E9.0

EAST CORRIDOR

E9.0 EAST CORRIDOR

E9.1 Maps

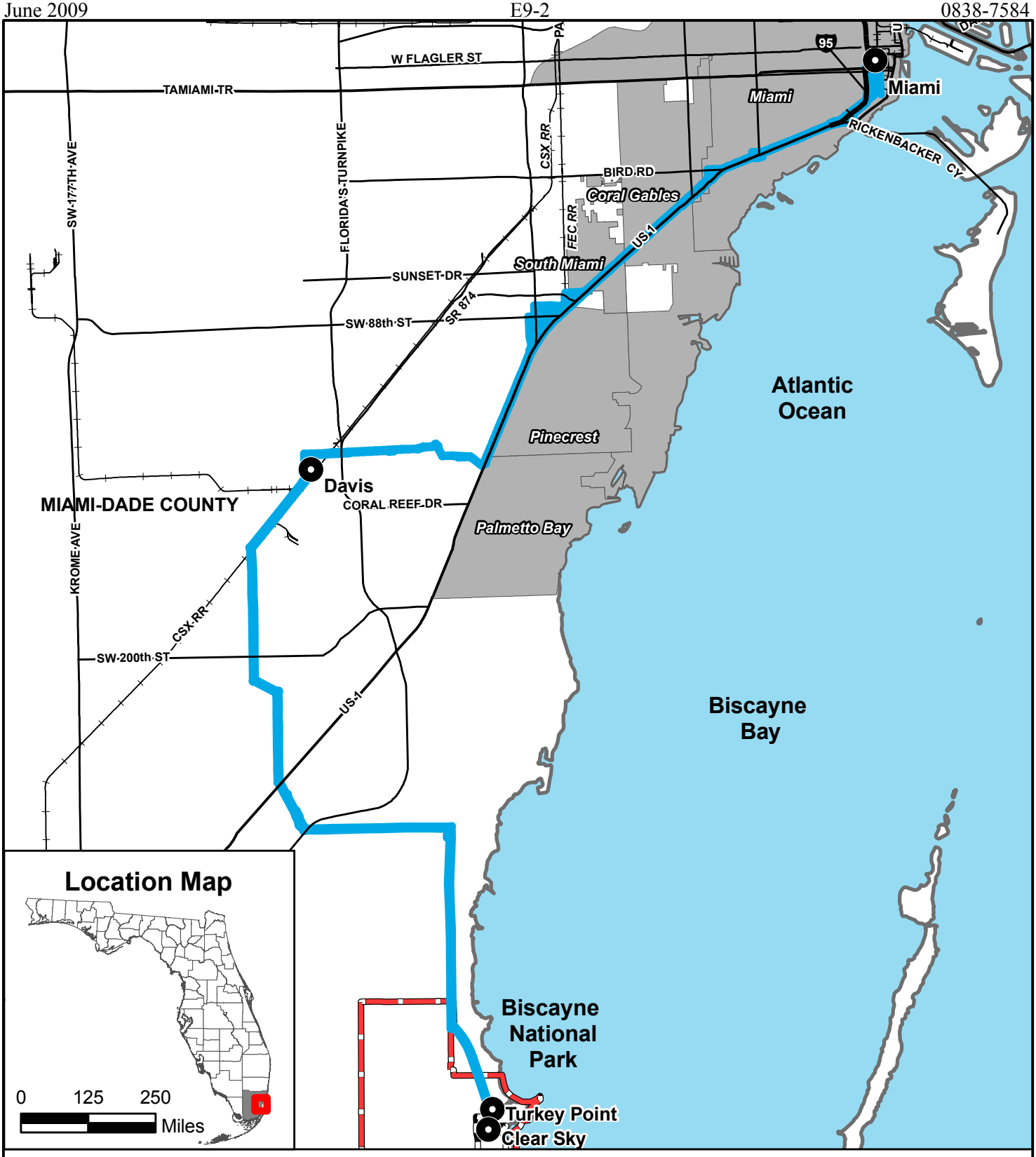
Maps detailing the East Preferred Corridor are all found at the end of this Section E9.0 for use in reviewing the resources along the East Preferred Corridor (Figures E9.1.0-1 through E9.1.0-4, map sheets 1 through 20). The length of the East Preferred Corridor is 36.7 miles

E9.2 Project Description: East Corridor

On April 11, 2008, the Florida Public Service Commission (PSC) issued the need determination order for the Turkey Point Units 6 & 7 Project (Project) including transmission facilities to interconnect and integrate the new generation to the transmission grid. This order (No. PSC-08-0237-FOF-EI) granted a determination of need for the Project and is found in this Site Certification Application (SCA) Chapter 2.0. The proposed East Preferred Corridor will accommodate the 230-kilovolt (kV) transmission line that will connect the proposed Clear Sky substation on the Turkey Point Units 6 & 7 Site (Site) to the existing Florida Power & Light Company (FPL) Davis substation (approximately 19 miles) and then to the existing Miami substation (approximately 17.7 miles). The Davis substation is located at the intersection of SW 136th Street and SW 127th Avenue in unincorporated Miami-Dade County. The Miami substation, located in the City of Miami, is at the intersection of SW 2nd Avenue and SW 3rd Street along the Miami River (see Figure E9.2.0-1). Also, within FPL's existing Turkey Point plant property, the East Preferred Corridor will accommodate a second 230-kV line that will connect the Clear Sky substation to the existing Turkey Point substation. This 230-kV line, entirely within FPL's Turkey Point plant property, is less than 0.4 mile long. Figure E9.2.0-1 provides a depiction of the East Preferred Corridor.

Although there will be improvements required at the Davis, Miami, and Turkey Point substations, any required permits for that work will be obtained separately from this application for certification.

The proposed Clear Sky-Turkey Point, Clear Sky-Davis, and Davis-Miami 230-kV transmission lines are to be constructed typically using 80- to 105-foot (ft)-tall, guyed or unguyed single-pole concrete structures directly embedded into the ground (see Figures E9.2.0-2 and E9.2.0-3). In some cases along the proposed transmission line routes, the new lines may be designed to provide for other attachments such as electric distribution lines, communication facilities, or other utility equipment.



LEGEND

- East Preferred Corridor
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property
- FPL Substation
- Interstate Highway
- US Highway
- Major Road
- Railroad
- Municipalities

REFERENCES

US Census, 2000; FDOT, 2005; Miami-Dade County, 2008.

N

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
EAST PREFERRED CORRIDOR ALIGNMENT

FPL

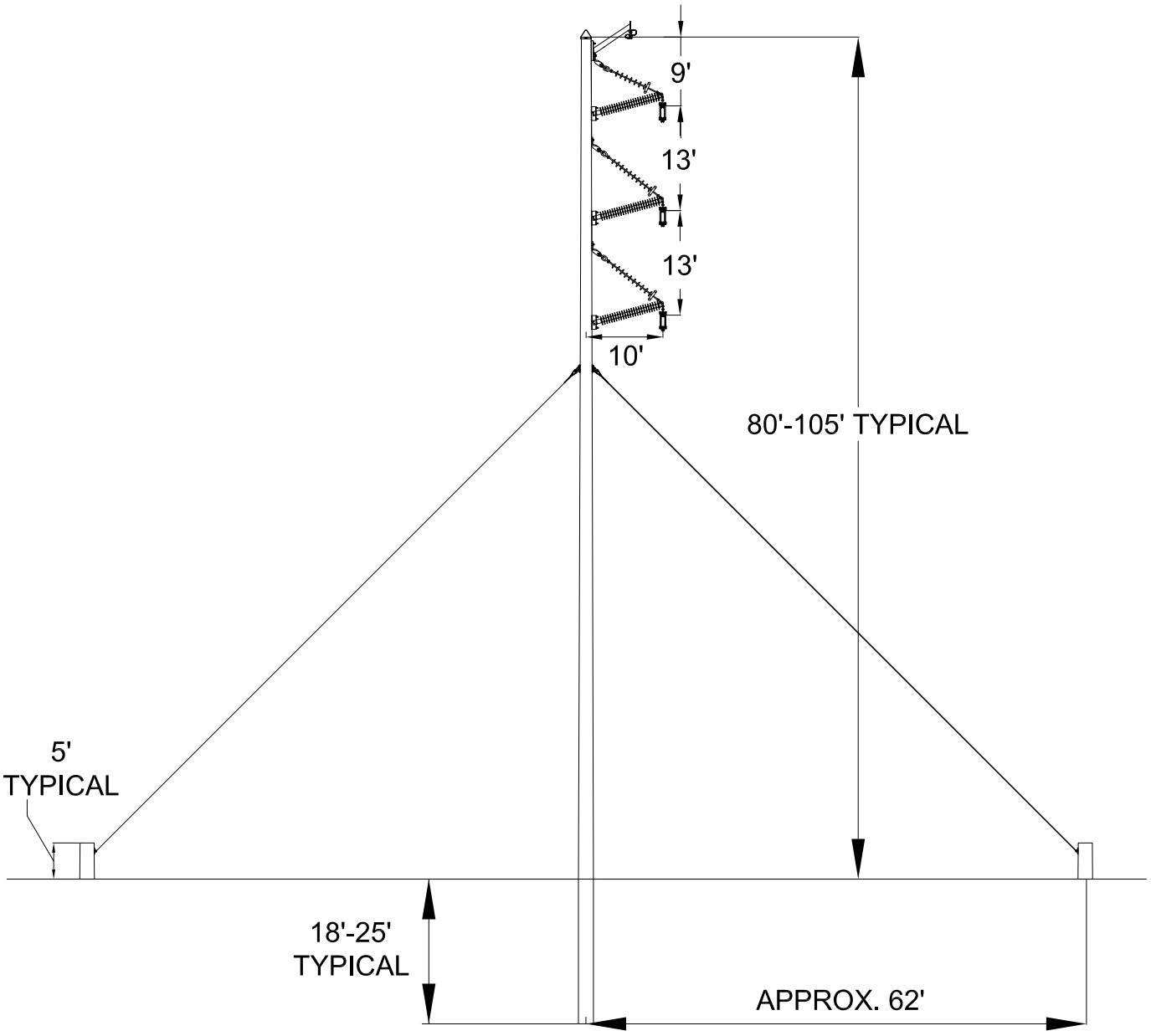
FILE No. 080489-0100

REV. 0

PLOT DATE 05/21/2009

FIGURE E9.2.0-1

TYPICAL SINGLE-CIRCUIT GUYED 230-kV STRUCTURE



NOTES:
1. GUYED STRUCTURES ARE CONNECTED TO CONCRETE PILE ANCHORS.
2. STRUCTURES MAY BE UNGUYED AT CERTAIN LOCATIONS.
3. INSULATOR CONFIGURATION MAY VARY FROM BRACED TO UNBRACED IN DETAILED ENGINEERING.

GRAPHIC SCALE
0 10 20
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

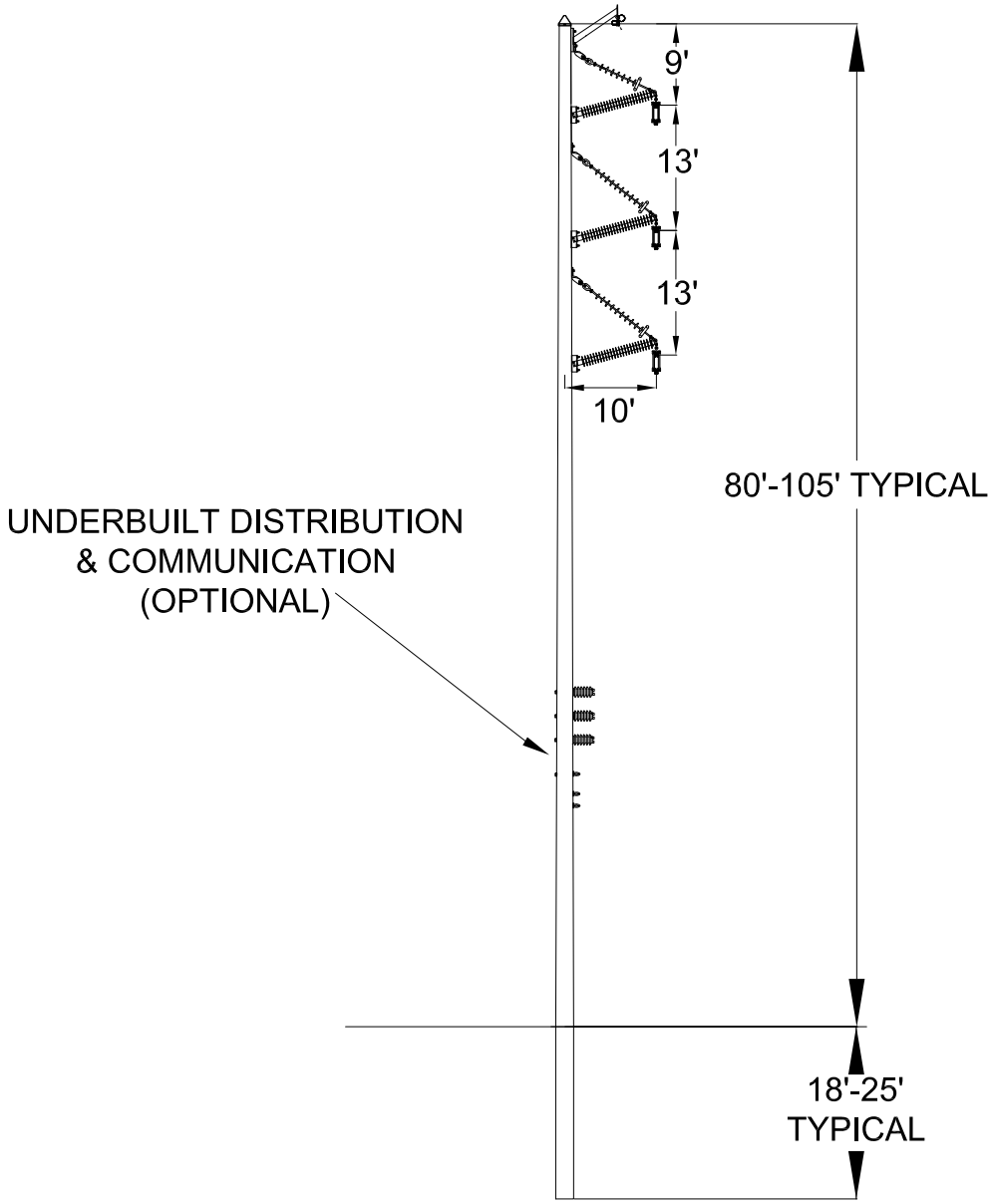
TITLE
TYPICAL SINGLE-CIRCUIT GUYED 230-kV STRUCTURE

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-2

TYPICAL SINGLE-CIRCUIT 230-kV STRUCTURE WITH UNDERBUILT FACILITIES



NOTE:
INSULATOR CONFIGURATION MAY VARY FROM BRACED TO UNBRACED IN DETAILED ENGINEERING.

GRAPHIC SCALE
0 10 20
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
TYPICAL SINGLE-CIRCUIT 230-kV STRUCTURE
WITH UNDERBUILT FACILITIES

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/15/2009

FIGURE
E9.2.0-3

Figure E9.2.0-3 depicts the placement of these underbuilt facilities when they are included. Where a transmission line turns large angles or crosses other major linear facilities, guyed structures (singular or multiple) may also be used. In some areas of the lines, due to localized considerations, variations to these typical designs may be needed.

Clear Sky to Turkey Point—The Clear Sky-Turkey Point 230-kV transmission line is to be constructed typically using 80- to 105-ft-tall, unguyed concrete poles directly embedded into the ground.

Clear Sky to Davis—The Clear Sky-Davis 230-kV transmission line is to be constructed typically using 80- to 105-ft-tall, unguyed or guyed concrete poles directly embedded into the ground. These structures will be designed to accommodate another circuit in the future.

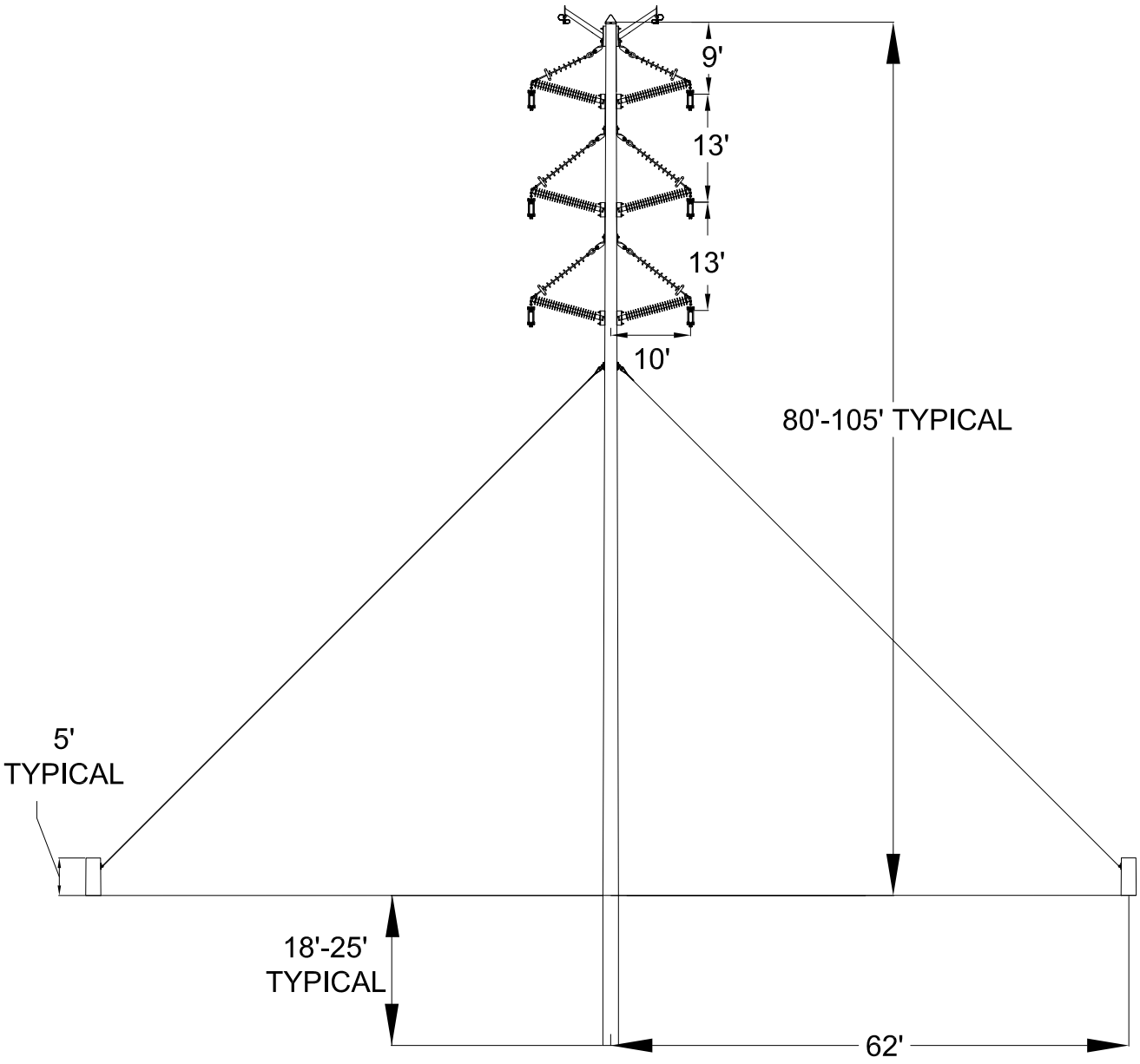
The six conductors (two per phase) of the Clear Sky-Turkey Point and Clear Sky-Davis 230-kV transmission lines will typically be framed in a vertical configuration, as shown in the previously referenced figures. Each conductor is anticipated to be one 954-thousand-circular-mil (kcmil) aluminum conductor, steel-reinforced alumoweld core. The maximum current rating (MCR) for these transmission lines will be 2,990 amperes. The MCR is the nominal value that would be expected to cause the conductor to reach its design temperature limit of 115 degrees Celsius (°C).

Davis to Miami—The proposed Davis-Miami 230-kV transmission line is to be constructed typically using 80- to 105-ft-tall, unguyed concrete poles directly embedded into the ground.

In some portions of the proposed Davis-Miami 230-kV transmission line, it will be collocated with other transmission lines on existing right-of-way. In some of those locations, to accommodate both power lines on one pole, the transmission line will be constructed using double-circuit concrete poles directly embedded into the ground (see Figures E9.2.0-4 and E9.2.0-5).

The conductors for the overhead portion of the proposed Davis-Miami 230-kV transmission line will also typically be framed in a vertical configuration, as shown in the previously referenced figures. A combination of conductors will be used, including two 954-kcmil aluminum conductors, steel-reinforced alumoweld core per phase (similar to the proposed Clear Sky-Turkey Point and Clear Sky-Davis 230-kV lines) and a single conductor per phase such as one 1,272- or 1,351-kcmil aluminum conductor, steel-reinforced alumoweld core. The MCR for the Davis-Miami 230-kV transmission line will be 2,300 amperes.

TYPICAL DOUBLE-CIRCUIT GUYED 230-kV STRUCTURE



NOTES:
1. GUYED STRUCTURES ARE CONNECTED TO CONCRETE PILE ANCHORS.
2. STRUCTURES MAY BE UNGUYED AT CERTAIN LOCATIONS.
3. INSULATOR CONFIGURATION MAY VARY FROM BRACED TO UNBRACED IN DETAILED ENGINEERING.

GRAPHIC SCALE
0 10 20
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

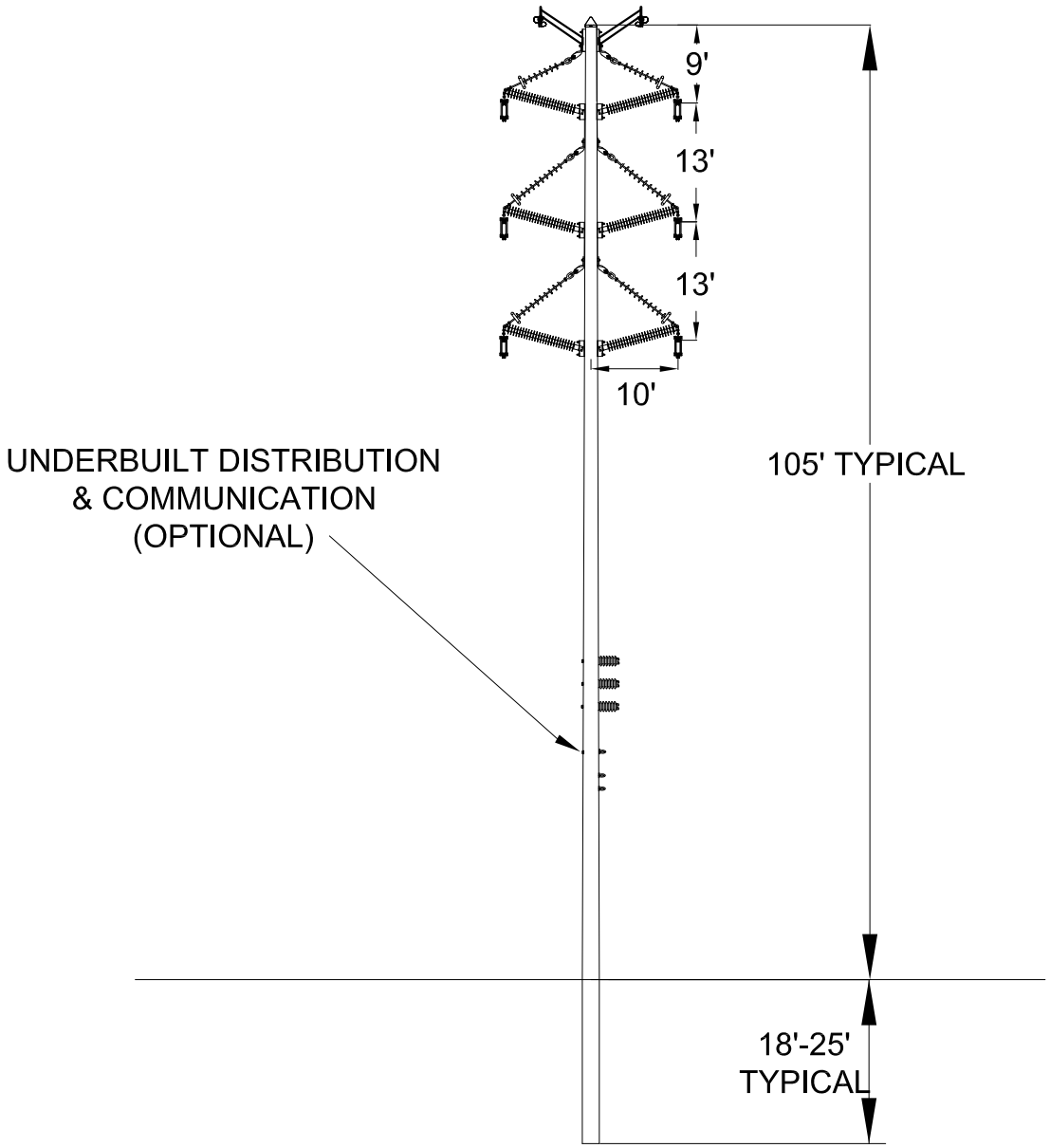
TITLE
TYPICAL DOUBLE-CIRCUIT GUYED 230-kV STRUCTURE

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-4

TYPICAL DOUBLE-CIRCUIT 230-kV STRUCTURE WITH UNDERBUILT FACILITIES



NOTE:
INSULATOR CONFIGURATION MAY VARY FROM BRACED TO UNBRACED IN DETAILED ENGINEERING.

GRAPHIC SCALE
0 10 20
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
TYPICAL DOUBLE-CIRCUIT 230-kV STRUCTURE
WITH UNDERBUILT FACILITIES

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/18/2009

FIGURE
E9.2.0-5

A short section of the proposed Davis-Miami 230-kV transmission line, at the crossing of the Miami River adjacent to the existing FPL Miami substation, is to be constructed as an underground extruded dielectric cable system using cross-linked polyethylene (XLPE) insulating cables. The minimum conductor design requirements of 2,300 amperes for the underground cable system is a pair of 3,000-kcmil copper, 950-mil XLPE insulated parallel cables. The final selection of a cable size for the underground cable system will be made during the final design stages.

The typical overhead span lengths between structures along the East Preferred Corridor will range from approximately 200 to 750 ft, depending on location-specific factors, right-of-way widths, and other design considerations. Figures E9.2.0-6 and E9.2.0-7 depict conductor profiles within this range for the proposed Clear Sky-Turkey Point, Clear Sky-Davis, and Davis-Miami 230-kV lines.

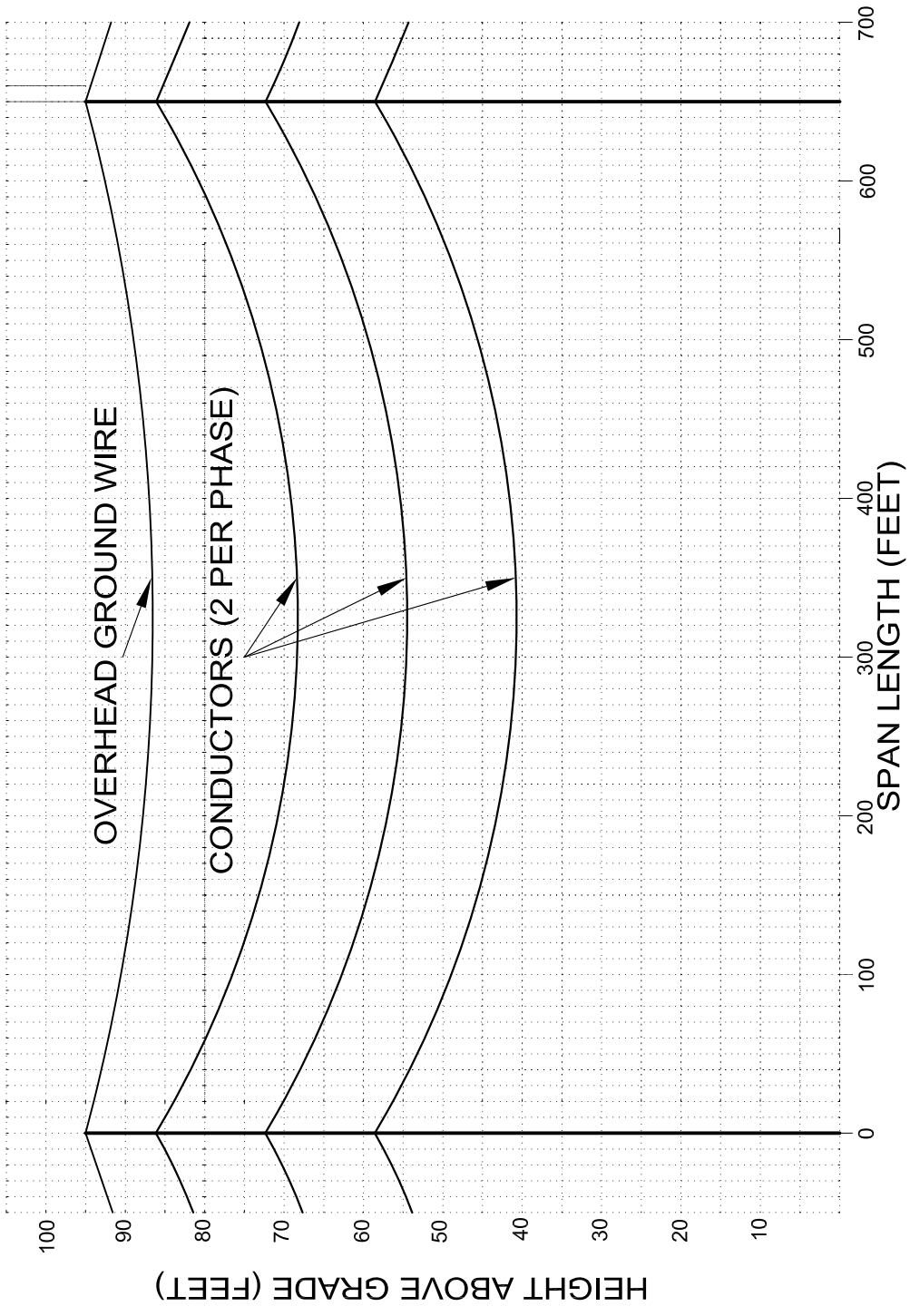
Depending on the particular location along the East Preferred Corridor, FPL proposes several potential typical overhead cross-sectional configurations (see Figure E9.2.0-8). Typical cross-sectional configurations for the Clear Sky-Davis 230-kV transmission line include:

- At Turkey Point plant property boundary (E1).
- South of SW 248th Street (E2).
- North of SW 248th Street (E3).
- South of Davis substation (E4).

Typical cross-sectional configurations for overhead portions of the Davis-Miami 230-kV transmission line include:

- North of Davis substation (E5).
- West of SW 117th Avenue (E6).
- West of SW 107th Avenue (E7).
- East of SW 97th Avenue (E8).
- U.S. Highway 1 (U.S. 1) and Busway (E9).
- U.S. 1 and Metrorail (E10).
- Ponce de Leon Boulevard (E11).
- Private property adjacent to road right-of-way (E12).

CONDUCTOR PROFILE:
230-kV SINGLE-POLE 650-FT SPAN



NOTES:
1. THIS PROFILE ASSUMES A SPAN LENGTH OF 650' AND POLE HEIGHTS OF 95' ABOVE GRADE. MID-SPAN CLEARANCES ALONG THE LINE WILL VARY DEPENDING ON POLE HEIGHTS AND SPAN LENGTHS BETWEEN STRUCTURES.
2. CONDUCTOR AND OVERHEAD GROUND WIRE SHOWN AT MAXIMUM CONDUCTOR DESIGN TEMPERATURE.

NOT TO SCALE

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
CONDUCTOR PROFILE:
230-kV SINGLE-POLE 650-FT SPAN

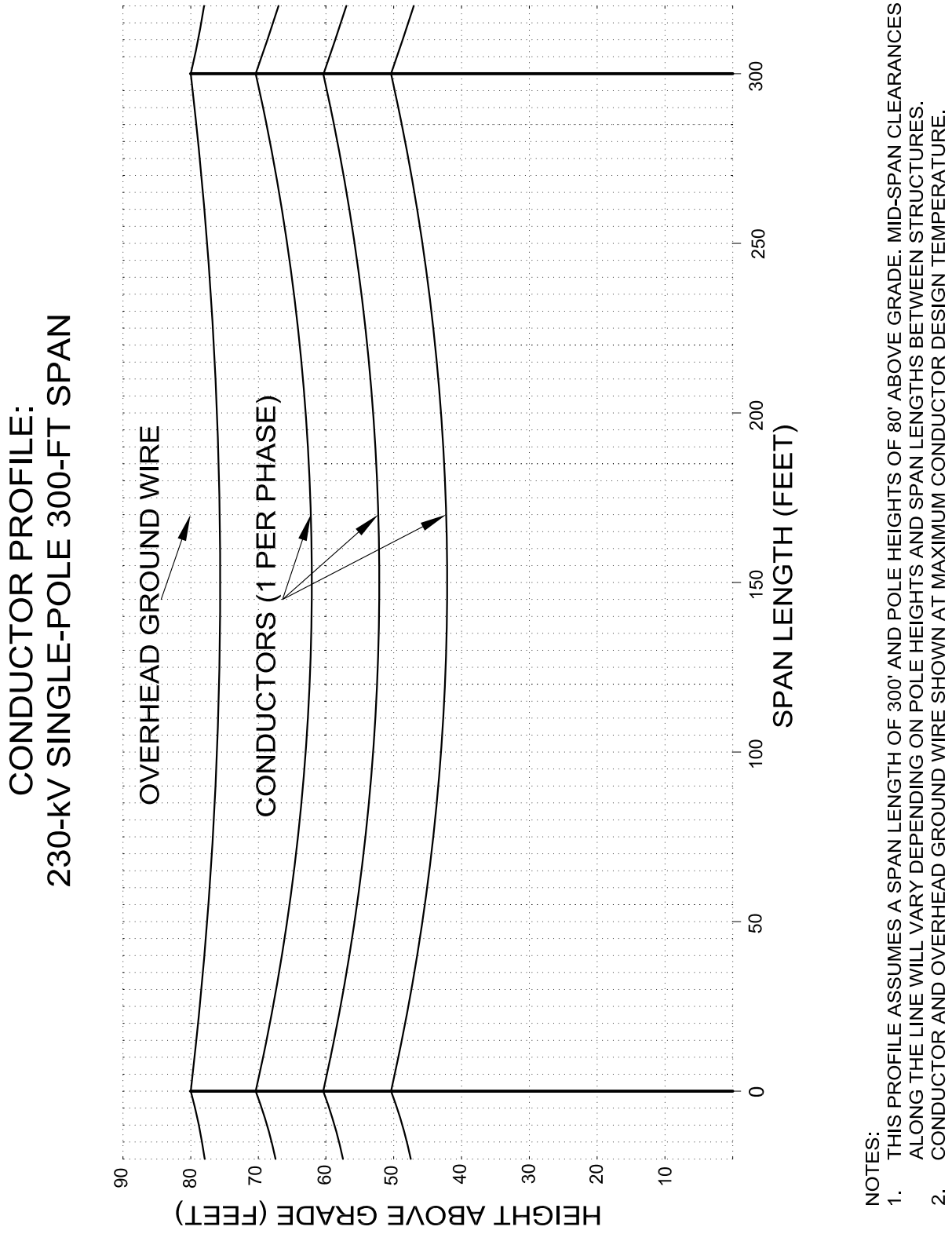
FPL

FILE No. 080489-0100

REV. 0

PLOT DATE 05/18/2009

FIGURE E9.2.0-6



NOTES:
1. THIS PROFILE ASSUMES A SPAN LENGTH OF 300' AND POLE HEIGHTS OF 80' ABOVE GRADE. MID-SPAN CLEARANCES ALONG THE LINE WILL VARY DEPENDING ON POLE HEIGHTS AND SPAN LENGTHS BETWEEN STRUCTURES.
2. CONDUCTOR AND OVERHEAD GROUND WIRE SHOWN AT MAXIMUM CONDUCTOR DESIGN TEMPERATURE.

NOT TO SCALE

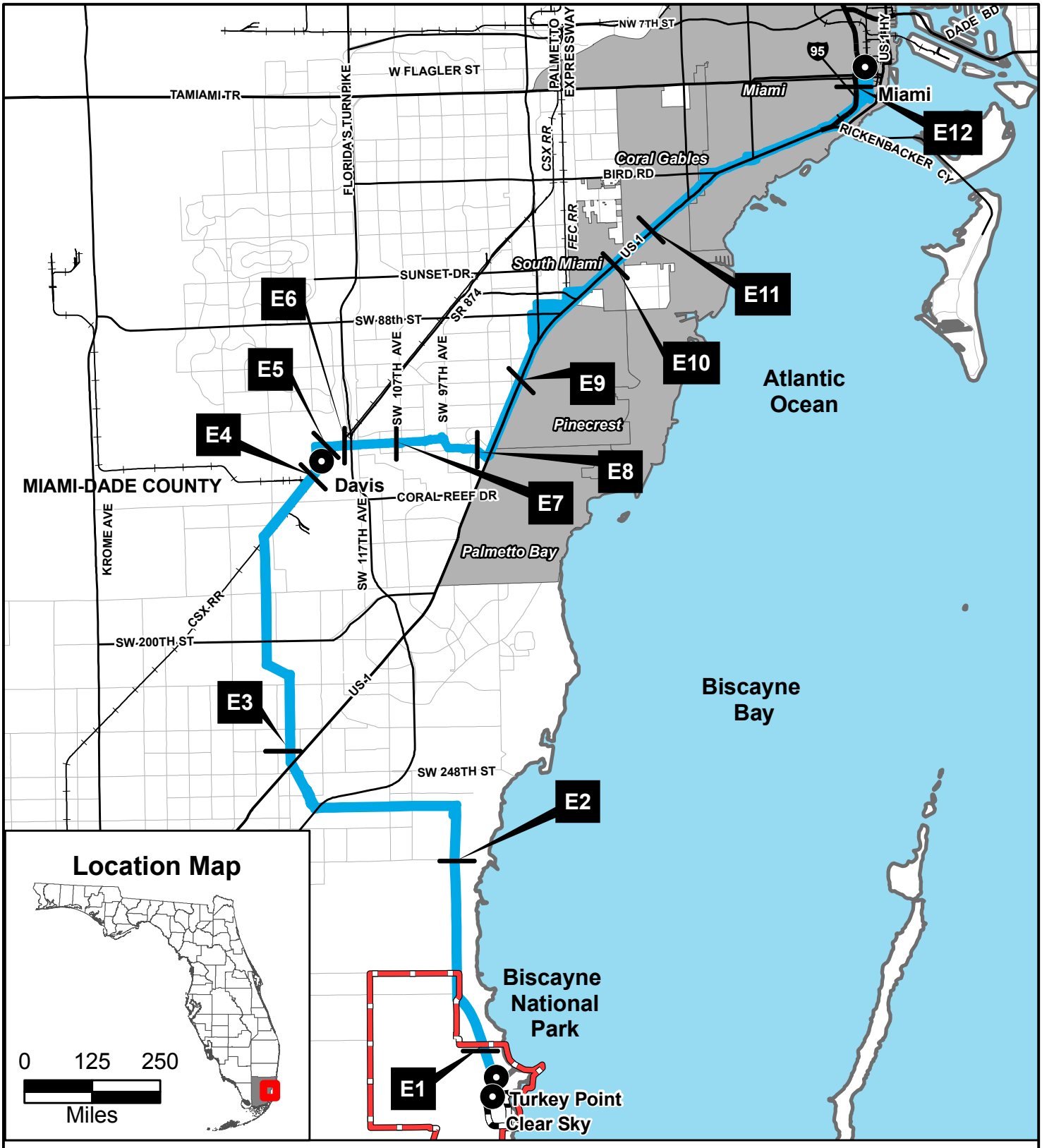
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
CONDUCTOR PROFILE:
230-kV SINGLE-POLE 300-FT SPAN

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/18/2009

FIGURE E9.2.0-7


NW 7TH ST
W FLAGLER ST
TAMIAMI TR
FLORIDA'S TURNPIKE
PALMETTO EXPRESSWAY
CSX RR
FEC RR
US-1
US-1 HY
DADE BD
95
Miami
Miami
Coral Gables
BIRD RD
RICKENBACKER CY
South Miami
SUNSET DR
SW 88th ST
SR 874
SW 107TH AVE
SW 97TH AVE
Pinecrest
Atlantic Ocean
MIAMI-DADE COUNTY
Davis
CORAL REEF DR
KROME AVE
SW 117TH AVE
Palmetto Bay
CSX RR
SW 200TH ST
US-1
Biscayne Bay
SW 248TH ST
Biscayne National Park
Turkey Point
Clear Sky
E1
E2
E3
E4
E5
E6
E7
E8
E9
E10
E11
E12
Location Map
0 125 250
Miles
LEGEND
Location of Cross-Section
E1
East Preferred Corridor
Turkey Point Units 6 & 7 Site
Turkey Point Plant Property
FPL Substation
Interstate Highway
US Highway
Major Road
Railroad
Municipalities
REFERENCES
N
0 3 6
Miles
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES
TITLE
LOCATIONS OF CROSS-SECTIONS
FPL
FILE No. 080489-0100
REV. 0
PLOT DATE 05/21/2009
FIGURE E9.2.0-8

These locations and a depiction of the typical cross-section at each are shown in Figures E9.2.0-9 through E9.2.0-20. The location (E-13), which is not depicted on Figure E9.2.0-8, is the underground location and is discussed in more detail in Section E9.4.1.5.

Transmission line conductor vertical clearances will vary along the length of the transmission lines; however, in all instances, the clearances will comply with the National Electrical Safety Code (NESC) (Institute of Electrical and Electronics Engineers, Inc., 2007), as required by Section 366.04, Florida Statutes (F.S.), and Section 25-6.0345, Florida Administrative Code (F.A.C.). Clearances will also provide for operational requirements of regulatory agencies (U.S. Army Corps of Engineers [USACE], South Florida Water Management District [SFWMD], etc.) where the facilities of these agencies are crossed by the transmission line.

E9.3 Corridor

The East Preferred Corridor was generally described in Section 9.0. FPL is proposing within this application a single preferred corridor for the east. The East Preferred Corridor is described under Section E9.3.2.

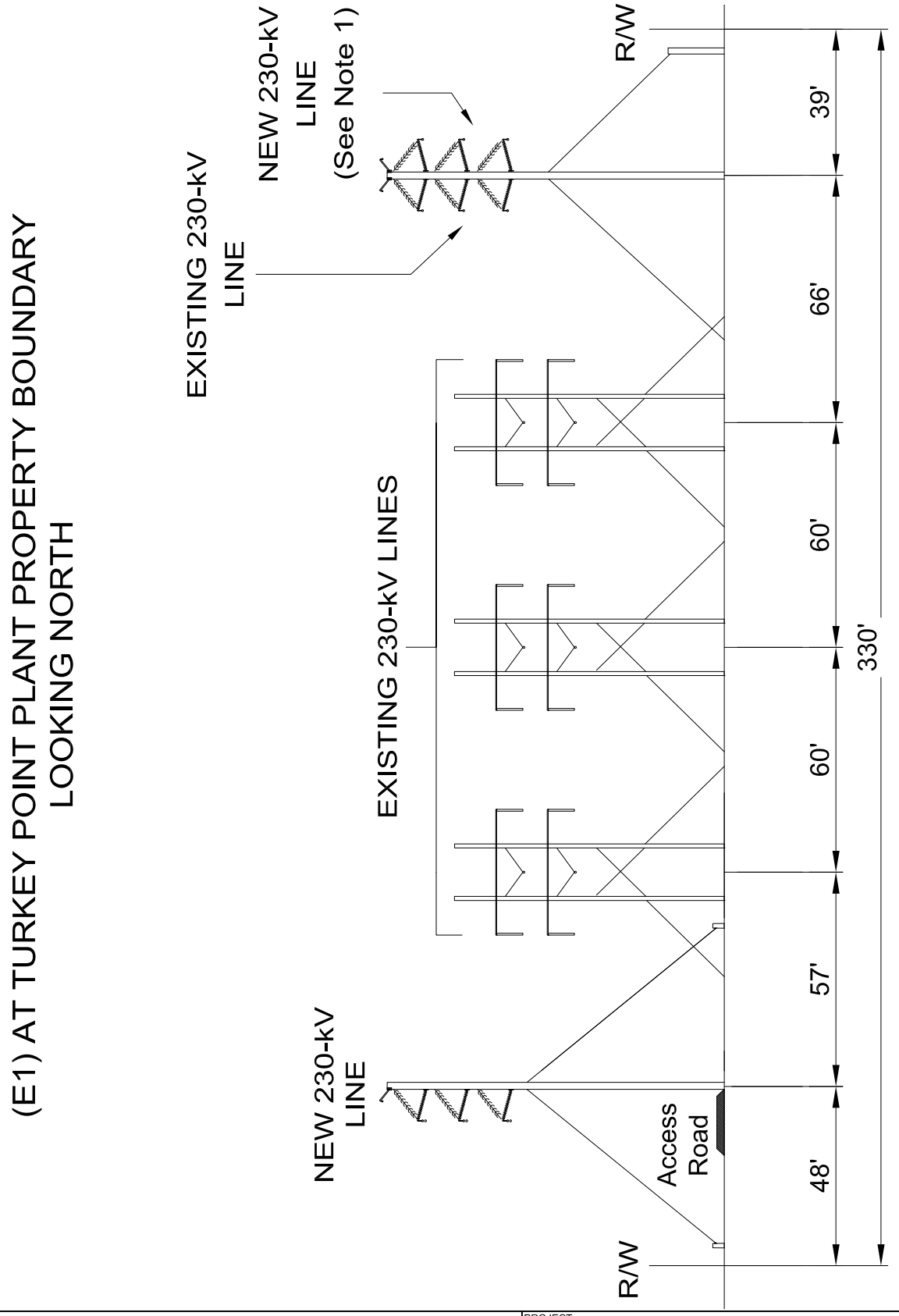
E9.3.1 Corridor Selection

The East Preferred Corridor for the Project was selected by a multi-disciplinary transmission line siting team consisting of experts in land use, engineering, and the environment.

The objective of the corridor selection study was to select a certifiable corridor that balances land use/ socioeconomic, environmental, engineering, and cost considerations. Corridor selection methods were designed to be:

- Integrative of multi-disciplinary siting criteria.
- Rational and objective in decision-making.
- Sensitive to social and environmental conditions.
- Responsive to regulatory requirements.
- Reflective of community concerns and issues.
- Capable of accurate documentation and verification.

