APPENDIX-1 TO 980 CMR 13.00 APPLICATION GUIDANCE

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I. OVERVIEW AND GENERAL INSTRUCTIONS

A. Purpose and Scope

The purpose of this Guidance is to inform Applicants to the Energy Facilities Siting Board ("Board or "EFSB") seeking consolidated siting and permit approvals for Clean Energy Infrastructure Facilities ("CEIFs") as to what should be included in an application. The Guidance is intended to help Applicants prepare a well-organized, informative, clear, and consistent application submission to assist the Siting Board, other state, regional, and local permitting agencies, and community stakeholders in their review of the Applicant's proposed Project and their possible involvement in the EFSB proceeding. Importantly, this Guidance will also help an Applicant obtain "Notice of Completeness," commencing a mandatory timeline for EFSB adjudication and issuance of a decision.

A Consolidated Permit includes the longstanding EFSB Approval to Construct ("EFSB Construction Permit") and all other state, regional, and local permits and approvals necessary for construction and operation of a CEIF. A Consolidated State Permit would include all necessary state permits.[1] The Guidance focuses on informational requirements that are unique to the EFSB Construction Permit, while relying substantially on DOERs SCEIF application(s) for local permit application content, and other state agency permit applications for those state permits. To the extent that zoning exemptions are sought by an Applicant, the Board will allow Applicants to prepare their Application, inclusive of the separately requested zoning exemptions.[2]

The Siting Board's scope of review for an Application is broad and includes topics unique to the EFSB review, and other topics largely addressed in the other agencies' permit programs, now be folded into the Board's EFSB Consolidated Permit. The EFSB Construction Permit would address overall compliance with the wide-ranging statutory requirements applicable to EFSB. See M.G.L. c. 164 §§ 69G, 69H, 69P, 69T, 69U, 69V. The Guidance focuses on informational requirements that are unique to the EFSB Construction Permit, while relying substantially on the content of Massachusetts Department of Energy Resources' ("DOER") forthcoming SCEIF Application Form(s) for small CEIF ("SCEIF"), and other state agency permit applications for those state permits.

To the extent that Applicants identify conflicting provisions, or duplicative information requirements across different state and local permit programs and applications, the Applicant may propose specific remedies in its Application. These may include cross-referencing duplicative information, or modifying application requirements, as needed, to resolve conflicting provisions. The Board is given broad authority under the 2024 Climate Act to render decisions on an EFSB Consolidated Permit that achieve its overall statutory purposes, with considerable

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1 A Consolidated Permit pertains to CEIF applications filed with the Siting Board under M.G.L. c. 164 §§ 69T and 69U; a Consolidated State Permit would pertain to § 69V applications. When referring to them jointly "**EFSB Consolidated Permit**"

2 A separate zoning exemption petition will have to be submitted to the Siting Board. The zoning exemption petition and EFSB Consolidated Permit would be consolidated in a single EFSB proceeding to be issued together in an ESFB Consolidated Permit.

discretion to modify individual permit program practices, as deemed necessary and appropriate. The Board may also consider such conflicts and duplication in developing additional Guidance.

The Board has endeavored to make the Guidance as useful as possible for Applicants. However, the Board is aware that it may not have anticipated and addressed all the informational needs that could be relevant to a particular Application. Therefore, prospective Applicants are strongly encouraged to consult with staff of the Board prior to submission of an Application to address any unique or Project-specific informational considerations. In the event of a conflict between these guidelines and applicable statutes, regulations, or decisions of the Board, said statutes, regulations, and decisions shall govern.

B. Uniform Baseline Health, Safety, Environmental and Other Standards

The 2024 Climate Act directs the Siting Board to establish criteria governing the siting and permitting of LCEIF and SCEIF that include "a uniform set of baseline health safety, environmental and other standards that apply to the issue of a consolidated permit." G.L. c. 164, § 69T(b), § 69U(b), § 69V(b). This language mirrors the requirements in the 2024 Climate Act for DOER's development of a program for siting and permitting of SCEIF ("Consolidated Local Permits") by Local Government. To date, the Siting Board's regulations and decisions have adopted relatively few specific, numerical regulatory compliance standards that demarcate "compliant" environmental or other types of impacts. Instead, in its adjudications, the Siting Board has generally relied on standards established in law, by federal, state and local regulatory agencies, or by authoritative standard-setting bodies and organizations.

980 CMR 13.00 and this Guidance for EFSB Consolidated Permit Applications are based on the approach of aggregating existing permit applications and permit forms, and using the related procedures employed by other state, regional and local agencies whose permits would be included in an EFSB Consolidated Permit. The aggregation approach taken here also extends to the method EFSB is proposing in developing the required baseline standards for the state, regional, and local permits. The major exception is for the EFSB Construction Permit, which may include issues that are unique to the EFSB's scope of review, and do not have clearly established standards in other agencies' permitting programs. Such "orphan" issues include: electric and magnetic fields ("EMF"); reliability; project need; project alternatives/non-wires alternatives; route alternatives; physical and cybersecurity; and project cost.[3] Therefore, the Guidance will address specific EFSB standards for these topics, at a later date.

As noted above, DOER is creating a Consolidated Local Permit program for use by local government (including regional permitting agencies) that will also include "a uniform set of baseline health, safety, environmental and other standards." As of now, DOER has indicated that it intends to develop a single set of standards for local permitting across the entire state. Although DOER's permitting standards will apply only to SCEIF, primarily for use at the local government level, we anticipate that the standards would also be well suited for both LCEIF and

[3] There is often some form of regulatory oversight involved with these issues, although not usually in the siting and permitting context.

SCEIF projects reviewed by the Siting Board.[4] Accordingly, DOER and the Siting Board are currently collaborating on developing a consistent set of baseline health, safety and environmental standards that could support both SCEIF and LCEIF siting and permitting needs. EFSB will provide a future update to the Guidance to incorporate the results of the DOER/EFSB collaboration on baseline permitting standards. Until such time, EFSB is largely deferring establishing a specific set of permitting standards that would pertain to the local permits included in EFSB Consolidated Permits.

State permit agencies also have established regulatory standards, which similarly can be incorporated in an EFSB Consolidated Permit. EFSB sees little potential benefit in EFSB revising or altering existing state agency permitting standards. The main question is whether the EFSB should incorporate these state agencies' permitting standards by reference, or compile them for regulatory purposes, modify them (if needed), and periodically update them. At this time, the EFSB will incorporate other state agency permit standards by reference in Guidance.

C. Application Filing Process

1. Filing Instructions

a. For state Permits and approvals, Applicants should use the application forms, procedures, and required content specified by the relevant PEAs whose permits are being sought in an EFSB Consolidated Permit. For local and regional permits included in DOER's Consolidated Local Permit program, applicants should use the appropriate DOER SCEIF Application Form(s), with modifications described in this Guidance.

b. Applicants may deviate from standard state and local permit application requirements, as needed, where conflicting requirements arise between different permitting programs, or where relief from zoning ordinances is being sought under a separate petition filed with the Siting Board. Such deviations must be identified and explained in the application with the Board. See Section II.D: Application Deviation Summary.

c. If the same information is required for more than one permit application or exhibit, it may be supplied in a single permit application or exhibit and cross-referenced (and hyperlinked) in the other permit applications or exhibit(s) where it is also required.

d. The Applicant should use clear, concise, and plain language that presents relevant and material facts regarding the Project. The application should specifically address each required finding, determination, and consideration that the Siting Board will need to make in its decision, as well as the basis for

[4] Under the de novo review provisions of § 69 W, the Siting Board is specifically required to use DOER's standards in reviewing SCEIF projects that are transferred to the EFSB.

the Applicant's request that the state and local permits should be granted by the Board.

e. Provide all data, assumptions, and calculations relied upon. Provide the source of, and basis for, all data and assumptions employed.

   i. Include all studies, reports, and planning documents from which data, estimates, or assumptions were drawn, and support for how the data or assumptions were used in developing the projections or estimates.

   ii. Provide and explain each supporting work paper.

f. For all maps, include a map title, a north arrow, an accurate scale, a detailed legend, the source of the data, and the date the map was published, if applicable. Project overview maps should typically include:

   i. The outline and centroid of every major Project component;

   ii. The project area as defined by the Applicant; and

   iii. Boundaries of lots/parcels associated with the Project.

g. Geospatial data should be filed in common file formats such as GIS shapefiles (.shp), and in the projection and datum (e.g., NAD 1983 State Plane Massachusetts Mainland FIPS 2001 Feet) appropriate for Board review of the Project.

h. Submit each document in a searchable PDF file format, unless prior permission to submit in another form is obtained from the Presiding Officer. Other file types may be submitted, if appropriate (e.g., Excel, Word, PowerPoint files). However, a searchable PDF of such files is also required.

i. File names must include the exhibit number (which provides a recognizable abbreviation for the Applicant) and a brief descriptive phrase. For example, "Exh. GET-1 Initial Petition" ("GET" for "Grid-Enhancing Tech Company").

j. For each file consisting of 10 or more pages, add a table of contents (hyperlinked to the specific page) citing the related sections by page and section number.

2. Electronic and Hard Copy Filing

a. Pre-filing requirements in 980 CMR 16.00 for projects under §§ 69T & U require prospective Applicants to notify the Board no less than 45 days and no

more than 90 days prior to filing an Application.[5] Upon notification, Board staff will create a docket number(s) for the Application and enable posting for pre-filing materials.

b. Submit each document electronically to the Board through the Board's electronic filing system (e.g., the Department of Public Utilities' ("DPU") Electronic Fileroom). Each document submitted will be posted on the electronic filing system.[6]

c. The Board requires a minimum of one hard copy of the complete application filing for record and public viewing purpose. In addition, prior to submission of the application, the applicant must contact the Presiding Officer assigned to the proceeding to inquire if additional hard copies will be necessary, and, if so, how many.

II. REQUIRED COMPONENTS OF EFSB CONSOLIDATED PERMIT APPLICATION

The following sections provide an overview of the main components of an Application:

A. Completeness Determination Checklist

The Completeness Determination Checklist provides a means of confirming that the necessary components of an Application have been prepared and submitted. The Presiding Officer, with input from PEAs and Local Governments, will make a determination based on a review of the Application as to whether it satisfies the requirements for "Notice of Completeness." [See Attachment 2 TBD].

B. Draft Notice Templates

The Board requires the Applicant to distribute Notices of Public Comment Hearing and Adjudication by mail and other media to formally announce the submission of the Applicant's Project to the EFSB for review and upcoming public comment hearing(s). Such notices include information on how to participate in the public comment hearing and also in the proceeding, as well as an overview of the Project. Recent examples of notices, which generally conform a standard form, can be found on Board's website: EFSB/Siting Calendar | Mass.gov. (Click here

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[5] Pre-filing requirements for Consolidated State Permits (under § 69V) will follow the pre-filing requirements established by DOER for Consolidated Local Permits. See 980 CMR 16.00

[6] The Siting Board may create a new filing portal in coordination with DOER. The new portal would enable applicants to upload files directly, similar to existing Massachusetts Environmental Policy Act ("MEPA") and Massachusetts Department of Environmental Protection ("MassDEP") filing portals.

for a direct link to a notice.) [The Board may provide a template to assist Applicants in preparing a standard draft Notice with the Application -- TBD.]

C. Other State, Regional, and Local Permits and Approvals

This section of the Application will contain the specific documents required for the Board, permit enforcement agencies ("PEAs"), permit advisory agencies ("PAAs"), Local Government(s), and other stakeholders to evaluate the Applicant's request for Permits that are within the Board's authority to issue in an EFSB Consolidated Permit.[7]

For state permits, the Guidance relies on existing Permit application forms and filing requirements by the PEAs whose permits and approvals will be included in an EFSB Consolidated Permit, starting July 1, 2026. For the local components of Applications, the Board intends to rely extensively (but not exclusively) on DOER's SCEIF Application Form(s).[8] To the extent that zoning relief is sought by Applicants, the Board will allow Applicants to prepare their Applications, inclusive of the separately requested zoning exemptions.

