WOODRIDGE SOLAR

SP 2022-014 AND SP 2022-015

SPECIAL USE PERMIT FOR SOLAR ENERGY SYSTEM AND ENERGY COMMUNICATIONS TRANSMISSION FACILITIES (SUBSTATION)

ALBEMARLE COUNTY, VIRGINIA

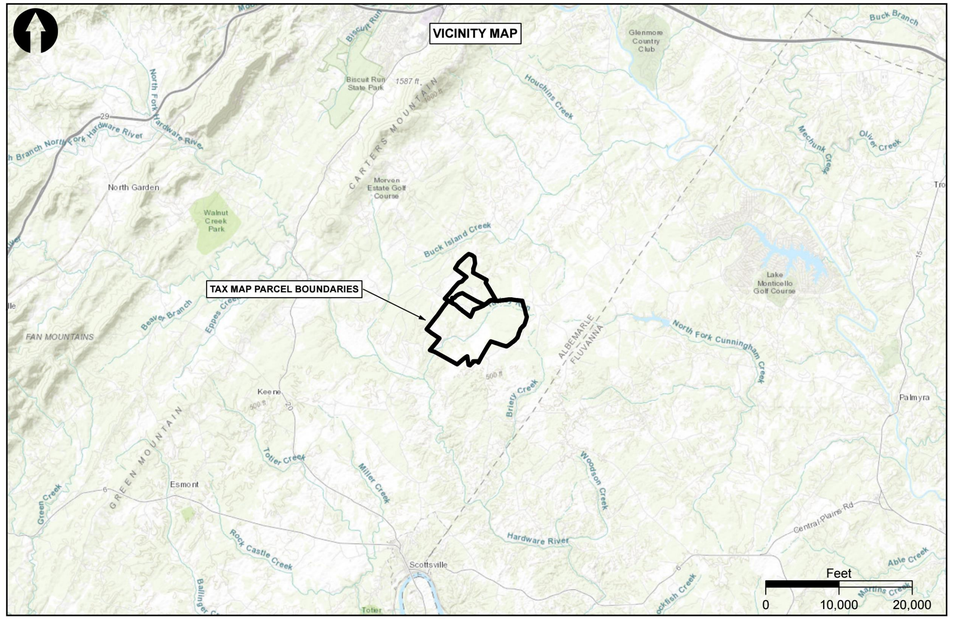


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C9.7	CONCEPTUAL PANEL GRADING PLAN - DETAIL SHEET
C10.0	CONCEPTUAL PLAN OVERLAID ON STANTEC CULTURAL RESOURCE PROBABILITY AREAS

HEXAGON ENERGY

HEXAGON ENERGY

DEVELOPER

321 E. Main Street, Suite 500
Charlottesville, VA 22920
EMAIL: info@hexagon-energy.com

TIMMONS GROUP
ENGINEERING | DESIGN | TECHNOLOGY

TIMMONS GROUP

ENGINEER

1001 Boulders Parkway, Suite 300
Richmond, VA 23225
TEL: 804.200.6538

CONCEPTUAL PLANS PREPARED BY TIMMONS GROUP

REVISED SEPTEMBER 12, 2022

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Richmond, VA 23225
TEL 804.200.6500
www.timmons.com

PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE: 09/07/2022

PROJECT NUMBER: 50445

PROJECT NAME: WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY: L. WHEELER

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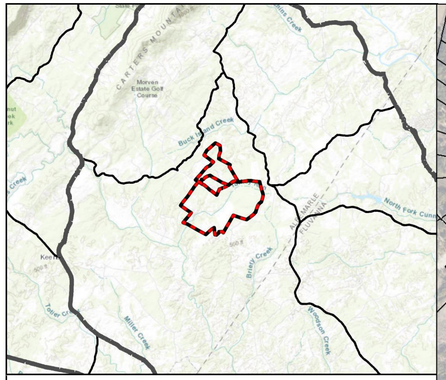
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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE:

SHEET NUMBER: C1.0

Y:\852\50445-Woodridge\GIS\50445-CUP Cover Sheet.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5 Acres
- Special Use Permit Area - 1,515 Acres
- Project Parcels
- Albemarle Tax Parcels

Project Parcel Information				
Map Identifier	**Parcel PIN**	**Parcel Acreage (Albemarle Tax Map)**	**Parcel Acreage (GIS)**	**Acreage in Special Use Permit Area**
1	114-56	14.8	13.1	12.0
2	115-10	48.5	59.3	44.5
3	114-58	143.6	143.6	81.9
4	114-51	113	114.5	97.5
5	114-69	42	44.4	37.9
6	114-68	42	42.5	16.4
7	114-65	35.5	35.1	34.2
8	114-55	89	86.6	78.1
9	114-70	1,728.00	1,720.2	1,097.2

Note: Metes and bounds survey to confirm actual acreages at Site Plan stage.

Adjacent Parcel Information	
Map Identifier	**Parcel Identifier**
10	114-57B1
11	114-57A5
12	114-57A4
13	114-57A6
14	114-57A3
15	114-57B
16	114-57C
17	114-57B2
18	114-57A2
19	114-57A1
20	114-57E
21	114-57D
22	114-57
23	114-61C
24	114-65A5
25	114-65A4
26	115-29
27	114-59
28	114-67B
29	114-52
30	114-65A2
31	114-72Q
32	114-72R
33	114-72P
34	114-72N
35	114-72M
36	114-71
37	123-36
38	114-57B5
39	114-64A
40	114-63A
41	114-63
42	114-57B3
43	114-72K+
44	114-72L
45	115-29D
46	115-29E
47	115-29F
48	115-29G
49	115-16F
50	115-15C
51	115-15N
52	115-15P
53	115-13C
54	115-15Q
55	115-15E
56	115-15D
57	115-15F
58	115-15G
59	115-15H
60	115-15I
61	115-15J
62	115-15L
63	115-15K
64	115-15M
65	115-8A
66	115-11I
67	115-11H
68	115-12
69	115-12C
70	115-11G
71	123-39
72	103-23
73	114-50C
74	115-4A
75	114-67
76	114-54
77	114-72S
78	115-4
79	115-8
80	115-8B
81	115-9
82	115-4B
83	114-50B

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PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE
05/16/2022

PROJECT NUMBER
50445

PROJECT NAME
WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY
L. WHEELER

Property Limits are approximate.
Aerial imagery from Microsoft Bing.
Parcel information from Albemarle County GIS.

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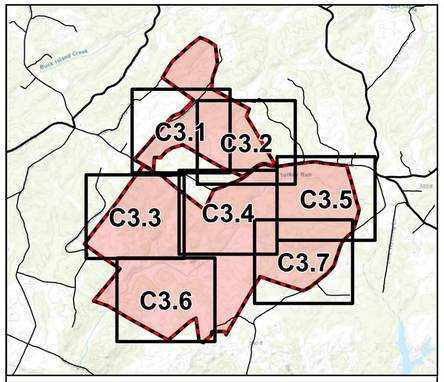
#	MM/DD/YY	DESCRIPTION
1	09/12/22	Revised per County comments.

DRAWING DESCRIPTION
PARCEL INFORMATION MAP

SCALE (FEET)
0 800 1,600
PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE: H:1 " = 800 '
SHEET NUMBER: C2.0

Y:\852\50445-Woodridge\GIS\50445-CUP Parcel Map.mxd



Legend

- Special Use Permit Area - 1,515 Acres
- Tax Map Parcel Boundaries - 2,259.5 Acres
- 200' Property Line Setback (Established)
- Existing Potential Access Location
- Proposed Potential Access Location

Proposed Features (Conceptual)

- Point of Interconnection
- Fence
- Solar Arrays
- Inverters
- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area
- Stormwater Basin

Existing Features

- Public Road
- Transmission Line
- Albemarle Tax Parcels

NOTES:
SEE SHEET C5.0

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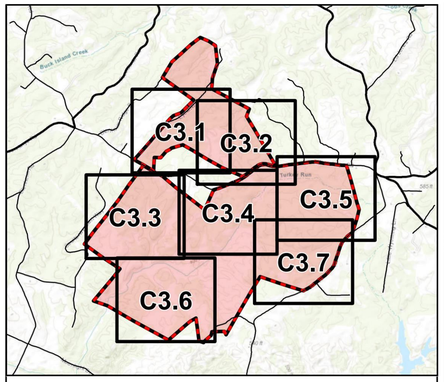
#	MM/DD/YY	DESCRIPTION
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DRAWING DESCRIPTION
CONCEPTUAL PLAN

SCALE (FEET)
0 800 1,600
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SCALE	SHEET NUMBER
H:1 " = 800 '	C3.0

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

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Proposed Features (Conceptual)

- Limits of Disturbance
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- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
- Stormwater Basin

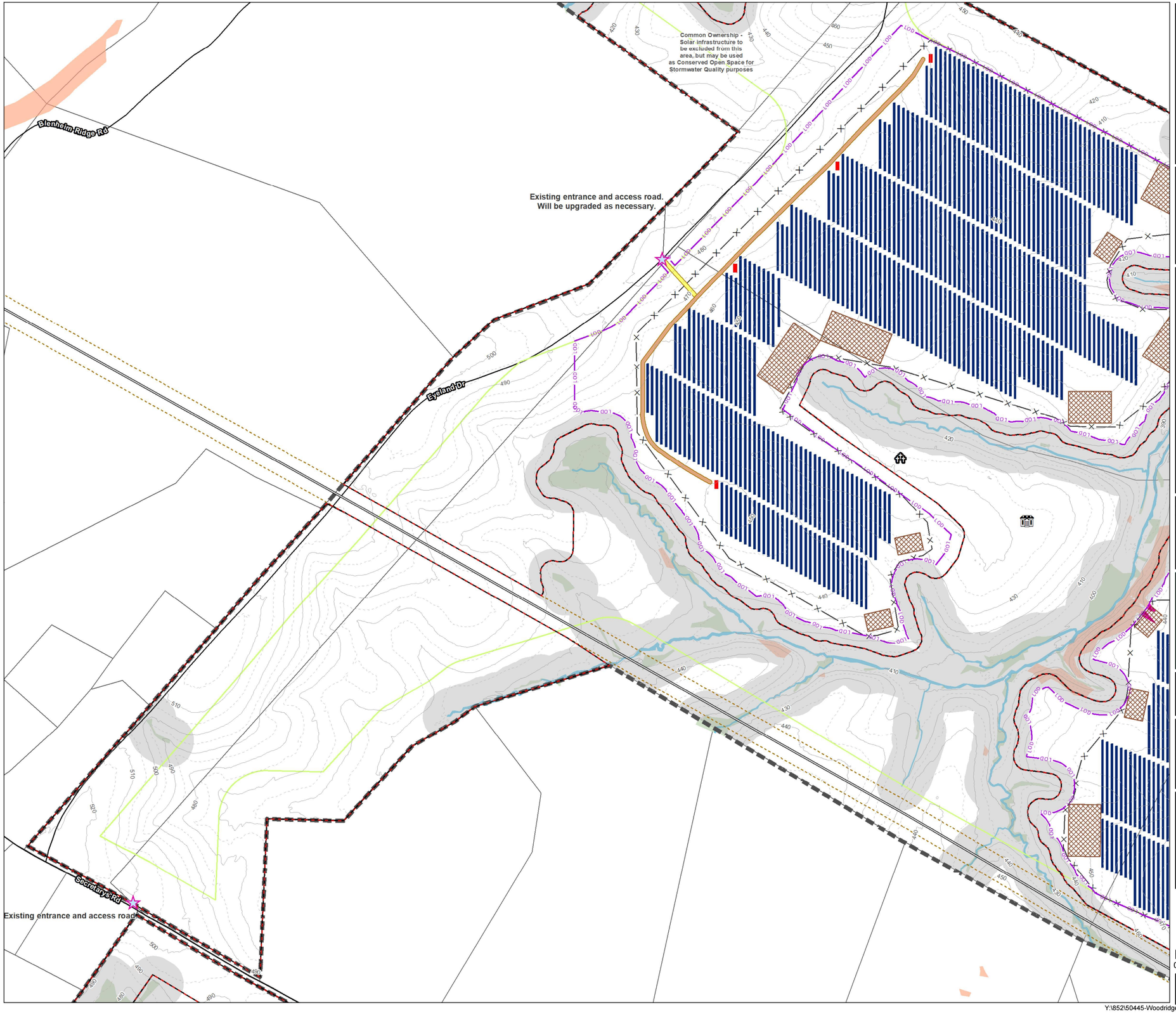
Existing Features

- Architectural Resource Complex (Approximate)
- Cemetery (Approximate)
- 10' Contours
- 5' Contours
- Public Road
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0



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PROJECT NAME WOODRIDGE SOLAR
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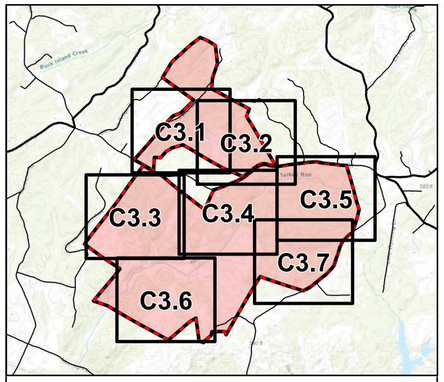
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DRAWING DESCRIPTION
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SCALE	SHEET NUMBER
H:1 " = 200 '	C3.1

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

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- Proposed Potential Access Location

Proposed Features (Conceptual)

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- Fence
- Solar Arrays
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- Existing Internal Access Road - Will be upgraded as necessary
- Stormwater Basin

Existing Features

- Architectural Resource Complex (Approximate)
- Cemetery (Approximate)
- 10' Contours
- 5' Contours
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- Transmission Line
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- Delineated Stream & Open Water
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- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0

Fiddlers

Secretarys

Proposed entrance and driveway.

Existing entrance and access road.
Will be upgraded as necessary.

