the Woodsboro Independent School District's Board of Trustees waive the job requirement provision as allowed by Section 313.025(f-1) of the Texas Tax Code. This waiver would be based on the school district's board findings that the jobs creation requirement exceeds the industry standard for the number of employees reasonably necessary for the operation of the type of facility that is described in the application.

Blackjack Creek Wind Farm, LLC requests that the Woodsboro Independent School District make such a finding and waive the job creation requirement for 10 permanent jobs. In line with industry standards for job requirements, Blackjack Creek Wind Farm, LLC has committed to create one job within Woodsboro ISD.

Wind projects create a large number of full and part-time, but temporary jobs during the construction phase of the project but require a relatively small number of highly skilled technicians to operate and maintain the project after commercial operation commences.

The industry standard for employment is typically one full-time employee for approximately every 15-20 turbines. This number may fluctuate depending on the operations and maintenance requirements of the turbine selected as well as the support and technical assistance offered by the turbine manufacturer. 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. In addition, to the onsite employees, there may be managers or technicians who support the project from offsite locations.

With kind regards,

Sean Logsdon
Sr. Vice President, Development

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitations on Qualified Property**
**Tab 13**

## Calculation of Wage Requirements

**TOTAL REGION MANUFACTURING WAGES Average (2018)**

| Council of Government | COG# | HOURLY | ANNUAL |
|---|---|---|---|
| Coastal Bend Council | 20 | $28.52 | $59,318 |
| WEEKLY WAGE: | $1,140.73 | | |
| **110% of WEEKLY WAGE:** | **$1,254.80** | **$65,249.60 (annualized)** | |

**TOTAL – ALL INDUSTRIES – Refugio County**

| Year | Quarter | Average Weekly |
|---|---|---|
| 2019 | Q1 | $827 |
| 2019 | Q2 | $794 |
| 2019 | Q3 | $834 |
| 2019 | Q4 | $821 |
| AVERAGE: | | $819.00 |

**TOTAL – MANUFACTURING – Refugio County **NO DATA AVAILABLE****

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

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

# Quarterly Census of Employment and Wages (QCEW) Report

Customize the report/Help with Accessibility

Drag a column header and drop it here to group by that column

| Year | Period | Area | Ownership | Industry | Average Weekly Wage |
|---|---|---|---|---|---|
| 2019 | 01 | Refugio | Total All | Total, All Industries | 827 |
| 2019 | 02 | Refugio | Total All | Total, All Industries | 794 |
| 2019 | 03 | Refugio | Total All | Total, All Industries | 834 |
| 2019 | 04 | Refugio | Total All | Total, All Industries | 821 |

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 14**

**Schedules A1, A2, B, C, and D**

See attached.

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

**Date** 5/5/2020
**Applicant Name** Blackjack Creek Wind Farm, LLC
**ISD Name** Woodsboro ISD

**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 **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 not 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 | | 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 | | 2021-2022 | 2021 | $ 70,666,667.00 | | | | $ 70,666,667.00 |
| Complete tax years of qualifying time period | QTP1 | 2022-2023 | 2022 | | | | | |
| | QTP2 | 2023-2024 | 2023 | | | | | |
| **Total Investment through Qualifying Time Period [ENTER this row in Schedule A2]** | | | | $ 70,666,667.00 | $ - | | | $ 70,666,667.00 |
| | | | | **Enter amounts from TOTAL row above in Schedule A2** | | | | |
| **Total Qualified Investment (sum of green cells)** | | | | $ 70,666,667.00 | | | | |

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** 5/5/2020
**Applicant Name** Blackjack Creek Wind Farm, LLC
**ISD Name** Woodsboro ISD

