

EXHIBIT H EXISTING PLANS

As stated in Arizona Administrative Code R14-3-219:

To the extent applicant is able to determine, state the existing plans of the state, local government, and private entities for other developments at or in the vicinity of the proposed site or route.

Planned Area Developments

Information regarding each existing Planned Area Development (PAD) near the Salt River Project Agricultural Improvement and Power District (SRP) High-Tech Interconnect Project (HIP or Project) was gathered from the City of Chandler and Maricopa County. PADs and future expansion plans in the area and within 1,000 feet of the proposed routes are administered exclusively by the City of Chandler. Included in this exhibit are PADs that are proposed developments that have filed an application for a permit or have been permitted but not built out completely.

In 2021, Intel announced a \$20 billion expansion plan for its existing Ocotillo Campus adding two new fabrication facilities (or fabs). The expansion would be part of the existing 700-acre parcel of land that abuts the Gila River Indian Community to the west and the Sun Lakes community to the south.

The Intel Ocotillo Campus is an anchor tenant of the Price Road Corridor (PRC), a five-square-mile area in Chandler consisting of a commercial real estate mix including Class “A” offices, executive office suites, light industrial parks, mixed-use projects, and corporate campus settings located at the intersection of Loop 101 and Loop 202. Approved by the City of Chandler in 2017 to attract high technology industries to Chandler, the PRC has become one of Arizona’s fastest growing economic hubs, and continued development in the area has made the location very desirable for companies to move into.

In addition to the Intel Ocotillo Campus expansion described above, there are currently five permitted PADs within 1,000 feet of the Project, depicted on **Figure H-1**.

Existing Henshaw Substation to Intel

The expansion to Intel’s Ocotillo Campus occurs along this segment of the Project. There are also three additional PADs within 1,000 feet of the existing Henshaw Substation to Intel’s Ocotillo Campus segment (node H1 to H2), along Old Price Road:

- Price Road Commerce Center
 - The Price Road Commerce Center is a 55-acre business park PAD located just south of the existing Henshaw Substation and along the eastern side of the Project.

- Innovation Square
 - Innovation Square is a 15-acre employment business park campus PAD located south of the existing Henshaw Substation and along the eastern side of the Project.
- Wells Fargo Chandler Campus
 - The Wells Fargo Chandler Campus is a Planned Commercial Office (PCO) with a PAD on approximately 15.5 acres of the existing 68-acre Wells Fargo Chandler Campus. The Wells Fargo Chandler Campus is located south of the existing Henshaw Substation and along the eastern side of the Project.

All three PADs described above are also part of the PRC.

New RS-28 Substation

The new RS-28 Substation is inside the Intel Ocotillo Campus parcel and serving the expansion discussed above. There are no additional PADs within 1,000 feet of the new RS-28 Substation.

Schrader Overhead Transition Corridor

There are two PADs within 1,000 feet of the existing Schrader Overhead Transition Corridor:

- Pinelake Condominiums
 - The Pinelake Condominiums are an 8.5-acre single family residential PAD for a 93-unit condominium development located north of the Schrader Overhead Transition Corridor.
- Enclave at Pinelake
 - Enclave at Pinelake a 16.2-acre single family residential PAD for a 57-lot single family residential subdivision located directly north of the existing Schrader Substation.

Both PADs are in development but not yet fully constructed.

Planned Road Improvements

Road improvements planned by the Arizona Department of Transportation (ADOT), Maricopa County Department of Transportation (MCDOT), and City of Chandler within the vicinity of the Project are described below.

Within 1,000 feet of the Project, Maricopa County is partnering with the City of Chandler to improve Old Price Road from Riggs Road to Bartlett Way (see **Figure H-1**). Intel would continue the improvements on Old Price Road, north of Chandler Heights, to the existing improved roadway sections at Chaparral Way. This would overlap with a portion of the transmission line route from the existing Henshaw Substation to Intel's Ocotillo Campus (node H1 to H2). Design is expected to start Fall 2021 and roadway improvements are anticipated to begin in Spring 2022.

Potential Effects

Existing Henshaw Substation to Intel

The Project is serving Intel's expansion and, therefore, is compatible with the Intel Ocotillo Campus land use and planned expansion. The other three PADs within 1,000 feet of the existing Henshaw Substation to Intel segment—Price Road Commerce Center, Innovation Square, and Wells Fargo Chandler Campus—are planned expansions of commercial and light industrial facilities that would be compatible land use with that of the Intel expansion and subsequent transmission lines. The route segment would be on the backside of the properties abutting the Gila River Indian Community along Old Price Road and, therefore, would not directly impact development of the properties.

SRP would work with Maricopa County and the City of Chandler to coordinate the Old Price Road roadway improvement with construction of the transmission line to ensure no construction or operational conflicts.

Schrader Overhead Transition Corridor

There are two PADs within 1,000 feet of the Schrader Overhead Transition Corridor:

- Pinelake Condominiums; and
- Enclave at Pinelake.

These are under construction and are located directly north of the Schrader Overhead Transition Corridor. Since there already exists Schrader Substation and transmission lines that travel out of the substation, a few spans of new transmission line traveling west along the existing corridor and ending east of the UPRR would not introduce incompatible uses to the area nor would it directly impact the PADs.

SRP would work with the City of Chandler during the construction phase to ensure compliance with the City of Chandler's General Plan, the Intel Ocotillo Campus, and PRC in order to mitigate potential disturbances.

References

Arizona Department of Transportation, 2021. State Route 24: Ellsworth Road to Ironwood Drive Interim Phase II accessed 8/17/2021. [Online] Located at: <https://azdot.gov/projects/central-district-projects/state-route-24-interim-phase-ii-ellsworth-road-ironwood-drive>

Arizona Department of Transportation, 2018. Reevaluation of the Final Environmental Assessment accessed 8/17/2021. [Online] Located at: <https://azdot.gov/sites/default/files/2019/08/sr-24-reevaluation-final-ea.pdf>

City of Chandler, 2016. The Chandler 2016 General Plan accessed 8/17/2021. [Online] Located at: <https://www.chandleraz.gov/sites/default/files/documents/imported/ChandlerGeneralPlan2016.pdf>

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Maricopa County Department of Transportation, 2021. 8/17/21. [Online] Located at: <https://www.maricopa.gov/191/Projects>

“Strengthening the Global Semiconductor Supply Chain in an Uncertain Era.” https://www.semiconductors.org/wp-content/uploads/2021/05/BCG-x-SIA-Strengthening-the-Global-Semiconductor-Value-Chain-April-2021_1.pdf

