

Susan Jordan and Jake Greene
86 Avenida de la Paz ♦ Lamy NM 87540

February 15, 2012

Tierra Colinas Homeowners Association
ATTN: Architecture Committee
36A Camino Loma Seco
Lamy NM 87540

Dear Members of the Architecture Committee:

This is our screening proposal for the 12-panel photovoltaic system (PVS) we are having installed on our property.

First, the entire system will be moved approximately 100 feet downhill from the initial site. Not only is this new location further from the road, it also situates the PVS collectors below the horizon when viewed from the road and it better utilizes existing native vegetation to screen the collectors. The new location is identified by a red circle on the enclosed image downloaded from Google and is marked on the ground with an orange pole. We encourage the Committee visit the site at its earliest convenience.

Secondly, we will have painted those portions of the backside of the panels which may be painted without voiding the manufacturer's warranty. The back of the panels will be painted olive green to blend in with the surrounding junipers.

The cost our contractor, Positive Energy, Inc., has given us for labor and materials to paint and move the PVS tracker to the new location (extra trenching, additional conduit, additional and more robust wire, and ceramic paint) is more than 10% of our original contract price. We believe, however, the additional cost of moving and camouflaging the tracker will provide a better, more immediate and long term screening solution than spending an equivalent sum to purchase and plant trees to screen the PVS in the original location.

Sincerely,

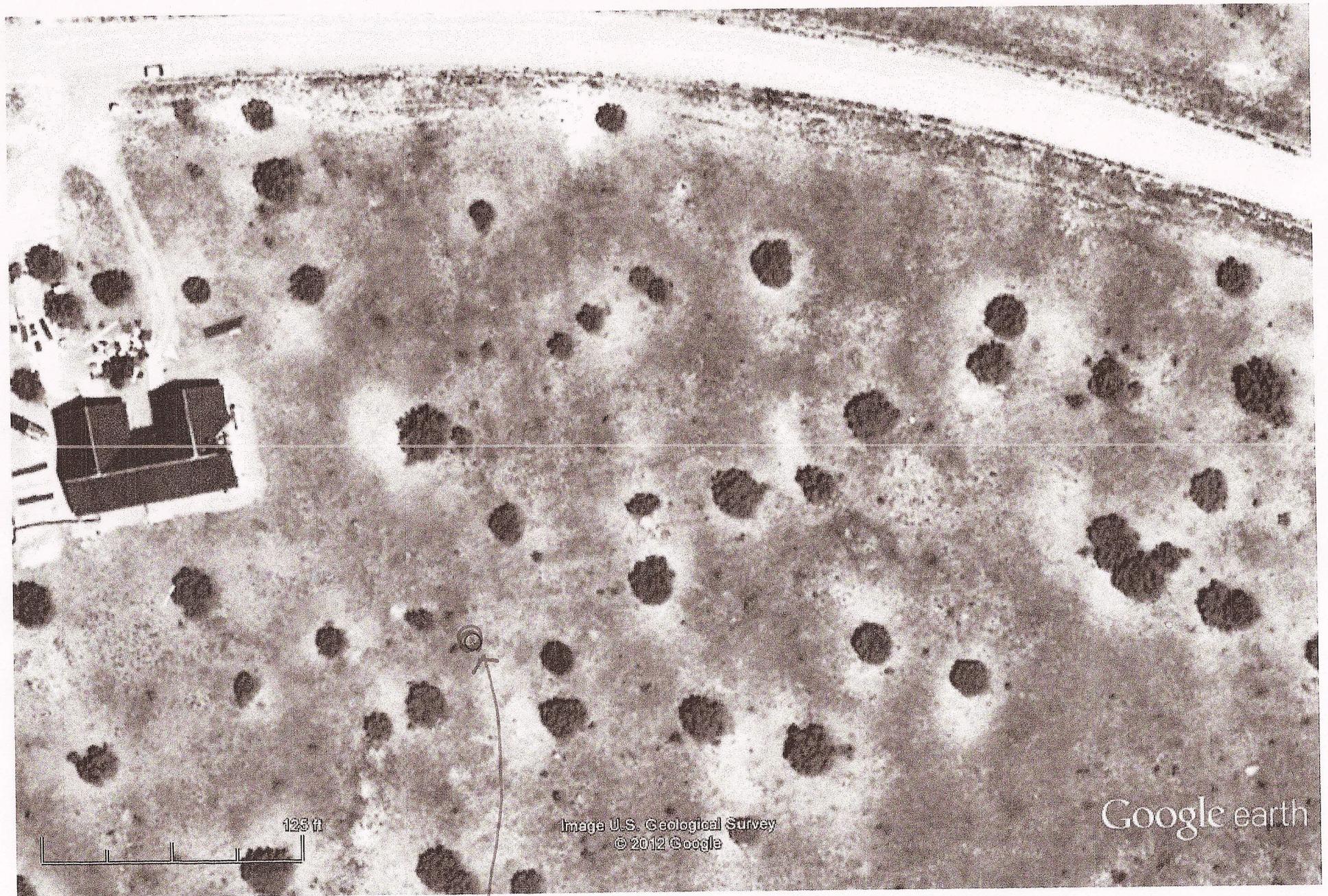


SUSAN JORDAN

JAKE GREENE

(505) 466-1894

Approved
2-21-12
Don Hall



125 ft

Image U.S. Geological Survey
© 2012 Google

Google earth

Google earth

feet 300
meters 100



approved 2-21-12
in [unclear]

