



City of Auburn, Maine

Planning & Permitting Department

Eric Cousens, Director

60 Court Street | Auburn, Maine 04210

www.auburnmaine.gov | 207.333.6601

To: Auburn Planning Board

From: Katherine Cook, Planning Coordinator

Subject: Staff Report on 224 East Waterman Road Solar Project Extension Request

Date: December 12, 2023

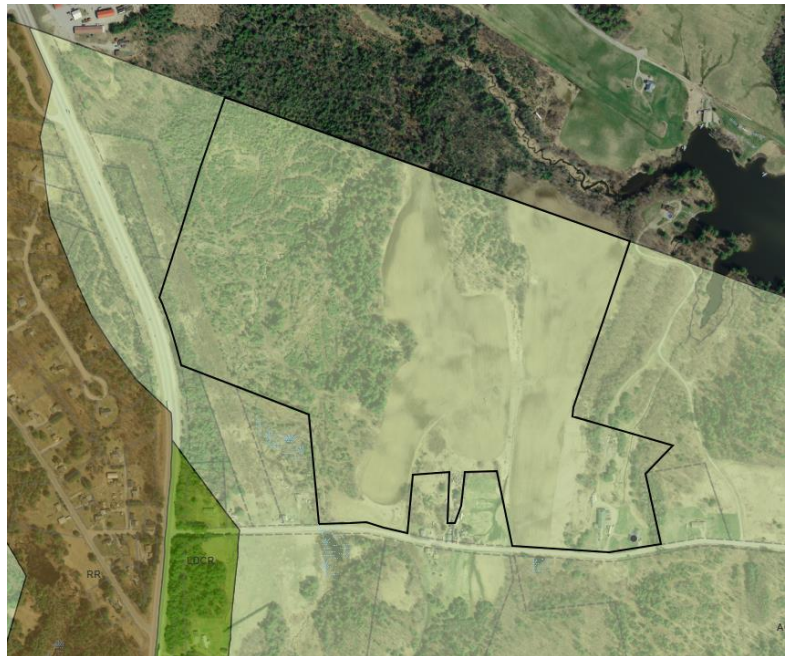
- I. Proposal: Extension:** BWC Gulf Island Pond, LLC, is requesting a one-year extension of the Site Plan approval for the project referred to as the Auburn Solar Project located at 224 East Waterman Road, City Assessor's Parcel I.D. 393-010. The Planning Board will review the extension request under Sec. 60-1308 of the City of Auburn's Code of Ordinances- Expiration of Approval.

The approval request also noted a few changes within the approved 1.83 MWdc solar array which reduce the environmental impact of the project. These are shown with the letter. The impact-reducing changes do not require additional review.

II. Suggested Findings:

1. Marco Addonizio with BlueWave submitted a letter on October 26th, 2023, requesting an extension of the project for one year, meeting the requirement that "a single one-year extension may be given upon a showing of good cause in writing by the applicant to the planning board not less than 30 days before the expiration of approval of his existing plan," (Sec. 60-1308).

2. The applicant has not been able to move forward with the project approved at the December 13th, 2022 Planning Board meeting because, due to delays beyond their control, they are still waiting to receive the System Interconnection Study from Central Maine Power. They need this agreement to solidify financing and ultimately break ground. The date to receive that study has been moved from April 2023 to December 2023.



- III. Planning Board Action:** Staff suggests Planning Board vote in favor of extending the approval for the Auburn Solar Project located at 224 East Waterman Road pursuant to Sec. 60-1308- Expiration of approval.

- IV. Suggested Motion:** I make a motion to approve a one-year extension, until December 13, 2024, granted to BWC Gulf Island Pond, LLC under Sec. 60-1308. All conditions of the Letter of Approval included in this packet apply.