The Board intends to align EFSB Consolidated Permit application requirements with DOER's Consolidated Local Permit regulations, to the greatest extent practicable. The EFSB will supplement and update this Guidance after DOER releases the details of its Consolidated Local Permit program and application(s).

D. Proposal and Analysis Sections ("P&A")

The purpose of the P&A Sections is to provide the depth and breadth of information required for an EFSB Construction Permit, as well as context supporting the inclusion of other Permits and approvals. Existing Applications to the Board have largely relied on using Applications from previous years as a basis. This Guidance is intended to explain and codify what has largely evolved over time through Siting Board precedent and practice. The Guidance establishes the minimum filing requirements, which may need to be supplemented by the Applicant, as appropriate.

In appearance, the P&A should closely resemble the type of information that the Board has previously received in Application or "Analysis" sections supporting petitions (filed under G.L. c. 164, §§ 69J, 69J¼) and Zoning Exemption requests (G.L. c. 40A, §3). The P&A would also contain similar material to past MEPA filings for Energy Facilities, i.e., Expanded Environmental Notification Forms, Draft Environmental Impact Reports, and Final

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7 M.G.L. c. 164, § 69G recognizes that certain federal permits may be delegated to specific state agencies, and therefore, it would not be permissible for issuance by the Siting Board in an EFSB Consolidated Permit.

8 M.G.L. c. 164, § 25A defines "Local Government" as a municipality or ***regional agency***, [emphasis added] including, but not limited to, the Cape Cod Commission and the Martha's Vineyard Commission. See St. 2024, c. 239, § 23.

Environmental Impact Reports. As good practice, Applicants are encouraged to meet with EFSB Staff prior to filing to clarify the scope and type of information required.

E. Zoning Exemptions

If applicable, the Applicant will describe all zoning exemptions that the Applicant asserts the Project would need in order to be constructed and operated, as summarized in Exhibit Y below:

Exhibit Y
Zoning Exemption Table

Zoning Provision from which Exemption is Requested	**Local Zoning Relief Required**	**Why Exemption is Required**

F. Fee Worksheet [TBD]

[The EFSB and DPU will issue updated EFSB fee regulations for the EFSB Consolidated Permit process. The Board will issue a fee schedule based on the forthcoming application fee regulations.]

G. Project Overview Presentation

Applicants are strongly encouraged to supplement the written Application materials with a short (approximately 5-minute) visual presentation of an overview of the Project (e.g., a video). The Applicant should also link the video on its Project website. The Board will post a link to the presentation in the DPU/EFSB Fileroom and on the EFSB's website for the Project.

The presentation should provide factual information, using neutral language avoiding a tone of "marketing advocacy" for the proposed Project, images of proposed Project sites/routes, and visual renderings that would aid interested members of the public in gaining an understanding of the Project. The presentation must be compatible with on-demand closed captioning, translated closed captioning, and other accessibility features. An illustrative Project video (produced by National Grid) for a transmission and distribution ("T&D") Project can be viewed at https://shorturl.at/Uj7OI.

III. OTHER STATE, REGIONAL AND LOCAL PERMITS REQUESTED

The following information and attachments shall be provided by Applicants for each

Permit and approval which would otherwise be required, absent an EFSB Consolidated Permit:

- Permit name;
- Permit type: state/regional/local;
- Permit Enforcement Agency ("PEA"), and the related permit program (e.g. "Wetlands Program");
- Application fee that would have otherwise applied to this type of facility, if submitted to the PEA;
- Permit Advisory Agency(s) ("PAA")[9] (if required by law or regulation);
- PEA statutory and regulatory authorities for Permit;
- Website (URLs) for PEA's Permit rules, forms, and general requirements and guidance;
- Completed Permit application form, i.e., the application for the permit that would normally be submitted to the State PEA, or to a Local Government per the DOER Consolidated Local Permit application requirements (or the actual local agency PEA forms, if not covered by the DOER Consolidated Local Permit application); and
- A proposed draft Permit for the Project, including all applicable EFSB, DOER and State Agency Standard Conditions, and any other site-specific conditions proposed by the Applicant. For State Permits, Applicants shall use the standard PEA permit format and include State Agency Standard Conditions; for local permit(s) use DOER's prescribed Permit format and DOER's Standard Conditions.[10] See Attachment 1: EFSB Standard Conditions.

The Applicant's proposed draft PEA permit(s) shall highlight all significant provisions that deviate from established PEA program requirements or normal permitting standards. All such deviations must be identified on the Permit Application form and summarized in the Draft Permit Deviation Summary Table (see example below):

Exhibit X
Application and Draft Permit Deviation Summary Table

Permit Name	Description of Deviation from Established PEA Permit Requirements and Permitting Standards	Citation to Application page (and hyperlink) where deviation occurs

[9] A PAA describes agencies that have a statutory or regulatory responsibility to advise a PEA during the usual review process for a particular permit.

[10] To facilitate the efficient review and adjudication of the Applicant's proposed permits, such forms must be submitted as editable text, in Microsoft Word, regardless of the PEA's normal permit issuance format (e.g., PDF, Excel, etc.).

IV. PROPOSAL & ANALYSIS: GENERAL SECTION

A. Executive Summary

Describe the proposed Project in a concise and clear narrative that uses plain English in the Executive Summary, which should include:

- Basic description of the Applicant's proposed Project, major components, locations, and surrounding community and land uses;
- Purpose of the proposed Project and intended energy/environmental benefits;
- Estimated Cost (for LCT&D and SCT&D only);
- Construction timing and key methods;
- Potential environmental, health, and safety impacts, and how the proposed Project avoids, minimizes, and mitigates them through use of Standard Conditions or Applicant-proposed site-specific conditions;
- Summary of Cumulative Impact Analysis (CIA) (if applicable), site suitability criteria scoring evaluation (if applicable), and related mitigation strategies; and
- Summary of pre-construction outreach plan and intended follow-on communication and engagement plan with community during construction and operational phases; sources of additional Project information (e.g., websites, hotlines, meetings, electronic filing systems.)

B. Application Overview

Provide the following listed information in the Application Overview:

1. Applicant Information

- Applicant's legal name;
- Applicant's mailing address, phone number, email address, Project webpage URL;
- A brief explanation of Applicant's type of business entity, including its date and location of formation and the name and address of any parent entities;
- Name of Applicant's representative, mailing address, phone number, email address (if different from Applicant company);
- Project owner(s) (if different from Applicant) and ownership percentages;
- If the facility is to be owned by a corporation, a copy of the charter of such corporation. If the facility is not to be owned by a corporation, a copy of the certificate or other documents of formation; and
- Project owner(s) mailing address, company webpage URL (if different from applicant).

2. Application Information

- Project name;
- Municipalities where Project would be located;
- Assigned EFSB docket number(s) for the application;
- Does the Application include a separate request for zoning exemptions? If so, provide the docket number;
- Project type (e.g., LCT&D, SCT&D, LCEG, SCEG, LCES, SCES);
- Status of Project design (percent completed);
- Proceeding Type (e.g., §§ 69T, 69U, or 69V);
- Has the Project, or any portion of it, been filed with the Board or the Department for siting/permitting approvals before?
- Have any projects on this site been filed with the Board or DPU before for any type of siting/permitting or other regulatory approvals? If yes, list the projects' EFSB/DPU docket number(s);
- List any related EFSB/DPU docket(s) that explicitly address the Project, including but not limited to, the following areas of review: planning, ratemaking, safety, operations, contract review, enforcement actions. If any such reviews have taken place as informal (non-docketed) matters, provide relevant summary details;
- List all federal permits and approvals required for the proposed Project. [Note: This question is for context only; the EFSB does not have authority to issue federal permits.] Provide the following for each such permit:
    - Permit name;
    - Permit Agency, and issuing program entity;
    - Statutory and regulatory authorities for permit issuance;
    - Status of the permit process;
    - Website URLs to permit agency's permit rules, forms, and general requirements and guidance; and
    - Website URLs for Project application(s) filed with federal agencies.

3. Project Description

Describe the Project in additional detail to the Executive Summary in the Project Description and include the following information:

- An overview of the proposed facility including a brief description of size, ratings, purpose, location, and expected use;.

- General description of the community where the facility would be located (e.g., land use, population);
- The major components of the CEIF, which may include, but is not limited to: conductors, structures/towers/containers, insulators, splice vaults, transition vaults, interconnection facilities, substations and switching stations, inverters, converter stations, collection lines, access roads, laydown areas, stormwater facilities, parking and vehicle access points, administrative, maintenance and control facilities, and any other related on-site facilities and equipment;
- Estimated Cost (only required for LCT&D and SCT&D Facilities -- other than generator interconnection lines);
- General Project construction methods, including the following:
    - Construction phases;
    - Construction methods;
    - Construction crews;
    - Staging areas and material delivery procedures; and
    - Any other details necessary for the Board review of Project construction, including a Construction Management Plan.
- A Gantt Chart showing the timing and duration of the entire Project and of stages of construction;
- Identification and discussion of any site-specific adverse environmental impacts of the proposed Project and the manner in which the Applicant has proposed these impacts would be avoided, minimized, or mitigated by the EFSB and DOER's Standard Conditions, the Applicant's proposed site-specific mitigation, design improvements, Project and/or site alternatives, or community benefit plans or agreements;
- Append the following, or include as figures as appropriate:
    - Area Locus Map (or United States Geological Survey) Quadrangle Map with Project and Project Area delineated;
    - Map of the Project Area as defined by the Applicant;
    - Site plans, including general construction plans and elevation view drawings;
    - Design and technical drawings;
    - Transmission and distribution system diagrams/maps of the existing electric system in the Project Area, including other projects in development; and
    - Visual simulations, before and after construction, from key vantage points of greatest visibility.

4. Project Site

Describe all land (e.g., properties, parcels, lots, easements) involved in the Project, including the following:

- The proposed location of the Project facility, including proposed electric collection and transmission lines and interconnections, as well as ancillary features located on the facility site such as roads, railroads, switchyards, energy storage or regulation facilities, substations and similar facilities;
- General dimensions including area in acres or square feet
- A description of the maximum height of transmission and distribution structures, substations, solar panels, wind turbines, storage tanks, energy storage facilities, and associated electrical equipment;
- The proposed limits of clearing and disturbance for construction of all facility components and ancillary features including laydown yards and temporary staging or storage areas;
- Existing land ownership, including whether ownership is private, public, tribal, conservation-based, and/or other;
- Proposed land ownership status (e.g., would the Applicant own the land);
- Identify any financial assistance or land transfer from an agency of the Commonwealth, including the agency name and the amount of funding or land area in acres;
- The location of noise-emitting facilities during operation, such as inverters and transformers, including the distance to occupied structures, property lines, and public rights-of-way;
- A map using satellite imagery (or aerial photograph) with depictions of planned facilities, fences, roads, occupied buildings, and planned screening, landscaping, and vegetative cover;
- The proposed location of any off-site utility interconnections, including all electric transmission lines, communications lines, stormwater drainage lines connecting to and servicing the site of the facility;
- Output report from Resilience Massachusetts Action Team ("RMAT") Climate Resilience Design Standards Tool.

5. Surrounding Area

Describe the general characteristics of the area surrounding the Project (within at least one-half mile of the proposed facilities) and using maps and related geospatial data where appropriate. The Application description should include the following information:

- Geophysical, environmental, cultural resource, land use, and other constraints impacting facility design and layout within the Project area. Constraints shall include but are not limited to: state protected wetlands and waterbodies, lands used in

agricultural production, prime agricultural soils, environmentally sensitive areas (e.g., threatened or endangered species locations, archaeologically sensitive areas), required setbacks;

- State, regional, county, and municipal boundaries;
- Adjacent neighborhoods and the populations residing therein;
- Recreation and conservation areas;
- Major institutions, landmarks, and facilities;
- Waterbodies and other notable topographical features; and
- Major overhead and underground energy facility infrastructure, including transmission lines, electrical stations, generation facilities, energy storage facilities, gas pipelines, telecommunications, and water/sewer facilities.

