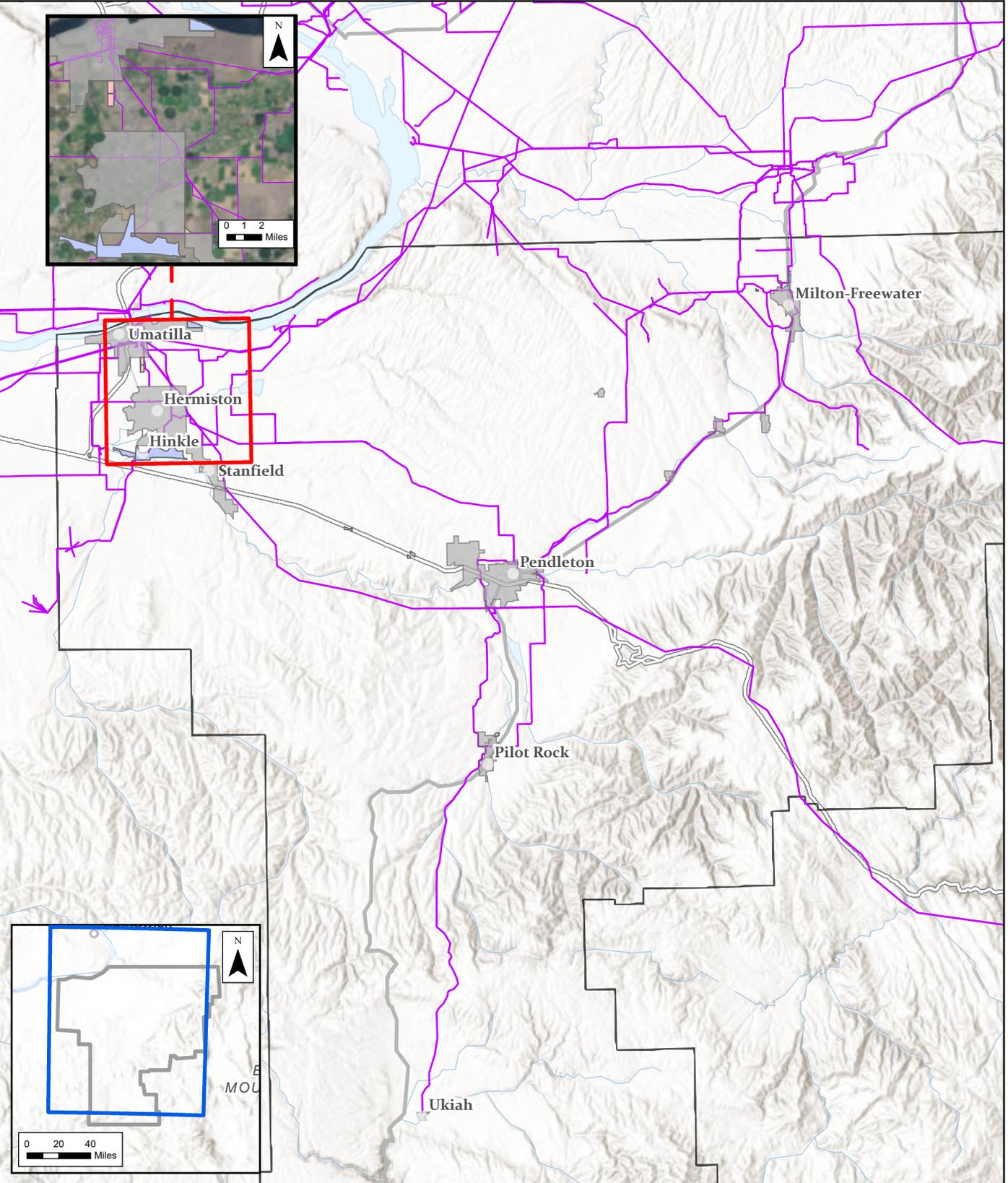
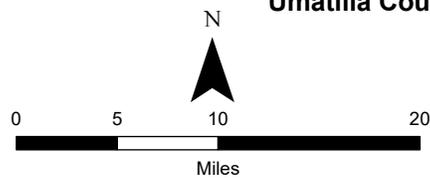


M:\US\Projects\P-R\Rowan Green Data\0640978 Percheron Threemile Canyon\Maps\Percheron Data Center Figures\_20230508\_gb.aprx\Figure 6a\_REVISED\_05/08/2023\_SCALE:1:600,000 when printed at 8.5x11  
 Drawn By: matt.bowen

