



Department of Regional Planning  
 320 West Temple Street  
 Los Angeles, California 90012

**PROJECT NUMBER**

R2011-00799-(5)

**HEARING DATE**

May 7, 2014

**REQUESTED ENTITLEMENTS**

Conditional Use Permit No. 201100071  
 Environmental Assessment No. 201100109

**PROJECT SUMMARY**

**OWNER / APPLICANT**

American Solar Greenworks

**MAP/EXHIBIT DATE**

March 24, 2014

**PROJECT OVERVIEW**

Project 3: American Solar Greenworks

The Project proposes to develop 35 megawatts of solar photovoltaic electricity generation on 135.6 acres of flat, previously farmed fallow land with some re-established vegetation, perimeter security fencing, and one 10,000 gallon water tank. No operations building or other permanent buildings are proposed. The Project would employ a series of photovoltaic module arrays, using fixed-tilt or tracker mounting supports, to convert sunlight into electrical energy without the use of heat transfer fluid or cooling water. The facility would deliver the electrical output to the existing regional transmission system. To minimize fugitive dust, no grading, disking, tilling, or rolling is proposed for preparation of the solar array areas; some grading is required for internal roads and required flood control drainage features. Proposed water supply for construction and operations would include use of out-of-basin or recycled water. The Project proposes use of existing electrical distribution facilities, rights-of-way, roads, and other existing infrastructure where feasible to minimize the need for new electrical support facilities. Construction of any new transmission lines necessary within unincorporated Los Angeles County jurisdiction would be located underground. The Project would be constructed and then operated for an estimated 35 years. A vegetative buffer would be located on the northerly half of the western boundary and at the northerly and easterly Project boundaries. A single existing development is located across from each of the east, west, and south boundaries and two existing developments are located across from the north boundary of the Project site. No other developments are adjacent to or in close proximity to the subject property.

**LOCATION AND ACCESS**

70th Street West & West Avenue G, Lancaster, CA

**ASSESSORS PARCEL NUMBER(S)**

3268-018-035, 3268-018-002, 3268-018-036

**SITE AREA**

135.6 Acres

**GENERAL PLAN / LOCAL PLAN**

Antelope Valley Areawide General Plan

**ZONED DISTRICT**

Antelope Valley West

**LAND USE DESIGNATION**

N-1 (Non-Urban 1)

**ZONE**

A-2-2 (Heavy Agriculture-two acres minimum required area)

**POWER GENERATION**

35 MW

**MAX DENSITY/UNITS**

NA

**COMMUNITY STANDARDS DISTRICT**

NA

**ENVIRONMENTAL DETERMINATION (CEQA)**

Environmental Impact Report

**KEY ISSUES**

- Consistency with the Los Angeles County Antelope Valley Areawide General Plan
- Compliance with the following Section(s) of Title 22 of the Los Angeles County Code:
  - 22.56.040 (Conditional Use Permit Burden of Proof Requirements)
  - 22.24.110 (A-2 Zone Development Standards)

**CASE PLANNER:**

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