V. PROPOSAL & ANALYSIS: CONSULTATION AND COMMUNITY ENGAGEMENT

A. Community Demographic Information

Describe the following language and demographic information for the community or communities affected by the Project, including the following information:

- Pursuant to the Siting Board's most current Language Access Plan ("LAP"): Identify the presence of any Census Block Groups within designated geographic areas[11] of the Project's boundaries in which five percent or more of the population reports speaking a specific non-English language and also indicate that they "speak English less than very well" ("Limited English Proficiency" or "LEP"); identity each Census Block Group that meets this population threshold, and the relevant languages in each Census Block Group;
- Presumptive translation and interpretation required by the Siting Board LAP;
- Unfairly Burdened Areas ("UBA") within the Specific Geographic Area of the Project for CIA purposes [The Board in the process of drafting regulations for application of CIA for EFSB-jurisdictional CEIF under 980 CMR 15.00].

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[11] The current designated geographic area varies according to project type, as follows: (a) one quarter mile from the boundaries (such as edges of rights-of-way) of linear projects or linear project components that are not site-specific and lack a single point address, such as transmission lines and gas pipelines; and (b) one mile from the boundary of projects and project components for electrical switching stations, substations, pipeline meter stations, gas regulators, electric generating facilities, gas storage facilities, energy storage systems, or gas compressor stations. The Applicant should ensure that it is using the designated geographic area from the most current LAP.

B. Pre-Filing Consultation and Community Engagement

Provide an affidavit and documentation of compliance pursuant to 980 CMR 16.00 and provide a summary of pre-filing consultation and community engagement conducted. Describe the Applicants past and ongoing efforts towards establishing a Community Benefits Plan or Community Benefits Agreement with stakeholders in the affected communities.

C. Community Outreach Plan

This section details how Applicants should develop communication and engagement plans ("Community Outreach Plan" or "COP") for construction and operation phases of the Project, for inclusion in EFSB Consolidated Permit Applications.

The COP should use plain language, and include:

1. Notification Component

- Notice sent via email, U.S. mail, or hand-delivered flyers or door hangers to abutters and other stakeholders regarding advance notice of scheduled construction activities in affected neighborhoods, including: (1) the scheduled start, duration, and hours of construction in particular areas; (2) the methods of construction that will be used in particular areas (including any use of nighttime construction); and (3) anticipated traffic lane and street closures and detours, as well as special deliveries such as involving outsized equipment or components;
- Translations into appropriate languages for the Project area, consistent with the Siting Board's most recent LAP provisions for presumptive language services;
- Outreach protocols to sensitive receptors of upcoming construction; and
- Work area signage.

2. Communication Component

- Project representative contact information;
- Creation of webpages displaying Project information;
- Creation of a telephone hotline, email address, and point of contact for public inquiries and complaints and a protocol to respond to complaints in a timely manner;
- Regular email updates to municipal officials and email lists; and
- Opportunity to sign up for updates via the Applicant's Project website.

3. Coordination Component

The Applicant is expected to coordinate with stakeholders, including abutters, municipal officials, community groups, and property owners regarding:

- Development of the COP; and

  Discussion of upcoming construction activities prior to each major construction stage, including: (1) those that would create significant acute impacts on or affect access to stakeholders' properties, including traffic lane and street closures and detours; and (2) planned or unplanned construction activities that would occur outside of regular work hours, including during nighttime, weekends, and public holidays.

VI. PROPOSAL & ANALYSIS: PROJECT NEED (FOR LCT&D AND SCT&D)

A. Basis of Need

- Describe the basis of need for the Project and provide supporting documentation;
- Identify transmission and/or distribution system reliability issues (including due to system planning criteria from NERC, NPCC, ISO-NE, etc., or environmental risk to system infrastructure);
- Provide Project area load projections by substation
- Describe asset condition improvement or modernization needs (e.g., damage to electric line structures, cable, obsolescence, outdated specifications);
- Describe performance improvement/economic benefit objectives of the Project supporting need;
- Describe interconnection need for generation or energy storage facilities; and
- Other state policies that support Project need.

B. System Background Conditions

Describe system background conditions, including:

- The Project Area's electric system topology, including: transmission and major distribution lines, generation/storage sources and expected retirements, substations, customer energy requirements served, and particular concerns to critical infrastructure or vulnerable populations;
- If applicable, any electrical load pocket(s) in the electric system which require relief.
- Information about whether the Project facilities would be part of a regional transmission system (e.g., pool transmission facilities, "PTF") or local transmission (non-PTF);
- The nameplate capacities and long-term emergency ("LTE") ratings of transformers, the firm capacity for substations, and the N-1 and N-1-1 contingency scenarios and timelines for potential overloads; and
- If applicable, equipment performance concerns or recurring line outage history.

C. Load Forecast Studies

If the Project need is based on ISO New England ("ISO-NE") system studies, or any other load forecast studies, provide said studies. Other relevant studies (such as Electric Sector Modernization Plans (ESMPs), or Long Term System Planning Program studies) may also be provided (or referenced) to demonstrate Project need.

- If the Project need is based on existing or forecasted demand for interconnection of CEIF, describe the interconnecting facility and current interconnection queue related to the Project.
- If Project need is based on a load projection, provide a reviewable, appropriate, and reliable load forecast or forecasts. Such forecasts:
    - Are based on accurate historical information and reasonable statistical projection methods, which should include an adequate consideration of conservation and load management;
    - Include a full description of the load forecast methodology, including the relevant standards, and expected accuracy levels; and
    - Address significant trends including: energy efficiency, clean energy generation, energy storage, and electrification of buildings and transportation uses, and provide relevant breakdowns of these sub-categories of demand.

D. State Policies

If Project need is related to implementation of state policies, the identify the policies (e.g., policy documents, statutes, regulations, rulings, orders and decisions) and describe how they influence Project need.

E. Consequences of "No Build"

Regardless of the asserted basis of Project need, describe the consequences of leaving the existing T&D system as is. Relevant considerations include:

- System failures (e.g., areas/number of customers affected, anticipated time to restore service, damage to the system, economic/public health/safety consequences of outages);
- Non-compliance with state policies, and established reliability standards; and
- Whether any stopgap improvements, and/or operational measures could defer the need, and if so, for how long and at what cost/impact.

VII. PROPOSAL & ANALYSIS: DESCRIPTION OF ENERGY BENEFITS

- For LCT&D and SCT&D applications, describe any additional benefits the Project would provide in addition to the Project need identified in the section above and append any supporting studies or calculations.
- For LCEG, LCES, SCEG and SCES applications, describe any energy benefits the Project would provide, in the following context:
    - In light of the Siting Board's goal to "provide a reliable, resilient and clean supply of energy" energy benefits could include, but are not limited to:
        - Enhancing energy system reliability;
        - Meeting future energy load projections;
        - Achieving state policy goals such as the Massachusetts' Climate Goals;
        - Offering financial savings or stability to customer or wholesale market energy costs; and
        - Expanding energy access or service quality to underserved communities.
    - Specify to whom the benefits would be provided (e.g., the ISO-NE region, the Commonwealth, the affected municipalities, specific ratepayers, Project partners, etc.).
    - Append any supporting studies or calculations.

VIII. PROPOSAL & ANALYSIS: PROJECT ALTERNATIVES (FOR LCT&D AND SCT&D)

For LCT&D and SCT&D Projects:

- Describe how the Applicant has considered or implemented alternative approaches to meet the identified Project need, including but not limited to the following:
    - Advanced transmission technologies;
    - Grid enhancement technologies;
    - Non-wires alternatives, such as energy storage, distributed energy resources, etc.
    - Alternative methods of transmitting or storing energy, including distribution system solution alternatives;
    - Alternative sources of power;
    - A reduction of demand requirements through load management; and
    - Other alternatives to avoid or minimize expenditures.
- Provide a comparison of the above Project alternatives with the Project in terms of ability to meet the identified Project need; cost (both capital and net present value ("NPV") of capital and operating costs); energy benefits and other co-benefits;

environmental impacts; reliability; feasibility; other state policy considerations, such as Environmental Justice or CIA; and Project management considerations;

- Describe whether, on balance, the proposed Project is superior to the alternative approaches identified; and
- Append any supporting studies or calculations.

IX. PROPOSAL & ANALYSIS: ROUTE SELECTION AND SITE SELECTION (FOR LCT&D AND SCT&D)

The Board's statutes do not impose the same requirements on clean T&D facilities (small or large) as compared with clean generation/energy storage facilities for the Siting Board's evaluation of site and Project alternatives. For clean T& D facilities [under both M.G.L. c. 164 §§ 69 T and U], the Applicant must provide "a description of the alternatives to the large [and small] clean transmission and distribution infrastructure facility, including siting and Project alternatives to avoid or minimize or, if impacts cannot be avoided or minimized, mitigate impacts."

Regarding clean energy storage and clean generation facilities, the Applicant must provide "a description of the Project site selection process and alternatives analysis used in choosing the location of the proposed large [or small] clean energy generation facility or large clean energy storage facility to avoid or minimize or, if impacts cannot be avoided or minimized, mitigate impacts." Unlike the requirements for LCT&D or SCT&D projects, the Board's statute does not specifically mandate "siting and project alternatives" for clean energy storage and generation facilities.[12]

A. Route/Site Selection

The route/site selection process involves the following steps in EFSB proceedings:

- T & D project route/site selection often revolve around connecting existing, upgraded, or new substations or switching stations to other such substations (or switching stations) to address identified system needs. This is generally the starting point for analysis of transmission line routing options;
- Where new substations/switching station locations are required, Applicants should identify relevant factors for consideration of potential sites, such as ownership status, local zoning, community input, engineering and planning considerations, constructability, environmental impacts, site security, and cost;

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[12] The statutory language for clean generation and energy storage facilities is similar to the language for legacy generation facilities contained in M.G.L. c. 164, § 69J¼ that imposes only a ***descriptive*** requirement on the applicant regarding its site selection. In contrast, the Site Suitability Criteria, established by EEA, are specifically intended to help guide the proponent's selection of sites for clean generation and clean energy storage facilities, and not be limited to an after-the-fact "descriptive" use. The Siting Board is required to develop standards for applying the site suitability criteria.

- The Applicant should also identify the objectives for route selection for the T&D line. Such factors may include environmental impact avoidance, minimization and mitigation to built and natural environments, constructability constraints, reliability, and cost, among others;
- The Applicant must describe geographical diversity among the proposed routes/sites and the alternatives considered for the Project. The Applicant should evaluate geographical diversity as a function of land use, vegetation cover, population density, presence or proximity to sensitive receptors, archeological and historical resources, pollutant sources and regulated contaminated sites, water resource areas, existing public roads and utility corridors, cost, and reliability considerations. In general, the applicant must establish that it identified at least two noticed sites or routes with some measure of geographic diversity.[13];
- Consideration of CIA – the Siting Board is required to evaluate cumulative impacts for all jurisdictional energy facilities. The Siting Board is proposing a route/site scoring system that integrates CIA factors into the evaluations; See 980 CMR 15.00; and
- EEA's Site Suitability Criteria apply to T&D facilities, but only those in newly established public rights of way.

