

**BEFORE THE PUBLIC SERVICE COMMISSION  
OF THE STATE OF MISSOURI**

In the Matter of the Application of Evergy )  
Metro, Inc. d/b/a Evergy Missouri Metro and )  
Evergy Missouri West, Inc. d/b/a Evergy )  
Missouri West for Permission and Approval of )  
a Certificate of Public Convenience and )  
Necessity Authorizing It to Construct, Install, )  
Own, Operate, Maintain and Otherwise Control )  
and Manage Solar Generation Facilities in )  
Kansas City, Missouri. )

Case No. EA-2022-0043

**EVERGY MISSOURI METRO AND EVERGY MISSOURI WEST APPLICATION FOR  
CERTIFICATE OF PUBLIC CONVENIENCE AND NECESSITY**

**COMES NOW**, Evergy Metro, Inc. d/b/a Evergy Missouri Metro (“Evergy Missouri Metro”) and Evergy Missouri West, Inc. d/b/a Evergy Missouri West (“Evergy Missouri West”) (collectively, “Applicants,” or the “Company”), pursuant to Section 393.170.1, RSMo., as well as 20 CSR 4240-2.060 and 20 CSR 4240-20.045, states the following for its Application (“Application”) to the Missouri Public Service Commission (“Commission”) for a Certificate of Public Convenience and Necessity (“CCN”) authorizing it to construct, install, own, operate, maintain and otherwise control and manage electrical solar production and related facilities in Kansas City, Missouri. In support of this Application, the Company states:

**GENERAL INFORMATION**

1. Evergy Missouri Metro is a Missouri corporation with its principal office and place of business at 1200 Main Street, Kansas City, Missouri 64105. It is engaged in the generation, transmission, distribution and sale of electricity in western Missouri and eastern Kansas, operating primarily in the Kansas City metropolitan area. Evergy Missouri Metro is an “electrical corporation” and a “public utility” subject to the jurisdiction, supervision, and control

of the Commission under Chapters 386 and 393. Evergy Missouri Metro's certificate of good standing was filed in Case No. EN-2020-0063 and is incorporated by reference pursuant to 20 CSR 4240-2.060(1)(G).

2. Evergy Missouri West is a Delaware corporation with its principal office and place of business at 1200 Main Street, Kansas City, Missouri 64105. It is engaged in the generation, transmission, distribution and sale of electricity in western Missouri, including the suburban Kansas City metropolitan area, St. Joseph, and surrounding counties. Evergy Missouri West is an "electrical corporation" and a "public utility" subject to the jurisdiction, supervision and control of the Commission under Chapters 386 and 393. A certificate of authority for a foreign corporation to do business Missouri was filed with the Commission in Case No. EN-2020-0064 and is incorporated by reference pursuant to 20 CSR 4240-2.060(1)(G).

3. Evergy Missouri Metro and Evergy Missouri West are wholly-owned subsidiaries of Evergy, Inc. They have no annual reports or regulatory assessment fees that are overdue.

4. Evergy Missouri Metro has no pending actions or final unsatisfied judgments or decisions against it from any state or federal agency or court which involved customer services or rates, which action, judgment or decision has occurred within three years of the date of this application.

5. Evergy Missouri West has no pending actions or final unsatisfied judgments or decisions against it from any state or federal agency or court which involved customer services or rates, which action, judgment or decision has occurred within three years of the date of this application, except for: *Barbara Edwards v. Evergy Missouri West*, No. EC-2020-0252.

6. Pleadings, notices, orders and other correspondence and communications concerning this Application should be addressed to the undersigned counsel and:

Darrin R. Ives  
Vice President, Regulatory Affairs  
Evergy, Inc.  
1200 Main Street  
Kansas City MO 64105  
(816) 652-1200  
[Darrin.Ives@evergy.com](mailto:Darrin.Ives@evergy.com)

Anthony R. Westenkirchner  
Senior Paralegal, Legal Department  
Evergy, Inc.  
1200 Main Street  
Kansas City MO 64105  
(816) 652-1100  
[Anthony.Westenkirchner@evergy.com](mailto:Anthony.Westenkirchner@evergy.com)

7. Data requests concerning this Application should be addressed to:

[Regulatory.Affairs@evergy.com](mailto:Regulatory.Affairs@evergy.com)

### **PROJECT DESCRIPTION**

8. This Application is for a CCN for a new solar electrical production facility (the “Project”). The proposed site of construction is at the Hawthorn Generating Station, located at 8700 East Front Street, Kansas City, Missouri. The selected site is within Evergy Missouri Metro’s service territory. This location provides a suitable location for a solar photovoltaic system with no obstructions that would cause shading and obstruct the solar resource (i.e., the sun). The facility will connect into the Evergy Missouri Metro system at the transmission level by utilizing existing infrastructure at the nearby Hawthorn Unit 8 Combustion Turbine. No equipment will be located in a flood plain.