Susan Jordan and Jake Greene
86 Avenida de la Paz ♦ Lamy NM 87540

January 14, 2012

Tierra Colinas Homeowners Association
ATTN: Architecture Committee
36A Camino Loma Seco
Lamy NM 87540

*Walked the lot 1-14-12
made suggestions to
move from orig site
& screen.*

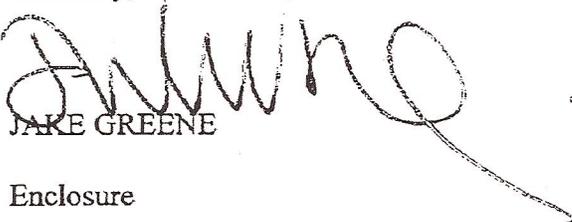
Dear Members of the Architecture Committee:

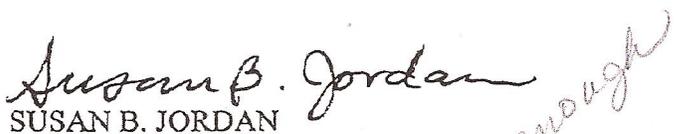
This follows up our on-site meeting earlier today with Dee Hall and Sharon Peterson, and documents our discussion and agreement with regard to the photovoltaic system (PVS) we will install later this month or in February.

We will move the photovoltaic collector roughly 10 feet easterly of the current proposed location to better screen the installation from Avenida de la Paz and our neighbors to the east; provided, however, that the agreed upon location does not have an adverse impact upon the solar collecting or generating capacity of the PVS. Moreover, we agreed we will plant a non-deciduous tree and/or a tall decorative grass such as pampasgrass to the north of the collector to screen it from view from Avenida de la Paz. As well, this agreement incorporates by reference our earlier submissions to the Committee. Finally, we enclose a completed Application for Architectural Approval for your use.

We appreciate the time Dee and Sharon invested in our project and look forward to hearing from you.

Sincerely,


JAKE GREENE


SUSAN B. JORDAN

Enclosure

*Not specific enough
to approve -*

(505) 466-1894

**TIERRA COLINAS HOMEOWNERS ASSOCIATION
APPLICATION FOR ARCHITECTURAL APPROVAL**

Applicants should submit this form together with plans and specifications. Please attach the following: 1) a check for the appropriate Architectural Review Fee, 2) Color Samples specified by name and manufacturer and, 3) a separate check for a Construction Bond: \$2500 for a residence, or \$1000 for a studio, barn or addition. Attach a Variance Request if needed for approval of your project. The Construction Bond will be refunded upon a Certificate of Occupation.

Review Fees are non-refundable. The fee for a residence is \$500.00. The fee for a barn, studio, or home addition/remodel is \$100.00. Fences, walls, and other small improvements requiring A.C approval currently do not require a fee. The check should be made payable to the Tierra Colinas Homeowners Association, or TCHA.

Call the Architectural Committee Chairman, Kevin Murphy, to advise him you when and how you will submit your plans for Architectural Approval. Call Kevin at 505-989-1999 between 9 a.m. and 5 p.m., Monday - Friday.

APPLICANT INFORMATION:

Name(s) SUSAN JORDAN & JAKE GREENE
Current Mailing Address 86 Avenida de la Paz Loma 87540
Daytime phone number 970-1085 Lot Number 36 Review Date 1/14/2012
Scope of Construction Install PV Collector
Target date for Start of construction Jan -> mid-Feb, 2012

CONTRACTOR INFORMATION:

Name POSITIVE ENERGY
Address 3201 Calle Marie Santa Fe NM 87507
Contractor License Number _____ Daytime phone number 428-0069

MEMO OF UNDERSTANDING

I hereby submit 2 sets of construction plans and specifications that accurately represent proposed improvements to my lot. The Lot corners and the perimeter of the building are staked and ready for committee review. A pole the height of the highest point of the improvement has been placed at that location.

I have met with Dee Hall & Sharon Pelofsky for the Pre-Design Meeting and Preliminary Design Review. I have read the Covenants, the Architectural Guidelines and Subdivision Rules. I understand the Construction Bond will be refunded to me, less any costs spent to remedy 1) non-compliance to the approved plans, 2) violation of Covenants or Subdivision Rules, 3) any damage or clean-up necessary to adjacent Lots and/or the Common Areas caused from my construction project.