B. Superior Route/Site Not Overlooked

The Applicant must establish that it developed and applied a reasonable set of criteria for identifying and evaluating alternative routes/sites in a manner that ensures that it has not overlooked or eliminated any routes/sites that, on balance, are clearly superior to the proposed route/site. The following steps describe a method, based on precedent, to achieve this objective:

- Identification of a Project Study Area: defines the geographic boundaries of where facilities could be located that would serve the identified Project need, and provide a wide range of siting options to consider;
- Development of Universe of Routes: this step involves considering many possible routing options between two or more points (such as substations) that offer geographic diversity, and a wide variety of route characteristics such as distance, environmental impacts, construction challenges, community factors, cost, and reliability. In urban areas, the number of routing possibilities can be quite large, and

[13] Given that the designation of a noticed alternative route: (a) is not required by statute; (b) necessitates that a project proponent expend significant funds in both developing and supporting a noticed alternative route; and (c) has the potential to raise concern unnecessarily among potential abutters and others in the affected communities, the Siting Board has indicated that a noticed alternative route may not be warranted in all cases. See e.g., Mid-Cape Main Replacement Project, EFSB 16-01, at 21 (2016).

various screening procedures can be used to down select to the more promising candidates;

- Identification of Candidate Routes: This step reflects screening the Universe of Route, to a more manageable number of promising candidates. In this step, Applicants will typically consider early stakeholder input, and conduct pre-filing meetings with local and state regulatory agencies, and elected officials. Screening procedures include desktop and GIS analysis, document and plan review, site reconnaissance, general constructability assessments, cost considerations, deed research/property rights evaluations, evaluation of the presence of wetlands/waterways, traffic analyses, and a review of active and future planned developments;
- Route Scoring: Environmental, Constructability, and CIA;
- Cost Analysis: A more detailed comparison of estimated cost for the Candidate Routes;
- Reliability Analysis: A more detailed evaluation of any differences in reliability of the T&D infrastructure related to the routing characteristics;
- Selection of a Preferred Route and Noticed Alternative Route: This final winnowing results in two remaining route choices for final evaluation based on relevant factors such as environmental impacts, reliability, cost, and cumulative impact considerations; and
- Pre-Filing Engagement and Consultations: As part of 980 CMR 16.00, there should be an abundant amount of information about the process and substance of communications between the applicant and the host community, its stakeholders, elected officials, and state and local agency representatives. The Siting Board has found that contemporaneous meeting minutes are of great value in its review process. Applicants should share these minutes with meeting participants to ensure their accuracy.

X. PROPOSAL & ANALYSIS: SITE SUITABILITY CRITERIA (ALL CEIF)

A. General Requirements

In 980 CMR 15.00 the Siting Board is establishing standards for applying Site Suitability Criteria developed by EEA. The Siting Board was directed "to evaluate the social and environmental impacts of proposed clean energy infrastructure project sites include a mitigation hierarchy to be applied during the permitting process to avoid or minimize or, if impacts cannot be avoided or minimized, mitigate impacts of siting on the environment, people and goals and objectives of the commonwealth for climate mitigation, carbon storage and sequestration, resilience, biodiversity and protection of natural and working lands to the extent practicable." With respect to LCT&D and SCT&D, the applicability of the Site Suitability Criteria is limited to clean T&D facilities in "newly established public rights of way." M.G.L. c. 164, § 21A.

B. Applicant Instructions

ALL CEIF Applicants must:

- Use the Site Suitability Criteria established by EEA to evaluate proposed sites and routes, as applicable. In the case of proposed clean T&D facilities that are not in "newly established public rights of way" there is no required evaluation for such facilities using the Site Suitability Criteria in such locations; and
- Include a report summarizing an analysis of candidate routes and sites using the Site Suitability Criteria, and explain how, and to what degree, the Site Suitability Criteria influenced the Applicant's selection of a preferred route/site versus alternative locations. Include a narrative on the how the Site Suitability Criteria guided the Applicant's Project development approach in terms of avoiding, minimizing, and mitigating impact on the environment and people to the greatest extent possible.

XI. PROPOSAL & ANALYSIS: ENVIRONMENTAL IMPACTS

A. Land Use and Land-Based Resources

1. Project Locus

Provide a detailed description of the Project locus (reference above sections on Project Description, Project Site, and Surrounding Area, as necessary), including:

- All zoning designations applicable to Project property (e.g., districts, overlays) and corresponding compliance criteria (e.g., permitted uses; dimensional, setback, parking, open space requirements);
- The topography of the Project site(s) and surrounding area(s); and
- A qualitative description of the general character (e.g., urban, rural, industrial) of the surrounding land uses and describe any anticipated challenges with integrating the Project accordingly. Specify any anticipated physical alteration(s) to surrounding land uses from Project construction, operations, or decommissioning, and how such alterations would contribute to the above challenges, if applicable.

2. Terrestrial Ecology

- Describe the Project's consistency with municipal or state land use planning documents and studies regarding: (1) economic development objectives; (2) adequacy of infrastructure; (3) open space impacts; (4) compatibility with adjacent land uses.
- Provide maps specifying the location and extent of any ecologically significant resource areas, e.g., areas of critical environmental concern (ACECs). For such areas, specify the delineation methodology (e.g., field delineation, mapping records, use of MassGIS data layers).

- Describe the terrestrial ecology within and surrounding the Project site(s).
- Provide a description of vegetation cover, and how vegetation is integrated with other defining topographical features – built and natural;
- Describe any anticipated adverse ecological impacts of the Project (e.g., vegetation loss, soil destabilization, habitat (including rare species) destruction, and biodiversity loss);
- Describe the following features of the Project site and surrounding area, as applicable:
    - Agricultural uses at present or past 5 years
    - Active forestry use
    - Article 97 land
    - Conservation restrictions, preservation restrictions, agricultural preservation restrictions, or watershed preservation restrictions
- If applicable, describe any impervious surface increase and resultant impact(s) on urban heat island conditions; anticipated impacts on public shade trees;
- Describe mitigation, best practices, or regulatory requirements (e.g., public shade tree requirements, avoidance of sensitive areas, establishment or continuation of wildlife corridors, preservation, rehabilitation, or generation of vegetation or other ecological features); and
- Describe consultations to date and anticipated with the Massachusetts Historical Commission ("MHC") and Natural Heritage and Endangered Species Program ("NHESP"), respectively.

B. <u>Rare Species</u>

- Discuss presence of both common and rare species (including migratory species); overall biodiversity; ecological stressors, e.g., human activity, threats to habitat connectivity, disease prevalence, and presence of invasive species; and recent ecological history;
- Describe whether the Project site includes Estimated and/or Priority Habitat of State-Listed Rare Species? If so, specify.
- Does the Project site fall within mapped rare species habitat in the current Massachusetts Natural Heritage Atlas? If so, provide the relevant page(s); and
- Describe any past or intended future consultations with the Massachusetts Natural Heritage and Endangered Species Program (NHESP) regarding the Project.

C. Historical/Archeological Resources

- Does the project site include any structure, site or district listed in the State Register of Historic Place or the inventory of Historic and Archaeological Assets of the Commonwealth? If so, does the Project involve any demolition or destruction of any listed resources?
- Provide an unanticipated archaeological discoveries plan. The plan should outline procedures to be followed in the event of an unanticipated discovery of archaeological resources or human remains during construction activities for the project.

D. Water Resources and Aquatic Ecology

1. Water Use and Wastewater

- Describe the Project's water use and wastewater generation. Describe the water source and disposal method of wastewater. Describe any designated classification to the water use (e.g., portable water, reclaimed water) and wastewater (e.g., sanitary, industrial); and
- If the water source is municipal or regional supply, and/or would discharge to a wastewater facility, describe the total capacity of such water supply and/or wastewater facility. Describe the impact of the Project's water use and wastewater generation on such water supply and/or wastewater facility. If the water source and/or disposal method are something else, describe the impact and mitigation in the appropriate sub-sections below.

2. Description of Water Resources

- Using maps and tables, describe the occurrence, location, and acreage, of the following surface water resources within or near the Project. Describe the delineation methodology of the water resources in both lists, including, but not limited to, the use of MassGIS data layers, mapping records, and field delineations. Provide the total sum of these areas by type in a table.
    - Surface watercourses, including but not limited to stream, rivers, ponds, and lakes;
    - Public waterways or tidelands;
    - Waters of the United States;
    - Outstanding Resource Water ("ORW");
    - Wild and Scenic River;
    - Jurisdictional federal, state, and locally regulated wetlands and adjacent areas (e.g., wetland buffers and setbacks);
    - Vernal pools;

  - Other local water resources conservation and protection zoning districts or overlays;
  - Coastal water resource areas, including Land Subject to Coastal Sorm Flowage ("LSCSF") and Bordering Land Subject to Flooding ("BLSF");
  - Currently impaired water, specify by pollutants; and
  - Any other jurisdictional waters and resource areas.
- Using maps and tables, describe the occurrence location of the following subsurface water resources within or near the Project. Describe the delineation methodology of the water resources in both lists, which could include, but is not limited to, the use of MassGIS data layers, mapping records, and field delineations. Provide the total sum of these areas by type in a table.
  - Notable underground aquifers, especially those used as public water sources;
  - Public water wellheads and protection areas;
  - Major water discharge and drainage outfalls;
  - Private water wells and protection areas; and
  - Private septic systems including leech fields.

3. Water Discharges and Impacts on Water Quality

- For any water discharge not to a wastewater facility, describe the purpose, amount, and timing of the discharges, as well as any pollutants involved;
- Describe any proposed dewatering operations in the Project (e.g., necessary for Project construction), associated impacts on water quality, and corresponding mitigation;
- Describe any changes that the Project would make to stormwater runoff and erosion at the Project site, and potential impacts on surrounding properties and waters based on Massachusetts Stormwater Handbook; and
- Describe any proposed mitigation, including the stormwater infrastructure. These descriptions may be presented and discussed in the context of a Stormwater Management and Erosion Control Plan.

4. Water Withdrawal and Extraction

- Describe any proposed water withdrawal and extraction for the Project from surface water or groundwater, including the purpose, amount, and timing of the withdrawals; and
- Describe the impacts that the proposed water withdrawal and extraction would have on the source waters, including any impacts that would lead to depletion of water resources, and/or impairment of water quality and classified water use.

5. Wetlands and Waterbodies

- Describe the method(s) used to identify wetland presence and boundaries within the project area (i.e. wetland field delineation, wetland field determination, desktop review, etc.).
- If desktop review was the only method used to identify the presence of wetlands, state if any areas will be field-verified (and when).
- Discuss the existing functional values of the wetland present. Functional values include but are not limited to floristic diversity, fish and wildlife habitat, flood storage, water quality, groundwater discharge and recharge, public use, etc. Discuss how the project may impact existing functional values of wetlands.
- Describe any direct impacts such as alterations and impediments, including dredging, that the Project would have on any waterbodies, including but not limited to watercourses, wetlands, and the ocean. Describe areas of waterbodies where the Project would affect, as grouped in the following categories:
    - Wetlands and their resource areas and adjacent areas;
    - Surface watercourses, including but not limited to streams, rivers, ponds, and lakes;
    - Coastal areas including tidelands;
    - The ocean including federal and state waters and the Outer Continental Shelf ("OCS");
    - Estimate the extent and type of impact that the project will have on wetland resources, and indicate whether the impacts are temporary or permanent. If proposing any offsite mitigation such as enhancement to existing wetlands, replication of wetlands, and a mitigation fund, provide the details including the mitigation location(s).
- Provide the methods to be used for avoiding, minimizing, and mitigating construction impacts in and near wetlands. This discussion should include, but is not limited to, how wetland impact was first avoided then minimized by shifting the project boundary, relocating structures and/or fill outside of wetland, minimizing construction ROW through wetland, by installation methods (i.e. directional bore versus open-cut trenching, soil segregation during trenching, etc.), equipment crossing methods (i.e. use of construction matting, frozen ground conditions, etc.), sediment and erosion controls, invasive species protocols for equipment, etc.

6. Underwater Archeological Resources

For projects that have components that are located underwater or offshore, provide the following:

- Describe underwater archaeological resources at or near the Project site, by type if applicable; and
- Provide a summary of and attach to the Application any relevant archeological surveys and studies.

7. Aquatic Ecology

- Describe the aquatic ecology within and near the Project, including the type of aquatic ecosystems, presence of both common and rare wildlife, overall biodiversity, recent ecological history if applicable, and ecological health (e.g., degradation from human activities, habitat connectivity, and invasive species);
- Provide maps and sums of these areas by types in a table:
    - Rare wetland wildlife habitat;
    - Wild and Scenic River;
    - Marine protected areas, including ocean sanctuaries, wildlife refuges, and estuarine research reserves; and
    - Waterbodies with the presence of fish runs and shell fishing, if not covered above.
- Describe impacts associated with the Project on the following, and corresponding mitigation:
    - General health and condition of the aquatic ecology;
    - Ecological health of resource areas such as tidelands;
    - Rare species and habitat including migratory species with a local presence, by species;
    - Habitat connectivity (e.g., fragmentation of habitats);
    - Fishery; and
    - Wildlife-based recreation.

