

# Kaukonahua Solar + Sheep Farm

April 28, 2023



[nexamp.com/kaukonahua-road-solar](https://nexamp.com/kaukonahua-road-solar)

nexamp

# Agenda

- 03 Welcome and Introductions
- 04 Villa Rose/Waialua Fresh
- 06 Kaukonahua Solar + Sheep Farm
- 08 Community Benefits
- 09 Community Based Renewable Energy
- 11 Who Qualifies?
- 14 Commitment to North Shore
- 18 Agriculture Report
- 19 Oahu Grazers
- 19 Next Steps and Q/A

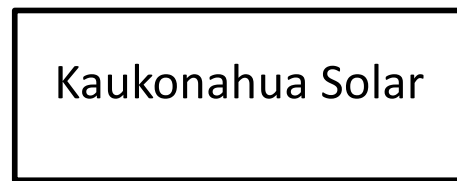


# Introductions – Kaukonahua Solar + Sheep Farm Team

Co-Developer/Builder/Owner/Operator



Co-Developer

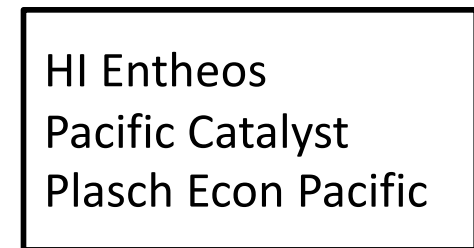