9. The proposed electrical production facility will be located on a tract of land already owned by Evergy Metro and will cover approximately 63.7 acres (the “Project Site”).

10. The proposed electrical production facility will consist of the solar panels and support structures, transformer/inverter skids, switchgear, physical security (including fencing,

lighting, and cameras), and a communications building. The total plant nameplate capacity is approximately 10 megawatts (“MW”) AC. The on-site switchgear will be connected to the existing transmission infrastructure at the station.

11. Construction of the facility is planned to be completed by Fall 2022 depending on several factors including approval of this CCN request for portions of the site construction to begin. When in production, the facility will produce approximately 22,300 megawatt-hours annually.

12. A cost estimate for the Project has been prepared by Burns & McDonnell, the design engineer for the facility. The total estimated cost for the facility is approximately \*\* [REDACTED] \*\* (pre applicable tax grants and credits). Of this total estimated Project cost, \*\* [REDACTED] \*\* of the Project cost is applicable to this CCN request to satisfy needs from the Solar Subscription Pilot Rider (“SSP”) tariffs for Evergy Missouri West, Evergy Missouri Metro, and Evergy Kansas Metro. The other \*\* [REDACTED] \*\* of the Project cost is associated with fulfilling the investment requirements of 393.1665 RSMo. Dual purposing the array allows the Company to maximize the lower levelized cost of energy (“LCOE”) that the Project will provide Evergy Missouri customers. Executing the entire 10 MW project spreads the cost of common equipment and allows for economies of scale during the procurement and construction phases of the project. If the capacity of the site were to be reduced, these common costs would result in a higher LCOE due to less energy being produced. The 10 MW project capacity makes the most efficient use of the available land area for this Project.

13. For the purpose of this CCN filing, the Project is responsive to the requirements found in the Evergy Missouri Metro and Evergy Missouri West SSP tariffs.

14. As described in the SSP tariffs, the Project serves to meet the requirements for a solar facility based on the customer interest as shown to date.<sup>1</sup> The solar array will meet the needs of Evergy Metro (Missouri and Kansas) and Evergy Missouri West. As of October 11, 2021, Evergy Missouri Metro has subscribed 2,607 blocks (93 percent of 2,800 available shares) and Evergy Missouri West has 1,647 shares (91.5 percent of 1,800 available shares) subscribed.<sup>2</sup> The Company elected to move forward with the CCN request given the long-awaited demand of subscribers dating back over two years and the lead time required to gain SPP approval and begin design and complete construction.

15. In addition, the Project meets the site requirements found in the SSP tariffs. Evergy Missouri Metro and Evergy Missouri West tariffs state, “The Company will seek to construct systems aggregating up to 2.5 MW systems to be located in the KCP&L-Missouri jurisdiction and one in the KCP&L-Greater Missouri Operations Company (GMO) jurisdiction, or up to one 5.0 MW system located in the most economic Missouri location, selecting the alternative with the lowest cost for implementation.”<sup>3</sup> In total 2.3 MW of the 10 MW facility will serve Missouri SSP customers. Company Witness Damon Rea addresses these requirements and the selection process in his Direct Testimony.

### **PUBLIC CONVENIENCE AND NECESSITY**

16. The certificate sought by Evergy Missouri Metro and Evergy Missouri West must be granted if the proposed construction is “necessary or convenient for the public service.” Section 393.170.3, RSMo. As used in the Public Service Commission Law, necessity means the

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<sup>1</sup> See Customer participant requirements in Evergy Missouri Metro tariff sheet 39 and Evergy Missouri West tariff sheet 109.

<sup>2</sup> 5,040 shares have been subscribed as of October 11, 2021 for KS Metro. Remaining allocation of shares by jurisdiction was determined based on the percentage actuals as of this date.

