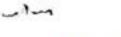
### Camilla Brom

### Exhibit 11

Santa Fe County Utilities Division Application for Ready, Willing and Able Letter for Water and/or Wastewater Services





# SANTA FE COUNTY UTILITIES DIVISION Application for Ready, Willing, and Able Letter

#### Application for Ready, Willing, and Able Letter for Water and/or Wastewater Services from Santa Fe County Utilities

All persons requiring a "ready, willing and able letter" from Santa Fe County Utilities (SFCU) under the Sustainable Land Development Code (SLDC) must complete and submit the attached application to SFCU. The following documents must also be submitted along with the completed application:

- Location Map identified as Exhibit A on 11x17 clearly identifying and outlining the project location in relation to surrounding area landmarks and/or major roads;
- Development Site Map identified as Exhibit B on 11x17 indicating: existing utility infrastructure; proposed locations for connecting to existing SFCU infrastructure if known; and proposed parcels; and
- Plat identified as Exhibit C on 11x17 current plat or survey of project area.

All information must be provided to SFCU at least 30 days before the RWA letter is required. Actual delivery of water is contingent on the applicant's continued compliance with all applicable requirements and conditions of service, including those set out in RWA letter, any utility service agreement required by SFCU, and County Ordinances and Resolutions.

#### APPLICANT DECLARATION (Agent)

Nya The	1/21/25
Signature	Date
Manager Univest-Rancho Viejo, LLC	
Title	
	(Individual)
	slare under penalty of perjury that the information provid
n this application is true and correct to the bes	to my knowledge.
in this application is true and correct to the bes	1/21/25

A. 建分型公司	Projec	t Information	
Project Name:	Rancho Viejo Solar	Subdivision Name:	Rancho Viejo
Project Location Description:	SR 14	Township/Range/Section:	T15N R8E
# of Residential Lots:		# Commercial Lots:	1
Project Acreage:	828		
Project Description:	over a period of 12 to 1	n constrructrion of 96MW so 18 months. This water will be LLC water service agreemen	e provided under the

Project Manager Information (Primary Contact)	
Name:	Warren Thompson
Mailing Address	PO Box 236
City, State, Zip	Santa E, NM 87504
Phone#:	505-577-2744
e-mail address	warrenthompson@mac.com

Property Owner Information (Applicant)		
Name:	Rancho Viejo Limited Prtnership	
Mailing Address	PO Box 236	
City, State, Zip	Santa Fe, NM 87504	
Phone#:	505-577-5744	
e-mail address	warrenthompson@mac.com	

### WATER BUDGET SUMMARY

Please complete and submit the water budget worksheet provided at the end of this application. The information from the worksheet shall be used to determine values for this section. The water budget worksheet is available as an electronic spreadsheet upon request.

Proposed Water Use In Acre Feet Per Year (AFY)		
Total Residential:		
Total Commercial:		150
TOTAL RESIDENTIAL + COMMERCIAL WATER US	E	150
Plus 20 % of Residential + Commercial (Resolution	n 2006-57)	
GRAND TOTAL: Applicant is required to provide SFCU with water right		

Wastewater		
What volume of wastewater will the proposed project generate in gallons per day?:	0	
If the proposed project is not intending to connect to SCFU services, how will wastewater be mana	iged?	