Secretarys Rd

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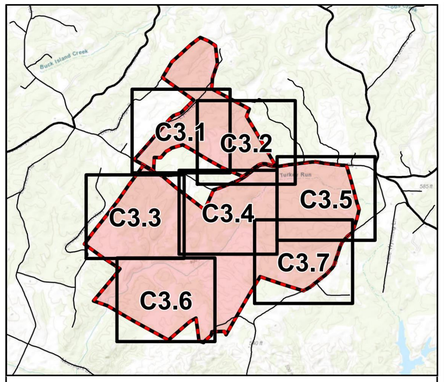
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1	09/12/22	*Revised per County comments*

DRAWING DESCRIPTION
CONCEPTUAL
PLAN

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SCALE	SHEET NUMBER
H:1 " = 200 '	C3.2

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

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- Tax Map Parcel Boundaries - 2,259.5 Acres
- 200' Property Line Setback (Established)
- Existing Potential Access Location

Proposed Features (Conceptual)

- Limits of Disturbance
- Fence
- Solar Arrays
- Inverters
- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
- Stormwater Basin

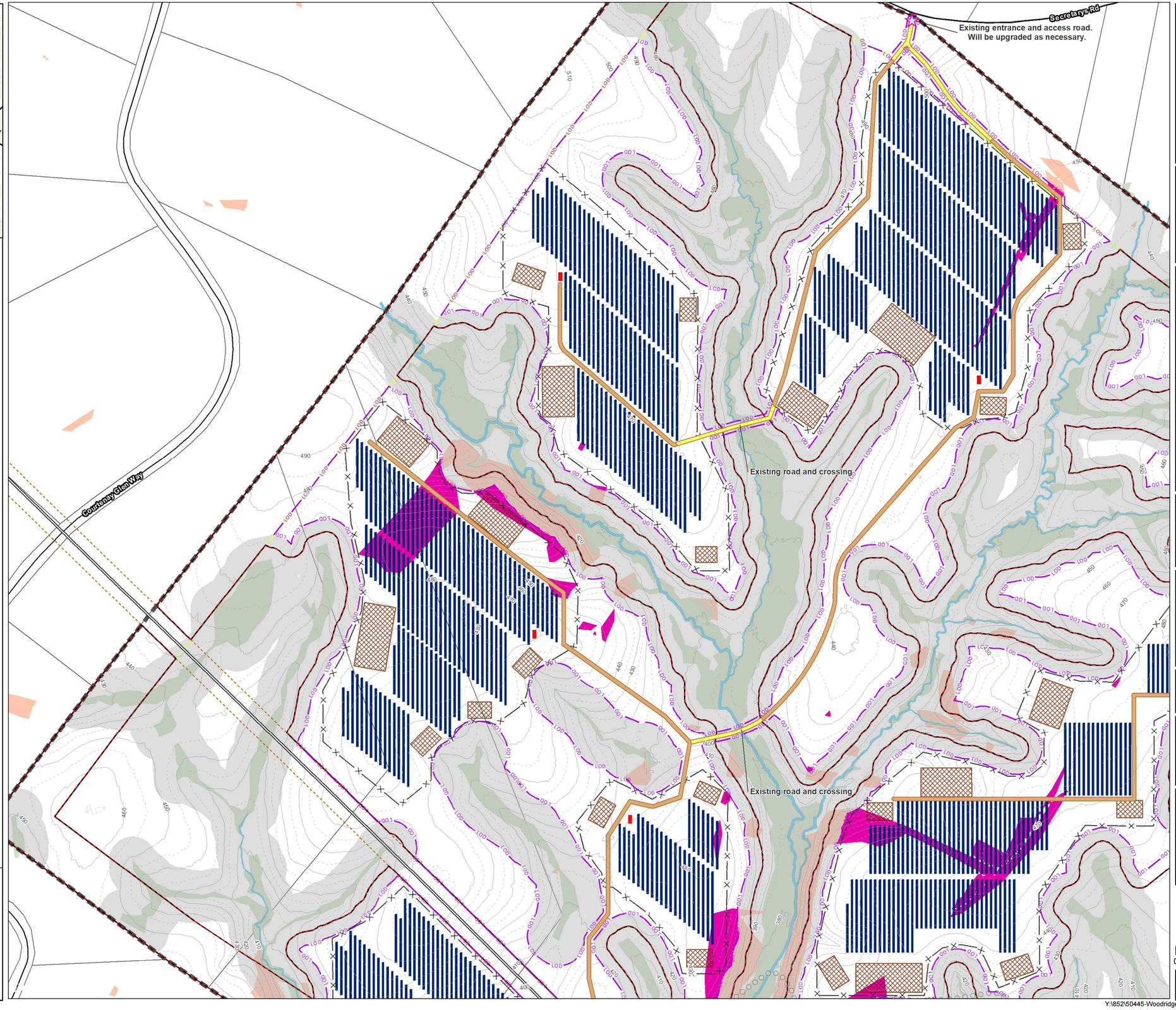
Existing Features

- 10' Contours
- 5' Contours
- Public Road
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Floodplain
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0



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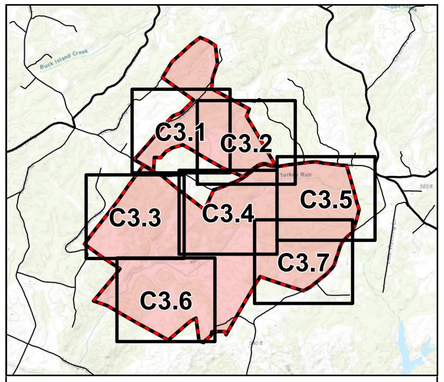
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DRAWING DESCRIPTION: CONCEPTUAL PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 200 '	C3.3

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Legend

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- Tax Map Parcel Boundaries - 2,259.5 Acres
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- Existing Potential Access Location
- Proposed Potential Access Location

Proposed Features (Conceptual)

- Limits of Disturbance
- Fence
- Solar Arrays
- Inverters
- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
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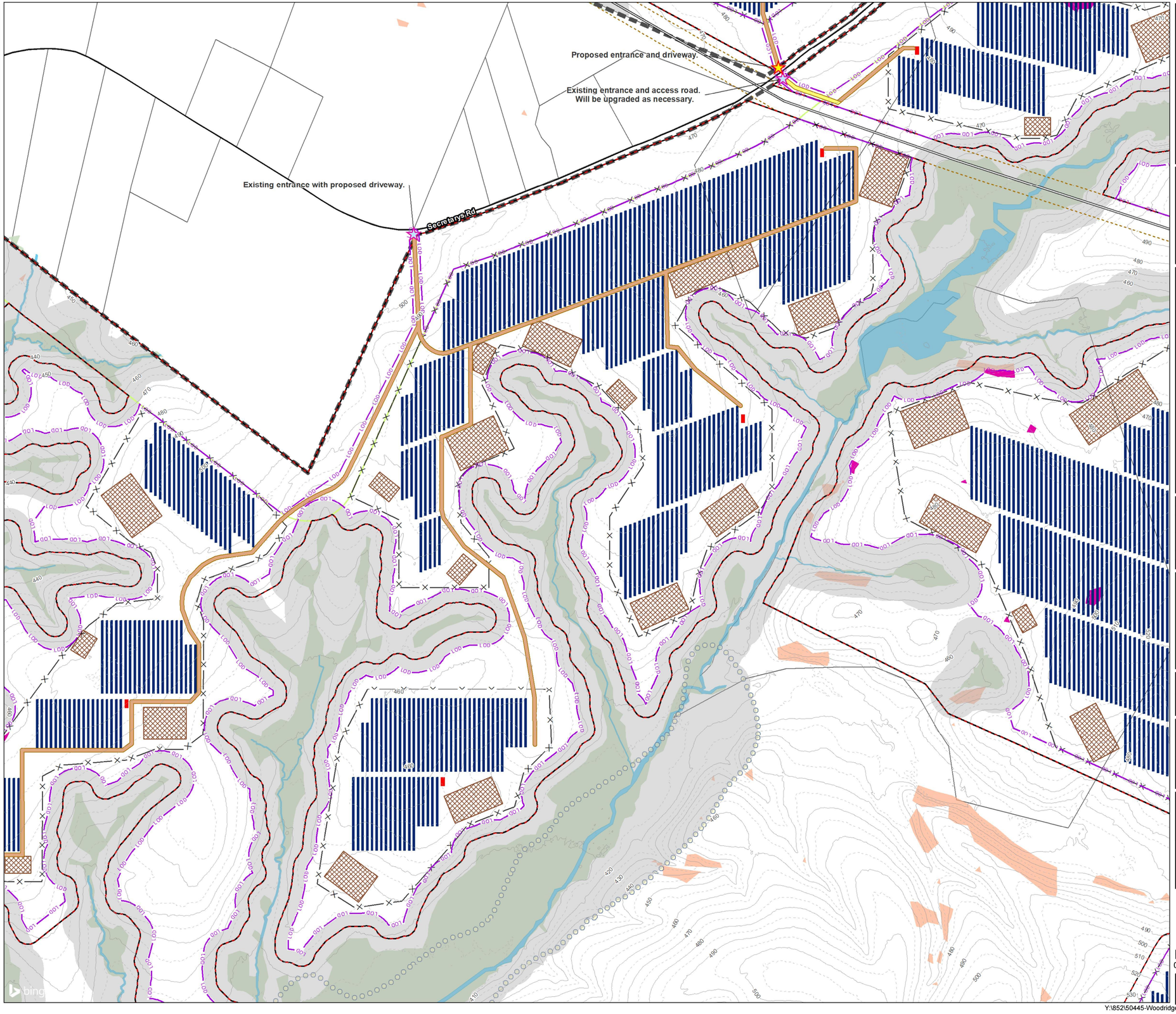
Existing Features

- 10' Contours
- 5' Contours
- Public Road
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Floodplain
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0



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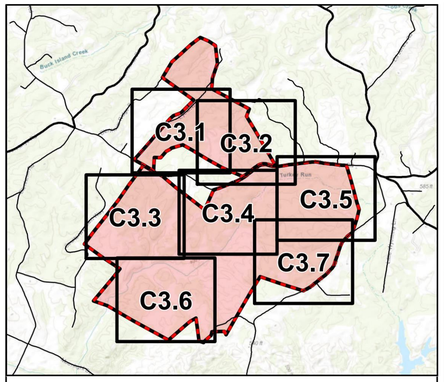
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DRAWING DESCRIPTION
CONCEPTUAL PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE H:1 " = 200 '
SHEET NUMBER C3.4

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

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- Tax Map Parcel Boundaries - 2,259.5 Acres
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- Existing Potential Access Location

Proposed Features (Conceptual)

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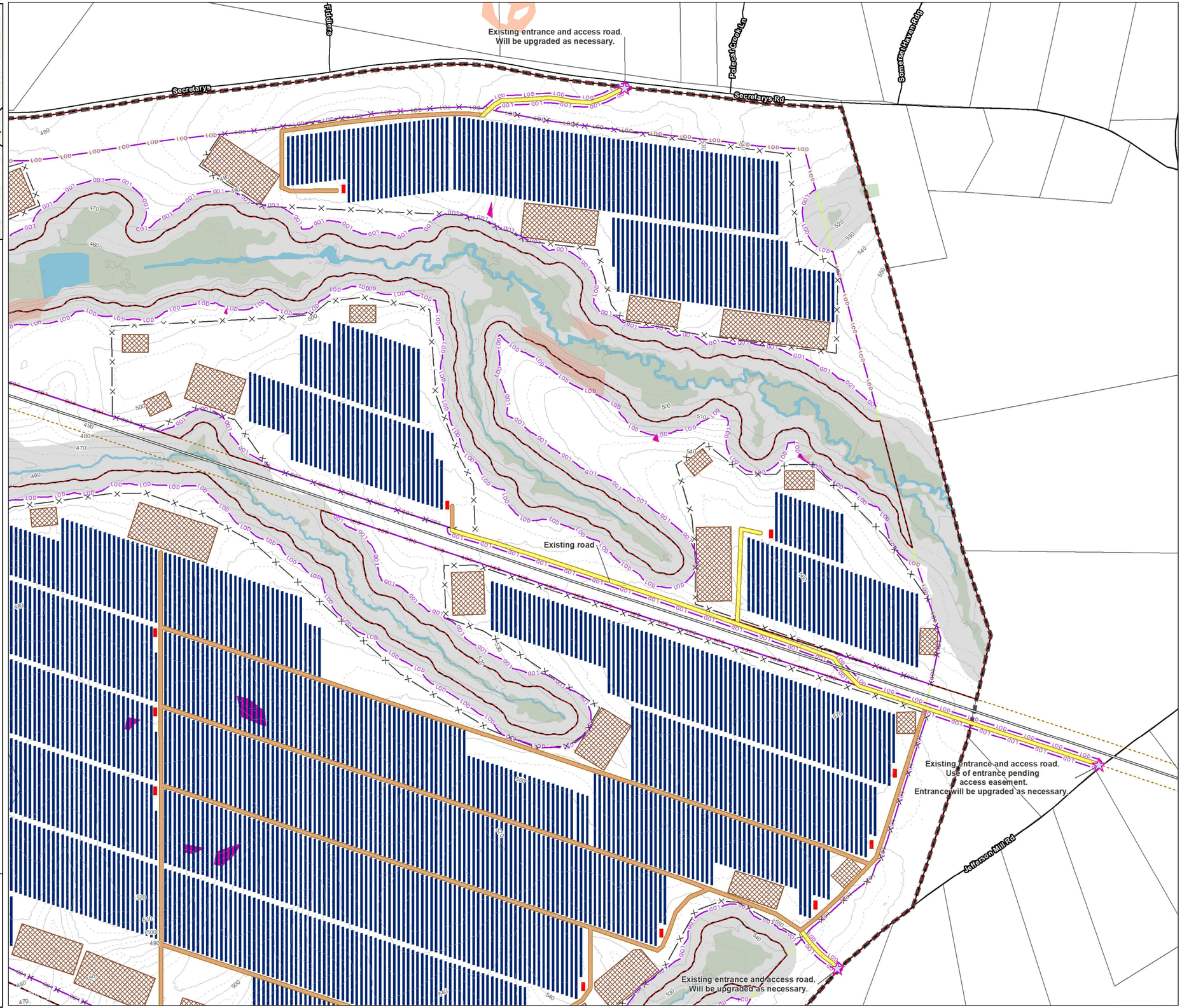
Existing Features

- 10' Contours
- 5' Contours
- Public Road
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0



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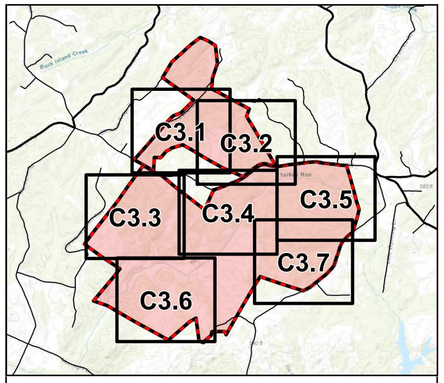
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DRAWING DESCRIPTION: CONCEPTUAL PLAN

SCALE (FEET)
0 200 400
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SCALE: H:1 " = 200 '
SHEET NUMBER: C3.5

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



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Proposed Features (Conceptual)

- Limits of Disturbance
- Point of Interconnection
- Fence
- Solar Arrays
- Inverters
- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area
- Stormwater Basin

Existing Features

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- 5' Contours
- Public Road
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Floodplain
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0

Existing road and crossing.