Villa Rose/Waiālua Fresh  
Land Owner/Lessor

Sheep Operations



Consultants



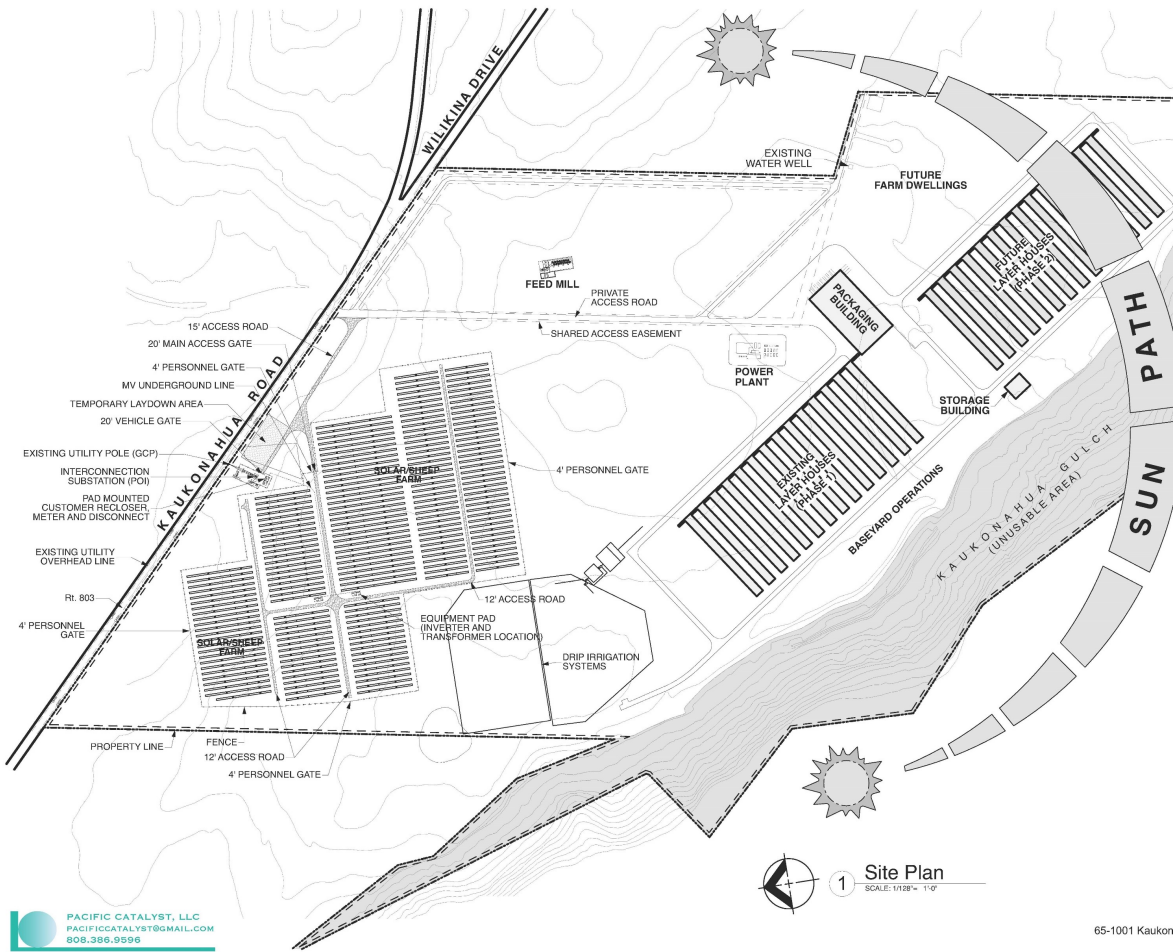
# Villa Rose/Waialua Fresh

- Farm was built to generate positive, measurable social and environmental impact giving back to the community and the land that has hosted it.
- Main goal is to help Hawaii rely less on egg imports (one day replace all the eggs coming from the mainland).



# Villa Rose/Waialua Fresh (continued)

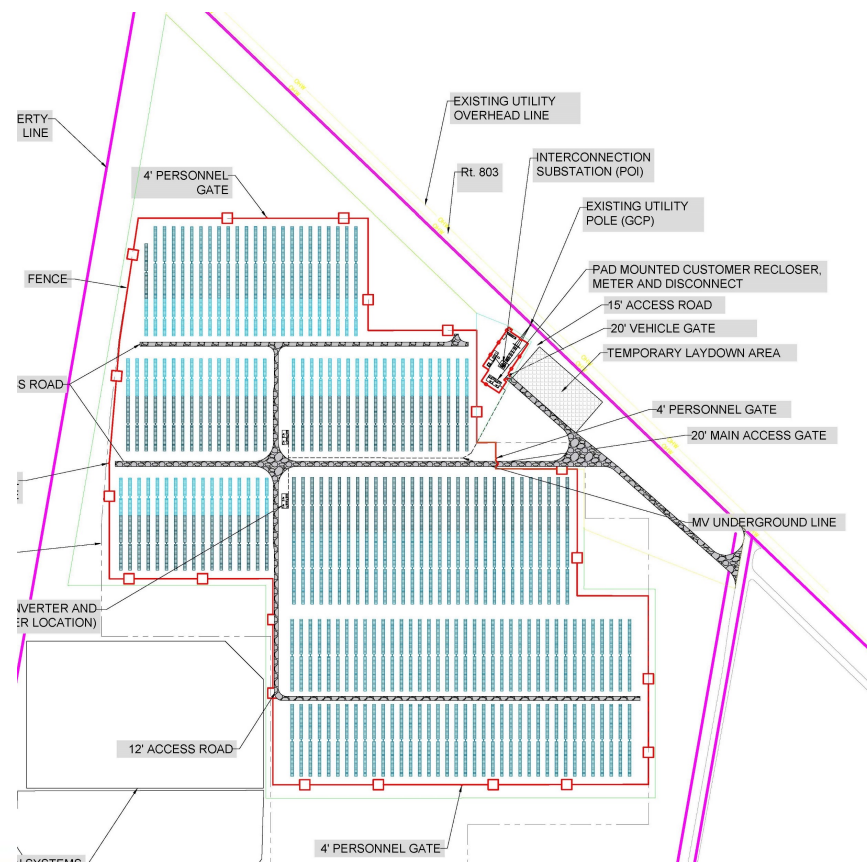
- Villa Rose is committed to helping provide renewable energy options to the local community.



