



Ent 837610 Bk 890 Pg 577
Date: 24-AUG-2017 2:21:41PM
Fee: None Filed By: CR
CARBON COUNTY RECORDER, Recorder
CARBON COUNTY CORPORATION
For: CARBON COUNTY

**CONDITIONAL USE PERMIT
COUNTY OF CARBON
DEPARTMENT OF PLANNING**

THIS CERTIFICATE ISSUED AS PER SECTION 5.1.2 AND 4.2.17 OF THE
DEVELOPMENT CODE OF CARBON COUNTY TO:

**Perpetual Power [P-4], LLC
245 S. Orange St. Salt Lake City, UT 84104**

GRANTING A CONDITIONAL USE PERMIT TO OPERATE
A Utility Scale Solar Farm
Located in Spring Canyon on portions of parcels 2-139, 2-140, and 2-354

DATED: August 16, 2017

CONDITIONS:

1. Comply with all laws, regulations and restrictions of applicable State, Federal and Regulatory agencies in effect at the time of issuance of this conditional use permit
2. Comply with all laws, codes and ordinances of Carbon County pertaining to this business in effect at the time of issuance of this conditional use permit
3. Any buildings constructed for the project shall comply with adopted codes.
4. The property shall be kept free of debris, refuse, weeds (including but not limited to noxious weeds) and other flammable material that may constitute a fire hazard.
5. No trash, used materials, or wrecked or abandoned vehicles or equipment shall be stored in an open area. Containers for trash storage shall be maintained on the entire operating property.
6. Install a 7' site obscuring fence around the property.
7. Outdoor storage of materials limited to the height of the site obscuring fence.
8. Storm drainage plan prepared and approved by the Carbon County Engineer prior to the issuance of a building permit
9. Maintain entrance to property to be free of debris and obstructions and clean up any debris on road from any vehicles used.

Perpetual Power LLC./CUP/Solar Farm/8/16/17

10. Any potential run off, spills, or accidents to be addressed immediately and a plan in place for containment or cleanup
11. Mitigate any dust as dictated by road/weather conditions
12. A fully executed agreement for the distribution of power generated by the project must be provided to the County, and all other state or federal requirements shall be completed prior to Carbon County Road Department assisting in the upgrade of the County road accessing the project.
13. The manufacturers' or installers' identification and appropriate warning signage shall be posted at the site in a clearly visible manner.
14. Adhere to the setback, height, coverage requirements of the Mining and Grazing zone
15. The following requirements shall be met for decommissioning
 - a. Solar farm has not been active and continuous service for a period of one (1) year shall be removed at the owners or operators expense
 - b. The site shall be restored to its natural condition within six (6) months of the removal
16. Shall be designed or screened from routine view from public right-of-ways- or adjacent residentially zoned property

LEGAL DESCRIPTION:

Parcel #1: W2SE4 SEC 23, T13S, R9E, SLB&M. LESS R/W TO UP&L CO. ALSO EASEMENTS OVER FOLLOWING LANDS: BEG N 88°25'25" W 1812.06 & S 960.21 FT NE COR SEC 23; S 47°01'48" W 176.64 FT; S 78°56'19" W 130.43 FT; S 65°49'39" W 116.72 FT; S 27°53'52" W 125.39 FT; S 19°32'37" E 331.66 FT; S 26°35'48" E 88.46 FT; S 37°29'21" E 312.37 FT; S 15°58'18" W 141.09 FT; S 86°37'48" E 20.49 FT; N 15°58'18" E 146.69 FT; N 37°29'21" W 320.53 FT; N 26°35'48" W 85.32 FT; N 19°32'37" W 321.64 FT; N 27°53'52" E 109.73 FT; N 65°49'39" E 107.55 FT; N 78°56'19" E 133.85 FT; N 47°01'48" E 182.36 FT; N 42°58'12" W 20 FT TO BEG. 78.05 AC

Parcel #2: E2NW4; W2NE4; NE4SW4; NW4SE4 SEC 26, T13S, R9E, SLB&M. LESS: R/W TO UP&L CO. 246.96 AC

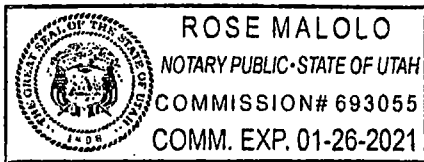
Parcel #3: E2SW4 SEC 23, T13S, R9E, SLB&M. 80.00 AC

SIGNED: Richard Tatton DATE 8-22-17
Richard Tatton, Chairman
Carbon County Planning Commission

STATE OF UTAH)
) :SS
COUNTY OF CARBON)

Witness my hand and official seal hereto affixed:

On this 22nd day of August 2017, personally appeared before me,
Richard Tatton, the signer(s) of the foregoing document, who duly
acknowledge to me that he executed the same.



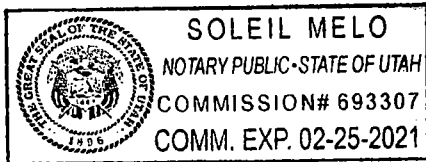
Rose Malolo
Notary Public
Residing at Price, UT
My Commission Expires 1-26-2021

SIGNED: [Signature] DATE _____
Carbon County Board of Commissioners

STATE OF UTAH)
) :SS
COUNTY OF CARBON)

Witness my hand and official seal hereto affixed:

On this 24 day of Aug 2017, personally appeared before me,
Jae Potter, the signer(s) of the foregoing document, who duly
acknowledge to me that he executed the same.



Soleil Meo
Notary Public
Residing at 751 E 100W Price UT 84501
My Commission Expires 02-25-21