<sup>3</sup> See requirements in Evergy Missouri Metro tariff sheet 39 and Evergy Missouri West tariff sheet 109.

improvement is “highly important to the public convenience and desirable for the public welfare...” State ex rel. Missouri Kansas and Oklahoma Coach Lines, Inc., et al. v. Public Service Commission, 179 S.W.2d 132, 136 (Mo. App. 1944). Necessity does not require that the improvement be “essential or absolutely indispensable.” Id. Moreover, if the granting of the authorization serves a genuine and reasonable public interest in promptness and economy of service, then the public ‘convenience and necessity’ or ‘public need’ is served. In the Matter of Applications of: Churchill Truck Lines, Inc., et al., 27 Mo.P.S.C. (N.S.) 430 (June 20, 1985), (citing State ex rel. Beaufort Transfer Co. v. Clark, 504 S.W.2d 216, 219 (Mo. App. 1973)).

17. Construction of the Project would be an additional renewable energy resource in the Company’s generation portfolio, furthering the Applicant’s commitment to renewable energy. The Project is anticipated to have a capacity of 10 MW AC and a 25.5% capacity factor and will generate enough energy to provide approximately 22,300 solar renewable energy credits (“SRECS”) annually. Fifty percent of the available SRECS will be retired on a weighted percentage based on each Project and jurisdictional owned share of the resource on behalf of the SSP annually enrolled participants<sup>4</sup> (Evergy Missouri Metro 28%, Evergy Missouri West 18% and Evergy Kansas Metro 54%). Fifty percent of the available SRECS will be equally allocated to Evergy Missouri Metro and Evergy Missouri West for the portion of the Project responsive to 393.1665 RSMo. (5,575 shares for Evergy Missouri Metro and 5,575 shares for Evergy Missouri West).

18. As explained in Company Witness Kevin Brannan’s direct testimony, the Company can finance the Project because it can access the equity and debt capital necessary to do so while maintaining strong financial metrics.

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<sup>4</sup> Participants include SSP customers participating in the Evergy Missouri Metro, Evergy Missouri West and Evergy Kansas Metro Schedule SSP tariffs.

19. As discussed in Company Witness Kevin Brannan's direct testimony, the Company is qualified to construct the Project as it has experience owning and constructing generation of various types, including solar generation, and has used a competitive bidding process to select a contractor with the knowledge and experience to construct the Project.

#### **20 CSR 4240-20.045(6) REQUIREMENTS**

20. In compliance with 20 CSR 4240-20.045(6)(A), **Schedule 1 – Site Location** depicts the site of construction for the Project.

21. In compliance with 20 CSR 4240-20.045(6)(B), there are no gas, telephone or railroad facilities which the proposed construction will cross. The project will cross below Evergy owned overhead transmission and distribution lines via an underground duct bank as shown in **Schedule 2 – Utility Crossing**. The existing electrical utilities will not be impacted.

22. In compliance with 20 CSR 4240-20.045(6)(C), **Confidential Schedule 3 – Design Drawings** contains the Project's specifications.

23. In compliance with 20 CSR 4240-20.045(6)(D), the Company plans to begin construction of the Project in 2022 and anticipates the Project will be fully operational by Fall 2022. If there is a significant delay in approval of the CCN, the Project construction start date for the Solar Subscription portion of the site would need to be pushed into Spring 2023 to avoid conflicting with a scheduled transmission structure replacement in the Project area. A delay until 2023 presents additional risks to customers that may impact the cost of the Project, such as equipment storage fees, shipping costs to double handle pre-purchased materials, and increased wage rates.

24. In compliance with 20 CSR 4240-20.045(6)(E), all of the Project will be common plant.

25. In compliance with 20 CSR 4240-20.045(6)(F), the Company intends to finance the Project using existing funds and indebtedness.

26. In compliance with 20 CSR 4240-20.045(6)(G), the Project is not inconsistent with the Company's IRP Preferred Resource Plan or the Company's three-year Implementation Plan.<sup>5</sup> This Project is a part of ongoing customer programs and in compliance with 393.1665 RSMo. requirements and is not part of the Company's demand- or supply-side resource plans which are documented in the IRP Preferred Plan.

27. In compliance with 20 CSR 4240-20.045(6)(H), the Company has selected a contractor to construct the Project through a competitive bidding process. **Confidential Schedule 4 – Evergy Procurement Policy** describes the plan for competitive bidding. The specific competitive bid process for this project is outlined further in Company Witness Rea's testimony.

28. In compliance with 20 CSR 4240-20.045(6)(I) and (J), **Confidential Schedule 5 – Hawthorn Solar O&M Plan** provides a draft operating procedure for the Project, which includes restoration of the asset.