E. Transportation

1. Disruption and Congestion of Road and Rail Corridors

- Describe transportation corridors in the Project vicinity with maps and information gathered from MassGIS data layers, aerial photography, field reconnaissance, mapping records, traffic data collection etc.;
- Describe the MassDOT classification of roads or rail (i.e. Limited Access Highway, Multi- Lane Highway, Major Road, and Minor Street), and any other characteristics pertinent to the analysis of impacts on transportation (e.g., road width, number, and direction of lanes; on-street parking; dedicated bike lanes; sidewalks; and

- Include any traffic studies and traffic management plans as required by applicable permits.
- Provide a description of the pre-construction adjacent roadways' characteristics in the vicinity of the proposed Project facility including:
    - Existing data on vehicle traffic and accidents on surrounding roads;
    - A review of non-rail transit facilities and routes, including areas of school bus service;
    - Access routes to and from the facility site for police, fire, ambulance and other emergency vehicles; and
    - Available load bearing and structural rating information for construction equipment to access Project (including bridges and culverts).
- Provide for each major phase of construction, and for the operation phase, an estimate of the number and frequency of vehicle trips, including an estimation of daily trips (identifying whether trips will occur during day or night) by size, weight and type of vehicle;
- Provide for major cut or fill activity (spoil removal or deposition at the facility site and affected interconnection areas), a separate estimate of the number and frequency of vehicle trips, including time of day and day of week arrival and departure distribution. Describe approach and departure routes, by size, weight and type of vehicle;
- Identify approach and departure routes to and from the facility site for construction workers and employees of the facility;
- Specify expected road closures and timelines as well as alternative routes; and
- Describe overlap with other construction projects in proximity including but not limited to municipal public works departments and MassDOT.

2. Public Transportation.

- Describe nearby public transportation operations and public access. Provide assurance that entrances and exits remain accessible for transit stations, including for bus routes and stops; and
- Discuss company initiatives to encourage or provide shuttling, carpooling, or public transportation options for employees.

3. Cyclists and Pedestrians

- During construction, describe if the Project would result in restricted access to cyclists and pedestrians; and
- Highlight any co-benefits of the Project for pedestrian or bicycle infrastructure.

4. Parking

- Describe the Project's parking demand and supply, during Project construction and post-construction operation;
- Describe any temporary parking to be used in relation to the Project. Include parking requirements as applicable based; and
- Describe disruption to both on-street and off-street parking during Project construction.

5. Marine Traffic and Navigation

- Provide any U.S. Coast Guard authorizations as necessary including proposed private aid to navigation (e.g., buoys);
- Describe any use of watercrafts for the Project, including any expected bulk or large items to be delivered by barge or specialty vessel; and
- Provide for each major phase of construction, and for the operation phase, an estimate of the number and frequency of vessel trips (identifying whether trips will occur during day or night) by size, weight and type of vehicle.

6. Air Traffic

- Describe use of aircrafts during the Project, such as construction using helicopters;
- Describe any Federal Aviation Agency ("FAA") regulations or guidelines that must be adhered to such as a notice of proposed construction to the administrator of the FAA; and
- Include impacts on military training and operations in the national airspace system and special use airspace designated by the FAA.

F. Air Quality

1. General Requirements

- Describe air quality impacts and compliance with air quality requirements with respect to sensitive receptors and disproportionately burdened populations in the Project area;
- As part of a Construction Management Plan on the Project, provide
    - Baseline characterization of existing air quality with information on types of existing pollutants, existing concentrations of pollutants and their sources; and
    - Air Quality Modeling based on federal and state recommended modeling approaches, if required by MassDEP or other regulatory authorities;

- Describe conformance with the National Ambient Air Quality Standards ("NAAQS") during the construction and operations phases, as applicable;

- Describe whether the Project is required to perform a MassDEP CIA for air emissions (per 310 CMR 7.02(14)).; and

  Describe fugitive dust level monitoring and mitigation including but not be limited to onsite dust control measures such as installing stabilized construction entrances/exits (using stone aprons, tracking pads etc.) at road access points to reduce tracking of soil onto public roadways or adjacent properties, limiting the amount of bare soil exposed at one time, watering, surface roughening, wind barriers and covers to suppress dust generation during construction as well as precautions during transport/ handling of construction materials, land infills and such that can cause fugitive dust impacts.

2. Standard Mitigation Measures

For onshore construction, wherever applicable:

- Describe how the Project meets applicable regulations and air quality operational requirements including but not limited to:
  - MassDEP Air Quality Regulations at 310 CMR 7.10 (1), Air Quality Approval Plan and 310 CMR 7.72, Sulfur Hexafluoride Emissions from Gas-Insulated Switchgear;
  - The state's anti-idling law during the construction phase of the Project, including the installation of on-site anti-idling signage;
  - The state's requirements of the Clean Construction Equipment Initiative requirements aimed at reducing air emissions from diesel-powered construction equipment;
  - U.S. Environmental Protection Agency's ("EPA") Tier 4 emission requirements;
  - New Source Performance Standards and National Emission Standards for Hazardous Air Pollutants (NESHAPS); and.
  - The Dust Control measures outlined in the Massachusetts Erosion and Sediment Control Guidelines for Urban and Suburban Areas: A Guide for Planners, Designers, and Municipal Officials for soil stockpile management.; Offshore Construction Related

For offshore construction impacts, wherever applicable:

- Describe any Bureau of Ocean Energy Management ("BOEM") and the Outer Continental Shelf ("OCS") air permit requirements that apply to the Project;
- For OCS sources, describe how the Project complies with the New Source Performance Standards and the National Emissions Standards for Hazardous Air;

- Describe the choice of emissions estimation method used that prioritizes the use of BOEM and US EPA recommended methods; and
- Describe how the Project would comply with requirements on Annex VI of the International Maritime Organization's International Convention for the Prevention of Pollution from Ships ("MARPOL") treaty requirements.

G. Climate Mitigation and Resiliency

1. Greenhouse Gas Emissions

- Provide a greenhouse gas inventory of the Project utilizing the MEPA Greenhouse Gas Protocol or other analysis framework, including direct and indirect emissions sources where applicable based on technology;
- Describe any steps taken to minimize emissions sources compared to 1990 standards specific to the construction and operation of the Project. Describe any mitigation techniques through measures such as carbon offsetting or sequestration. The Applicant may describe and credit any greenhouse gas emission mitigated against Project alternatives, including the no-built alternative, as mitigation; and
- Given the inventory and mitigation above, describe how the applicant has considered foreseeable long-term climate change impacts, including additional greenhouse gas or other pollutant emissions known to have negative health impacts, predicted sea level rise, flooding and any other disproportionate adverse effects on communities on a specific geographical area / within or near the Project area.

2. Climate Resiliency

- Provide climate vulnerabilities of the Project, or lack thereof, including vulnerabilities from projected sea level rise, extreme temperature, humidity, flooding, severe weather events, wildfires, and other climate-related hazards in the Project area. Utilize state and federal geospatial data from the RMAT Climate Resilience Design Standards Tool, the NOAA Climate Mapping for Resilience and Adaptation ("CMRA") tool, or similar;
    - Consider high (RCP 8.5) and low (RCP 4.5) emissions climate change scenarios in the assessment of vulnerabilities if utilizing the CMRA tool;
    - Include relevant figures, maps, and metrics outlining the site-specific risks extending to at least 2070;
- Provide a risk assessment for the Project as a whole and major components of the Project. Describe any proposed adaptation techniques to address the aforementioned vulnerabilities, if relevant, and the timeline for implementation.
- Has the project taken measures to adapt to climate change for all of the climate parameters analyzed in the RMAT Climate Resilience Design Standards Tool (sea

level rise/storm surge, extreme precipitation (urban or riverine flooding), extreme heat)?

H. Public Health, Safety and Security

- Describe how the Project would comply with all applicable public health and safety regulations, standards and codes at the federal, state, regional, and local levels during the site development, design, construction, and operation phases of the Project;

- Describe all applicable performance testing standards, performance testing results, and risks associated with the energy transmission, generation, and storage technologies on a Project and how the choice of technologies minimizes performance risks, promotes and maintains public safety;

- Provide a roadmap for engagement with the local planning department, fire department, advisory bodies, and first responders to understand their safety needs, inform them, and receive timely local input on the design and construction phases of the Project (e.g., as part of the COP). This plan must also describe public health and safety education as well as training opportunities the Applicant will provide to ensure safe construction and operations.

1. Design and Construction Safety

- Provide all building codes, technical performance and safety standards as well as structural design standards that apply to the Project in its site development, design, construction, and operation phases;

- Describe how the proposed Project would be in conformance to these codes, regulations, and standards to promote and maintain public safety; and

- Describe how the choice of construction sites/ routes, staging areas, construction schedules/ constructions hours would avoid or minimize public inconvenience and ensure public safety during and outside construction hours.

2. Public Health

- Provide all applicable public health policies and programs at the federal, state, regional, and local levels and describe how the Project would conform to them; and
- Describe public health concerns that already exist in the Project area and describe how the Project will alleviate or at the least avoid further exacerbation of these concerns through the design, construction, operation, and decommissioning phases of the Project.

3. Site Safety and Security

- Identify all applicable daytime, nighttime, and emergency lighting standards on site and describe how the proposed lighting would comply with these requirements;

- Describe the site safety and security arrangements in the case of unmanned and remotely monitored facilities, including but not limited to 24/7 security camera monitoring, automatic and manual system shutdowns, fire suppression system activation, and alarm/ emergency notification to the local fire department in the case of site emergencies;

- Describe how stormwater management systems convey and collect runoff from fire suppression activities such that any potential pollutants would not be discharged directly into the site, local stormwater system, or natural water bodies;

- Identify local codes and standards that apply to site access and fencing and describe how the Project would conform with these requirements;

- Describe the consultation process with the local planning authority, the fire department, advisory committees, and the public in designing the Project's perimeter fence, including the fencing material, fence façade treatments, dimensions, determining setbacks, and signage installations on and around the fence;

- Describe how electrical structures are clearly marked with warning signs to alert the public to potential hazards;

- Identify all cybersecurity requirements that apply to the Project and describe how the Project will conform with these requirements;

- Describe how access restrictions and identity verification mechanisms for personnel would provide protection against security risks;

- In the case of Project sites that have egress to public roadways including highways, provide all egress safety design standards, traffic safety permits, and regulations that apply to the Project and describe how the Project would meet these requirements. Describe how the design of such egress meets these requirements, supplementing such description with road safety audits, crash analysis reports, sight distance determinations, and other analyses that apply; and

- Provide all applicable height and clearance standards on Project components/ structures and describe conformity with these requirements to ensure public safety during construction, operation, maintenance, and decommissioning.

4. Occupational Safety

Describe all occupational safety standards, programs, and regulations that apply to the Project at the federal, state, regional, and local levels, including the Occupational Safety and Health Administration ("OSHA") and Massachusetts Department of Labor standards, and how the Applicant proposes to comply with them.

5. Fire Safety

- Identify the following:
    - All international, national, and state level fire safety standards, codes, and best practices that apply to the Project;
    - All applicable technology and performance standards to promote and maintain fire safety, both to the public and on-site personnel;
    - Requirements of local permits, ordinances, and standards on the Project that promote and maintain fire safety; and
    - all applicable codes, regulations, and standards that are being updated at the time of filing and describe the nature of updates or new provisions that the Applicant would incorporate into the Project;
- Wherever applicable, describe how the Project would be in conformance with these standards, local requirements, and local permits and codes to prevent, mitigate, and manage incidents of fire outbreak within the Project site or in the vicinity of the Project site;
    - Describe how fire safety considerations have been incorporated into determining site size and site design on the Project.

6. Hazard Mitigation and Disaster Preparedness.

- Describe any proposed hazard mitigation and disaster preparedness measures; and
- Describe post-incident emergency maintenance procedures as part of its operation and maintenance plan on the Project to restore site conditions and safe facility operations following a fire event, hazard, or disaster.

