

Hannah Elliott

From: Greg Jackle <Greg.S.Jackle@state.or.us>
Sent: Tuesday, March 16, 2021 3:19 PM
To: Hannah Elliott
Cc: Ann Beier
Subject: RE: Planning commission hearing - Wednesday
Attachments: Condition of Approval 20.docx



Hello Ann and Hannah,

Thank you for the opportunity to provide comments on the staff report and specifically condition 20. I tried to highlight the recommended changes (what we added is in yellow highlight) to what was already drafted. Please accept this as our comments on how to strengthen the language for option 1 and option 2.

Again, we understand the planning commissions role in negotiating and adopting our recommendations. If you have any questions or concerns, please let me know.

Thank you both and will see you both tomorrow.

I don't think we will submit another letter, but I may submit short written testimony tomorrow addressing a couple things from exhibit 6. Those items are in reality just the bigger picture how mitigation has been done and responding to some of the points made in that document as well as the table of solar projects.

Thanks again,

Greg

Greg Jackle

Supervisory Fish and Wildlife Biologist
Prineville Field Office
2042 SE Paulina Hwy
Prineville, OR 97754
541-447-5111 x26 (o)
541-777-7721 (c)
541-447-8065 (fax)

From: Hannah Elliott [mailto:Hannah.Elliott@co.crook.or.us]
Sent: Tuesday, March 16, 2021 1:32 PM
To: Greg Jackle <Greg.S.Jackle@state.or.us>; Ann Beier <Ann.Beier@co.crook.or.us>
Subject: RE: Planning commission hearing - Wednesday

Hi Greg,

Attached is the script for tomorrow night's meeting, if you'd like to follow along. Could you share this with Sara? I'm not sure I have her email address.

Best,

Hannah Elliott

Senior Planning Permit Technician
Crook County Community Development
300 NE 3rd Street, Room 12
541-447-3211
www.co.crook.or.us

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Please call 541-447-3211 or email plan@co.crook.or.us (for planning related) bld@co.crook.or.us (for building related) or onsite@co.crook.or.us (for septic related).

From: Greg Jackle <Greg.S.Jackle@state.or.us>
Sent: Tuesday, March 16, 2021 12:32 PM
To: Ann Beier <Ann.Beier@co.crook.or.us>
Cc: Hannah Elliott <Hannah.Elliott@co.crook.or.us>
Subject: RE: Planning commission hearing - Wednesday

Sounds good! I am working on a version that highlights our suggested changes and will send that to you shortly!
I am going out to Aspen Valley tomorrow with a drone pilot in the early morning to try and capture wintering deer, elk and pronghorn. But I should be reachable mid day, if we want to discuss.

Thanks Ann!

Greg

Greg Jackle

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From: Ann Beier [<mailto:Ann.Beier@co.crook.or.us>]
Sent: Tuesday, March 16, 2021 11:44 AM
To: Greg Jackle <Greg.S.Jackle@state.or.us>
Cc: Hannah Elliott <Hannah.Elliott@co.crook.or.us>
Subject: RE: Planning commission hearing - Wednesday

Hi Greg –

I'm off this afternoon to help at the vaccination clinic at the fairgrounds. I can meet first thing in the morning or, if you like, just send something to Hannah and she'll post it on the website and we can catch up tomorrow.

Ann

From: Greg Jackle <Greg.S.Jackle@state.or.us>
Sent: Tuesday, March 16, 2021 11:27 AM
To: Ann Beier <Ann.Beier@co.crook.or.us>
Subject: RE: Planning commission hearing - Wednesday

Hey do you have time this afternoon to meet? It might be better to show you what we were thinking then send? I think you and I could negotiate and you let me know what you think is reasonable is the probably the best way to move forward.

Otherwise I will try and send you a clean copy with minor changes that are easy for the planning commission to understand.

Thank you Ann,

Greg Jackle

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From: Ann Beier [<mailto:Ann.Beier@co.crook.or.us>]
Sent: Tuesday, March 16, 2021 8:24 AM
To: Greg Jackle <Greg.S.Jackle@state.or.us>
Subject: RE: Planning commission hearing - Wednesday

Thanks Greg! The more I thought about option 1 as proposed, the less I liked it so any conditions we can require to make it acceptable would be helpful.

Ann

From: Greg Jackle <Greg.S.Jackle@state.or.us>
Sent: Monday, March 15, 2021 6:29 PM
To: Ann Beier <Ann.Beier@co.crook.or.us>
Subject: RE: Planning commission hearing - Wednesday

Hey Ann!