29. In compliance with 20 CSR 4240-20.045(6)(K), since the Company is not building electric transmission line routes or transmission substation, this section is not applicable.

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<sup>5</sup> 20 CSR 4240-22.020(26) Implementation plan means descriptions and schedules for the major tasks necessary to implement the preferred resource plan over the implementation period.



**WHEREFORE**, Applicants respectfully request that the Commission issue a final order no later than May 1, 2022, as explained in the direct testimony of Company witness Damon Rea:

a. Granting a CCN under 393.170.1 RSMo. (a construction certificate) authorizing the Company to construct, install, own, operate, maintain and other with control and manage a solar generation asset to be constructed in Kansas City, Missouri; and

b. Making such other orders and findings as are appropriate in the circumstances.

Respectfully submitted,

*/s/ Roger W. Steiner*

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[roger.steiner@evergy.com](mailto:roger.steiner@evergy.com)

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Jefferson City, MO 65101  
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Fax: (573) 636-0383  
[jfischerpc@aol.com](mailto:jfischerpc@aol.com)

**Counsel for Evergy Missouri Metro and Evergy  
Missouri West**

**CERTIFICATE OF SERVICE**

The undersigned certifies that true and correct copies of the foregoing have been e-mailed or mailed, via first class United States Mail, postage pre-paid, to the service list of record this 14<sup>th</sup> day of December 2021.

General Counsel's Office  
Missouri Public Service Commission  
P.O. Box 360  
200 Madison Street, Suite 800  
Jefferson City, MO 65102  
[staffcounsel@psc.mo.gov](mailto:staffcounsel@psc.mo.gov)

Office of the Public Counsel  
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200 Madison Street, Suite 650  
Jefferson City, MO 65102-2230  
[opcservice@opc.mo.gov](mailto:opcservice@opc.mo.gov)

*/s/ Roger W. Steiner*


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Roger W. Steiner

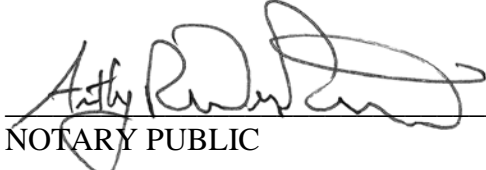
**AFFIDAVIT**

State of Missouri     )  
                                  ) ss  
County of Jackson    )

I, Darrin R. Ives, having been duly sworn upon my oath, state that I am the Vice President of Regulatory Affairs of Evergy Missouri Metro, that I am duly authorized to make this affidavit on behalf of the Applicant, and that the matters and things stated in the foregoing pleading are true and correct to the best of my information, knowledge and belief.

  
\_\_\_\_\_  
Darrin R. Ives

Subscribed and sworn before me this 13<sup>th</sup> day of December 2021.

  
\_\_\_\_\_  
NOTARY PUBLIC

My Commission Expires on:



