



Los Angeles County Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

September 15, 2011

TO: Pat Modugno, Chair
Esther L. Valadez, Vice Chair
David W. Louie, Commissioner
Harold V. Helsley, Commissioner
Curt Pedersen, Commissioner

FROM: Susan Tae
Section Head, Zoning Permits North Section

**SUBJECT: Project Number R2010-00808-(5)
RCUP 201000071
RPC Meeting: September 21, 2011
Agenda Item: 6
Supplemental Information**

The above referenced project is a proposal for an alternating current (AC) photovoltaic (PV) generating facility located on approximately 4,782 acres in Kern and Los Angeles Counties and anticipated to generate approximately 650 megawatts (MW) of power.

This project includes a Final Environmental Impact Report (FEIR) and related documents, which has been adopted by Kern County. A previous package of review materials included a compact disc labeled 'FEIR' or 'Final Environmental Impact Report.' This disc contained the Draft Environmental Impact Report (DEIR); attached is a compact disc that contains the FEIR.

Also attached is a clearance letter from the Fire Department, dated September 9, 2011.

SMT:AT



COUNTY OF LOS ANGELES

FIRE DEPARTMENT

Land Development Unit – Fire Prevention Division
5823 Rickenbacker Road
Commerce, California 90040-3027
Office (323) 890-4243, Fax (323) 890-9783

DATE: September 9, 2011

TO: Department of Regional Planning
Zoning Permits North Section – Adam Thurtell

PROJECT #: CUP #2010-00808

LOCATION: Generally bounded by 130th Street West to the east, 160th Street West to the west, Avenue A to the North & Avenue to the South

REVISED CONDITIONS

General Comments:

1. The proposed Conditional Use Permit for a solar array field is **“Cleared”** for public hearing only. ***There will be no further clearances or approvals for this permit until all Fire Department conditions have been completed.***
2. The proposed solar array fields will require multiple entry and exit locations due to the size of the field.
3. Provide the location of access road leading from the closest paved public street to the proposed solar array fields. The required width of this road is 20 feet.
4. The proposed solar array fields are required to have a 20-foot on-site perimeter Fire Department access road.
5. This development requires several on-site Fire Department access roads going in the directions North-South & east-west. The access roads are required throughout the proposed solar array fields. The minimum width for the interior access roads is 20 feet, with a 32-foot center-line turning radius. The inner radius shall be 22 feet, and the outer radius shall be 42 feet.
6. The Fire Department is requiring the access roads to have a soil compaction of 90%, OR the apparatus access road shall be excavated and re-compacted to 90%.
7. The Fire Department is not requiring “All Weather Access” at this time; however, if buildings are built in the County of Los Angeles part of the development, additional access requirements will need to be addressed by the Fire Department. This will require “All Weather Access” and an increase in the access road widths and turning radius.

Vegetation Management:

1. The clearance of vegetation shall be in compliance with the brush clearance regulation as defined by the Fire Code or as directed by the Fire Official.
2. The vegetation shall be trimmed to a maximum height of 6 inches within the boundaries of the solar array.
3. Electrical transformer vaults or structures shall have all vegetation cleared to mineral soil for a distance of 50 feet.



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Water & Water Tank Requirements:

1. This development requires the installation of several water tanks with a minimum tank size of 10,000 gallons for Fire Department use only. The number of water tanks will be determined with submittal of the revised site plan to the Fire Department.
2. The water tanks shall be clearly identified for "Fire Department Use Only".
3. The water tanks shall be located adjacent to the ingress/egress gate located on the address side of the property.
4. The water tanks shall be in compliance with LACoFD Regulation 19, which provides guidance in the installation of a water tank.
5. The water tank shall have a low level water local alarm which shall be in compliance with all applicable codes and regulations.
6. The water tank shall have a Fire Department supply outlet of 2 1/2 inches in diameter with National Standard threads. The supply outlet is to be located 14-24 inches above the finished grade, and is required to be protected by approved barricades.
7. If the outlet is not provided directly off of the tank, provide a 6 inch underground pipe to a 4 inch upright pipe with an outlet of 2 1/2 inches with National Standard threads, which is required to be protected by barricades.

On-site Fire Apparatus Access Road Requirements:

1. The fire apparatus on-site access roads shall be installed and maintained in a drivable condition for the duration of the solar project.
2. The fire apparatus on-site access roads shall be installed prior to occupancy or operation of the facility.
3. Provide a minimum width of 20 feet, clear-to-the sky, for all on-site fire apparatus access roads with a minimum center-line turning radius of 32 feet for each turn.
4. The fire apparatus on-site access roads shall have a soil compaction of 90%, OR the apparatus access road shall be excavated and re-compacted to 90%.
5. Provide a 20-foot North-South & east-west Fire Department access roads throughout the development.
6. Provide a Fire Department access road around the entire perimeter of the solar project, which shall comply with the above noted requirements.
7. Provide access to any on-site building, above and below grade, including electrical collection vaults, and comply with the above listed requirements.
8. Structures which are used for habitable offices or maintenance space shall be provided with all weather access to within 150 feet of all portions of exterior walls.



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On-Site Ingress/ Egress Gates:

1. The onsite ingress/ egress gate shall be located on the address side of the property.
2. The onsite ingress/ egress gate width shall be a minimum 20 feet, clear-to-he sky, with all gate hardware clear of the road way width.
3. The facility emergency contact information shall be provided with each limited access device, per LACoFD Regulation 5, and shall be clearly indicated with an appropriate placard at each ingress location. The minimum size of the placard shall be 12 inches X 12 inches.
4. The onsite ingress/ egress gates shall be in compliance with LACoFD Fire Prevention Regulation #5.

Electrical Equipment:

1. All electrical disconnect locations shall be clearly identified.
2. All electrical shall be in compliance with all applicable state and local codes.

Additional Requirements:

1. Submit a minimum of four copies of the revised site plan with the indicated corrections to the Fire Department's Land Development Unit for review. The revised site plan shall be scaled with an Engineer Scale no greater than 1'=200". Additional access and water system requirements may be addressed at this time.
2. All Fire Protection facilities, including access and water, must be provided prior to and during construction. Should any questions arise regarding this matter, please feel free to call our office at (323) 890-4243.

Inspector: **Wally Collins**

