

The Black Nubble Wind Farm

Section 2: Land & Title Easements

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Copies of deeds and easements are included in Section 2 of this permit application. Section numbers in this document refer to the Land and Title Easement Map (see Section 2 – **2.1 Land and Title Easements Map**).

1.0 Property Description

1.1 Introduction

The mountain-top property required to build the proposed project is owned by Redington Mountain Windpower LLC and leased to Maine Mountain Power. The power line and access road property were acquired by various easements. The main entry point for the project is from Rt. 16 on the “IP Road” and follows existing logging roads to the base of both mountains.

The accompanying Property Ownership Map (see section 2.1) presents an overview of the purchased land parcels, land options, and rights-of-way. Each land option, purchase, or lease is described below with a heading number and is identified with the same number on the map.

1.2 Future Intent

The construction site on both mountain tops will be leased by Redington Mountain Windpower to the developer, a joint venture between Endless Energy and Maine Mountain Power. There are no plans to sell this property or to use it for any purpose other than the wind farm. There are no covenants or restrictions in the attached deeds and easements.

2.0 Wind Farm Mountain Property

The wind farm is located in Franklin County, Maine. The wind turbines are located on Black Nubble Mountain in Redington Township.

2.1 Black Nubble Mountain Property

The Black Nubble Mountain parcel is a 487 acre tract of land that follows the ridge of Black Nubble mountain. The parcel includes the maintenance area and a strip of land that connects the mountain to the maintenance area. This parcel is owned by RMW and purchased from Dallas Company. Access to the mountain and maintenance area is accomplished by utilizing easements on existing logging roads and extensions of logging roads.

The Black Nubble Deed and the Black Nubble Expansion Deed are available at the end of this section.

3.0 Electrical Lines Property

The electrical collection system is located on right-of-ways granted by various property owners. It will pass through three different townships on its way to the interconnect point at the Bigelow substation.

The electricity generated by the wind turbines will travel down Black Nubble mountain on a 34.5 kV power line (see descriptions below), then join at a substation in the valley. The electrical output from Black Nubble is stepped up to 115kv at the substation and then travels out to the grid interconnection point (Main Line). Stepping up the power in the valley minimizes line-loss during transport to the grid.

From the substation, the lines travel northwest, where they follow township lines in a northeasterly direction. The lines travel through the western edge of Carrabassett Valley, then cross the northern border into Wyman Township. The lines parallel an existing power line for a distance, then exit onto Rt. 27.

3.1 34.5 kV Black Nubble “Black Line” Description

The “Black Line” is a ROW for a 34.5 kV power line that runs down Black Nubble Mountain. The line exits the top of the mountain in a northerly direction and interconnects with the substation in the valley. **RMW owns a ROW from the edge of the mountain top property to the substation location from Dallas Company. Refer to the Black Nubble Deed and Expansion Deed for details.**

3.2 115 kV “Main Line” Description

The “Main Line” will consist of a 115kv line, it crosses three different townships and interconnects the wind farm to the grid. The property ownership details are listed below.

3.2a

The “Main Line” begins at the substation in the valley and follows a northerly direction to the town line. The Main Line then turns east at the town line and crosses over into Carrabassett Valley. **RMW owns a ROW to the Carrabassett Valley property line from Dallas Company. Refer to the Black Nubble Deed and Expansion Deed for details.**

3.2b

The “Main Line” then follows the Carrabassett Valley town line to the

northwest, and then turns northeast. **RMW owns an option to purchase a ROW through Carrabassett Valley from Plum Creek.** Included in this agreement are the necessary rights-of-way for construction (noted on map). Refer to the Plum Creek Option Agreement for details.

3.2c

RMW owns an option to purchase a ROW through Carrabassett Valley from Plum Creek. As a supplement agreement to the power line easement, also included are the necessary rights-of-way for construction of temporary power line construction access roads (noted on map). Refer to the Plum Creek Option Agreement for details.

3.2d

The “Main Line” crosses the town line into Wyman Township and follows an existing power line until it reaches Rt. 27. **RMW owns an option to purchase a ROW through Wyman Township from Maine Bureau of Parks and Lands.** Refer to the Bureau of Parks and Lands Option Agreement for details.

3.2e

The last stretch of the power line will be underground and follows Rt. 27 until it arrives at the substation. **Central Maine Power has obtained a location permit from the Maine Department of Transportation to interconnect at the termination point near Rt. 27.** Refer to the Department of Transportation Underground Permit for details.

4.0 Access Roads Property

The wind farm will utilize a combination of existing and new roads. The main entry point will be from Rt. 16 in Coplin Plantation. The project will utilize existing logging roads to the fullest extent possible and construct road extensions to access the mountain summits. See the narrative in the project description for more details on roads.

4.1 Access from Rt. 16

The wind farm main access point is through the “IP Road” from Rt. 16 in Coplin Plantation. A ROW has been granted for passage through Coplin Plantation until reaching Redington Township. **RMW owns a ROW through Coplin Plantation from Kennebec Forrest West LLC.** Refer to the International Paper “IP Road” Easement for details.

4.2 Mountain Access Roads

Extensions to existing logging roads will be constructed to access the ridges of Black Nubble. On Black Nubble, an easement has been granted to construct two access roads to reach the upper and lower ridges of the mountain. **RMW owns easements to construct new roads in the locations shown on the map. These options are described in the Black Nubble deed and the Redington Pond Range deed available at the end of this section.**

5.0 5.75 Acre “Heavy Storage Area” (see base map)

The “Heavy Storage Area” is a temporary-use area that will be utilized as a holding / staging area for turbine components as the windfarm is being constructed. This property is located at the intersection of Rt. 16 and the IP Road (see: *Section 1 Appendices – 1.0 Project Base Map (C3)*. **RMW owns an option to lease this property from the land-owner.**