The corridor selection process consisted of four major tasks: (1) project and study area definition, (2) resource mapping and alternative route delineation, (3) evaluation of alternative routes and



GRAPHIC SCALE
0 20 40
SCALE IN FEET

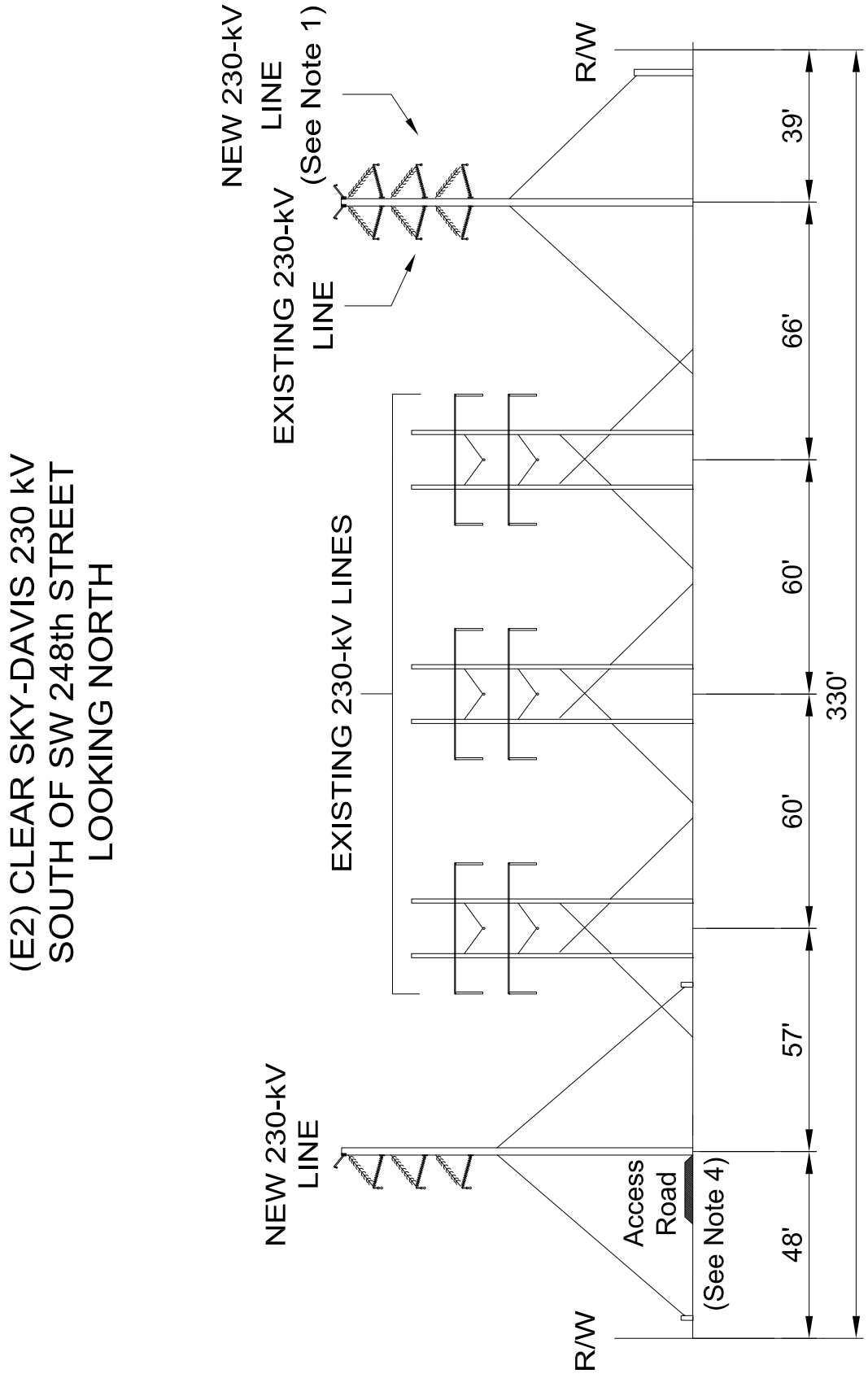
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
(E1) AT TURKEY POINT PLANT PROPERTY BOUNDARY

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-9



(E2) CLEAR SKY-DAVIS 230 kV
SOUTH OF SW 248th STREET
LOOKING NORTH

NOTES:

1. CIRCUIT SCHEDULED TO BE ADDED IN 2011 AS PART OF SEPARATE PROJECT.
2. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
3. STRUCTURES MAY BE SPACED AT DIFFERING INTERVALS LONGITUDINALLY ALONG THE RIGHT-OF-WAY.
4. PLANNED FOR COLLOCATION WITH RECLAIMED WATER PIPELINE AND IMPROVED ACCESS ROAD. SEE SECTION P9.0 FOR LOCATION OF RECLAIMED WATER PIPELINES PARALLEL TO SW 97th AVENUE.

GRAPHIC SCALE
0 20 40
SCALE IN FEET

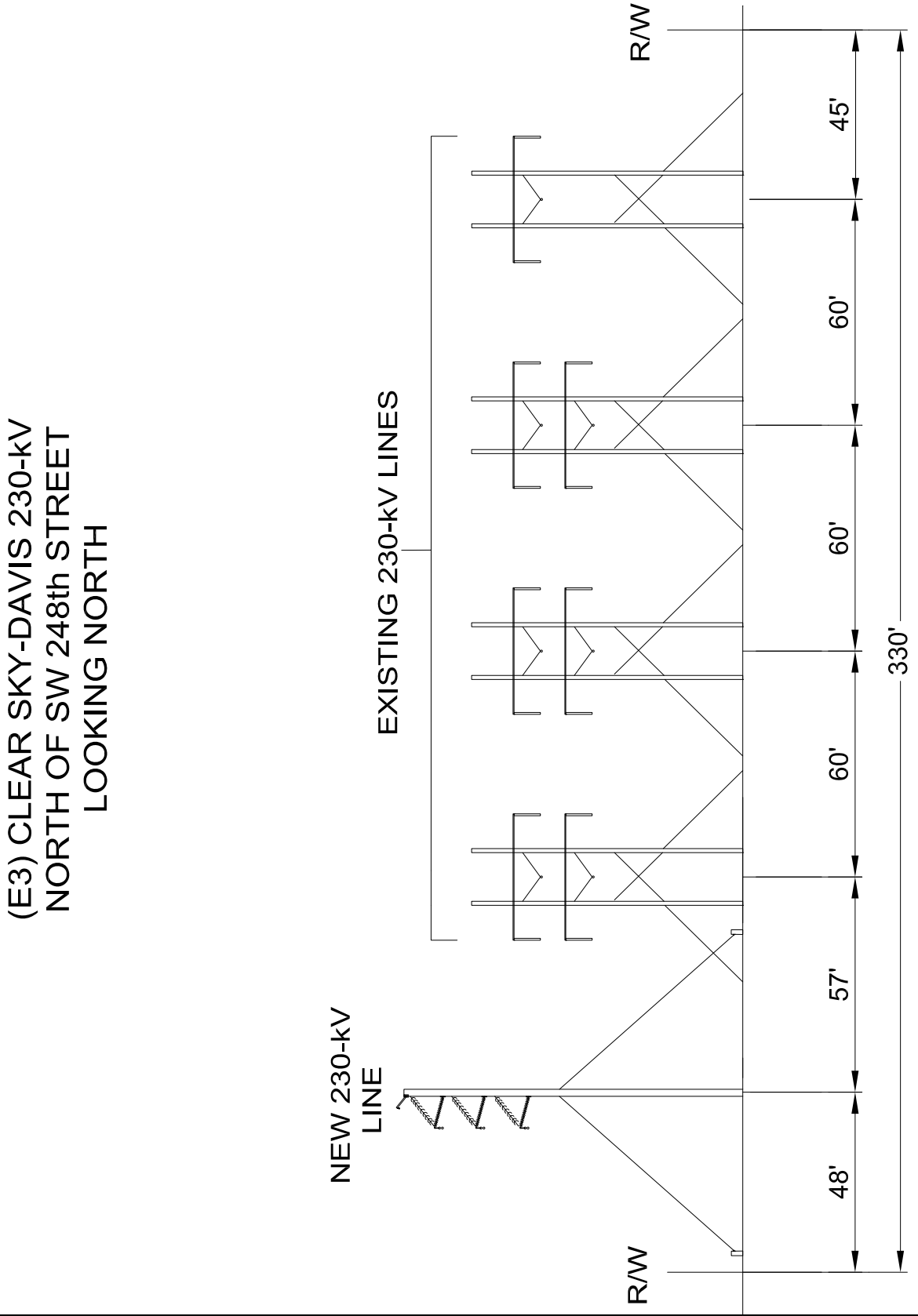
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E2) SOUTH OF SW 248th STREET

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-10



GRAPHIC SCALE
0 20 40
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

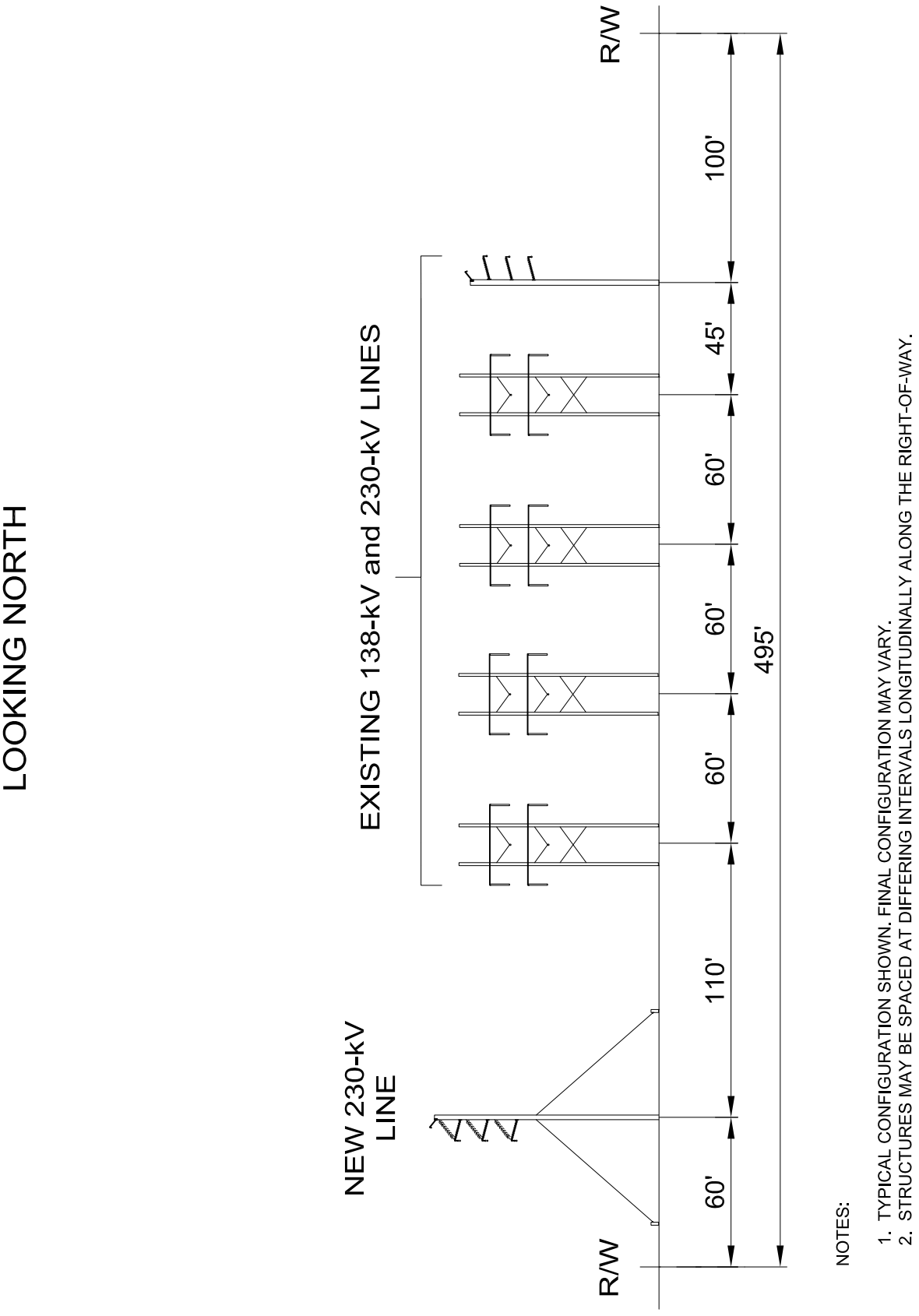
TITLE
(E3) NORTH OF SW 248th STREET

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-11

(E4) CLEAR SKY-DAVIS 230-kV
SOUTH OF DAVIS SUBSTATION
LOOKING NORTH



NOTES:

1. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
2. STRUCTURES MAY BE SPACED AT DIFFERING INTERVALS LONGITUDINALLY ALONG THE RIGHT-OF-WAY.

GRAPHIC SCALE
0 30 60
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

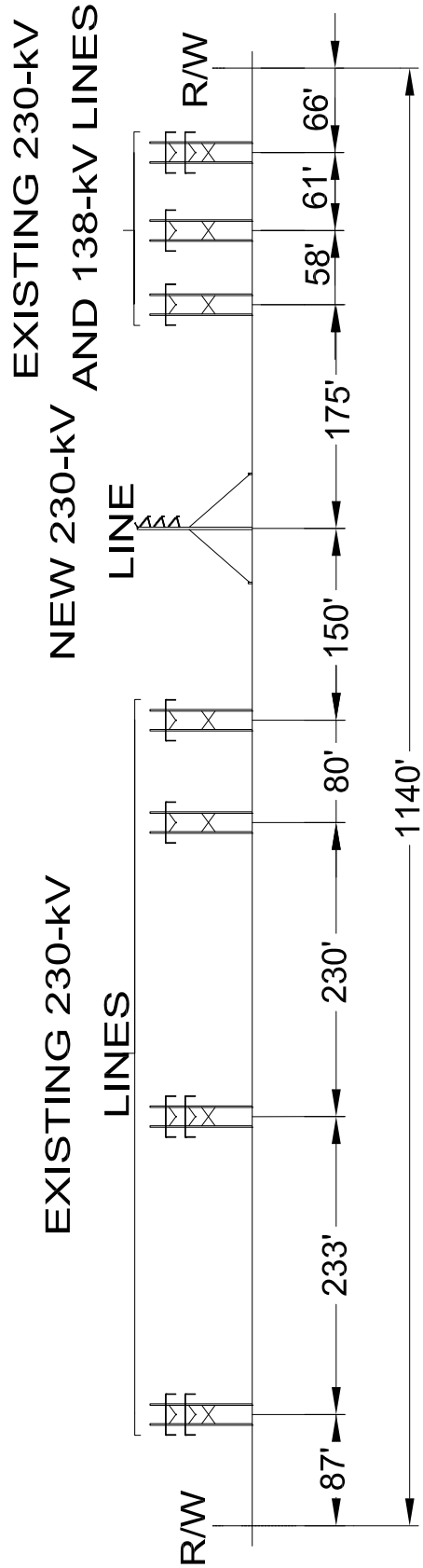
TITLE
(E4) SOUTH OF DAVIS SUBSTATION

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE
E9.2.0-12

(E5) DAVIS-MIAMI 230-kV
NORTH OF DAVIS SUBSTATION
LOOKING NORTH



NOTES:
1. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
2. STRUCTURES MAY BE SPACED AT DIFFERING INTERVALS LONGITUDINALLY ALONG THE RIGHT-OF-WAY.

GRAPHIC SCALE
0 70 140
SCALE IN FEET

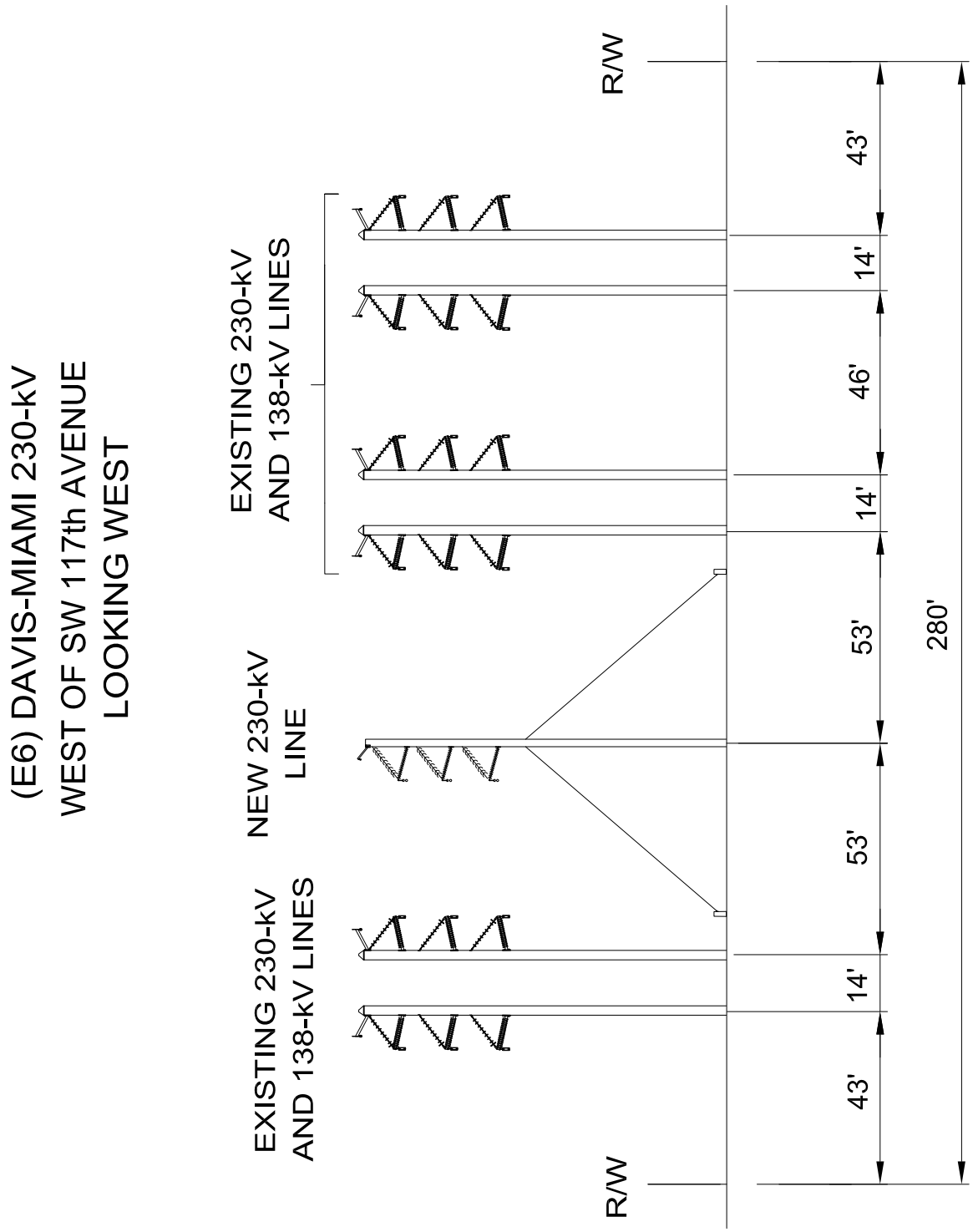
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E5) NORTH OF DAVIS SUBSTATION

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-13



NOTES:

1. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
2. STRUCTURES MAY BE SPACED AT DIFFERING INTERVALS LONGITUDINALLY ALONG THE RIGHT-OF-WAY.

GRAPHIC SCALE
0 20 40
SCALE IN FEET

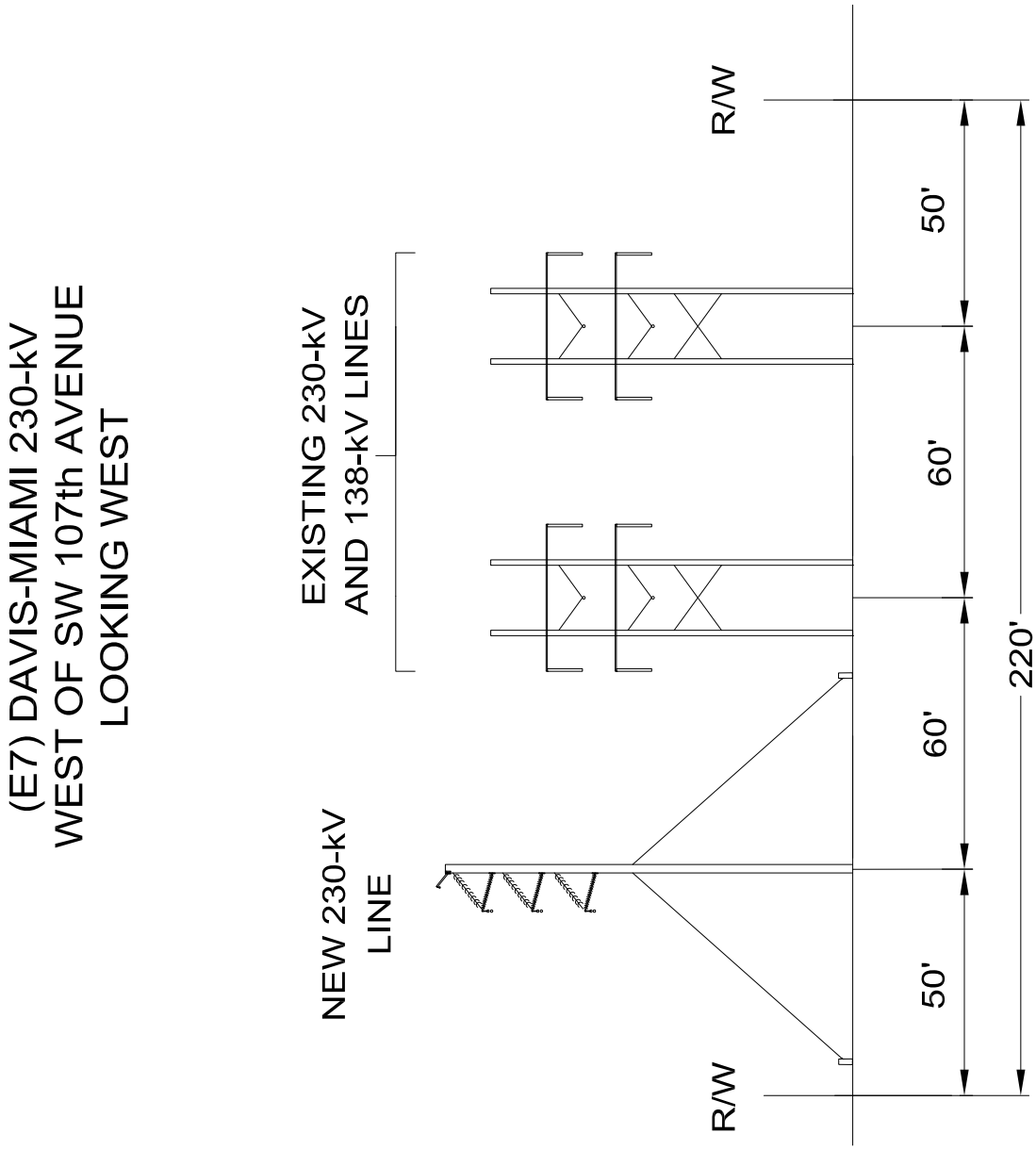
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E6) WEST OF SW 117th AVENUE

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-14



NOTES:

1. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
2. STRUCTURES MAY BE SPACED AT DIFFERING INTERVALS LONGITUDINALLY ALONG THE RIGHT-OF-WAY.

GRAPHIC SCALE
0 20 40
SCALE IN FEET

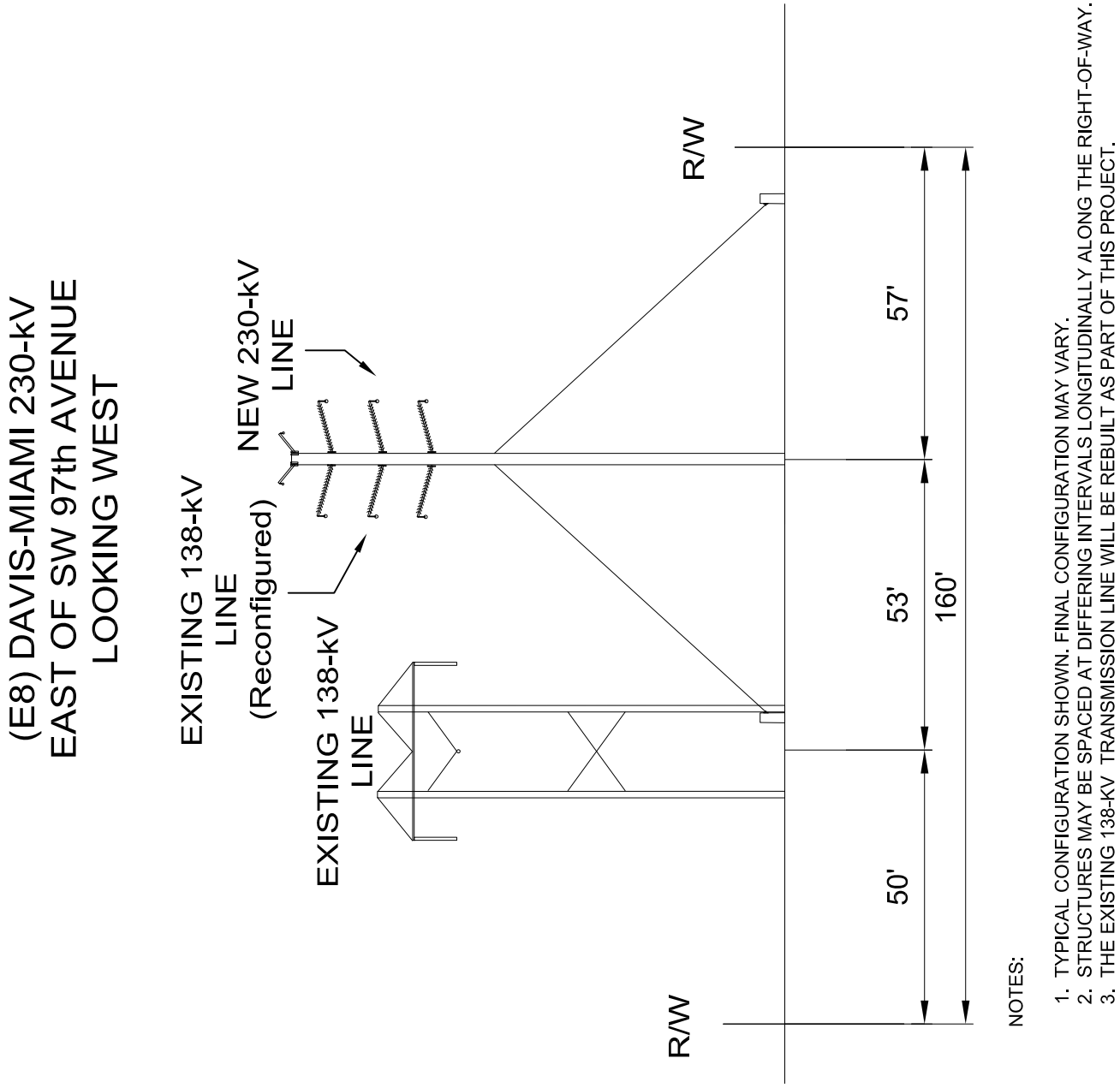
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E7) WEST OF SW 107th AVENUE

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-15



GRAPHIC SCALE
0 15 30
SCALE IN FEET

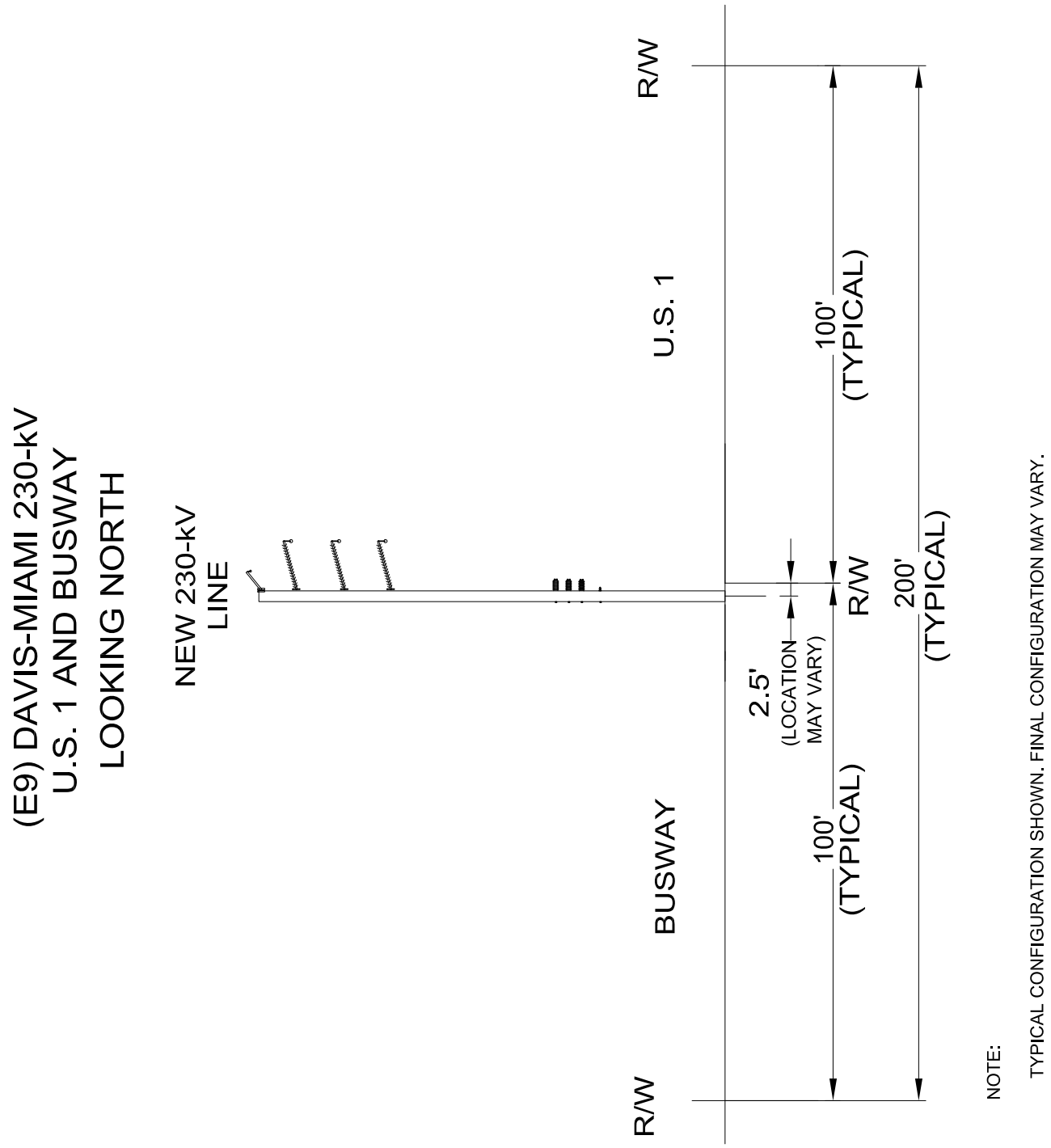
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E8) EAST OF SW 97th AVENUE

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-16



GRAPHIC SCALE
0 15 30
SCALE IN FEET

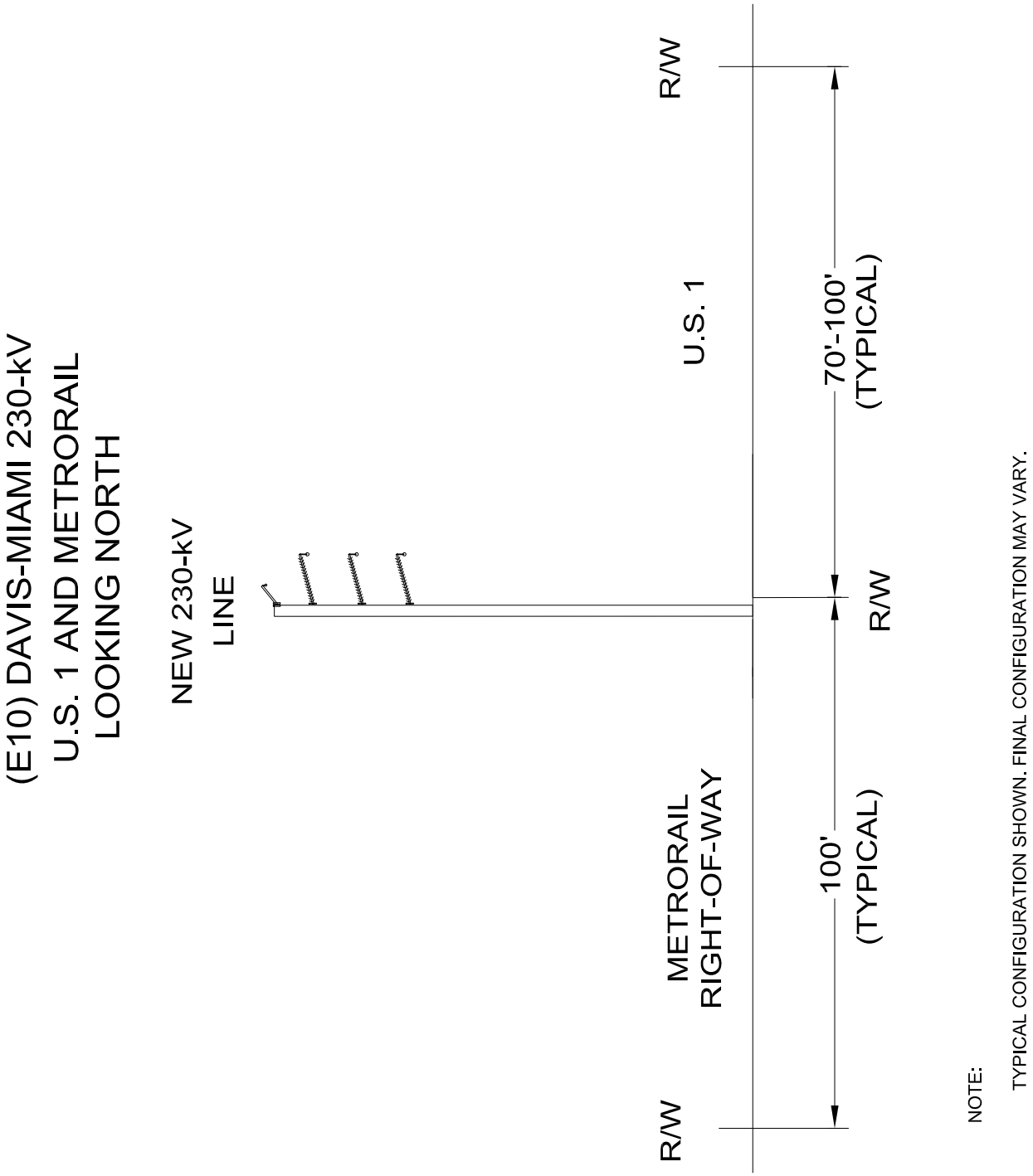
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E9) U.S. 1 AND BUSWAY

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/18/2009

FIGURE
E9.2.0-17



GRAPHIC SCALE
0 15 30
SCALE IN FEET

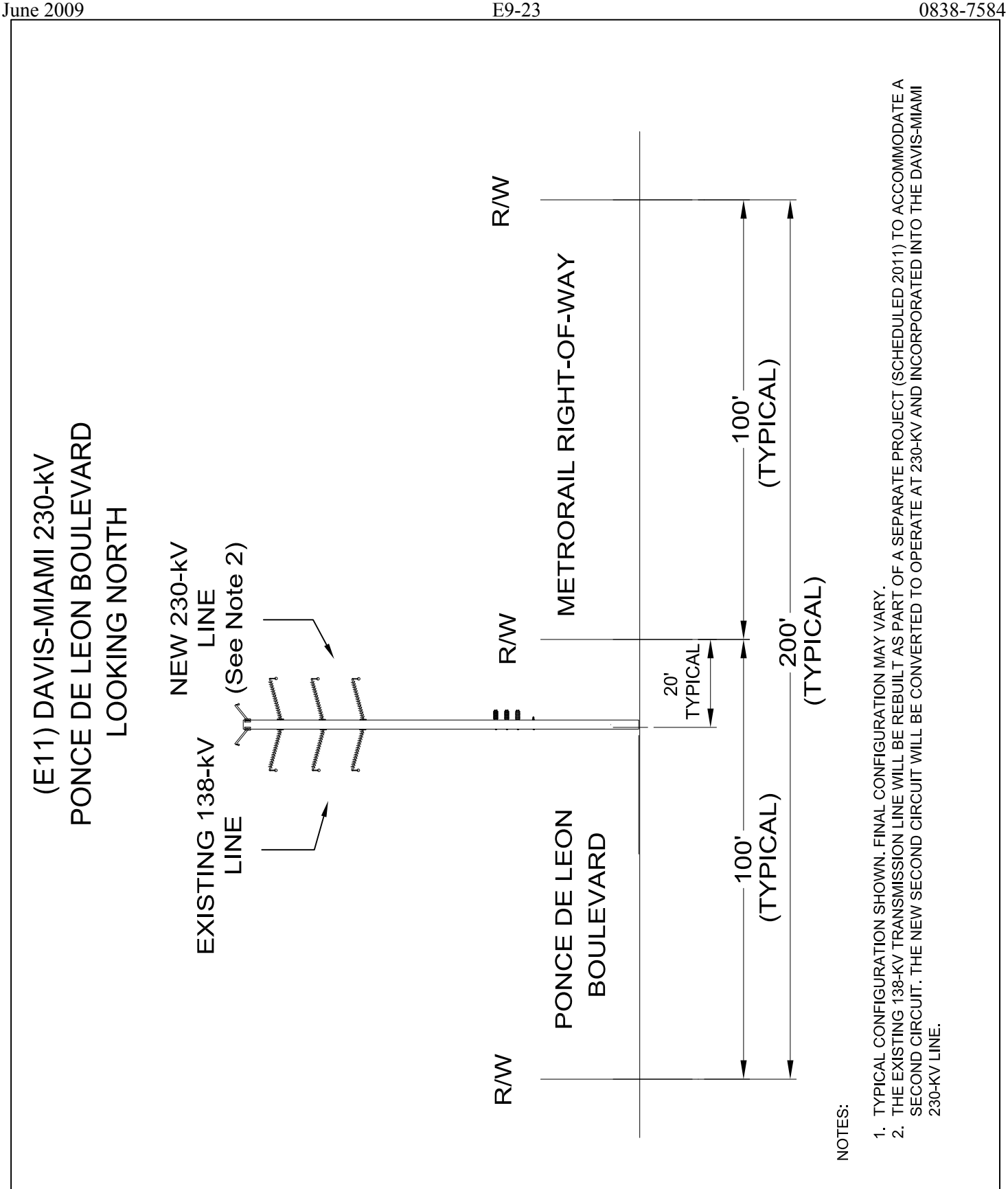
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E10) U.S. 1 AND METRORAIL

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-18



NOTES:

1. TYPICAL CONFIGURATION SHOWN. FINAL CONFIGURATION MAY VARY.
2. THE EXISTING 138-KV TRANSMISSION LINE WILL BE REBUILT AS PART OF A SEPARATE PROJECT (SCHEDULED 2011) TO ACCOMMODATE A SECOND CIRCUIT. THE NEW SECOND CIRCUIT WILL BE CONVERTED TO OPERATE AT 230-KV AND INCORPORATED INTO THE DAVIS-MIAMI 230-KV LINE.

GRAPHIC SCALE
0 20 40
SCALE IN FEET

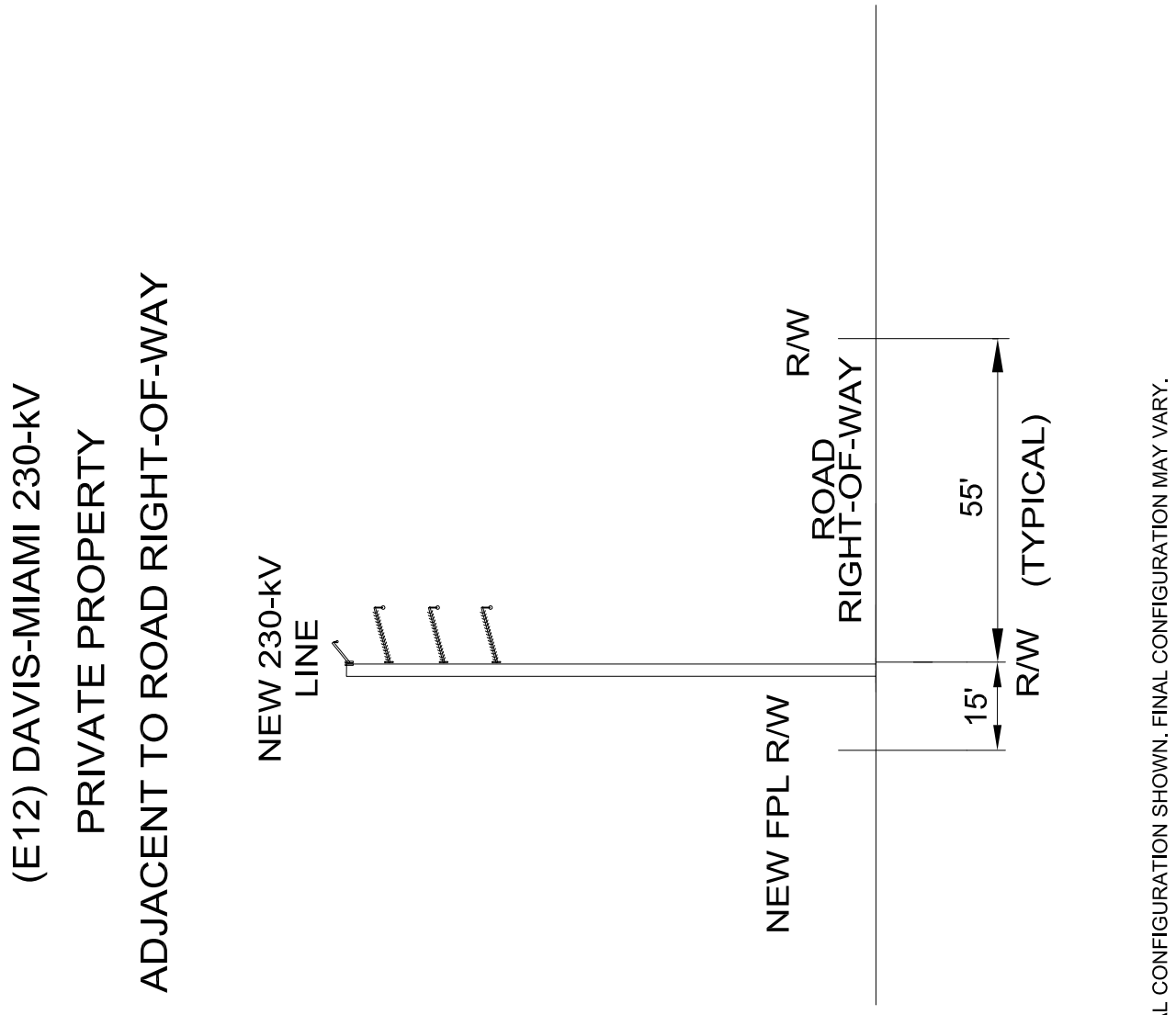
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
(E11) PONCE DE LEON BOULEVARD

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.2.0-19



GRAPHIC SCALE
0 15 30
SCALE IN FEET

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
(E12) PRIVATE PROPERTY ADJACENT TO ROAD RIGHT-OF-WAY

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/18/2009

FIGURE E9.2.0-20

selection of the corridor, and (4) community outreach. The following subsections present a summary description of each of these major tasks. Input from government agencies and the public was obtained through a community outreach program developed specifically for this transmission line routing study.

E9.3.1.1 Study Area

The corridor selection process was initiated by the identification of the geographic locations of the starting and ending substations. A study area was selected that incorporated the Clear Sky, Turkey Point, Davis, and Miami substations and included the location of a number of FPL's existing rights-of-way that connect into those substations. Figure E9.3.1-1 generally depicts the east study area. Much of the east study area is dominated by high-density residential development, and there are several existing linear features (roads, railroads, other transmission lines) that provide collocation opportunities. As previously mentioned, FPL has existing 230-kV transmission lines in a 330-ft-wide right-of-way leaving the Turkey Point substation on the Turkey Point plant property all the way to the Davis substation. The study area was focused on this alignment. From there, the study area was drawn more broadly to include numerous available transmission lines, roadways, railways, or other linear features that could provide collocation opportunities to follow to the Miami substation.

E9.3.1.2 Resource Mapping and Alternative Route Delineation

FPL first evaluated the study area for all collocation opportunities and siting constraints in a regional screening mapping exercise. Resource mapping information was obtained from available information sources, including local, regional, state, and federal agency data files, such as Miami-Dade County's geographic information system (GIS); the Florida Geographic Data Library (FGDL); the Florida Natural Areas Inventory (FNAI); SFWMD data sources; and other commercial non-agency entities with relevant databases. FPL used a technique of overlay mapping through the use of computer mapping software programs such as AutoCAD® and ArcView®. Use of computer mapping allowed flexibility in adding new information as it became available and modifying coverages to analyze certain constraints or opportunities. Table E9.3.1-1 provides a listing of the types of resources mapped. Once those resources were mapped, the team developed alternative routes that attempted to best avoid or minimize siting constraints and maximize use of collocation opportunities. Figure E9.3.1-1 depicts the east regional screening map and alternative routes studied.

CRITICAL ENERGY INFRASTRUCTURE INFORMATION

Page E9-26 - FIGURE E9.3.1-1 has been removed from this file. The file can be found in the Folder "Critical Energy Infrastructure Information" on this CD.

PLEASE NOTE:

Due to the sensitive nature of site-specific electrical infrastructure location information and confidentiality requirements of the Federal Energy Regulatory Commission, these maps should not be posted on internet sites or disseminated beyond those persons with an interest in the siting of the transmission lines discussed in this application.

TABLE E9.3.1-1
STUDY AREA RESOURCES MAPPED

Category	Resource
Base map information	• Highways, roads, streets • County boundaries • City boundaries • Railroads, airports, heliports • Existing and proposed FPL substations • Existing FPL transmission lines • Existing FPL properties, rights-of-way, and easements • Water bodies, rivers, streams, canals
Land use information	• Existing and proposed development for which local approvals are pending • Planned unit developments (PUDs) and developments of regional impact (DRIs) • Property boundaries • Existing schools and Miami-Dade County School Board lands • Cemeteries and historical structures and districts • National parks, wildlife refuges, estuarine sanctuaries, landmarks, or historical sites • State parks, preserves, proposed and existing Florida Forever lands, Areas of Critical State Concern, Save Our Rivers (SOR) lands, aquatic preserves • SFWMD-owned lands • Miami-Dade County lands, parks, recreation areas, and mitigation lands • Native American lands • Privately designated wetland mitigation areas • Privately owned environmental preserves/sanctuaries • Military properties
Environmental information	• Listed federal- and state-protected species and unique habitats, U.S. Fish and Wildlife Service (USFWS)-designated critical habitats • Wetlands as delineated on USFWS National Wetlands Inventory (NWI) maps

Using route selection guidelines developed by the multidisciplinary team (Table E9.3.1-2), several alternative route segments were developed that, when combined, could connect the Project substations.

Through this process, 35 route segments were identified, comprising 134 potential alternative route alignments between the proposed Clear Sky substation and the existing Davis and Miami substations. Each of these routes was then evaluated as described in the following subsection. The route between Clear Sky and Turkey Point is encompassed within the route between Clear Sky and Davis.

E9.3.1.3 Alternative Route Evaluation and Preferred Corridor Selection

The objective of this task was to evaluate, in detail, the routes identified and ultimately select an East Preferred Corridor.

The first step of the integrated alternative route evaluation process was to perform a systematic, quantitative evaluation of each route alternative using environmental, land use, cost, and engineering criteria. Table E9.3.1-3 presents the criteria used in this evaluation. These criteria are based on application of accepted transmission line siting factors used on projects across Florida.

Data used to apply these criteria came from the regional screening map data, recent digital aerial photography for the study area, input from agencies and local governments, ground and aerial surveys of routes, and input from the community outreach program. Each segment was analyzed for each of the criteria listed in Table E9.3.1-3, and the value for each criterion was recorded by segment.

The relative weight (importance) of each criterion to be used in the alternative route evaluation was then established by the multi-disciplinary transmission line siting team. These criteria and weights were validated through input from the community obtained as part of the community outreach program, discussed in Section E9.3.1.4.

Recognizing that the quantitative evaluation alone does not provide a complete indication of the potential suitability of the routes, the second step of the integrated alternative route evaluation process involved performing a qualitative assessment of more localized conditions. This evaluation included analyses of siting issues and opportunities, siting constraints, additional ground and aerial surveys, and feedback and comments received at agency workshops and meetings, the nine community open

TABLE E9.3.1-2
ALTERNATIVE ROUTE IDENTIFICATION GUIDELINES

- Maximize collocation with certain linear features (existing FPL transmission lines, easements, or rights-of-way; roads; canals; etc.).
- Follow parcel or section lines where practicable and when other linear collocation opportunities do not exist.
- Minimize crossing of constraints identified as a result of regional screening (e.g., environmentally sensitive lands, existing development, and proposed development for which local approvals are pending).
- Avoid known airports and private airstrips consistent with Federal Aviation Administration (FAA) and other applicable regulations.
- Follow disturbed alignments (ditches, roads) through wetlands, where practicable.
- Minimize crossing of existing transmission lines.

TABLE E9.3.1-3
ALTERNATIVE ROUTE QUANTITATIVE EVALUATION CRITERIA—EAST ROUTES

- Number of buildings within 200 ft of route centerline
- Number of school properties within 200 ft of route centerline
- Number of non-FPL parcels/lots crossed
- Length of route not following FPL-owned right-of-way or other transmission line easements
- Length of route not following other linear features (roads, railroads, canals, etc.)
- Length of route through existing parks/recreation areas/designated conservation lands
- Length of forested wetlands crossed
- Length of nonforested wetlands crossed
- Number of eagle nests/wading bird colonies within 0.5 mile
- Engineering/construction cost estimates

houses, and individual meetings with area residents, property owners, and local governments. Table E9.3.1-4 depicts a list of the types of criteria evaluated at this stage.

After evaluation of all identified route alignments and significant consideration of public input throughout the community outreach program, the East Preferred Route was selected (see Figure E9.3.1-2).