I understand the Architectural Committee, or its representative, may inspect the building project at any time during construction upon 24 hour notice.

Signature Susan Jordan Date JAN 14 2012

Susan Jordan and Jake Greene
86 Avenida de la Paz • Lamy NM 87540

December 3, 2011

Tierra Colinas Homeowners Association
ATTN: Architecture Committee
36A Camino Loma Seco
Lamy NM 87540

Committee did not receive until early Jan 2012.

Dear Members of the Architecture Committee:

This is our application to install a 12-panel solar photovoltaic collector on our lot# 36 at the letterhead address.

The panel will be on a tracker system, one that follows the sun, and we enclose a drawing of the device furnished by Positive Energy Solar Electric Systems, the company we are working with. We also enclose a photocopy of an article with photos depicting tracking units with people next to them in order to give you a point of reference. As well, we enclose a remote image downloaded from Google with a red circle depicting the location of the tracker system in relation to our house for the Committee's review. Finally, the exact location of the installation on the east side of our home is flagged with orange and the location where we will bury the cable is flagged in white to make it easy for the Committee to examine. You have our permission to visit the site.

We considered mounting the system on our roof but decided against that option. Our insulated panel roof is not suited to this use and likely would be damaged over time by the mounting system. As well, stationary mounting is approximately 40 percent less efficient in terms of electrical generation than is tracker mounting.

Positive Energy Solar Electric Systems will provide all material for the installation and estimates it will complete installation of the system in five working days split between two weeks. Actual installation dates depend upon the date on which we receive the Committee's approval, after which we can get on Positive Energy's schedule. Anticipating your timely approval, we intend to begin installation at some point in mid-January to February, 2012.

