

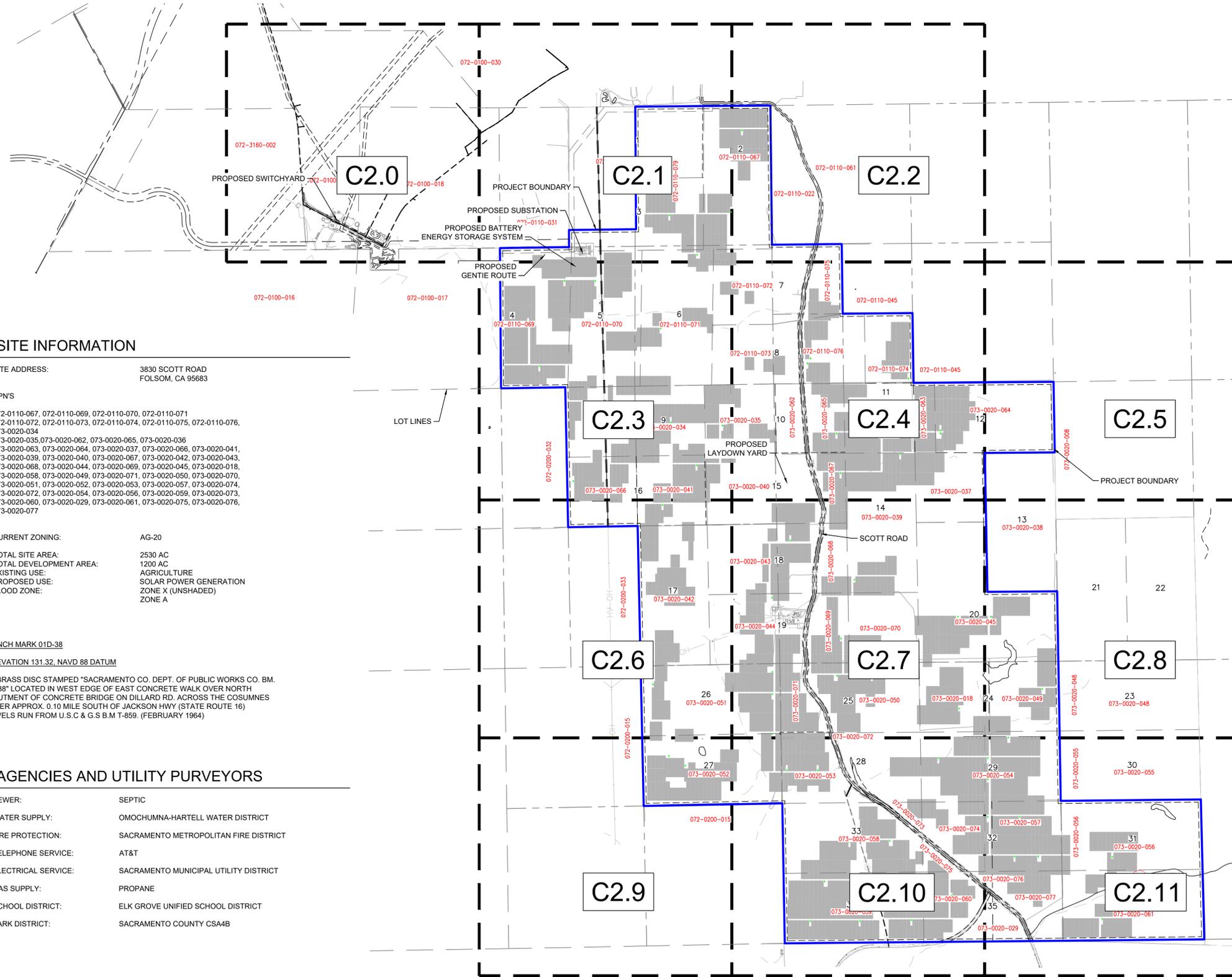
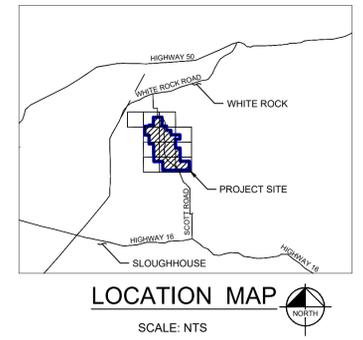
# SITE PLAN

## FOR

# COYOTE CREEK AGRIVOLTAIC RANCH

## 200 MWAC

3830 SCOTT ROAD  
FOLSOM, CA 95683



### SITE INFORMATION

**SITE ADDRESS:** 3830 SCOTT ROAD  
FOLSOM, CA 95683

**APN'S**  
072-0110-067, 072-0110-069, 072-0110-070, 072-0110-071  
072-0110-072, 072-0110-073, 072-0110-074, 072-0110-075, 072-0110-076,  
073-0020-034  
073-0020-035, 073-0020-062, 073-0020-065, 073-0020-036  
073-0020-063, 073-0020-064, 073-0020-037, 073-0020-066, 073-0020-041,  
073-0020-039, 073-0020-040, 073-0020-067, 073-0020-042, 073-0020-043,  
073-0020-068, 073-0020-044, 073-0020-069, 073-0020-045, 073-0020-018,  
073-0020-058, 073-0020-049, 073-0020-071, 073-0020-050, 073-0020-070,  
073-0020-051, 073-0020-052, 073-0020-053, 073-0020-057, 073-0020-074,  
073-0020-072, 073-0020-054, 073-0020-056, 073-0020-059, 073-0020-073,  
073-0020-060, 073-0020-029, 073-0020-061, 073-0020-075, 073-0020-076,  
073-0020-077

**CURRENT ZONING:** AG-20

**TOTAL SITE AREA:** 2530 AC  
**TOTAL DEVELOPMENT AREA:** 1200 AC  
**EXISTING USE:** AGRICULTURE  
**PROPOSED USE:** SOLAR POWER GENERATION  
**FLOOD ZONE:** ZONE X (UNSHADED)  
ZONE A

**BENCH MARK 01D-38**  
**ELEVATION 131.32, NAVD 88 DATUM**

2" BRASS DISC STAMPED "SACRAMENTO CO. DEPT. OF PUBLIC WORKS CO. BM. 10-38" LOCATED IN WEST EDGE OF EAST CONCRETE WALK OVER NORTH ABUTMENT OF CONCRETE BRIDGE ON DILLARD RD. ACROSS THE COSUMNES RIVER APPROX. 0.10 MILE SOUTH OF JACKSON HWY (STATE ROUTE 16) LEVELS RUN FROM U.S.C & G.S B.M T-859. (FEBRUARY 1964)

### AGENCIES AND UTILITY PURVEYORS

**SEWER:** SEPTIC

**WATER SUPPLY:** OMOCHUMNA-HARTELL WATER DISTRICT

**FIRE PROTECTION:** SACRAMENTO METROPOLITAN FIRE DISTRICT

**TELEPHONE SERVICE:** AT&T

**ELECTRICAL SERVICE:** SACRAMENTO MUNICIPAL UTILITY DISTRICT

**GAS SUPPLY:** PROPANE

**SCHOOL DISTRICT:** ELK GROVE UNIFIED SCHOOL DISTRICT

**PARK DISTRICT:** SACRAMENTO COUNTY CSA4B

Sheet List Table	
Sheet Number	Sheet Title
C1.0	COVER SHEET
C2.0	SITE PLAN
C2.1	SITE PLAN
C2.2	SITE PLAN
C2.3	SITE PLAN
C2.4	SITE PLAN
C2.5	SITE PLAN
C2.6	SITE PLAN
C2.7	SITE PLAN
C2.8	SITE PLAN
C2.9	SITE PLAN
C2.10	SITE PLAN
C2.11	SITE PLAN
C3.0	DETAILS
C3.1	DETAILS

### PROJECT TEAM

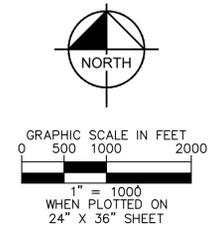
**OWNER**  
BARTON/MOSHER/HANFORD/MILGATE ETAL  
P.O BOX 1076  
WEST SACRAMENTO, CA 95691

**CIVIL ENGINEER (EOR)**  
DAVID BOSSU, PE  
KIMLEY-HORN AND ASSOCIATES, INC.  
1100 TOWN AND COUNTRY ROAD  
SUITE 700  
ORANGE, CA 92668  
714-705-1347  
EMAIL: DAVID.BOSSU@KIMLEY-HORN.COM

**APPLICANT/DEVELOPER**  
D.E. SHAW RENEWABLE INVESTMENTS  
DANIEL MENAHEM  
1166 AVENUE OF THE AMERICAS, 9TH FL  
NEW YORK, NY 10036  
202-390-7772

**CIVIL ENGINEER**  
ANDREW DOBBINS, PE (UT)  
KIMLEY-HORN AND ASSOCIATES, INC.  
555 CAPITOL MALL, SUITE 300  
SACRAMENTO, CA 95814  
916-520-3572  
EMAIL: ANDREW.DOBBS@KIMLEY-HORN.COM

**GEOTECHNICAL CONSULTANT**  
TERRACON CONSULTANTS, INC.  
CURTIS E. HALL, PG, CEG  
50 GOLDENLAND CT #100  
SACRAMENTO, CA 95834  
916-928-4690



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DATE 7/12/23  
SCALE AS SHOWN  
DESIGNED BY AD  
DRAWN BY KM  
CHECKED BY AD

