

Large-Scale Renewables “Build-Ready” Site Nomination Request for Information (RFI)



NYSERDA

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NYSERDA Request for Information (RFI) 4464

Agenda


- > Introductions
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 - > Accelerated Renewable Energy Growth and Community Benefit Act
 - > Clean Energy Resources Development and Incentives “Build-Ready” Program
- > Benefits to Communities
- > RFI Process
- > Q&A

April 3, 2020 - As Part of 2020-2021 Enacted State Budget, New York State Announced Passage of the:

Accelerated Renewable Energy Growth and Community Benefit Act

The act will:

- > **advance renewable energy, drive statewide economic growth, and create jobs**
- > **streamline the process for environmentally responsible and cost-effective siting of large-scale renewable energy projects across the State**
- > **establish tools for achieving the State mandate to obtain 70 percent of the State's electricity from renewable sources by 2030 and other nation-leading goals of the Climate Leadership and Community Protection Act**

A graphic featuring a stylized sun icon with rays, positioned to the left of the text.

70%
renewable
energy by
2030



This comprehensive legislation includes
these major components:

**Office of
Renewable
Energy Siting**

**Clean Energy
Resources
Development
and Incentives
Program**

**State Power
Grid Study
and Program**



Clean Energy Resources Development and Incentives Program

Advances large-scale renewable energy projects by identifying sites that are consistent with the State's permitting standards and are made build-ready for private renewable energy developers

- > NYSERDA will establish and execute a “Build-Ready” program to foster and encourage expedient siting and development of renewable energy facilities
 - focus on incentivizing the re-use of previously-developed sites
 - help protect the value of taxable land and leverages existing infrastructure
 - provide benefits for host communities and protect environmental justice areas
- > NYSERDA will acquire interests in land, conduct review of siting feasibility, and apply to the Office of Renewable Siting for permits for major renewable energy facilities or to the applicable locality, under SEQRA, for authorization to construct a renewable energy facility
- > NYSERDA will competitively auction the developed sites, bundled with contracts for renewable energy payments, to provide a fully de-risked package for private developers to construct and operate projects at these sites

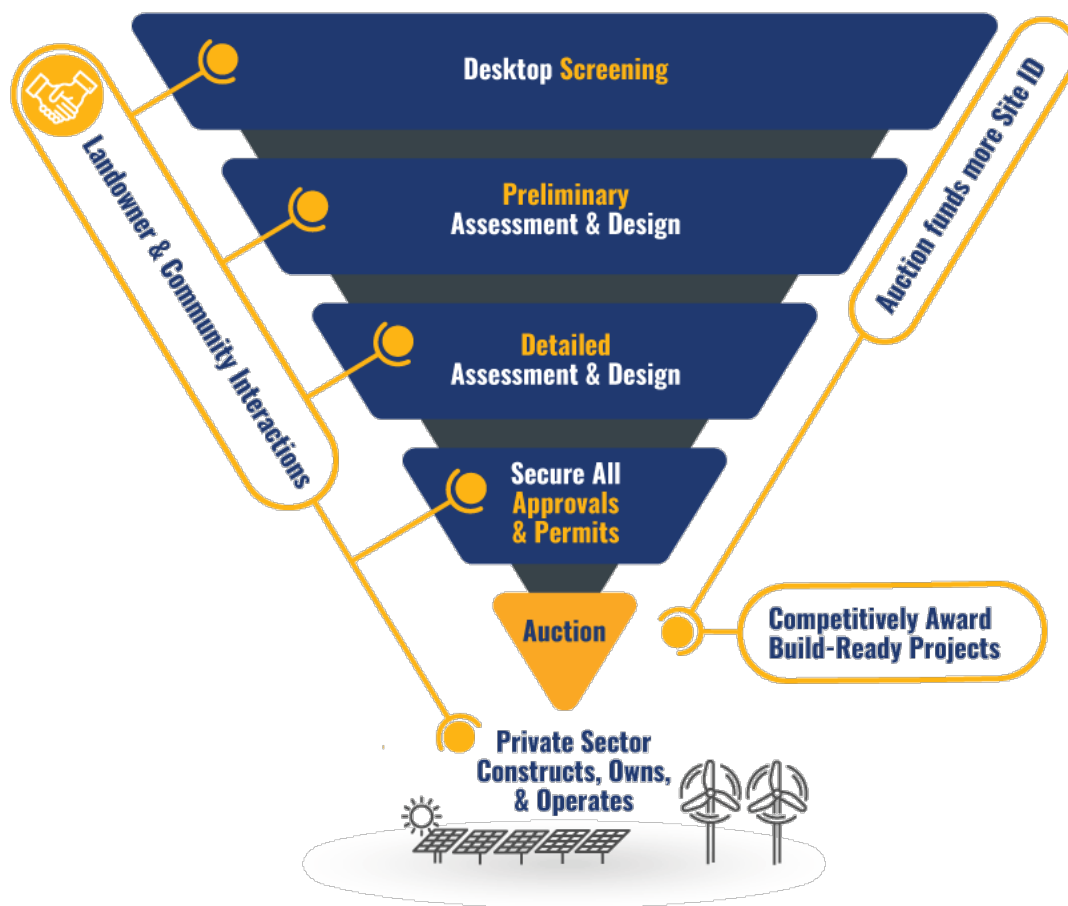


Build-Ready Program



Potential Project Site ID

- ▼ Communities
- ▼ Local elected officials
- ▼ State Agencies
- ▼ Brownfield/landfill redevelopment
- ▼ Alignment with statewide grid planning
- ▼ Co-use





