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0000091037

(480) 892-0011 (002) 202 0111  
slpcdi@aol.com

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January 2, 2000

STATE OF ARIZONA

Mr. Paul Bullis and Line Siting Committee  
%Docket Control  
Arizona Corporation Commission  
Phoenix, Arizona

*Case #105*

**Re: Revised and Additional Conditions** *Doc No. L00000-B-00-0105*

Gentlemen:

I am respectfully requesting acceptance of the revised and additional conditions attached. Due to the impending holidays, family members from out of town staying in our home, some illness and the birth of my first grandchild, I was exhausted, extremely rushed and hastily put my list of conditions together. I then quickly submitted them. Upon reviewing them I realized I had omitted several items.

As I later realized several of the intervenors were never notified of any opportunity to submit conditions or that they could submit their closing "brief" in writing. Due to my extremely hectic schedule at that time, I was unable to personally notify them. We tried to notify Mr. Bullis of the situation. We learned he had left town and would not return until after the first of the year.

My revised/additional conditions are attached:

*Saretta L. Parrault*  
Saretta L. Parrault  
Inteviewer

*[Faint stamp and handwritten initials]*

## **REVISED AND ADDITIONAL CONDITIONS**

**Submitted by: Saretta L. Parrault**

### **Correction to original list of conditions:**

\$20,000,000 be placed in an escrow account to help with medical needs of those affected by pollutants from this facility. (see earlier conditions submitted).

### **Special Conditions**

1. The Line Siting Committee and The Arizona Corporation Commission will publicly notify the news media, the general public and the intervenors of all Arizona electric power plants that have been issued permits in the last two years, their locations, the amount of megawatts they will put out and, when all or a part of them will be in operation. Areas where this power will be distributed will also be disclosed.
2. Intervenors will be invited to review and negotiate with an impartial mediator all conditions presented by SRP, The Line Siting Committee, and The Arizona Corporation Commission before any final permit is granted. The mediator will be agreed upon by all parties and paid for by SRP and The Town of Gilbert
3. The Line Siting Committee, Arizona Corporation Commission and/or the Attorney General's office will work with the intervenors to be sure all agreed upon conditions will be met by SRP. The Committee, Az. Corporation Commission and The Attorney General's office will assist in instituting a plan whereby any loss of follow-through on these conditions will receive stiff penalties and fines.

### **Additional General Conditions**

#### **A). Gas Systems**

A study of gas pipeline safety regarding the close proximity of the homes on Warner Road and the amount of pressure in these lines will be conducted by an impartial company. This study would also include a recommendation as to the safest area on the property for these gas systems. It would also include a way that one system would be protected from the other should there be any explosion. It is recommended that the town of Gilbert pay for this study with SRP since their residents will be affected.

#### **If this study does not take place:**

1. Move original gas pipeline away from Warner Road to the furthest South-Eastern area of the SRP property as soon as possible – whether or not any permit is issued.
2. Place any new gas pipeline system in the South-West area of SRP property – not next to the other gas pipeline.

3) Place some form of barrier around each of them. Thus, if one gas system is compromised in any way – the other one will not be affected.

#### **B. HRSGS:**

Place any HRSG in a position where it is not be immediately visible when driving or walking down Key Biscayne Road. Drop the HRSGS down 20 feet below ground.

#### **C. MITIGATION:**

**Request “to-scale” Dioramas (models)** will be created and submitted to the line-siting committee, intervenors, SRP, etc. to visually depict the EPG/SRP recommendations for this property. It will be available for revisions and acceptance by the intevenors, and those who will be most effected by this proposed expansion and others who have interested or expertise in this area.

“Southwestern” ground-cover would be placed on the berms to give a “flower and green –look” to them. If a landscaping company is hired, they would also have to submit dioramas of their designs to those named above for approval.

A full compliment of trees, similar to those on Val Vista Drive at the Val Vista Lakes complex, will be planted on the North side of Warner Road, behind the homes that back up to Warner Road (in the Rancho Cimerron subdivision). An escrow account to maintain these trees and additional plantings ( in keeping with the rest of the planting in the subdivision) would be established and continued to maintain this foliage on a monthly basis. SRP would be responsible for all costs for as long as the plant is running.

It is suggested that both SRP and the town of Gilbert pay for the dioramas.

#### **D. SAFETY ZONE**

A “safety – buffer zone” will be created approximately 1 mile around the facility. Those who choose to do so may sell their homes at the fair market value to SRP. If SRP chooses to offer these homes to their employees at a discounted rate, they would be welcome to do so with the understanding that SRP would notify those purchasing these homes of all the details of the hearings.

#### **E. WATER CONCERNS**

A Hydrologist will be hired to do a study on the many water issues. Mr. Dennis Sundie and others from Arizona’s department of water would select the company to do the study. If Gilbert’s water supply will be compromised in any way. No part of this expansion will be approved

## **F. HEALTH**

Studies on both short and long term effects from the pollution emitted from this power plant will be undertaken. This study would take into consideration those living next to the plant and as far away as five miles from the facility. Another study would cover all of Gilbert. A third study would take into consideration all those living in the east valley. These studies would cover all those with breathing problems. Another study would cover all those who are healthy but could acquire breathing problems due to the pollutants. Dr. Christopher Labban would be consultant as to any additional perimeters pertaining to this study. He would be paid as a consultant for his time.

If any dangers would be uncovered, this permit would be denied.

## **G. NOISE**

- 1) "Containment" buildings would be placed around the HRSGS to soften any noise, and protect against any fires or explosions.
  
- 2) If the noise from "any size" expansion of this power plant; when combined with the noise of the old plant goes above 44 dcb. -- the plant will be shut down and will not operate until it meets this requirement. If they can not reduce the noise within a one-month time frame, SRP will agree to shut down any area of the operation that can not meet the requirements. SRP will then dismantle and removed all machinery that does not meet this requirement permanently.

## **H. VAPOR CLOUDS**

Per: Mr. Bullis' suggestion: A search will be undertaken to locate mechanism that will reduce the visual effects of the vapor clouds. If there is no such mechanism, this permit will be denied. (SRP will have one month to find such mechanism.)

## **I. UP-KEEP OF THE PROPERTY:**

Just as HOA's enforce the upkeep of homes in the subdivisions, SRP will be required to maintain their property. They will be fined by a Maricopa Governing board should they not property maintain their surrounding property. These funds will be placed in an escrow account to reimburse any local homeowner wanting to sell their home and is unable to receive their market price due to the condition of SRP property.

## **J. WATCH & REPORT**

Intervenors and/or Gilbert residents and a project manager will be hired at a fair consultant's fee (with a limit of three people) to assist with mitigation plans and to watch and report any problems concerning any part of the expansion and any conditions that have been agreed upon and are not followed.

If SRP is found to be remiss in following the conditions as agreed upon, they will be fined an amount as decided by the line Siting Committee. These fees again will be placed in an escrow account to be distributed to those wishing to sell their homes.

## **K. TIMING**

If SRP can not get these studies done quickly and chooses not to extend the date of the final vote by the Line Siting Committee, then the committee will deny the application.

## **L. A VOTE FROM THE PEOPLE**

If the line Siting Committee and the Arizona Corporation Commission in any way chooses to grant this permit, it will be put to a vote of the people by referendum at the March election before any expansion construction begins.

Thank you. Submitted by:

  
Saretta L. Parrault