Finally, corridor boundaries were delineated along the East Preferred Route. The East Preferred Corridor is of variable width, being wider in certain areas to give FPL flexibility in accommodating localized conditions or taking advantage of certain opportunities, and narrower in other areas to avoid existing siting constraints or to utilize existing FPL rights-of-way. The East Preferred Corridor is shown on recent (2007) aerial photographs at a scale of 1 inch equals 1,000 ft (1" = 1,000') in Section E9.1 (Figure E9.1.0-1, Maps 1 through 20). Through field verification and helicopter flyovers, the transmission line siting team verified that data contained on the aerial photographs are generally representative of the route area and current within 6 months of this application filing. Section E9.3.2 describes the East Preferred Corridor.

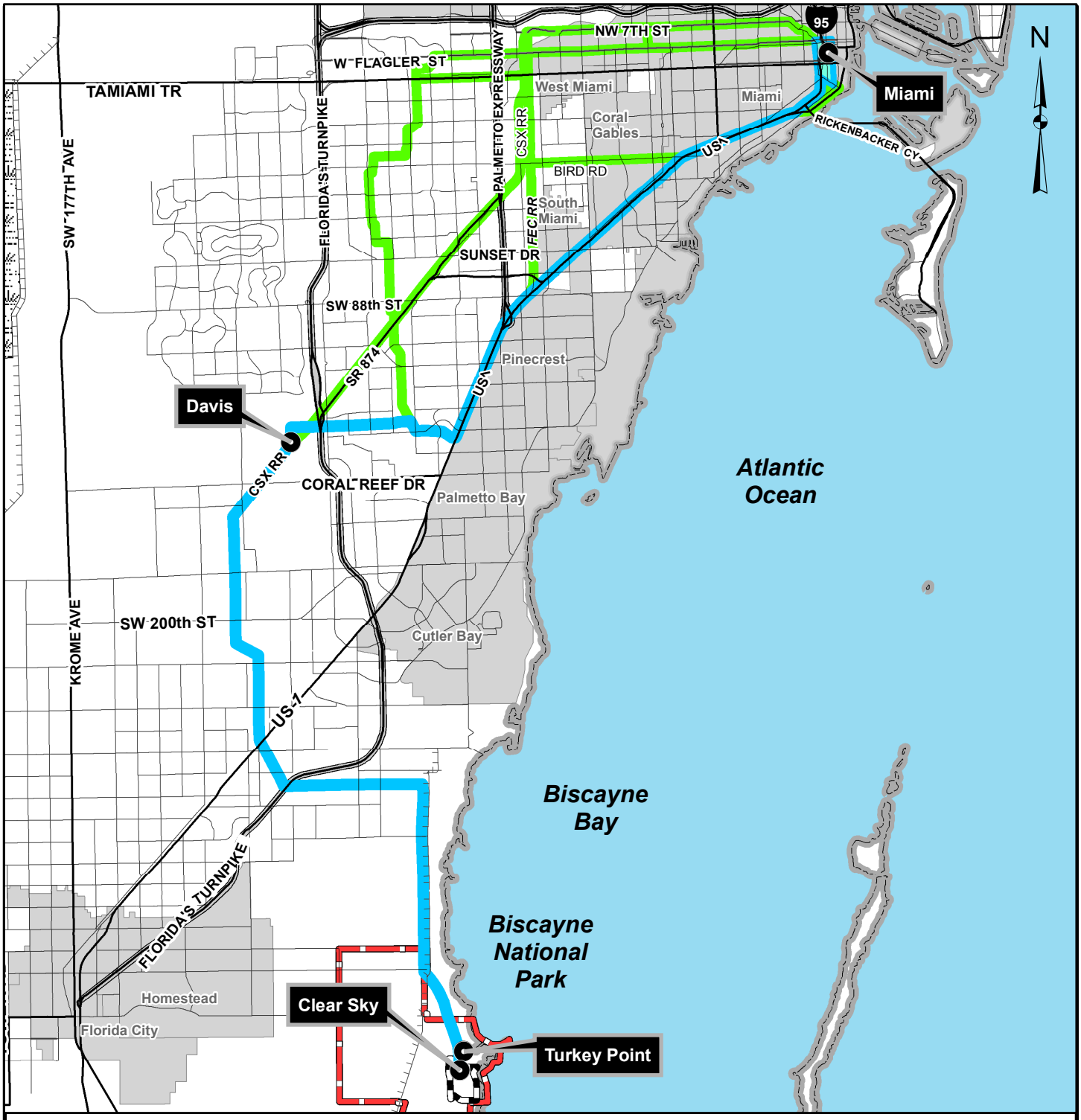
E9.3.1.4 Community Outreach Program

Understanding the importance of public involvement, and in keeping with past practice, FPL expended considerable effort to inform and involve the public during the route selection process for the East and West Corridors. FPL used direct mail, a community e-survey, nine open houses, a newspaper advertisement, a Project Web page, two agency workshops, meetings with local governments and regional and state agencies, a Project e-mail address, and a toll-free telephone number to share information and provide an opportunity for interested persons to learn more about the Project and express their views.

Initially, using the Miami-Dade County Property Appraisers' and FPL customer databases, more than 260,000 letters were sent to FPL customers and property owners within 0.5 mile from the potential routes that were under consideration for both the East and West Corridors. This letter, sent in English and Spanish, introduced the transmission line improvement project, and invited people to attend upcoming open houses. Enclosed with the letter was a map of Miami-Dade County showing the potential routes being studied and a list of the locations, dates, and times for the nine open houses.

TABLE E9.3.1-4
QUALITATIVE CRITERIA USED TO EVALUATE ALTERNATIVE ROUTES

- Available space within existing FPL rights-of-way, easements, or fee-owned property
- Available right-of-way along roads, transmission lines, and railroads
- Road plans (new roads, extensions, widening projects)
- Proposed development plans
- Proximity of existing development to collocation rights-of-way
- Types of development in proximity
- Proximity and orientation of public airports and private airstrips
- Ingress/egress at Miami substation and crossing the Miami River
- Bridge crossings
- Constructability
- Acquisition status of existing and proposed conservation lands and/or greenways
- Ability to avoid or minimize wetland impacts
- Ability to avoid or minimize impacts to parks, recreation, and conservation lands
- Proximity to historical districts, roads, and/or structures
- Review of potential underground scenarios where overhead is not feasible
- Potential listed species presence
- Crossing of Native American lands
- Potential use of local access roads/trails
- Proximity to known archaeological locations
- Miami-Dade Metrorail and/or Busway right-of-way availability and use
- Vegetative landscapes along streets (tall trees)



LEGEND

- East Preferred Route
- Other Alternative Routes Evaluated
- Miami Substation Siting Area
- Turkey Point Units 6 & 7
- Turkey Point Plant Property
- FPL Substation
- Canals
- Major Road
- Limited Access Road
- County Boundary
- Municipalities

0 3 6 Miles

REFERENCES

US Census, 2000; Miami-Dade County, 2008; FDOT, 2005.

PROJECT

TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE

EAST ALTERNATIVE ROUTES AND PREFERRED ROUTE

FPL

FILE No.	080489-0100
REV.	0
PLOT DATE	5/21/2009

FIGURE E9.3.1-2

Prior to the open houses, customers within 0.5 mile of the routes under consideration who previously provided their e-mail addresses and who allowed unsolicited e-mail were identified using the FPL customer database. These 64,000 customer accounts were sent an e-survey that asked people to identify the relative importance of the selection criteria. The survey received 1,345 responses, generating results that validated the route selection criteria used.

Nine open houses were held in November and December 2008. With the intent of distributing the open houses geographically along the east and west potential routes, an open house was held in each of the following locations:

November 18, 2008 Reception Palace Ballrooms 14375 SW 42nd Street Miami, Florida 33175	December 2, 2008 Doral Park Country Club 5001 NW 104th Avenue Doral, Florida 33178	December 9, 2008 Miami Mart Airport Hotel 711 NW 72nd Avenue Miami, Florida 33126
November 19, 2008 Signature Gardens 12725 SW 122nd Avenue Miami, Florida 33186	December 3, 2008 St. Michael the Archangel Catholic Church 2987 West Flagler Street Miami, Florida 33135	December 10, 2008 Sacred Heart Catholic Church 106 SE 1st Drive Homestead, Florida 33030
November 20, 2008 Boys and Girls Club of Miami-Dade 2805 SW 32nd Avenue Miami, Florida 33133	December 4, 2008 Redland Golf & Country Club 24451 SW 177th Avenue Homestead, Florida 33031	December 11, 2008 South Miami/Coral Gables Elks Lodge #1676 6304 SW 78th Street South Miami, Florida 33143

More than 350 people attended these open houses. During the open houses, visitors were able to talk directly, informally, and one-on-one with FPL Project team members. Attendees could learn about the Project and the routes being considered, view maps and aerial photographs of the routes being evaluated, and specifically identify on Google Earth® interactive software their home and/or property in relation to the alternative routes under consideration. Engineers, biologists, land use planners, and other FPL representatives in attendance were available to answer questions and review with attendees the information provided about the Project and FPL on display boards and in brochures. Attendees at the open houses could express their views and provide feedback to FPL for consideration in the route selection process.

Two agency/local government workshops were held with local, regional, state, and federal government staff. The first was conducted at the initiation of the route selection process. The second was held after the open houses and as the team began to narrow its focus. The agency and local government representatives provided valuable input regarding routing alternatives for evaluation, local de-

tails, community values, and future plans for development within their respective jurisdictions. They also offered suggestions on ways to communicate with their constituents.

Additional one-on-one meetings and contacts with local, regional, state, and federal government officials were held throughout the selection process, not only to collect relevant data and maps but also to seek input on route selection issues. Agencies and local governments provided important information about the routes FPL was studying, as well as identified individuals and groups who might have specific interest in the Project. Some agency and local government representatives proposed routes that were considered and studied by FPL. Appendix 10.1 provides a list of the agency and local government contacts for the Project.

FPL representatives were available to meet with community groups, homeowner associations, and property owners upon request to discuss the Project route selection process, the routes under consideration, as well as the Florida Electrical Power Plant Siting Act (PPSA) process.

The input obtained through the community outreach program was incorporated into the preferred corridor selection decision. For example, members of the public and governmental agencies, including local government representatives, who participated through the various components of the program suggested the following:

- Places to consider or avoid in routing.
- Specific linear facilities to consider for collocation with the proposed line.
- Which evaluation criteria should be considered as more important relative to other criteria.
- Specific routes to evaluate.
- Unique or important study area features or characteristics that should be given consideration in route selection.
- Areas under consideration for future development in proximity to routes being evaluated.
- Existing operational considerations for land uses on or near the rights-of-way.
- Ways to effectively communicate with the public regarding the Project.

E9.3.2 East Preferred Corridor Description

The proposed corridor width varies from approximately 150 to a maximum of 2,200 ft along the length of the East Preferred Corridor. This allows FPL the ability to maximize use of existing FPL

rights-of-way, avoid constraints in some areas, and provide the necessary flexibility to locate a right-of-way consistent with local conditions and landowner and agency input. Once a corridor is certified, FPL expects to use an existing FPL 330-ft-wide right-of-way from the Turkey Point plant property to the Davis substation. Approximately 6.5 miles of this existing right-of-way will also be used to accommodate the Project's reclaimed water pipeline that will come from the Miami-Dade County wastewater treatment system originating from the South District Wastewater Treatment Plant, as described in Section P9.0 of this chapter. From the Davis substation FPL proposes to use an existing FPL right-of-way of variable width north and east to U.S. 1. After reaching U.S. 1, FPL generally plans to locate within an existing transportation right-of-way of variable width northeast to the vicinity where Interstate 95 (I-95) and Metrorail diverge. The corridor is expanded, however, around the Metrorail stations (Dadeland South, Dadeland North, Douglas Road, Coconut Grove, Vizcaya, and Brickell). This is to provide flexibility in locating the right-of-way at these congested areas, while also maintaining the ability to accommodate potential future development associated with these mass transit stations. In the vicinity where I-95 and Metrorail diverge, the corridor expands to provide flexibility in locating the right-of-way as it approaches the Miami substation.

As provided in Section 403.503(10), F.S., once a corridor is certified and FPL acquires the property interests required for the rights-of-way, the boundaries of the certified corridor will narrow to only that land within the right-of-way. At that point, the remainder of the corridor will have no further legal significance related to this certification.

The total length of the East Preferred Corridor is approximately 36.7 miles; between Clear Sky and Davis is 19 miles, and between Davis and Miami is 17.7 miles. Figure E9.3.2-1 provides a depiction of the East Preferred Corridor's alignment and all existing transmission lines 115-kV or greater within 5 miles of the corridor.

E9.3.2.1 East Preferred Corridor from Clear Sky to Davis

The East Preferred Corridor begins within the Turkey Point plant property at the boundary of the Turkey Point Units 6 & 7 Site. The first 1.8 miles of the East Preferred Corridor is entirely within FPL's Turkey Point plant property and will accommodate both the Clear Sky-Turkey Point 230-kV and Clear Sky-Davis 230-kV transmission lines. In this area, the corridor varies from 330 to 800 ft in width. FPL has a multi-circuit transmission line right-of-way running north from the Turkey Point substation for approximately 17.2 miles to the Davis substation. North of the Turkey Point plant property, the East Preferred Corridor is limited to that existing transmission line right-of-way, which

CRITICAL ENERGY INFRASTRUCTURE INFORMATION

Pages E9-36 and E9-37 - FIGURE E9.3.2-1 have been removed from this file. The file can be found in the Folder "Critical Energy Infrastructure Information" on this CD.

PLEASE NOTE:

Due to the sensitive nature of site-specific electrical infrastructure location information and confidentiality requirements of the Federal Energy Regulatory Commission, these maps should not be posted on internet sites or disseminated beyond those persons with an interest in the siting of the transmission lines discussed in this application.

is approximately 330 ft in width, and will accommodate the Clear Sky-Davis 230-kV transmission line.

After exiting the Turkey Point plant property, the corridor continues due north for several miles and then turns west along SW 261st Street until the corridor crosses Florida's Turnpike (Homestead Extension) and turns northwestward to U.S. 1. After crossing U.S. 1, the corridor again proceeds due north to approximately SW 212th Street, where it turns northwest to SW 208th Street and then north again. It continues due north to approximately SW 164th Street, where it turns northeast to the Davis substation. At this point, the corridor includes the entire FPL property surrounding Davis substation. The corridor from Clear Sky to Davis is within the jurisdiction of Miami-Dade County.

E9.3.2.2 East Preferred Corridor from Davis to Miami

North of the Davis substation along SW 131st Street, the corridor turns eastward along an existing FPL multi-circuit transmission line easement of varying widths for 4.4 miles to U.S. 1. At this point, FPL's existing easement and two transmission lines cross U.S. 1 and continue east, while FPL's East Preferred Corridor heads northeastward along U.S. 1.

Along U.S. 1, the corridor encompasses the U.S. 1/Busway right-of-way and is generally widened to include an additional 30 ft on either side of this transportation corridor. It is FPL's intent to locate its right-of-way along the Busway right-of-way immediately west of the U.S. 1 right-of-way. However, since the authority to place the new line within the Busway right-of-way has not yet been secured, and to provide flexibility in a relatively congested siting area, the corridor is proposed as depicted in the aerial photographs contained in Figure E9.1.0-1. The East Preferred Corridor is approximately 260 ft wide in this portion of the route. Along the east side of U.S. 1, the corridor includes a narrow strip of the jurisdictions of Palmetto Bay and Pinecrest.

When the corridor reaches the Palmetto Expressway/Dadeland area, it is widened to approximately 2,200 ft. The east corridor boundary in this area remains generally 30 ft east of the U.S. 1 right-of-way. The west corridor boundary expands to approximately 30 ft west of the SW 77th Avenue right-of-way. After crossing Kendall Drive, the boundary turns east approximately 30 ft north of the Kendall Drive right-of-way and then turns north approximately 30 ft west of the Palmetto Expressway right-of-way (see Sheet 15 of 20 in Figure E9.1.0-1). When the west corridor boundary reaches the middle of the Snapper Creek Canal, it turns back to the east following the centerline of the Snapper Creek Canal (parallel to Dadeland Mall Road) to the FEC right-of-way located along SW

70th Avenue. The corridor boundary then proceeds north approximately 30 ft west of the FEC right-of-way to the centerline of SW 80th Street and then proceeds east back to 30 ft west of the U.S. 1/Metrorail right-of-way (see Figure E9.1.0-1, Sheets 14 and 15 of 20). The widening of the corridor in this area will provide flexibility in siting the transmission line in a heavily congested area.

Proceeding northeastward along U.S. 1 from the Dadeland area, the corridor generally includes the area from 30 ft east of the east right-of-way boundary of U.S. 1 to 30 ft west of the west boundary of the Metrorail right-of-way. The corridor crosses the jurisdiction of South Miami at this point. The corridor varies in width depending on the widths of those transportation rights-of-way. FPL also expands the corridor to include the centerline of Ponce de Leon Boulevard beginning at SW 57th Avenue/Red Road northeast to Ruiz Avenue. This expansion of the corridor will provide the opportunity to collocate the new transmission line with the existing 138-kV transmission line on the east side of Ponce de Leon Boulevard. This area crosses the jurisdiction of Coral Gables (see Figure E9.1.0-1, Sheet 16 of 20).

The corridor is further expanded to accommodate siting constraints around the Douglas Road Metrorail station and provide the opportunity to incorporate other transmission improvements planned independent of the Turkey Point Units 6 & 7 Project, thereby avoiding another transmission line segment in this area. The west corridor boundary in this area expands to include approximately 30 ft north of Ruiz Avenue, approximately 30 ft west of SW 38th Avenue, and approximately 100 ft north of Bird Road/SW 40th Street until it reaches a point approximately 30 ft west of the Metrorail/U.S. 1 right-of-way (see Figure E9.1.0-1, Sheet 18 of 20). From this location to the Miami substation, the East Preferred Corridor lies within the jurisdiction of the City of Miami.

Further north, the corridor is again expanded at the Coconut Grove Metrorail station both to the north and south of the U.S. 1/Metrorail transportation corridor to provide flexibility in a relatively congested area. In this area, the west corridor boundary proceeds approximately 30 ft west of the SW 29th Avenue right-of-way, approximately 30 ft north of the SW 27th Terrace right-of-way and then approximately 250 ft east of the SW 27th Avenue right-of-way until the boundary reaches 30 ft north of the Metrorail/U.S. 1 transportation corridor, at which point it again proceeds approximately 30 ft west of the Metrorail right-of-way boundary. South of U.S. 1 in this location, the corridor boundary proceeds approximately 30 ft south of the SW 28th Terrace right-of-way, approximately 30 ft east of the SW 27th Avenue right-of-way, approximately 30 ft south of the SW 28th Street right-of-way, and

then approximately 30 ft east of the SW 26th Avenue right-of-way until the boundary reaches 30 ft south of the U.S. 1 right-of-way (see Figure E9.1.0-1, Sheet 18 of 20).

Proceeding northeastward, the corridor is again expanded in the vicinity of the Vizcaya Metrorail station to provide flexibility around the station. The corridor is expanded to include a short stretch of SW 1st Avenue and the Metrorail parking lot on the north (west) side of U.S. 1 (see Figure E9.1.0-1, Sheet 19 of 20).

Just north of the Vizcaya Metrorail station, I-95 intersects the East Preferred Corridor. Here the west (north) corridor boundary widens to proceed approximately 30 ft north (west) of the SW 1st Avenue right-of-way and to a point approximately 30 ft west of the intersection with the I-95 right-of-way. The east (south) corridor boundary in this area proceeds approximately 30 ft south of the U.S. 1 right-of-way, and then turns east approximately 30 ft east of the South Miami Avenue right-of-way. Approximately 30 ft north (east) of the SW 26th Road right-of-way, the east corridor boundary proceeds west to approximately 30 ft east of the I-95 right-of-way. The east corridor boundary then proceeds north (east) approximately 30 ft east of the I-95 right-of-way boundary. In the area of SW 19th Road, I-95 and the east corridor boundary turn to the west. The east corridor boundary then proceeds north (east) approximately 30 ft south of the Metrorail right-of-way (see Figure E9.1.0-1, Sheet 19 of 20).

Where I-95 crosses over to the west side of Metrorail, the East Preferred Corridor is again widened to allow flexibility in the approach to the Miami substation. The west edge of the corridor crosses I-95 from west to east and borders the east right-of-way boundary of I-95 north to SW 5th Street. From there, the west edge of the corridor turns northeast across the Miami River into the Miami substation property (see Figure E9.1.0-1, Sheets 19 and 20 of 20).

Along the east side of the corridor in this area, the corridor boundary extends approximately 30 ft east of the Metrorail right-of-way past Simpson Park and then east approximately 30 ft south of the SW 15th Road right-of-way to 30 ft east of the SW 1st Avenue right-of-way, where it turns north to SW 7th Street. The corridor boundary then turns northeast for a short distance along the east road right-of-way of South Miami Avenue, then turns north to the west of South Miami Place, and then turns northwest to cross the river. This alignment continues due north along the east boundary of the Metrorail property north of the Miami River and then to the Miami substation (see Figure E9.1.0-1, Sheet 20 of 20).

The East Preferred Corridor in this area of Miami allows flexibility in siting an overhead route to the Miami River, the crossing of which is at present proposed to be subaqueous.

The total length of the East Preferred Corridor is 36.7 miles.

In addition to crossing the jurisdiction of Miami-Dade County, the East Preferred Corridor also crosses portions of the Villages of Palmetto Bay and Pinecrest and the Cities of South Miami, Coral Gables, and Miami.

E9.3.3 East Alternate Corridors

FPL is proposing no alternate corridor for the East Preferred Corridor. As previously mentioned in Section 9.0, based on recent changes to the PPSA, an applicant under the PPSA has the option to allow other parties to submit alternate corridors to its own proposed corridors. FPL is opting to allow other parties to file alternate corridors for consideration in the certification proceeding along with the East Preferred Corridor proposed in this application (see Rule 403.5064[1][b], F.S.).

If any party wishes to file an alternate corridor to FPL's East Preferred Corridor, they should contact Florida Department of Environmental Protection's (FDEP's) Siting Coordination Office for specific instructions or consult the PPSA, Sections 403.501 through .518, F.S., and rules adopted thereunder, Chapter 62-17, Part I, F.A.C. Public notice of the alternate corridor will be required pursuant to Sections 403.5271 and 403.5363, F.S.

E9.3.4 Transmission Line Access Roads

Where the East Preferred Corridor already has existing public or FPL access, construction of new access roads will not be required. The proposed Clear Sky-Turkey Point 230-kV line is entirely within the Turkey Point plant property with existing access, so no new access roads or pads are anticipated to be needed from the Clear Sky substation to Turkey Point substation. The proposed Clear Sky-Davis 230-kV line follows existing Turkey Point plant property or transmission right-of-way for its entire length, with existing road access, so no new access roads or pads are anticipated to be needed from the Clear Sky substation to Davis substation. While the existing access to some portions of the Clear Sky to Davis corridor may require improvement prior to construction of the Clear Sky-Davis 230-kV transmission line, it is presently expected that some of those improvements will be completed as part of an unrelated project, the construction of the Princeton-Turkey Point 230-kV line

prior to construction of the Clear Sky-Davis 230-kV transmission line. FPL will seek separate permits for that work for the Princeton-Turkey Point 230-kV line.

In addition, in the portion of the Clear Sky to Davis corridor along the west side of SW 97th Avenue, a section of the reclaimed water pipeline associated with the Turkey Point Units 6 & 7 Project will be constructed within FPL's existing transmission line right-of-way. As part of that pipeline construction, which is expected to precede the transmission line construction, the existing access road will be rebuilt pursuant to the conditions of certification. Section P9.0, within this chapter, contains more detailed information regarding the reclaimed water pipeline and its access road construction.

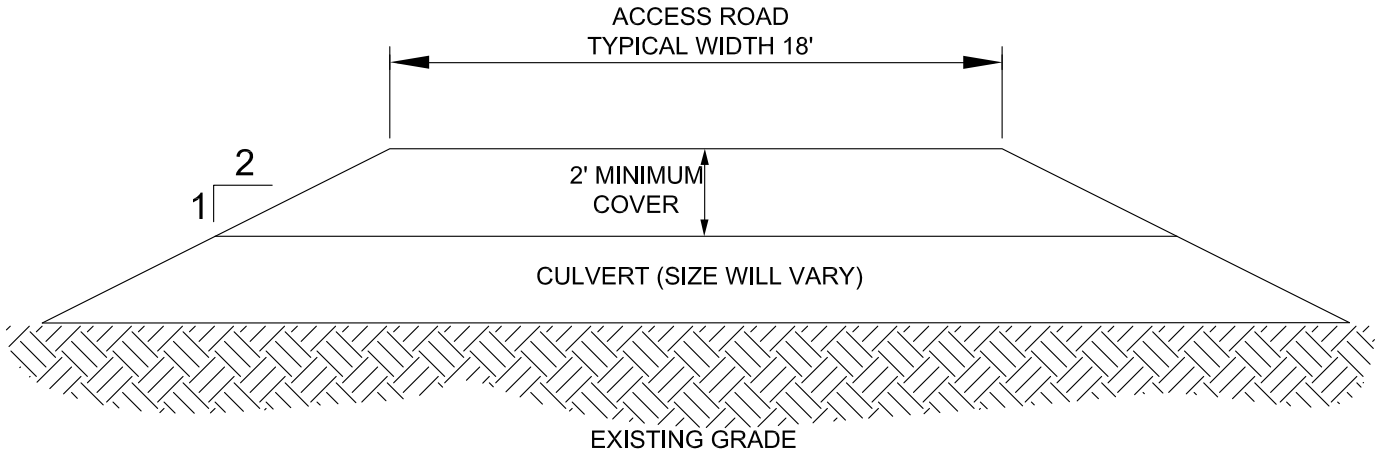
As part of an unrelated project, a section of a natural gas pipeline may also be installed in a portion of the Clear Sky to Davis corridor along the west side of SW 97th Avenue.

In the event all necessary improvements for adequate access to the structure locations for the Clear Sky-Davis transmission line are not in place at the time of construction of that line, the access roads will be constructed or improved using the typical design specifications shown in Figure E9.3.4-1. If access roads are constructed, culverts will be included beneath access roads in wetlands to maintain channel flow and/or overland flow. The details of this work, if any, will be submitted for review pursuant to the conditions of certification in a postcertification submittal.

The entire length of the proposed Davis-Miami 230-kV transmission line follows existing FPL transmission right-of-way or has adjoining public access, so no new access roads or pads are anticipated to be needed from the Davis substation to Miami substation.

E9.3.5 Cost Projections

The costs for the East transmission facilities are under development. Final cost ranges will be developed incorporating a number of contributing factors including right-of-way preparation, the need for access road and pad construction, fill, mitigation, property rights acquisition, and engineering design and construction costs. The exact location of the transmission lines within a certified corridor and the number and types of structures necessary to complete those transmission lines will be determined following corridor certification and selection of the right-of-way within the corridor. The actual cost of the transmission facilities will depend on the final location of the right-of-way within the corridor, ultimate locations of structures, structure configuration, number and type of structures, mitigation costs, costs of right-of-way, other location-specific conditions, and conditions of certification.



NOTES:

1. HEIGHT OF ROAD/PAD VARIES, MINIMUM 12" OVER MEAN OR SEASONAL HIGH WATER.
2. SPACING, DIAMETER AND LENGTH OF CULVERTS AS REQUIRED TO MAINTAIN FLOW. A MINIMUM OF 2' OF COVER IS REQUIRED OVER THE CULVERT.
3. ACCESS ROADS/PADS TO BE BUILT ONLY WHERE EXISTING ACCESS AT THE TIME OF CONSTRUCTION IS UNAVAILABLE.
4. TYPICAL ROAD IS 18' TOP-WIDTH. TOP WIDTH OF STRUCTURE PADS WILL VARY.

NOT TO SCALE	PROJECT: TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES	
	TITLE: TYPICAL ACCESS ROAD/PAD CROSS-SECTION	
FPL	FILE No. 080489-0100 REV. 0 PLOT DATE 05/18/2009	**FIGURE E9.3.4-1**

Since commencement of construction is 3 to 5 years from this application, the impact to final costs due to market variations in materials, equipment, and labor is difficult to predict. The costs to integrate and interconnect the new generation are the result of a series of transmission studies that will continue to be reviewed and revised closer to the time of construction. The detailed location and design of the East transmission lines, including the technological option to be used in each location and the number and types of structures necessary to complete those transmission lines, will be determined following corridor certification and, where necessary, selection of the right-of-way within the corridor.

E9.3.6 Social and Political Environment of the Corridor Area

E9.3.6.1 Governmental Jurisdictions

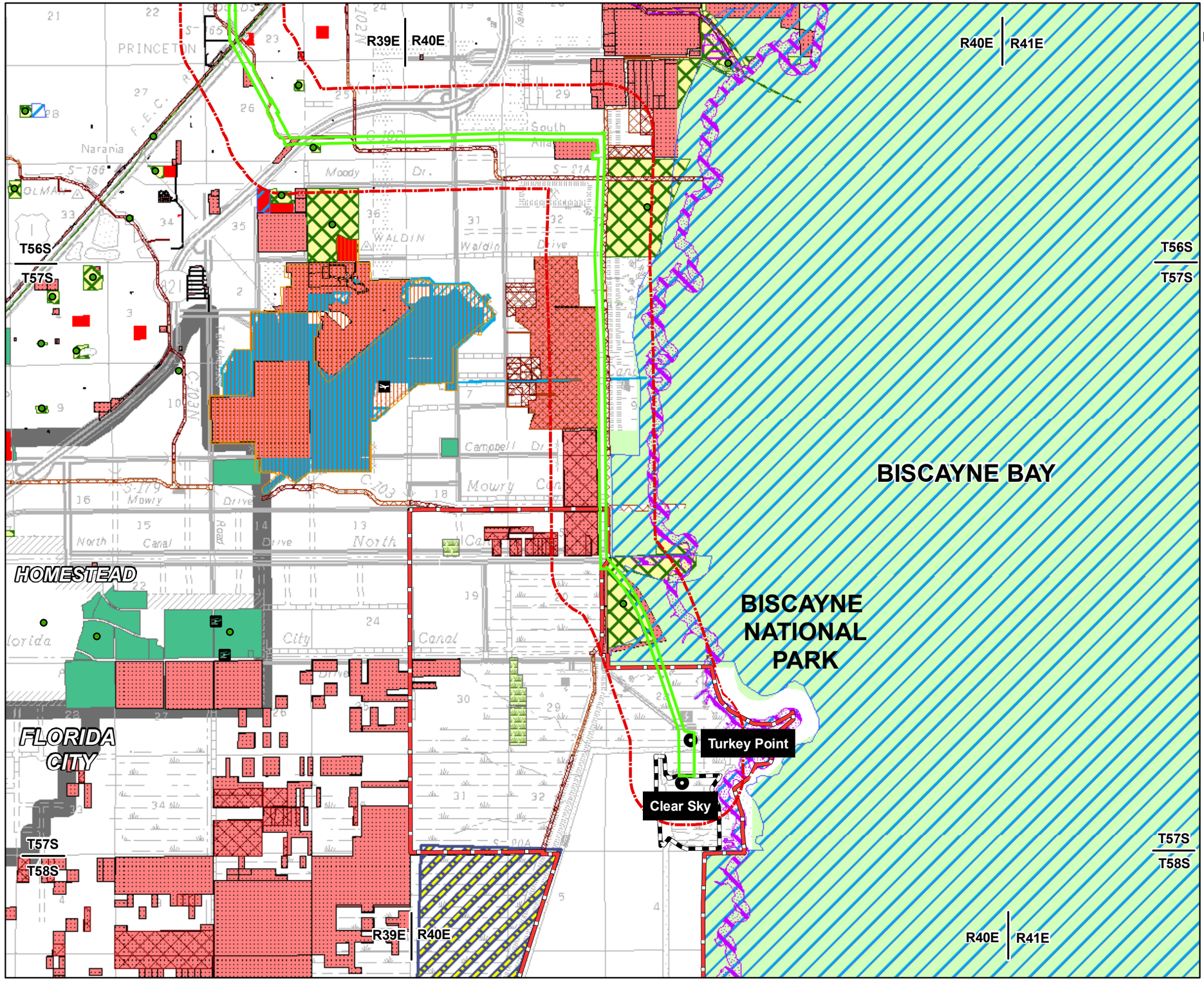
The East Preferred Corridor is located entirely within Miami-Dade County and crosses the jurisdictions of the Villages of Palmetto Bay and Pinecrest and the Cities of South Miami, Coral Gables, and Miami. These jurisdictions, as well as lands owned, managed, or specially designated by governmental jurisdictions that are located in or near the East Preferred Corridor are depicted on Figure E9.3.6-1. A list of these governmental lands is provided as Table E9.3.6-1.

Other areas researched but not found within the East Preferred Corridor include:

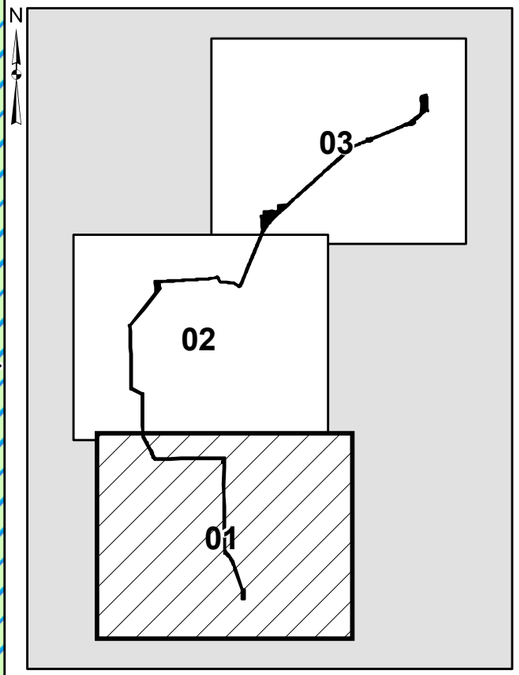
- National wilderness areas.
- Roadless area and review evaluation (RARE) areas.
- Native American reservations.
- Military installations.

E9.3.6.2 Zoning and Land Use Plans

The PPSA, comprising Sections 403.501 through .518, F.S., is the process for licensing of certain electrical generating power plants and associated facilities such as transmission lines. While most large-scale developments typically require permits and approvals from local, regional, and state agencies, certain power plants and associated facilities receive all necessary regulatory approvals through the PPSA process. All procedures for the issuance of local, regional, and state permits and/or approvals are preempted by the PPSA, and only a certification is issued. Unless a variance, exemption, or exception is approved through the PPSA process, all applicable nonprocedural requirements of the agencies and local governments are applied to the transmission line certified corridor through the agency and governmental review and any appropriate conditions of certification.



AREA MAP



LEGEND

- East Preferred Corridor
- 0.5 Mile Area
- FPL Substation
- Turkey Point Plant Property
- Turkey Point Units 6 & 7 Site
- Municipal Boundaries
- Airport
- Heliport
- Seaplane Base
- Parks
- Outstanding Florida Waterway (Jan. 08)
- Aquatic Preserves (June 06)
- Existing Mitigation Bank (June 06)
- County Parks
- Village of Pinecrest Lands
- Village of Palmetto Bay Lands
- School Board Lands
- City of Coral Gables Lands
- City of Homestead Lands
- City of Miami Lands
- City of South Miami Lands
- Military Lands
- SFWMD Lands
- Miami-Dade County Lands
- TIITF Lands
- US Dept. of Commerce Lands
- US Dept of Agriculture Lands
- National Park Service Lands
- US Fish and Wildlife Service Lands
- University of Miami Lands
- Federal Aviation Administration Lands
- Florida Dept of Environmental Protection Lands
- Florida Dept of Transportation Lands
- Florida Dept of Agriculture Lands
- US Army Corps of Engineers Lands
- Other Federal Lands

REFERENCES

FDOT, 1984; FNAI, 2006, 2008; SFWMD, 2006, 2008; MIAMI-DADE COUNTY, 2008.

0 0.5 1 2 Miles

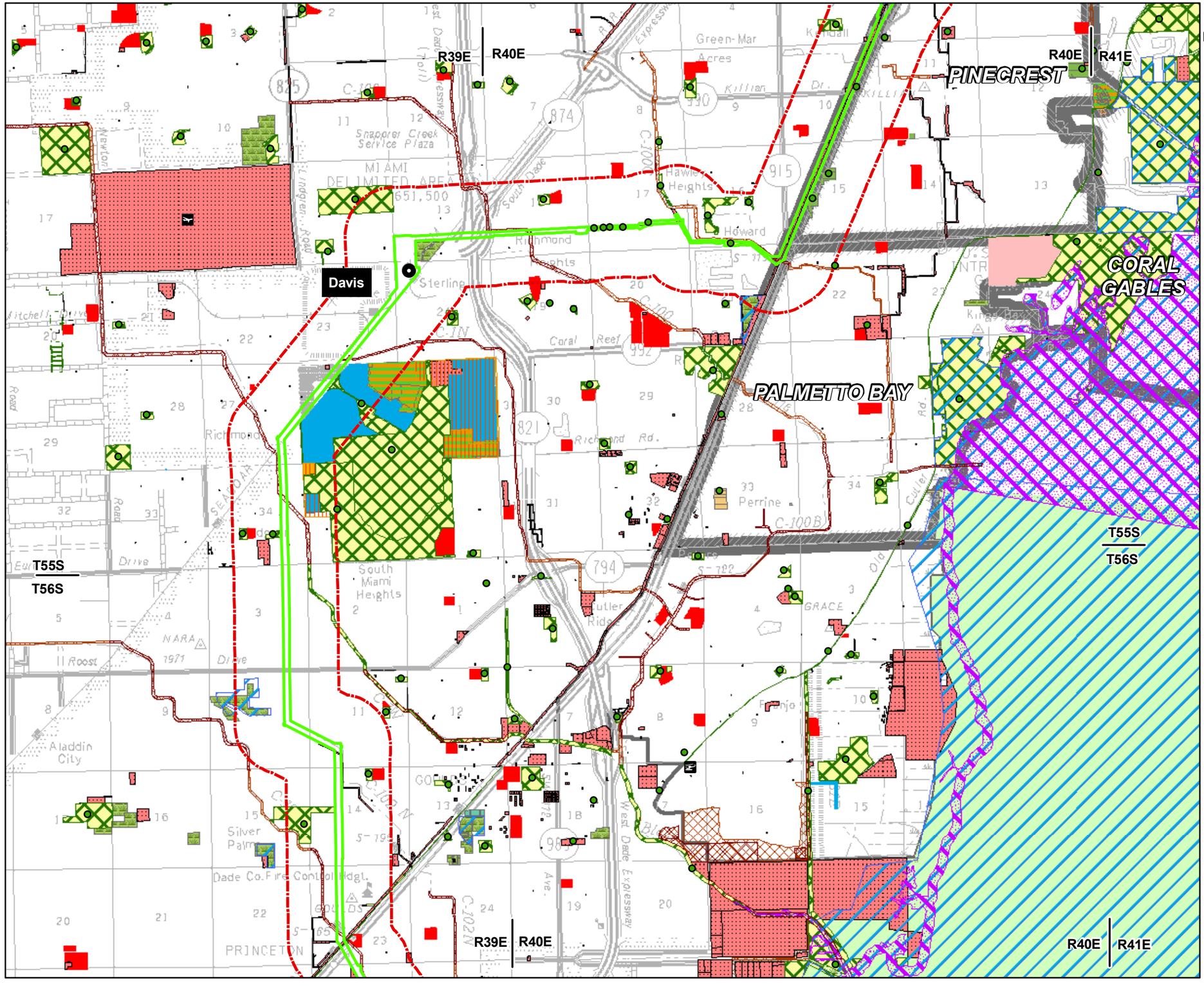
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
GOVERNMENTAL JURISDICTIONS
SHEET 01 OF 03

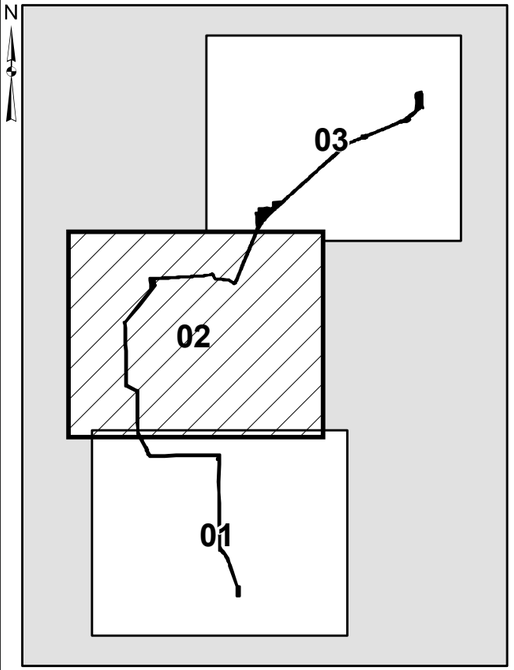
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/18/2009

FIGURE E9.3.6-1



AREA MAP



LEGEND

- East Preferred Corridor
- 0.5 Mile Area
- FPL Substation
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- Florida Dept of Transportation Lands
- Florida Dept of Agriculture Lands
- US Army Corps of Engineers Lands
- Other Federal Lands

REFERENCES

FDOT, 1984; FNAI, 2006, 2008; SFWMD, 2006, 2008; MIAMI-DADE COUNTY, 2008.

0 0.5 1 2 Miles

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
GOVERNMENTAL JURISDICTIONS
SHEET 02 OF 03

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.3.6-1

R40E R41E R41E R42E

T53S T54S T53S T54S

CORAL GABLES

MIAMI

Miami

SOUTH MIAMI

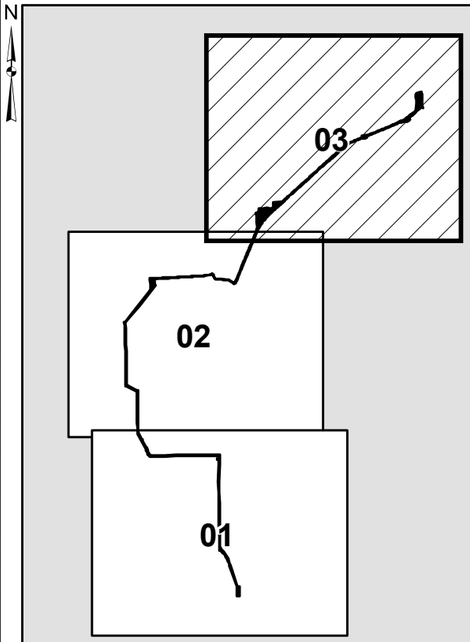
BISCAYNE BAY

PINECREST

T54S T55S T54E T55E

R40E R41E R41E R42E

AREA MAP



LEGEND

- East Preferred Corridor
- 0.5 Mile Area
- FPL Substation
- Turkey Point Plant Property
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- Florida Dept of Transportation Lands
- Florida Dept of Agriculture Lands
- US Army Corps of Engineers Lands
- Other Federal Lands

REFERENCES

FDOT, 1984; FNAI, 2006, 2008; SFWMD, 2006, 2008; MIAMI-DADE COUNTY, 2008.

0 0.5 1 2 Miles

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
GOVERNMENTAL JURISDICTIONS
SHEET 03 OF 03

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/19/2009

FIGURE E9.3.6-1

TABLE E9.3.6-1
GOVERNMENTAL JURISDICTIONS WITHIN 0.5 MILE
OF THE EAST PREFERRED CORRIDOR

Name	Governmental Jurisdiction
Federal	
Biscayne National Park (BNP)	U.S. Department of the Interior (USDI), National Park Service
State	
Biscayne Bay Aquatic Preserve	FDEP
Biscayne Bay Outstanding Florida Water	FDEP
Tamiami Pineland Complex	Trustees of the Internal Improvement Trust Fund (TIITF), Miami-Dade County
Biscayne Coastal Wetlands	SFWMD
Model Lands SOR	SFWMD
County Parks	
Eureka Villas Park	Miami-Dade County
Briar Bay Linear Park	Miami-Dade County
Briar Bay Golf Course	Miami-Dade County
Briar Bay Park	Miami-Dade County
Area 312	Miami-Dade County
Area 338	Miami-Dade County
Area 318	Miami-Dade County
Area 313	Miami-Dade County
Area 47	Miami-Dade County
Pinewoods Park	Miami-Dade County
Pine Shore Pineland Preserve	Miami-Dade County
Serena Lakes Park	Miami-Dade County
Mangrove Preserve	Miami-Dade County
Pine Ridge B.M.X. Park	Miami-Dade County
Kevin Broils Park	Miami-Dade County
Homestead Bayfront Park	Miami-Dade County
Plant Special Activity Park	Miami-Dade County
Continental Park	Miami-Dade County
Gold Coast Railroad Museum Park	Miami-Dade County
Princetonian Park	Miami-Dade County
Nixon Smiley Pineland Preserve	Miami-Dade County
Area 259	Miami-Dade County
Deerwood Bonita Lakes Park	Miami-Dade County
Miami Metro Zoo	Miami-Dade County
Larry and Penny Thompson Park	Miami-Dade County
Eureka Villas Park	Miami-Dade County
Black Creek Trail	Miami-Dade County
North South Trail	Miami-Dade County
Homestead Air Reserve Park	Miami-Dade County
Pine Island Lake Park	Miami-Dade County

TABLE E9.3.6-1
GOVERNMENTAL JURISDICTIONS WITHIN 0.5 MILE
OF THE EAST PREFERRED CORRIDOR
(Continued, Page 2 of 2)

Name	Governmental Jurisdiction
Municipal Parks	
Pinecrest Park	Village of Pinecrest
Flagler Grove Park	Village of Pinecrest
Suniland Park	Village of Pinecrest
Kendall Veterans Wayside Park	Village of Pinecrest
Washington Park (Totlot)	City of Coral Gables
Jaycee Park	City of Coral Gables
Unnamed park	City of Coral Gables
Unnamed park	City of Coral Gables
Nellie B. Moore Park	City of Coral Gables
Pierce Playground	City of Coral Gables
Riviera Park	City of Coral Gables
Marshall Williamson Park	City of South Miami
Fuchs Park	City of South Miami
Jean Willis Park	City of South Miami
Murray Park	City of South Miami
Blanche Park	City of Miami
Elizabeth Virrick Park	City of Miami
Brickell Plaza Mini Park	City of Miami
Lincoln Park	City of Miami
Lummus Park	City of Miami
Coconut Grove Mini Park	City of Miami
Brickell Park	City of Miami
Jose Marti Riverfront Park	City of Miami
Douglas Park	City of Miami
Esther Ambrister Park	City of Miami
Wainwright Park	City of Miami
Simpson Park	City of Miami
Riverside Park	City of Miami
Elizabeth Steele Park	City of Miami
Triangle Park	City of Miami
Paul S. Walker Mini Park	City of Miami
Southside Park	City of Miami
Silver Bluff Park	City of Miami
Miscellaneous	
County lands and buildings	Miami-Dade County
Municipal lands and buildings	Various municipalities

Source: Miami-Dade County, 2008.

Florida law excludes electrical transmission lines and certain other linear utility facilities from the definition of *development* that is subject to local government comprehensive plans, zoning ordinances, and land development regulations (see Section 163.3164[6], F.S.). Therefore, under Florida law, the East Preferred Corridor described herein is not subject to future land use planning or zoning regulations (see also Section 403.50665, F.S.).

To assist in characterizing the areas through which the East Preferred Corridor is located, the following subsections describe the various future land use categories and zoning districts crossed by the East Preferred Corridor. Also described are potentially applicable regulations from the codes of ordinances of the local governmental jurisdictions through which the East Preferred Corridor is located. The procedures of the PPSA supersede many otherwise applicable procedural provisions of comprehensive plan, zoning ordinances, and land development regulations. Any references to such nonapplicable procedures in the following paragraphs are provided only for the purpose of a thorough review of the contents of the land use provisions of the various governmental entities.

Comprehensive Plans

Figure E9.1.0-2, provided in Map Sheets 1 through 20 at the end of Section E9.0, shows the location of the East Preferred Corridor in relation to the adopted Future Land Use Maps (FLUMs) of the local governments traversed.