COVER SHEET

COYOTE CREEK AGRIVOLTAIC RANCH 200 MWAC

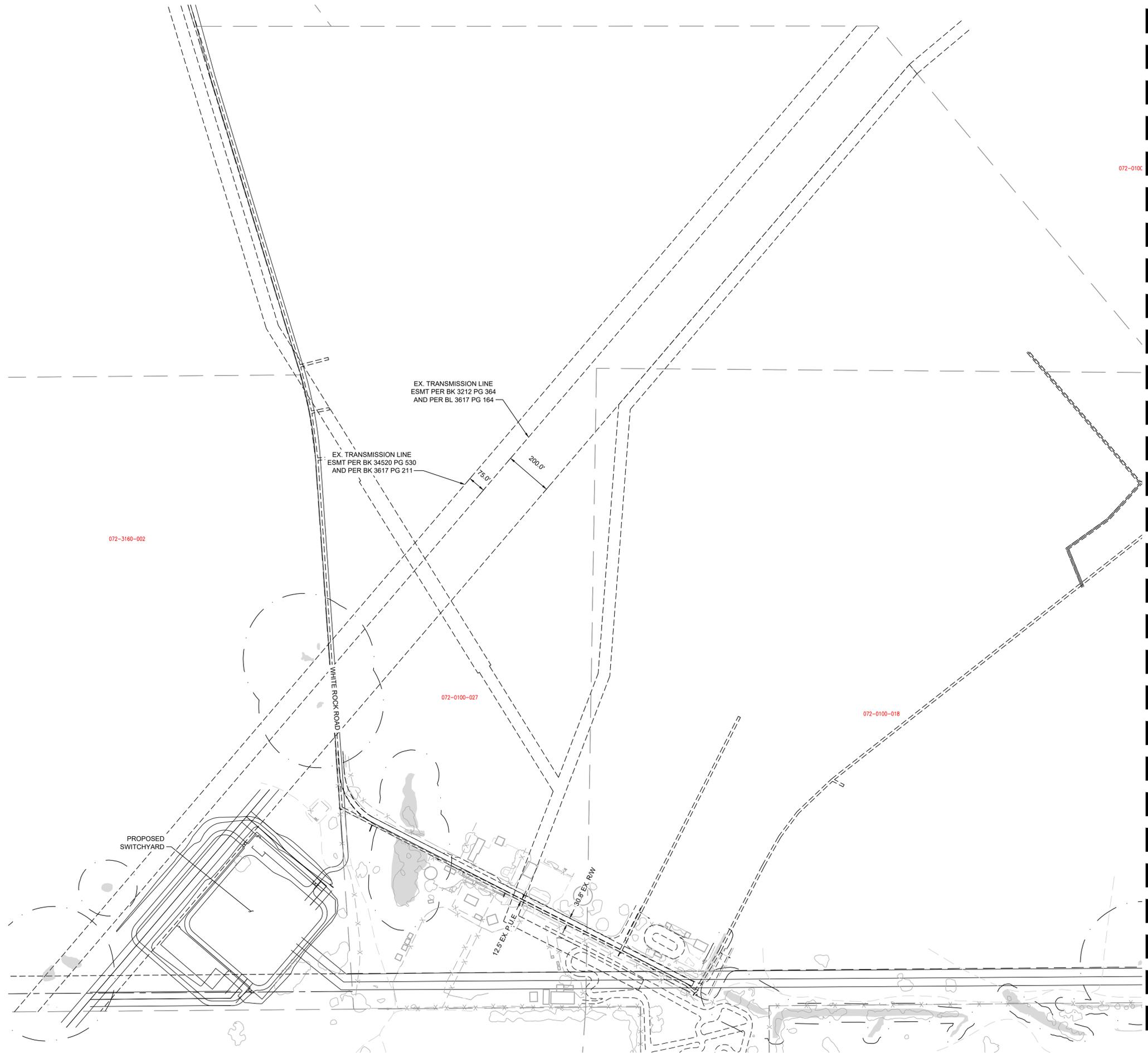
CALIFORNIA  
SACRAMENTO COUNTY

SHEET NUMBER  
**C1.0**

NO. DATE BY

FOR PERMITTING PURPOSES ONLY

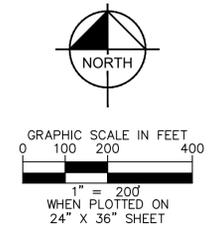
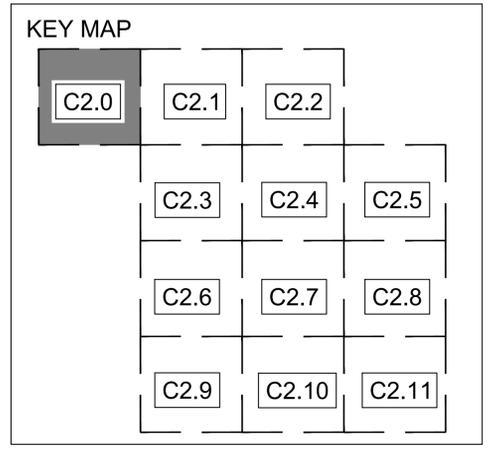
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**LEGEND**

	PROJECT BOUNDARY
	EXISTING EASEMENT LINE
	EXISTING LOT LINE
	SECTION LINE
	ELECTRICAL TRANSMISSION EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING ROAD CENTERLINE
	EXISTING OVERHEAD ELECTRIC
	EQUIPMENT SETBACK LINE
	EXISTING GRADE CONTOUR (5FT)
	PROPOSED GRADE CONTOUR (5FT)
	SWALE WITH BUFFER
	LIMIT OF PROPOSED GRADING
	EXISTING SECURITY FENCE
	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL

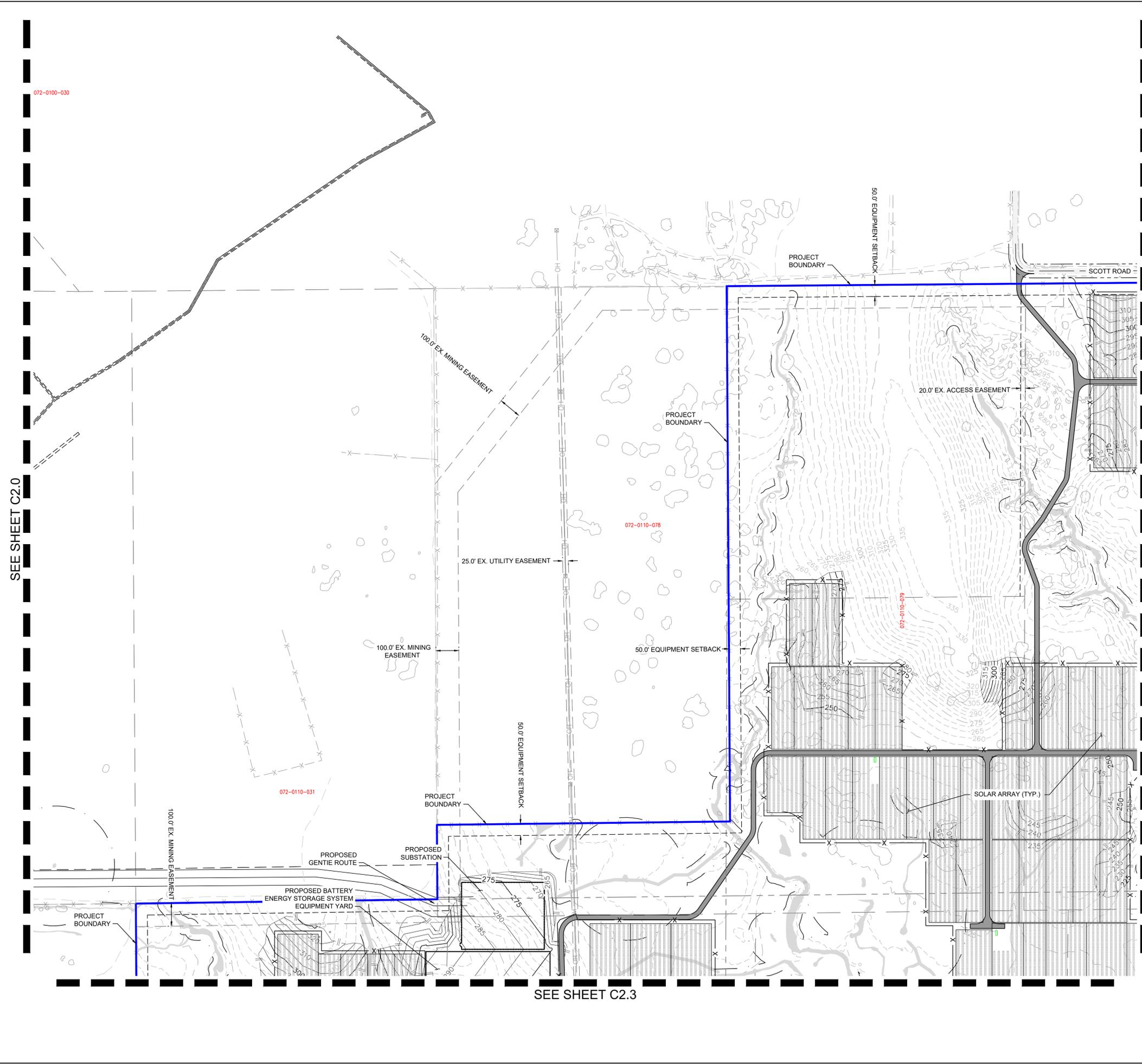
SEE SHEET C2.1



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	KIMLEY-HORN	REVISIONS No. DATE BY	SITE PLAN	SHEET NUMBER <b>C2.0</b>	