4/26/2025

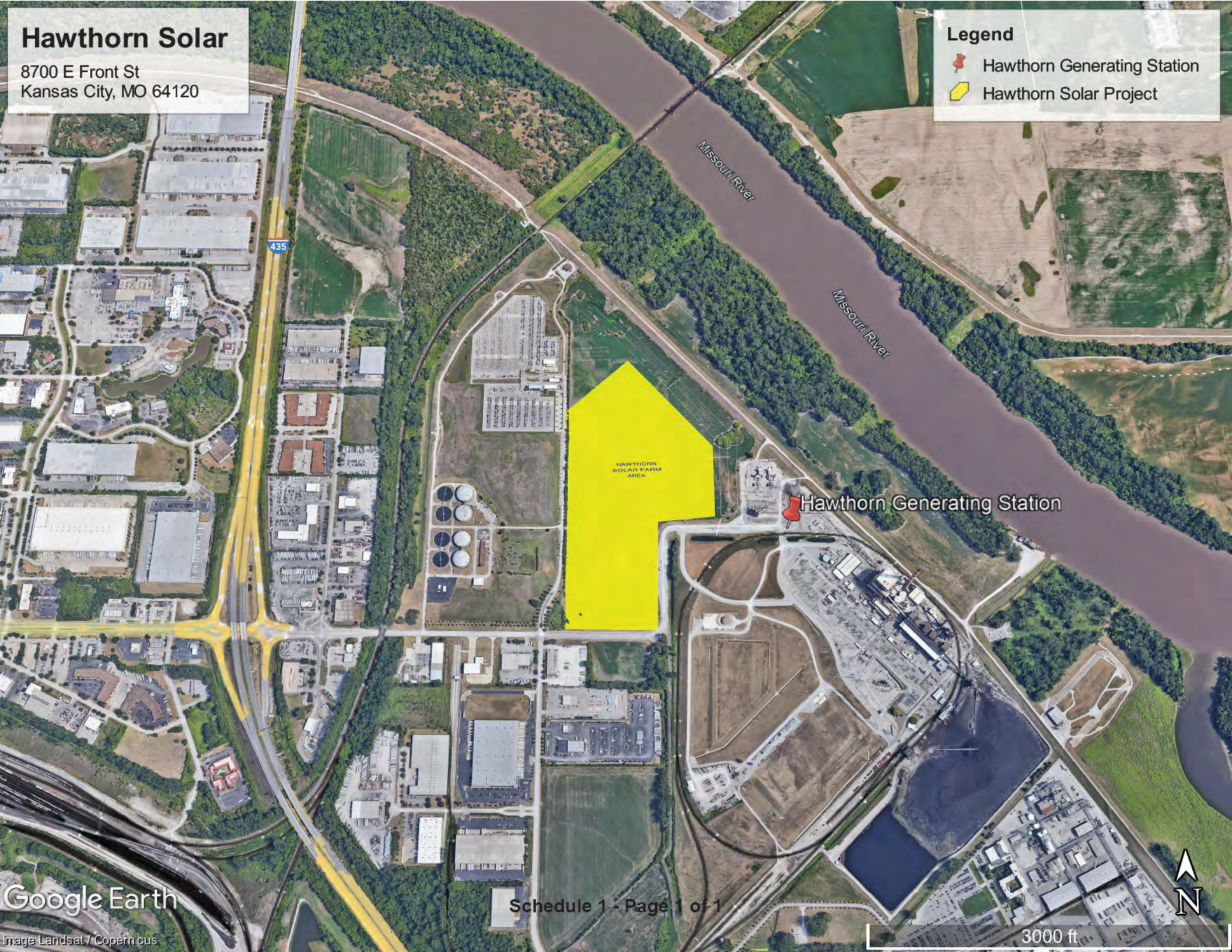


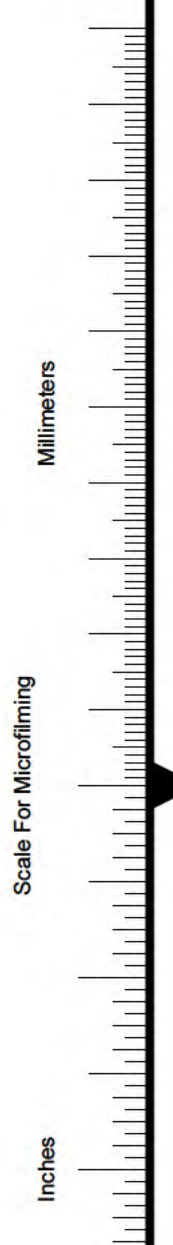
# Hawthorn Solar

8700 E Front St  
Kansas City, MO 64120

## Legend

-  Hawthorn Generating Station
-  Hawthorn Solar Project





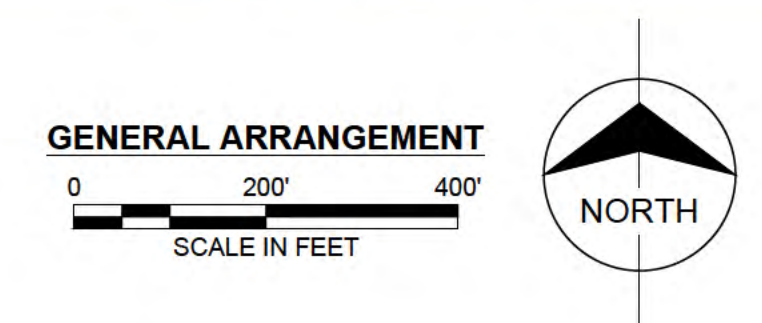
SYSTEM DESCRIPTION	
TOTAL CAPACITY @ 0.95% PF (AC)	10.00 MW
SOLAR NAMEPLATE CAPACITY (AC)	10.92 MW
SOLAR CAPACITY (DC)	11.84 MW
DC:AC RATIO	1.18
AC COLLECTION SYSTEM VOLTAGE	13.8 kV
DC SYSTEM VOLTAGE	1,500 V
NO. 540 W MODULES	21,924
AVERAGE STRINGS PER INVERTER	62
TOTAL INVERTERS	13
NO. POWER CONVERSION STATIONS	3