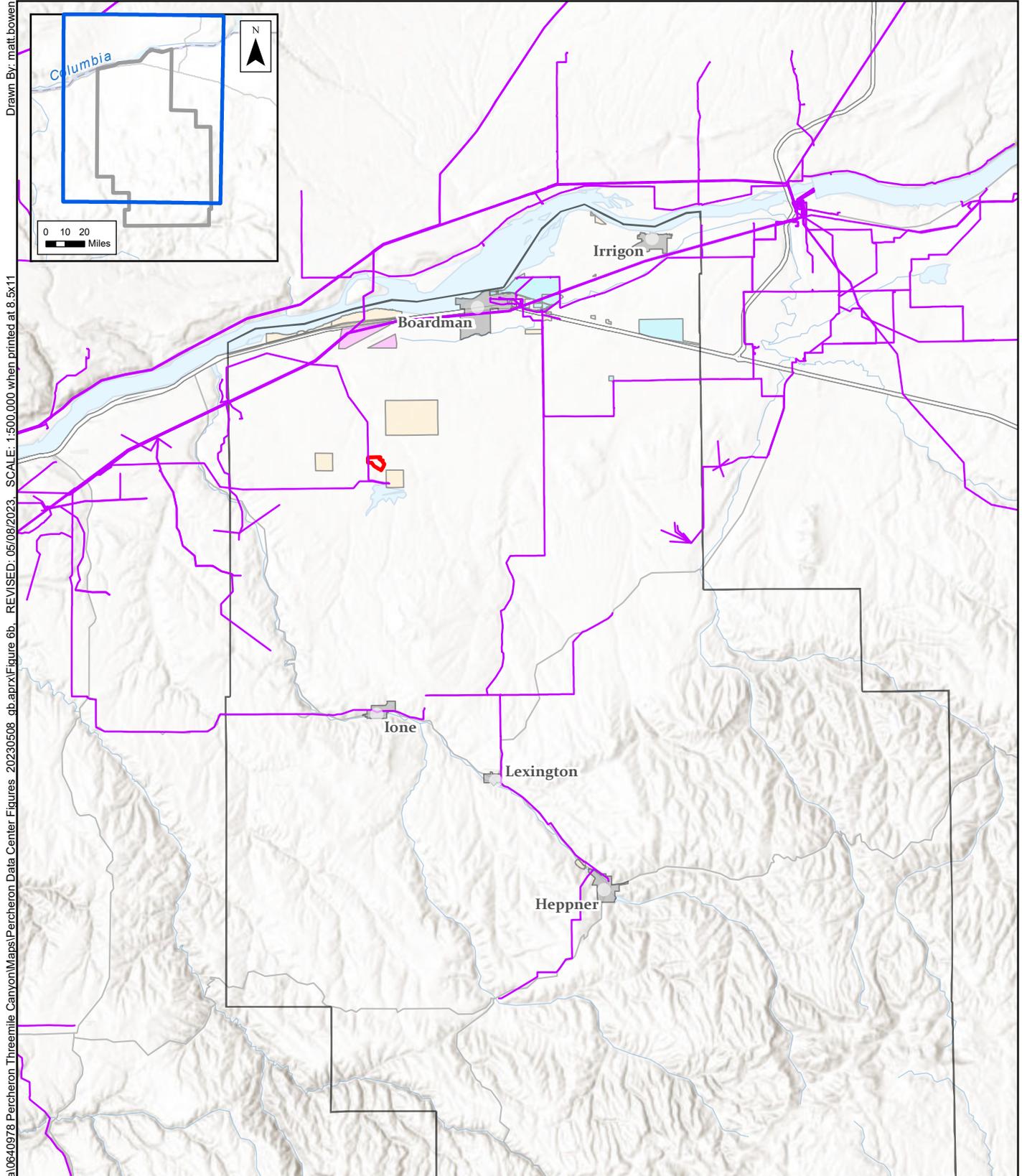


- Existing Transmission Infrastructure
- Umatilla County Boundary
- Urban Growth Boundary
- Zoning**
- Rural Light Industrial Zone
- Limited Rural Light Industrial Zone
- Heavy Industrial



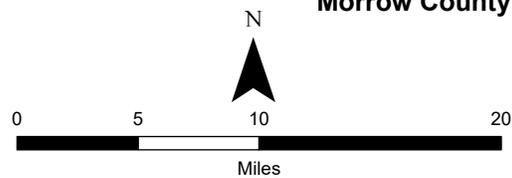
**Figure 6a**  
**Umatilla County UGB and Permittable Zones**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Umatilla County, Oregon

Source: Esri - World Topographic Map; NAD 1983 2011 StatePlane Oregon North FIPS 3601 Ft Intl



Drawn By: matt.bowen  
 M:\USJ\Projects\P-R\Rowan Green Data\0640978 Percheron Three Mile Canyon\Maps\Percheron Data Center Figures\_20230508\_gb.aprx\Figure 6b\_REVISED\_05/08/2023\_SCALE: 1:500,000 when printed at 8.5x11

- Existing Transmission Infrastructure
- Project Parcel
- Morrow County Boundary
- Urban Growth Boundary
- Boardman Bombing Range
- Zoning**
- General Industrial Zone
- Port Industrial Zone
- Airport Light Industrial Zone