Sincerely,


JAKE GREENE


SUSAN B. JORDAN

(505) 466-1894

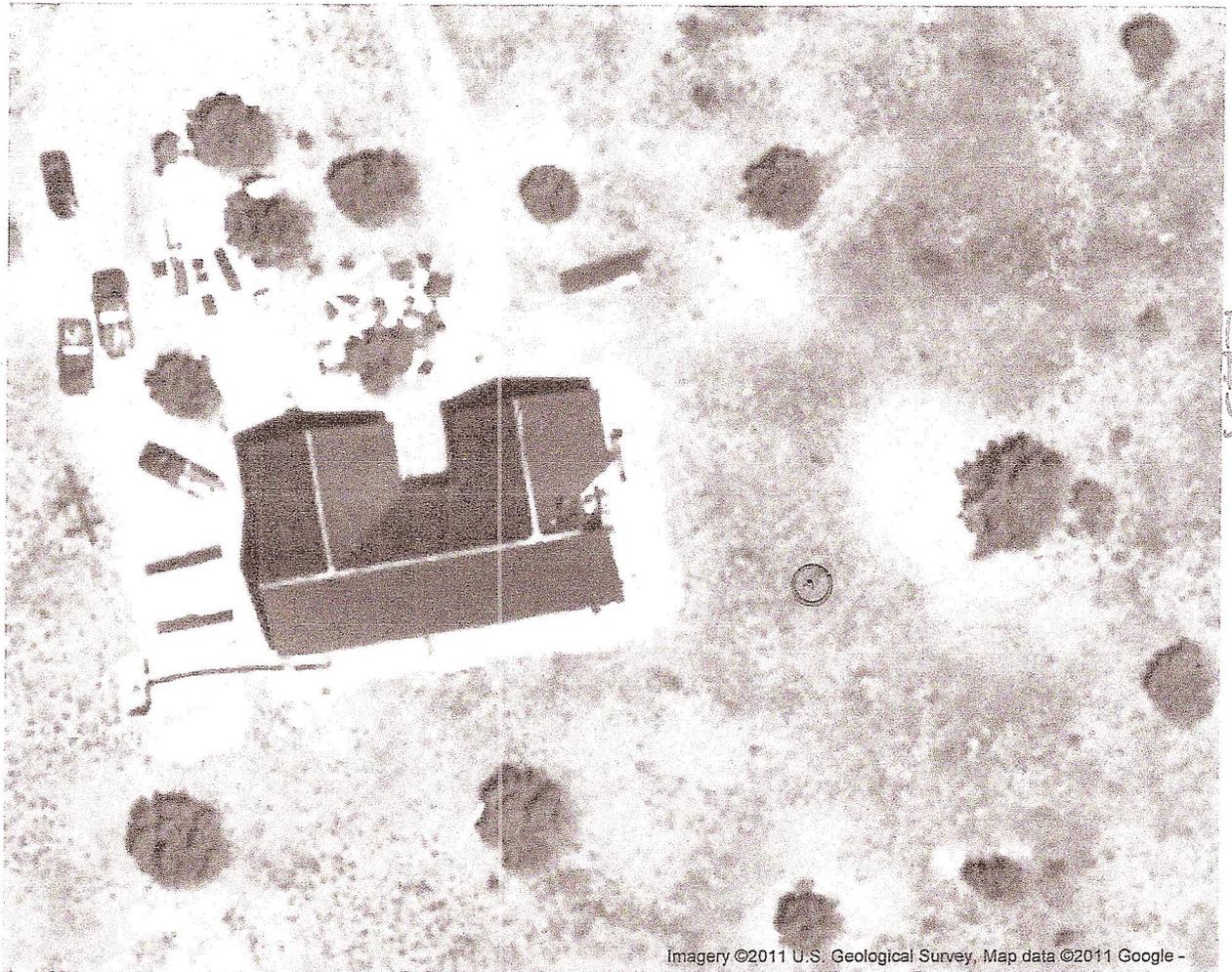
Enclosures

- Image of 12-panel tracker
- Photocopy of July 2011 article
- Remote image download showing system location

Google

To see all the details that are visible on the screen, use the "Print" link next to the map.