### **Detailed Water Budget Worksheet**

Time		AFY Allowance	# of units	total proposed use
Type Single Family*		0.25		
The state of the s		0.14		
Apartment/Condominium Mobile Home		0.17		
Mobile Home  Control Complex		0.12	8	
Senior Complex Other Residential				
Total Residential AFY				
Total Nesidential AFT	Commercial	Public Services	MARKET T	
Туре	unit	AFY Allowance	# of units	total proposed use
Restaurant, Full Service	seat	0.02		
Restaurant, Limited Service	site	1.63		
Hotel	room	0.13		
Motel	room	0.09		
Grocery Store	10,000 sq ft	1.27		
Retail >75,000 sq ft	10,000 sq ft	0.45		
Retail 25,000 to 75,000 sq ft	10,000 sq ft	0.43		
Retail <25,000 sq ft	10,000 sq ft	0.45		
Gallery	site	0.6		
Medical Office	10,000 sq ft	0.72		
Government Office	10,000 sq ft	0.72		
Non Medical Office	10,000 sq ft	0.56		
	10,000 sq ft	1.18	_	
Research and Development Lab	site	0.21		
Manufacturing Goods Manufacturing Consumables	site	2.33		
Gas Station	site	0.88		
Gas Station with Car Wash	site	6.56		
Carwash, Full Service	site	5.66		
Car Wash, Limited Service	site	0.94		
	machine	0.78		
Laundromat, Commercial	machine	0.22		
Laundromat, Other	site	0.41		
Drycleaner Plant Nurserv	10,000 sq ft	0.56		
ALCOHOL STATE OF THE STATE OF T	site	8.94		
Gyms with Showers Gyms without Showers	site	0.77		- 1
Salons	site	0.21		
Address of the second	site	0.52		
Pet Grooming	site	0.11		
Pet Daycare Auto Repair	site	0.12		
	site	0.12		
Car Rental	10,000 sq ft	0.07		
Car Sales	site	0.13		
Self-Storage	acre	1,48		
Parks	100 students	0.85		
Schools, Daycare	100 students	0.53		
Schools, Elementary	100 students	1.68		
Schools, Middle	100 students	2.64		
Schools, High	site	0.15		
Places of Worship	5110	V.13		
Total Commercial/Public AFY				
Total Residential + Commercial/Public		the state of the s		

Anticipated Peak Flows for Commercial Operations (gpd)			
Instantaneous	Day	Month	
	135,000		

Camilla Brom

Exhibit 12

IPRA Requests

Nov 13,2024

# Santa Fe County, NM

C> NextRequest

Request Visibility: Published



# ✓ Nequest 24-945 ✓ Closed







9 of 33 with filters active

### Dates

Received

November 13, 2024 via web

## Requester

Camilla Brom

br.camilla@yahoo.com

 181 San Marcos Loop , Santa Fe, NM, 87508

210-625-1204

**全** n/a

### Invoices

No invoices due

## Staff assigned

## Request

I would like any documents/reports/studies prepared for the AES Rancho Viejo Solar Project application, from Bohannan Huston, regarding "Hydrology and Hydraulics" with the search range from 1/1/2022 until today (11/13/2024).

Thank you

### **Timeline**

### Documents

☑ Request closed with access to this request

Good Afternoon,

The records responsive to your request are available and included herein.

Santa Fe County has no additional records responsive to this request. Per the Land Use Department, this report was not a submittal item for the CUP, due to it not being a requirement.

The Land Use Department has also indicated that all studies can be found on the webpage at the link below:

Departments

No departments available

Point of contact

Francine Salazar

https://www.santafecountynm.gov/growthmanagement/building-development/largescale-renewable-energy-projects-2024/uaes

As of this writing Santa Fe County has completed and closed this request. Please let me know if you have any questions.

Thank you,

Francine Salazar

Records Custodian

December 4, 2024, 3:41pm by Staff

# Document(\$) releaseds to this request

FW Rancho Viejo Solar - CUP submittal.msg RE Rancho Viejo Solar - CUP submittal

(5).msg

RE Rancho Viejo Solar - CUP submittal

(6).msg

Re Authorization Request - Rancho Viejo

Solar.msg

Rancho Viejo Solar - CUP submittal.msg

Re Authorization Request - Rancho Viejo

Solar (8).msg

RE Authorization Request - Rancho Viejo

Solar (7).msg

RE Authorization Request - Rancho Viejo

Solar (9).msg

Authorization Request - Rancho Viejo

Solar.msg

RE Rancho Viejo Solar - CUP submittal.msg

RE Rancho Viejo Solar - CUP submittal

(1).msg

FW Rancho Viejo Solar Project.msg

RE Rancho Viejo Solar - CUP submittal

(2).msg

RE Rancho Viejo Solar - CUP submittal

(3).msg

RE Rancho Viejo Solar - CUP submittal (4).msg

December 4, 2024, 3:41pm by Staff

# Request published access to this request

December 4, 2024, 3:41pm by Staff

# Message from requester + Staff

Ms. Salazar,

My request pertains to the AES Rancho
Viejo Solar Project Conditional Use Permit
application, in which the hearing now is in
8 days. Can you at least please send just a
report from Bohannan Huston which pertains to Hydrology and Hydraulics? It would
be 1 report and should be part of this application. You can send all the rest later,
but this should be released to the public
prior to the hearing, and in a reasonable
time period to allow the public to review it.