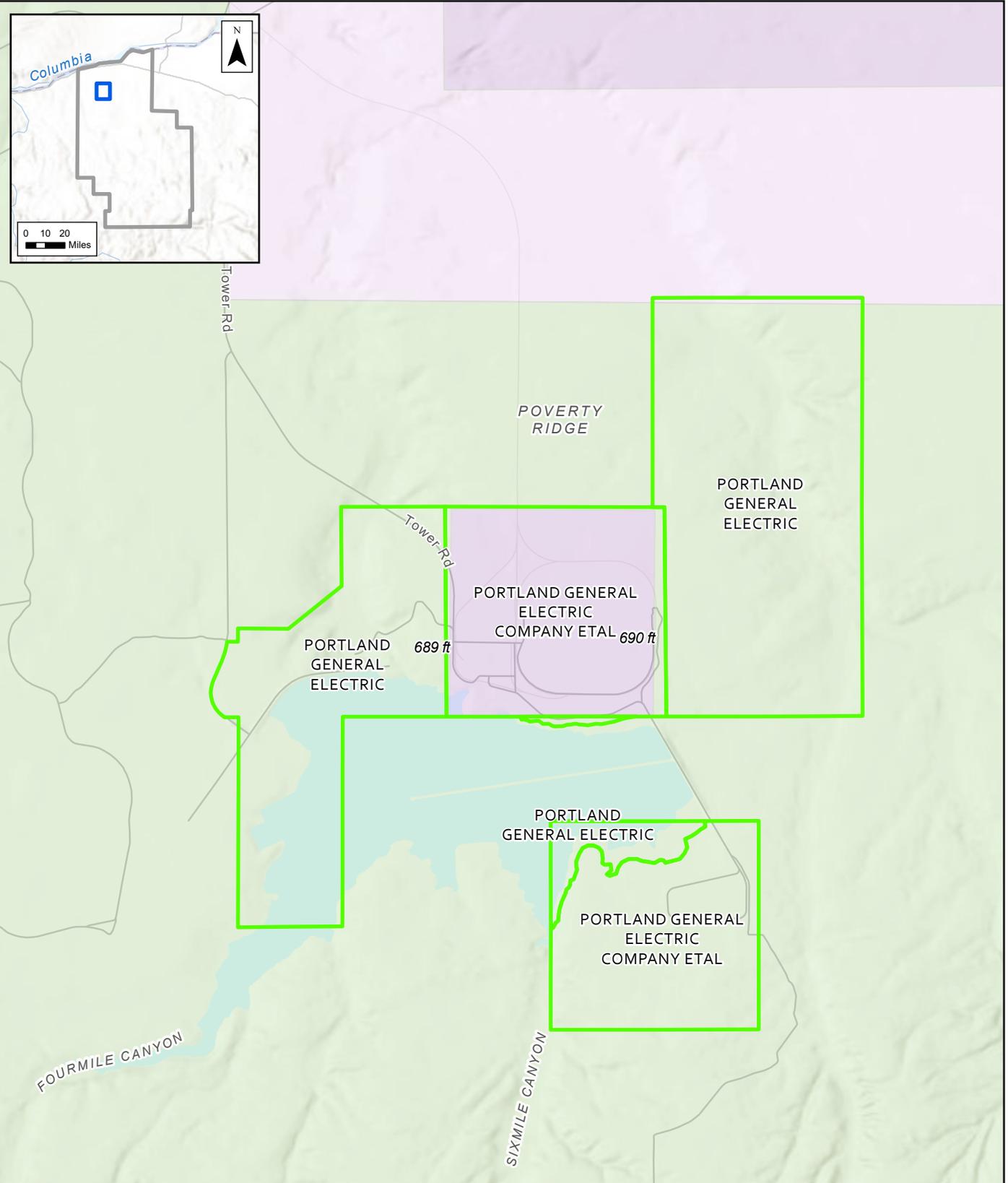


**Figure 6b**  
**Morrow County UGB and Permittable Zones**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Morrow County, Oregon



Source: Esri - World Topographic Map; NAD 1983 2011 StatePlane Oregon North FIPS 3601 Ft Intl

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 Drawn By: matt.bowen



- Alternative Site 1
  - Urban Growth Boundary (Nearest - 12.7 miles)
- Zoning**
- Exclusive Farm Use
  - General Industrial
  - Space Age Industrial