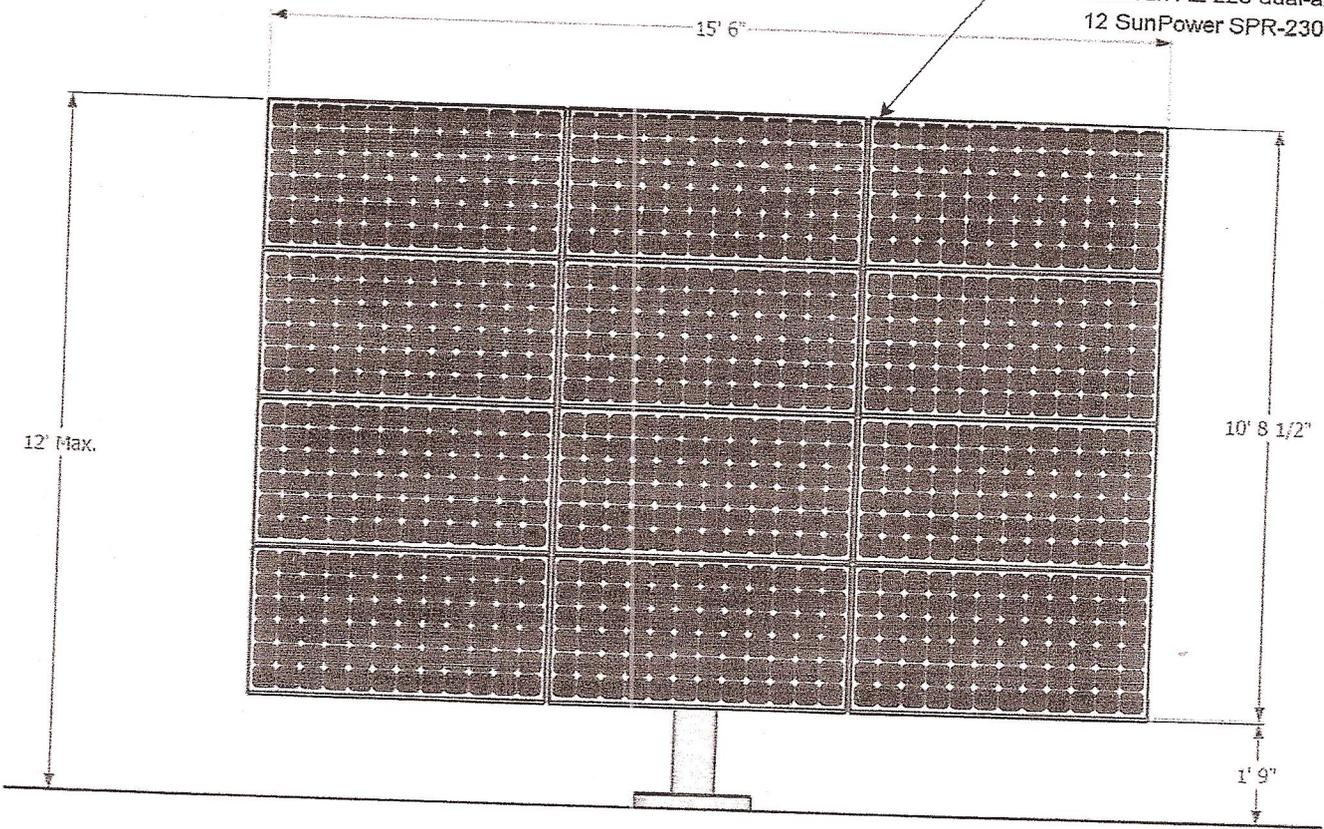
NORTH



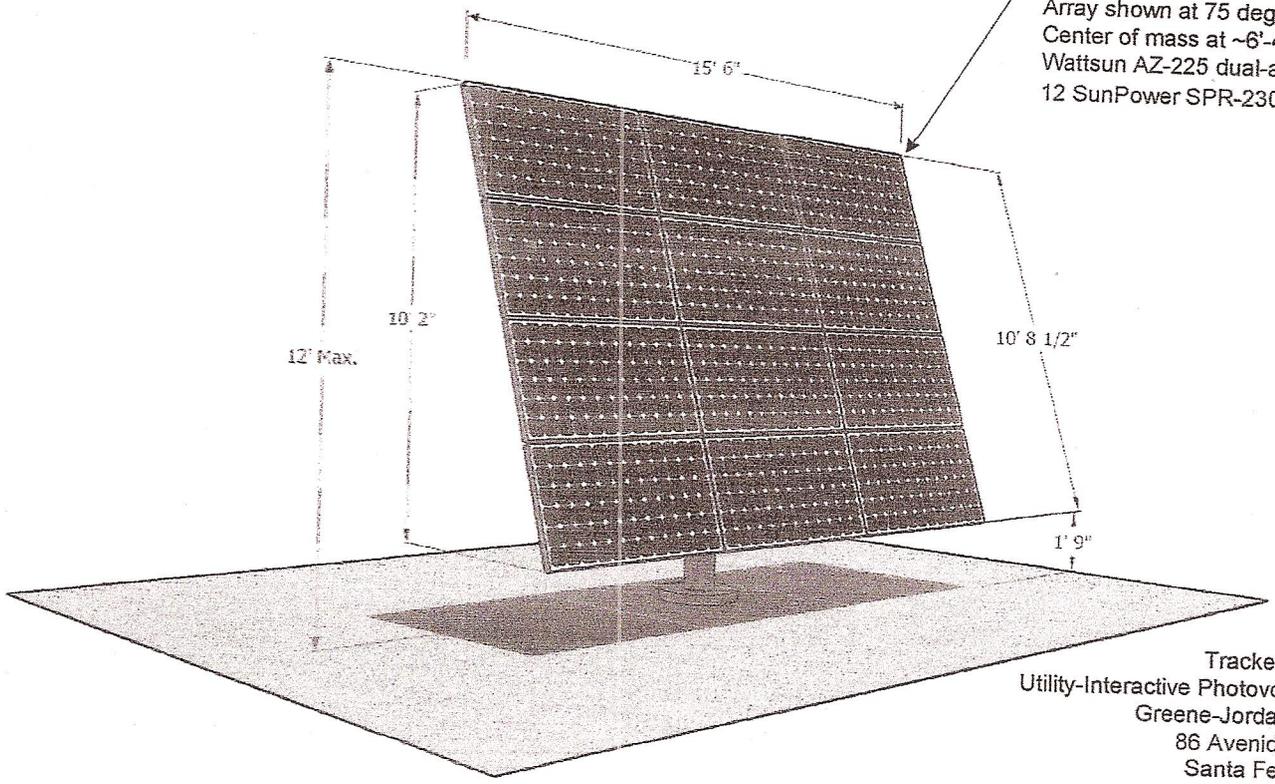
Imagery ©2011 U.S. Geological Survey, Map data ©2011 Google -

Red circle ○ indicates location of traker post mount.

Notes:
 Array shown at 75 degree tilt
 Center of mass at ~6'-4" on drawing
 Wattsun AZ-225 dual-axis tracker
 12 SunPower SPR-230 modules



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 Array shown at 75 degree tilt
 Center of mass at ~6'-4" on drawing
 Wattsun AZ-225 dual-axis tracker
 12 SunPower SPR-230 modules



Tracker Renderings
 Utility-Interactive Photovoltaic System
 Greene-Jordan Residence
 86 Avenida De La Paz
 Santa Fe, NM 87540

Designed by: Positive Energy, Inc.
 3201 Calle Marie
 Santa Fe, New Mexico 87507
 (505) 424-1112 fax (505) 424-1113
 NM Electrical Contractor's License #82573