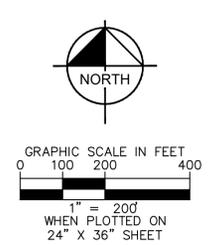
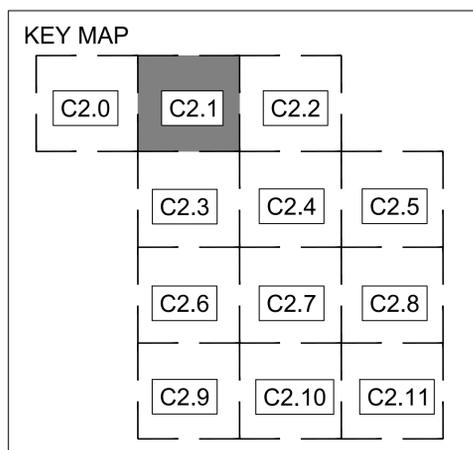
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	PROJECT BOUNDARY
	EXISTING EASEMENT LINE
	EXISTING LOT LINE
	SECTION LINE
	ELECTRICAL TRANSMISSION EASEMENT
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	EXISTING OVERHEAD ELECTRIC
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	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL



SEE SHEET C2.0

SEE SHEET C2.2

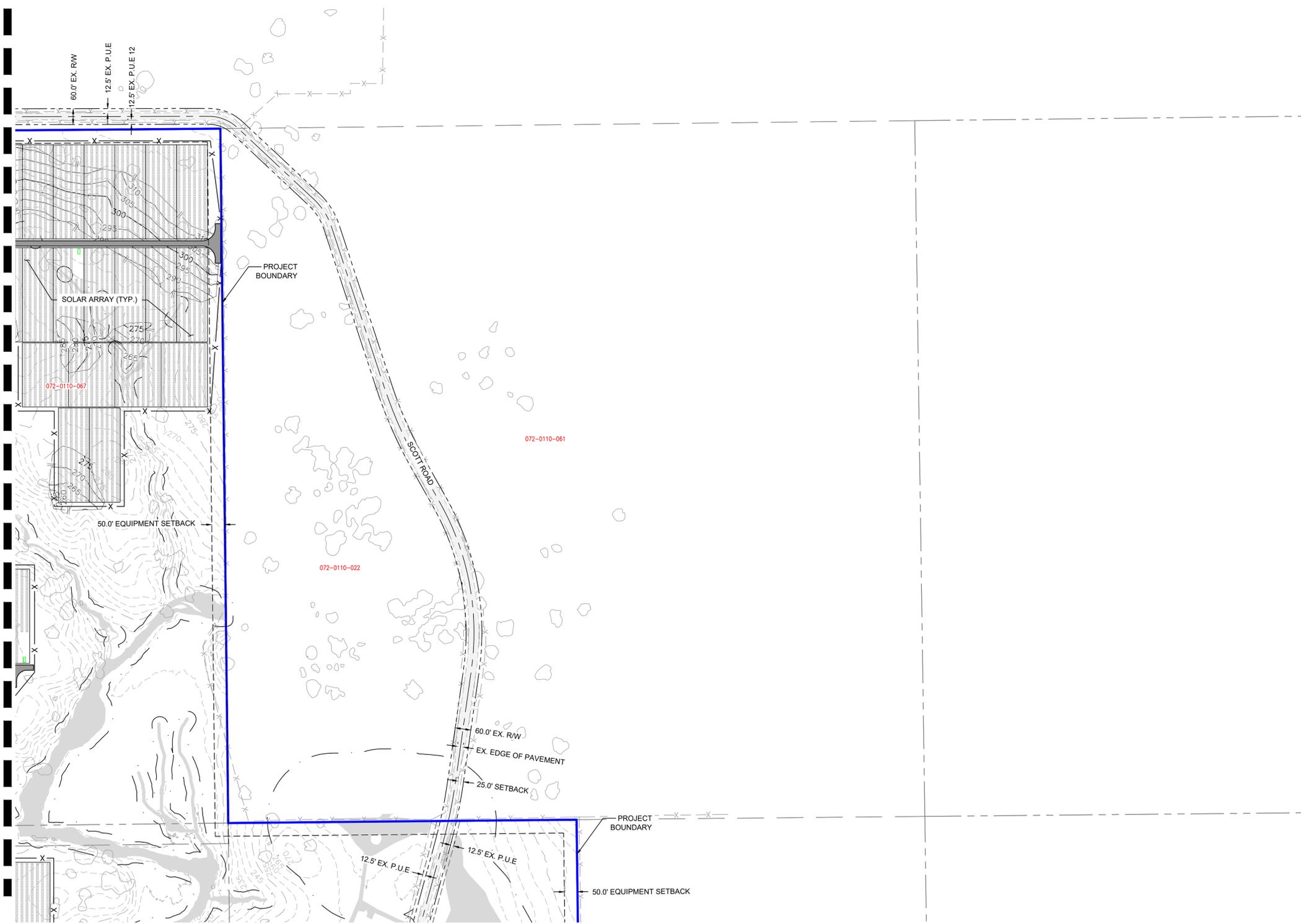
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<p><b>COYOTE CREEK AGRIVOLTAIC RANCH</b>                  200 MWAC</p>		<p><b>SITE PLAN</b></p>		CALIFORNIA		
				SACRAMENTO COUNTY		
SHEET NUMBER <b>C2.1</b>		FOR PERMITTING PURPOSES ONLY				

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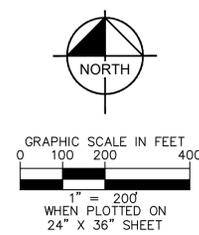
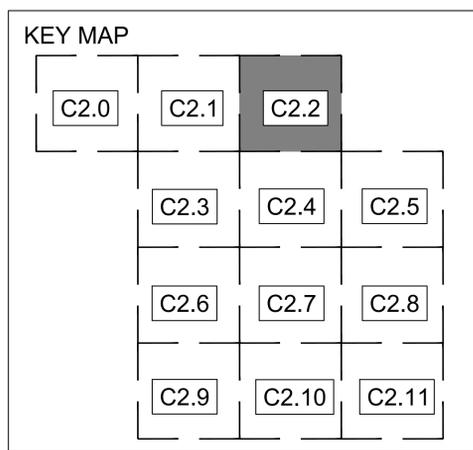
SEE SHEET C2.1



SEE SHEET C2.4

**LEGEND**

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	EXISTING LOT LINE
	SECTION LINE
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	EXISTING RIGHT-OF-WAY
	EXISTING ROAD CENTERLINE
	EXISTING OVERHEAD ELECTRIC
	EQUIPMENT SETBACK LINE
	EXISTING GRADE CONTOUR (5FT)
	PROPOSED GRADE CONTOUR (5FT)
	SWALE WITH BUFFER
	LIMIT OF PROPOSED GRADING
	EXISTING SECURITY FENCE
	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL



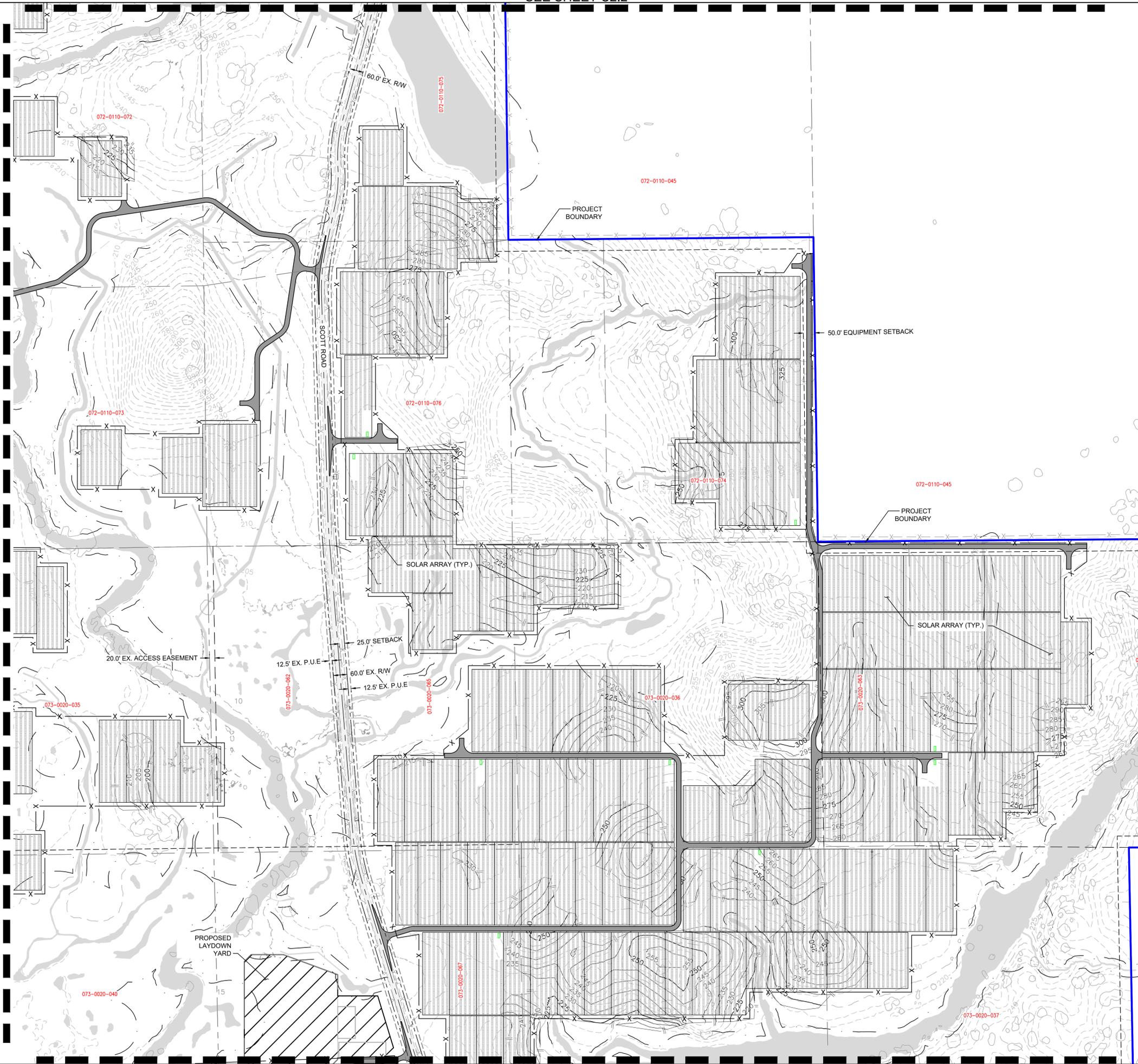
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<p><b>COYOTE CREEK AGRIVOLTAIC RANCH</b> 200 MWAC</p>		<p>SACRAMENTO COUNTY</p>	<p>CALIFORNIA</p>
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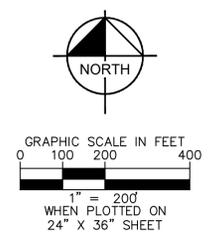
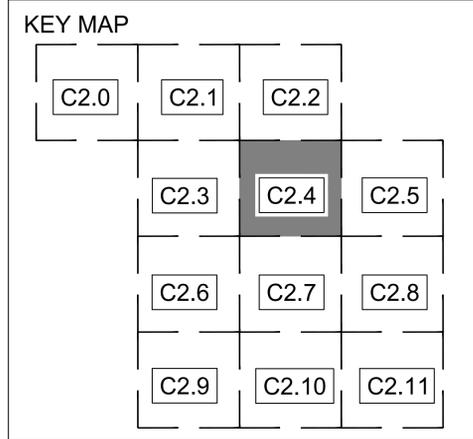
SEE SHEET C2.3