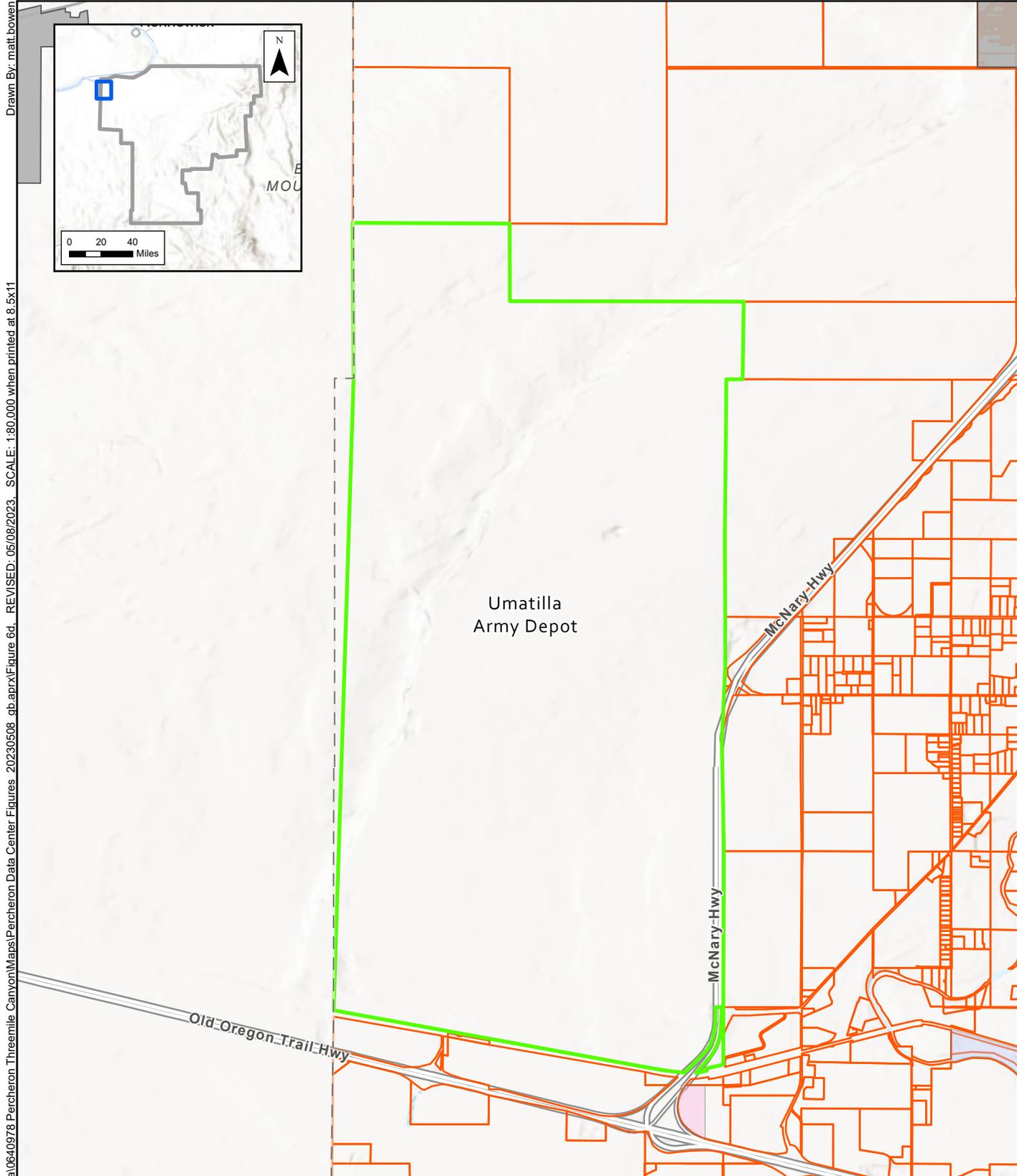


**Figure 6c**  
**Alternative Sites Considered**  
**Alternative Site 1: Carty Generating Station**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Morrow County, Oregon

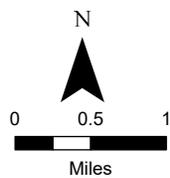
Environmental Resources Management  
[www.erm.com](http://www.erm.com)

Source: Esri - World Topographic Map; WGS 1984 Web Mercator Auxiliary Sphere

M:\USJ\Projects\PR\Rowan Green Data\0640978 Percheron Threemile Canyon\Maps\Percheron Data Center Figures\_20230508\_gb.aprx\Figure 6d...\_REVISED\_05/08/2023...\_SCALE\_1:180,000 when printed at 8.5x11



