

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613

For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Conditional Use Permit No. 26-009: Pronghorn Solar and BESS

Lead Agency: City of Lancaster

Contact Person: Jocelyn Swain

Mailing Address: 44933 Fern Avenue

Phone: 661-723-6249

City: Lancaster Zip: 93534

County: Los Angeles

Project Location: County: Los Angeles

City/Nearest Community: Lancaster

Cross Streets: 90th Street East, Avenue J-8

Zip Code: 93535

Longitude/Latitude (degrees, minutes and seconds): 34°68'27.53" N / -117°9'54.11" W Total Acres: 320.93

Assessor's Parcel No.: 3376-026-002 thru -033; 3376-001-035 Section: 17, 20 Twp.: 7N Range: 10W Base: SBBM

Within 2 Miles: State Hwy #: N/A

Waterways: N/A

Airports: N/A

Railways: N/A

Schools: N/A

Document Type:

CEQA:	☒ NOP	☐ Draft EIR	NEPA:	☐ NOI	☐ Joint Document
	☐ Early Cons	☐ Supplement/Subsequent EIR		☐ EA	☐ Final Document
	☐ Neg Dec	(Prior SCH No.)		☐ Draft EIS	☐ Other:
	☐ Mit Neg Dec	Other:		☐ FONSI	

Local Action Type:

☐ General Plan Update	☐ Specific Plan	☐ Rezone	☐ Annexation
☐ General Plan Amendment	☐ Master Plan	☐ Prezone	☐ Redevelopment
☐ General Plan Element	☐ Planned Unit Development	☒ Use Permit	☐ Coastal Permit
☐ Community Plan	☐ Site Plan	☐ Land Division (Subdivision, etc.)	☐ Other:

Development Type:

☐ Residential:	Units	Acres		☐ Transportation:	Type	
☐ Office:	SF	Acres	Employees	☐ Mining:	Mineral	
☐ Commercial:	SF	Acres	Employees	☒ Power:	Type	Solar, BESS MW 100
☐ Industrial:	SF	Acres	Employees	☐ Waste Treatment:	Type	MGD
☐ Educational:				☐ Hazardous Waste:	Type	
☐ Recreational:				☐ Other:		
☐ Water Facilities:	Type	MGD				

Project Issues Discussed in Document:

☒ Aesthetics/Visual	☐ Fiscal	☐ Recreation/Parks	☒ Vegetation
☒ Agricultural Land	☒ Flood Plain/Flooding	☐ Schools/Universities	☒ Water Quality
☒ Air Quality	☐ Forest Land/Fire Hazard	☐ Septic Systems	☒ Water Supply/Groundwater
☒ Archaeological/Historical	☒ Geologic/Seismic	☐ Sewer Capacity	☐ Wetland/ Riparian
☒ Biological Resources	☐ Minerals	☒ Soil	☐ Growth Inducement
☐ Coastal Zone	☒ Noise	☒ Erosion/Compaction/Grading	☒ Land Use
☒ Drainage/Absorption	☐ Population/Housing	☒ Solid Waste	☒ Cumulative Effects
☐ Economic/Jobs	☒ Public Services/Facilities	☒ Toxic/Hazardous	☐ Other:
		☒ Traffic/Circulation	

Present Land Use/Zoning/General Plan Designation:

Land Use – vacant/agricultural fields; Zoning: RR-2.5, C-RU); General Plan designation: NU, CR

Project Description: (please use a separate page if necessary)

Pronghorn Solar Plus, LLC ("Applicant") proposes to entitle, construct, operate, maintain and decommission a utility-scale solar photovoltaic (PV) electrical generating and storage facility that would generate and deliver renewable energy to the statewide electricity transmission grid. As shown on Figure 2, Proposed Project, the project would include the construction and operation of up to 50 megawatts (MW) of PV solar generation, a BESS with a capacity of up to 50 MW, installation of 34.5 kilovolt (kV) collection lines and a 66 kV generation transmission (gen-tie) line, and a project Substation that would step up the voltage from 34.5 kV to 66 kV. A gen-tie line would directly connect the project substation to the existing SCE Piute substation. Per Sections 17.08.290 and 17.08.050 of the City of Lancaster Municipal Code, utility scale solar facilities and utility scale BESS are allowable uses subject to a conditional use permit (CUP) within the RR-2.5 zone.

The Applicant is seeking a CUP (CUP No. 26-009) for construction and operation of the project. The project would sell the renewable energy it produces under the terms of a long-term Power Purchase Agreement (PPA) with a load serving entity or other power off-taker. For purposes of the CEQA analysis, it is assumed the project would operate for 30 years. Upon completion of the PPA term, the project operator may, at its discretion, continue to generate and sell power from the project, or decommission and remove the system and its components. Upon decommissioning, project structures not needed for subsequent use would be removed from the project site and the site could be converted to other uses in accordance with applicable land use regulations in effect at that time.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

☒ Air Resources Board	☐ Office of Historic Preservation
☐ Boating & Waterways, Department of	☐ Office of Public School Construction
☐ California Emergency Management Agency	☐ Parks & Recreation, Department of
☐ California Highway Patrol	☐ Pesticide Regulation, Department of
☒ Caltrans District # <u>7</u>	☒ Public Utilities Commission
☐ Caltrans Division of Aeronautics	☒ Regional WQCB # <u>6</u>
☐ Caltrans Planning	☐ Resources Agency
☐ Central Valley Flood Protection Board	☐ Resources Recycling and Recovery, Department of
☐ Coachella Valley Mtns. Conservancy	☐ S.F. Bay Conservation & Development Comm.
☐ Coastal Commission	☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ Colorado River Board	☐ San Joaquin River Conservancy
☐ Conservation, Department of	☐ Santa Monica Mtns. Conservancy
☐ Corrections, Department of	☐ State Lands Commission
☐ Delta Protection Commission	☐ SWRCB: Clean Water Grants
☐ Education, Department of	☐ SWRCB: Water Quality
☒ Energy Commission	☐ SWRCB: Water Rights
☒ Fish & Game Region # <u>5</u>	☐ Tahoe Regional Planning Agency
☐ Food & Agriculture, Department of	☐ Toxic Substances Control, Department of
☐ Forestry and Fire Protection, Department of	☐ Water Resources, Department of
☐ General Services, Department of	☐ Other: _____
☐ Health Services, Department of	☐ Other: _____
☐ Housing & Community Development	
☐ Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date September 24, 2026 Ending Date October 26, 2026

Lead Agency (Complete if applicable):

Consulting Firm:	<u>Dudek</u>	Applicant:	<u>Pronghorn Solar Plus, LLC</u>
Address:	<u>2280 Historic Decatur Road, Ste 200</u>	Address:	<u>7650 Girard Ave, Ste 300</u>
City/State/Zip:	<u>San Diego, CA 92106</u>	City/State/Zip:	<u>La Jolla, CA 92037</u>
Contact:	<u>Kristen Stoner</u>	Phone:	<u>239-728-8476</u>
Phone:	<u>619-591-1372</u>		

Signature of Lead Agency Representative: _____

Jocelyn Swain

Date: 9/23/26

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.