SEE SHEET C2.5

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	EXISTING RIGHT-OF-WAY
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	LIMIT OF PROPOSED GRADING
	EXISTING SECURITY FENCE
	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL



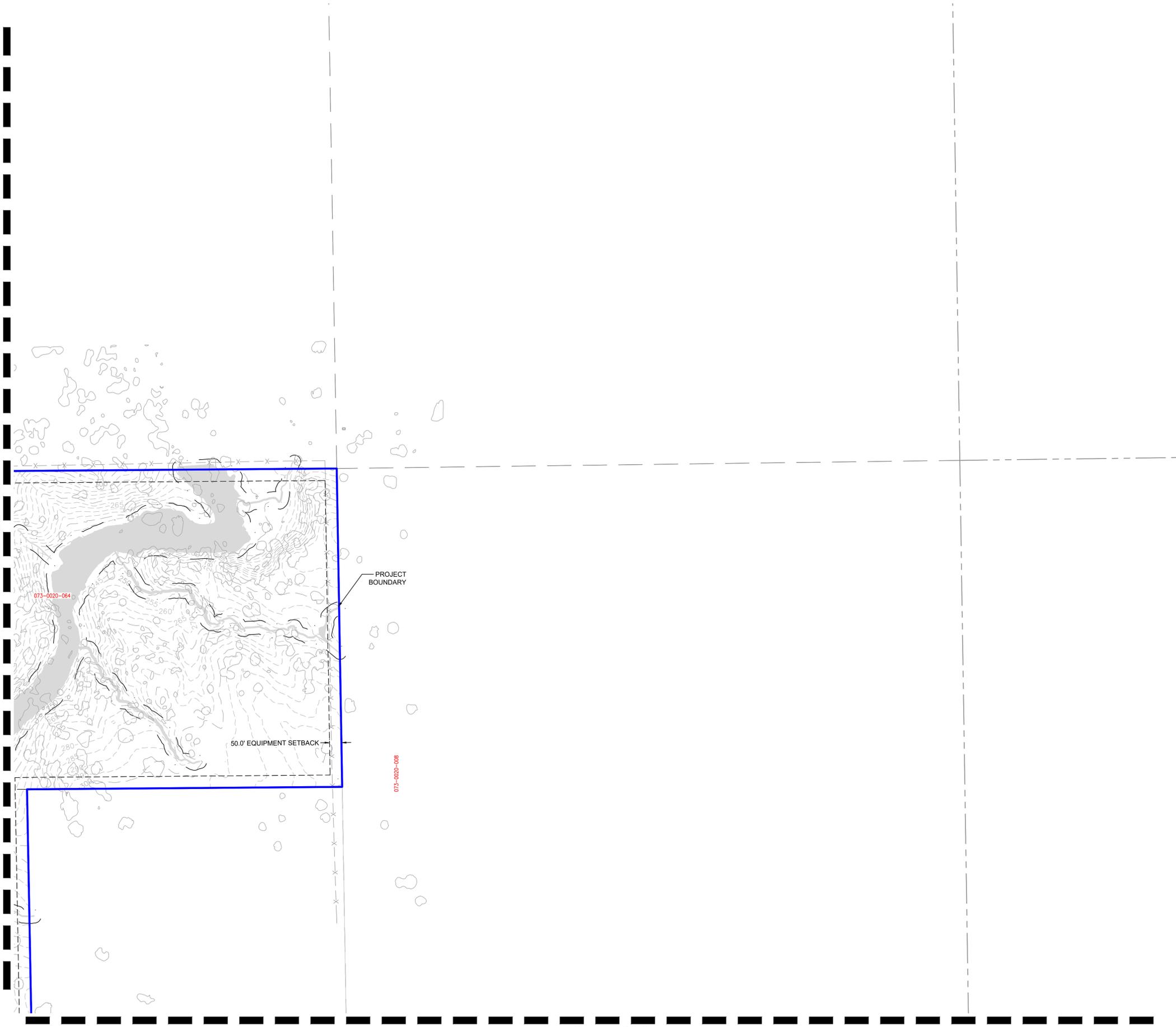
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	<p><b>SITE PLAN</b></p>		<p><b>COYOTE CREEK AGRIVOLTAIC RANCH</b> 200 MWAC</p>		<p>SACRAMENTO COUNTY CALIFORNIA</p>					
	<p>SHEET NUMBER <b>C2.4</b></p>									

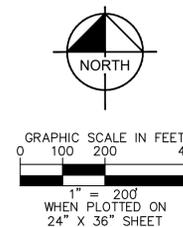
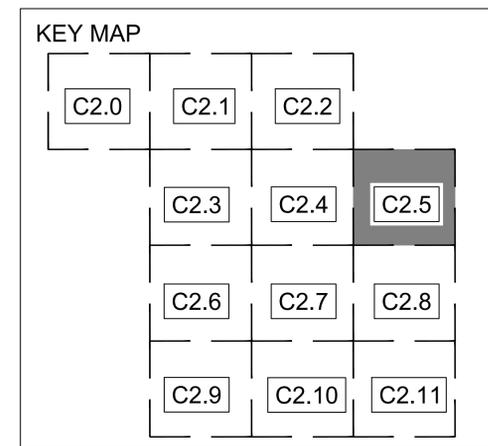
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LEGEND	
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	EXISTING LOT LINE
	SECTION LINE
	ELECTRICAL TRANSMISSION EASEMENT
	EXISTING RIGHT-OF-WAY
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	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
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	INVERTER
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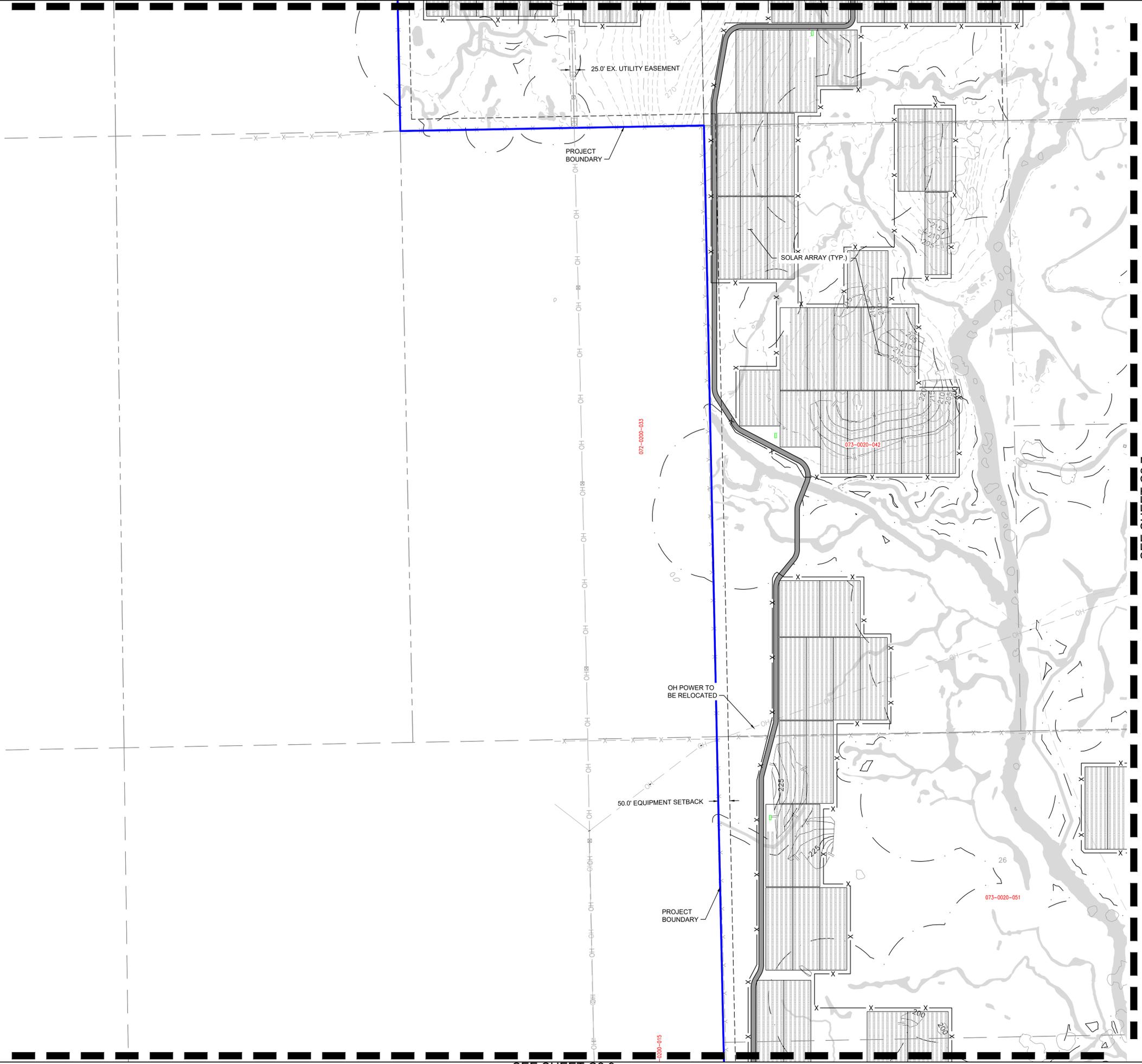