Project Substation/Collection Yard (NTS)

Dominion Substation (NTS)

Proposed road

Existing road to be used for substation area access.

Existing entrance and access road. Will be upgraded as necessary.

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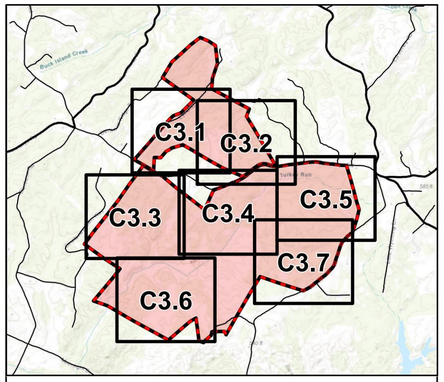
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SCALE (FEET)
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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE: H:1 " = 200 '

SHEET NUMBER: C3.6

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

- Special Use Permit Area - 1,515 Acres
- Tax Map Parcel Boundaries - 2,259.5 Acres
- 200' Property Line Setback (Established)
- Existing Potential Access Location

Proposed Features (Conceptual)

- Limits of Disturbance
- Fence
- Solar Arrays
- Inverters
- Proposed Internal Access Road
- Existing Internal Access Road - Will be upgraded as necessary
- Stormwater Basin

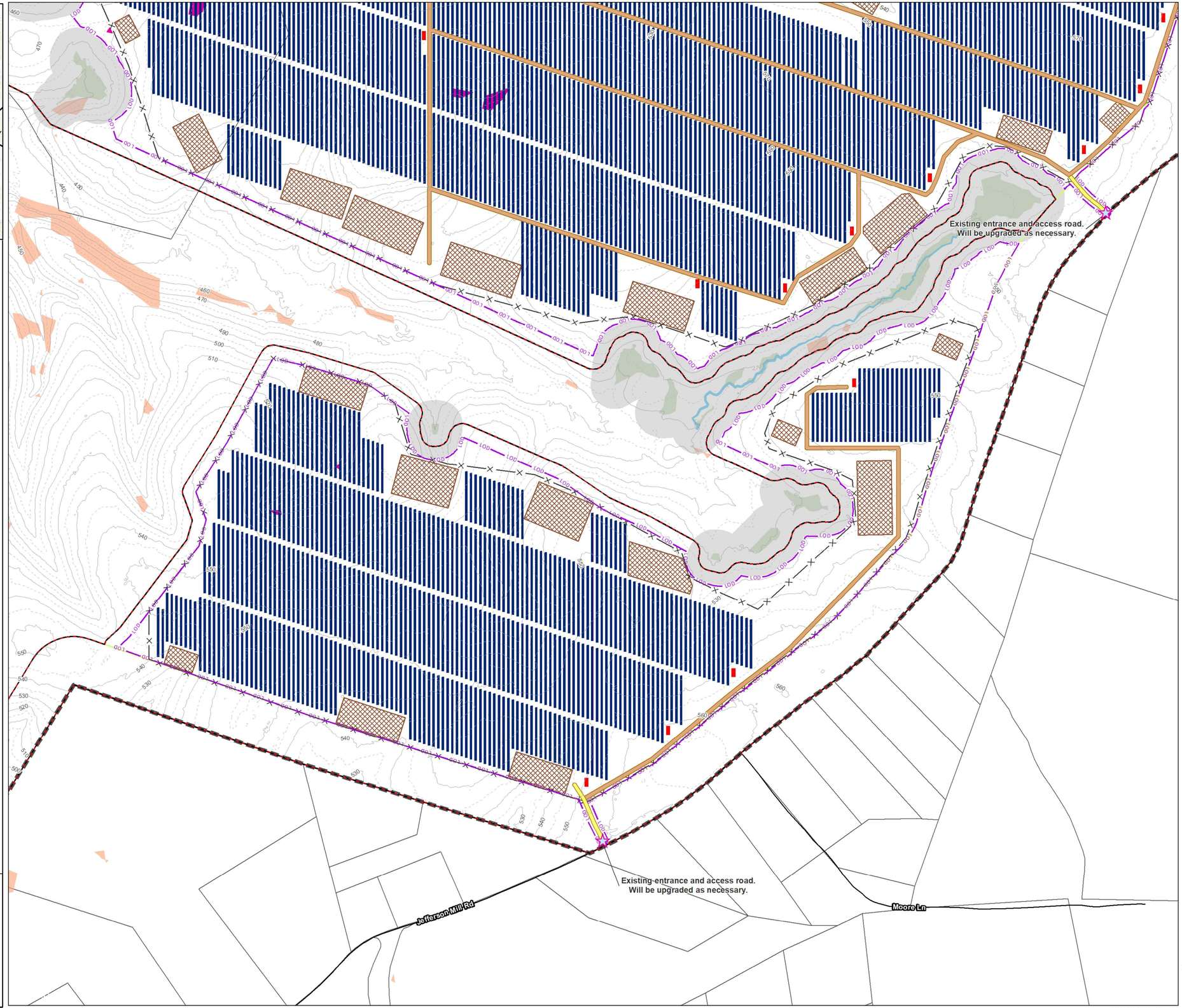
Existing Features

- 10' Contours
- 5' Contours
- Public Road
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes
- Critical Slopes within the Limits of Disturbance - 8.55 Acres

NOTES:
SEE SHEET C5.0



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PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE: 05/16/2022
PROJECT NUMBER: 50445
PROJECT NAME: WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY: L. WHEELER

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REVISIONS

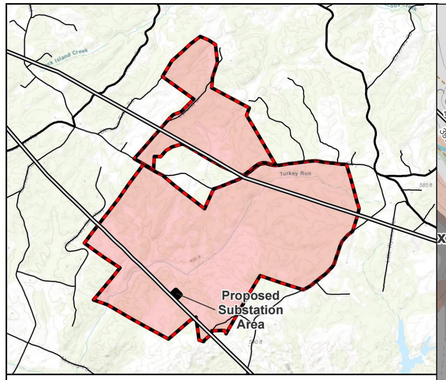
#	MM/DD/YY	DESCRIPTION
1	08/12/22	Revised per County comments.

DRAWING DESCRIPTION: CONCEPTUAL PLAN

SCALE (FEET)
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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE: H:1 " = 200 '
SHEET NUMBER: C3.7

Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan.mxd



Legend

- Special Use Permit Area - 7.6 Acres
- Tax Map Parcel Boundaries - 2,259.5 Acres
- 200' Property Setbacks
- Special Use Permit Area for Solar Energy System

Proposed Features (Conceptual)

- Project Substation/Collection Yard
- Dominion Substation
- Limits of Disturbance - 7.6 Acres
- Potenial Access Location
- Point of Interconnection
- Solar Arrays
- Inverters
- Parking Area
- Stormwater Basin
- Fence
- Gravel Internal Access Road - See Detail on Sheet C5.0

Existing Features

- 10' Contours
- 5' Contours
- Transmission Line
- Transmission Line Easement (Approximate)
- Delineated Wetland
- Delineated Stream & Open Water
- Water Protection Ordinance Buffer
- Floodplain
- Albemarle Tax Parcels

Steep Slopes Overlay

- Critical Slopes

NOTES:
SEE SHEETS C5.0

xisting road and crossing.

Project Substation/Collection Yard (NTS)

Dominion Substation (NTS)

Parking Area

Special Use Permit Area for Solar Energy System

Proposed road

Existing road to be used for substation area access.

Existing entrance and access road. Will be upgraded as necessary.

Black Branch Farm

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DRAWING DESCRIPTION
SUBSTATION AREA CONCEPTUAL PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE: H:1 " = 150 '
SHEET NUMBER: C4.0

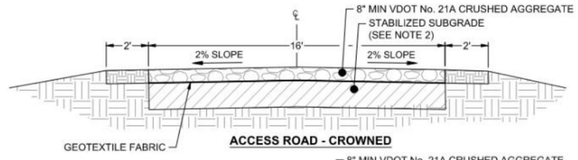
Y:\852\50445-Woodridge\GIS\50445-CUP Site Plan - Substation.mxd

CONCEPTUAL PLAN NOTES

1. PROPERTY LIMITS ARE APPROXIMATE FROM ALBEMARLE COUNTY GIS.
2. LAYOUT IS CONCEPTUAL AND SUBJECT TO CHANGE. NOT FOR CONSTRUCTION.
3. STREAMS, WETLANDS, AND OPEN WATER FEATURES HAVE BEEN FIELD DELINEATED BY WILD GINGER FIELD SERVICES AND VERIFIED BY THE USACE.
4. PERIMETER FENCING WILL BE SIX FEET IN HEIGHT. THERE WILL BE A SIX-INCH GAP BETWEEN THE FENCE AND GROUND TO ALLOW FOR WILDLIFE PASSAGE.
5. PER 17-600, THE WATER PROTECTION ORDINANCE BUFFER EXTENDS 100 FEET ON EACH SIDE OF ANY PERENNIAL OR INTERMITTENT STREAM AND CONTIGUOUS NONTIDAL WETLANDS, MEASURED HORIZONTALLY FROM THE EDGE OF THE CONTIGUOUS NONTIDAL WETLANDS, OR FROM THE TOP OF THE STREAM BANK IF NO WETLANDS EXIST; OR THE LIMITS OF THE FLOOD PLAIN, WHICHEVER IS GREATER.
6. ACCESS ROADS, ELECTRICAL AND STORMWATER INFRASTRUCTURE SUCH AS ARE NECESSARY FOR JOINING SUBARRAYS AND HANDLING STORMWATER WILL BE DESIGNED TO AVOID AND MINIMIZE ENCROACHMENTS TO STREAMS, STREAM BUFFERS, WETLANDS AND FLOODPLAINS TO THE GREATEST EXTENT PRACTICABLE. WHERE UNAVOIDABLE, APPROPRIATE COUNTY, STATE AND FEDERAL AUTHORIZATIONS WILL BE OBTAINED.
7. ENTRANCE LOCATIONS AND INTERNAL DRIVEWAYS SHOWN ARE PRELIMINARY AND SUBJECT TO CHANGE. ANY NOTABLE CHANGES WILL BE SUBJECT TO COUNTY APPROVAL BEFORE CONSTRUCTION BEGINS.
8. EACH ENTRANCE LOCATION WILL HAVE A KNOX BOX THAT COUNTY EMERGENCY SERVICES WILL BE ABLE TO ACCESS.
9. ALL PROPOSED SITE ENTRANCES WILL REQUIRE A VDOT LAND USE PERMIT FOR LOW VOLUME COMMERCIAL SITE ENTRANCES. PROPOSED ENTRANCES WILL BE DESIGNED IN COMPLIANCE WITH VDOT STANDARDS AND REVIEWED BY VDOT PRIOR TO ISSUANCE OF THE LAND USE PERMIT. SPECIFIC TRAFFIC MANAGEMENT, SAFETY MEASURES INCLUDING SIGNAGE, FLAGGING, MAINTENANCE OF TRAFFIC AND OTHER MEASURES WILL BE INCORPORATED INTO THE FINAL DESIGN AND SPECIFICATIONS FOR THE PROJECT.
10. PARKING AREAS ARE NOT PROPOSED EXCEPT IN THE SUBSTATION AREA.
11. APPROXIMATE CEMETERY LOCATION IDENTIFIED BY STANTEC CONSULTING SERVICES.
12. FLOODPLAIN DATA FROM FEMA'S NATIONAL FLOOD HAZARD LAYER.
13. STEEP SLOPES DATA FROM ALBEMARLE COUNTY GIS.
14. CONTOURS MADE FROM DEM DATA SOURCED FROM USGS.
15. AERIAL IMAGERY FROM 2021 MICROSOFT BING.