I. Non-Hazardous Waste and Hazardous Materials

1. Non-Hazardous Waste

Detail any non-hazardous waste types that would be generated by the Project, and for each type specify anticipated protocols for handling, transport, processing, disposal, and recycling, including, if applicable;

- Protocols for ensuring that waste is not co-mingled with hazardous waste;
- All waste transport haulers licensed per MassDEP;
- Disposal or processing facilities for each waste stream (e.g., recycling, composting, municipal solid waste landfill, or transfer station);

- Compliance documentation for 310 CMR 19.000;
- Recycling and waste diversion strategies, including estimated recycling/diversion rate(s); use of LEED or Envision construction waste tracking, if applicable; any plans to reuse materials onsite; and compliance with local waste diversion bylaws, if applicable; and
- Data maintenance protocols for audits.

2. Hazardous Materials and Waste

Provide a Hazardous Materials and Waste Management Plan detailing:

- Protocols and regulatory requirements for encountering hazardous materials and contaminated sites;
- Hazardous materials planned for use or storage onsite during each Project phase, e.g., battery chemistries, oils and coolants, transformer fluids, cleaning solvents, adhesives, antifreeze, diesel. For each material, provide quantities, storage methods, and safety data sheets, and address compliance with the Massachusetts Toxics Use Reduction Act ("TURA"), if applicable;
- Hazardous material types that may be generated by the Project (e.g., spent batteries, electrolyte contaminated soil, fire-damaged equipment) and their respective classifications per the Federal Resource Conservation and Recovery Act ("RCRA") regulations (40 CFR 261) and Massachusetts Hazardous Waste Regulations (310 CMR 30.000);
- Materials/waste storage locations and containment designs (e.g., secondary containment, berms, fire-rated rooms), maximum onsite storage durations and quantities, labeling and signage protocols, and security measures to prevent unauthorized access or tampering;
- Hazardous waste manifests and chain-of-custody and cradle-to-grave documentation, if applicable; and
- For problems/emergencies: emergency contact information, government agencies that would be informed, and a public engagement strategy.

J. Decommissioning and Site Restoration.

1. Useful Life

Describe the designed and anticipated useful life of the Project and every major Project component, including the following:

- Thresholds for decommissioning (e.g., end of life, structural conditions, use hours, performance degradation);
- Planned major maintenance and overhaul event;

- Opportunities for extension of useful life; and
- Considerations for premature decommissioning.

2. Plan for Decommissioning and Site Restoration

Describe plans for Project decommissioning and subsequent site restoration, if any, including the following information:

- Decommission and deconstruction procedures;
- Disposal of post-decommissioned waste, including any hazardous waste and recycling;
- Site clean-up and remediation, if anticipated;
- Restoration of grade and top soil, including revegetation;
- Stormwater management and erosion control;
- Continued maintenance of visual screening and buffer, if applicable;
- Post-decommission land use and opportunities for redevelopment; and
- Contingency plan for premature decommissioning.

3. Cost and Financial Surety.

Describe the anticipated cost of decommissioning and site restoration, including the following information:

- Total cost of decommissioning and site restoration;
- Breakdown of cost by major cost items;
- A reasonable surety amount to guarantee proper decommissioning and site restoration;
- Calculations of the cost estimates;
- Methodologies of the above calculations;

If the applicant considers the surety amount unnecessary, provide an explanation.

K. Electric and Magnetic Fields

1. Baseline and Modeled Electric and Magnetic Fields Levels

- Describe the electric and magnetic fields associated with the Project using maps, tables, and figures, including the following information:
    - Existing/baseline electric field and magnetic field levels;

  - Source(s) of new electric field and magnetic fields;
  - Modeled average/sustained changes in electric field and magnetic field levels, including modeled maximum levels, during Project operation.
- Provide modeled electric field and magnetic field levels in the following contexts:
  - At a reasonable range of distances, heights, and depths away from the source;
  - At average loading or capacity and at maximum loading or capacity;
  - At nearby residences, sensitive receptors, and at the edges of the Project site.
- Describe methodologies used, assumptions and data sources. Note any mitigation (e.g., configuration, shielding) incorporated in the modeling of electric field and magnetic field levels above.
- Append the following or include as figures;
  - Isoline diagrams of existing and modeled electric field and magnetic field levels across the Project site including the edge of adjacent properties; and
  - For any proposed transmission lines, distribution lines, or other linear project components that could be a significant source of electric and magnetic fields, cross-section profiles of electric field and magnetic field levels.
- In applications that involve any other types of notable radiation (e.g., microwave, ionizing), describe the basic characteristics of such radiation and provide modeled radiation levels and other information similar to the requirements for electric and magnetic fields above.

2. <u>Impacts</u>

- Describe the impacts of electric and magnetic fields, as well as of any other types of concerning radiation, associated with the Project on the following:
  - Human health;
  - Health of domestic animals and agricultural livestock;
  - Health of wildlife, particularly any rare species identified within or near the Project site (e.g., Magnet-sensitive fish species, bats); and
  - Plans for addressing public concerns during construction and operation of the Project.
- Discuss the above in reference to the following:
  - The most recent exposure limits and guidance on electric and magnetic fields published by authoritative subject-matter organizations such as the World Health Organization ("WHO"); International Commission on Non-Ionizing Radiation Protection ("ICNIRP"); International Committee on

Electromagnetic Safety ("ICES") – part of Institute of Electrical and Electronics Engineers ("IEEE"); and American Conference of Governmental and Industrial Hygienists ("ACGIH"), or any other relevant peer-reviewed research; and

- Describe any available low-cost/no-cost measures that would minimize magnetic fields along transmission ROWs and elsewhere. Such measures may include, but are not limited to the following:
  - Increasing distance between the source and abutting properties;
  - Using higher voltage transmission lines;
  - Putting conductors close to each other and optimizing conductor arrangement to maximize magnetic field cancellation effects;
  - Installing ferromagnetic shielding; and
  - Inducing active or passive parallel currents.

L. Noise and Vibrations

1. Description of Noise

- Describe the extent of sound producing sources during Project construction, as well as post-construction operation. Include expected times of disturbance during construction work, also list noise producing equipment and associated sound levels in decibels ("dB");
- Include a study showing existing sound levels, as well as a model simulation estimating post construction sound measurement results. At a minimum, the noise study should include:
  - Maximum noise levels produced during different times of day and at different times of the year;
  - A map of the noise modeling study area showing the location of sensitive receptors within a one-mile radius in relation to the proposed the locations of all noise sources;
  - Ambient pre-construction baseline noise conditions using L90;
  - Future noise levels after construction of the facility including predicted A-weighted ("dBA") sound levels using computer-modeled noise projections.
- In addition, the noise study should consider the following:
  - Noise impacts during both "leaf on" and "leaf off" conditions;
  - Exclude data collected during hours with rain or snow, as noted during data collection; and
  - A seven day-long period of measurements, 14-day period or more preferred.

2. Noise Impacts on Humans

- Include the following information:
  - The noisiest activities during construction and the sound levels of the major noise-generating pieces of equipment;
  - Complaint procedures/construction activity notification protocols specific to noise;
  - Equipment which could result in permanent noise impacts (e.g., exhaust fans, transformers, high voltage transmission lines);
  - Sound information from the manufacturers, if available, including transformers and any other relevant noise sources;
  - Compliance with the MassDEP noise policy for Project operation (i.e., maximum 10 dBA increase over baseline conditions and pure tone limits); and
  - Sound mitigation strategies that the Company could use during noisy construction activities.

3. Vibrations

- Describe any blasting, underground construction, or other work which could cause intense vibrations that endanger the integrity of nearby structures; and

  Describe the use of critical grade silencers, enclosures, or other strategies where practicable, on continuously operating equipment such as compressors and generators for noise reduction.

4. Noise and Vibrations Impacts on Wildlife

- Describe impacts on wildlife during sustained operations that include noise and vibrations, especially in areas of natural habitat. Consider that:
  - Different Project technologies (i.e. wind, solar, battery) may require solutions to unique environmental concerns based on location and technology type and scenarios.

M. Visual

1. Visual Assessment

- Include representative front, side, and rear simulated visual perspectives, and describe current and anticipated visual conditions. Detail:
  - Visual character of the existing landscape;

- General nature and degree of visual change expected from Project construction and operations;
- Anticipated visibility of the Project, including effects from Project operations, e.g., shading, lighting, glare, shadow flicker; and
- Visibility of any proposed above-ground interconnections and roads.

- Provide viewshed maps depicting sensitive views of the Project, e.g., views from cultural, historic, scenic, and recreational sites/areas; transportation corridors; public and private vantage points; and areas of local, regional, or statewide concern. Develop the maps in accordance with the following directives:
  - Depict any sensitive views beyond the study area, as necessary;
  - Depict line-of-sight profiles for all sensitive receptor views;
  - Illustrate visual screening and permeability conditions integral to the profiles;
  - Detail all quantitative and qualitative data sources and baselines used in profile development, e.g., topographic and vegetative indicators; elevation of Project structures; distance zone - foreground, midground, and background; consultation with local officials and community members;

2. Light Pollution

Provide a photometric plan for the Project. Detail lighting levels at the edges of the Project site(s); any lighting impacts on adjacent properties, including on wildlife; and any proposed mitigation (e.g., light shrouds).

N. Other Environmental Impacts.

Describe any other environmental impacts associated with the Project not covered by any sections above, as well as corresponding mitigation.

XII. PROPOSAL & ANALYSIS: PROJECT COST (FOR LCT&D AND SCT&D

For LCT&D and SCT&D Projects:

- Describe the Project cost including the following:
  - Capital cost of the Project, total cost and breakdown by Project components;

  - Annual operating and maintenance cost, total cost and breakdown by major cost item; and
  - NPV cost estimate for the Project over its useful life.
- Describe cost escalation contingencies, or the lack thereof, in the estimated costs. Describe risks to the costs from foreseeable trends of inflation, economic conditions, materials costs and supply chain shortage, labor costs, etc., and mitigation to these;
- Describe what percentage of utility-proposed Project costs would be borne by ratepayers, if any. Describe how the Project would change the monthly utility bill for an average residential customer, with one example from a summer month and another from a winter month; and
- Describe sources of Project funding other than cost recovery from ratepayers, if applicable.

XIII. PROPOSAL & ANALYSIS: RELIABILITY

A. Grid Reliability

- Describe the reliability benefits or impacts on the Massachusetts and regional energy transmission system, as well as any applicable local energy transmission or distribution systems, from the Project.
- Describe any proposed mitigation that would enhance benefits or minimize impacts on such systems.

B. Project System Reliability

- Describe the designed and anticipated reliability of the Project as a whole, over its useful life.
- Describe any foreseeable reliability risks. Describe any proposed mitigation to such risks and major maintenance or overhaul efforts planned or anticipated.

C. Project Component Reliability

- Describe the designed and anticipated reliability of each major component of the Project, if applicable, over the component's useful life.
- Describe any foreseeable reliability risks. Describe any proposed mitigation to such risks and major maintenance or overhaul efforts planned or anticipated.

XIV. PROPOSAL & ANALYSIS: POLICIES OF THE COMMONWEALTH

M.G.L. c. 164, section 69H establishes a set of expanded policy requirements for Projects approved by the Siting Board. Specifically, the Board must: "ensure that large clean energy infrastructure facilities, small clean energy infrastructure facilities, facilities and oil facilities are, to the extent practicable, in compliance with energy, environmental, land use, labor, economic justice, environmental justice and equity and public health and safety policies of the commonwealth, its subdivisions and its municipalities."

Describe how the approval of the Project by the Siting Board would comply with the policies of the Commonwealth.

XV. DEFINITIONS/ACRONYMS [TBD]

"Major Project Component" means a major sub-part of a proposed project, which could be one facility in a project consisting of multiple facilities (e.g., one of two proposed new substations), an ancillary facility (e.g., a new transmission line proposed between two new substations), a major work component involving a facility (e.g., proposed upgrade to an existing substation), or a major standalone component of the project (e.g., an major off-site mitigation project).

"Sensitive Receptors" means, existing or the location of which in active development, certain facilities that are particularly affected by noise, including (1) healthcare facilities; (2) elder care facilities including nursing homes; (3) education facilities; (4) licensed daycare facilities; (5) cemeteries; (6) places of worship; (7) district courts; (8) police stations; (9) fire stations; and (10) other locations which provide essential services to the public.

"Residences" means existing residential properties, or the location of such facilities that are in active development.