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SCALE AS SHOWN DESIGNED BY AD DRAWN BY KM CHECKED BY AD	SITE PLAN	COYOTE CREEK AGRIVOLTAIC RANCH 200 MWAC SACRAMENTO COUNTY CALIFORNIA

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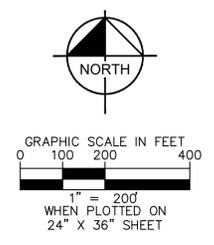
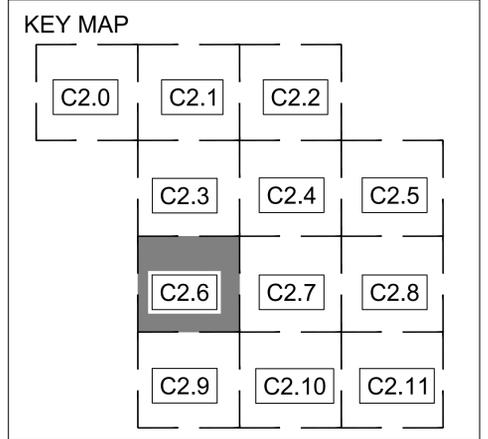


SEE SHEET C2.7

SEE SHEET C2.9

**LEGEND**

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	EXISTING LOT LINE
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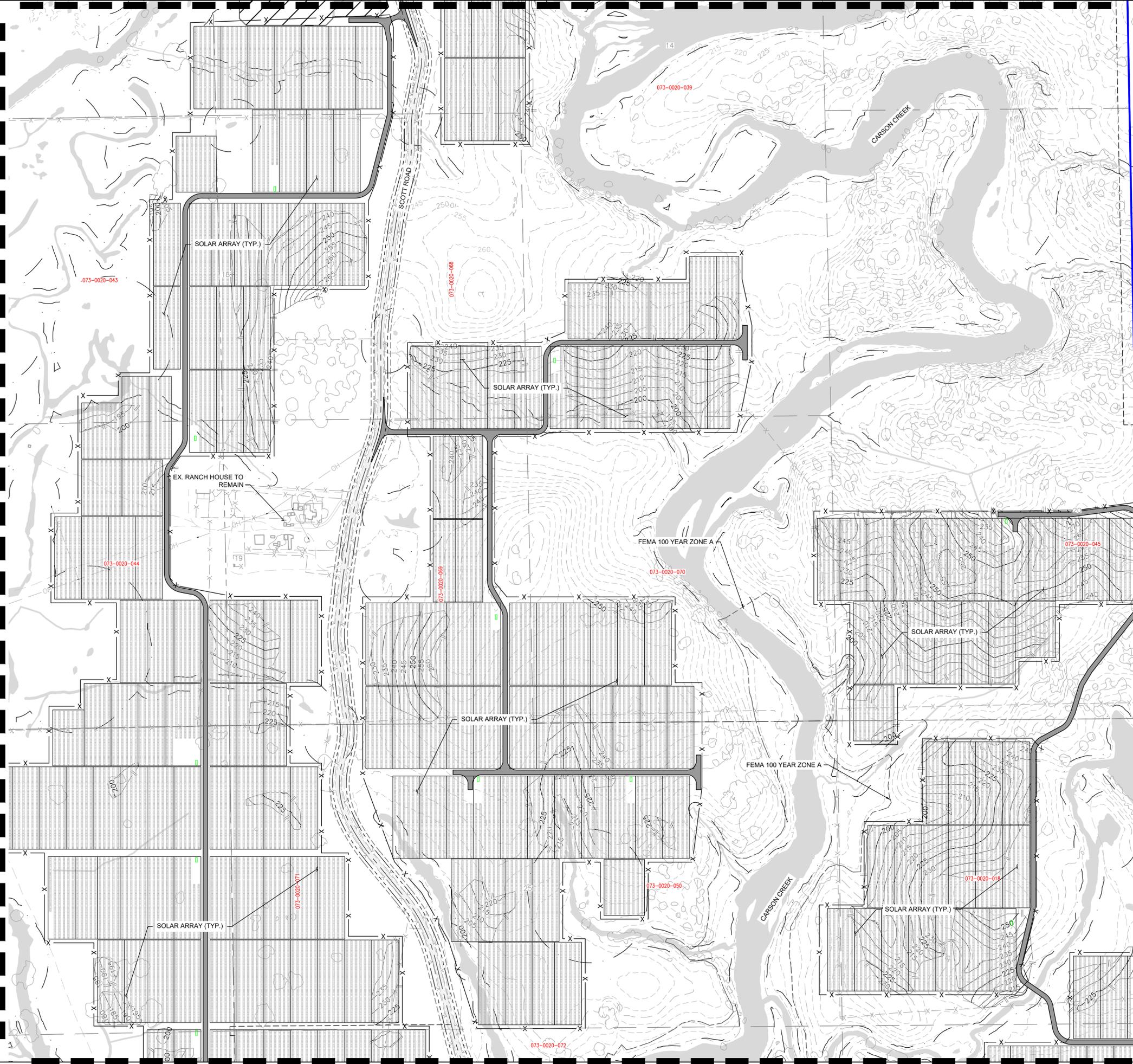
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	SHEET NUMBER <b>C2.6</b>	REVISIONS No.	BY	DATE	No.	BY

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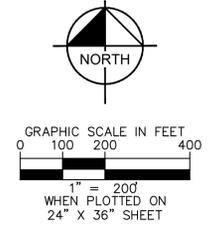
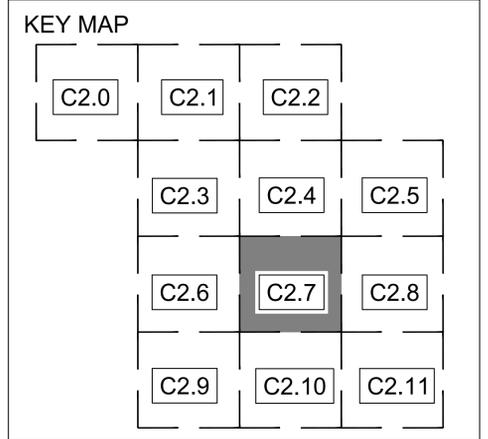
SEE SHEET C2.6



SEE SHEET C2.8

**LEGEND**

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	FEMA FLOOD ZONE A
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	SOLAR ARRAY
	EXISTING WELL



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	<b>SITE PLAN</b>									
	<b>COYOTE CREEK AGRIVOLTAIC RANCH</b> 200 MWAC									
	SACRAMENTO COUNTY CALIFORNIA									
SHEET NUMBER <b>C2.7</b>										