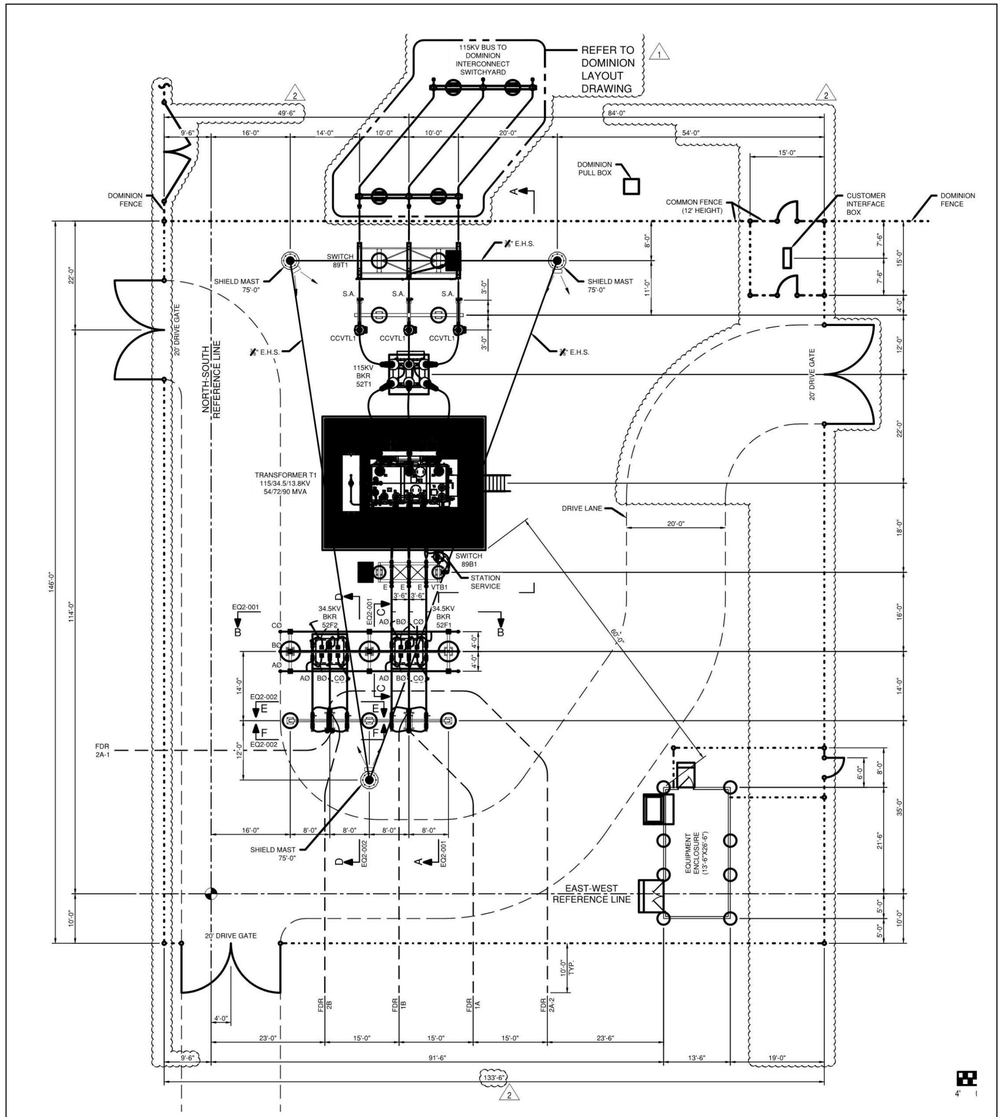
SUBSTATION NOTES

1. MAJOR COMPONENTS ARE SIMILAR TO OTHER EXISTING SUBSTATION IN THE REGION AND INCLUDE:
   - MAIN POWER TRANSFORMER
   - COLLECTION LINE FEEDERS AND BREAKERS
   - UNDERGROUND TRANSMISSION LINE RISER
   - HIGH VOLTAGE BREAKER
   - METERING/RELAYING TRANSFORMERS
   - DISCONNECT SWITCHES
   - EQUIPMENT ENCLOSURE
   - LIGHTENING MAST (TALLEST STRUCTURE AT ~50-65 FEET)
2. ESTIMATED BUILDING COMPONENT HEIGHTS RANGE FROM 10-15' HEIGHTS PER TYPICAL SUB-STATION DESIGN, WITH THE EXCEPTION OF THE PROPOSED LIGHTNING PROTECTION MAST AT 50-60'
3. THE PROJECT SUBSTATION/COLLECTION YARD WILL BE NO MORE THAN 350 LF BY 350 LF.

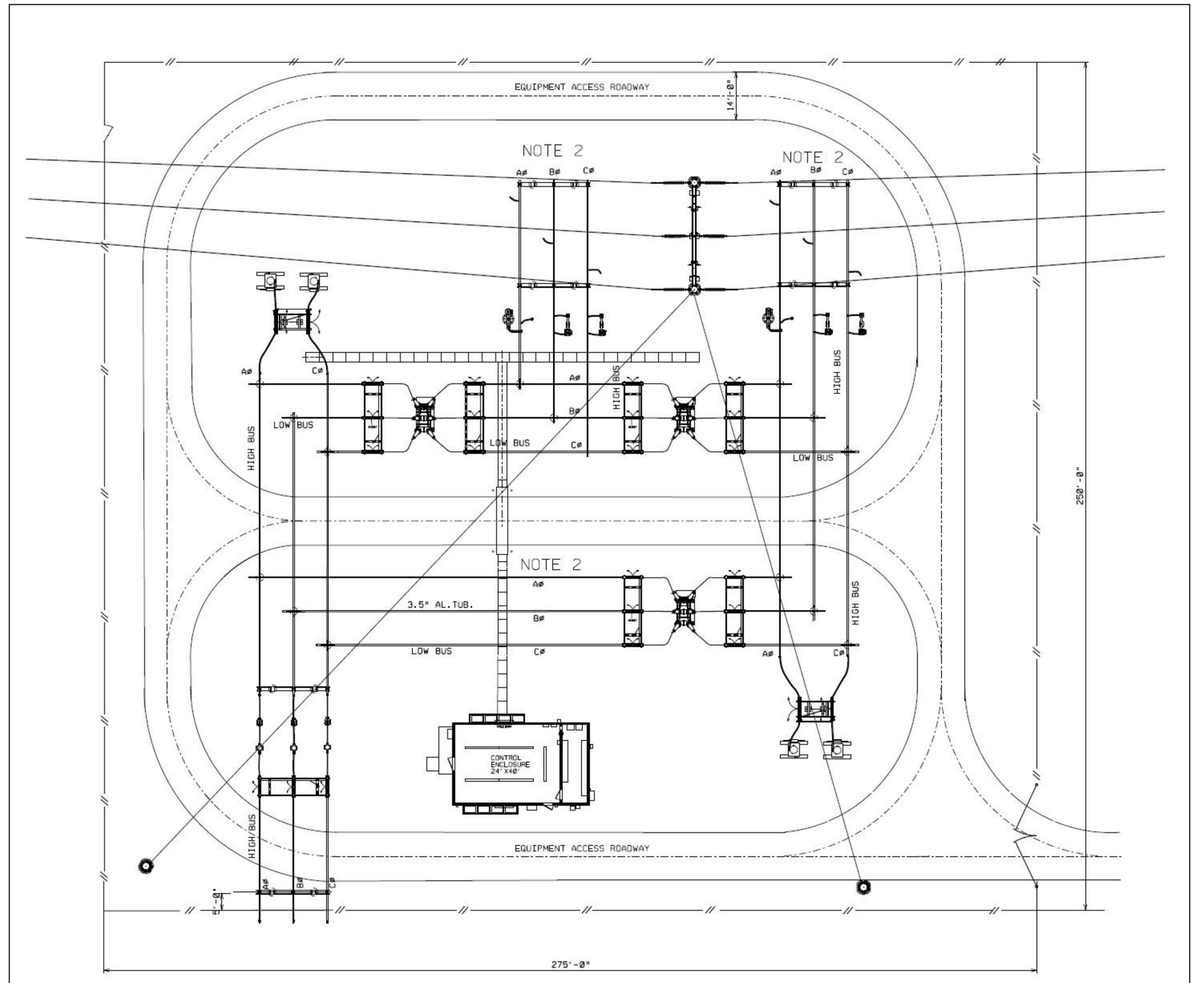


NOTES:
1. GEOTEXTILE FABRIC SHALL BE MIRIFI HP370 OR SIMILAR.
2. SUBGRADE MATERIALS SHALL CONFORM TO VDOT "ROAD AND BRIDGE SPECIFICATIONS". SUBGRADE SHALL BE PLACED IN 12" MAXIMUM LIFTS AND COMPACTED TO AT LEAST 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. SOIL MOISTURE CONTENT DURING COMPACTION SHALL BE MAINTAINED WITHIN 3% OF THE OPTIMUM MOISTURE CONTENT.
3. SHOULDERS SHALL BE COMPACTED NATIVE SOIL.

ACCESS ROAD TYPICAL SECTION
NTS



PROJECT SUBSTATION/COLLECTION YARD TYPICAL PLAN VIEW



DOMINION SUBSTATION TYPICAL PLAN VIEW

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ALBEMARLE COUNTY, VIRGINIA

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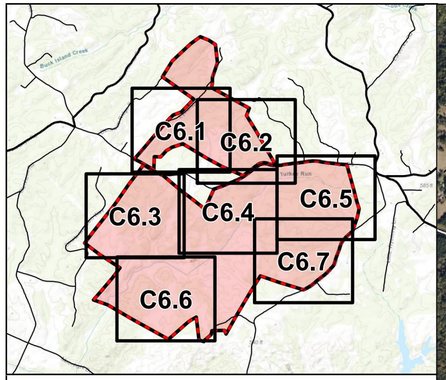
DRAWING DESCRIPTION
CONCEPTUAL PLAN NOTES AND DETAILS

PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE:

SHEET NUMBER: C5.0

Y:\852\50445-Woodridge\GIS\50445-Site Plan Schematic.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
- Existing Transmission Line
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area

Groundcover/Seed Mix Areas (See Sheet C6.8 for Details)

- Screening Zone - Existing vegetation to be retained and planted were necessary
- Panel Zone - Solar Farm Seed Mix
- Open Area - Solar Pollinator Buffer
- Stormwater Basin - Detention Basin Seed Mix

NOTES:
AERIAL IMAGERY FROM 2021 MICROSOFT BING.
SEE SHEET C6.8 FOR MORE INFORMATION.

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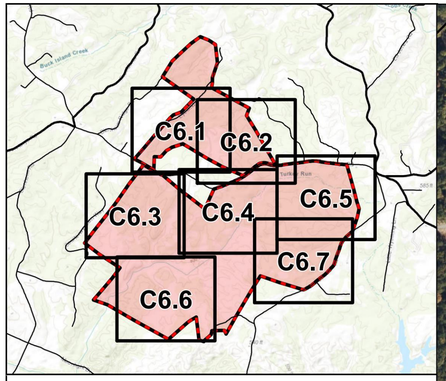
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1	06/12/22	*Revised per County feedback.*

DRAWING DESCRIPTION: CONCEPTUAL LANDSCAPING PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 1,000 '	C6.0

Y:\852\50445-Woodridge\GIS\50445-CUP Veg Buffer.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
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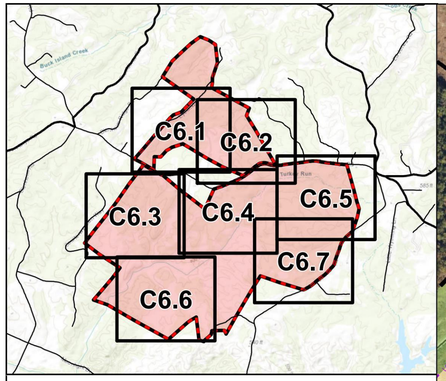
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1	06/12/22	*Revised per County feedback.*

DRAWING DESCRIPTION: CONCEPTUAL LANDSCAPING PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 250 '	C6.1

Y:\852\50445-Woodridge\GIS\50445-CUP Veg Buffer.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
- Existing Transmission Line
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area

Groundcover/Seed Mix Areas (See Sheet C6.8 for Details)

- Screening Zone - Existing vegetation to be retained and planted were necessary
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NOTES:
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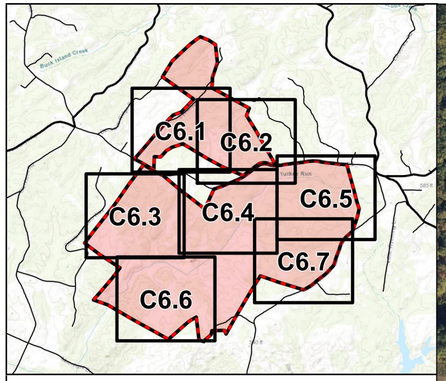
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DRAWING DESCRIPTION: CONCEPTUAL LANDSCAPING PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

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H:1 " = 250 '	C6.2

Y:\852\50445-Woodridge\GIS\50445-CUP Veg Buffer.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
- Existing Transmission Line
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area

Groundcover/Seed Mix Areas (See Sheet C6.8 for Details)

- Screening Zone - Existing vegetation to be retained and planted were necessary
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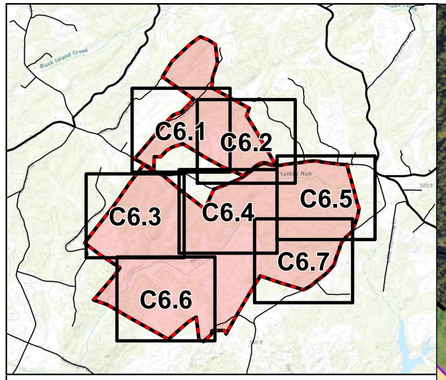
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DRAWING DESCRIPTION
CONCEPTUAL LANDSCAPING PLAN

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PLANS PRINTED AS 11X17 ARE HALF SCALE