DESIGN PARAMETERS	
GROUND COVER RATIO	37.5%
RACKING	SINGLE AXIS TRACKER
ROW TO ROW SPACING	19.74'
BOUNDARY AREA	63.7 ACRES
PV AREA	47.9 ACRES
SETBACKS	70' FROM WESTERN SITE BOUNDARY 50' MIN. FROM ALL OTHER SITE BOUNDARIES 2' FROM FENCE TO SITE BOUNDARY 10' MIN. FROM ACCESS DRIVES

MODULE DATA	
MANUFACTURER	VSUN
MODEL NUMBER	VSUN540-144BMH-DG
MODULE BIN CLASS	540 W

INVERTER DATA	
MANUFACTURER	TMEIC
MODEL NUMBER	PVU-L0840GR
INVERTER NAMEPLATE RATING	840 kW

- NOTE:**
- THIS DRAWING IS CONCEPTUAL IN NATURE AND FOR PLANNING PURPOSES ONLY.
  - THIS DRAWING REPRESENTS ONE PROPOSED LAYOUT AND IS SUBJECT TO CHANGE BASED ON DETAILED DESIGN, AS WELL AS ACTUAL SITE CONDITIONS.
  - THIS DRAWING DOES NOT CONSIDER FEDERAL, STATE, OR OTHER LOCAL DEVELOPMENT REGULATION, WHICH MAY IMPACT THE PROPOSED LAYOUT.
  - THE PROPOSED LAYOUT IS BASED ON AERIAL IMAGE AND IS SUBJECT TO CHANGE BASED ON BOUNDARY SURVEY (ALTA).
  - THE SITE LAYOUT DOES NOT TAKE INTO CONSIDERATION THE FLOOD ZONE, TRANSMISSION EASEMENTS OR OTHER EASEMENTS.
  - THIS DEMARCATION NECESSITATES THE REMOVAL OF A MINIMUM OF 130 PV STRINGS (1.89 MWdc) NORTH OF THIS LINE



**PRELIMINARY - NOT FOR CONSTRUCTION**

no.	date	by	ckd	description	no.	date	by	ckd	description
D	08/31/21	PSD	BS	ISSUED FOR REVIEW					
C	08/20/21	PSD	BS	ISSUED FOR REVIEW					
B	05/27/21	PSD	ROW	ISSUED FOR REVIEW					
A	04/21/21	PSD	ROW	ISSUED FOR REVIEW					

**BURNS & MCDONNELL**  
 9400 WARD PARKWAY  
 KANSAS CITY, MO 64114  
 816-333-9400  
 Burns & McDonnell Engineering Co, Inc.  
 Firm Reg. No. 000165

designed: P. DURKEE  
 detailed: P. DURKEE

**evergy**

JACKSON COUNTY, MO

HAWTHORN COMMUNITY SOLAR GENERAL ARRANGEMENT	
project	contract
drawing	rev.
<b>EP100 - D</b>	
sheet	of sheets
file 135957EP100.dwg	

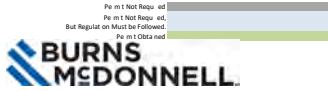
**SCHEDULE 3  
CONTAINS CONFIDENTIAL  
INFORMATION  
NOT AVAILABLE TO THE PUBLIC.  
  