**Form 50-296A**
*Revised May 2014*

**PROPERTY INVESTMENT AMOUNTS**

**(Estimated Investment in each year. Do not put cumulative totals.)**

| | Year | School Year (YYYY-YYYY) | Tax Year (Fill in actual tax year below) YYYY | Column A<br>New investment (original cost) in **tangible personal property** placed in service during this year that will become Qualified Property | Column B<br>New investment made during this year in **buildings or permanent nonremovable components of buildings** that will become Qualified Property | Column C<br>Other investment made during this year that will not become Qualified Property [SEE NOTE] | Column D<br>Other investment made during this year that will become Qualified Property {SEE NOTE] | Column E<br>**Total Investment** (A+B+C+D) |
|---|---|---|---|---|---|---|---|---|
| | | | | **Enter amounts from TOTAL row in Schedule A1 in the row below** | | | | |
| Total Investment from Schedule A1* | -- | **TOTALS FROM SCHEDULE A1** | | $ 70,666,667.00 | $ - | | | $ 70,666,667.00 |
| Each year prior to start of value limitation period | 0 | 2020-2021 | 2020 | $ - | | | | $ - |
| Each year prior to start of value limitation period | 0 | 2021-2022 | 2021 | $ 70,666,667.00 | $ - | | | $ 70,666,667.00 |
| Value limitation period*** | 1 | 2022-2023 | 2022 | | | | | |
| | 2 | 2023-2024 | 2023 | | | | | |
| | 3 | 2024-2025 | 2024 | | | | | |
| | 4 | 2025-2026 | 2025 | | | | | |
| | 5 | 2026-2027 | 2026 | | | | | |
| | 6 | 2027-2028 | 2027 | | | | | |
| | 7 | 2028-2029 | 2028 | | | | | |
| | 8 | 2029-2030 | 2029 | | | | | |
| | 9 | 2030-2031 | 2030 | | | | | |
| | 10 | 2031-2032 | 2031 | | | | | |
| **Total Investment made through limitation** | | | | $ 70,666,667.00 | $ - | | | $ 70,666,667.00 |
| Continue to maintain viable presence | 11 | 2032-2033 | 2032 | | | | | |
| | 12 | 2033-2034 | 2033 | | | | | |
| | 13 | 2034-2035 | 2034 | | | | | |
| | 14 | 2035-2036 | 2035 | | | | | |
| | 15 | 2036-2037 | 2036 | | | | | |
| Additional years for 25 year economic impact as required by 313.026(c)(1) | 16 | 2037-2038 | 2037 | | | | | |
| | 17 | 2038-2039 | 2038 | | | | | |
| | 18 | 2039-2040 | 2039 | | | | | |
| | 19 | 2040-2041 | 2040 | | | | | |
| | 20 | 2041-2042 | 2041 | | | | | |
| | 21 | 2042-2043 | 2042 | | | | | |
| | 22 | 2043-2044 | 2043 | | | | | |
| | 23 | 2044-2045 | 2044 | | | | | |
| | 24 | 2045-2046 | 2045 | | | | | |
| | 25 | 2046-2047 | 2046 | | | | | |

* 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** 5/5/2020
**Applicant Name** Blackjack Creek Wind Farm, LLC
**ISD Name** Woodsboro ISD