SEE SHEET C2.10

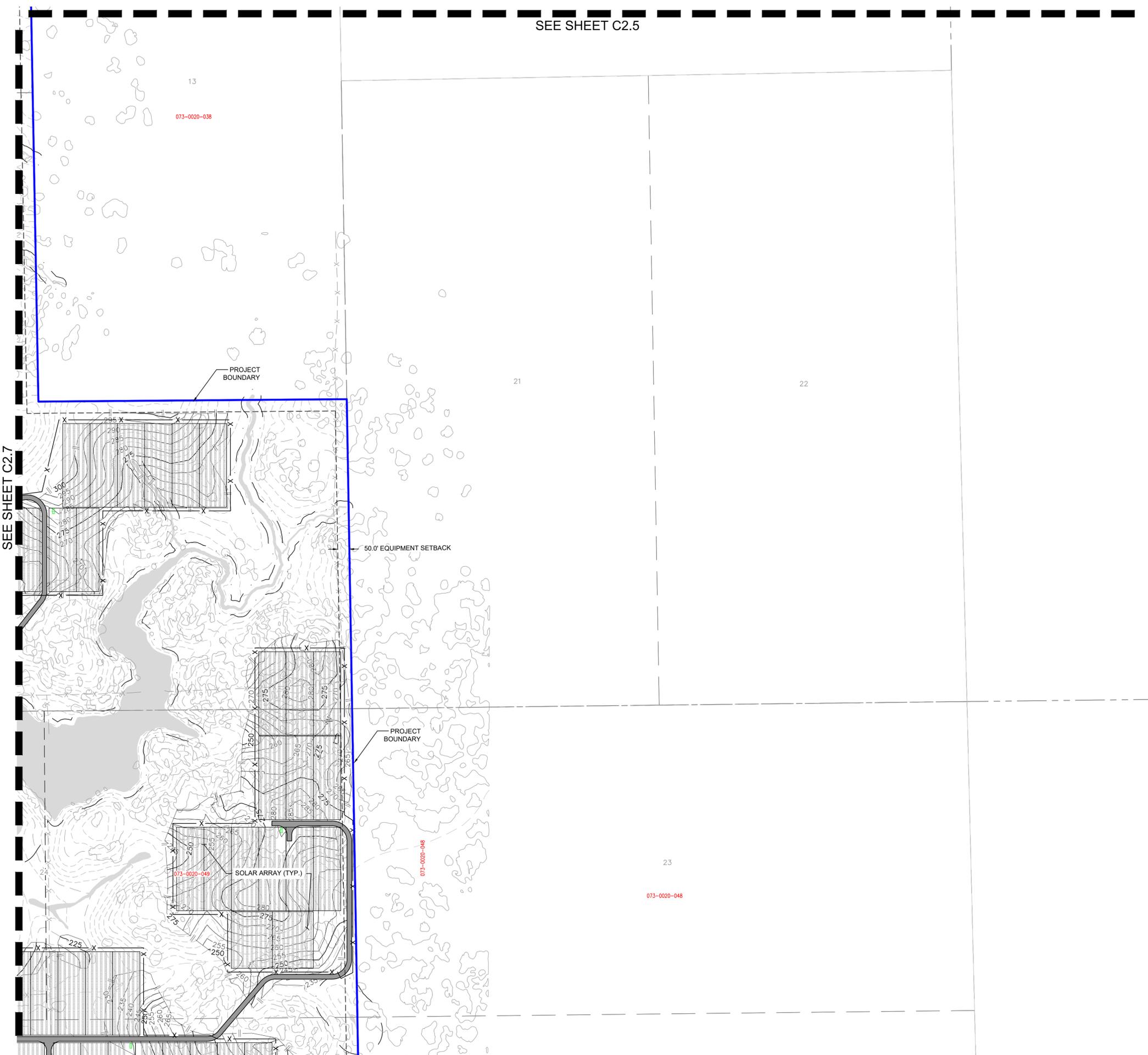
FOR PERMITTING PURPOSES ONLY

Plotted By: Pitcher, Lauren Sheet Set: Kha Layout: C2.8 SITE PLAN July 12, 2023 06:03:53pm K:\SAC\_DEV\19750007 - Primoris - Coyote Creek Solar (CA)\08 CAD\PlanSheets\DESRI Permitting - Site Plans\C2.1 - SITE PLAN.dwg  
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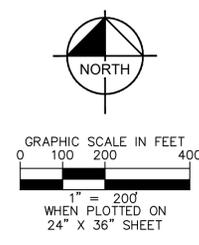
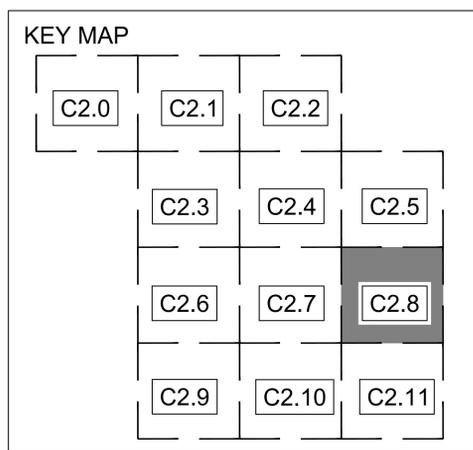
SEE SHEET C2.5

SEE SHEET C2.11



**LEGEND**

	PROJECT BOUNDARY
	EXISTING EASEMENT LINE
	EXISTING LOT LINE
	SECTION LINE
	ELECTRICAL TRANSMISSION EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING ROAD CENTERLINE
	EXISTING OVERHEAD ELECTRIC
	EQUIPMENT SETBACK LINE
	EXISTING GRADE CONTOUR (5FT)
	PROPOSED GRADE CONTOUR (5FT)
	SWALE WITH BUFFER
	LIMIT OF PROPOSED GRADING
	EXISTING SECURITY FENCE
	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL



<b>SITE PLAN</b>	KHA PROJECT 197500007 DATE 7/12/23 SCALE AS SHOWN DESIGNED BY AD DRAWN BY KM CHECKED BY AD	<b>COYOTE CREEK AGRIVOLTAIC RANCH 200 MWAC</b>	CALIFORNIA	SACRAMENTO COUNTY	SHEET NUMBER <b>C2.8</b>	REVISIONS No.      BY      DATE
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Plotted By: Pitcher, Lauren Sheet Set: Kha Layout: C2.10 SITE PLAN July 12, 2023 06:05:48pm K:\SAC\_LDEV\197638001 - Coyote Creek Solar (CA)\08\_CADD\PlanSheets\DESRI Permitting - Site Plans\C2.1 - SITE PLAN.dwg  
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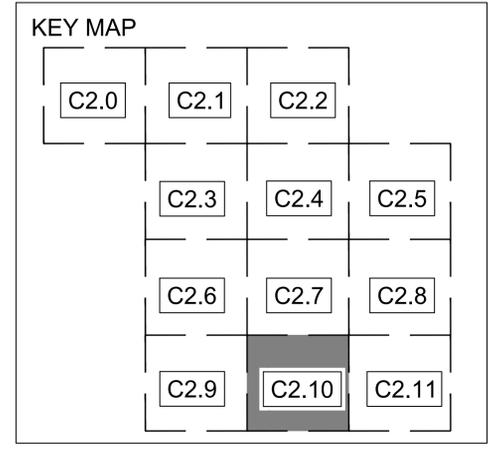
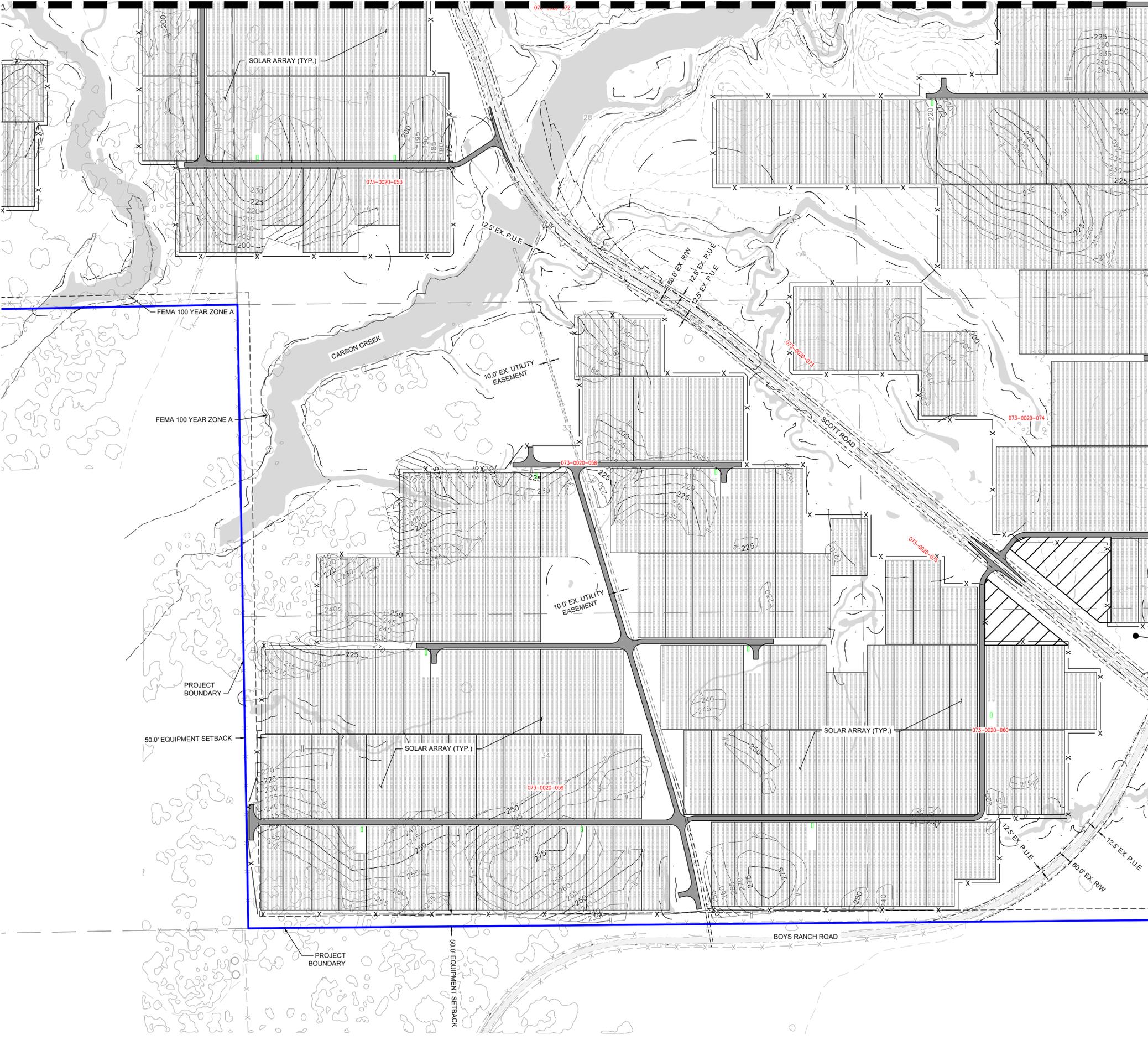
SEE SHEET C2.9