ORIGINALS FILED UNDER SEAL.**

**SCHEDULE 4  
CONTAINS CONFIDENTIAL  
INFORMATION  
NOT AVAILABLE TO THE PUBLIC.  
  
ORIGINALS FILED UNDER SEAL.**

**SCHEDULE 5  
CONTAINS CONFIDENTIAL  
INFORMATION  
NOT AVAILABLE TO THE PUBLIC.  
  
ORIGINALS FILED UNDER SEAL.**



**SCHEDULE 6  
CONTAINS CONFIDENTIAL  
INFORMATION  
NOT AVAILABLE TO THE PUBLIC.  
  
ORIGINALS FILED UNDER SEAL.**



Hawthorn Solar  
Permit Matrix

Wetlands/Surface Water Permits									
Item #	Permit/ Clearance	Regulatory Agency	Description	Thresholds	Estimated Preparation Timeframe	Responsibility	Estimated Agency Review Time	Estimated Permit Fees	Notes
1	Clean Water Act - Section 404 Permit (Wetlands)	U.S. Army Corps of Engineers (USACE) Kansas City District Office 601 East 12th Street, Room 402 Kansas City, Missouri 64106 (816) 389-3686	If impacting over 0.1 acres of wetlands an application must be submitted to the USACE and Missouri Department of Natural Resources (MDNR). USACE will determine if the project qualifies for a Nationwide Permit (NWP) or if an individual Permit (IP is for wetland impacts over 0.50 acres) will be necessary	Impacts to over 0.1 acres if wetlands	30-45 days	Energy	30 days	Typically no fees	
2	Work Proposed Near or within a Federally Constructed Flood Risk Management Project Review	U.S. Army Corps of Engineers Kansas City District Office 601 East 12th Street, Room 402 Kansas City, Missouri 64106 (816) 389-3686	An USACE review is required for any work being conducted within the levee critical zone. The critical area is generally considered to be 500 feet from any flood control project.	Construction occurs within 500 feet from a levee.	30-45 days	Burns & McDonnell	6 to 8 weeks	Typically no fees	When the application is ready the plans can be emailed to Morteza Dastjerdi and he will forward the plans to ACOE for review.
3	Floodplain Development Permit	Kansas City Planning and Development 414 E 12th St. City Hall 15th Floor Kansas City MO 64106 (816) 513-1500	Code of Ordinances Chapter 28 Floodplain Management requires that a floodplain development permit shall be obtained for all proposed development including substantial improvements to existing structures within any area designated as a Special Flood Hazard Area' by the official floodplain document.	Portion of the site is located within the floodplain zone AH	30 days	Burns & McDonnell	60 days		
Stormwater Permits									
Item #	Permit/ Clearance	Regulatory Agency	Description	Thresholds	Estimated Preparation Timeframe	Responsibility	Estimated Agency Review Time	Estimated Permit Application Fees	Notes
4	NPDES Stormwater Permit and SWPPP Plan for Construction Activities and associated NOI	MDNR Water Protection Program PO Box 176 Jefferson City MO 65102 573-751-1300	A general stormwater permit is required for construction activities that disturb 1 or more acres of land. A stormwater pollution prevention plan (SWPPP) is also required per the permit. The completed Notice of Intent must be submitted to via MDNR's ePermitting system.	Disturbance of one acre or more of soil.	NOI: 2 days SWPPP: 10 days	Burns & McDonnell	Instant coverage post online submittal then operator must send back signature within 30 calendar days.	Depends on disturbance acreage. \$1 500 for 25-100 acre site.	No minimum requirements for detention basins. If a detention basin is installed the APWA Kansas City Metro Best Management Practices Manual offers guidance on their design and specifications.
5	Spill Prevention Control and Countermeasure Plan	U.S. Environmental Protection Agency (EPA) Region 7 Mark Aaron Regulatory Contact 913-551-7205	Required if the facility will have 1 320 gallons or more of aboveground petroleum storage capacity in 55-gallon-sized or larger containers (or 42 000 gallons in underground storage not regulated by underground storage tank rules)	Prior to storage of petroleum products onsite in excess of SPCC thresholds	5 days	Energy - Burns & McDonnell assisting with equipment specifications.	Not required to submit SPCC Plan to EPA for review unless requested.	Typically no fees	Existing facility likely has SPCC plan. If additional storage will be added with this project it should be updated.
Cultural Resources									
Item #	Permit/Clearance	Regulatory Agency	Description	Thresholds	Estimated Preparation Timeframe	Responsibility	Estimated Agency Review Time	Estimated Permit Application Fees	Notes
6	National Historic Preservation Act - Section 106 Cultural Resources Concurrence and Missouri Historic Preservation Law	MDNR State Historic Preservation Office (SHPO) P.O. Box 176 Jefferson City Missouri 65102	If the project is considered a federal undertaking and Section 106 applies (USACE Permit) the following is typically required: background research and a SHPO consultation before the SHPO will issue a concurrence a field investigation and report may be required; SHPO determination of proposed impacts; and curation of collected artifacts during survey.	Project that requires a federal permit license or approval.	30 days	N/A	45 days	Typically no fee. Background research may involve online database fees.	Permit Not Required