**Form 50-296A**
*Revised May 2014*

| | | | | Qualified Property | | | Estimated Taxable Value | | |
|---|---|---|---|---|---|---|---|---|---|
| | **Year** | **School Year** (YYYY-YYYY) | **Tax Year** (Fill in actual tax year) YYYY | 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 | 0 | 2020-2021 | 2020 | | | | | | |
| Each year prior to start of Value Limitation Period | 0 | 2021-2022 | 2021 | | | | | | |
| Value Limitation Period | 1 | 2022-2023 | 2022 | | $ - | $ 70,666,667.00 | $ 70,666,667.00 | $ 70,666,667.00 | $ 25,000,000.00 |
| | 2 | 2023-2024 | 2023 | | $ - | $ 65,366,666.98 | $ 65,366,666.98 | $ 65,366,666.98 | $ 25,000,000.00 |
| | 3 | 2024-2025 | 2024 | | $ - | $ 60,464,166.95 | $ 60,464,166.95 | $ 60,464,166.95 | $ 25,000,000.00 |
| | 4 | 2025-2026 | 2025 | | $ - | $ 55,929,354.43 | $ 55,929,354.43 | $ 55,929,354.43 | $ 25,000,000.00 |
| | 5 | 2026-2027 | 2026 | | $ - | $ 51,734,652.85 | $ 51,734,652.85 | $ 51,734,652.85 | $ 25,000,000.00 |
| | 6 | 2027-2028 | 2027 | | $ - | $ 47,854,553.88 | $ 47,854,553.88 | $ 47,854,553.88 | $ 25,000,000.00 |
| | 7 | 2028-2029 | 2028 | | $ - | $ 44,265,462.34 | $ 44,265,462.34 | $ 44,265,462.34 | $ 25,000,000.00 |
| | 8 | 2029-2030 | 2029 | | $ - | $ 40,945,552.67 | $ 40,945,552.67 | $ 40,945,552.67 | $ 25,000,000.00 |
| | 9 | 2030-2031 | 2030 | | $ - | $ 37,874,636.22 | $ 37,874,636.22 | $ 37,874,636.22 | $ 25,000,000.00 |
| | 10 | 2031-2032 | 2031 | | $ - | $ 35,034,038.50 | $ 35,034,038.50 | $ 35,034,038.50 | $ 25,000,000.00 |
| Continue to maintain viable presence | 11 | 2032-2033 | 2032 | | $ - | $ 32,406,485.61 | $ 32,406,485.61 | $ 32,406,485.61 | $ 32,406,485.61 |
| | 12 | 2033-2034 | 2033 | | $ - | $ 29,975,999.19 | $ 29,975,999.19 | $ 29,975,999.19 | $ 29,975,999.19 |
| | 13 | 2034-2035 | 2034 | | $ - | $ 27,727,799.25 | $ 27,727,799.25 | $ 27,727,799.25 | $ 27,727,799.25 |
| | 14 | 2035-2036 | 2035 | | $ - | $ 25,648,214.31 | $ 25,648,214.31 | $ 25,648,214.31 | $ 25,648,214.31 |
| | 15 | 2036-2037 | 2036 | | $ - | $ 23,724,598.24 | $ 23,724,598.24 | $ 23,724,598.24 | $ 23,724,598.24 |
| Additional years for 25 year economic impact as required by 313.026(c)(1) | 16 | 2037-2038 | 2037 | | $ - | $ 21,945,253.37 | $ 21,945,253.37 | $ 21,945,253.37 | $ 21,945,253.37 |
| | 17 | 2038-2039 | 2038 | | $ - | $ 20,299,359.37 | $ 20,299,359.37 | $ 20,299,359.37 | $ 20,299,359.37 |
| | 18 | 2039-2040 | 2039 | | $ - | $ 18,776,907.41 | $ 18,776,907.41 | $ 18,776,907.41 | $ 18,776,907.41 |
| | 19 | 2040-2041 | 2040 | | $ - | $ 17,368,639.36 | $ 17,368,639.36 | $ 17,368,639.36 | $ 17,368,639.36 |
| | 20 | 2041-2042 | 2041 | | $ - | $ 16,065,991.41 | $ 16,065,991.41 | $ 16,065,991.41 | $ 16,065,991.41 |
| | 21 | 2042-2043 | 2042 | | $ - | $ 14,861,042.05 | $ 14,861,042.05 | $ 14,861,042.05 | $ 14,861,042.05 |
| | 22 | 2043-2044 | 2043 | | $ - | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 |
| | 23 | 2044-2045 | 2044 | | $ - | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 |
| | 24 | 2045-2046 | 2045 | | $ - | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 |
| | 25 | 2046-2047 | 2046 | | $ - | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 | $ 14,133,333.40 |