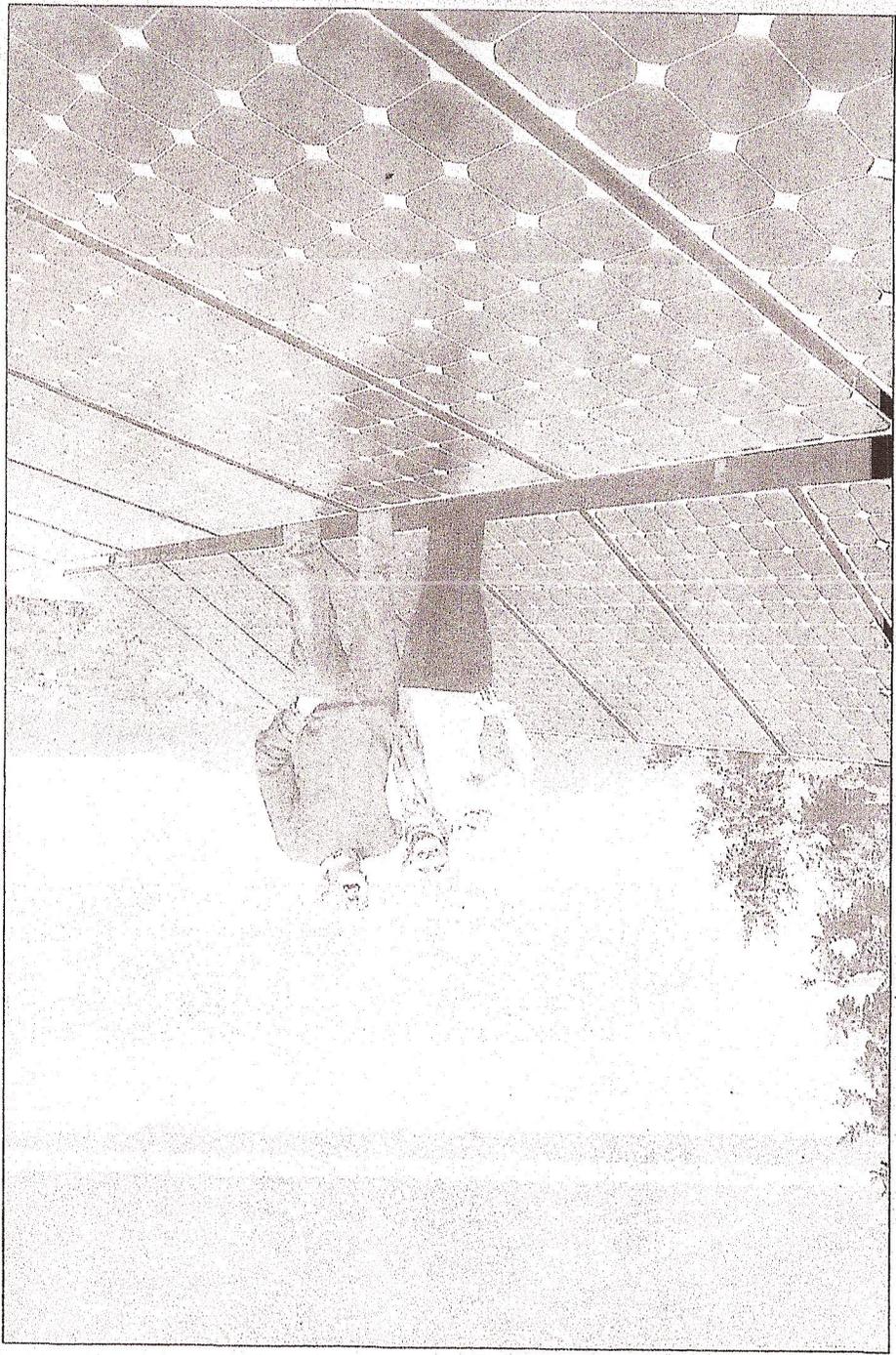
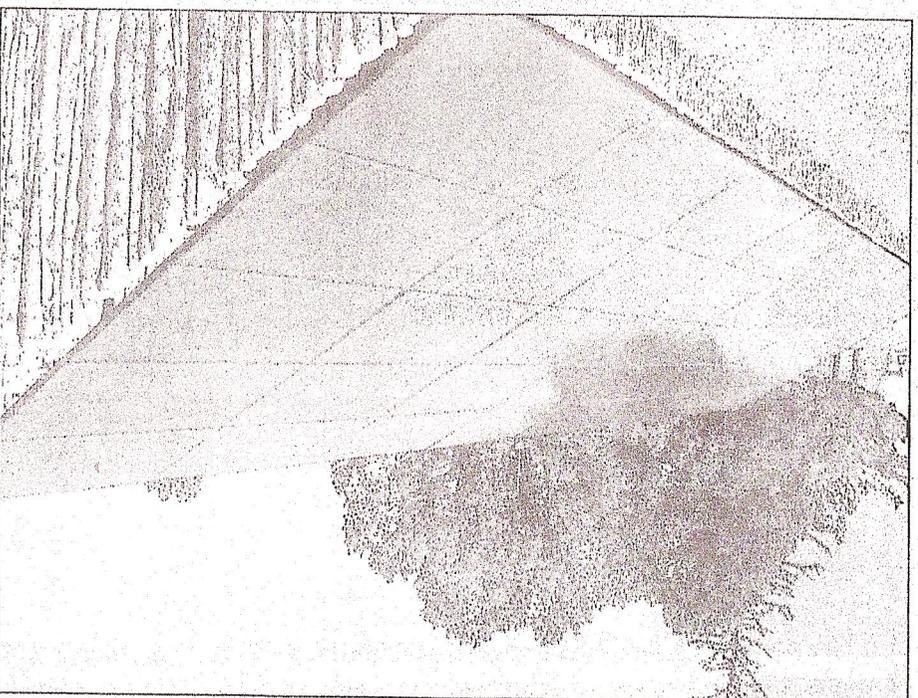
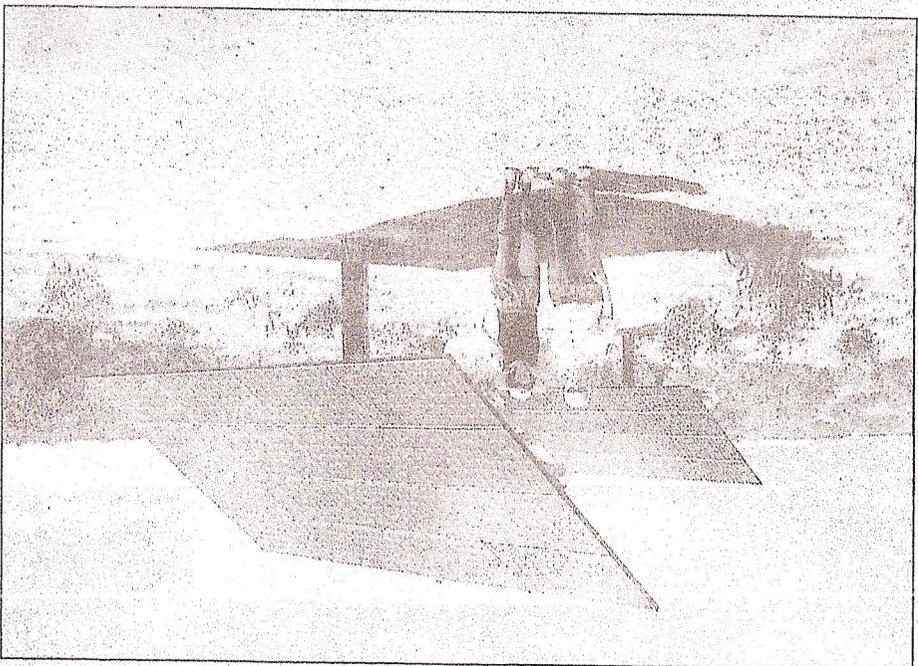