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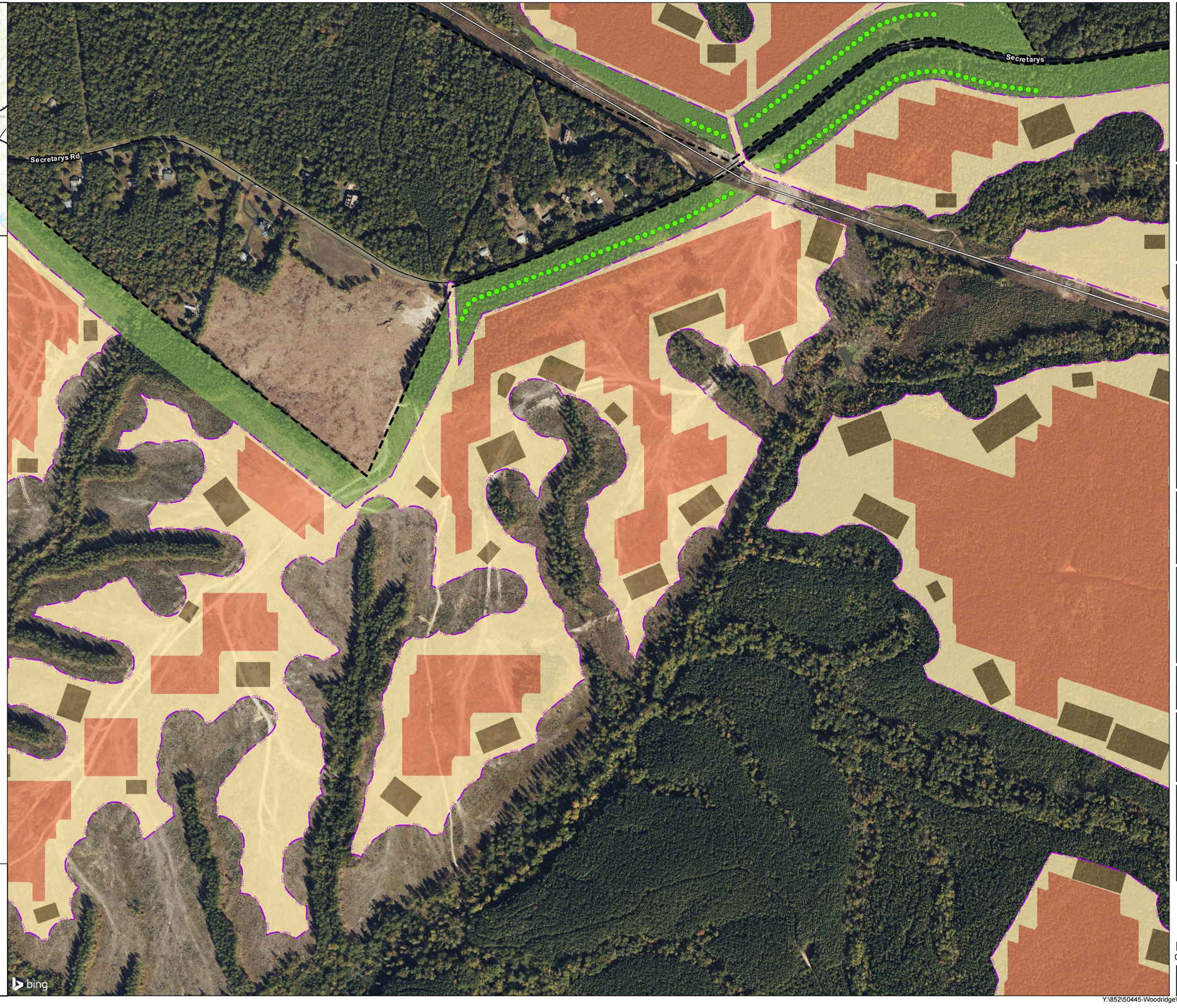
Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
- Existing Transmission Line
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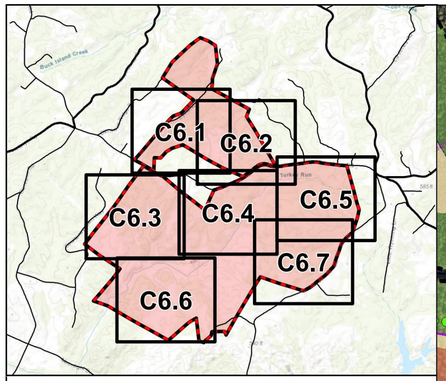
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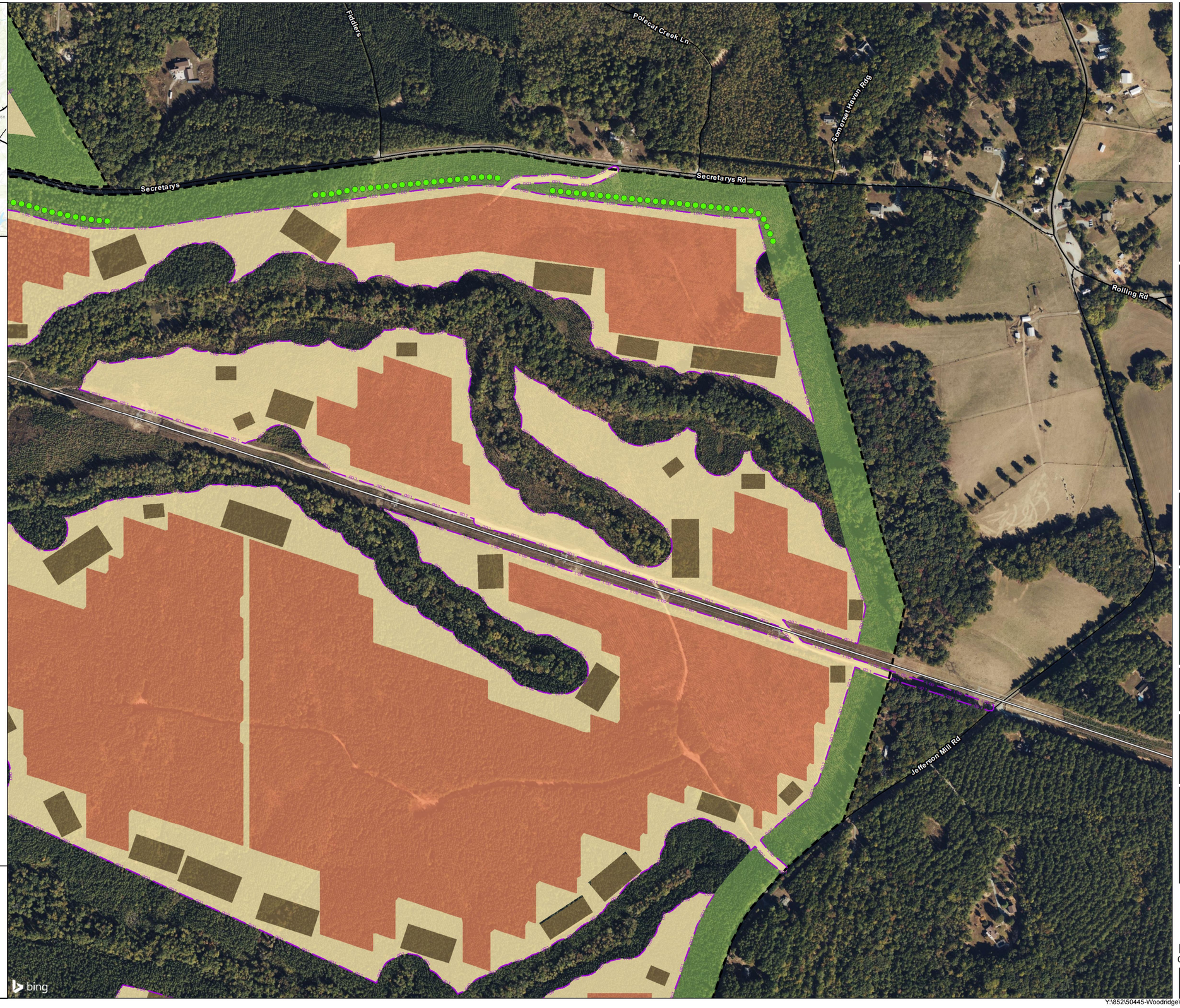
Legend

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- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
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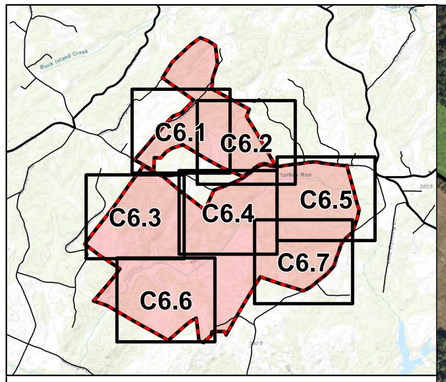
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CONCEPTUAL LANDSCAPING PLAN

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SHEET NUMBER C6.5

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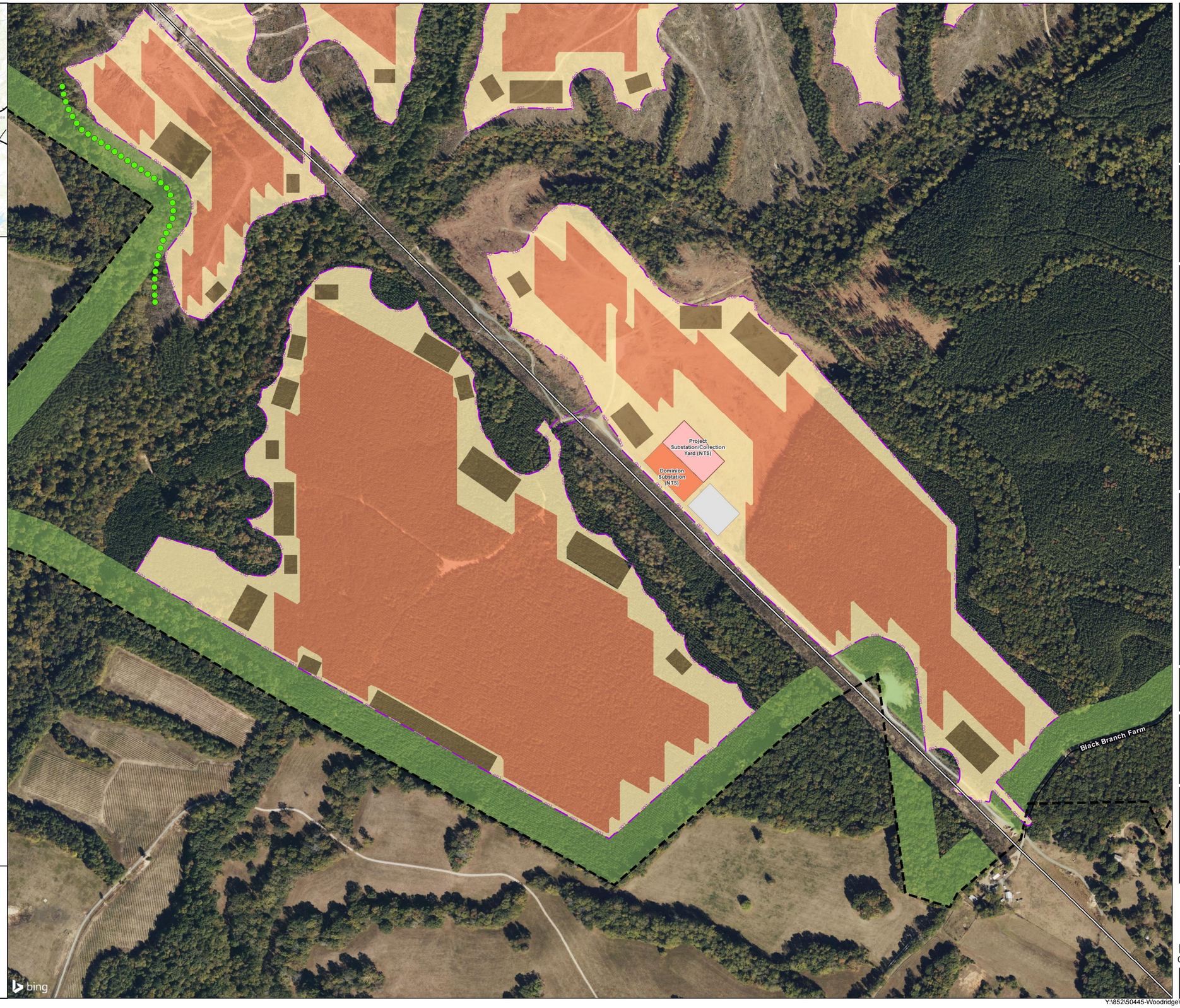
Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
- Existing Transmission Line
- Project Substation/Collection Yard
- Dominion Substation
- Parking Area

Groundcover/Seed Mix Areas (See Sheet C6.8 for Details)

- Screening Zone - Existing vegetation to be retained and planted were necessary
- Panel Zone - Solar Farm Seed Mix
- Open Area - Solar Pollinator Buffer
- Stormwater Basin - Detention Basin Seed Mix

NOTES:
AERIAL IMAGERY FROM 2021 MICROSOFT BING.
SEE SHEET C6.8 FOR MORE INFORMATION.



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PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE	05/16/2022
PROJECT NUMBER	50445
PROJECT NAME	WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY	L. WHEELER

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REVISIONS

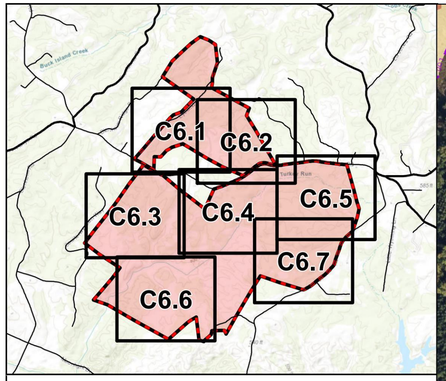
#	MM/DD/YY	DESCRIPTION
1	06/12/22	*Revised per County feedback.*

DRAWING DESCRIPTION
CONCEPTUAL LANDSCAPING PLAN

SCALE (FEET)
0 250 500
PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 250 '	C6.6