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** 5/5/2020

**Applicant Name** Blackjack Creek Wind Farm, LLC

**ISD Name** Woodsboro ISD

**Form 50-296A**

*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 | **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) | Annual wage of new qualifying jobs |
| Each year prior to start of Value Limitation Period | 0 | 2020-2021 | 2020 | 400 | $ 65,249.60 | | | |
| Each year prior to start of Value Limitation Period | 0 | 2021-2022 | 2021 | 400 | $ 65,249.60 | | | |
| Value Limitation Period *The qualifying time period could overlap the value limitation period.* | 1 | 2022-2023 | 2022 | | | | 1 | $ 65,249.60 |
| | 2 | 2023-2024 | 2023 | | | | 1 | $ 65,249.60 |
| | 3 | 2024-2025 | 2024 | | | | 1 | $ 65,249.60 |
| | 4 | 2025-2026 | 2025 | | | | 1 | $ 65,249.60 |
| | 5 | 2026-2027 | 2026 | | | | 1 | $ 65,249.60 |
| | 6 | 2027-2028 | 2027 | | | | 1 | $ 65,249.60 |
| | 7 | 2028-2029 | 2028 | | | | 1 | $ 65,249.60 |
| | 8 | 2029-2030 | 2029 | | | | 1 | $ 65,249.60 |
| | 9 | 2030-2031 | 2030 | | | | 1 | $ 65,249.60 |
| | 10 | 2031-2032 | 2031 | | | | 1 | $ 65,249.60 |
| Years Following Value Limitation Period | 11 through 25 | 2032-2047 | 2032-2047 | | | | 1 | $ 65,249.60 |

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

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 15**

## Economic Impact Analysis

N/A

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 16**

## Description of Reinvestment Zone

It is our request that Woodsboro Independent School District create the proposed reinvestment zone at or prior to the execution of the anticipated agreement. Please find attached a letter of intent provided from Woodsboro ISD in anticipation of creating the proposed reinvestment zone. Upon designation of the zone, the order establishing the zone will be submitted to the Texas Comptroller of Public Accounts.

# WOODSBORO INDEPENDENT SCHOOL DISTRICT

408 South Kasten Street - P.O. Box 770 - Woodsboro, Texas 78393
361-543-4518 / 361-543-4856 fax / janice_sykora@wisd.net
Janice Sykora, Superintendent


June 4, 2020

*Via Electronic Mail*
Local Government Assistance & Economic Analysis
Texas Comptroller of Public Accounts
111 E. 17th Street
Austin, Texas 78774

Re: Reinvestment Zone for Application for a Chapter 313 Value Limitation Agreement between the Woodsboro Independent School District and Blackjack Creek Wind Farm, LLC

The Woodsboro Independent School District Board of Trustees accepted an Application for Appraised Value Limitation on Qualified Property at a duly called meeting held on May 11, 2020. The District intends to create the "Blackjack Creek Wind Farm Reinvestment Zone" for the portion of the Blackjack Creek Wind Farm, LLC project that is located within the boundaries of Woodsboro ISD. The Reinvestment Zone will be created before the District approves the Agreement for Value Limitation between the District and Blackjack Creek Wind Farm, LLC. When the reinvestment zone is created, the final board resolution, reinvestment zone legal description and maps will be proved to your office.

Thank you for your attention to this matter.

Sincerely,

Janice Sykora

Ms. Janice Sykora
Superintendent of Schools

**Blackjack Creek Wind Farm, LLC**
**Application for Appraised Value Limitation on Qualified Property**
**Tab 17**

**Signature Page**

## 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** Janice Sykora
Print Name (Authorized School District Representative)

Supt.
Title

**sign here** Janice Sykora
Signature (Authorized School District Representative)

5-18-2020
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** Sam Logsdon
Print Name (Authorized Company Representative (Applicant))

SR VP Development
Title

**sign here**
Signature (Authorized Company Representative (Applicant))

5/5/2020
Date

NATHAN GEORGE YATES
Notary Public, State of Texas
Comm. Expires 10-10-2021
Notary ID 128667968

(Notary Seal)

GIVEN under my hand and seal of office this, the

5 day of May, 2020

Nathan George Yates
Notary Public in and for the State of Texas

My Commission expires: 10-10-2021

**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.**