Thank you,

Camilla Brom

November 26, 2024, 2:52pm by Camilla Brom

## Message to requester<sup>Requester + Staff</sup>

Good Afternoon,

Pursuant to NMSA 1978, § 14-2-10, the County has determined that your request is excessively burdensome and broad, and we need additional time to respond and make available records in response to the request. A rolling production will occur. I will be in touch with you within the next 2 weeks to update you on the status of your request. Please be advised that the records will be reviewed to protect against produc-

tion of records exempt from production under the Inspection of Public Records Act.

Thank you,

Francine Salazar

Records Custodian

November 26, 2024, 1:28pm by Staff

# Message to requester<sup>Requester + Staff</sup>

Good Afternoon,

I am writing to inform you that I have received your request for public records. I am forwarding your request to the proper department / division so that they can provide me with the requested information.

Pursuant to the Inspection of Public Records Act, NMSA 1978, Section 14-2-8(D), the County will respond to your request within 15 days of the date on which I received your request.

Please be advised that pursuant to the Inspection of Public Records Act, the County charges reasonable copy fees for copies. I will provide you with more information concerning those fees when the requested records are available for inspection and copying.

Sincerely,

Francine Salazar

Records Custodian

County Attorney's Office

505-995-2715

November 15, 2024, 5:00pm by Staff

# Request opened with access to this request

Request received via web

November 13, 2024, 8:27am by Camilla Brom

## Santa Fe County, NM



Dec 2 2024

Request Visibility: Published





# Request 24-987 Closed





14 of 33 with filters active

### Dates

#### Received

December 02, 2024 via web

## Requester

Camilla Brom

br.camilla@yahoo.com

 181 San Marcos Loop , Santa Fe, NM, 87508

210-625-1204

**加** n/a

### Invoices

No invoices due

## Staff assigned

## Request

I would like a copy of the Bohannan Huston Hydrologic and Hydraulic Study for the proposed AES Rancho Viejo Solar Project which was completed in 2022.

Thank you.

### Timeline

### **Documents**

## Message to request ters to this request

Good Morning,

The Land Use Department has also indicated that all studies can be found on the webpage at the link below:

https://www.santafecountynm.gov/growthmanagement/building-development/largescale-renewable-energy-projects-2024/uaes

Thank you,

Francine Salazar

Records Custodian

Departments

No departments available

Point of contact Francine Salazar December 3, 2024, 11:44am by Staff

# ☑ Request closed with access to this request

Good Morning,

Santa Fe County has no records responsive to this request. Per the Land Use Department, this report was not a submittal item for the CUP, due to it not being a requirement.

As of this writing Santa Fe County has completed and closed this request. Please let me know if you have any questions.

Thank you,

Francine Salazar

**Records Custodian** 

December 3, 2024, 11:42am by Staff

# Request published access to this request

December 3, 2024, 11:42am by Staff

# Request opened with access to this request

Request received via web

December 2, 2024, 6:52pm by Camilla Brom

# Santa Fe County, NM

NextRequest

Request Visibility: Published





# ≺ > Request 25-173 ✓ Closed





44 of 200

### Dates

Received

February 18, 2025 via web

## Requester

- Camilla Brom
- ☑ br.camilla@yahoo.com
- 181 San Marcos Loop , Santa Fe, NM, 87508
- 210-625-1204
- **盆** n/a

### Invoices

No invoices due

Staff assigned

## Request

At the 2/3/25 Planning Commission hearing regarding the AES Rancho Viejo Solar Conditional Use Permit, the AES Power Point presentation included a list of "Site Studies Performed", in which a Hydrologic and Hydraulic Study was included. Can I get a copy of this Hydrologic and Hydraulic study? It includes information on the flood plains in this area. Thank you.