Site Identification



NYSERDA expects to use multiple sources to bring sites forward for consideration:

- > Communities
- > Local elected officials
- > State agencies
- > Underutilized sites – brownfield/landfill
- > Statewide mapping
- > Alignment with Statewide transmission analysis and grid planning
- > Project sites which may benefit from co-use

Goal is to augment the private sector's contribution to the CLCPA goals and accelerate the State's pace to reach 70 x 30.



Site Assessment and Development



NYSERDA will:

- > Conduct desktop screening to determine if a site is viable to advance
- > Pursue site control activities for those sites deemed viable
- > Undertake staged (preliminary to detailed) site assessments to progressively increase understanding of the site and a potential project at a site

For those sites advancing past detailed design:

- > Apply to the Office of Renewable Siting for permits for major renewable energy facilities or to the applicable locality, under SEQRA, for authorization to construct a renewable energy facility
- > Secure all permits, interconnection rights and approvals



Solicit Competitive Bids



NYSERDA will:

- > Competitively auction the developed sites, bundled with contracts for renewable energy payments, to provide a de-risked package for private developers to construct and operate projects at these sites
 - Rights of the property and permit/authorization to construct and operate will be provided to successful bidders.

The Build-Ready program will supplement, not replace the work of the private sector.



RFI Benefits to Communities



- > Engage with local communities across New York State to consider prospective sites for large-scale renewable energy project development
- > Partner with communities in designing and developing projects that communities will support
 - > Ensure such projects deliver tangible benefits to local communities where they are constructed
- > Potential benefits may include, but are not limited to:
 - > Host community benefit programs
 - > Payment in Lieu of Taxes (PILOT) agreements
 - > Utility bill discounts or credits
 - > Workforce development and training programs
- > Advance project development on sites that present development challenges for commercial developers



Coordination with Commercial Development

- > The Build-Ready Program complements the efforts of private sector developers and does not displace them
- > NYSERDA seeks to work cooperatively with commercial developers
- > Particularly challenging sites may benefit from NYSERDA support or potential participation in Build-Ready because such sites may receive only limited attention by private sector developers, or commercial development may be impractical or see substantial delays due to project risk and other factors.



RFI Preferred Sites for Consideration

NYSERDA is seeking prospective Build-Ready sites that:

1. Fall within one of the following land use types:
 - Are 65 acres or larger. Sites smaller than 65 acres will not be considered through this RFI.
 - Dormant electric generating sites.
 - Former industrial sites.
 - Existing or abandoned commercial sites.
 - Brownfields.
 - Landfills.
 - Other underutilized sites.
2. Have flat or gently sloped terrain.



RFI Site Nominations

By responding to this RFI, interested elected officials, community members, or other interested parties are able to nominate sites for consideration as a Build-Ready project.

- > Responses must be provided via NYSERDA's Site Recommendation Form
 - > https://nyserda.seamlessdocs.com/f/CERDIP_Site_Intake_Form



Clean Energy Resources Development and Incentives (Build-Ready) Program

Site Recommendation Form

Thank you for your interest in participating in the Build-Ready Program to accelerate renewable energy growth in New York State.

Complete the below form to provide details about the site you are recommending to potentially host solar projects.

A map depicting the area available to potentially host the project is required. This may be as simple as a scanned in map with the boundary drawn on or a screenshot from Google Earth containing the area boundary. Please have this prepared before you begin filling out the form.

Site Details

Is the site actively in use? *

☐ Yes

☐ No

Estimated number of acres available for consideration *



Required Technical Response Information

The following information and items must be included in every response:

- > Nominating individual contact information (name, title, address, telephone number, email)
- > Site's full address
- > Site's owner information (name, title, address, telephone number, email)
- > Site description including current and recent past uses
- > Map of area available



Site Analysis and Development Process

- > NYSERDA will analyze all submissions for potential Build-Ready renewable site viability. Such analysis may include, but is not limited to:
 - > Discussions with site owner, nominating party and local officials
 - > Buildable acreage and slope
 - > Proximity to transmission lines or substation
 - > Transmission hosting capacity
 - > Environmental constraints
 - > Existing land use
 - > Potential of the site to support other services
 - > Local zoning laws
- > Community engagement and collaboration
- > NYSERDA may request further details for sites that appear viable as a prospective project
- > Following initial screening, if site appears viable, NYSERDA may seek to enter into a site access agreement with the site owner to begin on-site viability analysis

Next Steps

- > Send us your site nominations!
- > NYSERDA looks forward to working with local communities to identify sites that have great potential for hosting a renewable energy project while also offering significant benefits to the host community.

Questions?