Wildlife Permits									
Item #	Permit/Clearance	Regulatory Agency	Description	Thresholds	Estimated Preparation Timeframe	Responsibility	Estimated Agency Review Time	Estimated Permit Application Fees	Notes
7	Endangered Species Act - Threatened & Endangered Species Concurrence	U.S. Fish and Wildlife Service Ecological Services 5600 American Blvd. West Suite 990 Bloomington MN 55437-1458	Coordination with the FWS will determine the level of effort needed for the project to proceed (e.g. habitat assessment species surveys avian impact studies etc.).	Potential to impact threatened or endangered species.	14 days	Energy	30 to 45 days for initial consultation; additional 30 to 45 days for report review and determination	Typically no fees	Avoid clearing trees from June 1 to July 31 to avoid potential impacts to northern long-eared bat summer roosting habitat.
8	Migratory Bird Treaty Act / Bald and Golden Eagle Protection Act Concurrence	U.S. Fish and Wildlife Service Ecological Services 5600 American Blvd. West Suite 990 Bloomington MN 55437-1458	Requires compliance studies often include avian risk assessments and stick nest surveys. Depending upon site location the FWS or KDWP may require bird surveys nest surveys etc. If protected species could be impacted by the project it may be prudent to obtain an incidental take permit.	Potential to impact migratory birds bald eagles or golden eagles.	14 days	Energy	30 days to receive comments; review could take longer depending on the results of the study	Typically no fees	Avoid clearing trees from April 15 to July 15 to avoid impacts to nesting migratory birds.
Additional Permits									
Item #	Permit/Clearance	Regulatory Agency	Description	Thresholds	Estimated Preparation Timeframe	Responsibility	Estimated Agency Review Time	Estimated Permit Application Fees	Notes
10	Solar Panel Installation Permit	Kansas City Planning and Development 414 E 12th St. City Hall 15th Floor Kansas City MO 64106 (816) 513-1500	A Solar Panel Installation Permit is required for the installation and use of accessory solar energy systems. Application requires a complete description of the equipment design drawings and specifications and can be submitted online via Kansas City's online portal (kcmo.gov/compassk).	Installation of solar panels.	TBD	Burns & McDonnell	TBD	TBD - Scheduled express review is available for \$69.00	
11	Land Development Permit	Kansas City Planning and Development 414 E 12th St. City Hall 15th Floor Kansas City MO 64106 (816) 513-1500	Required for land disturbance greater than 1 acre. A zoning review and approval will be required for a drive approach permit to be authorized. This Permit may also require a certificate of liability insurance. Required documents are determined at the prior-construction meeting with the city.	Land disturbance that is greater than 1 acre and construction of a new driveway/approach.	7 days	Burns & McDonnell	60 days To Be Confirmed	\$76 x # of disturbed acres	
12	Building Permit	Kansas City Planning and Development 414 E 12th St. City Hall 15th Floor Kansas City MO 64106 (816) 513-1500	A Building Permit is required for most building projects within the Kansas City city limits. Section 18-17 of the Code of Ordinances describes the process of applying for a building permit and what it required of the applicant. Application should be submitted online via Kansas City's online portal (kcmo.gov/compassk).  Ground-mounted solar systems are expressly required to have a building permit (in addition to an electrical permit) if over 200 square feet in area.	Contact with City Hall Officials is needed for project-specific thresholds.	30 days	Burns & McDonnell	60 days To Be Confirmed	Varies - Calculator available online	

13	Electrical and Mechanical Permits	Kansas City Planning and Development 414 E 12th St. City Hall - 15th Floor Kansas City MO 64106 (816) 513-1500	All projects require a permit and formal inspection at various phases of construction before the work can be approved. These requirements apply not only to new structures but also to any work that physically changes existing structures and work regulated by City building plumbing and electrical codes the zoning ordinance and all other ordinances.	Contact with City Hall Officials is needed for project-specific thresholds.	1-2 weeks	Burns & McDonnell	2 weeks	TBD	
14	MoDOT Glare Study/Permit	Missouri Department of Transportation (MoDOT) Northeast District 111 Francis Drive Troy MO 63379 Cindy Martin Traffic Specialist	Proximity of Project to MoDOT roadway requires review of glare study to ensure the safety of drivers traveling near the vicinity of the Project.	Installation of solar panels in close proximity to MoDOT roadway.	30 days	Burns & McDonnell	TBD	TBD	

**SCHEDULE 8  
CONTAINS CONFIDENTIAL  
INFORMATION  
NOT AVAILABLE TO THE PUBLIC.  
  
ORIGINALS FILED UNDER SEAL.**