#### Timeline Documents

☑ Request closed with access to this request Good Afternoon,

Santa Fe County has no records responsive to this request. Per the AES email that is available and included herein, the Hydrologic and Hydraulic study was performed by AES to inform its own engineering design of the project. It has never been provided to the County either as part of the application or in other channels of communication. You can submit your reDepartments

No departments available

Point of contact

Francine Salazar

quest directly to Joshua Mayer at Joshua.Mayer@aes.com.

As of this writing Santa Fe County has completed and closed this request. Please let me know if you have any questions.

Thank you,

Francine Salazar

Records Custodian

February 25, 2025, 4:21pm by Staff

Document(s) released to this request

RE Santa Fe County Records Request.msg February 25, 2025, 4:21pm by Staff

Request published access to this request

February 25, 2025, 4:21pm by Staff

Message to requester + Staff

Good Afternoon,

I am writing to inform you that I have received your request for public records. I am forwarding your request to the proper department / division so that they can provide me with the requested information.

Pursuant to the Inspection of Public Records Act, NMSA 1978, Section 14-2-8(D), the County will respond to your request within 15 days of the date on which I received your request.

Please be advised that pursuant to the Inspection of Public Records Act, the County charges reasonable copy fees for

copies. I will provide you with more information concerning those fees when the requested records are available for inspection and copying.

Sincerely,

Francine Salazar

Records Custodian

County Attorney's Office

505-995-2715

February 18, 2025, 5:00pm by Staff

# Request opened with access to this request

Request received via web

February 18, 2025, 10:25am by Camilla Brom

Camilla Brom

Exhibit 13

Email from Camilla Brom to Luke Pierpont (AES Attorney) requesting reports

### Re: Request for Reports

From: Luke Pierpont (luke@harwoodpierpont.com)

To: br.camilla@yahoo.com

Cc: matt.gordon@aes.com; joshua.mayer@aes.com; rlprucino@santafecountynm.gov;

djsisneros@santafecountynm.gov

Date: Tuesday, July 8, 2025 at 03:37 PM MDT

Dear Ms. Brom,

Both the First Responder Mitigation Guidelines and the Cultural Resources SHPO Concurrence Letters are publicly available as part of the application.

The Cultural Resources Pedestrian Survey itself contains information that is prohibited from public disclosure under State and Federal law (to protect the location of cultural properties).

The other documents you requested, the ALTA and Topographic Survey and Hydrologic and Hydraulic Study, were prepared for Rancho Viejo Solar, LLC as part of their site planning and site specific due diligence. These documents are not public and were not submitted to Santa Fe County as part of the application, nor are they required by the County for review of the CUP application.

#### Luke Pierpont



Luke Pierpont, Partner luke@harwoodpierpont.com 1660A Old Pecos Trail | Santa Fe, NM 87505 c. (505) 670-9497

This communication may be confidential and subject to the protection of attorney work product or attorney-client privilege. If you are not the intended recipient of this message, please notify the sender and do not disseminate this information

On Tue, Jul 8, 2025 at 9:41 AM Camilla Brom < br.camilla@yahoo.com > wrote:

Dear Mr. Pierpont,

I am a recognized party with standing in the upcoming hearing regarding the Rancho Viejo Solar facility. During the applicant's Power Point presentation at the 2/3/25 County Planning Commission hearing, reference was made to an ALTA and topographical survey, Hydrologic and Hydraulic Study, First Responder Mitigation Guidelines and Cultural Resources Pedestrian Survey.

In the interest of full and fair participation, I would appreciate the opportunity to review these documents, which were referenced in support of the application. Would the applicant be willing to provide me with copies of these reports at their earliest convenience, in order to allow me time to review them?

Based on my understanding of discovery, this request does not fall under that classification, given these documents were referenced in the public presentation and were categorized as studies/assessments under

"Project Diligence". And because of this, I don't believe I need to request this as a "Motion", but please let me know if I am incorrect and/or you disagree.

I appreciate the applicants consideration of my request and look forward to their response.

Sincerely,

Camilla Brom 181 San Marcos Loop Santa Fe NM 87508