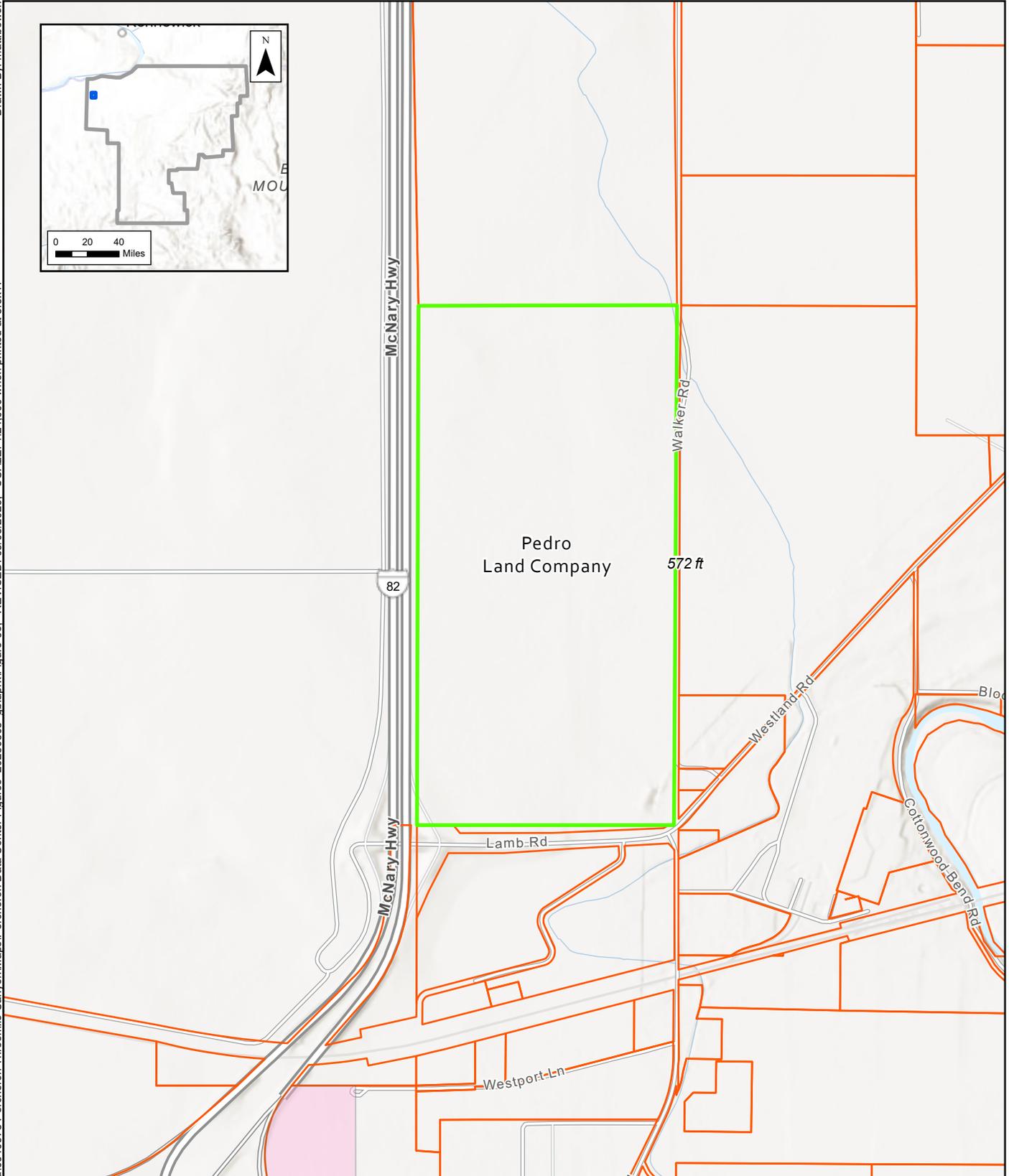
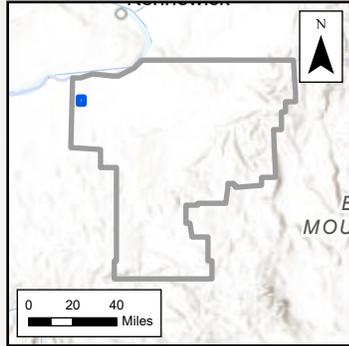
- Alternative Site 2
  - Urban Growth Boundary (Nearest - 3.1 miles)
- Zoning**
- Limited Rural Light Industrial Zone
  - Heavy Industrial



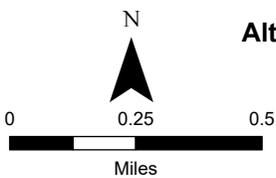
**Figure 6d**  
**Alternative Sites Considered**  
**Alternative Site 2: Umatilla Army Depot**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Umatilla County, Oregon

Environmental Resources Management  
[www.erm.com](http://www.erm.com)