Y:\852\50445-Woodridge\GIS\50445-CUP Veg Buffer.mxd



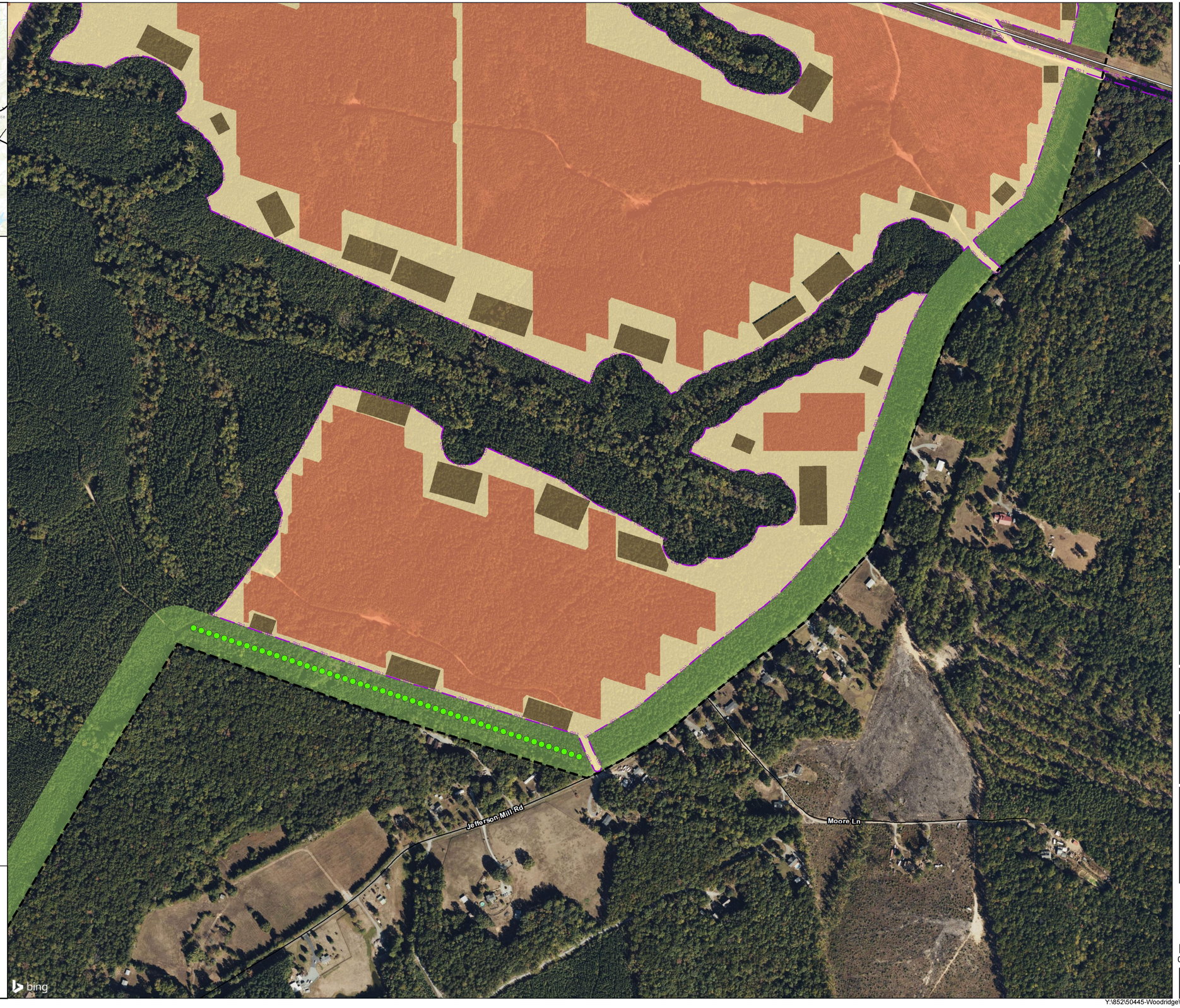
Legend

- Tax Map Parcel Boundaries - 2,259.5
- Limits of Disturbance - 1,000
- Proposed Vegetative Buffer - 20' Planting Strip with 80' Pollinator Meadow (See Sheet C6.8 for Details)
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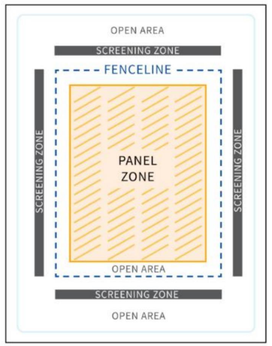
DRAWING DESCRIPTION
CONCEPTUAL LANDSCAPING PLAN

SCALE (FEET)
0 250 500
PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 250 '	C6.7

Y:\852\50445-Woodridge\GIS\50445-CUP Veg Buffer.mxd

PROJECT AREA DIAGRAM



DEFINITIONS

Open Area: Any area beyond the panel zone, within the property boundary.

Panel Zone: The area underneath the solar arrays, including inter-row spacing.

Screening Zone: A vegetated visual barrier.

Solar Native Plant Finder: The Virginia Solar Site Native Plant Finder (link), an online research tool developed by the DCR Natural Heritage Program.

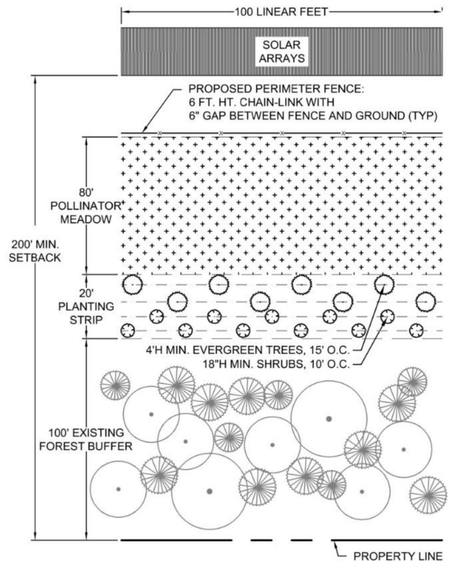
Used by Pollinators: Plant species with a "pollinator" designation on the Virginia Solar Site Native Plant Finder.

SOURCE: VIRGINIA POLLINATOR-SMART COMPREHENSIVE PLAN

VEGETATIVE BUFFER NOTES

- PROVIDE A 20-FOOT WIDE LANDSCAPE BUFFER CONSISTING OF A STAGGERED ROW OF EVERGREEN TREES AND SHRUBS PER SEC. 32.7.9.7 OF THE ALBEMARLE COUNTY ORDINANCE.
- SEED POLLINATOR MEADOW WITH SOLAR POLLINATOR BUFFER MIX.
- PRESERVE EXISTING WETLANDS AND WOODLANDS TO SERVE AS VEGETATIVE BUFFER. IF EXISTING TREES AND VEGETATION ARE DISTURBED, PROVIDE NEW BUFFER PLANTINGS. WHERE INTERMITTENT EXISTING TREES OR SHRUBS EXIST WITHIN A PROPOSED BUFFER LOCATION, PROPOSED SCREENING MUST BE FIELD-LOCATED AND PLANTED AS NEEDED TO SUPPLEMENT THE EXISTING VEGETATIVE SCREENING.
- ENSURE THAT ALL PLANT MATERIAL MEETS REQUIREMENTS IN THE ALBEMARLE COUNTY ORDINANCE.
- EVERGREEN TREES PLANTED IN THE BUFFER MUST BE AT LEAST FOUR (4) FEET TALL AT TIME OF PLANTING. SHRUBS SHALL BE A MINIMUM OF EIGHTEEN (18) INCHES IN HEIGHT WHEN PLANTED. ALL TREES TO BE PLANTED SHALL MEET THE SPECIFICATIONS OF THE AMERICAN ASSOCIATION OF NURSERYMEN.
- VARY THE SPECIES USED EVERY 100 LINEAR FEET.
- FENCING MUST BE INSTALLED ON THE SOLAR PANEL SIDE OF THE BUFFER (SEE PLANTING TEMPLATE BELOW).

VEGETATIVE BUFFER PLANTING TEMPLATE



RECOMMENDED GROUNDCOVER SEED MIXES (CONT'D)

NATIVE DETENTION BASIN SEED MIX

FOR USE IN STORMWATER BASINS

ERNST CUSTOM ALBEMARLE COUNTY STORMWATER BASIN MIX

Albemarle County Stormwater Basin Mix			
% of mix by weight		Latin Name	Common Name
0.5		Agrostis perennans	Autumn Bentgrass
0.1		Alisma subcordatum	Mud Plantain
1.0		Asclepias incarnata	Swamp Milkweed
0.7		Asclepias tuberosa	Butterfly Milkweed
0.3		Aster lanceolatus	Lance Leaved Aster
0.7		Aster pilosus	Heath Aster
0.5		Bidens cernua	Nodding Bur Marigold
1.0		Carex frankii	Frank's Sedge
2.0		Carex lupulina	Hop Sedge
2.0		Carex lurida	Lurid Sedge
2.0		Carex scoparia	Blunt Broomsedge
12.0		Carex vulpinoidea	Fox Sedge
1.5		Chamaecrista fasciculata	Partridge Pea
0.5		Chamaecrista nictitans	Sensitive Pea
4.0		Chasmanthium latifolium	River Oats
2.0		Coreopsis lanceolata	Lance Leaf Coreopsis
20.0		Elymus virginicus	Virginia Wildrye
0.2		Eupatorium fistulosum	Joe Pye Weed
0.2		Helenium autumnale	Sneezeweed
0.2		Helenium flexuosum	Purpleheaded Sneezeweed
2.0		Heliopsis helianthoides	Ox-Eye Sunflower
1.0		Juncus effusus	Soft Rush
0.2		Lobelia siphilitica	Blue Lobelia
0.1		Ludwigia alternifolia	Seedbox
0.1		Mimulus ringens	Square Stemmed Monkeyflowe
0.1		Monarda fistulosa	Wild Bergamot
6.9		Panicum anceps	Beaked Panicgrass
19.0		Panicum clandestinum	Deertongue
4.0		Panicum rigidulum	Redtop Panicgrass
0.2		Penstemon digitalis	Tall White Beardtongue
0.1		Penstemon laevigatus	Appalachian Beardtongue
0.7		Pycnanthemum tenuifolium	Narrow Leaved Mountain Mint
2.0		Rudbeckia hirta	Black Eyed Susan
8.0		Schizachyrium scoparium	Little Bluestem
0.7		Senna hebecarpa	Wild Senna
0.1		Solidago juncea	Early Goldenrod
0.1		Solidago rugosa	Wrinkleleaf Goldenrod
2.0		Verbena hastata	Blue Vervain
0.1		Verbena urticifolia	White Vervain
0.2		Vernonia noveboracensis	New York Ironweed
100.0		Total	
	84.8	% Grass-like Species by seed count	
	15.2	% Wildflower by seed count	

APPLY THIS MIX AT 15 LBS PLS/ACRE WITH A COVER CROP.
FOR A COVER CROP USE JAPANESE MILLET (10 LBS/ACRE;
1 MAY TO 31 AUG), BARNYARD GRASS (10 LBS/ACRE; 1 MAY
TO 31 AUG), OR GRAIN RYE (30 LBS/ACRE; 1 SEPT TO 30 APR).

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RECOMMENDED COVER CROPS (TEMPORARY SEEDING)

BOTANICAL NAME	COMMON NAME	SEEDS RATE: POUNDS PER ACRE
AVENA SATIVA	GRAIN OATS	50-100
SETARIA ITALICA	GERMAN MILLET	50
SECALE CEREALE	GRAIN RYE	50-100

RECOMMENDED BUFFER PLANT LIST

EVERGREEN TREES (REQUIRED TO MITIGATE VISUAL IMPACT)

BOTANICAL NAME / COMMON NAME

ILEX OPACA / AMERICAN HOLLY
JUNIPERUS VIRGINIANA 'BRODIE' / EASTERN RED CEDAR
PINUS VIRGINIANA / VIRGINIA PINE
THUJA OCCIDENTALIS 'TECHNY' / ARBORVITAE

SHRUBS

BOTANICAL NAME / COMMON NAME

KALMIA LATIFOLIA / MOUNTAIN LAUREL
PHYSOCARPUS OPULIFOLIUS / NINEBARK
SAMBUCUS CANADENSIS / CANADIAN ELDERBERRY
VIBURNUM DENTATUM / SOUTHERN ARROWWOOD

GROUNDCOVER PLANTING NOTES (SEE VEGETATION MANAGEMENT PLAN)

NOXIOUS WEED AND INVASIVE PLANT SPECIES MANAGEMENT PLAN (SEE VEGETATION MANAGEMENT PLAN)

RECOMMENDED GROUNDCOVER SEED MIXES

CUSTOM FUZZ AND BUZZ SEED MIX

FOR USE IN PANEL ZONE

ERNST CUSTOM FUZZ AND BUZZ MIX WITH NATIVES

% of mix by weight		Latin Name	Common Name	Ecotype
4.5		Agropyron trachycaulum	Slender Wheatgrass	Any
0.1		Asclepias syriaca	Common Milkweed	Any
0.5		Aster oblongifolius	Aromatic Aster	PA
0.1		Aster pilosus	Heath Aster	PA
0.1		Aster prenanthoides	Zig Zag Aster	PA
4.0		Bouteloua curtipendula	Sideoats Grama	Any
11.0		Bromus biebersteinii	Meadow Brome	Fleet
0.8		Chamaecrista fasciculata	Partridge Pea	PA
0.5		Chrysanthemum leucanthemum	OxEye Daisy	Any
0.6		Cichorium intybus	Blue Chicory	Any
0.4		Coreopsis lanceolata	Lance Leaf Coreopsis	Any
16.0		Dactylis glomerata	Orchardgrass	Any
5.0		Festuca elatior	Meadow Fescue	Any
1.0		Linum perenne	Perennial Blue Flax	Any
19.0		Lolium perenne	Perennial Ryegrass	Any forage type
2.0		Lotus corniculatus	Bird's Foot Trefoil	Any
0.1		Monarda fistulosa	Wild Bergamot	PA (FIG)
14.5		Poa pratensis	Kentucky Bluegrass	Any forage type
0.1		Pycnanthemum tenuifolium	Narrow Leaved Mountain Mint	PA
4.0		Schizachyrium scoparium	Little Bluestem	Any
0.2		Solidago nemoralis	Gray Goldenrod	PA
0.3		Tradescantia ohiensis	Ohio Spiderwort	PA
5.4		Trifolium hybridum	Alsike Clover	Any
4.9		Trifolium incarnatum	Crimson Clover	Any
4.5		Trifolium pratense	Red Clover	Any
0.4		Zizia aurea	Golden Alexanders	PA
100.0		Total		
	74.3	% Grass-like Species by seed count		
	25.7	% Wildflower by seed count		

APPLY THIS MIX AT 42 LBS PLS/ACRE WITH A COVER CROP.
FOR A COVER CROP USE ONE OF THE FOLLOWING: OATS (30 LBS/ACRE; 1 JAN TO 30 APR), BROWN TOP MILLET (10 LBS/ACRE; 1 MAY TO 31 AUG), OR GRAIN RYE (30 LBS/ACRE; 1 SEP TO 31 DEC).

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NATIVE SOLAR POLLINATOR BUFFER MIX

FOR USE IN OPEN AREA OUTSIDE OF SOLAR ARRAY AREA AND SCREENING ZONE

ERNST CUSTOM ALBEMARLE COUNTY SOLAR POLLINATOR MIX

Albemarle County Solar Pollinator Buffer Mix			
% of mix by weight		Latin Name	Common Name
0.5		Aquilegia canadensis	Eastern Columbine
1.2		Asclepias tuberosa	Butterfly Milkweed
0.7		Aster laevis	Smooth Aster
0.8		Aster novae-angliae	New England Aster
1.5		Chamaecrista fasciculata	Partridge Pea
0.5		Chamaecrista nictitans	Sensitive Pea
20.0		Elymus virginicus	Virginia Wildrye
0.5		Eragrostis spectabilis	Purple Lovegrass
0.5		Geum canadense	White Avens
2.0		Heliopsis helianthoides	Ox-Eye Sunflower
0.9		Lespedeza virginica	Slender Bushclover
0.4		Monarda fistulosa	Wild Bergamot
0.5		Penstemon laevigatus	Appalachian Beardtongue
1.2		Pycnanthemum tenuifolium	Narrow Leaved Mountain Mint
3.0		Rudbeckia hirta	Black Eyed Susan
0.5		Rudbeckia triloba	Brown Eyed Susan
60.0		Schizachyrium scoparium	Little Bluestem
0.5		Senna hebecarpa	Wild Senna
0.5		Senna marilandica	Maryland Senna
0.2		Solidago bicolor	White Goldenrod
0.1		Solidago juncea	Early Goldenrod
0.1		Solidago nemoralis	Gray Goldenrod
0.1		Solidago odora	Licorice Scented Goldenrod
1.3		Tradescantia ohiensis	Ohio Spiderwort
0.5		Vernonia noveboracensis	New York Ironweed
2.0		Zizia aurea	Golden Alexanders
100.0		Total	
	49.1	% Grass-like Species by seed count	
	50.9	% Wildflower by seed count	

FOR A COVER CROP USE ONE OF THE FOLLOWING: OATS (30 LBS/ACRE; 1 JAN TO 30 APR), BROWN TOP MILLET (10 LBS/ACRE; 1 MAY TO 31 AUG), OR GRAIN RYE (30 LBS/ACRE; 1 SEP TO 31 DEC).