The "Project" means the proposed Project as a whole, and includes all plant, property and equipment and related construction activities for which the Applicant seeks EFSB approval.

"Project-adjacent elements" include related facilities and construction activities that do not require EFSB approvals but are undertaken by the Project proponent and/or others in concert with the Project, whether prior to, concurrently with, or after Project Construction.

"Project Site" means the actual physical location(s) of all Project components.

"Project Fenceline Boundaries" means the outer boundaries of a Project site demarcated by the edge of a right of way or fenced areas.

A "Project Impact Area" means the geographic area(s) that are estimated to be directly affected by the Project, including its environmental impacts. At a minimum, applicants must use the Specific Geographic Areas, defined in 980 CMR 15.00 (as applicable to the Project components), as the basis for the Project Impact Area.

XVI. ATTACHMENT 1: STANDARD CONDITIONS

The purpose of this guidance is to define standard conditions that would attach to an EFSB Consolidated Permit through Board approval, 980 CMR 13.00, or Constructive Approval, 980 CMR 17.00. The two levels of conditions allow the Siting Board to (1) apply a minimum uniform standard to all proposed CEI, and (2) address threshold or jurisdictional-specific impacts with appropriate minimization and mitigation measures. The Siting Board may update these standard conditions with additional conditions.

The Applicant shall also incorporate in draft application forms and draft permit forms attached to an EFSB Consolidated Permit Application the relevant standard conditions used by State PEAs, and applicable for said agencies' permits. For a Consolidated Permit (which consolidates regional and municipal permits with state permits), the Applicant shall incorporate the standard conditions for a Consolidated Local Permit developed by DOER. EFSB and DOER are collaborating on the development of a more extensive set of Standard Conditions applicable for SCEIF for Consolidated Local Permits, which EFSB may also use with LCEIF reviewed by EFSB, as appropriate. An EFSB Consolidated Permit may also include specialized conditions, either recommended by Board staff, recommended by permit enforcement authorities ("PEA") or recommended by Local Government. In the course of the Board's review of a CEI, the Board may modify or waive any standard condition as required to prevent conflict or duplication.

A. Level 1: Standard Conditions

Standard conditions shall apply automatically to an EFSB Consolidated Permit, through Board approval, 980 CMR 13.00, or Constructive Approval, 980 CMR 17.00. These conditions ensure a minimum uniform standard to all proposed CEIF reviewed by the Board. The conditions below are organized by topic.

1. Administrative

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
General: Compliance Reporting	Level 1	S1	The Company and its successors in interest shall comply with all conditions contained in this Decision. Further, the Siting Board directs the Company, within 90 days of Project completion, to submit a report to the Siting Board documenting compliance with all conditions contained in this Decision, noting any outstanding conditions yet to be satisfied and the expected date and status of compliance.	Siting Board
General: Project Commencement	Level 1	S2	Construction of the proposed Project must commence within 3 years of the date of this Decision, subject to reasonable extension by the Siting Board at the request of the applicant for good cause.	Siting Board

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
General: Project Changes	Level 1	S3	A project proponent has an absolute obligation to construct and operate the Project in conformance with all aspects of the Project as presented to and approved by the Siting Board in this Decision. Therefore, the Siting Board requires the Company, and its successors in interest, to notify the Siting Board of any variations to the proposal so that the Siting Board may decide whether to inquire further into a particular issue. The Company and its successors in interest are obligated to provide the Siting Board with sufficient information on changes to the proposed Project to enable the Siting Board to make such determinations.	Siting Board
General: Submittals to the Presiding Officer	Level 1	S4	All deliverables to the Siting Board, as required by the conditions in this Decision, shall be submitted to the Presiding Officer of this proceeding.	Siting Board
General: Compliance with All Laws	Level 1	S5	The Siting Board directs the Company and its agents to comply with all applicable federal, state, and local laws, statutes, regulations, and ordinances from which the Company has not received an exemption in the construction and operation of the Project.	Federal/State/ Regional/Local

2. Construction

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
Construction: Provide Decision to General Contractor	Level 1	S6	The Company shall provide a copy of this Decision, including all attachments, to its general contractor no later than 30 days prior to construction commencement.	Siting Board
Project Inspections: Third-Party Construction Inspections	Level 1	S7	The Company shall hire a third-party construction inspector, no later than 30 days before construction commencement, to be employed for the duration of construction. The inspector shall conduct random, weekly Project site visits to ensure that construction is implemented according to all aspects of the Decision, and that the conduct of site workers is consistent with	Siting Board

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
			the Company's conduct protocols. The inspector shall provide the Siting Board with semi-annual reports containing dates, times, locations, and findings from each site visit. The inspector shall promptly report to the Company any discovered deviations from the Decision, or violations of the Company's conduct protocols, and shall work with the Company to resolve the matter(s) in a reasonable timeframe and to the reasonable satisfaction of both the Company and inspector. If such resolution cannot be achieved in a reasonable timeframe, the inspector shall bring the matter(s) to the attention of the Siting Board for review.	
Construction: Community Outreach Plan	Level 1	S8	The Siting Board directs the Company, in consultation with local officials and other stakeholders, to develop a community outreach plan for Project construction. The plan shall be made available no later than 30 days prior to construction commencement, and shall list all residents, officials, businesses, and others with whom the Company will engage in community outreach. Further, the plan shall specify procedures for providing prior notification to affected residents regarding: (i) the scheduled start, duration, and hours of construction; (ii) construction specific to particular areas; (iii) construction that must occur outside of the hours detailed above (including night hours); and (iv) anticipated street closures or detours. Further, the plan shall detail communication methods that the Company will employ in its engagement efforts, which shall include, but not be limited to: (i) a Project website that provides regular construction updates; (ii) email and/or text (via cell phone) updates sent to the public; and (iii) a Project phone number and email address to be used by the public to contact the Company with Project-based concerns. The Plan shall require the Company to respond to all such concerns within 48 hours of receipt of call or email, and maintain a log of dates, times, and reasons for each call or email, and the Company's response. The plan shall require that the Company, in good faith, work to rectify Project-based concerns in a reasonable timeframe and to the reasonable satisfaction of negatively affected parties. Further, the	Local

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
			plan shall use plain, concise language, and shall be translated into other languages, if and as necessary. The Company shall consider using maps and other visual media to disseminate Project information to the public. Such media may include: (i) schematics, maps, elevations, renderings, or other visual material from the Project's construction documentation; (ii) three-dimensional fly-through simulations or videos; (iii) real-time maps, charts, graphs, or other media that track construction progress, display the anticipated progression of future construction, or track construction impacts and disruptions (e.g., physical obstructions, traffic congestion, parking limits, access limits).	
Construction: Debris Clean-Up	Level 1	S9	The Company shall provide, within 60 days of construction completion, a report to the Siting Board confirming that it has completed the clean-up of all Project debris and that any complaints concerning debris have been properly addressed.	Local
Construction: Construction Work Hours	Level 1	S10	The Siting Board directs the Company to limit construction work hours of the Project to 7:00 a.m. to 7:00 p.m. Monday - Friday. Normal construction work hours shall not include Sundays or legal, state, or federal holidays. Should the Company need to extend construction work beyond the above-noted hours and days, with the exception of emergency circumstances on a given day necessitating extended hours, the Company shall seek written permission from the relevant municipal authority before commencing such work and provide the Siting Board with a copy of such permission. If the Company and municipal authority are not able to agree on whether such extended construction hours should occur, the Company may request prior authorization from the Siting Board and shall provide the authority with a copy of any such request. Work requiring a longer continuous duration than normal construction work hours is exempt from those hours. The Company shall promptly inform the relevant municipal authority of any emergency work occurring outside of normal construction work hours.	Local

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	JURISDICTION
Construction: Staging and Laydown Plan	Level 1	S11	The Company shall produce a staging and laydown plan to be submitted to the Siting Board no later than 60 days before construction commencement. At minimum, the plan shall detail: (i) the Project's staging and laydown site location(s); (ii) for each site, the timeline for use, the proposed activities and hours of occurrence, use restrictions, mitigation methods to minimize impacts to surrounding areas, and post-use restoration plans; and (iii) a description of any associated community input process.	Local

3. Air Impacts

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Construction: Electric Vehicles and Equipment	Level 1	S12	The Siting Board directs the Company to use electric vehicles and equipment when practicable during Project construction.	Siting Board
Construction Diesel Vehicle Regulation Compliance	Level 1	S13	The Siting Board directs the Company to ensure that all diesel-powered non-road construction equipment with engine horsepower ratings of 50 and above, and to be used for 30 or more days over the course of Project construction, be certified to the most recent U.S. EPA Tier emissions standards or have U.S. EPA-verified (or equivalent) emissions control devices, such as oxidation catalysts, particulate filters, or other comparable technologies (to the extent that they are commercially available), installed on the exhaust system side of the diesel combustion engine.	State
Construction: Ultra-Low Diesel Fuel/Idling Time	Level 1	S14	The Siting Board directs the Company, when practicable, to use ultra-low diesel fuel for off-road construction equipment. Further, the Siting Board directs the Company, when practicable, to limit idling time to a maximum of five minutes for off-road construction equipment.	State

4. Noise Impacts

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Construction: Noise Generating Equipment/Distance to Sensitive Receptors	Level 1	S15	The Siting Board directs the Company to locate any stationary equipment that emits loud noise at the maximum possible distance from residents and other sensitive receptors during construction.	Local
Construction: Noise Generating Equipment/As Quiet as Possible	Level 1	S16	The Siting Board directs the Company, as practicable, to use the quietest available noise generating equipment, including for generators and portable HVAC units during construction.	Local
Noise: Flexible Mitigation Plan/Portable Noise Barriers	Level 1	S17	The Siting Board directs the Company to develop a flexible noise mitigation plan for selective use of portable noise barriers that would balance the benefit of reducing noise at locations where maximum noise impacts are expected for significant durations with site conditions that may not allow for effective use of regular noise barriers (e.g., heavy pedestrian or vehicular traffic).	Local
Construction Noise: Evaluation and Mitigation Plan	Level 1	S18	The Company shall submit a noise evaluation and mitigation plan to the Siting Board no later than 90 days before construction commencement. At minimum, the plan shall require: (i) Company-generated data demonstrating current and continued compliance with all applicable noise control regulations; (ii) Company noise-testing protocols to be employed during construction; (iii) remedies and response actions for noise violations or complaints; (iv) inspections and measurements, conducted by relevant municipal authorities, as necessary, to ensure compliance; and (v) mitigation measures. Mitigation measures may include pathway controls (e.g., perimeter fencing, noise attenuation blankets) and noise control devices (e.g., mufflers, shrouds, and alternate tooling).	Local

5. Traffic Impacts

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Construction: Off-Peak Delivery Hours	Level 1	S19	The Siting Board directs the Company to arrange for off-peak delivery of all Project equipment and materials.	Local
Construction: Traffic Management Plan	Level 1	S20	The Siting Board directs the Company, in consultation with local stakeholders, to develop and implement a traffic management plan ("TMP") for Project construction. The plan's requirements shall include, but not be limited to: (i) signs to identify construction work zones and support areas, worksite access points, and emergency access routes; and (ii) use of traffic control techniques, as necessary, such as detour routes for public traffic, traffic control devices like road markings or barricades, and temporary traffic signals or flaggers/police details. The TMP shall also require the following measures to minimize vehicular impacts in surrounding neighborhoods: (i) designated speed limits; (ii) staggered arrival and departure times; (iii) proper vehicle maintenance protocols; (iv) limited or no use of high beams and loud sound systems; and (v) carpool incentives. The Company shall submit the final TMP to the Siting Board no later than 30 days before construction commencement, and, at the time of submittal, shall publish the TMP on the Company's Project website to ensure availability of traffic-related planning information for the Project area.	Local

6. Visual Impacts

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Visual: Maintain Good Appearance of Project	Level 2	S21	The Siting Board directs the Company to prevent deterioration of the Project's visual appearance for the lifetime of the Project by ensuring that all components and landscaping are well-maintained, and that any deterioration or damage is promptly corrected.	Siting Board