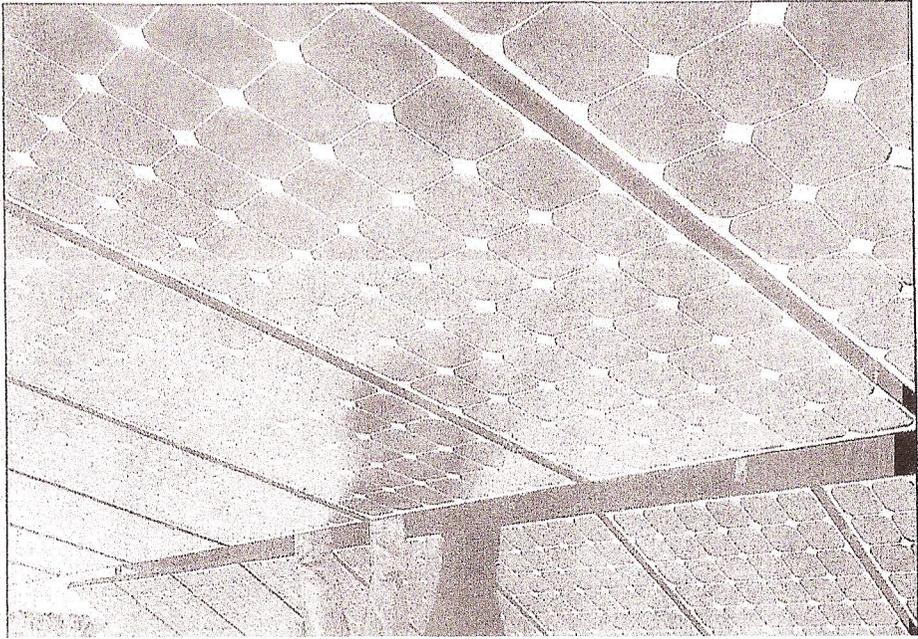
Sadewic said the average home installation is a 3-kilowatt system, consisting of 14 modules, and costs about

Sadewic said the company works with the client for the right system. One might want consumption and generation to even out

suns heat. The heat is transferred to your house water heater or your forced-air or radiant-heating system.