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PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE 05/16/2022

PROJECT NUMBER 50445

PROJECT NAME WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY B. MCKNIGHT

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REVISIONS

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1	09/12/22	Revised per County comments.

DRAWING DESCRIPTION

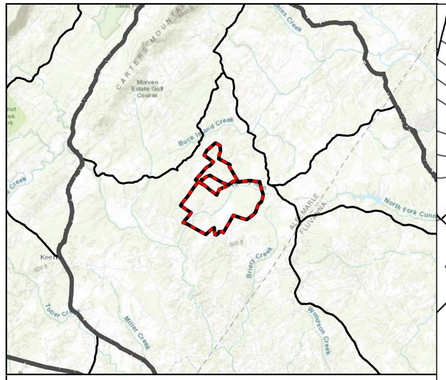
CONCEPTUAL LANDSCAPING NOTES AND DETAILS

PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE

SHEET NUMBER C6.8

Y:\852\50445-Woodridge\GIS\50445-Landscaping Schematic.mxd



Legend

- Tax Map Parcel Boundaries - 2,259.5 Acres
- Limits of Disturbance - 1,000 Acres
- Albemarle Tax Parcels

Farmland Class

- All Areas Are Prime Farmland
- Farmland of Statewide Importance
- Not Prime Farmland -

Project Soils

Mapunit Symbol	Mapunit Name	Farmland Class
1B	Abell silt loam, 2 to 7 percent slopes	All areas are prime farmland
16	Chewacla silt loam	Prime farmland if drained and either protected from flooding or not frequently flooded during the growing season
32B	Fluvanna silt loam, 2 to 7 percent slopes	All areas are prime farmland
32C	Fluvanna silt loam, 7 to 15 percent slopes	Farmland of statewide importance
46B	Lignum silt loam, 2 to 7 percent slopes	Farmland of statewide importance
51B	Manteo channery silt loam, 2 to 7 percent slopes	Not prime farmland
51C	Manteo channery silt loam, 7 to 15 percent slopes	Not prime farmland
51D	Manteo channery silt loam, 15 to 25 percent slopes	Not prime farmland
51E	Manteo channery silt loam, 25 to 45 percent slopes	Not prime farmland
62B	Nason silt loam, 2 to 7 percent slopes	All areas are prime farmland
62C	Nason silt loam, 7 to 15 percent slopes	Farmland of statewide importance
80B	Tatum silt loam, 2 to 7 percent slopes	All areas are prime farmland
80C	Tatum silt loam, 7 to 15 percent slopes	Farmland of statewide importance
95	Wehadkee silt loam	Not prime farmland
96B	Worsham loam, 2 to 7 percent slopes	Not prime farmland

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PROJECT NAME: WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY: L. WHEELER

Property Limits are approximate. Layout is conceptual and for design purposes only. Not for construction.
Soils data from SSURGO.
Parcel data from Albemarle County GIS.

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1	09/12/22	*Revised per County comments.*

DRAWING DESCRIPTION: PRIME FARMLAND MAP

SCALE (FEET)
0 800 1,600
PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE: H:1 " = 800 '
SHEET NUMBER: C7.0

Y:\852\50445-Woodridge\GIS\50445-Prime Farmland.mxd

GENERAL NOTES
1. FINAL PHASING PLAN MAY BE ADJUSTED WITH FINAL SITE PLAN IN GENERAL CONFORMANCE WITH THE CUP CONDITIONS. HOWEVER, NO MORE THAN 350 ACRES IN ANY SEPARATE AREA AS IDENTIFIED IN THE PLANS SHALL BE SUBJECT TO LAND DISTURBANCE AT ANY ONE TIME.
2. CONSTRUCTION OF PROJECT SUBATION/COLLECTION YARD AND DOMINION SUBSTATION AREA MAY BE BEGIN AT ANY TIME AND CONCURRENTLY WITH OTHER DEVELOPMENT AREAS.
3. WETTING OF AREAS WITH A WATER TRUCK SHALL BE PERFORMED AS NEEDED DURING CONSTRUCTION.
4. ALL EROSION CONTROL MEASURES SHALL BE MAINTAINED AND INSPECTED REGULARLY IN ACCORDANCE WITH THE VIRGINIA EROSION AND SEDIMENT CONTROL HANDBOOK UNTIL COUNTY EROSION INSPECTOR ALLOWS CONTROL MEASURE TO BE REMOVED.
5. LAYDOWN YARDS AND AREAS FOR VEHICILE MAINTENCE WILL NOT BE SITED WTIHIN 500 FEET OF NON-PARTICIPATING PARCELS AND/OR PUBLIC RIGHTS OF WAY.

EROSION CONTROL CONSTRUCTION SEQUENCE

1. CONTRACTOR SHALL OBTAIN A COPY OF THE APPROVED EROSION CONTROL PLAN AND MAINTAIN A COPY OF THE PLAN ON SITE FOR THE DURATION OF CONSTRUCTION.
2. A PRE-CONSTRUCTION MEETING IS MANDATORY BEFORE ANY WORK IS DONE. CONTRACTOR SHALL NOTIFY THE COUNTY EROSION CONTROL INSPECTOR A MINIMUM OF 48 HOURS BEFORE THE START OF CONSTRUCTION.
3. INSTALL CONSTRUCTION ENTRANCES. THESE WILL BE THE ONLY POINTS OF ACCESS DURING CONSTRUCTION.
4. INSTALL ALL PERIMETER CONTROL SILT FENCE. CUT TREES, CLEAR AND GRUB, OR DENUDE AREAS ONLY AS NECESSARY TO INSTALL ALL PERIMETER MEASURES.
5. INSTALL TEMPORARY SEDIMENT TRAPS AND BASINS. SEDIMENT TRAPS AND BASINS SHALL BE FUNCTIONAL PRIOR TO BEGINNING ANY UPSLOPE LAND DISTURBING ACTIVITIES.
6. INSTALL DIVERSION CHANNELS, INCLUDING MATTING AND CHECK DAMS, TO DIRECT FLOW INTO THE TRAPS AND BASINS. ALL DITCHES ARE TO BE LINED WITH EC-3 MATTING UNLESS OTHERWISE SPECIFIED.
7. SEED ALL DITCHES, TRAPS, AND BASINS IMMEDIATELY.
8. CLEAR ALL REMAINING AREAS AS SHOWN ON THE PLANS.
9. PERFORM ALL REQUIRED GRADING OPERATIONS.
10. MATERIAL STOCKPILES SHALL BE ENCLOSED ON DOWN-GRADIENT SIDE.
11. APPLY SEED AND MULCH WITHIN 7 DAYS TO ALL DISTURBED AREAS.
12. INSTALL MATTING AS SHOWN ON PLAN, ON ALL SLOPES GREATER THAN 3:1, AND AS DIRECTED BY THE EROSION CONTROL INSPECTOR OR WHERE EROSION IS EVIDENT.
13. INSTALL SOLAR PANELS, SUBSTATION, ELECTRICAL LINES, AND ACCESS ROADS, PER THE PLANS. INSTALL FENCE AND GATES AS SHOWN ON THE PLANS WHERE NOT IN CONFLICT WITH TEMPORARY EROSION CONTROL MEASURES.
14. ENSURE ADEQUATE STAND OF GRASS WITHIN LIMITS OF DISTURBANCE.
15. UPON COMPLETION OF ALL LAND DISTURBING ACTIVITIES AND WITH THE APPROVAL OF THE COUNTY EROSION CONTROL INSPECTOR. REMOVE THE LAYDOWN AREA AND CONSTRUCTION ENTRANCE AND MAKE CONNECTIONS TO EXISTING ROAD.
16. ONCE SITE IS STABILIZED CONVERT APPLICABLE SEDIMENT TRAPS/BASINS TO PERMANENT BASINS AND REMOVE REMAINING TRAPS/BASINS.
17. AS TRAPS AND BASINS ARE CONVERTED OR REMOVED, REMOVE TEMPORARY DIVERSION DITCHES, SEED AND MULCH ANY DISTURBED AREAS.
18. INSTALL ANY REMAINING PORTIONS OF FENCE AND GATES THAT WERE IN CONFLICT WITH TEMPORARY TRAPS AND BASINS.
19. REMOVE SILT FENCE.

SEDIMENT BASIN TO PERMANENT DETENTION BASIN SEQUENCE

1. DEWATER BASINS AND MUCK OUT SILT. DEWATERING OF THE BASINS SHALL BE DONE IN A NON-ERODIBLE MANNER WITH THE USE OF A DIRT BAG (OR EQUIVALENT).
2. BRING BOTTOM OF BASIN TO PERMANENT GRADE (IF NECESSARY).
3. CORE THE PERMANENT ORIFICES AND INSTALL ORIFICE TRASH RACKS.
4. REMOVE THE TEMPORARY DEWATERING DEVICES FROM THE RISERS AND PLUG UP THE ORIFICES.
5. REMOVE TEMPORARY ANTI-VORTEX DEVICES AND INSTALL PERMANENT TRASH RACKS.
6. APPLY PERMANENT SEEDING TO ALL DISTURBED AND/OR PREVIOUSLY INUNDATED AREAS.
7. BASIN CONVERSIONS SHALL BE CERTIFIED BY A PROFESSIONAL ENGINEER BEFORE THE GENERAL CONSTRUCTION PERMIT IS TERMINATED.

SEDIMENT TRAP TO PERMANENT DETENTION BASIN SEQUENCE

1.DEWATER BASINS AND MUCK OUT SILT. DEWATERING OF THE BASINS SHALL BE DONE IN A NON-ERODIBLE MANNER WITH THE USE OF A DIRT BAG (OR EQUIVALENT).
2. BRING BOTTOM OF BASIN TO PERMANENT GRADE (IF NECESSARY).
3. REMOVE TEMPORARY PLATE ON PIPE AND INSTALL PERMANENT RISER.
4. REMOVE STONE OUTLET AND INSTALL PERMANENT EMERGENCY SPILLWAY.
5. APPLY PERMANENT SEEDING TO ALL DISTURBED AND/OR PREVIOUSLY INUNDATED AREAS.
6. BASIN CONVERSIONS SHALL BE CERTIFIED BY A PROFESSIONAL ENGINEER BEFORE THE GENERAL CONSTRUCTION PERMIT IS TERMINATED.

STORMWATER BASIN MAINTENANCE AND INSPECTION

1. ALL SLOPES AND EMBANKMENTS SHALL BE MOWED AT LEAST TWICE A YEAR.
2. DEBRIS AND LITTER SHALL BE REMOVED AT LEAST TWICE A YEAR.
3. EXCESS SEDIMENT SHALL BE REMOVED AT LEAST ONCE EVERY FIVE YEARS. SEDIMENT REMOVAL SHALL FOLLOW GUIDELINES FOUND IN THE VESCH, LATEST EDITION.
4. INSPECT DAM EMBANKMENT ON A YEARLY BASIS AND ADDRESS ANY SETTLING, WOODY GROWTH, PIPING, EROSION, OR SEEPAGE.
5. INSPECT RISER STRUCTURE, TRASH RACKS, AND BASIN OUTLET ON A YEARLY BASIS TO ENSURE SYSTEM MEETS ORIGINAL DESIGN AND IS IN GOOD WORKING CONDITION.

Legend

- Special Use Permit Area - 1,515 Acres
- Tax Map Parcel Boundaries - 2,259.5 Acres

Proposed Features (Conceptual)

- Project Substation/Collection Yard
- Dominion Substation
- Area will not be used for vehicle maintenance or laydown yards

Proposed Development Areas (Sequence to be finalized with Final Site Plan)

- Area 1
- Area 2
- Area 3
- Area 4
- Area 5
- Area 6
- Area 7

Existing Features

- Transmission Line
- Public Roads

LAYDOWN YARDS AND AREAS FOR VEHICILE MAINTENCE WILL NOT BE SITED WTIHIN 500 FEET OF NON-PARTICIPATING PARCELS AND/OR PUBLIC RIGHTS OF WAY.