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Construction: Landscaping Plan	Level 1	S22	The Company shall submit to the Siting Board a landscaping plan for the Project site(s) no later than 30 days before construction commencement. At minimum, the plan shall detail existing topography and vegetation, and any proposed: (i) vegetation removal; (ii) hardscape (e.g., walkways) and softscape (e.g., vegetative buffering) measures; (iii) woodland preservation; (iv) structural screening (e.g., fencing, decorative masonry and sound walls); (v) site layout measures (e.g., strategic setbacks, orientation, and grading); (vi) integration of materials and designs into the existing landscape (e.g., use of matching palates); (vii) lighting control (e.g., turning off lights when not in use, motion detectors, dimmers, shielded light fixtures, warm-colored bulbs); (viii) irrigation and drainage; (ix) erosion and sediment control; and (x) maintenance protocols. Further, the plan shall include native plantings where practicable.	Local
Visual: Mitigation/Compliance Filing	Level 1	S23	The Company shall submit to the Siting Board a visual mitigation compliance filing within 2 years of construction completion. The filing shall provide a list of all property owners (and corresponding addresses) who were notified by the Company of the option to request that the Company provide mitigation of visual impacts. The filing shall also list: (i) all property owners who requested mitigation; (ii) any property owners whose requests were not honored and the associated rationale(s); (iii) a general description of the types of mitigation provided; and (iv) the average cost of mitigation per property, broken down by installation, material, and design costs.	Local

7. Solid and Hazardous Waste

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Construction: Recycling and Reuse	Level 1	S24	The Company shall provide the Siting Board with a recycling and reuse plan for Project construction and operations no later than 30 days before construction commences. The plan shall include	Siting Board

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
			targets for demolition and construction waste, the anticipated recycling rate for operational wastes, and an explanation of how these are consistent with the goals of the Commonwealth. Further, after the first year of Project operations, the Company shall submit to the Siting Board a report on the Company's recycling rate for construction debris, the percentage of construction waste materials by waste type that was recycled, operational recycling rates for the first year of Project operation, and the percentage of operational waste materials by waste type that was recycled during the first year.	

8. Post-Construction

TOPIC AND OUTLINE	CONDITION LEVEL	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Project Inspections: Third-Party Operations Inspections	Level 1	S25	The Company shall hire a third-party Project operations inspector, no later than 30 days before commencement of Project operations. The inspector shall conduct random, semi-annual Project visits to ensure that operations are executed according to all aspects of the Decision, and that the conduct of all facility workers is consistent with the Company's conduct protocols. The inspector shall provide the Siting Board with annual reports containing dates, times, locations, and findings from each Project visit. The inspector shall promptly report to the Company any discovered deviations from the Decision, or violations of the Company's conduct protocols, and shall work with the Company to resolve the matter(s) in a reasonable timeframe and to the reasonable satisfaction of both the Company and inspector. If such resolution cannot be achieved in a reasonable timeframe, the inspector shall bring the matter(s) to the attention of the Siting Board for review. Third-party inspection of Project operations may cease temporarily or permanently at the discretion of the Siting Board.	Siting Board

B. Level 2: Threshold Specific Conditions

Threshold conditions will apply automatically based on technology-specific impacts. These conditions could also be applied as specialized conditions to a normal consolidated permit at the discretion of Siting Board staff during the normal course of a proceeding. The conditions below are organized by topic and also note the threshold under which the condition would be applied to a constructive approval permit.

1. Offshore Wind Interconnection Line

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Offshore Wind Energy: Shore-to-Ship Electricity	Level 2 (Offshore Wind Transmission Line)	T1	The Siting Board directs the Company to: (i) use shore-to-ship electricity for vessels while they are moored, whenever feasible; (ii) evaluate the feasibility of supplying shore-to-ship electricity to nearshore vessels to minimize or eliminate the need for onboard engines to generate power from fossil fuels; and (iii) submit a report to the Siting Board, no later than 30 days prior to commencing construction, indicating the Company's ability to implement shore-to-ship operations.	Siting Board
Offshore Wind Energy: Fisheries Monitoring	Level 2 (Offshore Wind Transmission Line)	T2	The Company shall submit to the Siting Board a fisheries monitoring plan no later than 90 days before construction commencement. At minimum, the plan shall detail the: (i) the geographic boundaries of the marine ecosystem subject to this condition; (ii) baseline metrics for the marine ecosystem and associated fishing activity; (iii) anticipated Project impacts on benthic and other habitats, and fishing activity; (iv) proposed mitigation measures; and (v) post-construction monitoring plan. The plan shall also detail how the Company will coordinate, during all Project phases, with the fishing community and other local and regional stakeholders, and the Massachusetts Department of Marine Fisheries and all other applicable regulatory bodies.	Siting Board/State
Offshore Wind Energy: Offshore Cables Monitoring	Level 2 (Offshore Wind Transmission Line)	T3	The Company shall submit to the Siting Board a post-construction monitoring plan for the offshore export cables no later than 90 days before construction completion. The plan shall ensure that the cables always meet target burial depths after major storm events. In preparing the plan, the Company shall consult with the Massachusetts Department	Siting Board/State

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
			of Marine Fisheries regarding specific monitoring locations, and timing of monitoring activities.	
Offshore Wind Energy: Magnetic Field Testing	Level 2 (Offshore Wind Transmission Line)	T4	The Siting Board directs the Company to conduct magnetic field testing for the Project facilities. The testing shall be conducted prior to construction commencement (to establish a baseline), 90 days before Project operations commence, and 90 days after Project operations commence. For each round of testing, the Company shall file the results with the Siting Board.	Siting Board/Local

1. Battery Energy Storage System ("BESS")

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Battery Energy Storage System ("BESS"): Emergency Response Plan ("ERP")	Level 2 (BESS)	T5	The Siting Board directs the Company to develop an emergency response plan ("ERP") that shall: (i) be developed in consultation with local public safety officials; and (ii) require close coordination between the Company and first responders to ensure that first responders are fully informed about potential emergency events and understand how to address such events without assuming unnecessary personal risk. Additionally, the ERP shall include: (i) a communications plan for nearby residents who may be impacted by an emergency event; (ii) evacuation and shelter-in-place protocols for residents near the Project; and (iii) the names and phone numbers of local, state, and federal agencies/officials to be contacted in the event of an emergency.	Siting Board/Local

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
			Further, to ensure that the Siting Board is provided with timely information about the safety performance of the Project, the Company shall submit an annual report to the Siting Board detailing: (i) any safety incidents that required notification of local authorities, including a full description of each incident and response, and lessons learned regarding the future operation of the Project; and (ii) a summary of any complaints about the Project received by the Company, including the nature of the complaint and date received, the Company's response and date of response, the ultimate resolution, and identification of the individual(s) and/or party/parties who issued the complaint. Further, the Company shall provide a report to the Siting Board within 1 week of any incident at the Project requiring notification of the fire department and/or any other first responders. The report shall include a description of the incident and response, and the date(s) and time(s) of both. Further, the Siting Board directs the Company to work with the fire departments in the Project vicinity to determine whether to develop a joint action plan as part of the ERP. The plan would provide neighboring fire departments with the proper information and necessary training to understand potential emergency scenarios and provide, if necessary, a coordinated response. To ensure that the ERP is developed in a timely and transparent manner, the Siting Board directs the Company to provide monthly updates to the Siting Board, with the first update due within 15 days of this Decision. The Company shall provide the Siting Board with the ERP no later than 60 days before commencement of Project operations.	

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Fire Suppression Foams/PFAS: ERP	Level 2 (Fire Suppression Required)	T6	The Siting Board directs the Company to employ non-PFAS high-expansion foams at the Facility, to the extent that such products are commercially available, effective, and compliant with the relevant requirements of 310 CMR 112, and all other applicable regulations. Additionally, the Company is directed to provide to the Siting Board, no later than 60 days before commencement of operations, a safety data sheet or other demonstration verifying that any foams stored at the Facility do not contain PFAS.	Siting Board/Local

2. Facility with Sulfur Hexafluoride ("SF_6")

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
SF_6 Alternatives	Level 2 (SF_6 Equipment)	T7	The Company shall investigate alternatives to using SF6 at the facility, and, whenever possible and cost-justified, employ such alternatives. Further, the Company shall inform the Siting Board when viable alternatives are identified.	Siting Board
Changes in SF6 in Project Equipment	Level 2 (SF_6 Equipment)	T8	The Company shall promptly inform the Siting Board if it adds SF_6 to any equipment or replaces any equipment due to SF_6 loss for the lifetime of the Project.	Siting Board
SF_6 Compliance Filing	Level 2 (SF_6 Equipment)	T9	The Company shall provide an annual compliance filing to the Siting Board confirming that the Project's SF6 leakage rate has met and continues to meet the leakage rate anticipated in the Decision.	Siting Board

3. Construction with Horizontal Directional Drilling ("HDD")

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Horizontal Directional Drilling ("HDD"): Management of Drilling Fluid Risks	Level 2 (HDD Required)	T10	The Company shall submit a Horizontal Directional Drilling ("HDD") contingency report to the Siting Board no later than 30 days prior to construction commencement. The plan shall detail any measures that the Company will employ to minimize the risk of drilling fluids inadvertently returning to the surface, and any emergency response protocols that the Company will implement should such a scenario occur.	Siting Board/Local

4. Transmission and Distribution Line Facilities

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Regulated Utility Facilities: Updated/Certified Cost Estimate	Level 2 (Regulated Utility Facility)	T12	If applicable, The Company shall submit to the Siting Board, prior to the start of construction, an updated and certified cost estimate for the Project. The Company shall also promptly notify the Siting Board during the construction process of Project cost increases beyond the numerical ranges referenced in this Decision when known.	Siting Board
Electrical Transmission: Nighttime Cable Splicing	Level 2 (Nighttime Cable Splicing)	T13	The Company shall use new, lower-noise-generating equipment for cable splicing. Further, the Company shall use portable noise barriers to mitigate noise impacts on residential areas from nighttime cable splicing, as necessary.	Siting Board/Local
Safety: Herbicide/Pesticide Application	Level 2 (Herbicides/Pesticides Required)	T14	If applicable, the Company shall ensure that any herbicide or pesticide application is approved by the Massachusetts Department of Agricultural Resources and consistent with local regulations.	State/Local
Construction: Nighttime Construction Mitigation Plan	Level 2 (Nighttime Construction	T15	If applicable, the Siting Board directs the Company to prepare a nighttime construction mitigation plan in	Local

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
	Required)		consultation with relevant local stakeholders. The Company shall submit the plan to the Siting Board for approval no later than 30 days before commencement of nighttime construction, which shall be defined as any construction occurring between the hours of 8:00pm and 5:00am. The plan shall detail any potential impacts beyond the Project site (e.g., illumination spill-over and glare, noise and traffic disruptions) and all proposed mitigation measures.	
Construction: Road Damage/Repair	Level 2 (In-Road Construction)	T16	In the event of damage to any public road, or any private road not owned by the Company, due to Project construction, the Siting Board directs the Company to repair all such damage no later than 60 days after construction is completed.	Local

5. Facility with Coastal Components

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
Resilience: Periodic Sea Level Rise Impact Assessment	Level 2 (Coastal Facility Subject to Sea Level Rise)	T17	The Siting Board directs the Company, 5 years from the date of commencement of Project operations, to submit a report to the Siting Board on the necessity, appropriateness, and cost of implementing additional flood mitigation measures to protect the Project from inundation and/or additional flood risk. The report shall also detail the potential for any associated detrimental impacts on areas surrounding the Project, such as increased flood risk. The report shall be consistent with any climate vulnerability plan ("CVP") produced by the Company per Section 78 of the 2024 Climate Act. In preparing each report, the Company shall consult with agencies including, but not limited to, the Massachusetts Emergency Management	Siting Board

TOPIC AND OUTLINE	CONDITION LEVEL (THRESHOLD)	NO.	CONDITION LANGUAGE	ENFORCING AGENCY
			Agency, Office of Coastal Zone Management, and Department of Environmental Protection. The Siting Board shall review each report and determine whether any of the additional flood mitigation measures are necessary and appropriate, and shall be implemented.	

XVII. ATTACHMENT 2: APPLICATION COMPLETION CHECKLIST [TBD]