Source: Esri - World Topographic Map; WGS 1984 Web Mercator Auxiliary Sphere

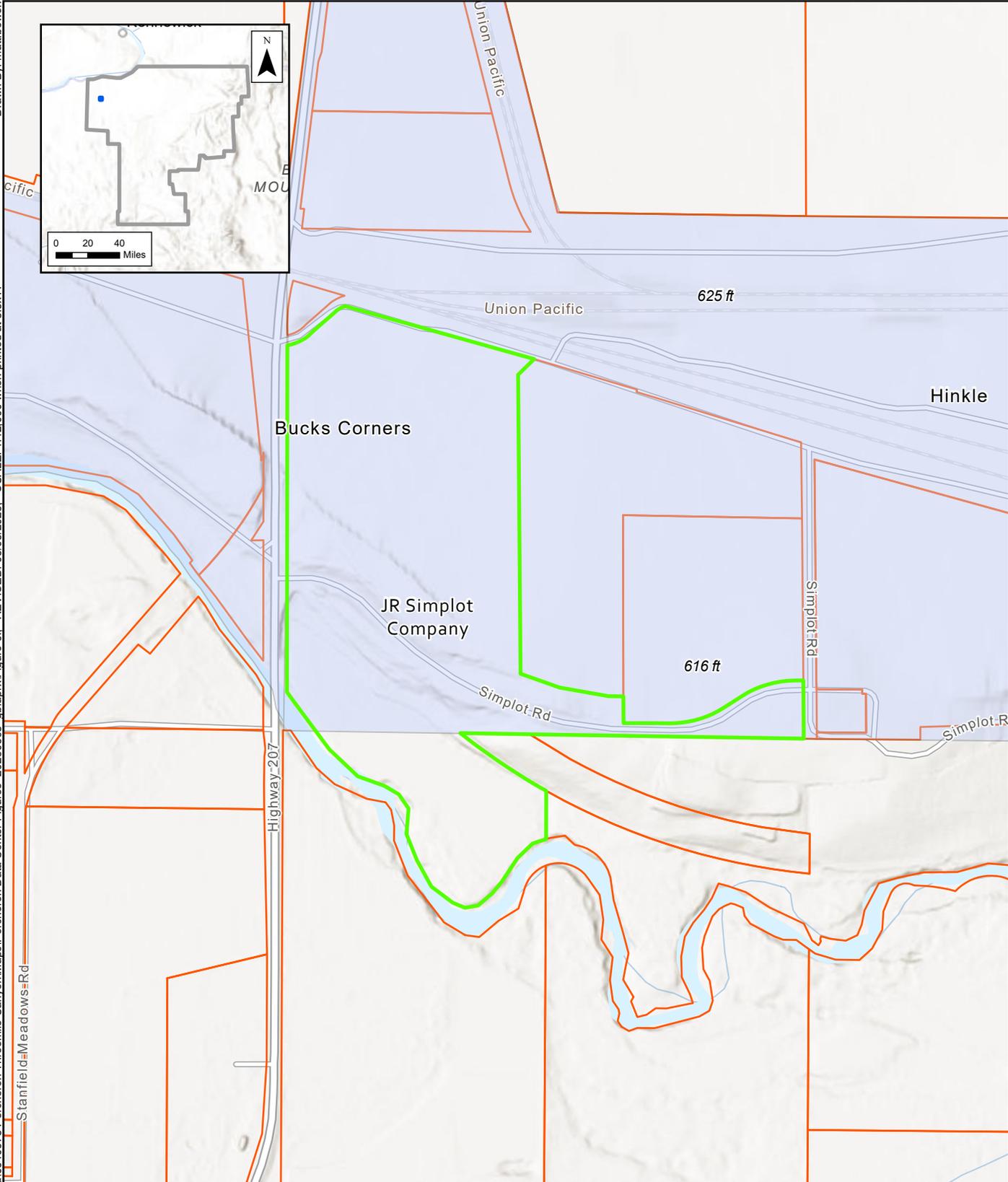
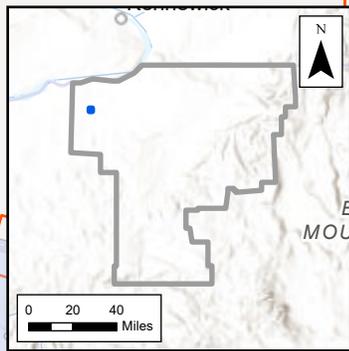


- Alternative Site 3
  - Urban Growth Boundary (Nearest - 2.8 miles)
- Zoning**
- Limited Rural Light Industrial Zone

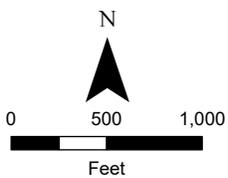


**Figure 6e**  
**Alternative Sites Considered**  
**Alternative Site 3: Pedro Land Company**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Umatilla County, Oregon

Drawn By: matt.bowen  
M:\USJ\Projects\P-R\Rowan Green Data\0640978 Percheron Threemile Canyon\Maps\Percheron Data Center Figures - 20230508\_db.aprx\Figure 6f\_REVISED\_05/08/2023\_SCALE: 1:12,000 when printed at 8.5x11