SEE SHEET C2.7

SEE SHEET C2.11

### LEGEND

- PROJECT BOUNDARY
- EXISTING EASEMENT LINE
- EXISTING LOT LINE
- SECTION LINE
- ELECTRICAL TRANSMISSION EASEMENT
- EXISTING RIGHT-OF-WAY
- EXISTING ROAD CENTERLINE
- EXISTING OVERHEAD ELECTRIC
- EQUIPMENT SETBACK LINE
- EXISTING GRADE CONTOUR (5FT)
- PROPOSED GRADE CONTOUR (5FT)
- SWALE WITH BUFFER
- LIMIT OF PROPOSED GRADING
- EXISTING SECURITY FENCE
- PROPOSED SECURITY FENCE
- PROPOSED ACCESS ROAD
- FEMA FLOOD ZONE A
- MATCHLINE
- INVERTER
- SOLAR ARRAY
- EXISTING WELL



**NORTH**

GRAPHIC SCALE IN FEET  
 0 100 200 400

1" = 200'  
 WHEN PLOTTED ON  
 24" X 36" SHEET

NO. REVISIONS DATE BY

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KHA PROJECT 197500007	DATE 7/12/23	SCALE AS SHOWN AD	DESIGNED BY KM	DRAWN BY AD	CHECKED BY AD
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SITE PLAN

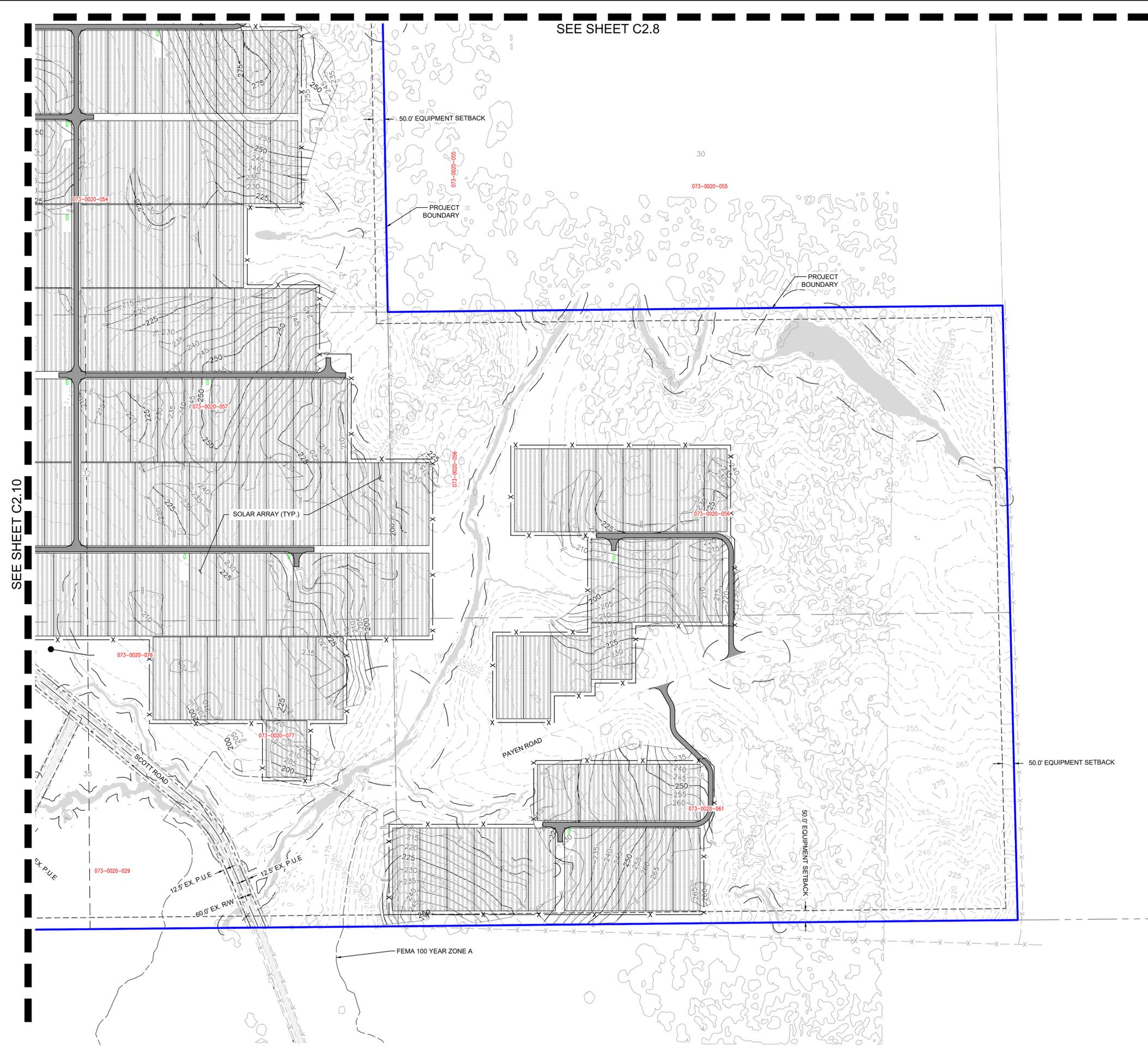
COYOTE CREEK AGRIVOLTAIC RANCH  
200 MWAC

SACRAMENTO COUNTY CALIFORNIA

SHEET NUMBER  
**C2.10**

FOR PERMITTING PURPOSES ONLY

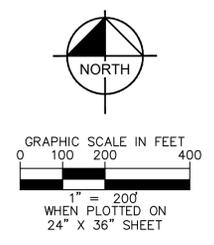
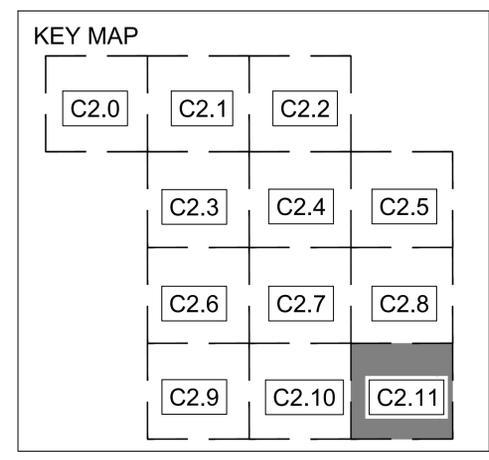
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SEE SHEET C2.8

SEE SHEET C2.10

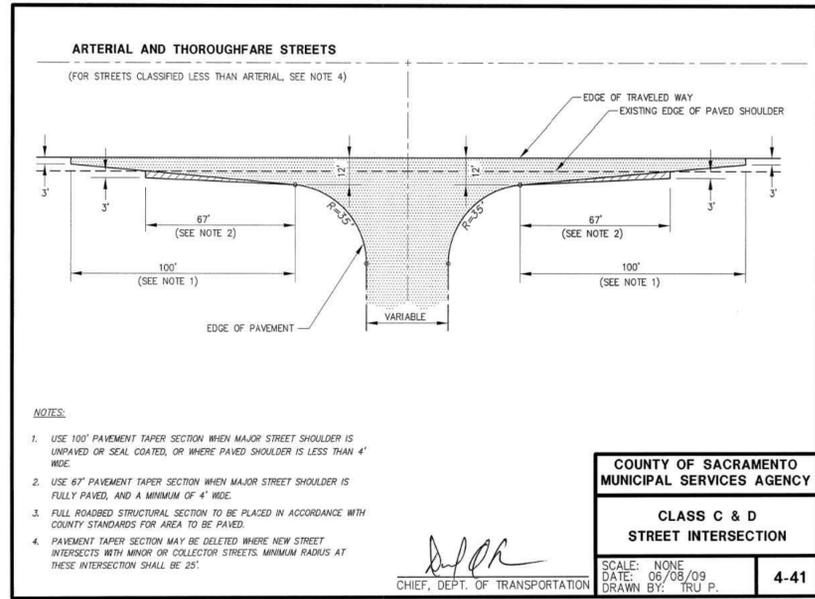
LEGEND	
	PROJECT BOUNDARY
	EXISTING EASEMENT LINE
	EXISTING LOT LINE
	SECTION LINE
	ELECTRICAL TRANSMISSION EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING ROAD CENTERLINE
	EXISTING OVERHEAD ELECTRIC
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	EXISTING SECURITY FENCE
	PROPOSED SECURITY FENCE
	PROPOSED ACCESS ROAD
	FEMA FLOOD ZONE A
	MATCHLINE
	INVERTER
	SOLAR ARRAY
	EXISTING WELL