The East Preferred Corridor crosses unincorporated areas of Miami-Dade County; the incorporated Villages of Palmetto Bay and Pinecrest; and the incorporated Cities of Coral Gables, South Miami, and Miami. The Local Government Comprehensive Planning and Land Development Regulation Act of 1985 (Chapter 163, F.S.) requires all counties and municipalities within the state to prepare comprehensive plans. The following future land use categories are crossed by the East Preferred Corridor, as identified in the local comprehensive plans:

- Miami-Dade County
  - Institutions, Utilities, and Communications
  - Environmental Protection
  - Agriculture
  - Residential Estate Density
  - Residential Low Density
  - Residential Low-Medium Density
  - Residential Medium Density
  - Residential Medium-High Density
  - Office/Residential
  - Business and Office
  - Industrial and Office
  - Transportation
  - Open Land
  - Environmentally Protected Parks

- Palmetto Bay
  - Business and Office
- Pinecrest
  - Restricted Business
  - General Business
  - Special Business
  - Intensive Business
  - Public and Semi-Public Services
  - Public and Private Parks and Recreation Facilities
  - Office Development
- Coral Gables
  - Commercial Low-Rise Intensity
  - Low Density Residential
  - Open Space
  - Public Buildings and Grounds
  - Parks and Recreational Use
  - Industrial District
  - Residential Multi-Family Low Density
- South Miami
  - Single-Family Residential (Two-Story)
  - Transportation Oriented Development District (Flexible height up to 8 stories)
  - Public and Institutional (Four-Story)
  - Townhouse Residential (Two-Story)
  - Commercial Retail and Office (Two-Story)
  - Mixed-Use Commercial Residential (Four-Story)
  - Parks and Open Space
- Miami
  - Duplex-Residential
  - Single-Family Residential
  - Office
  - General Commercial
  - Restricted Commercial
  - Major Institutional, Public Facilities, Transportation, and Utilities
  - Medium-Density Multi-Family Residential
  - High-Density Multi-Family Residential
  - Industrial
  - Conservation
  - Recreation

Descriptions of these future land use categories are provided in the following subsections.

Miami-Dade County

- Institutions, Utilities, and Communications—The FLUM depicts the location of major institutional uses, communication facilities, and utilities of metropolitan importance. In this specific instance, the land use designation depicts much of the Turkey Point plant property.
- Environmental Protection—This land use category applies to those areas of the county most environmentally significant, most susceptible to environmental degradation, and where such degradation would adversely affect the supply of fresh water or environmental systems of county, regional, state, or national importance. Portions of the East Preferred Corridor are located in the Coastal Wetlands and Hammocks Environmental Protection subarea.
- Agriculture—This category designates the best agricultural land remaining in the county and is intended for agriculture and uses ancillary to and directly supportive of agri-

culture and farm residences. Also included in this land use category are enclaves of estate density residential use approved and grandfathered by zoning, ownership patterns, and platting activities that predate the comprehensive plan. Residential development is allowed at a density of no more than one unit per 5 acres.

- Residential Estate Density—This residential land use category is typically characterized by detached estates that use only a small portion of the overall lot. The density ranges from 1 to 2.5 dwelling units per acre.
- Residential Low Density—This residential land use category is generally characterized by single-family housing. The density ranges from 2.5 to 6 dwelling units per acre.
- Residential Low-Medium Density—This residential category allows for different types of housing including single-family homes, townhomes, and low-rise apartments. The density ranges from 6 to 13 dwelling units per acre.
- Residential Medium Density—This residential land use allows densities between 13 and 25 dwelling units per acre. The types of housing are typically townhouses and low- and medium-rise apartment buildings.
- Residential Medium-High Density—This residential land use authorizes apartment buildings ranging from 25 to 60 units per acre.
- Office/Residential—Uses allowed in this land use category include both professional and clerical offices, hotels, motels, and residential uses. The density of residential development can be up to one land use category higher than the adjacent residential use.
- Business and Office—This land use category accommodates the full range of sales and service activities. Residential uses and a mix of residential, commercial, office, and hotel uses are allowed.
- Industrial and Office—This land use category allows for manufacturing operations, maintenance and repair facilities, warehouses, mini-warehouses, office buildings, wholesale showrooms, distribution centers, and similar uses. Also included are construction and utility equipment maintenance yards, utility plants, public facilities, hospitals, medical buildings, hotels, and motels. Limited commercial uses are allowed. Typical residential development is incompatible with this land use category.
- Transportation—The FLUM depicts the location of major components of Miami-Dade County's existing and future transportation network. Included are roadways, rapid transit corridors, railways, major switching yards, and such major terminals as the county

airports and the Miami-Dade Seaport. In the specific instance, the land use designation depicts U.S. 1/South Dixie Highway, Florida's Turnpike, and the CSX Rail corridor.

- Open Land—Land designated in this category is not needed for urban uses between now and the year 2015 and has been set aside for uses other than urban development. Open Land areas are intended to serve as production for uses such as agriculture, limestone extraction, and/or other resource-based activity; rural residential development at a density no greater than one unit per 5 acres; compatible utility and public facilities; and/or conservation, maintenance, or enhancement of environmental character. Also included are some existing agricultural activities and some enclaves of estate density residential uses. Portions of the East Preferred Corridor are located in the South Miami-Dade Open Land subarea.
- Environmentally Protected Parks—This land use designation is mainly comprised of environmentally sensitive land and water areas within the authorized boundaries of Big Cypress National Preserve, Everglades National Park (ENP), and BNP. The National Park Service retains ownership of most of the lands in these areas and is pursuing the acquisition of the remainder. Some designations are proposed for public acquisition or have been acquired under county- and/or state-funded programs. Land uses and activities allowed in the National Parks and Big Cypress National Preserve outlined in management plans are supported by Miami-Dade County.

Palmetto Bay

- Business and Office—This land use category accommodates the full range of sales and service activities including retail, wholesale, commercial and professional offices, personal and professional services, hotels, motels, hospitals, theaters, medical buildings, nursing homes, entertainment and cultural facilities, amusements, and commercial recreation establishments. Residential uses and a mix of residential, commercial, office, and hotel uses are allowed.

Pinecrest

- Restricted Business—This category is for businesses located along the U.S. 1 linear corridor and is intended to service neighborhood residential markets in the immediate area and businesses with customized market demands.

- General Business—This category is intended to accommodate businesses such as retail sales and services, including highway-oriented sales and services to residents and motorists along the U.S. 1 corridor.
- Special Business—This category, for businesses located along the U.S. 1 linear corridor, is intended to accommodate retail sales and services, including highway-oriented sales and services to residents and motorists along the U.S. 1 corridor. This land use designation is also intended to accommodate larger scale retail, discount, and regional facilities serving home and office markets within an area larger than the village.
- Intensive Business—This category is for businesses located along the U.S. 1 linear corridor and is intended to accommodate retail sales and services, including highway-oriented sales and services to residents and motorists along the U.S. 1 corridor. This land use designation is also intended to accommodate larger scale retail, discount, and regional facilities serving home and office markets within an area larger than the village. This district also includes a land use regulatory program for managing the location process for nightclubs, lounges, and related facilities.
- Public and Semi-Public Services—The purpose of this land use category is to provide location/distribution considerations for existing/future public and semi-public services.
- Public and Private Parks and Recreation Facilities—The purpose of this land use category is to provide location and distribution considerations for existing and future public and private parks and recreation facilities.
- Office Development—This land use designation is to accommodate business and professional offices and customary accessory uses that are subordinate and incidental to the principal office use.

Coral Gables

- Commercial Low-Rise Intensity—This land use category allows for residential development up to 20 units per acre, retail, services, and office uses.
- Low Density Residential—This land use category allows for single-family residential detached homes up to 6 units per acre.
- Open Space—This land use category includes right-of-way plazas and entranceways.
- Public Buildings and Grounds—Buildings and adjacent land areas used for federal, state, and local government purposes and for public and semi-public services, including utilities, are allowed in this land use category.

- Parks and Recreational Use—Public/private land areas and buildings for recreation, both passive and active, including sports such as golf and tennis, and similar activities are included in this land use designation.
- Industrial District—All uses allowed in the Commercial Districts are allowed in this district. Automobile uses, wholesale uses, light industry, and manufacturing are also allowed. Residential uses are allowed as part of a mixed-use development.
- Residential Multi-Family Low Density—This land use category allows multi-family residential use with a density up to 25 units per acre. Maximum height is six stories.

South Miami

- Single-Family Residential (Two-Story)—This land use designation is for single-family development on parcels at least 10,000 square feet (ft^2) in size.
- Transportation Oriented Development District (Flexible height up to 8 stories)—This land use category is intended for the development of office uses, office services, office-related retail, retail, retail services, and residential uses in multi-story and mixed use projects that are characteristic of transit-oriented developments.
- Public and Institutional (Four-Story)—Public schools, municipal facilities, utilities, churches, temples, synagogues, and similar uses are allowed in this land use category.
- Townhouse Residential (Two-Story)—Development is intended to be limited to town-house-type dwelling units on parcels of land not less than 10,000 ft^2 in area in this land use designation.
- Commercial Retail and Office (Two-Story)—Uses allowed in this land use category are retail, retail services, office use, and office services that are characteristic of commercial development.
- Mixed-Use Commercial Residential (Four-Story)—The mix of uses in this land use designation is retail, office, retail and office services, and residential dwelling units. The maximum residential density is 24 dwelling units per acre.
- Parks and Open Space—This land use category provides for public parks, park and open space areas, including those associated with public schools.

Miami

- Duplex-Residential—Areas in this land use category are allowed residential structures up to two units each to a maximum density of 18 dwelling units per acre. Community-

based residential facilities, places of worship, primary and secondary schools, child day care centers, and adult day care centers are also allowed.

- Single Family Residential—This land use category allows single-family structures up to 9 dwelling units per acre. Supporting services such as foster homes, family day care homes for children and/or adults, community-based residential facilities, places of worship, primary and secondary schools, child day care centers, and adult day care centers are also allowed.
- Office—This land use designation allows for general office use, clinics and laboratories, limited commercial uses, and transitory residential facilities such as hotels and motels. Residential use is allowed up to 150 dwelling units per acre. Supporting facilities such as auditoriums, libraries, convention facilities, places of worship, and primary and secondary schools are also allowed.
- General Commercial—This land use category allows all activities in the Office and Restricted Commercial designations as well as wholesaling and distribution activities that serve the needs of other businesses. Residential uses up to 150 units per acre are allowed by special exception. Commercial marinas are also allowed.
- Restricted Commercial—Areas designated in this land use category allow residential development up to 150 dwelling units per acre, all uses allowed in the Office designation, and commercial activities that generally serve the daily retailing and service needs of the public. This category also includes marinas.
- Major Institutional, Public Facilities, Transportation, and Utilities—This land use category allows facilities for federal, state, and local government activities; major public or private health facilities; recreational, cultural, religious, and educational activities; and major transportation facilities and public utilities. Residential uses are allowed as an ancillary use up to a density of 150 dwelling units per acre.
- Medium-Density Multi-Family Residential—Residential structures up to 65 dwelling units per acre are allowed in this designation. Supporting services such as community-based residential facilities, places of worship, primary and secondary schools, accessory postsecondary educational facilities, child day care centers, and adult day care centers are also allowed. Commercial activities intended to serve the retailing and personal service needs of the building or building complex are allowed.
- High-Density Multi-Family Residential—Residential structures up to 150 dwelling units per acre are allowed in this designation. Supporting services such as community-based residential facilities, places of worship, primary and secondary schools, child day

care centers, and adult day care centers are also allowed. Commercial services and offices are allowed as supporting uses.

- Industrial—This land use designation allows manufacturing, assembly, and storage activities. Residential uses are not allowed.
- Conservation—This land use category designates environmentally sensitive areas that are to remain in an essentially natural state.
- Recreation—This land use category allows for public parks and recreation uses. Supporting social and entertainment services (restaurants, cafes, retailing), public health services (clinics and day care centers), public safety services (police facilities), and entertainment facilities are permissible as an integral part of the park design or of the recreational function.

The Miami-Dade County Comprehensive Development Master Plan (as the county's local comprehensive plan future land use element is known) states that electrical transmission line corridors are permitted in every land use category when located in established rights-of-way or are certified under the PPSA as an ancillary use to a new power plant or are certified under the Transmission Line Siting Act (TLSA). The comprehensive plans for Palmetto Bay, Pinecrest, Coral Gables, South Miami, and Miami do not expressly address electrical transmission lines.

The Village of Palmetto Bay Comprehensive Plan has the following objective and policy in the future land use element that state:

- Objective 1.3: Public Facility Levels-of-Service—Make sure suitable land is available for roads and infrastructure needed to support proposed development and redevelopment and the expansion of necessary public facility capacity and services concurrent with the impacts of development.
- Policy 1.3.3—Work with county and regional utility service providers, as needed, to help locate suitable land for expansion of their operations and services.

The Village of Pinecrest Comprehensive Plan has the following policy in the Future Land Use Element that states:

- Policy 1-3.6.4: Accommodating Requisite Infrastructure— During the subdivision review, site plan review, and permitting processes, the village shall ensure that respective future developments allocate sufficient land area for infrastructure required to support proposed development.

The City of Coral Gables Comprehensive Plan has an Objective in the Future Land Use Element that states:

- Objective 1-1.8: Adequate Infrastructure for New Development—Ensure land and resources are made available that are suitable for utility facilities and other infrastructure required to support proposed development.

Zoning and Land Use Restrictions

Zoning within the East Preferred Corridor is shown at a scale of 1 inch equals 1,000 ft (1" = 1,000') in Figure E9.1.0-3 (Map Sheets 1 through 20) provided with the maps at the end of this chapter. The East Preferred Corridor crosses the following zoning districts:

- Miami-Dade County Zoning Districts
  - Interim District (GU)
  - Agricultural District (AU)
  - Single Family One Acre Estate District (EU-1)
  - Single Family Estate Modified (EU-M)
  - Princeton Community Urban Center District (PCUC)
  - Industrial, Light Manufacturing (IU-1)
  - Industrial, Heavy Manufacturing (IU-2)
  - Industrial, Unlimited Manufacturing (IU-3)
  - Single Family Residential District (RU-1)
  - Zero Lot Line Development Single Family (RU-1Z)
  - Two Family Residential District (RU-2)
  - Limited Business District (BU-1A)
  - Industrial District, Conditional (IU-C)
  - Minimum Apartment House District (RU-3M)
  - Special Business District (BU-2)
  - Downtown Kendall Urban Center District (DKUC)
  - Neighborhood Business District (BU-1)
  - High Density Apartment House District (RU-4)
  - Liberal Business District (BU-3)
  - Modified Apartment House District (RU-4M)
  - Semi-Professional Office District (RU-5A)
  - Limited Apartment House District (RU-4L)

- Hotel Apartment House District (RU-4A)
- Townhouse District, 8.5 Units Per Net Acre (RU-TH)

- Palmetto Bay Zoning Districts
  - Limited Business District (BU-1A)
- Pinecrest Zoning Districts
  - Limited Business District (BU-1A)
  - Special Business District (BU-2)
  - Liberal Business District (BU-3)
  - Neighborhood Business District (BU-1)
  - Parks and Recreation (PR)
  - Public and Semi-Public Services District (PS)
  - North Pinecrest Business Alternative District (NPBAD)
- Coral Gables Zoning Districts
  - Special Use District (S)
  - Commercial District (C)
  - Commercial Limited District (CL)
  - Industrial District (I)
  - Multi-Family Duplex District (MF-1)
  - Multi-Family 2 District (MF-2)
  - Single-Family Residential District (SFR)
- South Miami Zoning Districts
  - Townhouse Residential (RT-6)
  - Residential Office (RO)
  - Planned Unit Development—Residential (PUD-R)
  - Planned Unit Development—Mixed-Use (PUD-M)
  - Planned Unit Development—Hospital (PUD-H)
  - Specialty Retail (SR)
  - General Retail (GR)
  - Public/Institutional (PI)
  - Parks and Recreation (PR)
  - Transit Oriented Development District Mixed Use 5 (TODD-MU5)
  - Transit Oriented Development District Light Industrial (TODD-LI4)
  - Transit Oriented Development District Public/Institutional (TODD-PI)
- Miami Zoning Districts

- Conservation (CS)
- Liberal Commercial (C-2)
- Restricted Commercial (C-1)
- Multi-Family (R-3)
- Government and Institutional (G/I)
- Industrial (I)
- Multi-Family High Density Residential (R-4)
- Office (O)
- Parks and Recreation (PR)
- Single Family Residential (R-1)
- Marine Activity Related (SD-4)
- River Quadrant Mixed-Use District (SD-15)
- Mixed Use Borders Central Business District (SD-6)
- Central Business District (CBD)
- Neighborhood Arterial (SD-13)
- Rapid Transit High Density (SD-7)
- Coconut Grove Rapid Transit District (SD-11)
- Two Family Residential (R-2)

Provisions of each local government's land development regulations applicable to the lands crossed by the East Preferred Corridor and potentially relevant to the transmission lines are discussed in the following paragraphs.

Miami-Dade County: Code of County Ordinances—The definitions section of Chapter 33 (Zoning) of the Miami-Dade Code of County Ordinances does not contain definitions for essential services, utilities, transmission lines, or any references to transmission lines except for an exclusion from coverage for power plants and associated facilities that are preempted by Chapter 403, F.S.

Miami-Dade County addresses excessive noise in Article IV, Section 21-28 of the Code of County Ordinances. This section indicates that it is unlawful to make, continue, or cause to be made or continued any unreasonably loud, excessive, unnecessary, or unusual noise. A series of noises are listed as examples in this section that could be deemed under certain circumstances to be violations including horns, radios, televisions, phonographs, animals, birds, whistles, exhausts, defect in vehicle or load, hawkers and peddlers, loudspeakers, power tools, landscaping equipment, and shouting.

Palmetto Bay: Code of Ordinances—Article II of the Code of Ordinances indicates that *development* does not include work by any utility engaged in the repair or construction of electrical transmission lines within any established rights-of-way. There are no other references to electrical transmission lines. Sections 15-51 through 15-60, Article II, address noise. Maximum sound pressure levels have been established for each zoning district as measured at any point on or beyond the property from which the sound or noise is emanating as follows:

Receiving Property Designation	Time	Sound Level Limit (dBA)
Residential noise-sensitive zones	7 a.m. to 11 p.m.	65
	11 p.m. to 7 a.m.	60
Public facilities and institutional	7 a.m. to 11 p.m.	65
	11 p.m. to 7 a.m.	60
Commercial	7 a.m. to 11 p.m.	70
	11 p.m. to 7 a.m.	65
Agricultural	7 a.m. to 11 p.m.	70
	11 p.m. to 7 a.m.	65
Industrial	7 a.m. to 11 p.m.	75
	11 p.m. to 7 a.m.	75

Note: dBA = A-weighted decibel.

In addition to the sound pressure levels enumerated in the table, there are specific acts that are prohibited including loud, disturbing, and/or excessive noise from radios, musical instruments, loudspeakers, street sales, animals, loading operations, construction and demolition, powered model vehicles, and motorboats. This list is not exclusive.

Pinecrest: Code of Ordinances—The definitions section of Chapter 30 of the Code of Ordinances contains definitions for essential services and public utilities. The definition of essential services includes public utility facilities that are related to electrical and collection systems that service the village. Public utilities are public and quasi-public services regulated by the state for purposes of providing essential infrastructure to residential or nonresidential areas to further benefit public health, safety, and welfare. In all zoning districts, public utilities subject to regulation under the code are identified as a conditional use. Three areas in Pinecrest have been identified along U.S. 1 where alternative

regulations are available through the North Pinecrest Business Alternative District (NPBAD). New development within the district is encouraged to promote a mix of uses to create a sense of designed space. Public utilities are allowed in the NPBAD as a conditional use.

Noise is regulated pursuant to Article II, Sections 15-21 and 15-22. These sections have general prohibitions for unreasonably loud noises and noise that exceeds the following sound pressure levels:

Receiving Property Designation	Time	Sound Level Limit (dBA)
Adjoining commercial zone	All hours	74
Adjoining residential zone	7 a.m. to 11 p.m.	65
	11 p.m. to 7 a.m.	60

Acts that are presumed to be violations if they exceed the specified sound level limits include horns, radios, televisions, boom boxes, animals, loading and unloading, exhausts, power tools, landscaping equipment, and noises to attract attention. This list is not exclusive.

Coral Gables: Land Development Code and Code of Ordinances—The definitions section of the land development code (LDC) defines utilities/infrastructure facility to include electrical transmission lines (lines between the point of generation and the end user). Utilities/infrastructure facility is shown as a permitted use in every zoning district except the mixed-use district.

Noise is regulated pursuant to Article V, Sections 34-121 through 34-128. These sections indicate that it is unlawful for any person to make, continue, or cause to be made or continue any unreasonably loud, excessive, unnecessary, or unusual noise. Prohibited noises can include, under certain circumstances, horns, signaling devices, bands, radios, televisions, phonographs, animals, birds, exhausts, defects in vehicles or loads, noises to attract attention, loudspeakers, power tools, landscaping equipment, commercial maintenance equipment, construction noise, air conditioners, electric motors, pool pumps, and shouting. This list is not exclusive.

South Miami: Land Development Code and Code of Ordinances—The only reference to electrical transmission lines is in regard to landscaping requirements beneath power lines (height restrictions).

Noise is regulated pursuant to Article III, Sections 15-79 through 15-97, of the Code of Ordinances. This section indicates that it is unlawful to make any loud, excessive, unnecessary, or unusual noise. These sections address noise from operation of radios, phonographs, bands, orchestras, musicians, motor vehicles, sound trucks, whistles, gongs, ringing bells, horns, warning devices, barbecues, restaurants, steam whistles, pile-drivers and other construction equipment, emission of steam and other gases, blowers, power fans, motorboats, aircraft, and internal combustion engines.

Miami: Land Development Code and Code of Ordinances—In the discussion of permitted and conditional principal and accessory uses, public utilities are mentioned, but not enumerated or identified. There is no reference to electrical transmission lines in the Code of Ordinances except to note that placing electrical lines underground is not required for transmission facilities

Noise is regulated pursuant to Chapter 36 of the Code of Ordinances. This chapter indicates that it is unlawful to make any loud, excessive, unnecessary, or unusual noise. The chapter addresses noise from operation of radios, phonographs, bands, orchestras, musicians, construction equipment, and emission of steam and other gases. There is the following specific maximum permitted sound at the nearest receiving property line for mechanical and fire equipment:

Receiving Property Designation	Time	Sound Level Limit
Single-family	At property line or beyond between 10 p.m. and 7 a.m.	5 dBA above ambient or maximum of 55 dBA
	At property line or beyond between 7 a.m. and 10 p.m.	10 dBA above ambient or maximum of 60 dBA
Multi-family, institutional, parks, and noise-sensitive zones	At property line or beyond between 10 p.m. and 7 a.m.	5 dBA above ambient or maximum of 60 dBA
	At property line or beyond between 7 a.m. and 10 p.m.	10 dBA above ambient or maximum of 65 dBA
Retail commercial (offices, retail, restaurants, and movies)	At property line or beyond between 10 p.m. and 7 a.m.	5 dBA above ambient or maximum of 65 dBA
	At property line or beyond between 7 a.m. and 10 p.m.	10 dBA above ambient or maximum of 65 dBA
Wholesale commercial and industrial	At property line or beyond between 10 p.m. and 7 a.m.	5 dBA above ambient or maximum of 70 dBA
	At property line or beyond between 7 a.m. and 10 p.m.	10 dBA above ambient or maximum of 75 dBA

E9.3.6.3 Easements, Title, Agency Works

Easements, approvals, and various other authorizations will be required to cross certain lands under federal, state, regional, or local governmental jurisdictions. Road crossings in the East Preferred Corridor, which are numerous, will require Florida Department of Transportation (FDOT) (including I-95, U.S. 1, and Florida's Turnpike), Miami-Dade County, or local government approvals or easements for crossing or collocating within those facilities. All crossings of state roadways will conform to the applicable specifications in FDOT's Utility Accommodation Manual (2007).

Additionally, the East Preferred Corridor crosses several canals/waterways under the jurisdiction of SFWMD, the Miami-Dade County Public Works Department, or the Coral Gables Public Works Department. Those will require crossing approvals or easements and are addressed in Section E9.3.7.2.

Other lands or facilities requiring special approvals are listed in Table E9.3.6-2.

E9.3.6.4 Vicinity Scenic, Cultural, and Natural Landmarks

The East Preferred Corridor crosses a portion of the BNP, which is a scenic, natural resource feature. However, the East Preferred Corridor is totally located within an existing FPL multi-circuit right-of-way when traversing the BNP. The East Preferred Corridor crosses or is in proximity to certain other places, features, or areas considered as scenic, cultural, or natural landmarks. These are listed in Table E9.3.6-3. In addition to these, FPL also identified historic structures, locations, roads, areas, etc., in its report, which are discussed in Appendix 10.7.2 of this SCA.

E9.3.6.5 Archaeological and Historic Sites

A cultural resources assessment of the eastern routes evaluated and the East Preferred Corridor proposed in this application (see Appendix 10.7.2) was conducted for FPL. Based on that research for the east routes, two previously identified archaeological resources, 191 previously recorded historic structures, 13 previously recorded resource groups, and two previously recorded historic bridges were found in proximity to the East Preferred Corridor (Table E9.3.6-4).

The Division of Historical Resources (DHR) will review these results for the East Preferred Corridor and make an assessment as to potential impacts to these known, as well as to potentially unknown, locations. DHR may request, as a condition of certification, a cultural resources assessment be conducted along areas of the final right-of-way that have a likelihood of containing archaeological artifacts.

TABLE E9.3.6-2
EASEMENTS, TITLE, AGENCY WORKS, OR CROSSINGS POTENTIALLY REQUIRED FOR THE EAST PREFERRED CORRIDOR

Governmental Jurisdiction	Affected Agency	Type of Approval
BNP	USDI, National Park Service	Courtesy construction notification
Various canals (identified in Tables E9.3.7-1 through E9.3.7-3)	SFWMD, Miami-Dade County Public Works, Coral Gables Public Works	Works of the District approval, crossing permit, easement
Florida's Turnpike	FDOT	Utility
U.S. 1	FDOT	Utility
Palmetto Expressway/State Road (SR) 826	FDOT	Utility
I-95	FDOT	Utility
Don Shula Expressway/SR 874	Miami-Dade Expressway Authority	Utility
Various county roads	Miami-Dade County Public Works	Utility
Various municipal streets	Villages of Palmetto Bay and Pinecrest and Cities of Coral Gables, South Miami, and Miami	Utility
Metrorail/Busway	Miami-Dade County Transit	Easement
Various other county/municipal parks (see Table E9.3.6-1)	Miami-Dade County, individual municipality	Permit/easement

TABLE E9.3.6-3
SCENIC, CULTURAL, AND NATURAL LANDMARKS IN THE VICINITY OF THE EAST PREFERRED CORRIDOR

Resource	Proximity to Corridor
BNP	Located within (in FPL's existing multi-circuit transmission line right-of-way) and immediately east of the East Preferred Corridor and north and east of the Turkey Point plant property
Biscayne Bay Aquatic Preserve	Located 0.5 mile east of the East Preferred Corridor and north and east of the Turkey Point plant property
Homestead Bayfront Park	East Preferred Corridor traverses across this park (on existing FPL right-of-way) just north of Turkey Point plant property
Miami Metro Zoo	Adjacent to and east of the East Preferred Corridor at SW 152nd Street
University of Miami	Adjacent to and west of the East Preferred Corridor in Coral Gables
Vizcaya National Historic Landmark	Located 0.4 mile east of the East Preferred Corridor just south of the I-95 junction
Lummus Park Historic District	National Register of Historic Places (NRHP) resource located 0.5 mile northwest of Miami substation
Calle Ocho	NRHP-listed road (SW 8th Avenue) that intersects the East Preferred Corridor just south of the Miami River
Bird Road	NRHP-listed road and local scenic roadway that intersects the East Preferred Corridor at U.S. 1
Ferdinand Magellan Limited States Car No. 1	National Historic Landmark located at Miami Metro Zoo
Miami Circle at Brickell Point	National Historic Landmark located approximately 0.5 mile due east of Miami substation

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
Archaeological Resources within 100 ft			
8DA17	Miami Rock Mound 2	Archaeological resource/ prehistoric mound (listed in FMSF as destroyed in 1979)	Not evaluated
8DA9990	U.S. 1	Archaeological resource/ historic road segment	Ineligible
Resource Groups within 100 ft			
8DA4353	Coral Way State Historic Highway	Linear resource	Potentially eligible
8DA4584	Bird Road	Linear resource	Ineligible
8DA4585	S Bayshore Drive/S Miami Avenue	Linear resource	Potentially eligible
8DA4586	Calle Ocho	Linear resource	NRHP listed
8DA5123	Downtown Miami multiple resource area	Multiple property submis-sion	Potentially eligible
8DA5583	Macfarlane Homestead historic district	Historic district	NRHP listed
8DA6486	Sunset Drive	Linear resource	Ineligible
8DA6509	Sunset Drive historic district	Historic district	Potentially eligible
8DA8039	Miami Roads neighborhood	Historic district	Not evaluated
8DA10107	F.E.C. Railway	Linear resource	Insufficient info
8DA10753	CSX Railroad	Linear resource	Insufficient info
8DA10754	Snapper Creek Canal	Linear resource	Ineligible
Historic Structures within 100 ft			
8DA279	Holsum Bakery Building/ 5750 S Dixie Highway		Not evaluated
8DA430	100 SW 21st Road		Not evaluated
8DA433	5900 S Dixie Highway/5900 to 5910 S Dixie Highway		Potentially eligible

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 2 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA434	5904 S Dixie Highway		Potentially eligible
8DA439	914 SW 1st Avenue		Not evaluated
8DA440	921 SW 1st Avenue		Not evaluated
8DA442	1013-1015 SW 1st Avenue		Not evaluated
8DA443	Shipyard Corporation/ 615 SW 2nd Avenue		Potentially eligible
8DA447	123 SW 10th Street		Not evaluated
8DA448	120 SW 20th Road		Not evaluated
8DA449	105 SW 20th Road		Not evaluated
8DA456	Woodside Apartments/ 2460 SW 16th Court		Not evaluated
8DA457	53 SW 14th Street		Not evaluated
8DA459	70 SW 12th Street		Not evaluated
8DA460	67 SW 12th Street		Not evaluated
8DA463	911 SW 1st Avenue		Not evaluated
8DA464	908 SW 1st Avenue		Not evaluated
8DA465	903 SW 1st Avenue		Not evaluated
8DA470	104 SW 9th Street		Not evaluated
8DA471	118 SW 9th Street		Not evaluated
8DA472	118 SW 9th Street Rear		Not evaluated
8DA473	120 SW 9th Street		Not evaluated
8DA474	126 SW 9th Street		Not evaluated
8DA475	128 SW 9th Street		Not evaluated
8DA483	F.E.C. Railway Freight House/ 400 SW 1st Avenue		Not evaluated
8DA484	916 SW 1st Avenue		Not evaluated
8DA485	940 SW 1st Avenue		Not evaluated

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 3 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA486	3435 SW 1st Avenue		Not evaluated
8DA488	37 SW 7th Street		Not evaluated
8DA489	44 SW 7th Street		Not evaluated
8DA490	54 SW 7th Street		Not evaluated
8DA492	79 SW 12th Street		Not evaluated
8DA493	84 SW 13th Street		Not evaluated
8DA497	826 SW 1st Avenue		Not evaluated
8DA498	145 SW 21st Road		Not evaluated
8DA500	1770 SW 24th Terrace		Not evaluated
8DA502	1868 SW 25th Terrace		Not evaluated
8DA513	87 SW 11th Street		Not evaluated
8DA514	68 SW 11th Street		Not evaluated
8DA1086	Simpson Park/85 SW 17th Road		Not evaluated
8DA1193	2500 S Miami Avenue		Not evaluated
8DA1243	936 SW 1st Avenue		Not evaluated
8DA1246	1345 SW 1st Avenue		Not evaluated
8DA1284	400 SW 2nd Avenue		Not evaluated
8DA1382	Mercy Restaurant/ 93 SW 8th Street		Not evaluated
8DA1394	62-62 SW 9th Street		Not evaluated
8DA1395	70 SW 9th Street		Not evaluated
8DA1396	29 SW 9th Street		Not evaluated
8DA1404	75 SW 11th Street		Not evaluated
8DA1418	Southside School/ 45 SW 13th Street		NRHP listed
8DA1427	171 SW 14th Street		Not evaluated
8DA1429	37 SW 14th Terrace		Not evaluated
8DA1688	25 SW 27th Road		Not evaluated

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 4 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA2631	635 SW 3rd Avenue		Not evaluated
8DA2643	145 SW 8th Street		Not evaluated
8DA2754	9100 Dadeland Boulevard		Not evaluated
8DA2773	9830 SW 77th Avenue		Not evaluated
8DA2774	9840 SW 77th Avenue		Not evaluated
8DA2835	13401 SW 232nd Street		Not evaluated
8DA2882	Dorn Building/5900 to 5904 S Dixie Highway		Not evaluated
8DA2887	6130 Sunset Drive		Potentially eligible
8DA3067	209 SW 5th Avenue		Not evaluated
8DA3186	43 SW 7th Street		Not evaluated
8DA3187	87 SW 9th Street		Not evaluated
8DA4585	S Bayshore Drive and S Miami Avenue		Not evaluated
8DA4650	4855 Ponce De Leon Boulevard		Not evaluated
8DA4667	1722 SW 1st Avenue		Not evaluated
8DA4668	3211 SW 1st Avenue		Not evaluated
8DA4681	2939 SW 36th Avenue		Not evaluated
8DA4683	126 SW 17th Road		Not evaluated
8DA4686	101 SW 22nd Road		Not evaluated
8DA4687	148 SW 22nd Road		Not evaluated
8DA4690	120 SW 31st Road		Not evaluated
8DA4691	168 SW 32nd Road		Not evaluated
8DA4696	137 SW 10th Street		Not evaluated
8DA4706	1038 SW 22nd Street		Not evaluated
8DA4721	1712 SW 24th Terrace		Not evaluated
8DA4722	1865 SW 25th Terrace		Not evaluated
8DA5618	22520 SW 134th Avenue		Ineligible

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 5 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA5621	Fitzgibbons Residence/ 22850 SW 134th Avenue		Ineligible
8DA5622	Fitzgibbons Residence (Building A)/22850 SW 134th Avenue		Ineligible
8DA6508	South Miami City Hall/ 6130 Sunset Drive		Ineligible
8DA6434	SW 2nd Avenue Bridge	Historic Bridge	Not evaluated
Resource Groups within 500 ft			
8DA5360	Brickell Resource Group	Archaeological district	Not evaluated
Historic Structures within 500 ft			
8DA294	Leviathan Residence/ 10 SE 6th Street		Not evaluated
8DA429	152 SW 20th Road		Not evaluated
8DA431A	Vizcaya Farm Building 1/ 50 SW 32nd Road		Not evaluated
8DA431B	Vizcaya Farm Building 2/ 50 SW 32nd Road		Not evaluated
8DA431C	Vizcaya Farm Building 3/ 50 SW 32nd Road		Not evaluated
8DA431D	Vizcaya Farm Building 4/ 50 SW 32nd Road		Not evaluated
8DA431E	Vizcaya Farm Building 5/ 50 SW 32nd Road		Not evaluated
8DA431F	Vizcaya Farm Building 6/ 50 SW 32nd Road		Not evaluated
8DA431G	Vizcaya Farm Building 7/ 50 SW 32nd Road		Not evaluated
8DA431H	Vizcaya Farm Building 8/ 50 SW 32nd Road		Not evaluated
8DA437	5900 Sunset Drive		Potentially eligible
8DA450	51 SW 19th Road		Not evaluated

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 6 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA451	50 SW 19th Road		Not evaluated
8DA452	76 SW 18th Terrace		Not evaluated
8DA461	60 SW 12th Street		Not evaluated
8DA462	52 SW 12th Street		Not evaluated
8DA469	35 SW 9th Street		Not evaluated
8DA495	60 SW 18th Road		Not evaluated
8DA496	74 SW 18th Terrace		Not evaluated
8DA501	1780 SW 24th Terrace		Not evaluated
8DA505	46 SW 12th Street		Not evaluated
8DA515	59 SW 11th Street		Not evaluated
8DA516	52 SW 11th Street		Not evaluated
8DA517	Brickell Plaza Hotel/ 44 SW 11th Street		Not evaluated
8DA518	2420 SW 16th Court		Not evaluated
8DA519	87 SW 18th Road		Not evaluated
8DA521	2598 Taluga Drive		Not evaluated
8DA523	Miami First United Methodist Church		Not evaluated
8DA524	2892 SW 32nd Court		Not evaluated
8DA530	2912 Bridgeport Avenue		Not evaluated
8DA533	Marion Villa/45 SW 12th Street		Not evaluated
8DA534	200 SW 32nd Road		Not evaluated
8DA1180	Columbus Group/ 637 Sough Miami Avenue		Not evaluated
8DA1181	650 S Miami Avenue		Not evaluated
8DA1184	Fire Station No. 4/ 1000 S Miami Avenue		NRHP–listed
8DA1186	Burkhart, House and Office/1150 S Miami Avenue		Not evaluated

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 7 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA1187	1326 S Miami Avenue		Not evaluated
8DA1188	1525 S Miami Avenue		Not evaluated
8DA1190	2000 S Miami Avenue		Not evaluated
8DA1191	2238 S Miami Avenue		Not evaluated
8DA1192	2300 S Miami Avenue		Not evaluated
8DA1384	78 SW 7th Street		Not evaluated
8DA1393	29 S 9th Street		Not evaluated
8DA1397	45 to 45½ SW 10th Street		Not evaluated
8DA1399	28 SW 11th Street		Not evaluated
8DA1402	60 SW 11th Street		Not evaluated
8DA1405	37 SW 12th Street		Not evaluated
8DA1419	Terrace Apartments/ 21 SW 14th Terrace		Not evaluated
8DA1445	43 SW 18th Road		Not evaluated
8DA1450	65 SW 18th Terrace		Not evaluated
8DA1451	73 SW 18th Terrace		Not evaluated
8DA1452	70 SW 18th Terrace		Not evaluated
8DA1454	42 SW 19th Road		Not evaluated
8DA1457	73 SW 19th Road		Not evaluated
8DA1465	46 SW 20th Road		Not evaluated
8DA1487	43 SW 21st Road		Not evaluated
8DA1493	38 SW 22nd Road		Not evaluated
8DA1494	51 SW 22nd Road		Not evaluated
8DA1518	32 SW 23rd Road		Not evaluated
8DA1678	2741 SW 22nd Avenue		Not evaluated
8DA1691	2497 Abaco Avenue		Not evaluated
8DA1695	2517 Andros Avenue		Not evaluated

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 8 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA1696	2530 Andros Avenue		Not evaluated
8DA1697	2533 Andros Avenue		Not evaluated
8DA1698	2539 Andros Avenue		Not evaluated
8DA1699	2544 Andros Avenue		Not evaluated
8DA1807	2823 Coconut Avenue		Not evaluated
8DA1848	2801 Emathla Street		Not evaluated
8DA1894	2830 Jefferson Street		Not evaluated
8DA1895	2924 Jefferson Street		Not evaluated
8DA1909	2911 Lucaya Street		Not evaluated
8DA1959	2825 S Miami Avenue		Not evaluated
8DA1972	2621 Natoma Street		Not evaluated
8DA1973	2630 Natoma Street		Not evaluated
8DA1974	2631 Natoma Street		Not evaluated
8DA1977	2601 Nocatee Drive		Not evaluated
8DA1978	146 Oak Street		Not evaluated
8DA2014	2085 Secoffee Street		Not evaluated
8DA2015	2107 Secoffee Street		Not evaluated
8DA2016	2140 Secoffee Street		Not evaluated
8DA2080	1757 Wa-Kee-Na Drive		Not evaluated
8DA2081	1765 Wa-Kee-Na Drive		Not evaluated
8DA2082	1866 Wa-Kee-Na Drive		Not evaluated
8DA2832	13280 SW 232nd Street		Not evaluated
8DA2833	13295 SW 232nd Street		Not evaluated
8DA2834	13301 SW 232nd Street		Not evaluated
8DA2836	13460 SW 232nd Street		Not evaluated
8DA2886	5875-5885 Sunset Drive		Not evaluated
8DA3704	I & E Greenwald, Steam Engine No. 1058/3898 Shipping Avenue		NRHP–listed

TABLE E9.3.6-4
CULTURAL RESOURCES WITHIN OR ADJACENT
TO THE EAST PREFERRED CORRIDOR
(Continued, Page 9 of 9)

FMSF* Number	Resource Name	Property Type/ Resource Type	NRHP† Evaluation‡
8DA4626	Gulf Gas Station/1492 S Dixie Highway		Not evaluated
8DA4630	George Washington Carver Elementary/238 Grand Avenue		Not evaluated
8DA4684	157 SW 20th Road		Not evaluated
8DA4685	158 SW 20th Road		Not evaluated
8DA4688	160 SW 22nd Road		Not evaluated
8DA4710	3382 SW 29th Street		Not evaluated
8DA5022	113 Frow Avenue		Not evaluated
8DA5023	117-119 Frow Avenue		Not evaluated
8DA5024	125 Frow Avenue		Not evaluated
8DA5608	8370 SW 122nd Street		Ineligible
8DA6129	5891-93 Sunset Drive		Potentially eligible
8DA6130	5875-81 Sunset Drive		Ineligible
8DA6131	5843-49 Sunset Drive		Ineligible
8DA6132	5857 Sunset Drive		Ineligible
8DA6500	6101 Sunset Drive		Ineligible
8DA9986	118 Frow Avenue		Not evaluated
8DA9987	123/125 Frow Avenue		Not evaluated
8DA9988	217 Florida Avenue		Not evaluated
8DA9989	134 Florida Avenue		Not evaluated
8DA9991	11555 SW 82nd Avenue		Not evaluated
8DA1087	Historic Bridge/S Miami Avenue Bridge		Not evaluated

*Florida Master Site File.
†National Register of Historic Places.
‡As recorded in the FMSF; may require reevaluation.

E9.3.7 Biological and Physical Environment of the Corridor Area

E9.3.7.1 Land Use/Vegetation

The existing land use and vegetation cover types (generally 5 acres or larger in size) were identified for the East Preferred Corridor and classified using FDOT's Florida Land Use, Cover and Forms Classification System (FLUCFCS) published in 1999 as modified by SFWMD (2004). SFWMD used Categories II, III, and IV to identify land uses and vegetation types within SFWMD's boundaries. The classifications were obtained from SFWMD GIS data and overlaid on aerial photographs. Additionally, FPL performed field surveys in preparation for the environmental resource permit (ERP) informational data submittal for this Project in many areas of the East Preferred Corridor for which FPL had access (Golder Associates, Inc. [GAI], 2009). The FLUCFCS coverages were mapped/revised in the field to reflect current conditions. These data were then used to supplement those from SFWMD. The land use and vegetation classifications that occur within the corridor and the 0.5-mile area adjacent to either side are shown in Figure 9.1.0-4 (Map Sheets 1 through 20) (vegetation/land cover maps) at the end of this Section E9.0. Table E9.3.7-1 lists the various land use and vegetation categories identified within the East Preferred Corridor. Descriptions of the major land use and vegetation classifications that occur within this corridor are provided in the following subsections. For more detailed descriptions of those coverages that also occur on-Site, refer to Section 3.3.5.

Land Use

Most of the land use/cover classifications that occur along the East Preferred Corridor reflect significant human-induced changes within the landscape. That is, much of the historical vegetation that occurred along the corridor and in the region has been cleared for residential, agricultural, or industrial uses. Table E9.3.7-1 lists land uses that were identified within the East Preferred Corridor based on the SFWMD-modified FLUCFCS.

Urban and built-up land uses (100 series classifications) consist of lands primarily occupied by man-made structures and associated activities. Included in this category are low-, medium-, and high-density single-family units; rural residential units; units under construction; mobile home units; and low- and high-rise multiple dwelling units. This category also includes commercial and services, retail sales and services, other light industrial, institutional, educational facilities, recreational, parks and zoos, and open land. These categories dominate the corridor north of the Davis substation all the way to the Miami substation.

TABLE E9.3.7-1
LAND USE AND VEGETATION CLASSIFICATIONS OCCURRING WITHIN EAST PREFERRED CORRIDOR

Number	Land Use Designation
111	Low Density: Fixed Single Family Units
118	Low Density: Rural Residential
119	Low Density: Under Construction
121	Medium density: Fixed Single Family Units
131	High Density: Fixed Single Family Units
132	High Density: Mobile Home Units
133	High Density: Low Rise Multiple Dwelling Units
134	High Density: High Rise Multiple Dwelling Units
140	Commercial and Services
141	Retail Sales and Services
155	Other Light Industrial
170	Institutional
171	Educational Facilities
180	Recreational
185	Parks and Zoos
190	Open Land
211	Improved Pastures
212	Unimproved Pastures
214	Row Crops
222	Fruit Orchards
223	Other Groves
241	Tree Nurseries
242	Sod Farms
243	Ornamentals
251	Horse Farms
261	Fallow Cropland
310	Herbaceous (Dry Prairie)
320	Upland Shrub and Brushland
330	Mixed Rangeland
411	Pine Flatwoods
420	Upland Hardwood Forests
422	Brazilian Pepper
510	Canals
511	Ditches
512	Channelized River, Stream, Waterway
530	Reservoirs
534	Reservoirs < 10 acres
612	Mangrove Swamps
612/617	Mangrove Swamps/Mixed Wetland Hardwoods
612/619	Mangrove Swamps/Exotic Wetland Hardwoods
612 B	Dwarf Mangroves
617	Mixed Wetland Hardwoods

TABLE E9.3.7-1
LAND USE AND VEGETATION CLASSIFICATIONS OCCURRING WITH-IN EAST PREFERRED CORRIDOR
(Continued, Page 2 of 2)

Number	Land Use Designation
619	Exotic Wetland Hardwoods
630	Wetland Forested Mixed
641	Freshwater Marshes
642	Saltwater Marshes
651	Tidal Flats
744	Fill Areas: Highways and Railways
810	Transportation
812	Railroads
814	Roads and Highways
831	Electric Power Facilities
832	Electrical Power Transmission Lines

Sources: FDOT, 1999.
SFWMD, 2004.
GAI, 2009.

The agricultural land uses (200 series classifications) make up the majority of land use along the East Preferred Corridor from the Clear Sky substation to Davis substation and mostly consist of pasture and tree/ornamental nurseries. Areas of improved pasture are typically dominated by bahia grass (*Paspalum notatum*), Bermuda grass (*Cynodon dactylon*), carpetgrasses (*Axonopus* spp.), smutgrass (*Sporobolus indicus*), and occasionally pangola grass (*Digitaria eriantha*). Pastures that have become overgrown usually contain the same species as found in improved pasture but also typically have become colonized by old field species including dog fennel (*Eupatorium capillizolium*), slender goldenrod (*Euthamia caroliniana*), blackberries (*Rubus cuneifolius* and *R. trivialis*), broomsedges (*Andropogon* spp.), bluestems (*Schizachyrium* spp.), paspalums (*Paspalum* spp.), manyflower marshpennywort (*Hydrocotyle umbellata*), coinwort (*Centella asiatica*), and southeastern sunflower (*Helianthus agrestis*). Other agricultural land uses within the corridor include sod farms, fruit orchards, other groves, horse farms, row crops, and fallow cropland.

Barren land (700 series classifications) has little or no vegetation and limited potential to support vegetative communities. Fill areas for highways and railways fall into this category and are present within the East Preferred Corridor.

Transportation, communication, and utilities (800 series classifications) consist of land primarily occupied by manmade facilities, which are necessary for movement of people and goods, airwave communications, power generating, and water supply and treatment plants. Specifically, this category includes existing transportation, railroads, roads and highways, electric power facilities, and electrical power transmission lines.

Vegetation

Although most of the areas within the East Preferred Corridor have been altered by the various land uses described previously, a variety of plant communities of varying quality exist within the corridors. Descriptions of the upland communities (300 and 400 series classifications), aquatic communities (500 series classifications), and wetland communities (600 series classifications) found within the corridor are presented in the following subsections. Most of the natural communities described in the following paragraphs occur from the Turkey Point Units 6 & 7 Site to Davis substation. For more detailed descriptions of these coverages that occur in the on-Site portions of the corridor, refer to Section 3.3.5 of this SCA.

Upland Communities

Upland communities found within the corridor range from less disturbed communities to areas vegetated by a variety of nuisance or weedy shrubs and/or herbs (Brazilian pepper [*Schinus terebinthifolius*]- and Australian pine [*Casuarina equisetifolia*]-dominated areas). The upland communities that exist within the East Preferred Corridor are summarized in the following paragraphs.

Herbaceous (Dry Prairie)—310

This plant association is dominated by a variety of herbs and may include scattered clumps of shrubs. Typical herbs include broomsedges, bluestems, bahia grass, wire grass (*Aristida stricta* var. *beyrichiana*), crabgrasses (*Digitaria* spp.), love grasses (*Eragrostis* spp.), dog fennel, sweetbroom (*Scoparia dulcis*), slender goldenrod, smutgrass, finger grass (*Eustachys petraea*), buttonweeds (*Spermacoce* spp.), paspalums, witchgrasses (*Dichanthelium* spp.), and blackberries. Shrubs are often present but not dominant. They include Brazilian pepper, saw palmetto (*Serenoa repens*), wax myrtle (*Myrica cerifera*), and groundsel tree (*Baccharis halimifolia*). This community is similar to unimproved pasture and likely represents former pasture that has not been used in some time.