## Kaukonahua Solar + Sheep Farm

Located at Villa Rose Egg Farm  
65-1001 Kaukonahua Road, Waialua

- 6-Megawatt (AC) solar on 60-acre easement
- Dual-use solar and agriculture project
- Project will serve surrounding low-to-moderate income families (over 1,000 homes) with monthly electricity savings for 20+ years



# Kaukonahua Solar + Sheep Farm (continued)

- Permitting and Utility Commission Review – 02/2023 to 06/2024
- Interconnection Review – 02/2023 to 11/2025
- Construction/Commissioning – 08/2024 to 11/2025
- Subscription Outreach – beginning late 2024
- Website - [nexamp.com/kaukonahua-road-solar](https://nexamp.com/kaukonahua-road-solar)



# Community Benefits

- Villa Rose/Waialua Fresh
  - › Increasing local food production
  - › Job creation
  - › Economic development
  - › Sustainable approach to operations, providing care for natural resources
- Kaukonahua Solar + Sheep Farm
  - › Supplemental support to egg farm construction and operations
  - › Provides clean energy at guaranteed savings to qualifying residents
  - › Dual-use approach within project footprint preserves agricultural use of the land
  - › Increases local food production
  - › Job creation (including local labor and prevailing wage commitments)
  - › Educational and job-training opportunities





# What is Community-based Renewable Energy (CBRE)?

- Act 100 of Hawaii State Legislature directed Hawaii Public Utilities (PUC) to establish a “community-based renewable energy” tariff (Section 269-27.4, Hawaii Revised Statutes).
- The stated intent of the program is **to make the benefits of renewable energy generation more accessible to a greater number of Hawaii residents** and businesses who would otherwise be unable to directly participate in renewable energy generation for reasons such as:
  - › lack of up-front capital for their own renewable energy system
  - › building or home location, which may not receive enough sunlight or may be located on a saturated circuit
  - › building type or roof design that may not be able to physically support the solar panels
  - › proximity or other limited access to the utility grid
  - › property ownership status (e.g., renters, lessees).

# How Community-based Renewable Energy works



1

Subscribe to a Nexamp community solar farm

- ✓ Subscribers will enter a "Subscriber Agreement" with Kaukonahua Solar
- ✓ Kaukonahua Solar will sell the kWh generated to Hawaiian Electric
- ✓ Subscribers will receive a credit from Hawaiian Electric based on their share of Kaukonahua Solar - deducted from monthly utility bill

2

Earn electric bill credits once the project is built

- ✓ Discount up to 15%
- ✓ No upfront costs
- ✓ No long-term commitment
- ✓ No credit check or FICO score requirement

3

Save on electricity costs

# Who qualifies as 'low to moderate income'?

A household can self-attest to earning less than or equal to the following income limits for a low-to-moderate income household, as defined by the U.S. Department of Housing and Urban Development. To qualify, a household's income must be equal to or less than the income limit established by HUD for the customer's household size in the appropriate county.

## Honolulu County (all of Oahu):

	Household Size							
Urban Honolulu, HI MSA	1	2	3	4	5	6	7	8
LOW INCOME	73150	83600	94050	104500	112900	121250	129600	137950

# Who qualifies to subscribe? (continued)

Any resident participating in any of the following programs:

1. Low Income Home Energy Assistance Program (LIHEAP);
2. Supplemental Nutrition Assistance Program (SNAP)
3. Housing Choice Voucher Program (Section 8);
4. Hawaii MedQuest Program;
5. Weatherization Assistance Program (WAP);
6. Lifeline Support for Affordable Communications (Federal);
7. Lifeline Support for Affordable Communications (State)
8. Child Care Connection Hawaii;
9. Preschool Open Doors;
10. National School Lunch Program (NSLP);