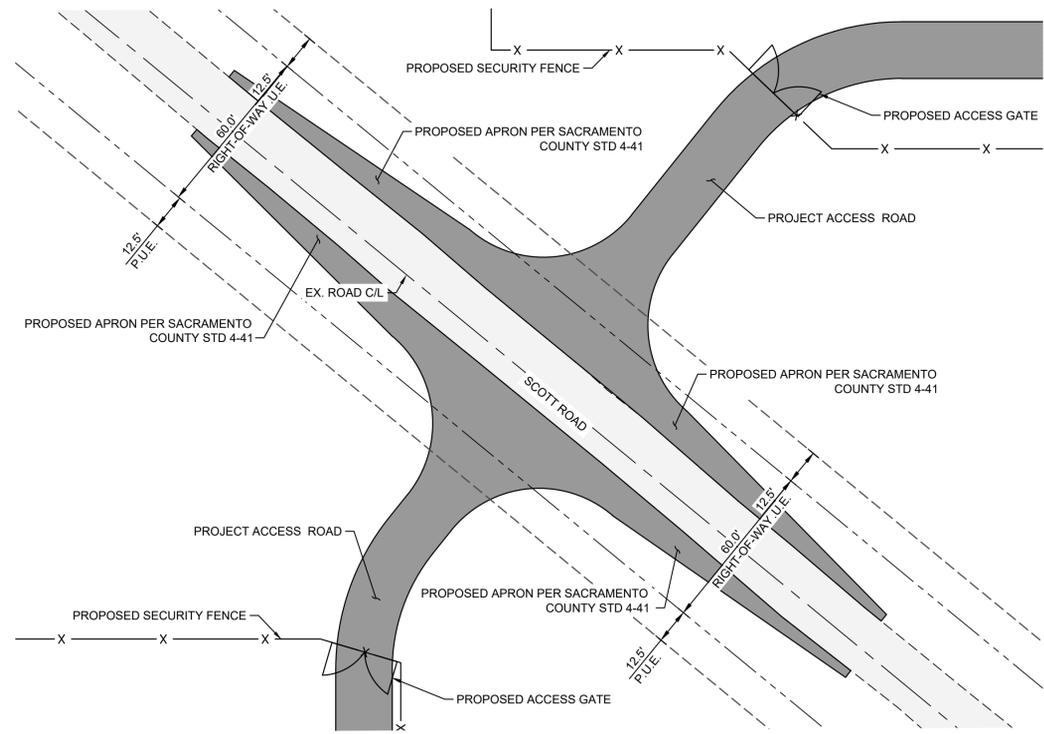
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		FOR PERMITTING PURPOSES ONLY. NOT ISSUED FOR CONSTRUCTION	REVISIONS No. _____ DATE _____ BY _____
KHA PROJECT 197500007	DATE 7/12/23	SCALE AS SHOWN AD	DRAWN BY KM
SITE PLAN		CHECKED BY AD	CALIFORNIA
		SACRAMENTO COUNTY	COYOTE CREEK AGRIVOLTAIC RANCH 200 MWAC
SHEET NUMBER <b>C2.11</b>		FOR PERMITTING PURPOSES ONLY	

FOR PERMITTING PURPOSES ONLY

Plotted By: Pletcher, Lauren Sheet Set: KHA Layout: C3.0 DETAILS July 12, 2023 05:55:17pm K:\SAC\_LDEV\197636001 - Priporis - Coyote Creek Solar (CA)\08 CAD\PlanSheets\DESRI Permitting - Site Plans\C3.0 DETAILS.dwg  
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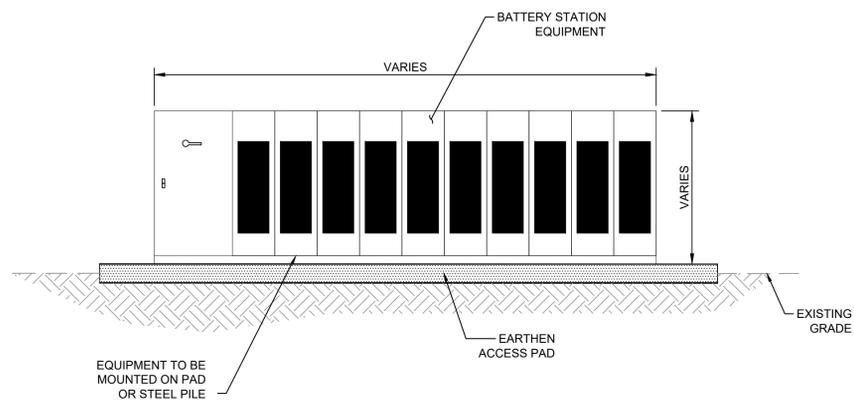


SACRAMENTO COUNTY STANDARD DETAIL 4-41 CLASS C & D STREET INTERSECTION



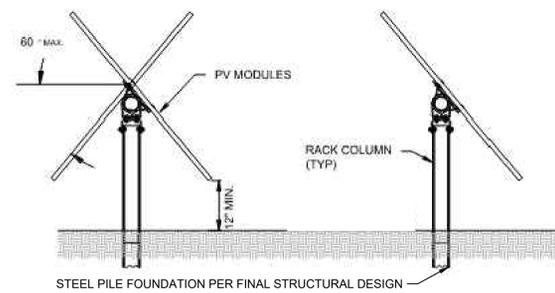
SCALE: NTS 2 DRIVEWAY APRON DETAIL

1 DRIVEWAY APRON DETAIL



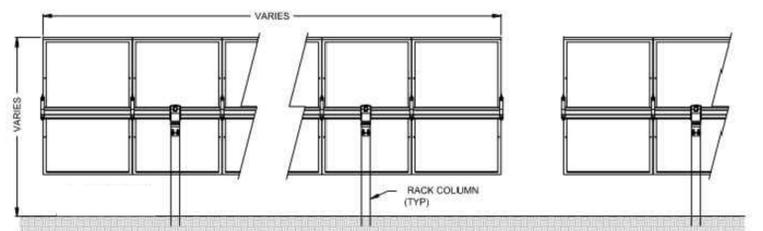
3 BATTERY STATION ELEVATION DETAIL

SCALE: NTS



TYPICAL TRACKER RACK NORTH/SOUTH END ELEVATION

NOT TO SCALE

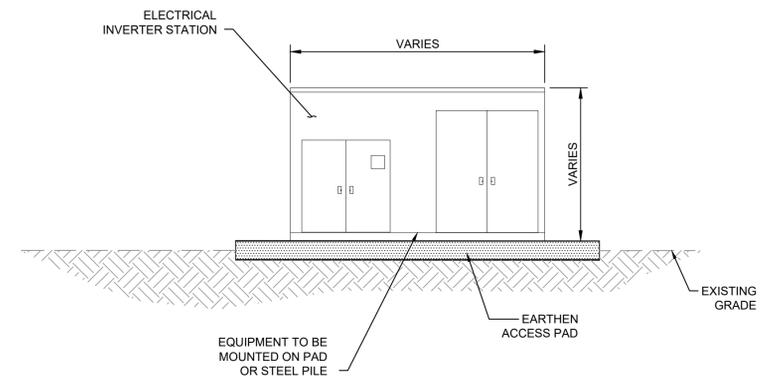


TYPICAL TRACKER RACK EAST/WEST SIDE ELEVATION

NOT TO SCALE

4 SOLAR TRACKER DETAIL

SCALE: NTS



5 INVERTER MV STATION ELEVATION DETAIL

SCALE: NTS

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KHA PROJECT 197500007  
 DATE 7/12/23  
 SCALE AS SHOWN  
 DESIGNED BY AD  
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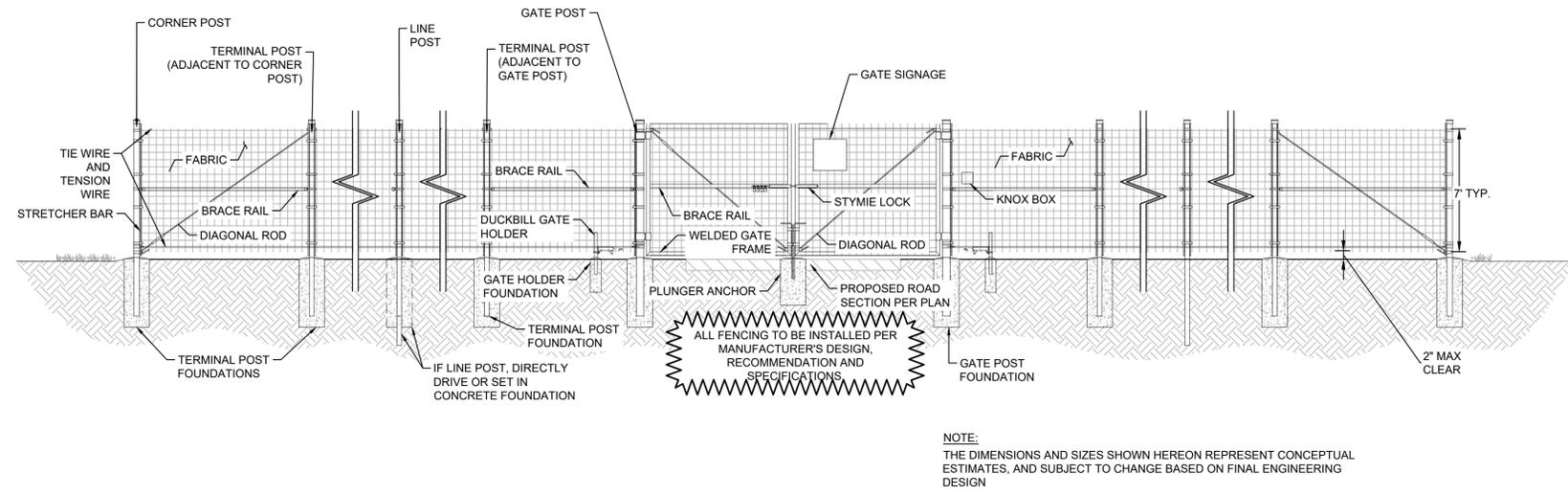
DETAILS

COYOTE CREEK  
 AGRIVOLTAIC RANCH  
 200 MWAC  
 SACRAMENTO COUNTY CALIFORNIA

SHEET NUMBER  
**C3.0**

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Plocher, Lauren - Sheet Set: KHA - July 12, 2023 05:55:09pm K:\SAC\_DEVA\197538001 - Plocher - Coyote Creek Solar (CA)\08 CAD\PlanSheets\DESRI Permitting - Site Plans\C3.0 DETAILS.dwg  
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**NOTE:**  
 THE DIMENSIONS AND SIZES SHOWN HEREON REPRESENT CONCEPTUAL ESTIMATES, AND SUBJECT TO CHANGE BASED ON FINAL ENGINEERING DESIGN

1 TYPICAL SECURITY FENCE DETAIL

SCALE: NTS

No.	REVISIONS	DATE	BY

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DATE 7/12/23	SCALE AS SHOWN
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**DETAILS**

**COYOTE CREEK  
 AGRIVOLTAIC RANCH**  
 200 MWAC  
 SACRAMENTO COUNTY CALIFORNIA

SHEET NUMBER  
**C3.1**

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