Upland Shrub and Brush Land—320

This plant association exists where historical plant cover was cleared for grazing or other uses and allowed to go fallow. These areas are dominated by a variety of weedy or adventive shrubs including wax myrtle, groundsel tree, Brazilian pepper, winged sumac (*Rhus copallina*), saw palmetto, and immature cabbage palm (*Sabal palmetto*). Herbs are usually abundant and similar to those described for herbaceous (dry prairie).

Mixed Rangeland—330

This classification describes a mixture of weedy shrubs and herbs where shrubs and herbs comprise at least one-third of the total cover. Typical shrubs include Brazilian pepper, wax myrtle, saw palmetto, and groundsel tree. Herbs include broomsedges, bahia grass, finger grass, beggarticks (*Bidens alba*), dog fennel, sweetbroom, and slender goldenrod.

Pine Flatwoods—411

The pine flatwoods community is rare within the East Preferred Corridor and was mapped in a few isolated locations, as well as in the vicinity of the Miami Metro Zoo. Typically, a scattered to dense canopy of slash pine (*Pinus elliottii*) with an understory dominated by saw palmetto exists in pine flatwoods with a variety of herbs growing in open spaces between clumps of saw palmetto.

Pine rockland community is a variant of a pine flatwoods community. It is unique to the area because it grows on weathered outcrops of limestone, often supporting a distinct flora. Rockdale Pineland Park supports one such community and is located outside the East Preferred Corridor but within 0.5 mile.

Upland Hardwood Forests—420

This is a catchall designation for upland hardwood forests that are not easily classified under the classifications as defined by FLUCFCS. Generally, these areas are a mixture of live oak (*Quercus virginiana*), laurel oak (*Quercus hemisphaerica*), and water oak (*Quercus nigra*) that is second-growth on land cleared in the past.

Rockland hammock community is a variant of an upland hardwood community. It is a unique community because it grows on limestone outcrops, often supporting a distinct flora. Rockland hammock is the advanced successional stage of pine rockland. Pine rockland community is similar to rockland hammock, and differs only by canopy trees consisting mostly of pines instead of hardwoods. Simpson Park and Vizcaya Museum and Gardens support rockland hammock communities. Both occur within 0.5 mile of the corridor. However, based on current aerial photography, other areas reported by FNAI prior to 1975 seem to have since been developed.

Brazilian Pepper—422

This association is dominated by the exotic Brazilian pepper with lesser amounts of other shrubs including groundsel tree and wax myrtle. Herbs are usually uncommon in the interiors of these areas where the cover of Brazilian pepper completely shades the ground but are abundant at the margins of these communities. Common herbs usually include smutgrass, dog fennel, bahia grass, John Charles (*Hyptis verticillata*), and cottonweed (*Froelichia floridana*). Vines are usually present, especially muscadine grape (*Vitis rotundifolia*) and peppervine (*Ampelopsis arborea*). This type of community normally becomes established on fallow land, berms, or other disturbed areas where the native vegetation was destroyed.

Aquatic and Wetland Communities

Four aquatic communities occur within the East Preferred Corridor and include canals, ditches, channelized river/stream/waterway, ditches, reservoirs, and reservoirs less than 10 acres. No natural aquatic communities exist within the corridor. Most are vegetated by a variety of floating or emergent

herbs, many of which are considered nuisance species by the Florida Exotic Plant Pest Council. Categories or classifications of aquatic habitats that occur within the East Preferred Corridor are described in the following paragraphs.

Forested and herbaceous wetlands in the East Preferred Corridor are comprised of 10 different associations. Of these, mangrove swamps, mixed wetland hardwoods, and freshwater marsh/wet prairie associations are the most prevalent. The quality of wetlands ranges from those exhibiting expected floristic and structural characteristics providing valuable wildlife habitat to those that have been so impacted by drainage or location within/next to intensive agricultural or developed areas that inherent functional values such as wildlife habitat, water quality, and flood attenuation have been severely degraded. The extensive drainage system (canals/ditches) that has been constructed in the region has drastically altered the historical hydrology of the wetland communities in the corridors with a concomitant change to structure and functional attributes. This is often manifested by the proliferation of transitional or even upland species, as well as nuisance exotics in many wetlands within the region.

Canals/Channelized River, Stream, Waterway—510/512

Several canals are crossed by the East Preferred Corridor. Manmade canals associated with the existing Turkey Point Plant industrial wastewater facility are located in the extreme south portion of the corridor. Vegetation in this system includes submerged, rooted marine plants, primarily widgeon grass and marine algae, as well as terrestrial woody vegetation along the berms such as Brazilian pepper, Australian pine, wild sage (*Lantana involucrata*), and buttonwood (*Conocarpus erectus*). Other canals located along the remainder of the corridor are typically vegetated by a variety of floating and emergent hydrophytes. Common plants include water lettuce (*Pistia stratiotes*), water hyacinth (*Eichhornia crassipes*), galingale (*Cyperus odoratus*), Cuban bulrush (*Scirpus cubensis*), primrose willow (*Ludwigia* sp.), Mexican primrose willow (*Ludwigia octovalvis*), smartweeds (*Polygonum* spp.), torpedo grass (*Panicum repens*), duck potato (*Sagittaria lancifolia*), pickerelweed (*Pontederia cordata*), and common reed (*Phragmites australis*). Most of the linear waterways are periodically maintained by the spraying of herbicides to maintain flow. Much of the vegetation in these canals is considered nuisance species, either native or exotic. The banks (spoil areas) along these linear water bodies are also dominated by weedy, often nuisance, native and exotic plants. The species observed adjacent to canals include elephant grass (*Pennisetum purpureum*), largeflower Mexican clover (*Richardia grandiflora*), beggarticks, cottonweed, camphorweed (*Heterotheca subaxillaris*), finger grass, bahia grass, Brazilian pepper, immature cabbage palm, wax myrtle, guinea grass (*Panicum maximum*), swamp flatsedge (*Cyperus ligularis*), southern beeblossum (*Gaura angustifolia*), and numerous others.

Ditches—511

Ditches are usually smaller and shallower than canals and generally contain/convey less water than canals. They are often located adjacent to roads and are typically vegetated with a mixture of nuisance/exotic species such as Brazilian pepper, cattail (*Typha domingensis* and/or *latifolia*), parrot feather (*Myriophyllum aquaticum*), torpedo grass, primrose willow, and wild taro (*Colocasia esculenta*), as well as native species including arrowhead (*Sagittaria lancifolia*), water spangles (*Salvinia minima*), mosquitofern (*Azolla caroliniana*), and beggarticks.

Reservoirs—530

This classification is used to describe open water areas that have been created from borrow pits. Generally, they are square or rectangular deepwater pits with cattails and/or primrose willow growing at the margins. They are often bordered with spoil piles vegetated with species listed previously under the description of spoil areas for canals.

Reservoirs <10 acres—534

This classification further narrows the reservoirs (530) land use into a category of reservoirs that are less than 10 acres in size.

Mangrove Swamps—612

This community type is located in some of the undeveloped portions of the Turkey Point plant property. Dominant species present in these coastal hardwood communities usually include red (*Rhizophora mangle*), black (*Avicennia germinans*), and white mangrove (*Laguncularia racemosa*); buttonwood; sea grape (*Coccoloba uvifera*); leather fern (*Acrostichum* spp.); cankerberry (*Solanum bahamense*); and cocoplum (*Chrysobalanus icaco*).

Mangrove Swamps/Mixed Wetland Hardwoods—612/617

This category describes mangrove swamps intermixed with hardwood wetland community species. Plant species commonly encountered in this association are a combination of those described in mangrove swamps (612) and mixed wetland hardwoods (617).

Mangrove Swamps/Exotic Wetland Hardwoods—612/619

This category describes mangrove swamps that have been invaded by exotic hardwoods. Species typical of this community include red, black, and white mangrove, buttonwood, Brazilian pepper, sea

grape, Australian pine, poisonwood, leather fern, cankerberry, rubber vine (*Rhabdadenia biflora*), and cocoplum.

Dwarf Mangroves—612 B

Patches of the dwarf mangrove community are located within the undeveloped portions of the existing Turkey Point plant property and contain mangroves less than 24 inches in height, stunted in response to decreased nutrient availability and increased salinity (McKee, 1996). Approximately 90 percent of the red mangroves are characteristic of the dwarf mangrove community, while approximately 10 percent are large individuals located adjacent to tidal creeks. Buttonwood is a common subdominant canopy component, along with occasional white and black mangroves. Additional vegetative species observed within the dwarf mangrove community include occasional Brazilian pepper, Australian pine, seaside oxeye, grey nicker (*Caesalpinia bonduc*), groundsel tree, and cordgrass (*Spartina* sp.).

Mixed Wetland Hardwoods—617

Most of these community types occur south of where the East Preferred Corridor crosses Florida's Turnpike. Mixed wetland hardwood forests are typically dominated by sweet bay (*Magnolia virginiana*, swamp laurel oak (*Quercus laurifolia*), and swamp red bay (*Persea palustris*) in association with other hardwoods including buttonwood, Australian pine, cocoplum, red mangrove, Brazilian pepper, and Carolina willow (*Salix caroliniana*). The shrub stratum is typically sparse, comprised of scattered individuals of wax myrtle and buttonbush (*Cephalanthus occidentalis*), among others. The stratum density varies with degree of shading. Typically, lizard's tail (*Saururus cernuus*), pickerelweed, beakrushes (*Rhynchospora* spp.), royal fern (*Osmunda regalis*), and swamp fern (*Blechnum serrulatum*) are found. These forests are characteristically flooded or saturated for much of the year, drying only for short periods during the dry winter season. Construction of ditches and canals has shortened the hydroperiod of many of these forests.

Exotic Wetland Hardwoods—619

Areas dominated by Brazilian pepper are classified as exotic wetland hardwoods. Subdominant species include primrose willow, wild taro, Johnson grass (*Sorghum halepense*), and beggarticks.

Wetland Forested Mixed—630

This association is similar floristically and structurally to mixed wetland hardwoods (617), with the notable exception that either pond cypress (*Taxodium ascendens*) or slash pine comprise at least one-

third of the canopy cover. These coverages occur in the southernmost portions of the East Preferred Corridor.

Freshwater Marshes—641

Freshwater marshes occur in some locations within the East Preferred Corridor. They are dominated by a wide assortment of herbaceous plant species growing on sandy or organic soils in areas of variable water depths and inundation regimes. Species characteristic of the marshes in the study area include sawgrass (*Cladium* spp.), pickerelweed, maidencane (*Panicum hemitomon*), fireflag (*Thalia geniculata*), cattails, smartweeds, and sedges (*Cyperus haspan*, *C. odoratus*, and *C*. spp.). In more disturbed areas, primrose willows, Brazilian pepper, poisonwood (*Metopium toxiferum*), Australian pine, musky mint (*Hyptis alata*), silktree (*Albizia julibrissin*), nettletree (*Trema micranthum*), and torpedo grass are abundant. The best quality marshes exhibit zonation and a variety of desirable, native herbs. Many marshes within the East Preferred Corridor have been impacted by drainage and agricultural practices to varying degrees.

Saltwater Marshes—642

Saltwater marshes consist of non-woody, salt-tolerant plant species such as needlerush (*Juncus roemerianus*), bushy seaside oxeye (*Borrichia frutescens*), saltmeadow and saltmarsh cordgrass (*Spartina patens* and *S. alternifolia*), and glassworts (*Salicornia* spp.). Saltwater marshes' extent and vegetative composition depend on factors such as salinity, tidal range and duration, wave energy, and topographic relief.

Tidal Flats—651

Small areas of this vegetative community occur in the corridor at the Turkey Point plant property. Vegetative cover is sparse in the tidal flat area due to the high salinity and routine fluctuations in water levels. Species present in this area include saltwort, sea oxeye, daisies, woody glasswort, and dwarf glasswort.

E9.3.7.2 Affected Waters and Wetlands

Surface water bodies and wetlands that are crossed/included within the East Preferred Corridor were identified using SFWMD land cover mapping, 2007 aerial photographs, hydrologic information from Miami-Dade County GIS and SFWMD, and field surveys conducted for this Project (GAI, 2009).

Water Bodies

Major water bodies crossed by the corridors are listed in Tables E9.3.7-2 and E9.3.7-3, which list those for the East Preferred Corridor from the Clear Sky substation to Davis substation and between the Davis substation and Miami substation, respectively. According to Section 62-302.400, F.A.C., there are no designated Florida Class I or II waters within the East Preferred Corridor. Most of the waters crossed by the East Preferred Corridor are considered Class III waters, which means they are of sufficient quality to support fish and wildlife populations.

Wetlands

Wetlands within and 0.5 mile of the corridor, as identified by SFWMD (2004) and updated by FPL in many areas where access was available (GAI, 2009), are identified in maps presented in Figure E9.1.0-4. Descriptions of the wetland communities are found in Section E9.3.7.1

E9.3.7.3 Ecology

The East Preferred Corridor crosses some significant wetland habitats north of the Site, but natural upland habitats are limited and usually small. Therefore, it is expected that plants and wildlife found in these corridor areas will be those adapted to wetland cover types or man-induced habitats such as nurseries, agricultural operations, disturbed areas, low-density residential, etc., especially south of the Davis substation area. From the Davis substation to Miami substation, the residential and transportation uses increase dramatically and limit habitats to primarily ruderal areas and parks. Some of these remnant isolated uplands are pine rockland communities, which are unique and may harbor certain listed species.

Wildlife species typically found in Miami-Dade County will be expected to occur in the East Preferred Corridor since it covers typical natural habitats found in the county. FPL conducted ecological surveys of the corridor areas as part of the fieldwork to develop the information typically required for an ERP application. A summary of the ecological resources for this Project can be found in Section 3.3.6 and Appendix 10.7.1.

Based on FPL's findings along accessible areas of the corridor and near the Turkey Point plant property, common wildlife species are generally comprised of wetland-dependent species.

TABLE E9.3.7-2
WATER BODIES CROSSED BY THE EAST PREFERRED CORRIDOR
BETWEEN CLEAR SKY AND DAVIS SUBSTATIONS

Water Body	Jurisdiction	Comments
Existing Turkey Point cooling canals of the industrial wastewater facility	FPL	On FPL Turkey Point plant property
BNP	FDEP	Outstanding Florida Water
Florida City Canal	Miami-Dade County	Crosses the East Preferred Corridor at Palm Drive
L-31E Canal	SFWMD	Intersects the East Preferred Corridor at SW 328th Street
North Canal	SFWMD	Intersects the East Preferred Corridor at SW 328th Street
C-103 (Mowry) Canal	SFWMD	Crosses the East Preferred Corridor at SW 320th Street
Unnamed canal	Unknown	Crosses the East Preferred Corridor at SW 312th Street
Military Canal	SFWMD	Crosses the East Preferred Corridor at SW 300th Street
Princeton Canal	SFWMD	Crosses the East Preferred Corridor at Moody Drive and again both east and west of Florida's Turnpike and again north of U.S. 1
C-102 Extension Canal	SFWMD	Crosses the East Preferred Corridor at SW 134th Avenue
Black Creek Canal	SFWMD	Crosses and then runs adjacent to the East Preferred Corridor from SW 176th Street to CSX Railroad.

TABLE E9.3.7-3
WATER BODIES CROSSED BY THE EAST PREFERRED CORRIDOR
BETWEEN DAVIS AND MIAMI SUBSTATIONS

Water Body	Jurisdiction	Comments
Cutler Drain (C-100 Canal)	SFWMD	Crosses the East Preferred Corridor at SW 112th Court; adjacent to the corridor between SW 112th Court and SW 117th Avenue
C-100A Canal	SFWMD	Crosses the East Preferred Corridor at the corridor intersection with U.S. 1 and again crosses the corridor just north of SW 108th Street
C-2 (Snapper Creek) Canal	SFWMD	Included within the East Preferred Corridor north of Dadeland Mall from Palmetto Expressway east to U.S. 1
Coral Gables Canal	City of Coral Gables	Crosses the East Preferred Corridor south of Dickinson Drive and again south of Riviera Drive
Miami River (C-6 Canal)	SFWMD, USACE, U.S. Coast Guard	Crosses the East Preferred Corridor just south of Miami substation
Biscayne Bay Aquatic Preserve (Miami River)	FDEP	Designated part of Biscayne Bay Aquatic Preserve system

Common bird species include a variety of herons and egrets, terns, sandpipers, gulls, and birds of prey such as bald eagle (*Haliaeetus leucocephalus*), red-shouldered hawk (*Buteo lineatus*), snail kite (*Rostrhamus sociabilis*), and American kestrel (*Falco sparverius*).

Upland bird species commonly observed include the northern cardinal (*Cardinalis cardinalis*), turkey vulture (*Cathartes aura*), mockingbird (*Mimus polyglottos*), and mourning dove (*Zenaida macroura*).

Common mammals found include opossum (*Didelphis virginiana*), white-tailed deer (*Odocoileus virginianus*), marsh rabbit (*Sylvilagus palustris*), and raccoon (*Procyon lotor*).

Reptiles include Carolina anole (*Anolis carolinensis*), eastern diamondback rattlesnake (*Crotalus adamanteus*), and American crocodile (*Crocodylus acutus*), which occurs in the existing Turkey Point cooling canals of the industrial wastewater facility.

Amphibians include various frogs and treefrogs (*Rana* sp. and *Hyla* spp.) and the southern toad (*Bufo terrestris*).

Since much of the East Preferred Corridor from the Clear Sky substation to Davis substation is relatively undeveloped, these species are expected to occur there.

North of the Davis substation to Miami substation, the natural habitats are severely diminished due to urban development and transportation corridors. Therefore, wildlife species expected to be found consist of ruderal- and urban-adapted species, such as the cardinal or mockingbird. The exotic monk parakeet (*Myiopsitta monachus*) is also a common species in the urbanized areas of Miami-Dade County. Wetland-dependent species will be uncommon in this portion of the East Preferred Corridor except along canals crossed by the corridor.

Threatened and Endangered Species

Floral and faunal species listed by USFWS as endangered, threatened, or proposed for listing; Florida Fish and Wildlife Conservation Commission (FWC) as endangered, threatened, or of special concern; and Florida Department of Agriculture and Consumer Services (FDACS) as endangered or threatened were evaluated for their potential to occur along the East Preferred Corridor. Sources included FPL's field surveys, as well as information contained in Section 3.3.6 and Appendix 10.4. Known occur-

rences of listed species within 1,500 ft of the East Preferred Corridor are illustrated in Figure E9.1.0-4 on Map Sheets 1 through 20.

The FNAI database also was used to identify known occurrences of listed species throughout Miami-Dade County (FNAI, 2009). It should be noted that FNAI records can be based on collections made years ago. It is possible that many of the occurrences reflected in FNAI records may no longer exist, having been eliminated by subsequent development or natural events (hurricanes, fires). However FNAI data are discussed in the following subsections. Where available, other listed plant species data are also presented in Appendix 10.4.

Plant Species

A total of 173 regulated plant species or subspecies is known to occur within Miami-Dade County in habitats similar to those found within the study area. All were evaluated for the potential to occur within the East Preferred Corridor or within the vicinity of it. Table E9.3.7-4 lists the plants known to occur within the region that were evaluated for the likelihood of occurrence within the East Preferred Corridor.

Five plants on the comprehensive list for the county are designated by USFWS as endangered, one is listed as threatened, and eight are listed as candidates for listing (those plants that have sufficient information on biological vulnerability to support proposing to list the species as endangered or threatened). In the eastern study area, *Linum arenicola*, listed as a candidate for federal listing, was observed within the boundaries of the corridor during field surveys. Several individuals are located within the corridor between SW 328th Street and SW 334th Street north of the Turkey Point plant property. It should be noted that these individuals occur on an existing FPL-maintained right-of-way, indicating those managed habitats are suitable for the plants.

For the East Preferred Corridor, a total of 27 plant taxa listed by FDACS are either present within the boundaries of the corridor based on FPL field surveys and/or FNAI records or are known based on FNAI records to occur within 1,500 ft of the East Preferred Corridor. Nine species or subspecies/varieties are recorded as occurring within the corridor. Of these, two are listed as state endangered: *Linum arenicola* and *Trema lamarckianum*. Seven are listed as threatened: *Angadenia berteroi*, *Bletia purpurea*, *Crossopetalum ilicifolium*, *Melanthera parvifolia*, *Pteris bahamensis*, *Solanum donianum*, and *Thelypteria augescens.* Eighteen additional plants have been documented as occurring within 1,500 ft of the corridor according to FNAI records. Of these, twelve are listed as state-

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Acoelorraphe wrightii	Paurotis palm	—	T	Swamps, everglades, and hammocks	L
Acrostichum aureum	Golden leather fern	—	T	Mangrove swamps, saltmarshes, and limestone sinks	M
Actinostachys pennula	Ray fern	—	E	Swamps	L
Adiantum melanoleucum	Fragrant maidenhair fern	—	E	Limestone sinks in rockland hammocks	L
Adiantum tenerum	Brittle maidenhair fern	—	E	Limestone sinks in rockland hammocks	L
Aeschynomene pratensis	Meadow jointvetch	—	E	Marl prairies, cypress domes, and swales	L
Aletris bracteata	Bracted colic-root	—	E	Rocky pine savannahs	L
Alvaradoa amorphoides	Everglades leaf lace	—	E	Pine rocklands, transition zone between pine rocklands and rockland hammocks	L
Amorpha herbacea var. *crenulata*	Crenulate lead-plant	E	E	Rockland hammocks and pine rocklands	L-M
Anemia wrightii	Wright's pineland fern	—	E	Limestone outcrops in moist hammocks, pine rocklands, and prairies	L
Angadenia berteroi	Pineland golden trumpet	—	T	Pinelands	H-P
Argythamnia blodgettii	Blodgett's wild-mercury	C	E	Open gaps in pine rocklands, rockland hammocks, and coastal berms	L
Asplenium dentatum	American toothed spleenwort	—	E	Limestone outcrops in moist hammocks	L
Asplenium serratum	American bird's nest fern	—	E	Cypress swamps and moist hardwood hammocks	L
Asplenium verecundum	Modest spleenwort	—	E	Limestone outcrops in rockland hammocks	L
Basiphyllaea corallicola	Rockland orchid	—	E	Openings in pine rocklands, leaf litter, and in moist hardwood hammocks	L-M
Beloglottis costaricensis	Costa Rican ladies'-tresses	—	E	Hardwood hammocks	L
Bletia purpurea	Pine pink	—	T	Pine rocklands; stumps and tree bases, and cypress swamps	H-P
Bourreria cassinifolia	Smooth strongbark	—	E	Pine rocklands	L
Bourreria succulent	Bahama strongbark	—	E	Hardwood hammocks	L
Brickellia mosieri	Florida brickell-bush	C	E	Pinelands	L-M§
Byrsonima lucida	Locustberry	—	T	Pine rocklands, hardwood hammocks	L
Calyptranthes pallens	Spicewood	—	T	Hardwood hammocks	L
Calyptranthes zuzygium	Myrtle-of-the-river	—	E	Rockland hammocks - coastal strand	L
Catopsis berteroniana	Powdery catopsis	—	E	Hardwood hammocks, mangroves, and hardwood trees in pinelands	L
Catopsis floribunda	Many-flowered catopsis	—	E	Hardwood hammocks	L
Chamaesyce deltoidea ssp. *adhaerens*	Hairy deltoid spurge	E	E	Pine rocklands	L
Chamaesyce deltoidea ssp. *Deltoidea*	Deltoid spurge	E	E	Pine rocklands	L
Chamaesyce deltoidea ssp. *pinetorum*	Pinelands spurge	C	E	Pine rocklands	L
Chamaesyce garberi	Garber's spurge	T	E	Pinelands and dunes	L-M§
Chamaesyce pergamena	Southern Florida sandmat	—	T	Pine rocklands	L

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR
(Continued, Page 2 of 6)

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Chamaesyce porteriana	Porter's broad-leaved spurge	—	E	Pine rocklands, rockland hammocks, coastal rock barrens, and marl prairies	L
Chaptalia albicans	Sunbonnets	—	T	Pinelands	L
Chrysophyllum oliviforme	Satinleaf	—	T	Hardwood hammocks and pinelands	L
Coccothrinax argentata	Silver palm	—	T	Pine rocklands and dunes	M§
Colubrina cubensis var. floridana	Cuban snake-bark	—	E	Pine rocklands, rockland hammocks on Miami rock ridges, and Everglades Keys	L
Colubrina elliptica	Soldierwood	—	E	Hardwood hammocks	L
Crossopetalum ilicifolium	Christmas berry	—	T	Pinelands	H-P
Crossopetalum rhacoma	Maidenberry	—	T	Pinelands, hardwood hammocks	L
Croton humilis	Pepperbush	—	E	Hardwood hammocks	L
Ctenitis sloanei	Florida tree fern	—	E	Hardwood hammocks, often on limestone outcrops	L
Ctenitis submarginalis	Brown-hair comb-fern	—	E	Swamps and wet hardwood hammocks	L
Cynanchum blodgettii	Blodgett's swallowwort	—	T	Hardwood hammocks	L
Cyperus filiformis	Wiry flatsedge	—	E	Dry, sandy open areas	M
Cyrtopodium punctatum	Cowhorn orchid	—	E	Cypress swamps, scrub cypress strands, coastal hammocks, rarely terrestrial in rock pinelands, and marl prairies	L
Dalbergia brownei	Browne's Indian rosewood	—	E	Margins of hardwood hammocks and mangroves	L
Dalea carthagenensis var. *floridana*	Florida prairie clover	C	E	Pine rocklands and rockland hammocks, coastal uplands, and marl prairies	L
Digitaria filiformis var. *dolichophylla*	Caribbean crabgrass	—	T	Rock pinelands	L
Digitaria pauciflora	Few-flowered fingergrass	C	E	Rock pinelands	L
Drypetes lateriflora	Guiana plum	—	T	Hardwood hammocks	L
Eltroplectris calcarata	Spurred neottia	—	E	Mesic hardwood hammocks and rockland hammocks	L
Elytraria caroliniensis var. *angustifolia*	Narrow-leaved Carolina scalystem	—	N	Wet pinelands	L
Epidendrum amphistomum	Dingy flowered star orchid	—	E	Swamps	L
Epidendrum floridensis	Florida star orchid	—	E	Cypress and hardwood swamps	L
Epidendrum nocturnum	Night-scented orchid	—	E	Cypress swamps, moist hardwood hammocks, and mangroves	L
Epidendrum rigidum	Stiff flower star orchid	—	E	Swamps and moist hammocks	L
Erithalis fruticosa	Black torch	—	T	Coastal hammocks and dunes	L
Ernodea cokeri	Coker's beach creeper	—	E	Pine rocklands, dunes	L
Eugenia confusa	Tropical ironwood	—	E	Hardwood hammocks	L-M§
Eugenia rhombea	Red stopper	—	E	Rockland hammocks	L

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR
(Continued, Page 3 of 6)

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Evolvulus convolvuloides	Bindweed dwarf morning-glory	—	E	Pine rocklands	L
Exostema caribaeum	Princewood	—	E	Pine rocklands and rockland hammocks	L
Galactia smallii	Small's milk pea	E	E	Pine rocklands	L
Galeandra bicarinata	Two-keeled helmet orchid	—	E	Hardwood hammocks	L
Glandularia maritima	Coastal vervain	—	E	Dunes, coastal pinelands	L
Gossypium hirsutum	Wild cotton	—	E	Coastal hammocks, beaches, disturbed sites, and shell mound spoil piles	L
Govenia floridana	Florida govenia	—	E	Hardwood hammocks	L
Guzmania monostachia	Fakahatchee guzmania	—	E	Swamps and wet hardwood hammocks	L
Habenaria nivea	Snowy platanthera	—	T	Wet pinelands, prairies, and wet ditches	L
Harrisia simpsonii	Simpson's prickly apple	—	E	Shell mounds, xeric coastal hammocks, and scrubby flatwoods	L
Hibiscus poeppigiii	Poeppig's rosemallow	—	E	Hardwood hammocks	L
Hippomane mancinella	Manchineel	—	E	Coastal berms and hammocks	L
Hypelate trifoliata	White ironwood	—	E	Pine rocklands and rocklands	L
Ilex krugiana	Krug's holly	—	T	Pinelands and hardwood hammocks	L
Ionopsis utricularioides	Delicate violet orchid	—	E	Cypress swamps and citrus groves	L
Ipomoea microdactyla	Wild potato morning glory	—	E	Pine rocklands	L-M§
Ipomoea tenuissima	Rocklands morning glory	—	E	Pine rocklands	L-M§
Jacquemontia curtisii	Pineland jacquemontia	—	T	Pinelands	L-M§
Jacquemontia pentanthos	Skyblue clustervine	—	E	Pine rocklands and disturbed edges, areas of rockland hammocks, and coastal rock barrens	L
Jacquinia keyensis	Joewood	—	T	Coastal hammocks	L
Koanophyllum villosum	Villose fennel	—	E	Hammocks and pinelands	L
Lantana canescens	Small-headed lantana	—	E	Transition zones between rockland hammocks and pine rocklands	L
Lantana depressa var. *depressa*	Florida lantana	—	E	Rock pinelands	L-M§
Lantana depressa var. *floridana*	Atlantic Coast Florida lantana	—	E	Dry, open dunes and sandy ridges, primarily along coasts	L-M§
Leiphaimos parasitica	Ghost plant	—	E	Hardwood hammocks	L
Licaria triandra	Gulf licaria	C	E	Hardwood hammocks	L-M§
Linum arenicola	Sand flax	C	E	Pine rocklands, marl prairies, and adjacent disturbed areas	H-P
Linum carteri var. carteri	Carter's small-flowered flax	C	E	Pine rocklands	L-M§
Linum carteri var. smallii	Carter's large-flowered flax	—	E	Pine flatwoods, pine rocklands, and adjacent disturbed areas	L-M§
Lomariopsis kunzeana	Holly vine fern	—	E	Wet hardwood hammocks, limestone outcrop in wet hardwood hammocks	L

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR
(Continued, Page 4 of 6)

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Manilkara jaimiqui ssp. *emarginata*	Wild dilly	—	T	Hardwood hammocks	L
Maytenus phyllanthoides	Florida mayten	—	T	Coastal hammocks and dunes	L
Melanthera parvifolia	Small-leaved melanthera	—	T	Old coral reefs, limestone, pine forests	H-P
Mesadenus lucayana	Florida Keys ladies'-tresses	—	E	Dry calcareous hardwood hammocks and coastal middens	L
Microgramma heterophylla	Climbing vine fern	—	E	Hardwood hammocks, limestone outcrops in hardwood hammocks	L
Myrcianthes fragrans	Simpson stopper	—	T	Coastal hammocks; rarely, inland hardwood hammocks	L
Nephrolepis biserrata	Giant sword fern	—	T	Swamps and wet hardwood hammocks	L
Ocimum campechianum	Wild basil	—	E	Disturbed sites	M
Odontosoria clavata	Wedgelet fern	—	E	Rock pinelands and rockland hammocks, often on limestone	L
Oncidium floridanum	Florida dancinglady orchid	—	E	Pine rocklands, rockland hammocks, mangroves, and cypress swamps	L
Oncidium undulatum	Muleear orchid	—	E	Mangrove swamps, cypress swamps, and hardwood hammocks	L
Ophioglossum palmatum	Hand fern	—	E	Wet hammocks, epiphytic on sabal palmetto	L
Opuntia stricta	Erect pricklypear	—	T	Shell middens, dunes, and coastal hammocks	L
Paspalidium chapmanii	Coral paspalum	—	E	Hardwood hammocks, prairies, and disturbed sites	M
Passiflora pallens	Pineland passionflower	—	E	Rockland hammocks, coastal berms, and strand swamps	L
Passiflora sexflora	Everglades Key passion-flower	—	E	Hardwood hammocks	L
Pavonia paludicola	Mangrove mallow	—	E	Hardwood hammocks	L-M
Peperomia humilis	Low peperomia	—	E	Shell mounds and limestone outcrops in mesic hardwood hammocks, coastal berms, and cypress swamps	L
Peperomia obtusifolia	Blunt-leaved peperomia	—	E	Rockland hammocks, wet hardwood hammocks, and strand swamps	L
Phyla stoechadifolia	Southern frog-fruit	—	E	Wet pinelands and glades	L
Picramnia pentandra	Bitter bush	—	E	Hammocks	L-M§
Pithecellobium keyense	Black bead	—	T	Coastal hammocks and strands	L
Poinsettia pinetorum	Pineland spurge	—	E	Pine rocklands	L-M§
Polygala smallii	Tiny polygala	E	E	Pine rocklands, scrub, sandhills, and open coastal spoil piles	L
Polystachya concreta	Greater yellowspice orchid	—	E	Cypress swamps, hardwood hammocks, and mangroves	L
Ponthieva brittoniae	Britton's shadow-witch	—	E	Rock pinelands and rockland hammocks	L
Prosthechea boothiana var. *erythronioides*	Dollar orchid	—	E	Hardwood hammocks and mangroves	L
Prosthechea cochleata var. *triandra*	Clamshell orchid	—	E	Swamps, mangroves, and hardwood hammocks	L
Prunus myrtifolia	West Indian cherry	—	T	Rock pinelands and rockland hammocks	L
Psidium longipes	Mangrove berry	—	T	Pine rocklands and rockland hammocks	L-M§
Psychotria ligustrifolia	Bahama wild coffee	—	E	Pine rocklands and rockland hammocks	L

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR
(Continued, Page 5 of 6)

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Pteris bahamensis	Bahama brake	—	T	Pine rocklands and edges of rockland hammocks	H-P
Pteroglossaspis ecristata	Giant orchid	—	T	Sandhills, scrubs, pine flatwoods, and pine rocklands	L
Reynosia septentrionalis	Darlingplum	—	T	Hardwood hammocks and margins of mangroves	L
Rhipsalis baccifera	Mistletoe cactus	—	E	Rockland hammocks and mangroves	L
Rhynchosia parviflora	Small-leaf snoutbean	—	T	Pinelands and beaches	L
Roystonea elata	Florida royal palm	—	E	Wet hardwood hammocks, swamps, and cypress sloughs	L
Sachsia polycephala	Bahama sachsia	—	T	Rock pinelands	L
Sacoila lanceolata var. *paludicola*	Fahkahatchee ladies'-tresses	—	T	Wet hardwood hammocks, cypress swamps, and middens	L
Savia bahamensis	Bahama maidenbush	—	E	Coastal thickets, pine rocklands, and rockland hammocks	L
Schaefferia frutescens	Florida boxwood	—	E	Rockland hammocks	L
Scleria lithosperma	Florida Keys nutrush	—	E	Pine rocklands and rockland hammocks	L
Scutellaria havanensis	Havana skullcap	—	E	Rock pinelands	L
Selaginella eatonii	Eaton's spikemoss	—	E	Moist limestone outcrops in rock pinelands and rockland hammocks	L
Senna mexicana var. *chapmanii*	Bahama senna	—	T	Rock pinelands, rockland hammocks, and dunes	L
Smilax havanensis	Everglades greenbrier	—	T	Rock pinelands and rockland hammocks	L
Solanum donianum	Mulle in nightshade	—	T	Coastal hammocks and dunes, marl prairies, edges or roads in mangroves	H-P
Spiranthes laciniata	Lacelip ladies-tresses	—	T	Hypericum-sedge wetlands, marshes, open cypress swamp	L
Spiranthes longilabris	Longlip ladies'-tresses	—	T	Wet prairies and pine rocklands	L
Spiranthes torta	Southern ladies'-tresses	—	E	Pine rocklands and marl prairies	L
Stylosanthes calcicola	Pineland pencil flower	—	E	Pine rocklands, marl prairies, and transitional areas between them	L
Swietenia mahagoni	West Indies mahogany	—	T	Coastal strands, rockland hammocks, and hammocks also naturalized in disturbed areas from cultivated trees	L
Tectaria fimbriata	Least halberd fern	—	E	Limestone outcrops in rockland hammocks	L
Tectaria heracleifolia	Broad halberd fern	—	T	Limestone outcrops in rockland hammocks	L
Tephrosia angustissima var. angustissima	Devil's shoestring	—	E	Pine rocklands	L
Tephrosia angustissima var. *corallicola*	Rockland hoary-pea	—	E	Pine rocklands	L
Tephrosia angustissima var. *curtisii*	Coastal hoary-pea	—	E	Coastal strands	L
Tetrazygia bicolor	Florida clover ash	—	T	Rock pinelands and rockland hammocks	L
Thelypteris augescens	Abrupt tip maiden fern	—	T	Rockland hammocks	H-P
Thelypteris patens	Grid-scale maiden fern	—	E	Rockland hammocks	L
Thelypteris reptans	Creeping maiden fern	—	E	Limestone sinks in rockland hammocks	L
Thelypteris reticulata	Lattice-vein fern	—	E	Wet hardwood hammocks and cypress swamps	L

TABLE E9.3.7-4.
COMPREHENSIVE LIST OF RARE, THREATENED, OR ENDANGERED PLANT TAXA FOUND IN MIAMI-DADE COUNTY AND THEIR POTENTIAL TO OCCUR WITHIN 1,500 FT OF THE EAST PREFERRED CORRIDOR
(Continued, Page 6 of 6)

Scientific Name	Common Name	Federal Status*	State Status†	Habitat Preference	Likelihood of Species Occurrence within Corridor‡
Thelypteris sclerophylla	Stiff-leaved maiden fern	—	E	Rockland hammocks	L
Thelypteris serrata	Toothed maiden fern	—	E	Cypress swamps and slough floodplains	L
Thrinax morrisii	Brittle thatch palm	—	E	Rockland hammocks and rock pinelands	L
Thrinax radiata	Florida thatch palm	—	E	Coastal thickets on limestone	L-M§
Tillandsia balbisiana	Twisted wildpine	—	T	Hammocks	M
Tillandsia fasciculata var. *densispica*	Cardinal airplant	—	E	Cypress swamps and hardwood hammocks	L
Tillandsia flexuosa	Banded wildpine	—	T	Cypress swamps and hardwood hammocks	L
Tillandsia utriculata	Giant wildpine	—	E	Hardwood hammocks, pinelands, and scrub	M
Tillandsia variabilis	Leatherleaf airplant	—	T	Cypress swamps and hardwood hammocks	L
Tournefortia hirsutissima	Chiggery grapes	—	E	Hammocks	L
Tragia saxicola	Pineland noseburn	—	T	Rock pinelands	L-M§
Trema lamarckianum	Lamarck's trema	—	E	Hardwood hammocks and shell middens	H-P
Trichomanes krausii	Kraus' bristle fern	—	E	Rockland hammocks	L
Trichomanes punctatum ssp. *floridanum*	Florida filmy fern	—	E	Rockland hammocks, shell middens, limestone sinks, and limestone boulders	L
Tripsacum floridanum	Florida gama grass	—	T	Rock pinelands	L-M§
Vallesia antillana	Tearshrub	—	E	Rockland hammocks	L
Vanilla barbellata	Worm-vine orchid	—	E	Mangroves, coastal hardwood hammocks, pine rocklands, rockland hammocks, and road banks	L
Vanilla inodora	Mexican vanilla	—	E	Wet rockland hammocks	L
Vanilla phaeantha	Leafy vanilla	—	E	Cypress swamps and moist hammocks	L
Zanthoxylem coriaceum	Biscayne pricklash	—	E	Coastal hammocks	L
Zephyranthes simpsonii	Simpson's zephyrlily	—	T	Wet flatwoods and prairies	H§

*Listing by USFWS. E = endangered. T = threatened. C = candidate for listing.
†Listing by FDACS. E = endangered. T = threatened.
‡L = low. M = medium. H = high. P = present in corridor. PE = possibly extinct.
§Species rated L, M, or H for occurrence due to presence within 1,500 ft of the corridor. L-M indicates optimal habitat lacking or limited; H indicates abundant optimal habitat is present.

Sources: USFWS, http://ecos.fws.gov/tess_public//pub/stateListing.jsp?state=FL&status=listed, 2009.
FDACS Regulated Plants: Section 5B-40.0055, F.A.C.

endangered: *Brickellia mosieri*, *Picramnia peltandra*, *Licaria triandra*, *Linum carteri* var. *carteri*, *Linum carteri* var. *smallii*, *Poinsettia pinetorum, Thrinax radiate*, *Lantana depressa* var. *floridana*, *Chamaesyce garberi*, *Eugenia confusa*, *Ipomoea microdactyla*, and *Ipomoea tenuissima*. Six are listed as threatened: *Coccothrinax argentata*, *Jacquemontia curtissii*, *Psidium longipes*, *Zephyranthes simpsonii*, *Tripsacum floridanum*, and *Tragia saxicola*. Figure E9.1.0-4 (Map Sheets 1 through 20) depicts the locations of FNAI-listed plant species occurrences within 1,500 ft of the East Preferred Corridor.

Wildlife Species

State- or federally listed wildlife species, potentially occurring in Miami-Dade County, are depicted in Table E9.3.7-5. Also shown in Table E9.3.7-5 are the species' current status and their likelihood for occurrence in the East Preferred Corridor.

Amphibians

Gopher Frog (*Rana capito*)—The gopher frog is a species of special concern as identified by FWC. This amphibian is typically considered a commensal species to the gopher tortoise. Therefore, habitat requirements tend to be xeric upland habitats that support gopher tortoise populations. Therefore, along the East Preferred Corridor, there is a low likelihood this species may be present due to a general lack of suitable habitats for gopher tortoises.

Reptiles

American Alligator (*Alligator mississippiensis*)—The alligator is listed by USFWS as threatened due to similarity of appearance to the American crocodile and a species of special concern by FWC. This reptile will be present in wetlands and water bodies along the East Preferred Corridor.

American Crocodile (*Crocodylus acutus*)—This federally threatened/state-endangered species successfully inhabits the canals and berms located within the existing Turkey Point cooling canals of the industrial wastewater facility. This canal system is part of the federally designated critical habitat for the crocodile. The East Preferred Corridor does not cross the primary crocodile habitat areas of the Turkey Point plant property.

Florida Pine Snake (*Pituophis melanoleucus mugitus*)—The Florida pine snake prefers well-drained sandy soils associated with upland pine areas. Its likelihood of occurrence is considered low because of the lack of suitable habitat.

TABLE E9.3.7-5
STATE OR FEDERALLY LISTED WILDLIFE SPECIES POTENTIALLY OCCURRING WITHIN THE EAST PREFERRED CORRIDOR
(Page 1 of 2)

Common Name	Scientific Name	Designated Status		Likelihood of Occurrence within East Preferred Corridor
		USFWS	FWC	
Amphibians				
Gopher frog	*Rana capito*	—	SSC	Low, and only in areas where gopher tortoise burrows may be found
Reptiles				
American alligator	*Alligator misissippiensis*	T(S/A)	SSC	Likely in wetlands all along the corridor
American crocodile	*Crocodylus acutus*	T	E	Present on the Turkey Point plant property, existing Turkey Point cooling canals of the industrial wastewater facility
Florida pine snake	*Pituophis melanoleucus mugitus*	—	SSC	Low, primarily along coastal areas with well-drained soils
Rim rock crowned snake	*Tantilla ooliticus*	—	T	Moderate, could be found in sandy or rocky upland habitats found along the corridor
Eastern indigo snake	*Drymarchon corais couperi*	T	T	High in suitable habitats; FNAI records indicate observations near the corridor north of Turkey Point
Gopher tortoise	*Gopherus polyphemus*	—	T	Low due to range and minimal habitats present
Birds				
Bald eagle	*Haliaeetus leucocephalus*	—	—*	Moderate likelihood of foraging in suitable habitats along the southern portion of the East Preferred Corridor; no known nests near the East Preferred Corridor, but has been observed near the Site
Snail kite	*Rostrhamus sociabilis plumbeus*	E	E	Low because of the lack of habitat
Southeastern American kestrel	*Falco sparverius paulus*	—	T	Low because of known range in Florida
Florida burrowing owl	*Speotyto cunicularia floridana*	—	SSC	Moderate in open lands along corridor; FNAI (2009) reports historical observation near Dadeland Mall east of corridor
White-crowned pigeon	*Patagioenas leucocephala*	—	T	Present, found in hammocks with fruit trees; has been observed on the Turkey Point plant property
Cape Sable seaside sparrow	*Ammodramus maritimus mirabilis*	E	E	Unlikely, found in certain marshes near Shark Slough in the lower ENP
Florida sandhill crane	*Grus canadensis pratensis*	—	T	Low, most suitable habitat is west of corridor
Limpkin	*Aramus guarauna*	—	SSC	Low; suitable habitat is minimal
Little blue heron	*Egretta caerulea*	—	SSC	Likely in suitable wetlands along the corridor; observed on the plant property
Peregrine falcon	*Falco peregrinus*	—	E	Low, but possible near open water
Snowy egret	*Egretta thula*	—	SSC	Likely in suitable wetlands along the corridor; observed on the plant property

TABLE E9.3.7-5
STATE OR FEDERALLY LISTED WILDLIFE SPECIES POTENTIALLY OCCURRING WITHIN THE EAST CORRIDOR
(Page 2 of 2)

Common Name	Scientific Name	Designated Status		Likelihood of Occurrence within East Preferred Corridor
		USFWS	FWC	
Tricolored heron	*Egretta tricolor*	—	SSC	Likely in suitable wetlands along the corridor; observed on the plant property
White ibis	*Eudocimus albus*	—	SSC	Likely in suitable wetlands along the corridor; observed on the plant property
Wood stork	*Mycteria americana*	E	E	Likely foraging in suitable wetlands along corridor; observed on the plant property; closest known colonies are more than 13 miles to the west in the ENP
Piping plover	*Charadrius melodus*	T	T	Low, sandy beaches along coast
Reddish egret	*Egretta rufescens*	—	SSC	Low, normally along coast and mangrove islands
American oystercatcher	*Haematopus palliatus*	—	SSC	Low, found on beaches and coastal sandbars
Brown pelican	*Pelecanus occidentalis carolinensis*	—	SSC	Low for most of the corridor, perhaps flying over canals nearer the plant property; observed on the plant property
Roseate spoonbill	*Platalea ajaja*	—	SSC	Low to moderate, could be found foraging in wetlands along the corridor
Black skimmer	*Rhynchops niger*	—	SSC	Low, found on the coast
Least tern	*Sterna antillarum*	—	T	Low, found on sandy or gravel habitats along the coast; they have been recorded from the existing Turkey Point industrial wastewater facility cooling canal berms south of the corridor (FNAI, 2009)
Mammals				
Florida bonneted (mastiff) bat	*Eumops glaucinus floridanus*	—	E	Moderate; could be found roosting in trees or buildings along the corridor
Florida manatee	*Trichechus manatus latirostris*	E	E	Low, primarily found along the coast and some of the canals north of the Turkey Point plant property; reported by FNAI (2009) to formerly have congregated in Coral Gables Canal
Florida mouse	*Podomys floridanus*	—	SSC	Unlikely, found in more central/northern Florida in dry sandy habitats; usually associated with gopher tortoise burrows
Everglades mink	*Mustela vison evergladensis*	—	T	Unlikely due to known range
Florida black bear	*Ursus americanus floridanus*	—	T	Unlikely along corridor; more likely found west of the Study Area
Florida panther	*Puma concolor coryi*	E	E	Unlikely along the corridor

Note: E = endangered. T = threatened.
SSC = species of special concern. T(S/A) = threatened due to similarity in appearance to a federally listed species.

*The eagle has recently been delisted by FWC with the adoption of the Bald Eagle Management Guidelines found in Section 68A-16.002, F.A.C. It is included here due to the regulatory protection still afforded it.

Sources: FWC, 2008.
FNAI, 2009.

Rim Rock Crowned Snake (*Tantilla ooliticus*)—This snake occupies a wide variety of habitats in southern Florida and, therefore, is considered to have a moderate likelihood of occurrence. Some of the pine rockland habitats found along the corridor could serve as potential habitats. An old record of occurrence exists for the corridor north of U.S. 1 along SW 27th Avenue (FNAI, 2009).

Eastern Indigo Snake (*Drymarchon corais couperi*)—This distinctive large, bluish-black snake can occur in suitable habitats throughout Florida. It has a wide range of habitat preferences and prey species. Often considered as a gopher tortoise commensal, it can be found in xeric habitats, but uses more mesic habitats as well. It has a moderate likelihood to occur along the East Preferred Corridor within these habitat types. FNAI (2009) lists a record of this individual less than 1 mile from the East Preferred Corridor. The indigo is listed as a threatened species by both USFWS and FWC.