AREA 1
267 AC

AREA 2
154 AC

AREA 3
332 AC

AREA 4
104 AC

AREA 5
92 AC

AREA 6
208 AC

AREA 7
202 AC

Presidents Rd
Blenheim Ridge Rd
Eycland Dr
Secretarys Dr
Secretarys Rd
Secretarys
Fiddlers
Polecat Creek Ln
Somerset Haven Rdg
Ed Jones Rd
Trail's End
Rolling Rd
Martin Kings Rd
Rolling Creek Ln
Little Wyoming Ln
Courtenay Glen Way
Jordan Run Ln
Thomas Ridge Ln
Moonlight Dr
Jefferson Mill Rd
Moore Ln
Black Branch Farm

bing

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PROJECT NAME & LOCATION
WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE 09/09/2022
PROJECT NUMBER 50445
PROJECT NAME WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY L. WHEELER

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REVISIONS

#	MM/DD/YY	DESCRIPTION
1	09/12/2022	*Per Country Comment*

DRAWING DESCRIPTION
CONCEPTUAL CONSTRUCTION PHASING PLAN

SCALE (FEET)
0 800 1,600
PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 800 '	C8.0

Y:\852\50445-Woodridge\GIS\50445-CUP Construction Staging and Phasing Plan.mxd

C8.1

C8.2

C8.3

C8.4

C8.5

C8.6

C8.7

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

SCALE 1"=600'
0 600' 1200'

NAD 83

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HEXAGON ENERGY

PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022

PROJECT NUMBER
50445

PROJECT NAME
WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY
N. GORDON/D. JAMISON

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REVISIONS

#	MM/DD/YY	DESCRIPTION
1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
OVERALL CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.0

Y:\8525\50445-Woodridge\Engr\DWG\Sheet\Exhibit\2022-09-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:55 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod2 Vol	**1.00**	1.15	3692893.62 Sq. Ft.	161001.54 Cu. Yd.	161753.32 Cu. Yd.	751.78 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23345147.18 Sq. Ft.	676291.51 Cu. Yd.	680271.79 Cu. Yd.	3980.27 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

NAD 83

SCALE 1"=200'
0 200' 400'

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022

PROJECT NUMBER
50445

PROJECT NAME
WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY
N. GORDON/D. JAMISON

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#	MM/DD/YY	DESCRIPTION
1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.1

Y:\8525\50445-Woodridge\DWG\Sheet\Exhibit\2022-08-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:55 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod3 Vol	**1.00**	1.15	1812741.24 Sq. Ft.	48927.70 Cu. Yd.	49466.72 Cu. Yd.	539.02 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

NAD 83

SCALE 1"=200'
0 200' 400'

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE	5/16/2022
PROJECT NUMBER	50445
PROJECT NAME	WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY	N. GORDON/D. JAMISON

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REVISIONS

#	MM/DD/YY	DESCRIPTION
1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.2

Y:\8525\0445-Woodridge\DWG\Sheet\Exhibit\2022-08-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:56 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod4 Vol	**1.00**	1.15	8188643.66 Sq. Ft.	207499.05 Cu. Yd.	207803.72 Cu. Yd.	304.67 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

NAD 83

SCALE 1"=250'
0 250' 500'

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE	5/16/2022
PROJECT NUMBER	50445
PROJECT NAME	WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY	N. GORDON/D. JAMISON

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1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.3

Y:\8826\50445-Woodridge\ENV\GIS\Exhibit\2022-09-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:57 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod5 Vol	**1.00**	1.15	1388259.33 Sq. Ft.	17576.22 Cu. Yd.	17930.13 Cu. Yd.	353.90 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

SCALE 1"=200'
0 200' 400'

NAD 83

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022
PROJECT NUMBER
50445
PROJECT NAME
WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY
N. GORDON/D. JAMISON

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1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.4

Y:\85250445-Woodridge\DWG\Sheet\Exhibit\2022-08-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:58 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod6 Vol	**1.00**	1.15	784927.83 Sq. Ft.	14268.62 Cu. Yd.	14643.65 Cu. Yd.	375.03 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

NAD 83

SCALE 1"=200'
0 200' 400'

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022
PROJECT NUMBER
50445
PROJECT NAME
WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY
N. GORDON/D. JAMISON

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REVISIONS

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1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.5

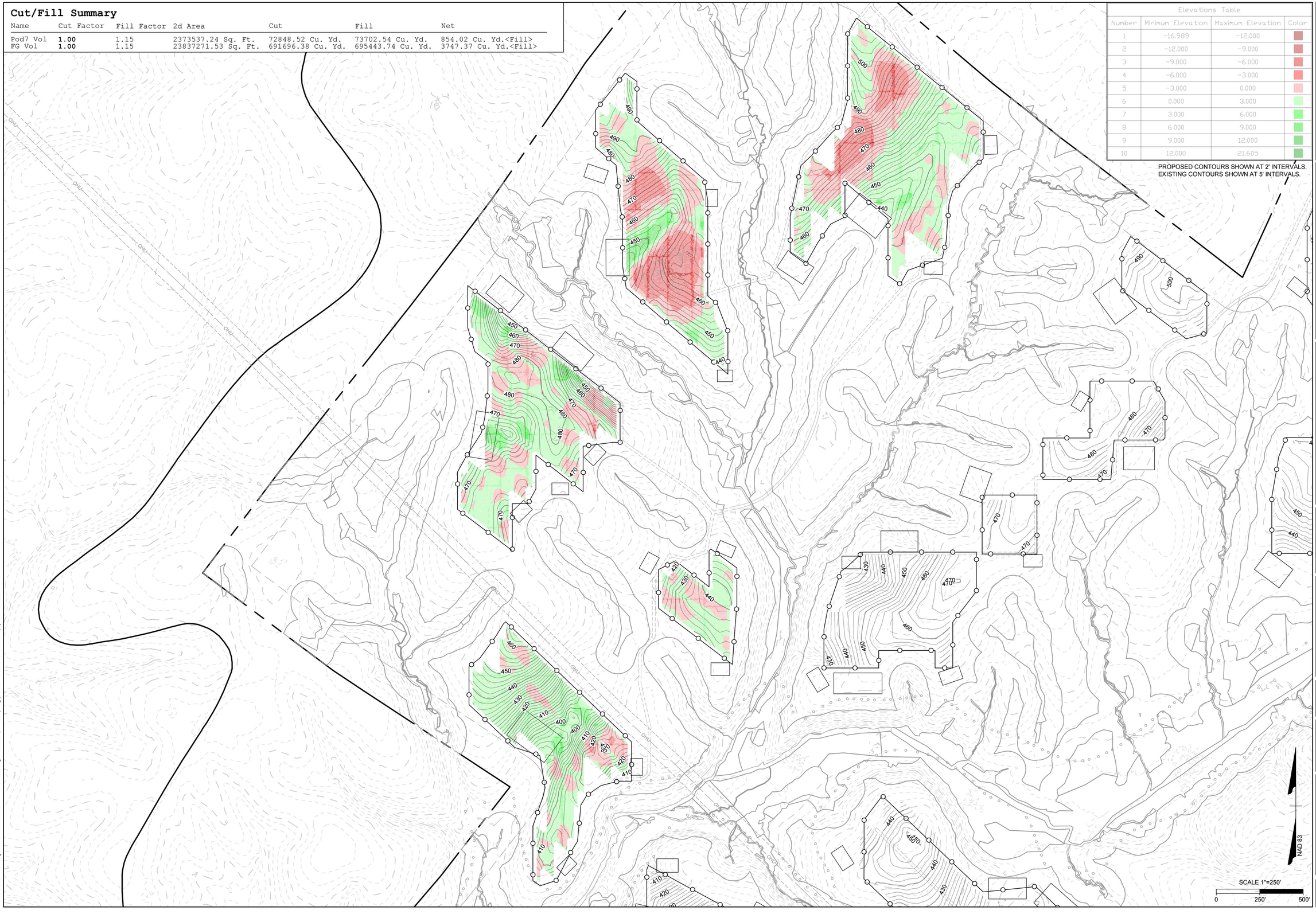
Y:\85256\5445-Woodridge\DWG\Sheet Exhibit\2022-08-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:58 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod7 Vol	**1.00**	1.15	2373537.24 Sq. Ft.	72848.52 Cu. Yd.	73702.54 Cu. Yd.	854.02 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.



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PROJECT NAME & ADDRESS

WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022

PROJECT NUMBER
50445

PROJECT NAME
WOODRIDGE SOLAR

DESIGNED BY / DRAWN BY
N. GORDON/D. JAMISON

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1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION

CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.6

Y:\8525\50445-WoodridgeSD\VG\Sheet\Exhibit\2022-08-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 2:59 PM | by Nick Gordon

Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Pod8 Vol	**1.00**	1.15	5104144.26 Sq. Ft.	154169.85 Cu. Yd.	154971.71 Cu. Yd.	801.86 Cu. Yd.<Fill>
FG Vol	**1.00**	1.15	23837271.53 Sq. Ft.	691696.38 Cu. Yd.	695443.74 Cu. Yd.	3747.37 Cu. Yd.<Fill>

Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-16.989	-12.000	
2	-12.000	-9.000	
3	-9.000	-6.000	
4	-6.000	-3.000	
5	-3.000	0.000	
6	0.000	3.000	
7	3.000	6.000	
8	6.000	9.000	
9	9.000	12.000	
10	12.000	21.605	

PROPOSED CONTOURS SHOWN AT 2' INTERVALS.
EXISTING CONTOURS SHOWN AT 5' INTERVALS.

SCALE 1"=200'
0 200' 400'

NAD 83

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PROJECT NAME & ADDRESS
WOODRIDGE SOLAR
ALBEMARLE COUNTY
VIRGINIA

DATE
5/16/2022

PROJECT NUMBER
50445

PROJECT NAME
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REVISIONS

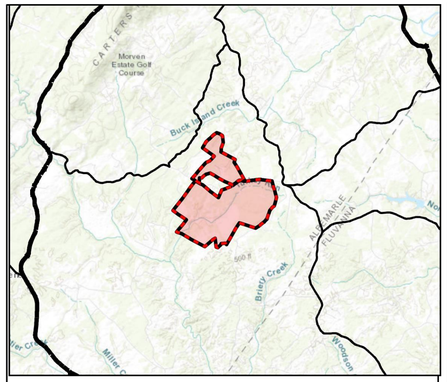
#	MM/DD/YY	DESCRIPTION
1	09/12/22	Revised per County Comments

DRAWING DESCRIPTION
CONCEPTUAL PANEL GRADING PLAN

PLANS PRINTED AS 11x17 ARE HALF SCALE

SCALE	SHEET NUMBER
--	C9.7

Y:\85265\0445-Woodridge\Dwg\Sheet\Exhibit\2022-09-29 Woodridge Earthwork(balanced).dwg | Plotted on 9/15/2022 3:00 PM | by Nick Gordon



Legend

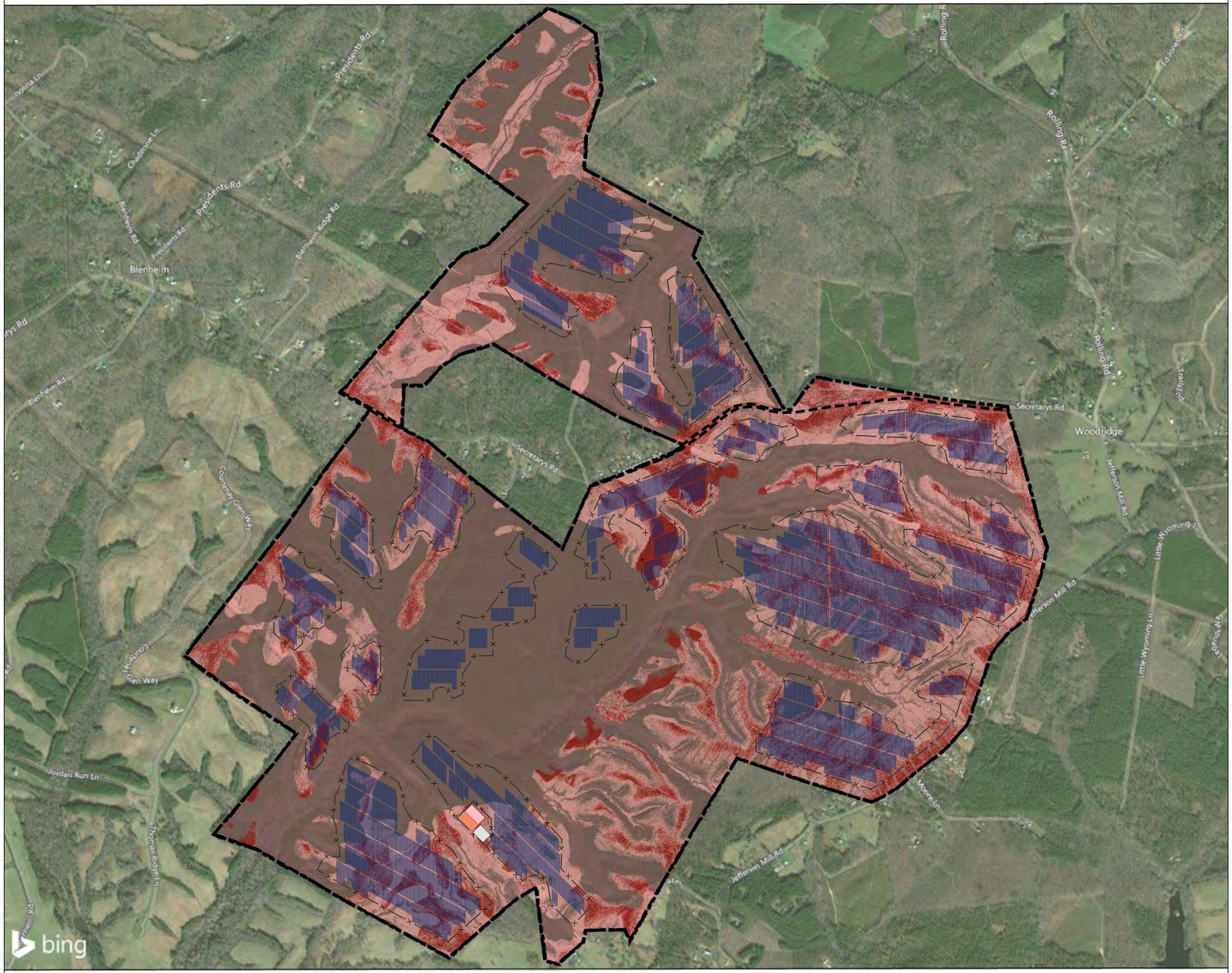
Tax Map Parcel Boundaries - 2,259.5 Acres

Proposed Features (Conceptual)

- Project Substation/Collection Yard
- Dominion Substation
- Parking Area
- Fence
- Solar Arrays

Archaeoligcal Predictive Model Probability Areas

- High Probability Area (286.7 Acres)
- Moderate Probability Area (710.2 Acres)
- Low Probability Area (1,279.5 Acres)



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PROJECT NAME & LOCATION

WOODRIDGE SOLAR
ALBEMARLE COUNTY, VIRGINIA

DATE	05/16/2022
PROJECT NUMBER	50445
PROJECT NAME	WOODRIDGE SOLAR
DESIGNED BY / DRAWN BY	L. WHEELER

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REVISIONS

#	MM/DD/YY	DESCRIPTION
1	06/12/22	*Revised per County comments*

DRAWING DESCRIPTION

CONCEPTUAL PLAN OVERLAID ON STANTEC CULTURAL RESOURCE PROBABILITY AREAS

SCALE (FEET)

0 800 1,600

PLANS PRINTED AS 11X17 ARE HALF SCALE

SCALE	SHEET NUMBER
H:1 " = 800 '	C10.0

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