He also offers consulting on passive-solar installation of heat recovery shower drains design and energy conservation, sales and





He also offers consulting on passive-solar design and energy conservation, sales and installation of heat recovery shower drains and skylight reflectors, solar hydronic and towel-rack radiators, and on-demand hot-water recirculators.

If you get a solar-thermal array, you can take advantage of the same 40 percent tax credits you get with a PV array. To qualify for tax credits, the collector must be rated.

"With solar thermal, you do not get the renewable energy credit in New Mexico, although you do in California and Arizona.

I think that should be changed. If you replace an electric water heater, you're still making it so PNM doesn't have to burn coal

One of the informative organizations on these matters is the New Mexico Solar Energy Association. Find it on the internet at www.nmsea.org.

suns heat. The heat is transferred to your house water heater or your forced-air or radiant-heating system.

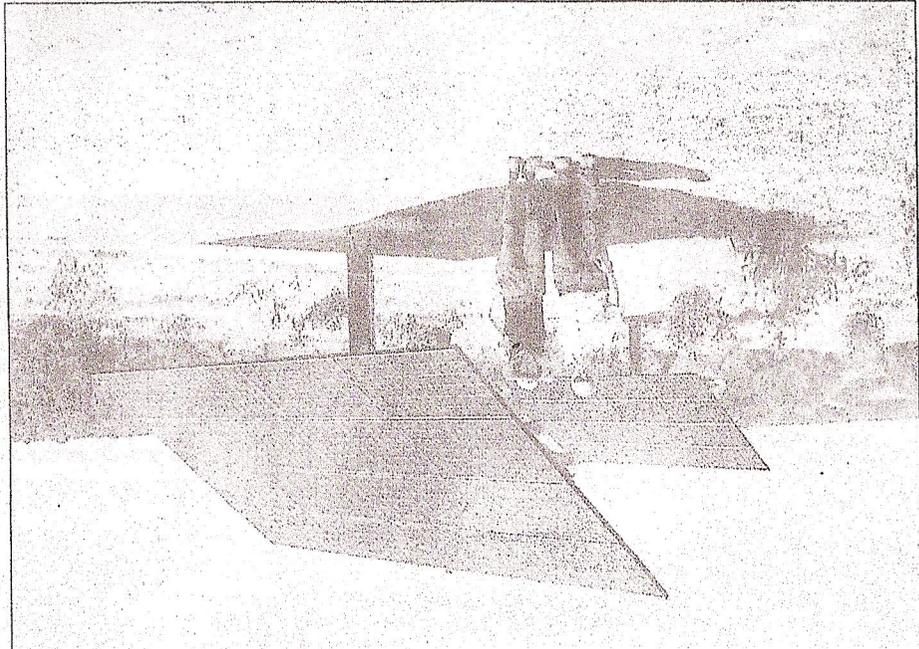
Althouse said about 18 percent of the suns energy is converted into useable energy in a PV system, while it's more like 70 percent with solar thermal. "Solar thermal pays the most. If you have a large load, like a spa or restaurant, you can get 20 to 25 percent return on your investment.

Even if you have a big family, you can approach that.

"The cost of a basic hot-water system to serve four people and provide probably 90 percent of their hot-water needs is about \$7,500," he said. "And that cost will be recouped in about eight years."

SolarWise also installs hot-air collectors, which blows warmed air through a vent in the roof. Those are a little less expensive because you don't have to tie into other systems."

(Rob) SolarWise
690-0749



Sadewic said the company works with the client for the right system. One might want consumption and generation to even out to zero over a year. Another might want a smaller system because of budget concerns. Another might want to generate enough to also charge an electric vehicle or two.

The bottom line, Sindelar said, is "You can get a 4 to 5 percent return investing in PV, which is a pretty good deal."

SolarWise, another Santa Fe company, handles the other side: solar heating systems and solar hot-water systems. He says solar thermal systems will give the fastest payback and the largest greenhouse gas reduction of all the renewable technologies.

The panels, or collectors, in a solar-thermal array use state-of-the-art materials — including black chrome and a microscopic-bead layer that was developed at Sandia National Laboratory — to trap the

Sadewic said the average home installation is a 3-kilowatt system, consisting of 14 modules, and costs about \$18,000. Offsetting that are tax credits: 30 percent of installed cost reimbursable through federal credits and 10 percent through state credits. That brings it down to about \$10,800.

"That 3-kilowatt system generates about 420 kilowatt-hours per month, which at 11 cents per kilowatt-hour is a \$46.20 savings," Sadewic said. "Then you have RBC (Renewable Energy Certificate) payments from the utility, which is 10 cents a kilowatt-hour. The 420 KWH times 10 cents is \$42, and add that to the \$46 and you're now looking at \$90 of savings."

On a typical non-winter day, the array will generate more electricity than you use. PNM lets you carry those credits forward so you can use them when you have lower production.