Gopher Tortoise (*Gopherus polyphemus*)—The gopher tortoise's range in Florida extends into northern Miami-Dade County. The gopher tortoise is currently listed as a threatened species by FWC, but its likelihood along the East Preferred Corridor is considered low.

Birds

Bald Eagle (*Haliaeetus leucocephalus*)—The bald eagle was delisted by USFWS and FWC within the past year. It is still included here because of special rules protecting it (Section 68A-16.002, F.A.C.). The eagle is making a comeback in population numbers in the United States, and eagle nests are becoming more common in Florida. No known nests exist near the East Preferred Corridor, but it is possible the bird could be found foraging along the southern half of the corridor. An individual bald eagle was observed along the northwest corner of the industrial wastewater facility just west of the East Preferred Corridor.

Snail Kite (*Rostrhamus sociabilis plumbeus*)—Often called the Everglades snail kite, this bird is listed as endangered by USFWS and FWC. Its habitat requirements are also specific. It prefers freshwater marsh systems with distinct vegetation profiles. Since its primary food source is the apple snail (*Pomacea paludosa*), hydrological regime is critical to both the food source and nesting of this bird. It may occur in some of the marsh systems along the southern portion of the corridor, but, overall, its likelihood of occurrence is considered low.

Southeastern American Kestrel (*Falco sparverius paulus*)—This subspecies of the American kestrel is a common resident of open land habitats throughout Florida south to the Lake Okeechobee area. It has been documented in Miami-Dade County and is state-listed as threatened by FWC. The more northern subspecies migrates here in the winter months, but the southeastern kestrel breeds here in summer. Since it prefers open habitats for foraging, it is commonly seen alongside road and transmission line rights-of-way. However, due to its known range and relative few documented occurrences in the county, its likelihood of occurrence is considered low.

Florida Burrowing Owl (*Speotyto cunicularia*)—The small Florida burrowing owl is listed as a species of special concern by FWC. It is most common in central Florida and lives in burrows in sandy soils associated with cattle pastures, prairies, and sandhills. It has a moderate likelihood of occurrence in open, drier habitats along the East Preferred Corridor. FNAI (2009) reports one historic observation near the corridor in the vicinity of the Dadeland Mall.

White-Crowned Pigeon (*Patagioenas leucocephala*)—This state-listed threatened bird forages in fruit-bearing trees in hardwood hammocks in southern Florida. It has been observed at the Turkey Point plant property; therefore, its presence is likely in other suitable habitats along the East Preferred Corridor.

Cape Sable Seaside Sparrow (*Ammodramus maritimus mirabilis*)—This endangered, ecologically isolated bird is restricted to the marl prairies of Big Cypress National Preserve and the ENP. Therefore, it is unlikely to occur in the East Preferred Corridor.

Florida Sandhill Crane (*Grus canadensis pratensis*)—This large bird is state-listed as threatened by FWC. It commingles with the greater sandhill crane, which migrates to Florida. Sandhills prefer shallow marshes for nesting and wet prairies and pastures for foraging. It would more likely be found farther west in the county, so its likelihood of occurrence is considered low for most of the East Preferred Corridor.

Limpkin (*Aramus guarauna*)—The secretive limpkin is listed as a species of special concern and is found in suitable habitats throughout most of the state. It prefers large, slow-moving watercourses, such as the Everglades. Therefore, its likelihood of occurrence is low in the East Preferred Corridor.

Little Blue Heron (*Egretta caerula*)—This wading bird is listed as a species of special concern by FWC and is found in suitable wetlands throughout Florida. They prefer freshwater habitats for foraging. This heron is likely to be found in suitable habitats along the East Preferred Corridor and has been observed near the Site.

Peregrine Falcon (*Falco peregrinus*)—This state-listed endangered migratory bird winters in Florida. It is often seen over coastlines or large water bodies, where it hunts waterfowl. Since these habitats are generally absent from the East Preferred Corridor, the peregrine falcon's likelihood of occurrence in much of the corridor is low, but it could be observed near the Turkey Point plant property.

Snowy Egret (*Egretta thula*)—Snowy egrets, like the other wading birds discussed, are listed as a species of special concern by FWC. This bird is widely distributed in Florida in both fresh and saltwater systems. It is likely to occur in wetlands along the East Preferred Corridor. It was observed near the Site.

Tricolored Heron (*Egretta tricolor*)—The tricolored heron (formerly called Louisiana heron) is a species of special concern as listed by FWC. It likes estuarine habitats, but can be found foraging in almost any wetland system. It is likely to be found along the East Preferred Corridor. It was observed near the Site.

White Ibis (*Eudocimus albus*)—The white ibis is one of the most common wading birds in Florida, but it is listed as a species of special concern by FWC. Large flocks of this bird are often seen foraging in shallow marshes or wet pastures. The white ibis is likely to occur along the East Preferred Corridor. It was observed near the Site.

Wood Stork (*Mycteria americana*)—The wood stork is an endangered species listed by both USFWS and FWC. This large bird prefers nesting in cypress swamps, and some of the largest nesting areas in Florida occur in the Corkscrew Swamp Sanctuary well west of the study area. The closest known wood stork colonies occur within the ENP approximately 13 miles west of the East Preferred Corridor. Certainly the wood stork could be found foraging in suitable habitats along the East Preferred Corridor. They were observed foraging near the Site.

Piping Plover (*Charadrius melodus*)—This federal- and state-listed threatened bird occurs on sandy beaches along the Atlantic Coast. Therefore, its likelihood of occurrence in the East Preferred Corridor is considered low.

Reddish Egret (*Egretta rufescens*)—This state-listed bird is a species of special concern, more coastal than the other egrets, and, while it could be occasionally observed along the southern portion of the East Preferred Corridor near the Site, its likelihood of occurrence is considered low.

American Oystercatcher (*Haematopus palliatus*)—This state-listed coastal bird is a species of special concern and may be found around the Turkey Point plant property, but its likelihood of occurrence along the remainder of the East Preferred Corridor is considered low.

Brown Pelican (*Pelecanus occidentalis carolinensis*)—This state-listed coastal bird is a species of special concern and may be found flying over or near the Turkey Point plant property, but its likelihood of occurrence for the East Preferred Corridor is considered low.

Roseate Spoonbill (*Platalea ajaja*)—This state-listed species of special concern forages and nests in estuarine systems of South Florida. It may be found occasionally foraging inland along the East Preferred Corridor.

Black Skimmer (*Rhynchops niger*)—This state-listed species of special concern is primarily found along undisturbed coastlines of Florida. There is a low likelihood of its occurrence along the corridor.

Least Tern (*Sterna antillarum*)—The least tern is state-listed as threatened and is usually found near the coast where they nest on sandy or gravel surfaces. While they have been previously recorded on the berms of the existing Turkey Point cooling canals within the industrial wastewater facility, their likelihood of occurrence in the corridor is low.

Mammals

Florida Bonneted (Mastiff) Bat (*Eumops glaucinus floridanus*)—This state-listed endangered bat typically roosts in trees or buildings. It is known to occur in Miai-Dade County, so there is a moderate likelihood it could be found along the East Preferred Corridor.

Florida Manatee (*Trichechus manatus latirostris*)—This endangered mammal occurs along the coast and perhaps in some of the canals connecting to the coast. USFWS designates much of coastal Miami-Dade County as federal critical habitat for this animal. FNAI (2009) reports a former manatee congregation area in the Coral Gables Canal, which crosses the East Preferred Corridor. However, its likelihood of occurrence in or near the transmission corridor is generally considered low. In any event, transmission lines will span waterbodies likely to support manatees.

Florida Mouse (*Podomys floridanus*)—This state-listed species of special concern is likely only to be found in northern Miami-Dade County in sandy, well-drained soils. Along the East Preferred Corridor, its likelihood of occurrence is considered unlikely.

Everglades Mink (*Mustela vison evergladensis*)—This threatened species is a subspecies of the southeastern mink. It is found in a variety of wetlands in and around the Everglades. Its likelihood of occurrence is therefore considered unlikely in the East Preferred Corridor.

Florida Black Bear (*Ursus americanus floridanus*)—The Florida black bear is currently listed as threatened by FWC. This large mammal is known to occur west of the study area and prefers large swamps and dense thickets. It is unlikely this animal occurs along the East Preferred Corridor because of the lack of large swamp systems and presence of high-density development.

Florida Panther (*Puma concolor coryi*)—The panther is listed by USFWS and FWC as endangered. This large cat prefers most natural vegetation communities of south Florida. Its primary range includes southwest Florida and the western Everglades. The panther's range in this area makes it unlikely to occur along the East Preferred Corridor.

E9.3.7.4 Other Environmental Features

There are no other environmental features to address that have not been addressed in the previous sections.

E9.4 Effects of Right-of-Way Preparation and Transmission Line Construction

E9.4.1 Construction Techniques

Construction phases will typically consist of right-of-way clearing (where required), access road and structure pad construction (where necessary), line construction, and right-of-way restoration. The fol-

lowing construction phases generally will be performed sequentially along the right-of-way such that activities in any one area will be short-termed.

All activities will conform to applicable state and local regulations. Throughout construction, activities will conform to the USFWS and FWC guidelines for protection of listed species and SCA Appendix 10.7.1.

In the event of inadvertent equipment or vehicle fluid release, construction crews will be equipped with spill containment and absorption materials.

E9.4.1.1 Right-of-Way Clearing and Preparation

It is anticipated that only minimal right-of-way clearing will be required along the East Preferred Corridor. The location of much of the East Preferred Corridor is within previously disturbed and maintained areas, predominantly existing FPL property or transmission rights-of-way, or associated with existing linear facilities in developed transportation corridors (road, bus, and/or rail rights-of-way.)

Where clearing is required, all trees and shrubs within the right-of-way limits whose mature height could exceed 14 ft and are proximate to the transmission line will be evaluated for pruning or clearing to ground level consistent with the requirements of American National Standards Institute (ANSI) A300 (Part I)-2000 Pruning Standards and ANSI Z133.1-2000 Pruning, Repairing, Maintaining and Removing Trees, and Cutting Brush-Safety Requirements. In mangrove areas, the mangroves will be pruned not to exceed a height of 14 ft. Where trees are cut to ground level, stumps will either be ground down to natural grade and treated with approved herbicides to prevent regrowth, or the entire stump and root mat will be grubbed to at or below grade.

In locations where FPL is not the underlying fee property owner and landscape shrubbery or trees must be removed, FPL will work with the property owner, where requested, to provide alternative vegetation at appropriate locations consistent with the safe and reliable operation of the transmission lines.

Vegetation debris may be hauled to landfills or piled and burned within the limits of the right-of-way consistent with state and local regulations.

Use of herbicides for vegetation control on the right-of-way will meet federal, state, and local regulations. Typically, herbicides will be used on exotic and incompatible species. Care will be taken to retain a cover of compatible native species. For the portions of the right-of-way that are adjacent to BNP, herbicide use will continue to be in compliance with the National Park Service's Integrated Pest Management Plan as it is today for the existing facilities.

E9.4.1.2 Access Road/Structure Pad Construction

The entire length of the East Preferred Corridor already has, or will have by the time of construction of the eastern transmission facilities, adequate public or FPL access, and, as such, it is envisioned that no new access roads or structure pads will be required.

In the unlikely event that all necessary improvements for adequate access to the structure locations for the Clear Sky-Davis transmission line are not in place at the time for construction of that line, the access roads will be constructed or improved using the typical design specifications previously shown in Figure E9.3.4-1. The new access roads, if any, will be located in such a way as to minimize wetland crossings. Where needed, the construction and improvement of all access roads and structure pads will be completed with clean fill from sources outside the transmission line right-of-way and culverts will be included in wetlands to maintain channel flow and/or overland flow. If required, transmission line construction stormwater discharges released into waters of the state will be addressed through compliance with Rule 62-621.300(4) (Generic Permit for Stormwater from Large and Small Construction Activities). Currently, new pad construction is not envisioned for the East Preferred Corridor.

Culvert sizing for the access roads and structure pads in extensive wetland areas, in the unlikely event any are required in the East Preferred Corridor, will be based on appropriate hydrological studies and comply with applicable codes and requirements.

E9.4.1.3 Line Construction

Transmission structures are generally delivered to the work area using semi-trailer trucks with open trailers. Structure transport will comply with applicable state and local road regulations. Assembly occurs as close as possible to the design location. Typically the structures are framed with the insulator and overhead ground wire assemblies while lying on the ground. Installing the transmission line structures requires an auger truck, which will typically auger a hole approximately 18 to 25 ft deep and approximately 72 inches (6 ft) in diameter on average. Dewatering of the holes during construction, in the unlikely event it is required, may discharge water to catch basins, temporary settling ba-

sins, or watercourses if the water is sufficiently free of sediments. The concrete single-pole structures will be embedded directly into the hole and backfilled with crushed rock. (Use of taller, multiple-piece, single-pole concrete structures, localized geography, or poor subsurface conditions may require the selection of additional setting depths.) Multiple-piece structures can be assembled on the ground prior to lifting in place, or they can be installed in the air one section at a time with the use of a crane.

Excess excavated fill material will be spread evenly onto adjacent uplands, preferably onto existing or recently constructed access roads or pads.

Guys and anchors will be required at certain structure locations. Anchors to be used will typically be either multi-helix, screw-in-type anchors or pile-type anchors. Pile anchors provide strength applications by embedding a short reinforced concrete pole section to a required depth with backfill. Multi-helix anchors are installed using truck-mounted equipment to screw the anchor into the ground to the required length or torque to meet design requirements. Guy wires are attached to hardware connected to the pole section extending above the ground if pile anchors are used.

Construction will be performed so as to minimize disturbance to natural ground cover. FPL will also use turbidity screens and other erosion control devices (silt fences) where there is erosion potential to minimize any impacts to wetlands and water bodies and ensure that state water quality standards for turbidity are met.

Cranes, bucket trucks, flatbed trucks, semi-trailer trucks, front-end loaders, bulldozers, and other support vehicles are typically used in structure erection and anchor/guying installations. Laydown areas for equipment and materials will be located in uplands to the fullest extent practical. If laydown areas must be located where no uplands exist, they will be permitted as a temporary impact and then fully restored.

Prior to construction, FPL will provide notification to the FAA via form 7460-1 for appropriate structures and construction equipment and will coordinate with licensed airports as necessary.

Insulator and conductor installation follows structure erection. Installing conductors between structures requires stringing a lead line between each structure's stringing block to form a continuous connection between end points of a conductor stringing pull. The lead line is used to pull the conductors into position. The conductor is then tensioned to design specifications, transferred to the support

clamp at the structure, and then clipped into its final position. This operation is repeated for each of the conductors and overhead ground wires on the transmission line.

Bucket trucks, wire-pulling equipment, wire reels, trailers, tensioners, and other support vehicles are typically used in conductor and overhead ground wire installation operations.

E9.4.1.4 Right-of-Way Restoration

Once construction is completed, construction debris, if any, will be removed, and FPL will employ various methods to restore the right-of-way. These methods will be very specific to each location. For example, along U.S. 1/Metrorail, if tall vegetation must be removed, FPL will replant lower-growing vegetation identified in consultation with the appropriate local governments. In areas south of the Davis substation, restoration may include stabilizing of potentially erodible areas, typically through seeding and mulching.

E9.4.1.5 Underground Construction

The proposed installation for the underground portion of the Davis-Miami 230-kV transmission line will include traditional open-cut trenching along upland areas north and south of the Miami River and a river crossing using horizontal directional drilling (HDD) with high-voltage cable system using XLPE cabling. (The proposed crossing method identified in the following subsection is preliminary and may change based on the results of more detailed engineering studies. Other possible trenchless construction methods include jacking and boring and microtunneling.) At the point where the transmission line design changes from overhead to underground, a location-specific, specialized overhead transition structure is required.

Horizontal Directional Drilling (HDD)

The HDD method proposed for use under the Miami River consists of a three-step process. First, a small-diameter pilot hole is drilled from entry to exit, followed by a reamer that is pulled back to enlarge the pilot hole. Finally, the product pipe is pulled into the enlarged hole. Horizontal boring operations offer the advantage of eliminating the need to excavate large bore pits, and the work can be performed from the surface.

For this crossing, the parameters of the HDD design are as follows:

- Two horizontal directional drills using a 25-inch-diameter conduit bundle. Each HDD will contain one three-phase set of cables for the 230-kV transmission circuit.

- A spacing between drills of 15 ft to minimize mutual heating effects during operation.
- Each HDD conduit bundle will accommodate:
  - Four 8-inch standard dimension ratio (SDR) 11 high-density polyethylene (HDPE) conduits used for the transmission line cables.
  - Three 2-inch SDR 11 HDPE conduits used for a ground continuity cable, a temperature monitoring fiber optic cable, and a communication fiber optic cable.

The bundle arrangements will be maintained using spacers. Figure E9.4.1-1 shows a typical conduit bundle detail for this HDD installation.

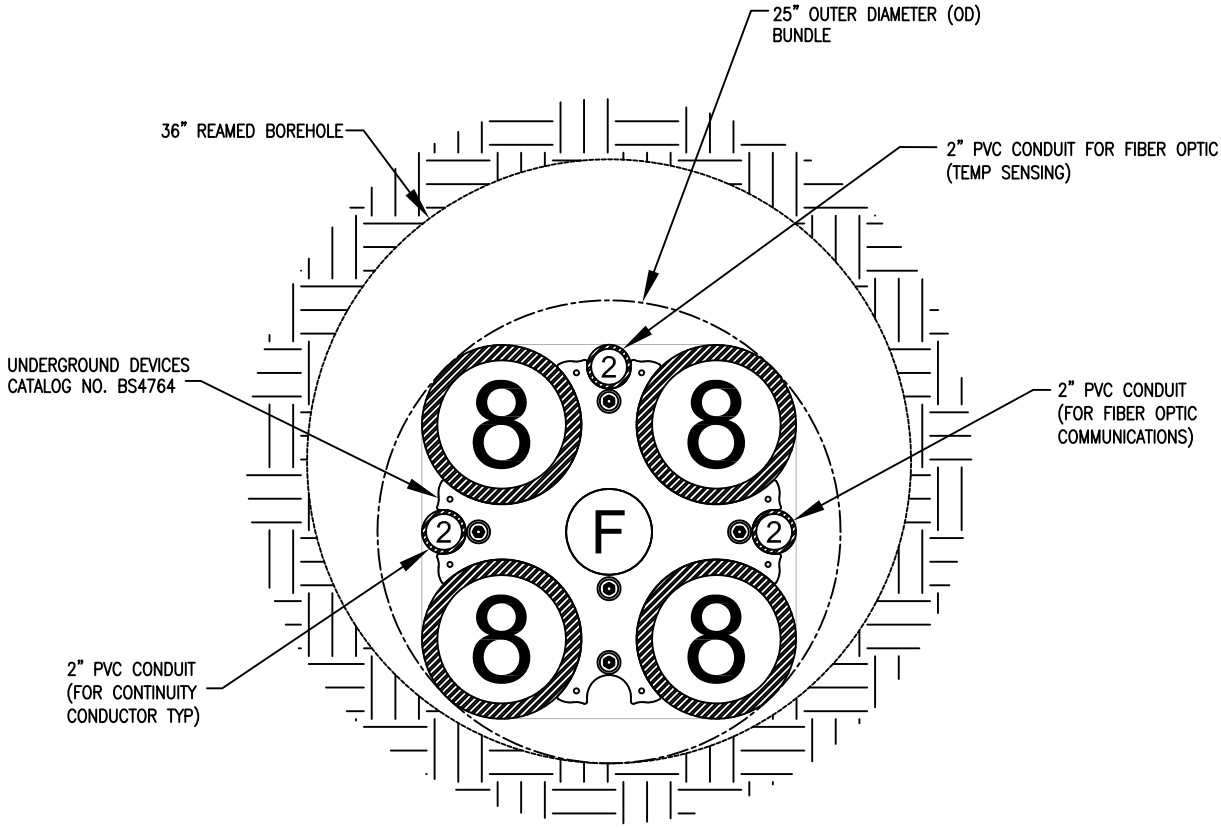
A work zone will need to be provided along the alignment during construction. Commonly, the work zone at the drill side, which in this case is anticipated to be on the south side of the Miami River, is on the order of 100 by 150 ft for the proposed scale HDD operation. The work zone will be occupied by an HDD rig. Along with the HDD rig, a small crane will be required; a control unit (where the operators control the HDD operations) and several ancillary pieces of equipment will also need to be placed on or near the work zone.

On the pipe side, which in this case is anticipated to be on the north side of the Miami River, there is much less ancillary equipment required. This equipment includes a mud containment/settlement pond, storage space and containers, drill pipe laydown area, and a backhoe and/or front-end loader. This equipment generally requires a space of approximately 50 by 100 ft. As with the drill side operations, this can vary in size depending on the specific HDD contractor's equipment and methods of operation.

At the pipe side of the crossing, the conduits (and casing pipe, if used) need to be assembled in one string. This requires a clear area (referred to as a pipe laydown area) where the pipes that will be pulled back through the horizontally drilled borehole can be assembled.

Subsurface Trenching

Standard subsurface trenching will be used to join the ends of the HDD to the substation termination structure and the overhead transition structure south of the river. For open-trench underground construction, the cable system will consist of a single-circuit, 230-kV XLPE cable, using two cables per phase to meet loading requirements, installed in a 2.5- by 4.5-ft concrete-encased duct bank. The duct bank will consist of multiple conduits to carry the transmission line cables, grounding cables, and



HDPE SDR 11 DIRECTIONAL DRILL
SPACER ARRANGEMENT
NOT TO SCALE

NOTES:
1. (3) 2" CONDUITS WILL BE INSTALLED IN EACH OF THE TWO 25" OUTER DIAMETER BUNDLE TO CARRY COMMUNICATION, CONTINUITY CONDUCTOR, AND TEMP MONITORING CABLES.
2. 36" BORE HOLE WILL BE USED TO INSTALL CONDUIT BUNDLE.
3. TWO BORES WILL BE REQUIRED (ONE PER CABLE SET).

NOT TO SCALE	PROJECT: TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES	
	TITLE: TYPICAL HDD CONDUIT BUNDLE CROSS-SECTION	
FPL	FILE No. 080489-0100 REV. 0 PLOT DATE 05/08/2009	FIGURE E9.4.1-1

fiber-optic cables. The concrete duct bank will have a compressive strength of 3,000 pounds per square inch (psi) and will be installed at a depth with a minimum of 36 inches of cover. The conduit details within the duct bank are as follows:

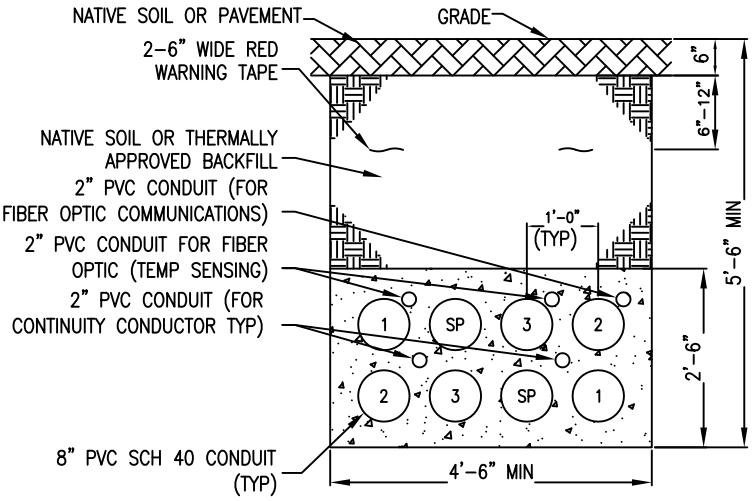
- Eight 8-inch schedule 40 polyvinyl chloride (PVC) conduits installed for the transmission line cable. Initially, six out of the eight 8-inch conduits will have cable installed, allowing for two spare conduits that will be available, if needed, for future repairs of the transmission line or for other cables.
- Two 2-inch schedule 40 PVC conduits installed for ground continuity cables.
- Two 2-inch schedule 40 PVC conduits installed to accommodate fiber optic cables for temperature monitoring in the event such monitoring is desired in the future.
- One 2-inch schedule 40 PVC conduit installed for a communication fiber optic cable.

Figure E9.4.1-2 shows a typical duct bank configuration. The final duct bank size and layout will be determined during final design based on FPL's final design criteria.

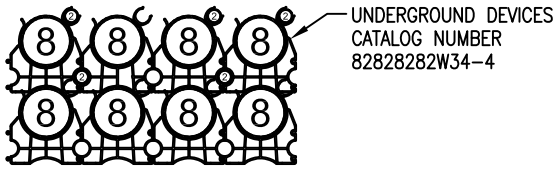
Typical trench construction involves the use of mechanical excavation to remove any soil, concrete, asphalt road surface, topsoil, and subgrade material to the desired depth. Removed material is relocated to an appropriate location away from the work zone for disposal or reuse as fill. Once a portion of the trench is opened, the duct bank package (described previously) is assembled using spacers and lowered into the trench. Conduit sections are joined and sealed. The area around the conduit is filled with a high-strength thermal concrete (3,000 psi). After the concrete is installed, the trench is backfilled with thermally suitable material, and the work zone is restored. Suitable backfill materials will be clean excavated material, thermal sand, and/or a thermal concrete mix. When the trench is backfilled, warning tape will be installed on either side of the trench (see Figure E9.4.1-2). In the event of third-party digging prior to contacting Sunshine State One-Call of Florida, this tape will alert the digger to the presence of the underground conduits.

The HDD and open trench construction processes will implement best management practices (BMPs) to minimize the potential for adverse environmental impacts during installation.

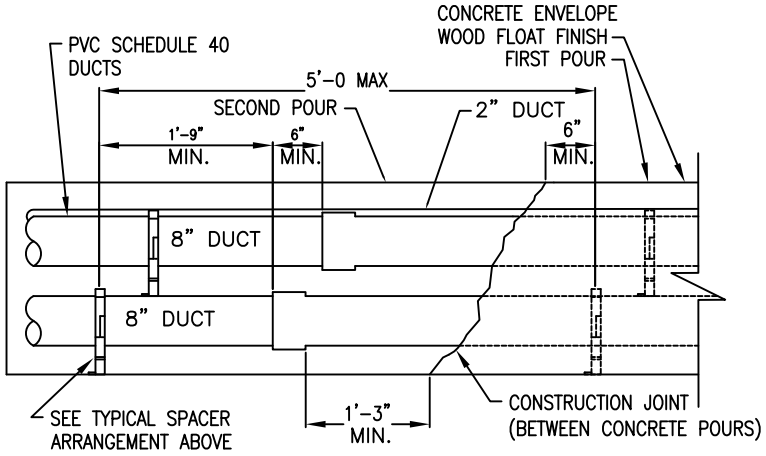
BMPs for erosion control within the staging area will be implemented and maintained at all times during construction of the upland entry pits and drilling operations to prevent siltation and turbid discharges in excess of state water quality standards pursuant to Chapter 62-302, F.A.C. Methods may include, but are not limited to, the use of staked hay bales, staked filter cloth, sodding, seeding, and



TYPICAL CONCRETE 230kV XLPE CIRCUIT DUCTBANK
TYPICAL CABLE ARRANGEMENT FOR TRENCH WITH 1 COMMUNICATION CONDUIT
NOT TO SCALE



TYPICAL 2X4 SPACER ARRANGEMENT
DUCT SPACER COMPONENTS FOR TRENCH
NOT TO SCALE



TYPICAL DUCT ELEVATION
4W X 2H DUCT LINE SHOWN
NOT TO SCALE

NOTES:

1. STAGGER BELL ENDS AND 8" COUPLINGS.
2. ANCHOR SPACERS WITH #14 STEEL TIE WIRE AND #4 REINFORCING BARS, OR APPROVED METHOD.
3. CEMENT ALL JOINTS IN ACCORDANCE WITH CONDUIT MANUFACTURERS SPECIFICATIONS.
4. AVOID STANDING ON CONDUIT.
5. BELL ENDS SHALL BE INSTALLED ALL IN THE SAME DIRECTION. DIRECTION TO BE DETERMINED BY CABLE MANUFACTURER AS REQUIRED BY PREFERRED CABLE PULLING DIRECTION.
6. CONSTRUCTION JOINT TO BE APPROXIMATELY 45° ANGLE.

NOT TO SCALE

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
TYPICAL DUCT BANK CONFIGURATION

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 05/08/2009

FIGURE E9.4.1-2

mulching; staged construction; and the installation of turbidity screens around the immediate project work zone. Dewatering of the trench during construction, if required, may discharge water to catch basins, temporary settling basins, or watercourses if the water is sufficiently free of sediments.

In addition, BMPs will be in place to ensure the opportunity for loss of any drilling fluid to the environment will be minimized. Should any drilling fluid inadvertently be lost to the surface by fissures (seams) in the rock, extremely loose sands, or by geotechnical subsurface boreholes, an inadvertent release plan will be implemented, including notification of the appropriate agencies, and containment and immediate clean-up of any drilling fluids that escape to the surface and are not contained by pits or sandbags.

Since the crossing of the Miami River requires a trenchless installation, the cable system design requires transition of the open-trench installation to an HDD design. When a combination of open-cut and HDD are used along a given circuit alignment, manholes at either end of the trenchless section are often used to transition the conduit arrangements between the sections.

Manhole Design and Installation

Access manholes are needed periodically along an underground route to facilitate cable installation (including transition from open trench to HDD) for maintenance requirements and access for future repairs. Manholes are typically spaced every 1,500 to 2,500 ft along the route but may be required more frequently at bends in the route and for transitions. Transitions are needed from open trench to HDD, at substation termination, and at the initial overhead structure.

The manhole size and layout is based on the type of cable system installed. For an XLPE cable, the manhole size is determined by the space required for cable pulling, splicing, and supporting the cable in the manhole. The standard interior size of each manhole will be approximately 8 ft wide by 28 ft long. For this Project, multiple manhole locations will be needed due to the transitions and the potential number of bends in the route.

The factors contributing to the final placement of the manholes include allowable pulling tensions, sidewall pressure on the cable as it goes around a bend, and the maximum length of cable that can be transported on a reel based on the reel's width, height, and weight.

Cable Installation and Testing

Following the installation of the duct bank and manholes, the cable will be installed. Six XLPE cables require two splicing vaults at each splicing/manhole location. Prior to installation of the cable, the conduits are tested and cleaned by pulling a mandrel and swab through each of the ducts.

The typical cable installation setup will be to set the reel of cable at the transition structure or at one of the manholes and place the winch truck at the opposite end. The cable is pulled from the transition structure to the nearest manhole. Once all the cable is pulled into a manhole from each direction, cable splicing commences. This process is followed until all the cable has been pulled, terminated, or spliced. Splicing XLPE cable requires a controlled atmosphere, which will be provided by an enclosure or vehicle located over the manhole access chimney during the period of splicing.

Right-of-Way Restoration

Following underground construction, the right-of-way will be restored. Construction debris, if any, will be removed, and FPL will employ various methods to restore the right-of-way. These methods will be specific to each location and designed to restore the right-of-way to preconstruction condition.

E9.4.2 Environmental Resource Permit (ERP)

Currently, certification is sought for a corridor within which a right-of-way will be located. Once the specific right-of-way alignments and detailed designs are finalized for the proposed Clear Sky-Turkey Point, Clear Sky-Davis, and Davis-Miami 230-kV lines, information typically provided in an ERP application will be submitted to reviewing agencies for postcertification monitoring of compliance with the Conditions of Certification, as authorized by Section 62-17.191, F.A.C. The ERP informational data submittal contained in Appendix 10.4 reflects an enveloping approach for the transmission portion of the Project. Wetland impacts from construction of the transmission line in the East Preferred Corridor are expected to be minimal and limited to occasional guy anchor installation in wetlands north of the Turkey Point plant property and the subaqueous crossing of the Miami River. Further refinements are expected as the Project design progresses.

E9.4.3 Solid Wastes

Solid waste generated from transmission line right-of-way preparation and line construction, typically consisting of cleared vegetation and construction-related debris, is expected to be minimal in the East Preferred Corridor. Solid wastes will be collected and removed for disposal in compliance with state

and local landfill regulations, or vegetation may be chipped and spread in uplands within the limits of the right-of-way in compliance with state and local regulations.

E9.4.4 Changes to Vegetation, Wildlife, and Aquatic Life

Impacts on terrestrial and aquatic systems and species associated with transmission line right-of-way preparation and construction depend primarily on the location of the selected right-of-way and, to a lesser degree, on clearing and construction techniques.

Through a systematic, environmentally responsive corridor selection process, the crossing of major terrestrial, wetland, and aquatic systems was minimized or avoided to restrict any potential impacts to sensitive habitats and/or endangered and threatened species associated with transmission line construction and maintenance. Much of the East Preferred Corridor crosses agricultural lands or densely developed lands. In these already altered areas, it is not anticipated that transmission line construction or maintenance will have any significant impact on native vegetation, wildlife, or aquatic life. The remaining areas that could be potentially crossed by the transmission lines include a number of natural and disturbed upland and wetland community types (primarily south of Davis substation). An evaluation of potential and expected impacts on vegetation and wildlife components is presented in the following paragraphs.

E9.4.4.1 Vegetation

Since much of the East Preferred Corridor contains lands that have already been cleared and maintained for existing transmission lines, transportation facilities, agriculture, or development, construction associated with the transmission lines should not pose any significant additional adverse changes to vegetation in these areas. Limited permanent alterations will be associated with right-of-way clearing, access road and structure pad installation (if required), and additional right-of-way maintenance. The East Preferred Corridor crosses no large expanses of heavily forested uplands or forested wetlands.

Section E9.4.1, Construction Techniques, addresses types of impacts to the existing vegetation communities crossed by the East Preferred Corridor. A permanent alteration of limited areas of upland and wetland communities will result from right-of-way clearing and access road and structure pad construction (if needed) in areas not already cleared. In areas of the corridor where collocation opportunities occur with existing transmission lines or major transportation facilities, forested wetlands may have already been impacted. Limited additional clearing of trees directly adjacent to the existing

rights-of-way will be required, and these areas of the right-of-way will subsequently be maintained in a low-growing, early successional state.

Vegetation in small freshwater marsh/wet prairie systems crossed by the transmission lines will not be affected by construction activities since no clearing will be required. The primary wetland areas included in the East Preferred Corridor occur south of the Davis substation and have already been affected by existing transmission line construction and maintenance.

Surveys undertaken by FPL on existing transmission line rights-of-way within the East Preferred Corridor identified some listed plant species. Some of these occur on spoil piles/access roads under existing FPL transmission lines. FNAI database research shows potential occurrence of listed plant species in the remnant pine rockland communities found adjacent to the corridor. FPL will perform additional specific listed species surveys within the eventual right-of-way as a postcertification condition.

Those species presently occurring within the existing transmission line rights-of-way may be temporarily disturbed during construction but are expected to recover and continue occupying those habitats. In any event, FPL will work with USFWS and FDACS to identify appropriate steps to avoid, minimize, mitigate, or otherwise appropriately address impacts to species within the respective agencies' jurisdiction.

E9.4.4.2 Wildlife

Specific impacts to terrestrial and aquatic animals due to transmission line construction vary by species and depend primarily on the extent of habitat alteration and continued availability of such habitat after construction.

The transmission line rights-of-way will not create barriers to animals' movements and, where crossing existing developed and agricultural lands, will not result in habitat losses.

Individual small burrowing mammals (e.g., rodents), reptiles, or amphibians may be lost during right-of-way clearing. Such individual losses, however, will not affect local or regional populations. No losses of medium-sized or large mammals, birds, or other mobile species due to direct impacts or habitat alterations are expected because of the mobility of these animals. Therefore, no adverse impacts are expected to local or regional populations of game species, species of special concern, or threatened or endangered species occurring or potentially occurring within the right-of-way area.

FPL's commitment to the protection of the environment led to the development and implementation of the FPL Avian Protection Plan. This plan was prepared in consultation with USFWS and submitted on May 31, 2007. The plan provides for the identification of high-risk areas where various avian species may congregate, nest, or forage. The plan also sets forth guidelines and avian-friendly design standards that minimize the likelihood of collisions and electrocutions of eagles, wood storks, and other birds from electrical facilities. No significant impacts to resident birds or migratory species are expected since the East Preferred Corridor does not cross major staging, breeding, or wintering areas for social, migratory species (e.g., waterfowl, shorebirds, passerines). Local disturbance or displacement of wildlife due to construction noise will be minor and short-termed since construction activities in any one location will be intermittent and are not expected to last more than a few weeks.

The potential construction impacts on listed species are discussed in the following paragraphs. The East Preferred Corridor crosses a portion of one federally designated critical habitat.

As the East Preferred Corridor leaves the Clear Sky substation, it crosses the northern portion of the existing Turkey Point cooling canals of the industrial wastewater facility, which is critical habitat for the American crocodile. No nests have been found in this portion of the East Preferred Corridor. Construction activities will be in conformance with the Threatened and Endangered Species Evaluation and Management Plan, contained in Appendix 10.7.1. The conclusions presented in that report are that there will be no adverse impacts to the breeding population of crocodiles from construction of this Project. No endangered wood stork or other wading bird colonies were identified near the East Preferred Corridor; however, USFWS protects wood stork foraging areas (wetlands) within 18.6 miles of any known colonies. The nearest known colonies are more than 13 miles west of the East Preferred Corridor in the ENP. This distance, together with FPL's avoidance and minimization of wetland clearing and construction, will minimize potential impacts to any potential wood stork foraging areas.

No bald eagle nests are recorded anywhere near the East Preferred Corridor; therefore, no construction impacts to this bird should occur.

In summary, because the East Preferred Corridor uses either existing FPL or major transportation rights-of-way for its entire length, the potential to affect listed species from construction of this portion of the Project is minimal.

E9.4.4.3 Aquatic Life

Impacts on aquatic systems and species are expected to be minor to nonexistent since the East Preferred Corridor avoids major lakes, rivers, and streams. The East Preferred Corridor does cross the Miami River (C-6 Canal), which is a channelized waterway. FPL is currently evaluating underground construction across the river, which should not affect aquatic life. For any minor ditches, canals, or any wetlands that are crossed, the construction of the transmission lines may involve installation of culverts and placement of fill resulting in temporary localized increases in turbidity and silt deposition. Such impacts will be local and temporary and are not expected to adversely affect aquatic resources. Appropriate control measures such as staked hay bales and silt curtains will minimize or eliminate siltation resulting from stormwater runoff. Transmission line and any necessary access road construction in wetland areas will use methods such as proper culverting and erosion control as necessary to minimize any significant disruption to the aquatic ecosystem or resultant changes in species composition. The likelihood of manatees occurring in the East Preferred Corridor is low. The transmission lines will span waterbodies where manatees could occur, except the Miami River, where the crossing will be subaqueous. If work is performed within the river, manatee protection guidelines will be followed.

E9.4.5 Impact on Human Populations

Due to the temporary nature of the overhead construction process and the short duration of each phase of construction at each location, the nuisance and inconvenience experienced by people near the transmission lines will be moderate but limited in duration. Activities will typically be scheduled during daylight hours to minimize disturbances to residents while the transmission lines are under construction. Work along high-traffic-volume urban thoroughfares, which may include nighttime and weekend activities, will be scheduled in consultation with the appropriate agencies (e.g., FDOT, City of Miami) to facilitate maintenance of traffic. Multiple lane closures will be required in these areas for pole setting operations described in the following paragraphs, including crane set up and pole offloading areas. If any work is conducted at night, temporary construction lighting will be used throughout the work area.

Transmission line construction for overhead facilities occurs as a series of tasks accomplished in sequence by different specialized crews. Tasks include clearing the right-of-way (if necessary), constructing access roads and pads (if necessary), assembling and erecting structures, stringing conductors, and cleanup activities. Several crews may work simultaneously along the length of the line. Dur-

ing the construction of the transmission line, the duration of a crew's stay in any one area will be relatively short (approximately 1 to 2 weeks per location). Crew sizes vary depending on the task. The largest crew in any one location could consist of 20 to 30 members; however, on the average, crew size will be approximately 10 to 15 members. Some nuisance and inconvenience may be experienced by residents near the transmission line, primarily from intermittent equipment noise, nighttime construction lighting, and heavy equipment traffic along the right-of-way during the construction period.

At each overhead structure location, a small crew, usually 8 to 12 members with a small crane, will assemble the structure. This activity typically takes only a few hours per structure. Augering the hole to accommodate the structure typically involves a crew of 8 to 12 with an auger truck and is completed within a few hours. A similarly sized crew will next erect the structure in-place using a larger crane and then backfill the hole. This activity typically also takes only a few hours per structure.

Once a section of structures is erected, the process of stringing (installing) the conductors starts. This third phase of construction requires the largest crew, usually 20 to 30 members; however, conductor-stringing locations are on the average 2 miles apart. Various pieces of wire-pulling equipment and support vehicles will be used during this phase of construction. The duration of this activity could be 3 to 5 days at each location.

For the underground installation of the Davis-Miami 230-kV line north of the Miami River, work will occur on FPL property, City of Miami property, and Miami-Dade County or FDOT road right-of-way. South of the river, a combination of private property and road right-of-way will be used. The underground installation of the cable may result in some traffic and access restrictions during the construction period. To minimize potential impacts, FPL will coordinate with the City of Miami and Miami-Dade County to devise a traffic control plan appropriate for the work along the underground portion of the Project. FPL will also notify businesses, landowners, and residents along the underground route of the traffic control plan and the construction schedule.

Existing underground and aboveground infrastructure will be identified and plans devised for the temporary or permanent relocation of other facilities such as electric, gas, water, sewer, telecommunication facilities, utility poles, traffic (bridge) signals, hydrants, and bus stops, as appropriate.

Staging areas, construction field offices, and sanitary facilities will be established using available adjacent areas, such as parking areas and cleared private parcels, but portions of road right-of-way may also be required.

In urban or densely developed areas such as this, 100 to 200 ft of trenching and shoring is generally achievable in 1 day. To the extent road rights-of-way are used, FPL will consult with City of Miami officials to plan construction activities so as to limit the length of roadway trenching in any time period.

After backfilling the excavation and trenches, temporary paving will be used until a section has been completed. At that time, the temporary pavement will be removed, permanent paving installed, and areas used for construction storage will be restored to preconstruction condition.

To minimize conflicts with traffic and business operations, it is anticipated that some underground construction may occur at night or on weekends. Night construction will require lighting and may result in localized noise impacts. Time frames for construction in each area will be determined in consultation with officials from the City of Miami.

The final phase of construction involves cleanup and restoration of those areas that were affected by the transmission line construction. These areas may require final grading.

Over the entire construction period for the transmission lines, construction crews and equipment will be present at each work location at irregular intervals for short durations. These durations will vary for each phase of construction but will usually be only a few days.

On a short-term basis, heavier traffic may occur on roads used by construction crews to travel to and from the right-of-way. Where required, the transmission line construction contractor will follow FDOT guidelines for traffic control.

In summary, inconvenience to human populations attributable to construction of the Turkey Point Units 6 & 7 Project's transmission lines in the East Preferred Corridor will be moderate but temporary. In the Clear Sky-Davis portion of the corridor, impacts to existing development have been minimized by locating the corridor entirely within existing FPL right-of-way. Given the urban nature between the Davis and Miami substations, impacts to human populations in this portion of the corri-

dor will be minimized to the extent practicable by the collocation of the new transmission line with existing transmission line or transportation rights-of-way where feasible and the short duration of construction activities in any one location.

E9.4.6 Impact on Regional Scenic, Cultural, and Natural Landmarks

Table E9.3.6-3 previously listed scenic, cultural, or natural landmarks found within or near the East Preferred Corridor. One such landmark contained in the corridor, BNP, is already crossed by FPL's existing multi-circuit 230-kV transmission line right-of-way leaving the Turkey Point plant property. The new line placed immediately adjacent to the existing transmission lines within FPL's existing right-of-way will not adversely affect the character of this resource.

The 230-kV line to be installed along portions of the U.S. 1/Metrorail transportation corridor generally will be taller than other structures in the area. While the transmission line will be visible along this transportation corridor, the elevated rail structures, urban development density, and primarily commercial nature of the development fronting this transportation corridor are well suited to accommodate this additional infrastructure. The existing land use designations and zoning districts fronting the U.S. 1/Metrorail corridor predominantly allow for denser, transit-oriented development. FPL will work with the municipalities along the U.S. 1/Metrorail transportation corridor to incorporate acceptable landscaping to screen the structures, where appropriate, minimizing visual impacts to scenic, cultural, and natural landmarks.

E9.4.7 Impact on Archaeological and Historic Sites

Every attempt will be made to avoid known cultural resources along or within the East Preferred Corridor as identified in Section E9.3.6.5. This can be accomplished with alignment of the actual right-of-way and structure placement. From the Clear Sky substation to Davis substation, the new line will be placed in an existing cleared and maintained transmission right-of-way. From the Davis substation to Miami substation, the new line will be placed within or alongside cleared and developed transportation corridors. FPL proposes no relocation of any existing historical structures.

If requested by DHR, an archaeological resource assessment survey will be conducted of archaeologically sensitive areas (as determined by DHR and the archaeologist retained by FPL) within the eventual right-of-way, and the report of the survey will be submitted to DHR for review. If any archaeological resources within the right-of-way are determined to be significant, DHR will be consulted regarding appropriate procedures for either preservation or excavation of the significant resource(s).

If unforeseen archaeological finds are discovered during construction, DHR will be notified. Following a determination of the importance of such finds, FPL will work with DHR to assess mitigation measures necessary to minimize adverse impacts.

E9.5 Postconstruction Impacts and Effects of Maintenance

E9.5.1 Maintenance Techniques

Safe and reliable operation of the new transmission lines will be maintained through regular inspection of the poles, conductors, insulators, hardware, access areas, and vegetation in proximity to the facilities. The inspections will primarily consist of ground patrols (truck) but may also include aerial (helicopter/airplane) patrols. Electric transmission lines normally require minimal maintenance; however, FPL will inspect the transmission lines on a regular basis to look for problems caused by weather, vandalism, vegetation regrowth, etc.

Vegetation will be maintained in the right-of-way to ensure the safe, reliable operation of the transmission line. Where the East Preferred Corridor follows existing FPL transmission rights-of-way, FPL will continue to manage vegetation on these rights-of-way by a variety of methods, including trimming, mowing, and the use of approved herbicides, targeting the presence of any species that are incompatible with the safe and reliable access and operation and maintenance of the transmission system. FPL transmission right-of-way maintenance practices in noncultivated or nonurbanized areas allow for a diversity of vegetation growth, which enhances wildlife use potential.

FPL's right-of-way maintenance program is specific to each location, and a maintenance *prescription* is often detailed down to the individual spans between poles. The exact manner in which right-of-way maintenance will be performed will depend on the location, type of terrain, surrounding environment, and regulatory control. Vegetation removal is minimized consistent with safe and reliable operation of the transmission lines. For example, in nonurbanized or noncultivated portions of the FPL transmission right-of-way, fast-growing vegetation species and other vegetation whose mature height could exceed 14 ft will be pruned or removed from the area between the structures to avoid interference with the conductor clearance. Any vegetation that could restrict access to the right-of-way will be removed. Other species are generally allowed to remain, resulting in a shrubby and herbaceous cover within the right-of-way.

Use of herbicides for vegetation control will be selective. Application of these herbicides will meet applicable federal, state, and local regulations. Due to the selective nature of vegetation pruning, the limited use of herbicides, and the infrequent occurrence of maintenance activities, the potential effects on wildlife and water quality will be minimal. FPL works to control the spread of nuisance plants that could present a fire hazard within the right-of-way through the use of approved herbicides and other removal techniques.

To enhance the safe, reliable operation of the proposed transmission lines, FPL may trim or remove danger timber outside the FPL right-of-way in coordination with the adjacent property owner(s). Danger timber includes trees in danger of falling or leaning into the conductors or, in areas of wildfire hazard, other vegetation that may provide excessive fuel loading in proximity to the transmission lines.

As a result of this maintenance program, rural, noncultivated portions of FPL rights-of-way (south of Davis substation) are generally conducive to use by local wildlife. The open effect creates habitat that is attractive to certain raptors, songbirds, and small mammals, and the lower growing vegetation provides forage for deer and a multitude of other species. Open land- or marsh-dwelling wildlife should be unaffected by the existence of the new transmission line and the maintenance of the right-of-way.

In many areas of the East Preferred Corridor, the right-of-way will be located along major transportation corridors (U.S. 1, Busway, Metrorail), and those rights-of-way are already maintained by FDOT or Miami-Dade County. FPL will work with the appropriate local governments to minimize impacts to the existing landscaping and/or to mitigate for the loss of taller vegetation that must be removed and replaced with lower-growing species, where necessary.

