

PROCEDURAL

1. A development package, in substantial compliance with the preliminary development package and required reports dated July 17, 2026, is to be submitted and approved in accordance with the Administrative Manual, Section 2-06. 2.
2. Historic or prehistoric features or artifacts discovered during future ground disturbing activities should be reported immediately to the City of Tucson Historic Preservation Officer. Pursuant to A.R.S. 41-865 the discovery of human remains and associated objects found on private lands in Arizona must be reported to the Director of the Arizona State Museum.

In the event that previously unreported cultural resources are encountered during ground disturbing activities, allowed work must immediately cease within 30 meters (100 feet) until a qualified archaeologist has documented the discovery and evaluated its eligibility for the Arizona or National Register of Historic Places in consultation with the lead agency, the SHPO, and Tribes, as appropriate. Work must not resume in this area without approval of the lead agency. If human remains are encountered during ground-disturbing activities, all work must immediately cease within 30 meters (100 feet) of the discovery and the area must be secured. All discoveries will be treated in accordance with NAGPRA (Public Law 101- 601; 25U.S.C. 3001-3013) or Arizona Revised Statutes (A.R.S. § 41-844 and A.R.S. § 41-865), as appropriate, and work must not resume in this area without authorization from Arizona State Museum and the lead agency.

3. Any relocation, modification, etc., of existing utilities and/or public improvements necessitated by the proposed development shall be at no expense to the public.
4. Ten years are allowed from the date of initial authorization to implement and effectuate all Code requirements and Entitlement Conditions for this utility-scale solar installation as the project is tied to TEP process for timing to connect to their substation and required Request for Proposals.

LAND USE COMPATIBILITY

5. A qualified Archaeological consultant shall conduct a full Class I research study of the project area prior to submittal of the Development Package. If the Class I Research study recommends a Class III pedestrian survey of any areas, the Class III survey will be completed and submitted to the CHPO at the time of Development Package submittal for review and approval of the survey and potential treatment recommendation, if necessary, during the Development Package process.

6. Any Modification to Developable Area that may be required during the more detailed analysis of washes and existing riparian areas as part of the Development Package process shall not be considered substantial changes to the preliminary development package dated July 17, 2026.
7. In acknowledgement of current conditions UDC Section 7.6.4/Table 7.6.4-1 shall be applied as follows: Existing berms satisfy the required screening in their current condition. For areas along Swan Road with no berm, the required opaque screening shall be located no closer than 150 feet from the swan road center line. The opaque fencing shall be at least six (6) feet high, decorative and finished in non-reflective earth tones consistent with the surrounding desert.
8. Where existing berms are used to satisfy screening requirements along Swan Road, existing vegetation shall not be disturbed.
9. Naturally occurring vegetation between Swan Road and the required screening shall remain undisturbed, except where disturbance is necessary for approved access or utility crossings.