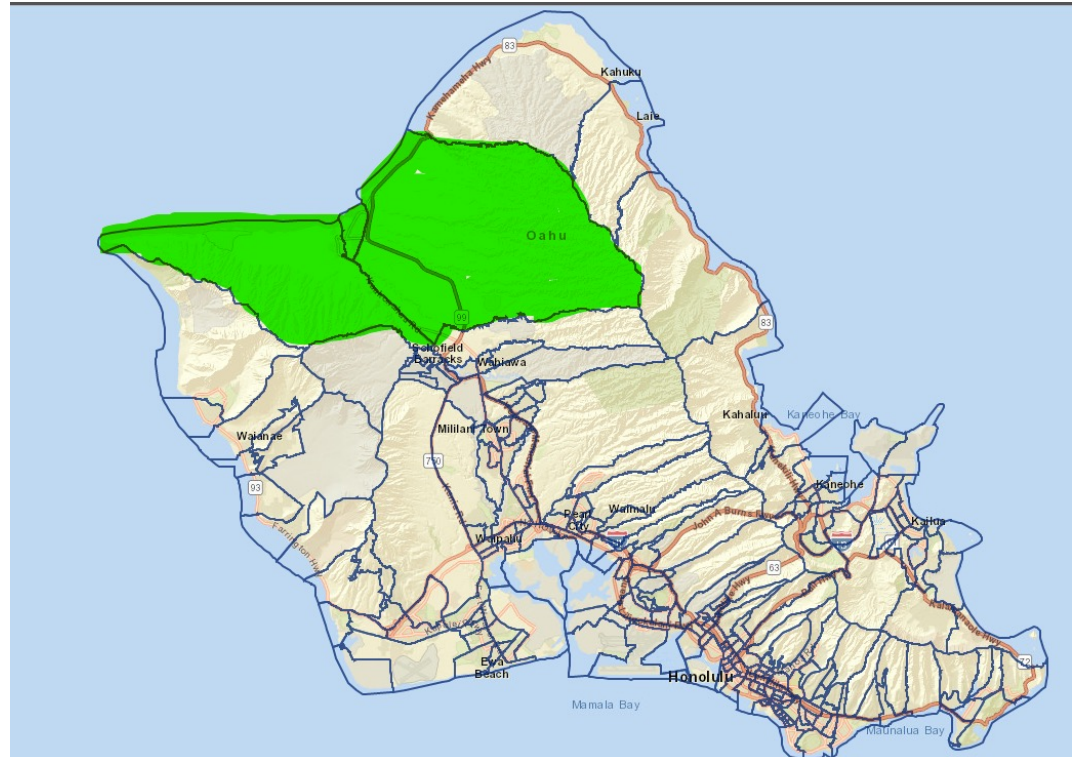
# Who qualifies to subscribe? (continued)

Any resident participating in any of the following programs:

11. Community Eligibility Provision (CEP) of the NSLP;
12. Hawaii Head Start;
13. Early Head Start; n. Supplemental Security Income (SSI);
14. Children's Health Insurance Program (CHIP);
15. Women, Infants and Children (WIC);
16. Temporary Assistance for Needy Families (TANF);
17. Temporary Assistance for Other Needy Families (TAONF);
18. Hawaii Energy Affordability and Accessibility Program;
19. Spectrum Internet Assist Program u. Hawaiian Telcom Internet Kokua Program
20. Any verified government (Hawaii State or Federal) program providing services to LMI persons or households;
21. Any verified government (Hawaii State or Federal) or Hawaii non-profit program serving Asset Income Constrained Employed (ALICE)<sup>7</sup> persons or households;