Yep! St Paddy's day planning commission meeting! Are you going to serve corned beef and cabbage? 😊

I plan on attending and likely Sara Gregory from the phone. We going to submit a short letter/testimony discussing a few issues with the exhibit 6 (clarification of a few things). And then would like to submit some "suggested" modifications to condition 20. I know these are the County's conditions, so I don't want to make it seem like we are telling you what to do, but we just had a few things that we feel would shore up Option 1. Hope that will be helpful.

I would really like to get this to you ASAP tomorrow. I think I should hopefully be able to get them to you before noon.

Thanks Ann,

Greg Jackle

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From: Ann Beier [<mailto:Ann.Beier@co.crook.or.us>]
Sent: Monday, March 15, 2021 5:05 PM
To: Greg Jackle <Greg.S.Jackle@state.or.us>
Cc: Hannah Elliott <Hannah.Elliott@co.crook.or.us>
Subject: Planning commission hearing - Wednesday

Hi Greg –

The Planning Commission hearing on the TSR modification is on Wednesday 3/17. Do you or other ODFW folks plan on participating? On the phone or in person?
All the materials are on line but let us know if there's anything you need.

Ann Beier
Director
Crook County Community Development Department
300 NE Third Street – Prineville, OR 97754
541-447-3211

Ann.beier@co.crook.or.us

In an effort to stop the spread of COVID-19, Community Development is restricting face-to-face assistance and will be accessed by **appointment ONLY**.

Please call or email for assistance: 541-447-3211 or email plan@co.crook.or.us (for planning related) bld@co.crook.or.us (for building related) or onsite@co.crook.or.us (for septic related)

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20. The Applicant shall conduct mitigation for impacts to the Project site as follows:

a. The Applicant will implement migratory bird conservation measures to conduct vegetation removal and construction activities from August 2 – February 28 to avoid impacts to active nest sites (March 1 – August 1) or to monitor for nest sites if construction occurs during normal nesting periods.

b. Implement Mitigation Option 1 (juniper removal). Prior to Site clearing and grading, the Applicant shall submit the following information for a juniper removal project:

Location – The Applicant shall provide location information (map and tax lot number) for a juniper removal project located within pronghorn winter range identified on ODFW's maps within Crook County. The Applicant shall identify the Project acreage.

Juniper Treatment Plan – Prior to site clearing and grading, the Applicant shall provide a juniper treatment plan for County review and approval. The plan shall include a baseline assessment of juniper (size class, density), noxious weed prevalence on the mitigation project site, the proposed treatment prescriptions and removal methods, and a noxious weed monitoring and treatment plan.

Timing – Mitigation shall be implemented and completed either prior to or concurrent with development impacts.

Scale – The Applicant shall perform juniper removal at a ratio of 2:1 (mitigation acres:impacted acres) for impacts in Habitat Category 2 (mapped pronghorn winter range) and at a ratio of 1:1 for impacts in other habitat categories. Impacts to acres in the transmission line corridor that occurs within the approximately 220-acre portion of the site within mapped pronghorn winter range shall be included in the mitigation acreage requirement. The area within 500 feet of the boundary of the adjacent aggregate site shall be excluded from the acreage requirement.

Maintenance – The Applicant agrees to revisit and conduct additional juniper removal as needed within 12 years of the original juniper treatment. Noxious weed monitoring and treatment will also be maintained on a biennial basis.

Durability – Before site clearing or grading at the TSR North site, the Applicant shall provide Crook County Community Development with a fully executed instrument preventing development and uses conflicting with habitat function on the mitigation site for the duration of Project impacts (construction through site reclamation), including but not limited to a working lands agreement, a deed or outfight purchase agreement, or a conservation easement.

Monitoring – The Applicant shall submit a monitoring plan prior to site clearing and grading to demonstrate the efficacy of the one-time juniper clearing project. This shall include "before" and "after" photos of the site and reports on juniper regrowth during the initial 12-year period. Applicant shall submit biennial report on noxious weed monitoring and treatment.

c. Implement Mitigation Option 2 (One-time Fee-in-lieu payment). If the Applicant elects to implement Option 2, the Applicant shall make a one-time mitigation payment to a qualified conservation organization using the calculator in Applicant's Wildlife Mitigation Plan (Exhibit 3) before site clearing

and grading at the TSR north site. The Applicant shall submit documentation of the payment to Crook County Community Development prior to site clearing and grading.

Prior to site clearing and grading, the Applicant shall submit a checklist to the Planning Director to demonstrate that they have met all outstanding conditions of approval. This checklist shall include information on the option chosen for mitigation of wildlife habitat loss and information on how mitigation has been/will be implemented.