E9.5.2 Multiple Uses

FPL rights-of-way are frequently used for other purposes compatible with the safe and reliable operation and maintenance of transmission lines. Multiple uses of a transmission line right-of-way typically include recreational uses such as golf courses and hiking/biking trails, controlled landscaping, grazing, citrus and row-crop farming, other agricultural operations, and other compatible activities that do not interfere with FPL's full use of the right-of-way and the safe, reliable function of the transmission line facilities. In most cases, FPL's property rights consist of an easement for the construction, maintenance, and operation of its transmission lines, as well as the rights of ingress and egress to the lines, from another party who retains the fee-simple interest in the property. The easement may provide for

the acceptable use of the right-of-way by the fee owner for activities that do not interfere with FPL's full use of its easement and the safe, reliable function of the transmission line facilities.

In some cases, FPL owns or purchases a fee interest in its rights-of-way. If FPL owns the right-of-way, all rights to the property will be held by FPL. If a party wishes to use the company-owned property, a license agreement may be negotiated, allowing for activities that do not interfere with FPL's full use of the right-of-way and the safe, reliable function of the transmission line facilities.

E9.5.3 Changes in Species Populations

The status and potential for occurrence of important species in and along the East Preferred Corridor are discussed in Section E9.3.7. The absence of significant impacts to important species is not coincidental, as efforts were made during the corridor selection study to avoid potentially sensitive habitats as much as practicable. The avoidance of ecologically unique or valuable habitats was achieved primarily through collocating the corridor with existing transmission line and other linear rights-of-way.

Changes in local species populations are not expected as a result of transmission line presence and maintenance. Displacement of individuals from the immediate right-of-way area that may occur during construction activities will be temporary. Habitat use will decline during actual construction due to noise and human presence. Such avoidance behavior will enable wildlife to escape direct impacts from construction activities, although some losses of individual vertebrates (e.g., rodents, amphibians) may occur during right-of-way clearing. These displaced species are expected to reinhabit the right-of-way areas after construction. No animal or plant species is expected to be permanently displaced out of the transmission line right-of-way area.

Since most of the East Preferred Corridor follows previously disturbed lands in existing transmission line and transportation rights-of-way, clearing of canopy vegetation will be minimal. In those limited portions of the corridor where clearing is necessary, a strip of canopy habitat will be lost. In these areas, clearing of overstory vegetation and subsequent maintenance requirements will not result in the loss of entire tracts or significant portions of regional wildlife habitat types. Along the U.S. 1/Metrorail portion of the corridor, habitats have already been eliminated or severely reduced because of transportation uses and development.

In nonforested systems, such as marshes and shrub swamps, maintenance clearing or alteration may not be necessary. In many instances, these community types can be spanned, thereby eliminating effects on structural or functional habitat characteristics and wildlife use.

No change in the local population of any listed species is expected to occur because of transmission line presence and maintenance activities. No ecologically unique or sensitive habitat types will be lost in the study area, and, as a result, no significant impacts to protected indigenous species populations are expected.

E9.5.4 Effects of Public Access

It is FPL's policy to provide locked gates at the point where the transmission line access road intersects previously fenced property. Since FPL will install locked gates at any location that is currently fenced, no increased vehicle access is anticipated following construction except by FPL personnel performing routine maintenance. Where structures are placed adjacent to an existing roadway, maintenance of the line will have no additional impact on public access to the adjacent properties. No impacts to environmentally sensitive areas or resident wildlife populations from additional public access are expected.

The East Preferred Corridor follows public rights-of-way for much of its length, especially from the Davis substation to the Miami substation. Public access to these rights-of-way will not be affected by the location or operation of the transmission line.

E9.5.5 Other Postconstruction Effects

E9.5.5.1 Electric and Magnetic Fields (EMF)

The proposed Clear Sky-Turkey Point, Clear Sky-Davis, and Davis-Miami 230-kV transmission lines to be constructed on the East Preferred Corridor will comply with the Florida EMF regulations specified in Chapter 62-814, F.A.C. (the Florida EMF Rule). The strength of the magnetic field under a transmission line is primarily a function of the amount of current carried by the transmission line and the height of the conductors above the ground. The electric field is primarily a function of the voltage impressed on the transmission line and the conductor height above the ground. Consequently, the electric field near the transmission line is relatively constant over time, but the magnetic field fluctuates depending on customer demand for power.

The EMF produced by the proposed transmission lines was calculated in accordance with the requirements of Section 62-814.460, F.A.C. The fields associated with the new transmission lines comply with the standards set forth in the Florida EMF Rule, as demonstrated in Table E9.5.5-1. Although the current carried by the transmission lines will vary throughout the day, the value used in the calculations is the maximum quantity of electric current that can be continuously carried on the conductors, as required by Chapter 62-814, F.A.C.

Table E9.5.5-1 presents the maximum EMF that can be produced by each of the proposed typical transmission line configurations, at their respective locations, under maximum operating conditions. These fields comply with FDEP rule requirements for new 230-kV transmission lines. FPL will provide detailed data and modeling results to FDEP as required, depicting the maximum EMF at maximum operating conditions for each of the typical transmission line right-of-way configurations (previously described in Section E9.2), both on the right-of-way and laterally under the transmission line to demonstrate compliance with the EMF field limits. This submittal is provided as a separate document filed concurrently with this SCA.

In the event additional configurations are required by the detailed design of the transmission lines after certification, FPL will submit the EMF compliance demonstrations to FDEP at least 90 days prior to the start of construction in compliance with Chapter 62-814, F.A.C.

E9.5.5.2 Audible Noise

The audible noise associated with a transmission line is generated by either corona from the conductors or from gap-type discharges. Gap noise is typically due to faulty or failed hardware and easily corrected. Corona is a phenomenon that occurs when there is an irregularity on the surface of the conductor, such as buildup from fog, water droplets, or significant particulate matter. Corona activity at the surface of the conductors produces a low-level audible noise that is a slight humming sound. Under wet conditions, higher audible noise levels are experienced than will occur under dry conditions. However, background noise from various sources (inclement weather, traffic, agricultural activity, etc.) has the effect of masking transmission line noise.

Audible noise calculations were performed for the 12 representative overhead transmission line cross-sections at various locations along the East Preferred Corridor—four cross-section configurations from Clear Sky substation to Davis substation and eight cross-sections between Davis and Miami substations (see Figure E9.2.0-8). These audible noise calculations were performed using corona field

TABLE E9.5.5-1
MAXIMUM EMF CAPABLE OF BEING PRODUCED BY THE TRANSMISSION LINES FOR THE EAST PREFERRED CORRIDOR

	Cross-Section Location*	New or Existing	Ampacity of New Line (amps)	Right-of-Way Width (ft)	Electric Field (kV/m)			Magnetic Field (mG)	
					On Right-of-Way	Left Edge of Right-of-Way†	Right Edge of Right-of-Way†	Left Edge of Right-of-Way†	Right Edge of Right-of-Way†
Clear Sky-Davis 230-kV									
E1	At Turkey Point plant property boundary	Existing	2,990	330	6.29	0.21	0.58	143.82	61.43
E2	South of SW 248th Street	Existing	2,990	330	6.29	0.21	0.58	143.82	61.43
E3	North of SW 248th Street	Existing	2,990	330	6.18	0.21	1.33	141.75	92.39
E4	South of Davis substation	Existing	2,990	495	6.27	0.15	0.03	108.08	41.07
Davis-Miami 230-kV									
E5	North of Davis substation	Existing	2,300	1,140	6.05	0.19	0.27	40.07	90.20
E6	West of SW 117th Avenue	Existing	2,300	280	4.38	0.25	0.11	61.71	115.84
E7	West of SW 107th Avenue	Existing	2,300	220	5.26	0.11	0.98	104.70	138.00
E8	East of SW 97th Avenue	Existing	2,300	160	3.46	0.59	0.05	53.75	76.09
E9	U.S. 1 and Busway	New	2,300	200	3.87	0.10	0.14	20.91	27.54
E10	U.S. 1 and Metrorail	New	2,300	200	3.87	0.10	0.14	20.91	27.54
E11	Ponce de Leon Boulevard	Existing	2,300	200	3.53	0.01	0.07	7.70	12.66
E12	Private property adjacent to road right-of-way	New	2,300	70	2.80	0.88	0.07	148.69	81.21
E13	Miami River crossing	New	2,300	30	N/A‡	N/A‡	N/A‡	TBD§	TBD§
	Florida EMF rule limit for new 230-kV lines††				*8.0*	*2.0*	*2.0*	*150*	*150*

Note: mG = milliGauss.
N/A = not applicable.
The field levels of the proposed transmission lines shown in this table are based on the highest fields anticipated for the 230-kV transmission line configurations, even though structural configurations with lower fields may be employed for some portions of the line routes. The transmission lines will generally operate at a level well under the MCR.

*Locations previously depicted on Figure E9.2.0-8.
†"Left" and "right" designations are as shown on Figures E9.2.0-9 through E9.2.0-20.
‡For a shielded underground cable, the electric field is contained within the cable.
§To be determined. Detailed data and modeling results demonstrating compliance with the standards set forth in the Florida EMF Rule will be submitted to FDEP at least 90 days prior to construction, as required by Chapter 62-814, F.A.C.
††The standard field levels are established in Rule 62-814.450(3), F.A.C.

Source: EzEmf software program developed through Florida Electric Power Coordinating Group and accepted by FDEP.

effects software produced by the Bonneville Power Administration (BPA), U.S. Department of Energy. This software provides estimated median (L50) noise levels for fair and rainy weather as a function of distance from the edge of right-of-way for the modeled transmission line configurations.

Table E9.5.5-2 shows the maximum calculated L50 audible noise levels at the edge of right-of-way for each of the 12 modeled transmission line configurations (the largest from both sides of the right-of-way during rainy weather). Calculated sound levels are listed in decibels relative to an A-weighted value (dBA) that approximates the frequency response of the human ear. The maximum calculated median audible noise levels at edge of right-of-way during fair or dry weather are significantly lower, in the 20- to 30-dBA range. To provide some perspective on these calculated noise levels, 40 to 50 dBA corresponds to typical noise levels in a suburban living room, and 20 to 30 dBA is comparable to a bedroom at night.

Based on these calculations, noise levels produced by the proposed transmission lines will comply with all applicable noise regulations in the local governmental jurisdictions through which it passes (see Section E9.3.6.2 for applicable limits).

E9.5.5.3 Radio and Television Interference

Corona, which can occur on high-voltage transmission lines, produces electromagnetic (EM) noise. When this noise is sufficiently strong, it can cause interference with broadcast radio and television signals. Since corona is enhanced by water vapor, the magnitude of this noise is greater during wet or rainy periods than during dry or fair weather periods.

Broadcast signals in the amplitude-modulated (AM) radio band and two television bands (very-high frequency [VHF] and ultra-high frequency [UHF] bands) are susceptible to this potential interference. EM noise from corona is not expected to cause interference with frequency-modulated (FM) radio, cable or satellite television systems, cellular telephones, home cordless telephones, or wireless networking.

In general, the EM noise from transmission line corona decreases with increasing distance from the right-of-way and with increasing noise frequencies (shorter wavelengths). Thus, interference effects are greatest immediately adjacent to the right-of-way and at the lower broadcast frequencies.

TABLE E9.5.5-2
CALCULATED MAXIMUM L50 AUDIBLE NOISE LEVELS AT THE EDGE OF RIGHT-OF-WAY FOR 12 REPRESENTATIVE CROSS-SECTIONS MODELED ALONG THE EAST PREFERRED CORRIDOR

Cross-Section Location		L50 Audible Noise (dBA)
Clear Sky-Davis 230-kV		
E1	At Turkey Point plant property boundary	51.8
E2	South of SW 248th Street	51.8
E3	North of SW 248th Street	47.7
E4	South of Davis substation	44.8
Davis-Miami 230-kV		
E5	North of Davis substation	46.2
E6	West of SW 117th Avenue	48.4
E7	West of SW 107th Avenue	47.6
E8	East of SW 97th Avenue	46.2
E9	U.S. 1 and Busway	42.7
E10	U.S. 1 and Metrorail	42.7
E11	Ponce de Leon Boulevard	41.5
E12	Private property adjacent to road right-of-way	46.9

This section provides an evaluation of possible radio interference (RI) and television interference (TVI) from the planned transmission lines that will run from Clear Sky substation to Davis substation and from Davis substation to Miami substation. Based on planned and existing transmission lines for this East Preferred Corridor, RI and TVI calculations were performed for the 12 representative overhead transmission line configurations that are being proposed.

The RI and TVI calculations were performed using software produced by engineers at BPA. This software performs EM noise calculations as a function of transmission line configurations, the frequency of the EM noise, and the distance from the right-of-way. The potential EM noise levels were compared to typical broadcast radio and television signals to evaluate distances at which possible RI in the AM broadcast frequency and TVI in the VHF and UHF bands might occur. The results of this comparison are provided in the following paragraphs. Because the EM noise levels decrease with increasing frequency, the evaluations were conservatively performed at the low end of the frequency bands being considered (i.e., if interference is unlikely at the lower frequency, then it is even less likely at higher frequencies).

For RI, the evaluations were made based on calculated EM noise levels at 0.5 megahertz (MHz) (below the bottom end of the AM band at 0.54 MHz), and for TVI, the evaluations were made based on calculated EM noise levels at 125 MHz. The value of 125 MHz was selected because most digital TV broadcasts are expected to use Channel 7 (174 MHz) or higher.

RI and TVI calculation results serve as a general indication of the likelihood for interference. Actual interference from transmission line corona will depend on numerous factors including the weather, terrain, antenna configuration, and broadcast signal strength and frequency.

Radio

Based on calculated EM noise levels, typical broadcast radio signal strengths, and required signal to noise ratios to receive a clear signal, Table E9.5.5-3 shows the distance in feet from the edge of the right-of-way for each of the 12 model configurations where interference is possible. The term *typical broadcast radio signal strengths* refers to the Federal Communications Commission (FCC) recommendations for minimum AM broadcast signals. The distance estimates provided in Table E9.5.5-3 for possible RI are conservative because the EM noise levels are calculated below the bottom end of the AM radio band and because the signal strengths in the "rural" areas adjacent to the East Preferred Corridor may not be as weak as those characterized as "rural" elsewhere in the country due to the

TABLE E9.5.5-3
DISTANCE FROM EDGE OF RIGHT-OF-WAY WHERE RI IS POSSIBLE—FAIR WEATHER*

	Cross-Section Location	Areas With Typical Rural Signal Strength (ft)		Areas With Typical Residential Signal Strength (ft)	
		Weak	Strong	Weak	Strong
Clear Sky-Davis 230-kV					
E1	At Turkey Point plant property boundary	300	100	0	—
E2	South of SW 248th Street	300	100	0	—
E3	North of SW 248th Street	100	0	—	—
E4	South of Davis substation	100	0	—	—
Davis-Miami 230-kV					
E5	North of Davis substation	200	0	—	—
E6	West of SW 117th Avenue	200	0	—	—
E7	West of SW 107th Avenue	200	0	0	—
E8	East of SW 97th Avenue	200	0	—	—
E9	U.S. 1 and Busway	100	0	—	—
E10	U.S. 1 and Metrorail	100	0	—	—
E11	Ponce de Leon Boulevard	100	0	—	—
E12	Private property adjacent to road right-of-way	200	0	0	—

*Based on fair weather EM noise calculations at 0.5 MHz relative to typical rural and residential broadcast signals.

proximity of large population centers in eastern Miami-Dade County. In general, EM noise levels will decrease with increasing radio frequency, making interference even less likely moving up through the broadcast frequencies and in areas with strong signal strengths. RI is not expected for FM broadcast signals, which are at higher frequencies than AM broadcast signals.

Where no distance is given in the table, no interference is expected anywhere beyond the transmission line right-of-way. Table E9.5.5-4 shows a similar interference evaluation based on rainy or wet weather. These distances are further than those in Table E9.5.5-3 because corona effects are stronger in wet weather, mainly due to water droplets on the transmission line conductors.

The modeled configurations are not always symmetrical with respect to the right-of-way, so Tables E9.5.5-3 and E9.5.5-4 show the distance from the side with the strongest EM noise.

Television

FCC defined the coverage area for new digital television broadcasts as typically the region with a signal strength of 41 decibels relative to 1 microvolt (dBμ) or greater. Based on a required signal to noise ratio of 30 decibels (dB) to receive a good picture, the distance from the edge of right-of-way at which interference goes away is the distance at which the calculated EM noise drops below 11 dBμ. Table E9.5.5-5 shows these distances in feet from the edge of right-of-way, again, based on the side of the modeled configuration with the greater EM noise. Interference is much less likely for television broadcasts due to the significantly higher frequencies being used for the new digital broadcasts. The distances shown in Table E9.5.5-5 are based conservatively on the calculated EM noise levels at 125 MHz assuming the proposed transmission line is at maximum operating conditions. Most digital broadcasts are, or will be, in the UHF band at significantly higher frequencies (at or above 470 MHz), and thus interference from the proposed transmission line is even less likely than shown on Table E9.5.5-5.

The switch to digital broadcast television is expected to alleviate interference, because most of the broadcast signals will be at higher frequencies, and the EM interference levels from corona decrease with increasing frequency. The switch to digital broadcasts will not eliminate interference, but it is even less likely than before (when compared with analog television broadcasts).

TABLE E9.5.5-4
DISTANCE FROM EDGE OF RIGHT-OF-WAY WHERE RI IS POSSIBLE—
RAINY WEATHER*

Cross-Section Location		Areas With Typical Rural Signal Strength (ft)		Areas With Typical Residential Signal Strength (ft)	
		Weak	Strong	Weak	Strong
Clear Sky-Davis 230-kV					
E1	At Turkey Point plant property boundary	1,700	400	100	0
E2	South of SW 248th Street	1,900	400	100	0
E3	North of SW 248th Street	1,200	200	0	0
E4	South of Davis substation	1,100	100	0	—
Davis-Miami 230-kV					
E5	North of Davis substation	1,600	200	0	—
E6	West of SW 117th Avenue	1,700	300	100	0
E7	West of SW 107th Avenue	1,300	300	100	0
E8	East of SW 97th Avenue	1,200	200	0	0
E9	U.S. 1 and Busway	1,200	200	0	—
E10	U.S. 1 and Metrorail	1,200	200	0	—
E11	Ponce de Leon Boulevard	1,100	200	0	—
E12	Private property adjacent to road right-of-way	1,500	300	100	0

*Based on rainy weather EM noise calculations at 0.5 MHz relative to typical rural and residential broadcast signals.

TABLE E9.5.5-5
DISTANCES FROM EDGE OF RIGHT-OF-WAY WHERE TVI IS POSSIBLE*

	Cross-Section Location	Distance from Edge of Right-of-Way (ft)
Clear Sky-Davis 230-kV		
E1	At Turkey Point plant property boundary	100
E2	South of SW 248th Street	100
E3	North of SW 248th Street	100
E4	South of Davis substation	—
Davis-Miami 230-kV		
E5	North of Davis substation	100
E6	West of SW 117th Avenue	100
E7	West of SW 107th Avenue	100
E8	East of SW 97th Avenue	100
E9	U.S. 1 and Busway	—
E10	U.S. 1 and Metrorail	—
E11	Ponce de Leon Boulevard	100
E12	Private property adjacent to road right-of-way	100

*Based on EM noise calculations at 125 MHz relative to the minimum digital broadcast signal in a defined coverage area.

Induced Currents

Induced currents from EMF produced by the transmission lines are limited to safe levels by meeting the FDEP limits for field magnitudes on the right-of-way and at the edge of the right-of-way. Electric field limits guard against startle shocks that can occur when contacting other objects beneath the line. Furthermore, minimum clearances for the lines are designed to meet the NESC requirements for 5 milliamperes or less of short-circuit current (induced current due to electric field) when the largest anticipated vehicle or equipment is situated directly under the line.

FPL standards require that fences and gates either crossing or parallel to and within the transmission rights-of-way be grounded to mitigate shock hazard. FPL will provide this grounding as part of its construction activities.

Summary

Calculations show that the main potential for interference from the proposed East Preferred Corridor transmission line configurations is within the low end of the AM radio band during rainy weather, with the potential for interference extending out to approximately 2,000 ft from the edge of right-of-way for several of the modeled transmission line configurations for weak rural signals during rainy weather. For fair weather and more typical broadcast signal strengths, the impact to the AM radio band is minimal. As stated previously, no interference is expected with the FM radio band, cellular telephone, or other communication services due to the higher operating frequencies and less susceptible modulation techniques.

TVI calculations indicate virtually no impact except in close proximity to the lines for signal strengths at the defined minimum level within a broadcast coverage area. Thus, in general, interference with broadcast television is not expected to be a problem.

Should any entity experience RI or TI as a result of these transmission lines, FPL will work with the entity to resolve the interference issue.

E9.5.5.4 Safety

FPL's transmission line facilities are designed to comply with all applicable codes, guidelines, and standards. The primary code used in the design of transmission lines is the NESC, 2007 edition. The NESC is an ANSI standard that covers electrical clearances and loading and strength requirements, including extreme wind. Codes and standards of other agencies and standard-setting organizations

that provide rules, guidelines, and conditions for particulars not specified by the NESC used to design the proposed transmission line include:

- Occupational Safety and Health Administration (OSHA) rules provide requirements for safe minimum approach distances.
- American Society of Civil Engineers (ASCE) Manual 74, Guidelines for Electrical Transmission Line Structural Loading, and Standard 48-05, Design of Steel Transmission Pole Structures.
- FAA Guidelines cover requirements in the vicinity of airports.
- FDOT 2007 Utility Accommodation Manual

These codes, guidelines, and standards provide design parameters and guidelines with the goal of protecting public safety.

E9.1—MAPS

Figure E9.1.0-1. Aerial Photographs

Figure E9.1.0-2. Future Land Use Maps

Figure E9.1.0-3. Zoning Maps

Figure E9.1.0-4. Vegetation/Land Cover Maps

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- Roads/highways
- County boundaries
- City boundaries
- Airports/heliports
- Schools
- Land use/land cover (FLUCFCS III)

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- Hydrography
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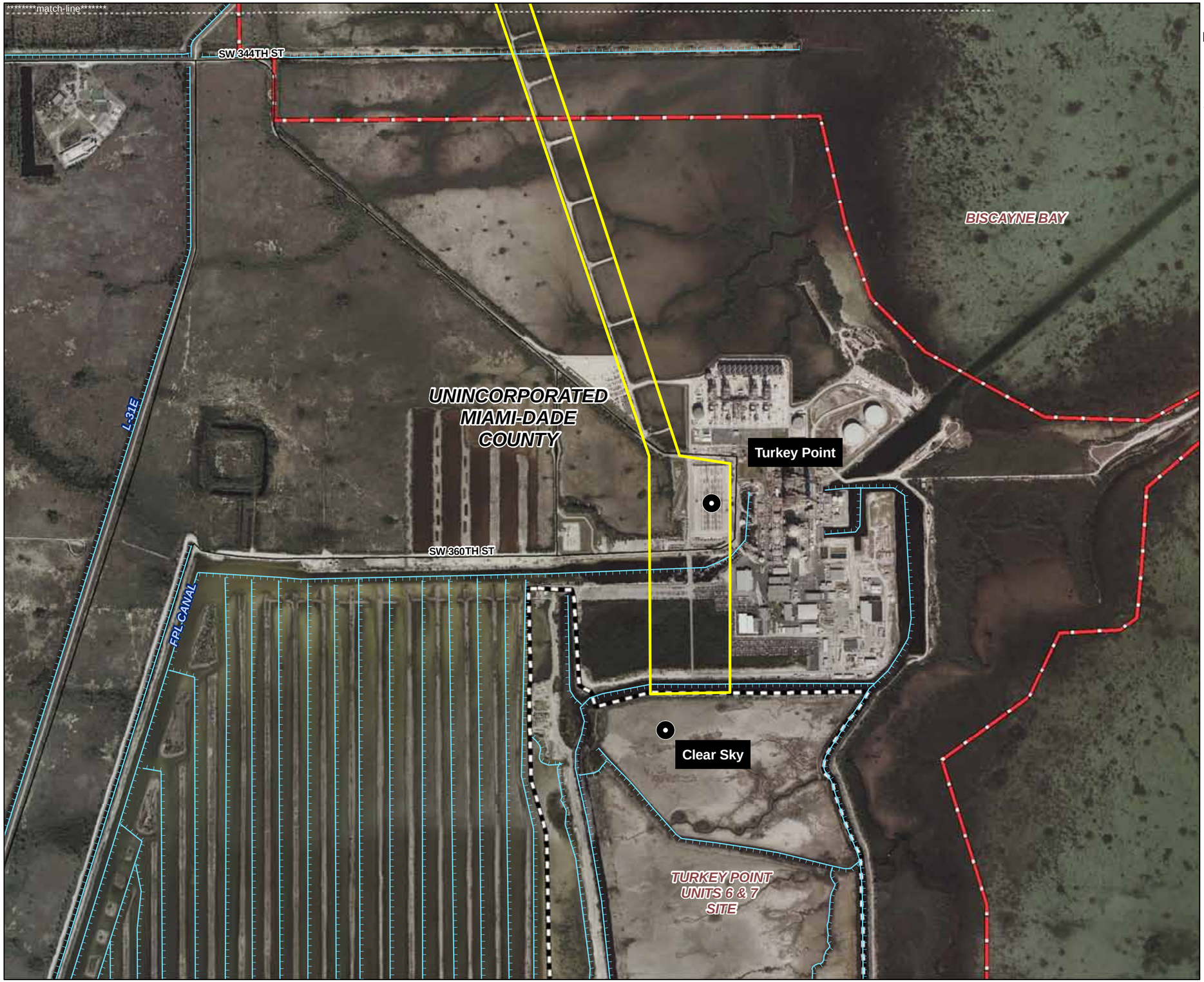
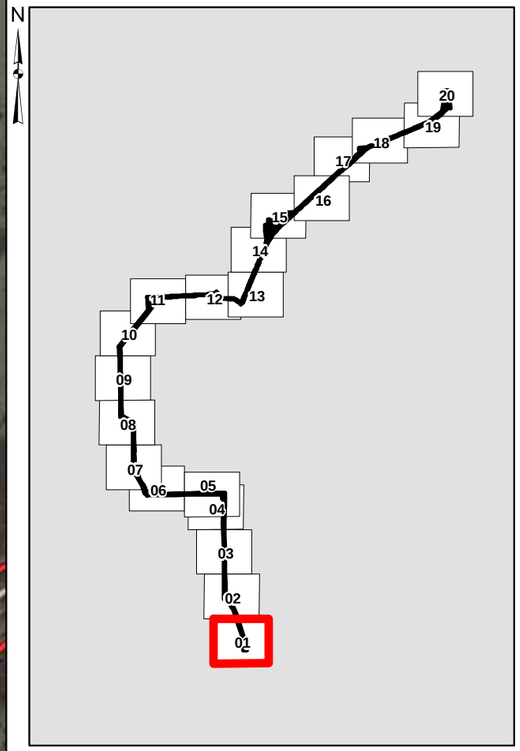
Areas of critical concern	www.dca.state.fl.us/fdcp/dcp/acsc/index.cfm
City of Coral Gables	www.coralgables.com/CGWeb/dep_plan_zonemaps.aspx
City of Doral FLU Map	www.cityofdoral.com/cityofdoral/index.php?option=com_docman&task=cat_view&gid=30&Itemid=132
City of Doral Zoning Map	www.cityofdoral.com/cityofdoral/index.php?option=com_docman&task=cat_view&gid=30&Itemid=132
City of Miami	www.miamigov.com/GISWebPortal/pages/default.asp
City of South Miami Zoning and FLU	www.cityofsouthmiami.net/index.php?submenu=PlanZone&src=gendocs&link=PlanningZoning&category=departments
Conservation and Recreation Lands	www.tfn.net/NatureConserv/stories/manage.html
County codes	www.municode.com/resources/code
Estuarine Sanctuaries	www.sanctuaries.nos.noaa.gov/welcome.html
Florida City	www.floridacityfl.us/community_development.htm; zoning (from Miami Dade County layer)
Florida Department of Environmental Protection	www.dep.state.fl.us/siting/programs/transmission-lines.htm
Florida Department of Agriculture and Consumer Services	www.doacs.state.fl.us/pi/enpp/botany
Florida Fish and Wildlife Conservation Commission	myfwc.com
Florida Natural Areas Inventory	www.fnai.org
Google Earth®	www.earth.google.com
Native American Reservations	www.osec.doc.gov/eda/pdf/15Florida.pdf www.doilgov/leaders.pdf www.seminoletribe.com www.miccosukee.com/resmap.html

Marine Sanctuaries	www.sanctuaries.nos.noaa.gov/oms/oms.html
Miami-Dade County	www.miamidade.gov/
Military Installations	www.themilitaryzone.com/military_bases.html
National Forests	www.fs.fed.us/r8/florida/
National Historic Landmarks	tps.cr.nps.gov/nhl/
National Memorials	www.roadtripinfo.com/nmhslist.htm
National Monuments	www.roadtripinfo.com/nmlist.htm
National Natural Landmarks	www.nwi.org/Maps/WildernessData.html#anchor1087485
National Parks	www.roadtripinfo.com/nplist.htm
National Register of Historic Places	www.nationalregisterofhistoricplaces.com/
National Seashores	www.floridasmart.com/sciencenature/naturalflorida/seashores.htm
National Wilderness Area	www.wilderness.net/index.cfm?fuse=NWPS&sec=stateView&state=fl&map=gasouthflnorth
National Wildlife Refuge	refuges.fws.gov/
Orchids	www.orchids.org
Outstanding Florida Waters	www.dep.state.fl.us/water/surfacewater/ofwfs.htm#designation
Plants	www.plantatlas.usf.edu/
Properties in the National Register of Historic Places	www.cr.nps.gov/nr/about.htm
RARE Areas	roadless.fs.fed.us/states/fl/state3.shtml
South Florida Water Management District	www.sfwmd.gov/site/index
South Florida Water Management District GIS	my.sfwmd.gov/gisapps/sfwmdxwebdc/dataview.asp
State Aquatic Preserves	www.dep.state.fl.us/coastal/programs/aquatic.htm
State Archaeological Landmarks or Landmark Zones	dhr.dos.state.fl.us/archaeology/
State Forests	www.fl-dof.com/state_forests/
State Game Management Areas	wildflorida.org/hunting/

State Parks	www.floridastateparks.org/
Town of Medley	www.townofmedley.com/buildingzoning.php; zoning (from Miami Dade County layer)
U.S. Department of Agriculture/Natural Resources Conservation Service	datagateway.nrcs.usda.gov/GatewayHome.html
U.S. Fish & Wildlife Service	www.ecos.fws.gov/tess
Village of Palmetto Bay	www.palmettobay-fl.gov/planning.htm
Village of Pinecrest	www.pinecrest-fl.gov/maps.html



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

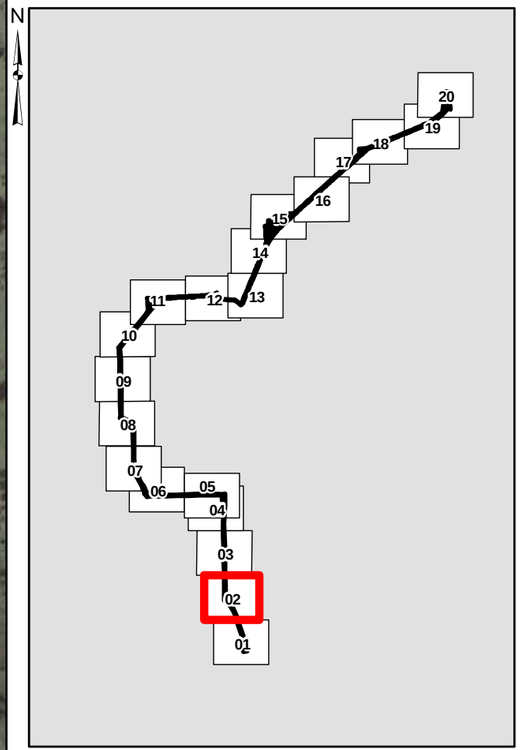
TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 01 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1

AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

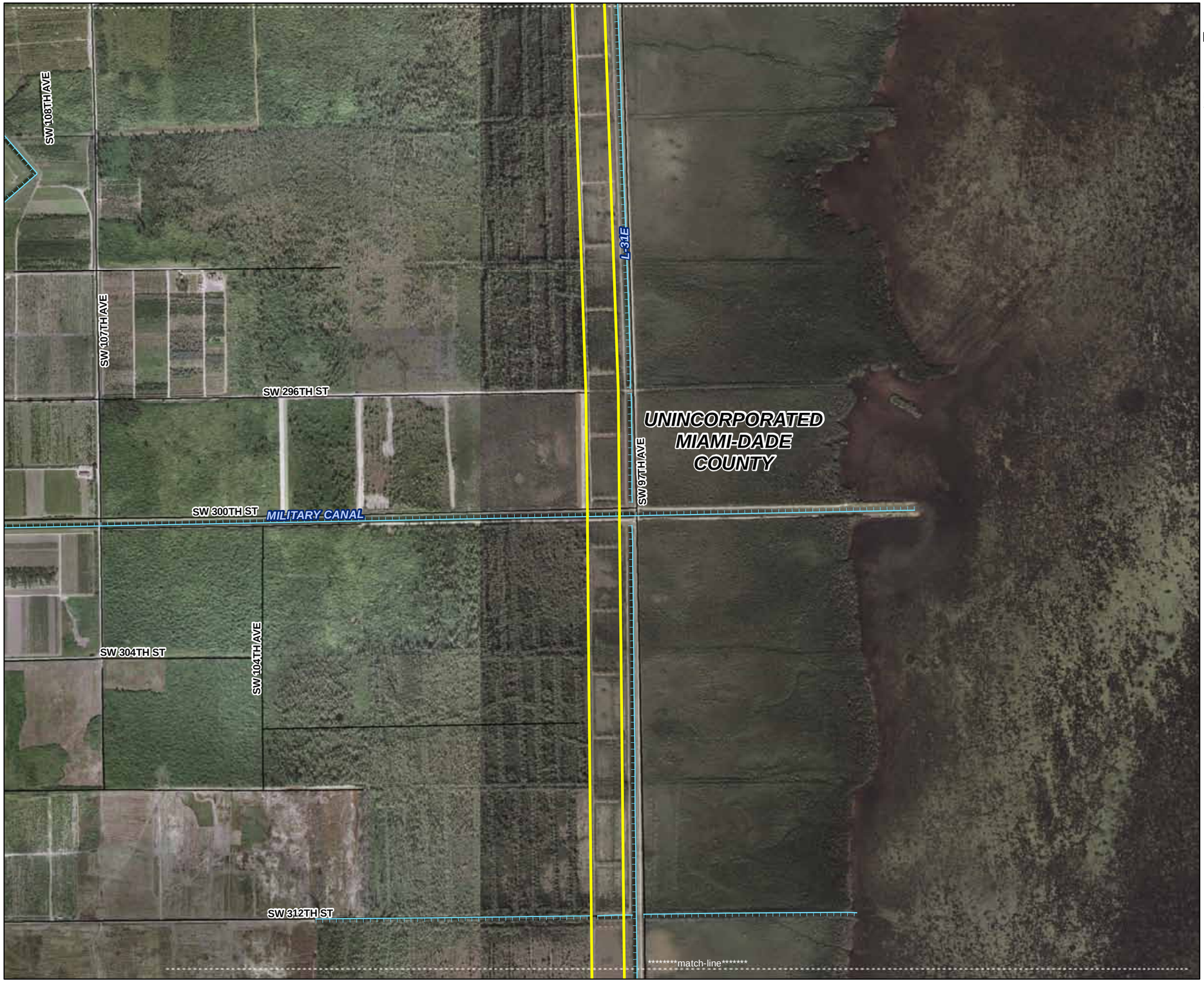
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 02 OF 20

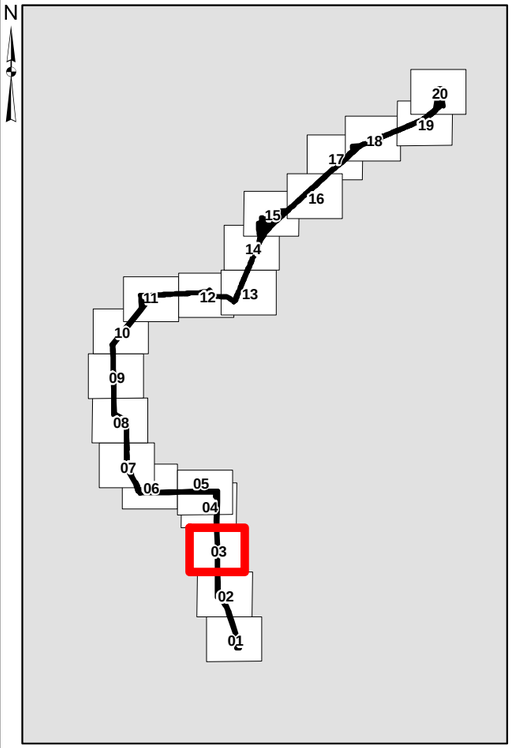
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

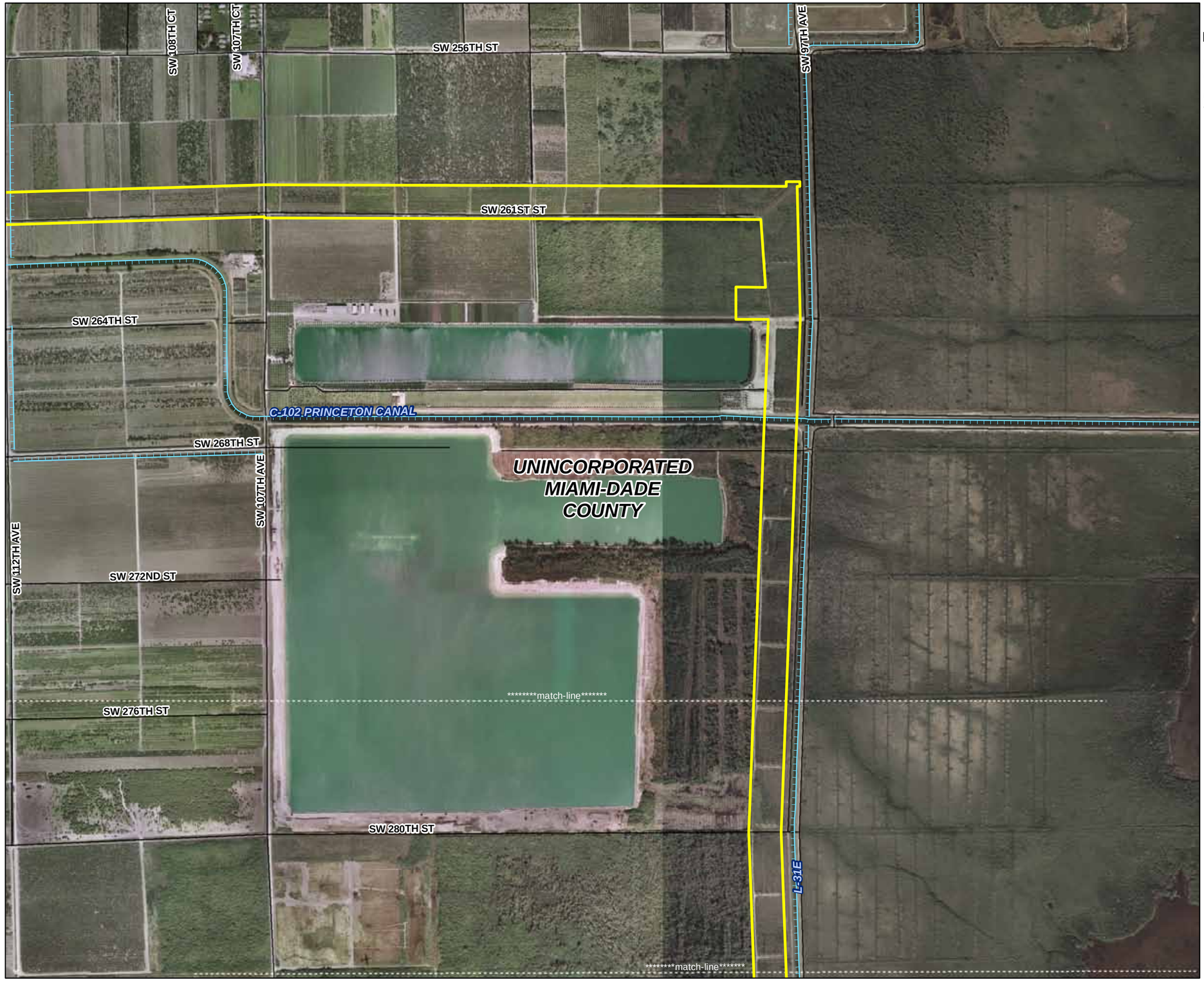
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 03 OF 20

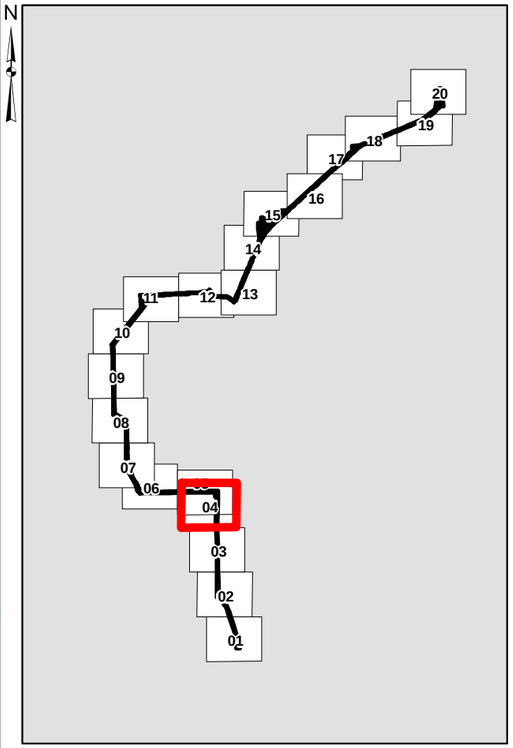
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

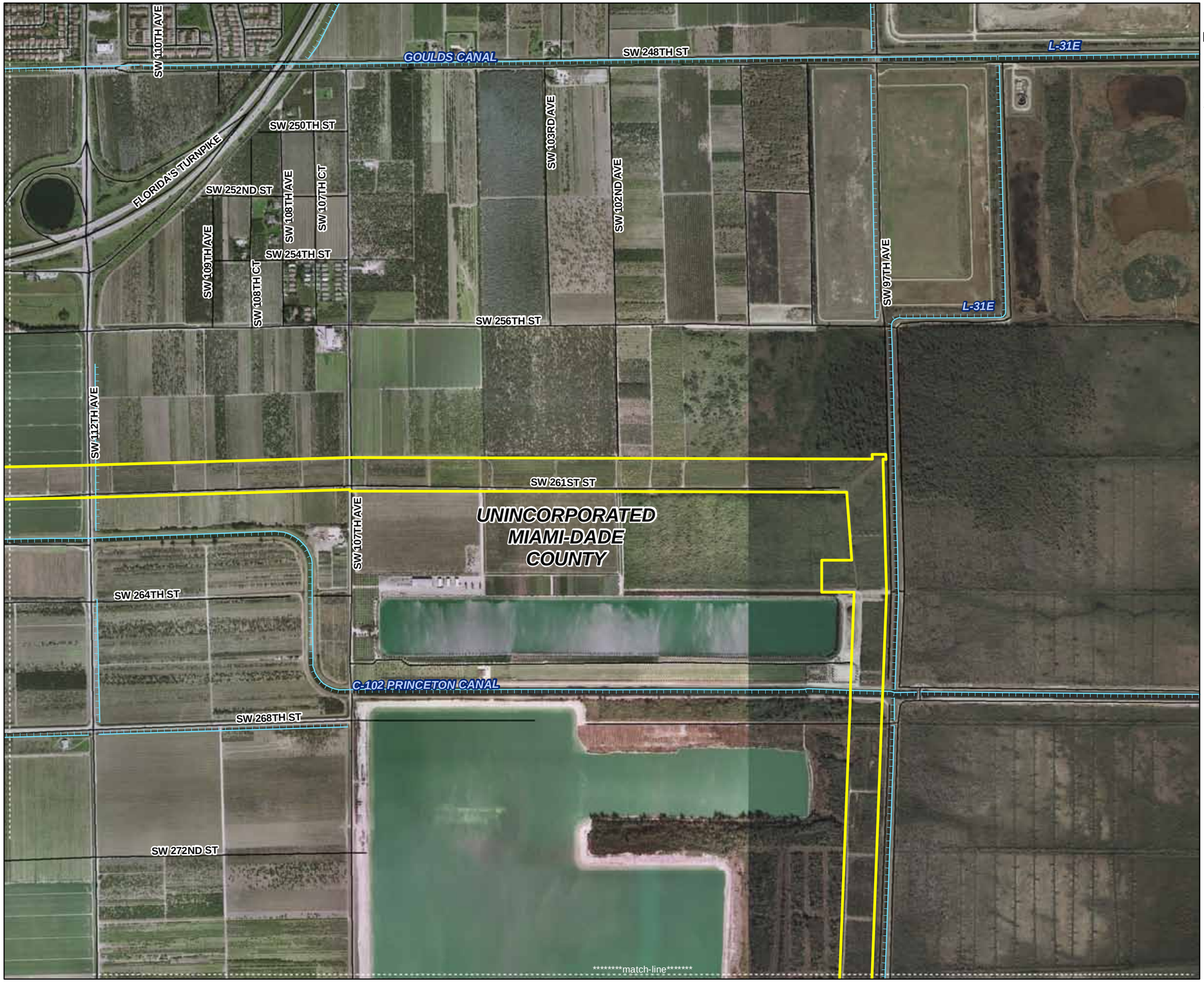
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 04 OF 20

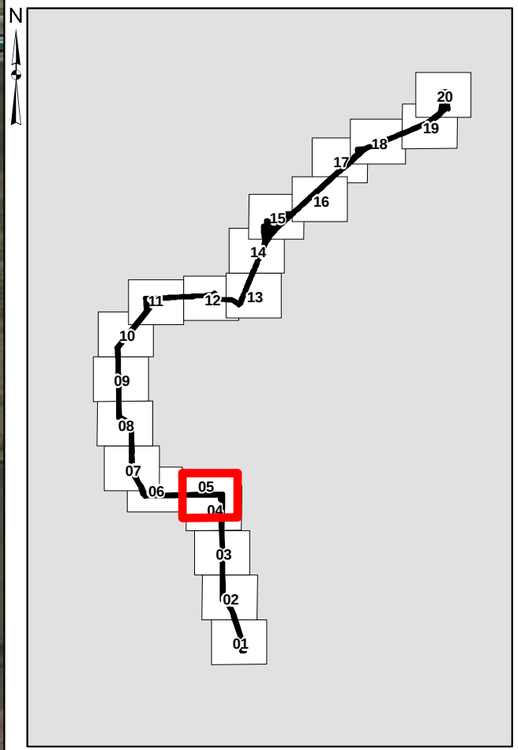
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