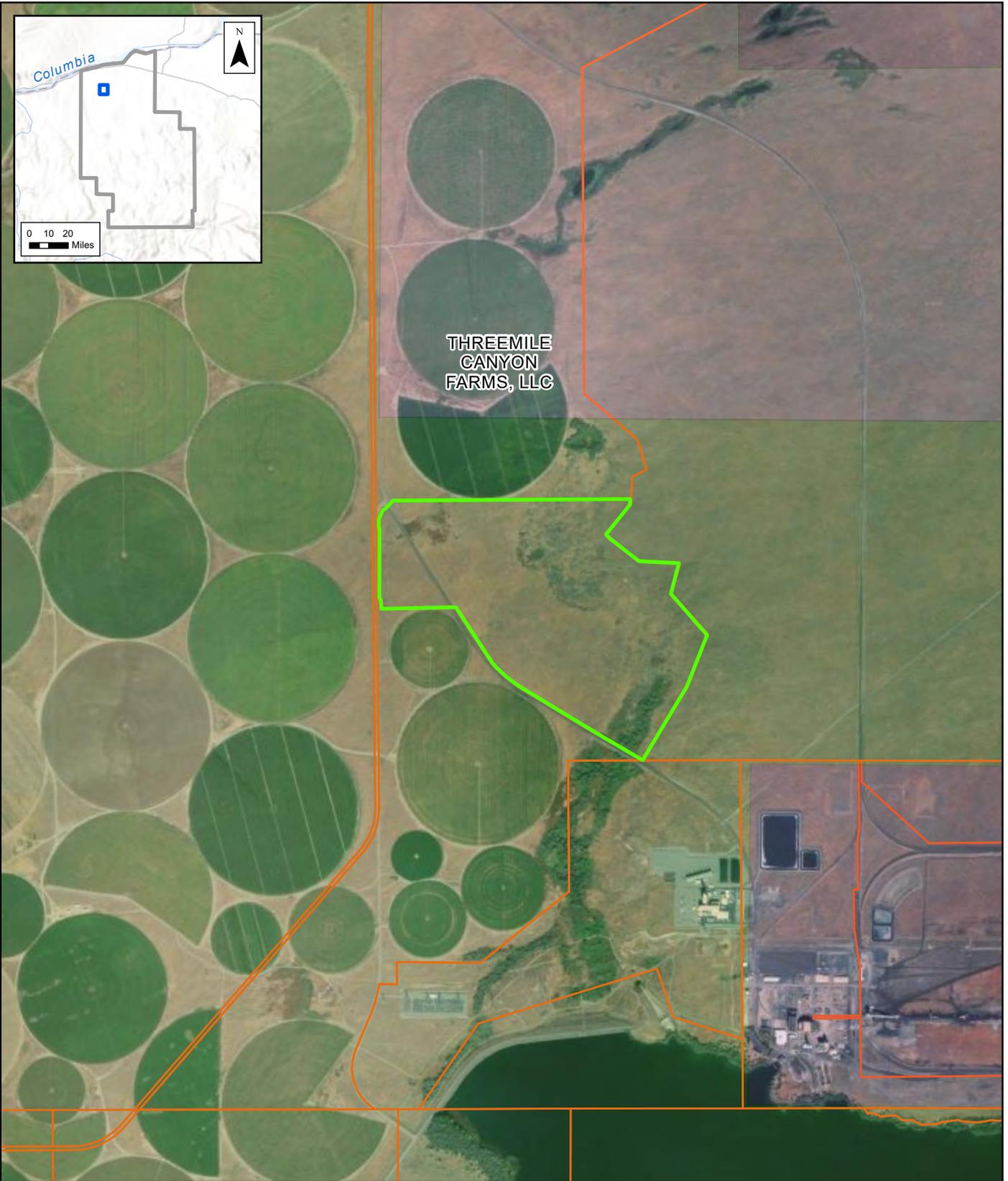
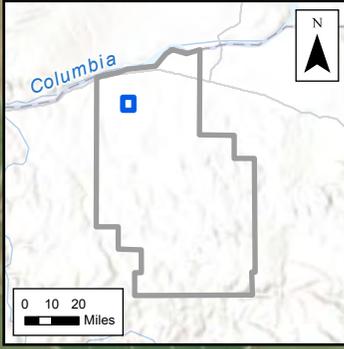
- Alternative Site 4
- Urban Growth Boundary (Nearest - 0.9 miles)
- Zoning**
- Heavy Industrial



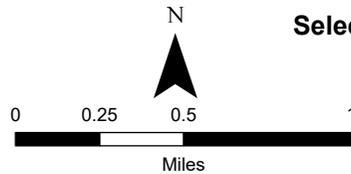
**Figure 6e**  
**Alternative Sites Considered**  
**Alternative Site 4: JR Simplot Property**  
Percheron Data Center  
Rowan Green Data, LLC  
Umatilla County, Oregon

Environmental Resources Management  
www.erm.com

Source: Esri - World Topographic Map; WGS 1984 Web Mercator Auxiliary Sphere



- Project Site
  - Urban Growth Boundary (Nearest - 13.0 miles)
- Zoning**
- Exclusive Farm Use
  - General Industrial
  - Space Age Industrial