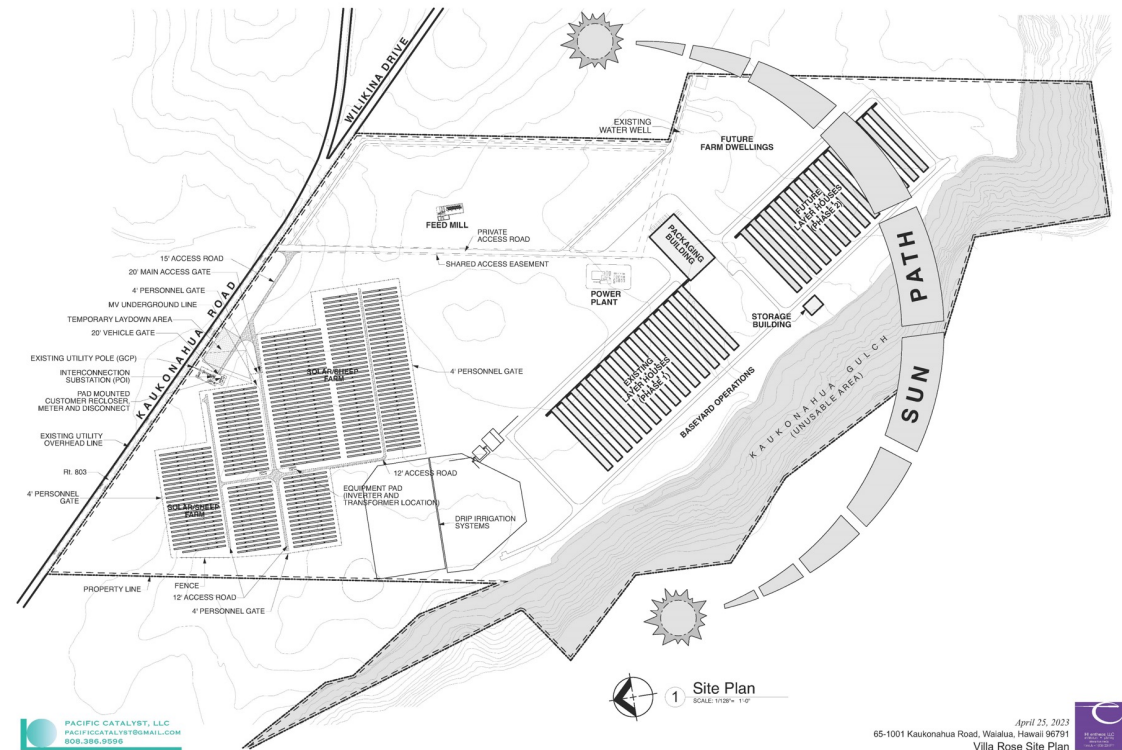
# Commitment to North Shore communities

- We heard concern in the first community meeting that subscriptions would go too fast and local residents will miss out
- We'll devote the first three months of subscription outreach only to the census tracts around the project (green)
- We will ensure folks are notified when we start seeking subscriptions: ads, mailers, fliers, etc.



# Agriculture Report

- The project will occupy 60 acres within the 318 acres parcel owned by Villa Rose LLC d/b/a Waialua Egg Farm
- Only livestock grazing would be compatible with Waialua Egg Farm because of the biosecurity risks to the chickens.
- For the foreseeable future, the highest and best agricultural use of the project site- as well as other Villa Rose agricultural lands not used for the egg farm- will be livestock grazing.
- At the end of easement term, the solar equipment will be removed, and the land will continue to be used for agriculture. Thus, the land will be preserved for current and future agricultural uses and will not be lost to development.



# Agriculture Report (continued)

- Kaukonahua Solar will enter into a contract with Oahu Grazers for sheep grazing services (Kaukonahua has executed an LOI with Oahu Grazers).





# Oahu Grazers



*Family Owned Operated*



# Oahu Grazers



# Oahu Grazers



*Kawaiiloa Solar*

*49 MWs*

*500,000 Panels*

*Currently largest  
solar project in  
state*

*of HI*

*400acres*

# Oahu Grazers



*Waipio Solar*

*45.9 MW*

*160,000 panels*

*313 acres*

© Mapbox © OpenStreetMap Improve this map © Maxar

# Oahu Grazers



## GRAZING BEFORE & AFTER

---



# Oahu Grazers



# Next Steps and Q/A

Project updates will be posted to the [nexamp.com/kaukonahua-road-solar](https://nexamp.com/kaukonahua-road-solar) website

Please submit written comments to: [kaukonahuasolar@nexamp.com](mailto:kaukonahuasolar@nexamp.com)

Next project update meeting dates : 7/28/2023 and 12/18/2023

## Questions?

Thank You.



**Ethan Gyles**

VP

[egyles@nexamp.com](mailto:egyles@nexamp.com)



**Jeremy Chapman**

Partner

[jchapman@melinksolardevelopment.com](mailto:jchapman@melinksolardevelopment.com)