**Figure 6f**  
**Alternative Sites Considered**  
**Selected Site: Threemile Canyon Farms**  
 Percheron Data Center  
 Rowan Green Data, LLC  
 Morrow County, Oregon

**Table 1 Alternatives Analysis**

Alternatives Sites Considered	Distance from Selected Site (miles)	Jurisdiction	Zoning	Within or Distance to UGB	Zoning of Adjacent Lands	Criteria Assessment	Conclusion
Overarching Assessment: Umatilla County UGBs	25-30	Umatilla County	Various	Within	Various	As shown on Figure 1a, UGBs within Umatilla County are either already occupied or lack suitable electrical infrastructure. Specifically, Hermiston and Hinkle are already saturated with developments, whereas Stanfield lacks available transmission capacity and Pendleton is too far to be a commercially viable (e.g., no market) fiber network.	Criteria 1, 3, and 6 not met
Overarching Assessment: Umatilla County RLIZ, LRLIZ, HI Zones	25	Umatilla County	RLIZ, LRLIZ, HI	0-1 miles	Various	Figure 1a shows the limited areas that fall within the zones that allow data centers to be permitted outright. All of these zoned areas are already occupied with existing infrastructure.	Criteria 3 not met
Overarching Assessment: Umatilla County Non-resource Lands	20+	Umatilla County	Various	Various	Various	Areas outside of the UGBs and permitted zones, but not requiring a Goal 3 exception, were analyzed and deemed not to have available electrical infrastructure or meet the landowner and land requirements of Criteria 4.	Criteria 1 and 3 not met
Overarching Assessment: Morrow County UGBs	12 -20+	Morrow County	Various	Within	Various	As shown on Figure 1b, UGBs to the north within Boardman and Irrigon, Oregon, are already occupied. UGBs to the south do not meet requirements related to available transmission capacity and topography.	Criteria 1 and 3 not met
Overarching Assessment: Morrow County MG, PI, ALI Zones	0.27 - 20	Morrow County	MG, PI, ALI	0 – 20 miles	Various	No undeveloped, vacant land available that meets the size requirements of Criteria 3. See relevant zones on Figure 1b.	Criteria 3 not met
Overarching Assessment: Morrow County Non-resource Lands	5+	Morrow County	Various	Various	Various	Areas outside of the UGBs and permitted zones, but not requiring a Goal 3 exception, were analyzed and deemed not to have available electrical infrastructure or meet the landowner and land requirements of Criteria 4.	Criteria 1 and 3 not met
Alternative 1a: Carty Generating Station	0.24	Morrow County	MG	12 miles	MG	Land already occupied by a generating station.	Criteria 3 not met
Alternative 1b: Carty Open Space/BCA	0.40	Morrow County	EFU	10 miles	EFU, MG	Landowner not interested in selling or leasing property and partially within the BCA or slated for future 50-megawatt solar development.	Criteria 3 not met
Alternative 2: Umatilla Army Depot	20	Umatilla County	UDM, DI-U	3 miles	EFU, LI	No available power capacity within criteria distance. Also, concern with prior uses and potential contamination.	Criteria 1 and 3 not met
Alternative 3: Pedro Land Company	28	Umatilla County	EFU-40	3 miles	LI	Site was previously under control with landowner in 2020/2021, though power analysis determined that interconnection would be too costly and not arrive within the Project's schedule. Also zoned agriculture.	Criteria 1 and 8 not met
Alternative 4: JR Simplot Property	28	Umatilla County, Hinkle area	HI, EFU	Directly adjacent	DI-U, EFU, LI	Adjacent to the Calpine Power Facility in Hinkle, and it was assumed power would be available. However, the owner was not interested in selling or leasing the parcels. There were also substantial wetlands and floodplains encumbering the site.	Criteria 3 and 4 not met
Proposed Sites: Selected Alternative	0	Morrow County	EFU	12 miles	EFU, MG, SAI	Adjacent to electrical infrastructure that meets all elements of Criteria 1 and 2. Threemile Canyon Farms is willing to sell land. Land was never farmed, grazed, or irrigated. Outside of the BCA and able to meet sizing criteria, while avoiding wetlands and floodplain. Existing fiber back haul accessible from site. Access to site through Tower Road. Parcel zoned EFU though surrounded by MG and SAI uses, including the Carty Generating Station.	Meets all siting criteria except for 7 (the subject of this application)

**Notes:**

- Airport Light Industrial Zone (ALI)
- Boardman Conservation Area (BCA)
- Depot Industrial (DI-U)
- Heavy Industrial (HI)
- Exclusive Farm Use (EFU)
- General Industrial (MG)
- Light Industrial (LI)
- Limited Rural Light Industrial Zone (LRLIZ)
- Port Industrial Zone (PI)
- Rural Light Industrial Zone (RLIZ)
- Military (UDM)
- Urban Growth Boundaries (UGBs)