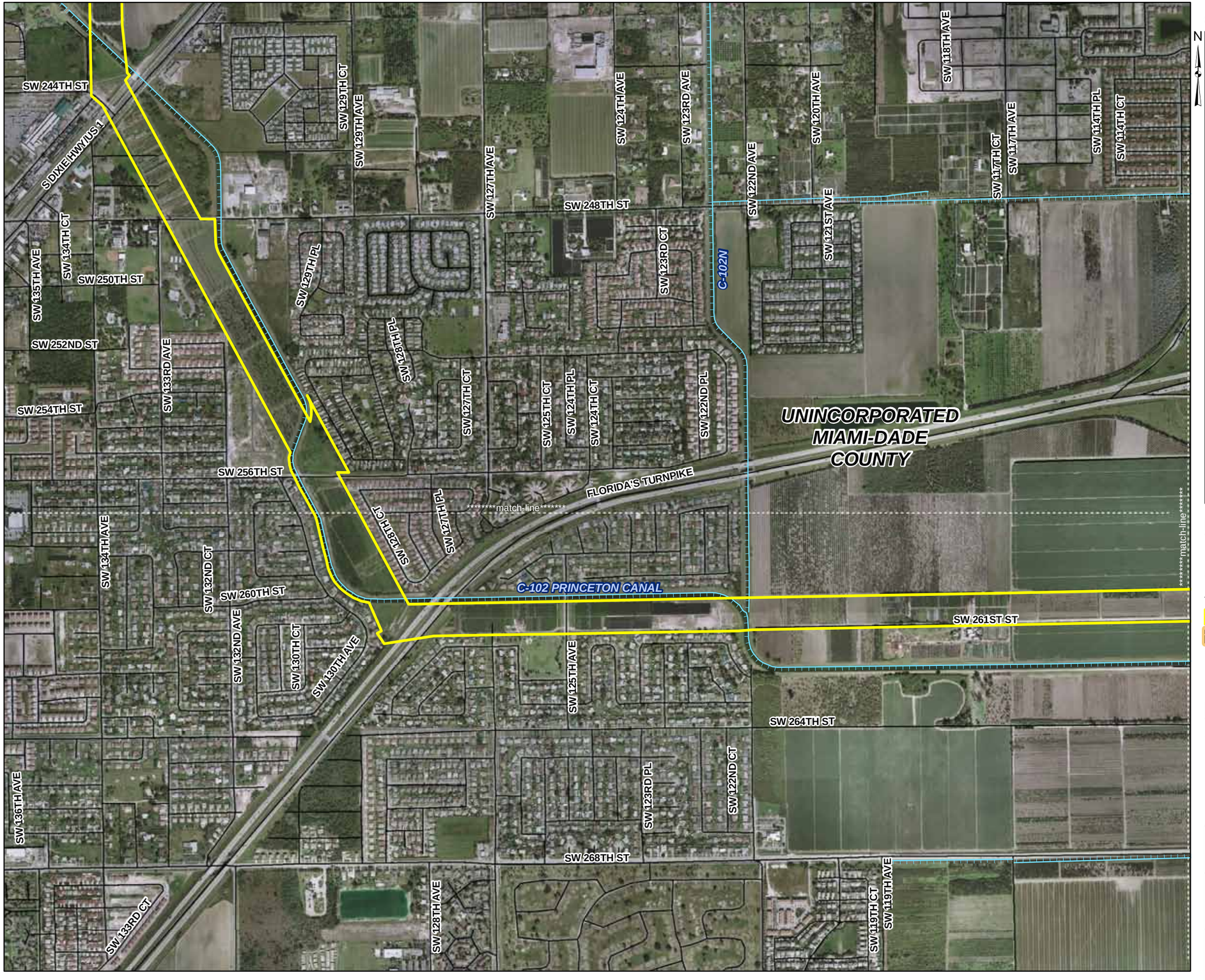
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 05 OF 20

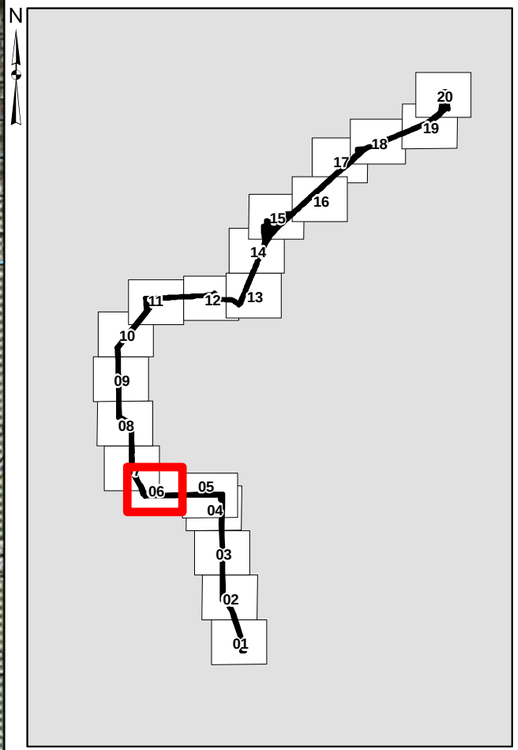
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

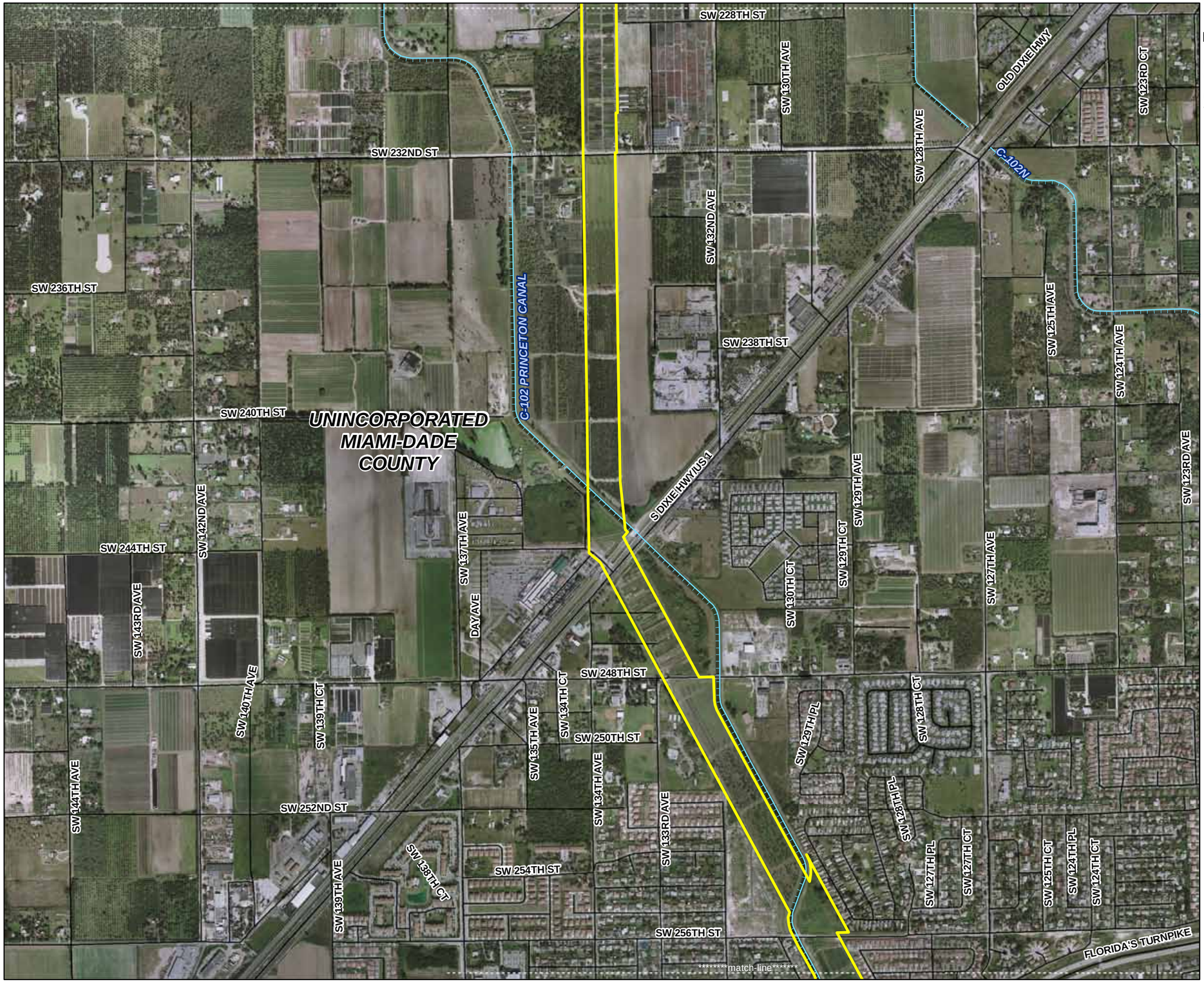
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 06 OF 20

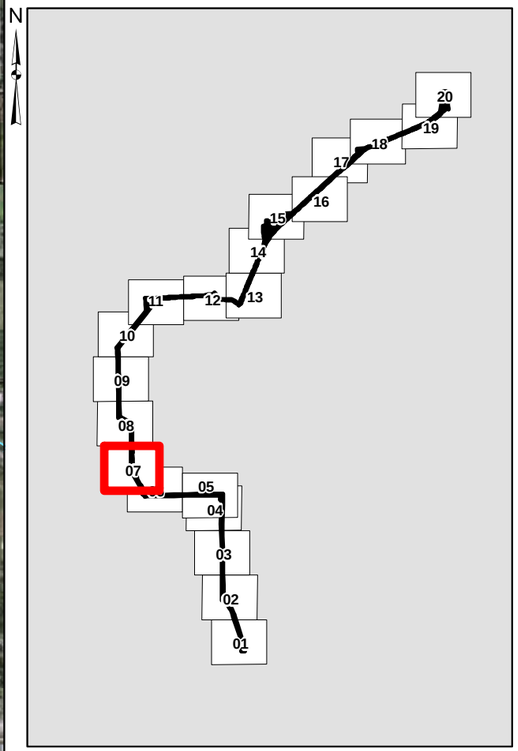
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

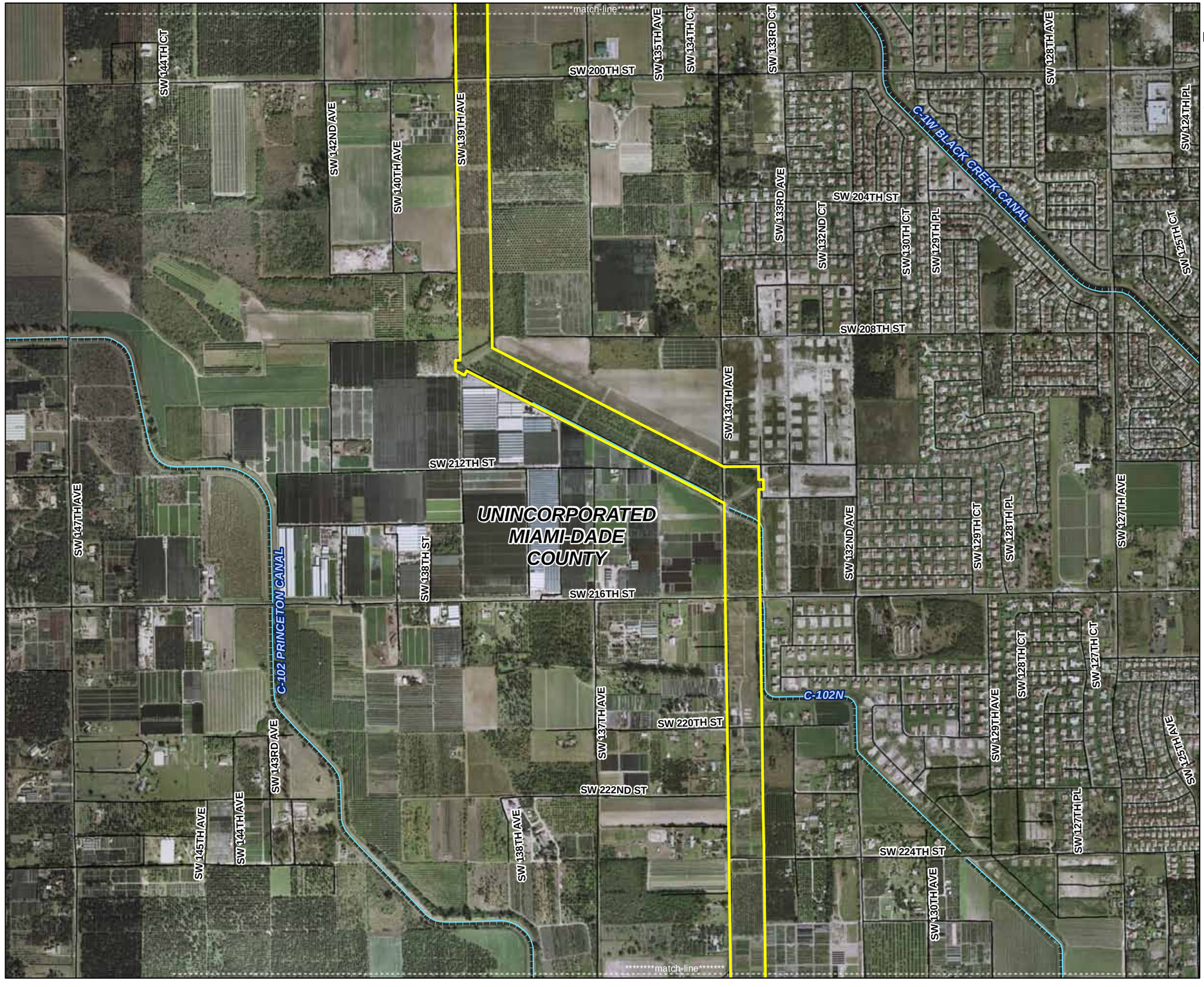
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 07 OF 20

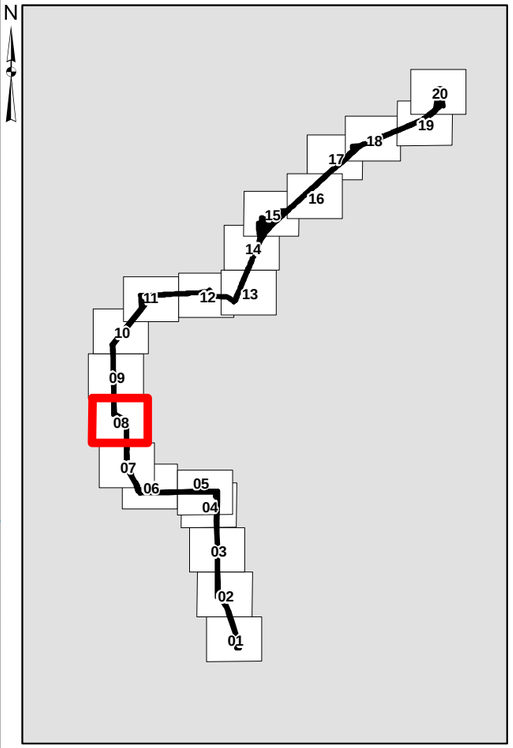
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

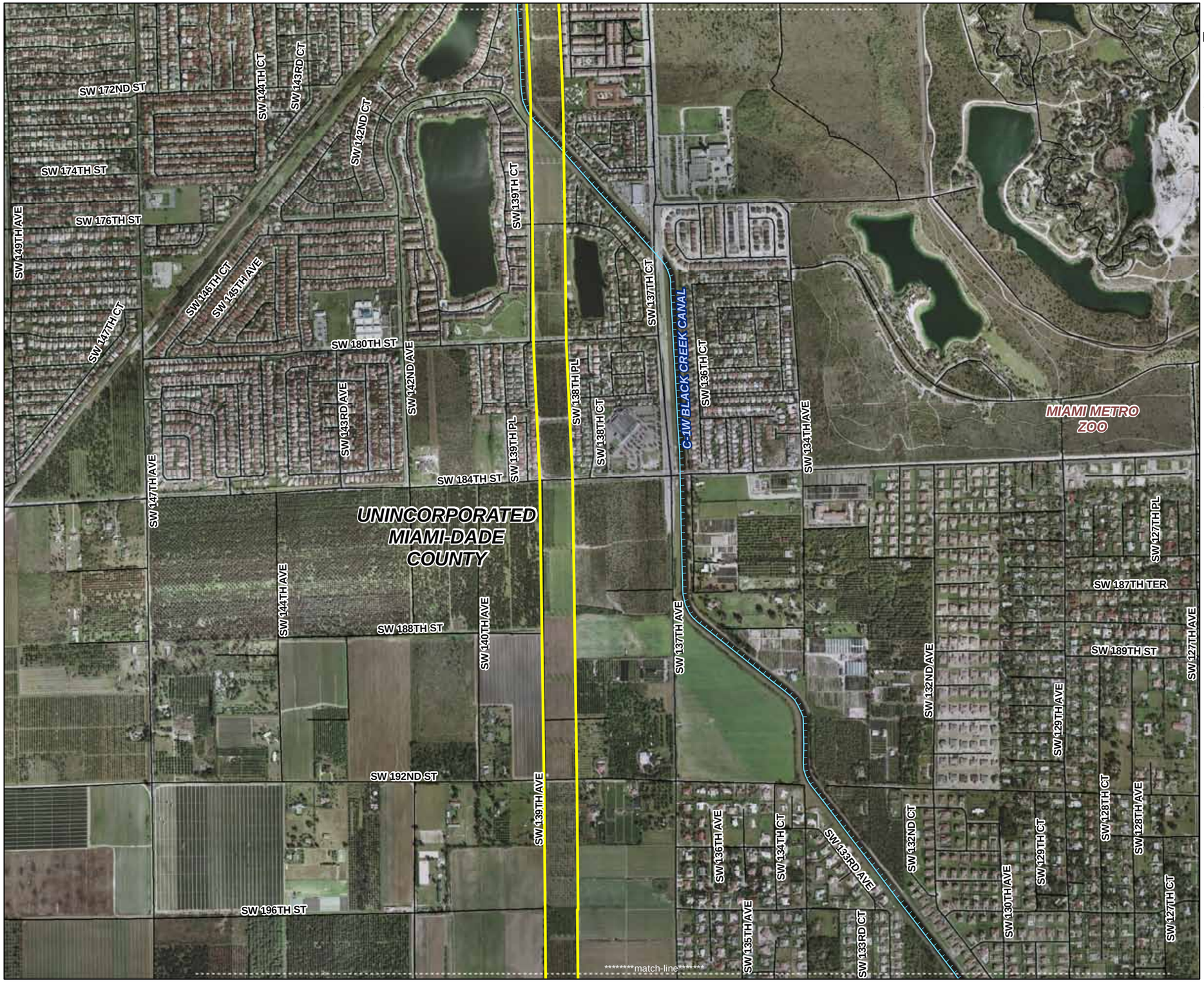
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 08 OF 20

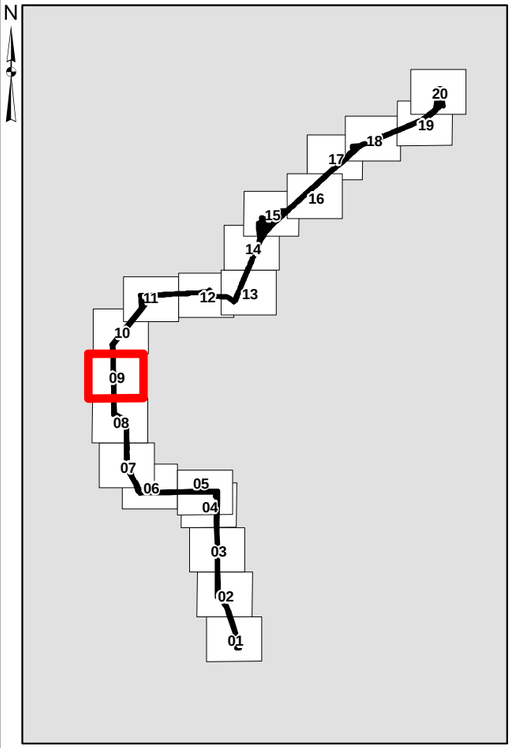
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

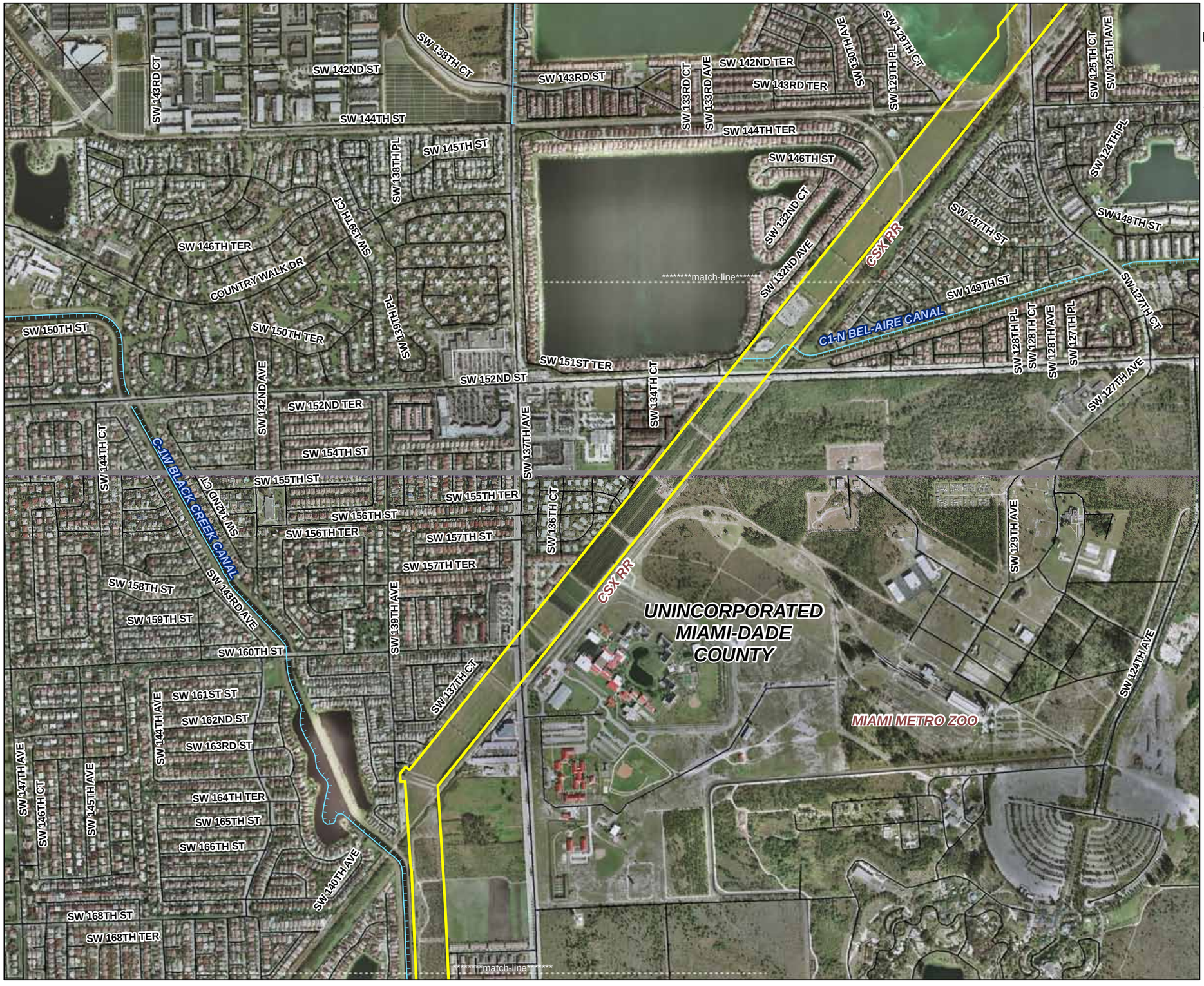
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST PREFERRED CORRIDOR
SHEET 09 OF 20

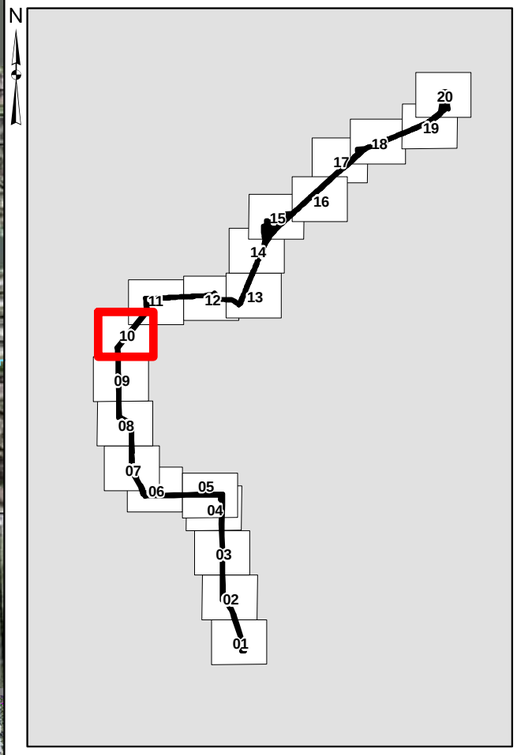
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

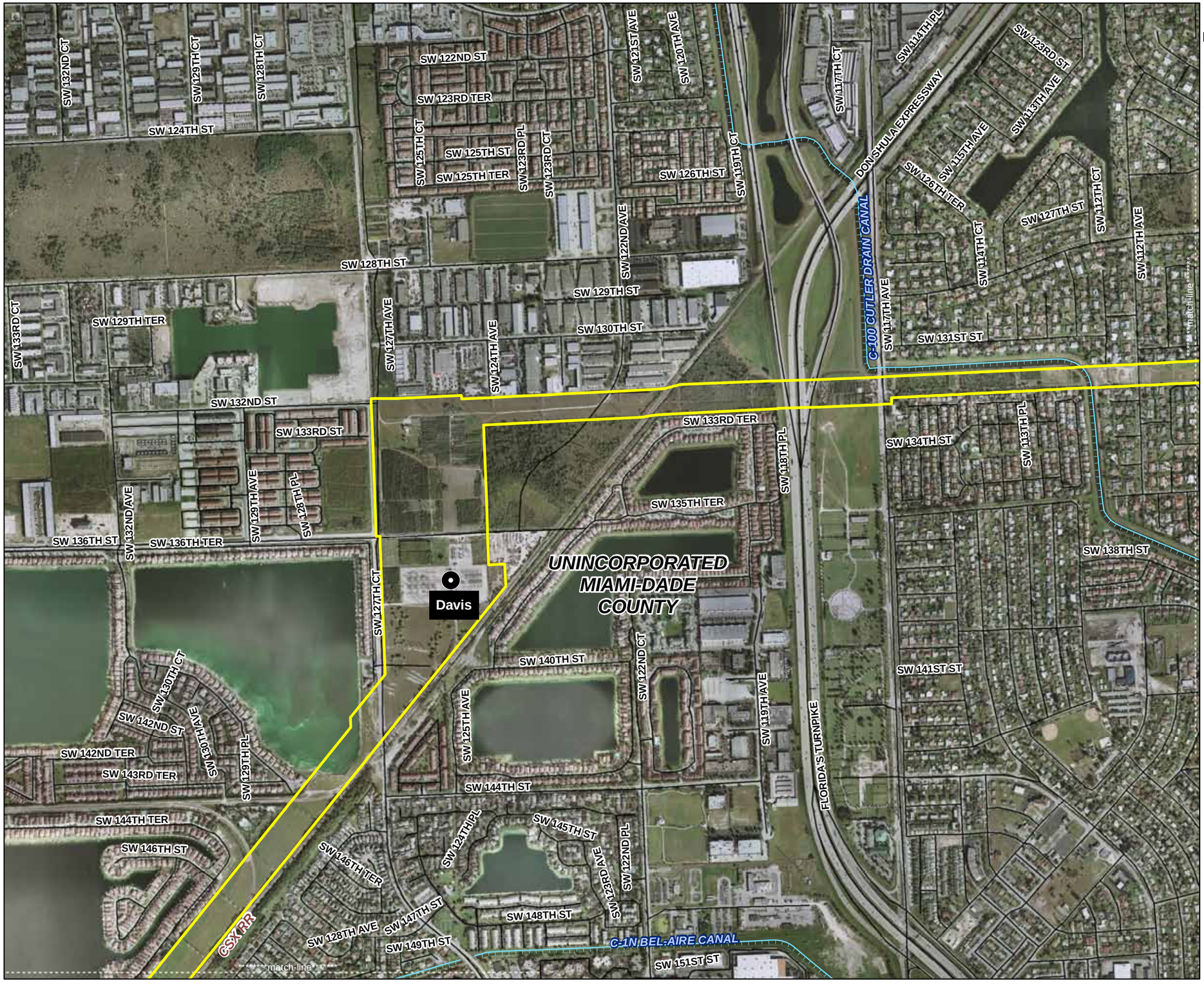
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 10 OF 20

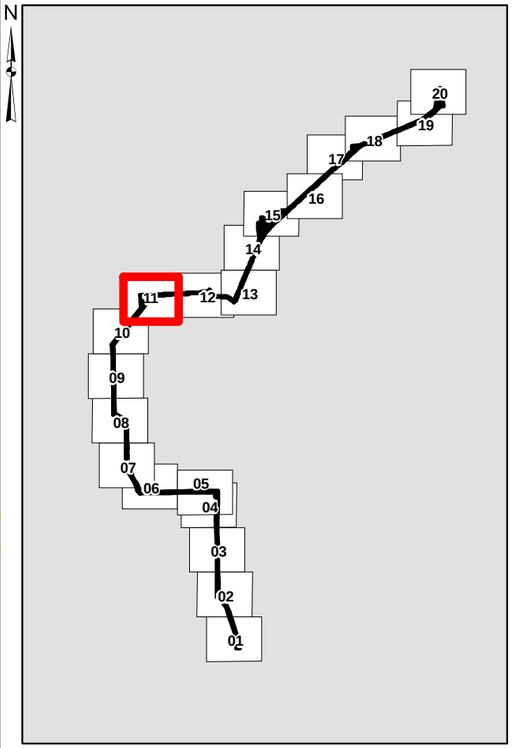
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

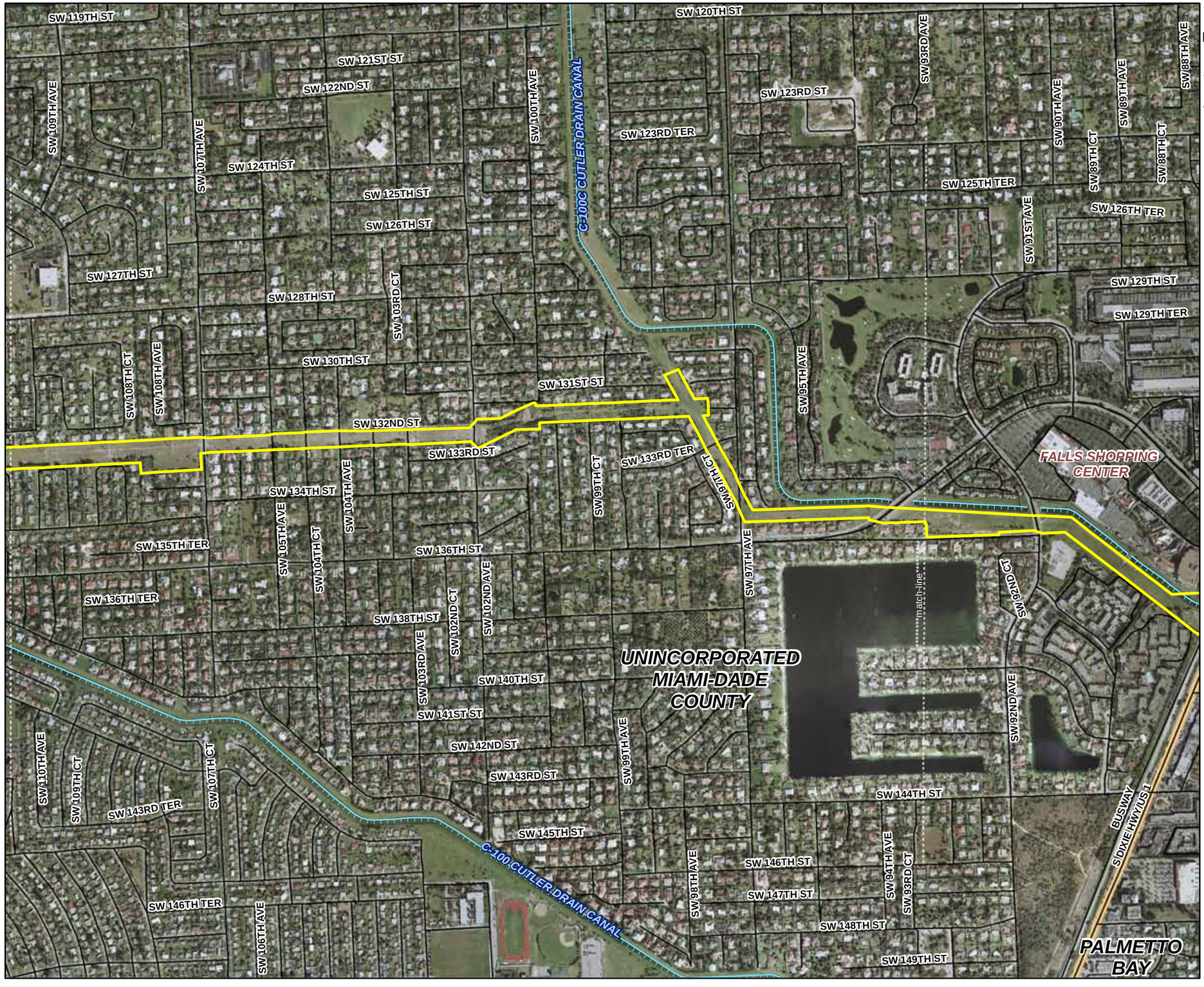
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 11 OF 20

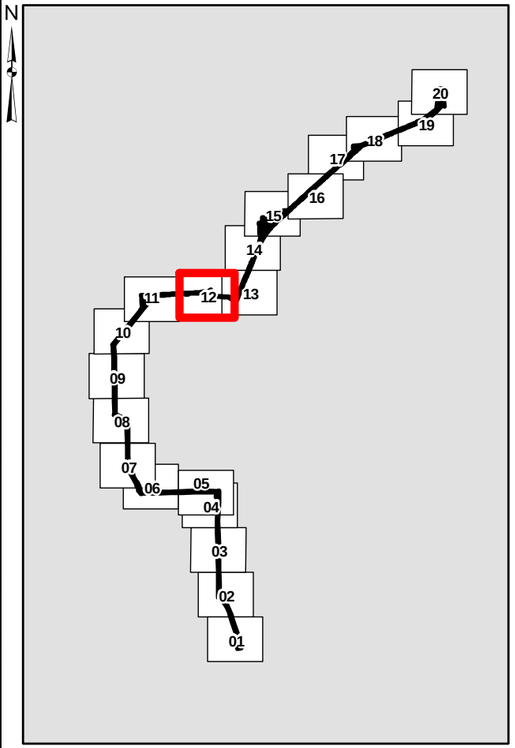
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

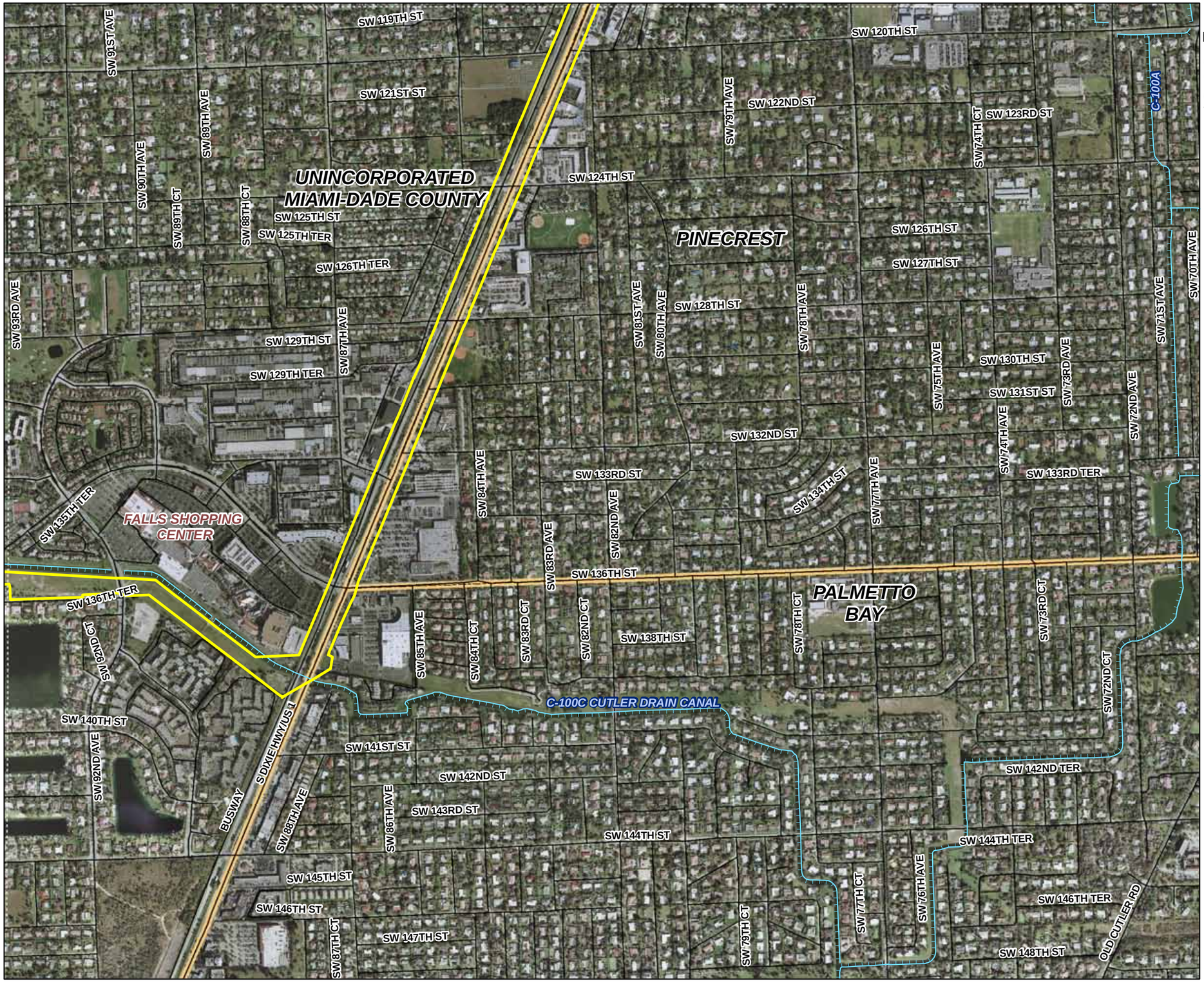
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 12 OF 20

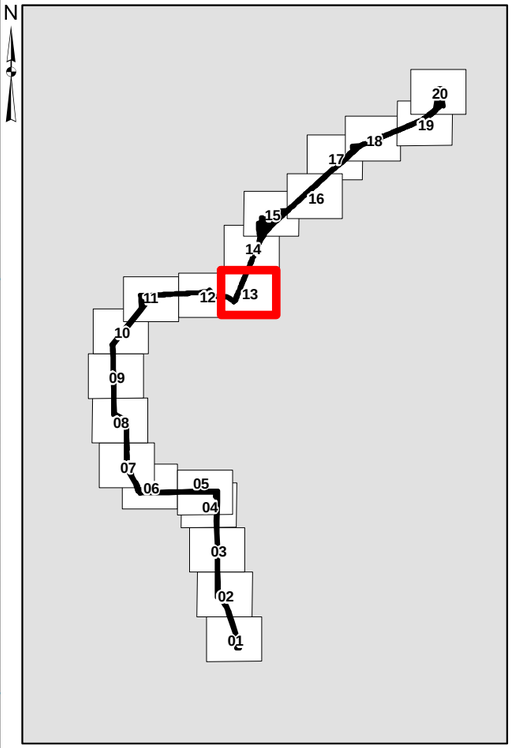
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

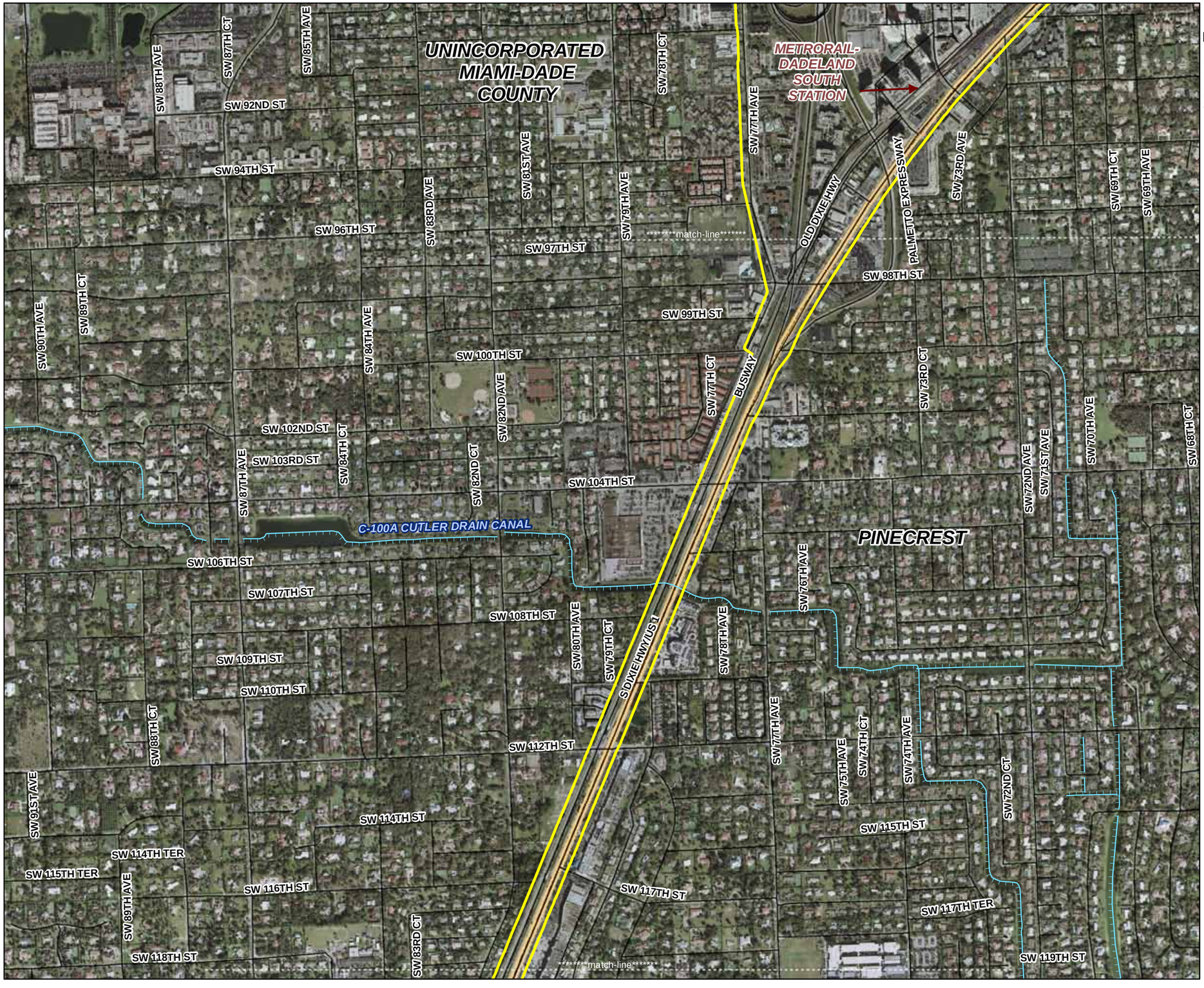
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST PREFERRED CORRIDOR
SHEET 13 OF 20

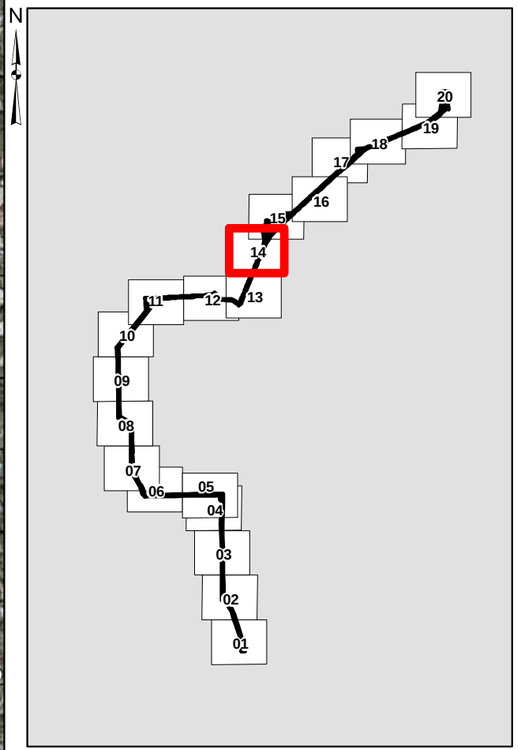
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

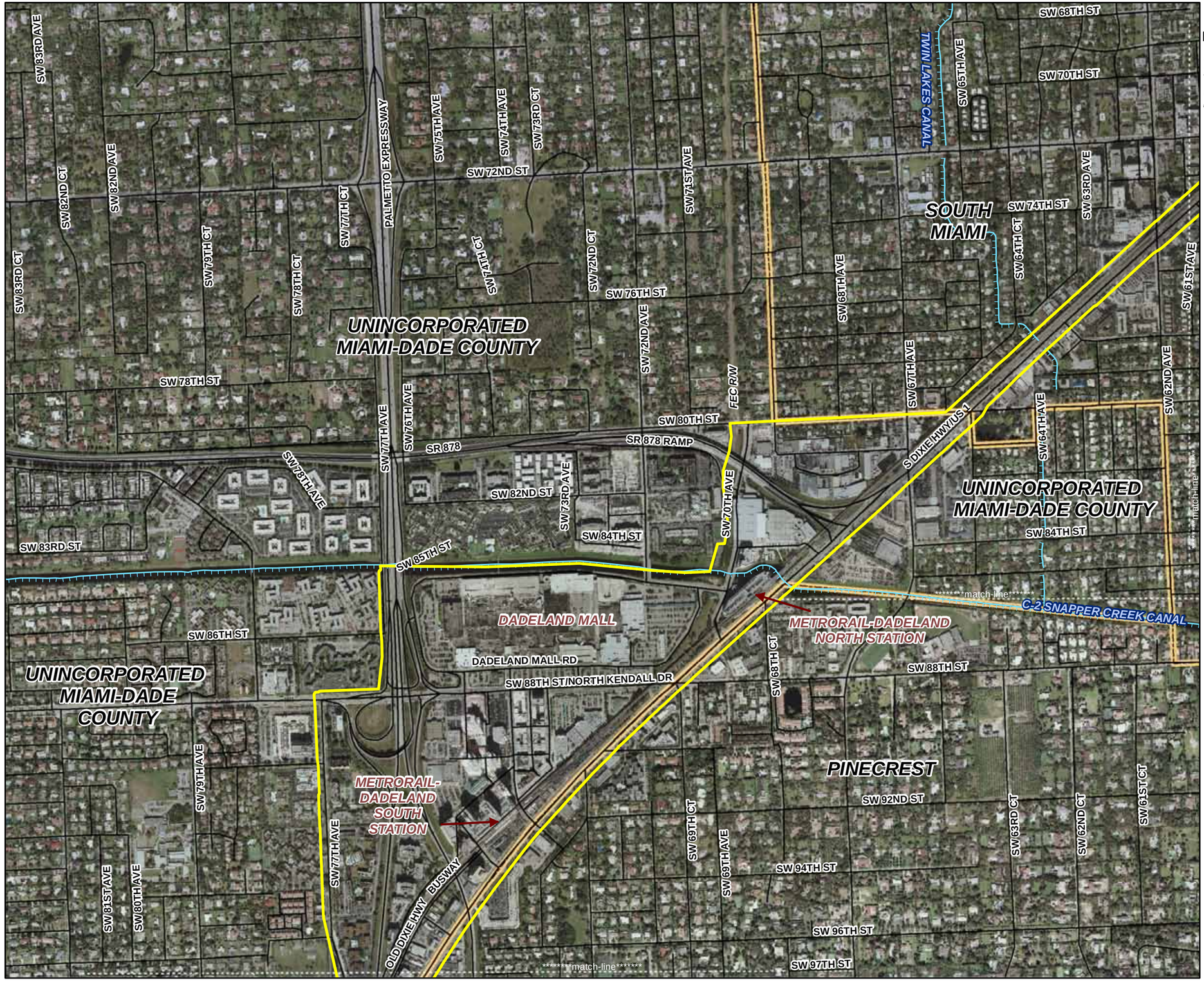
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 14 OF 20

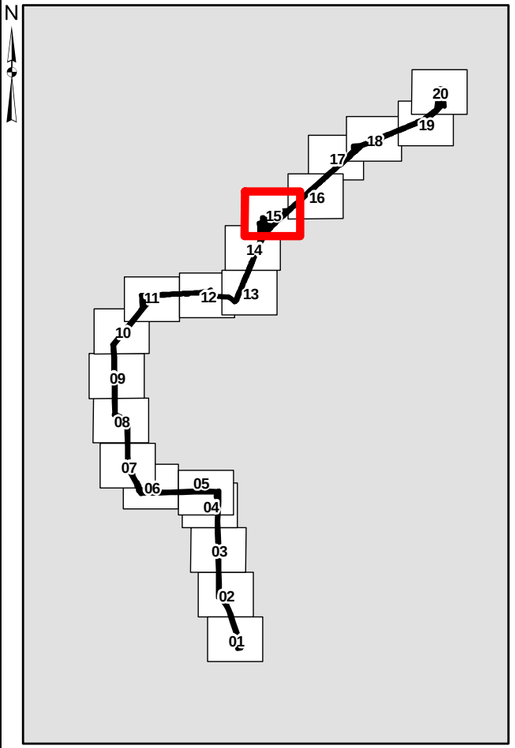
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

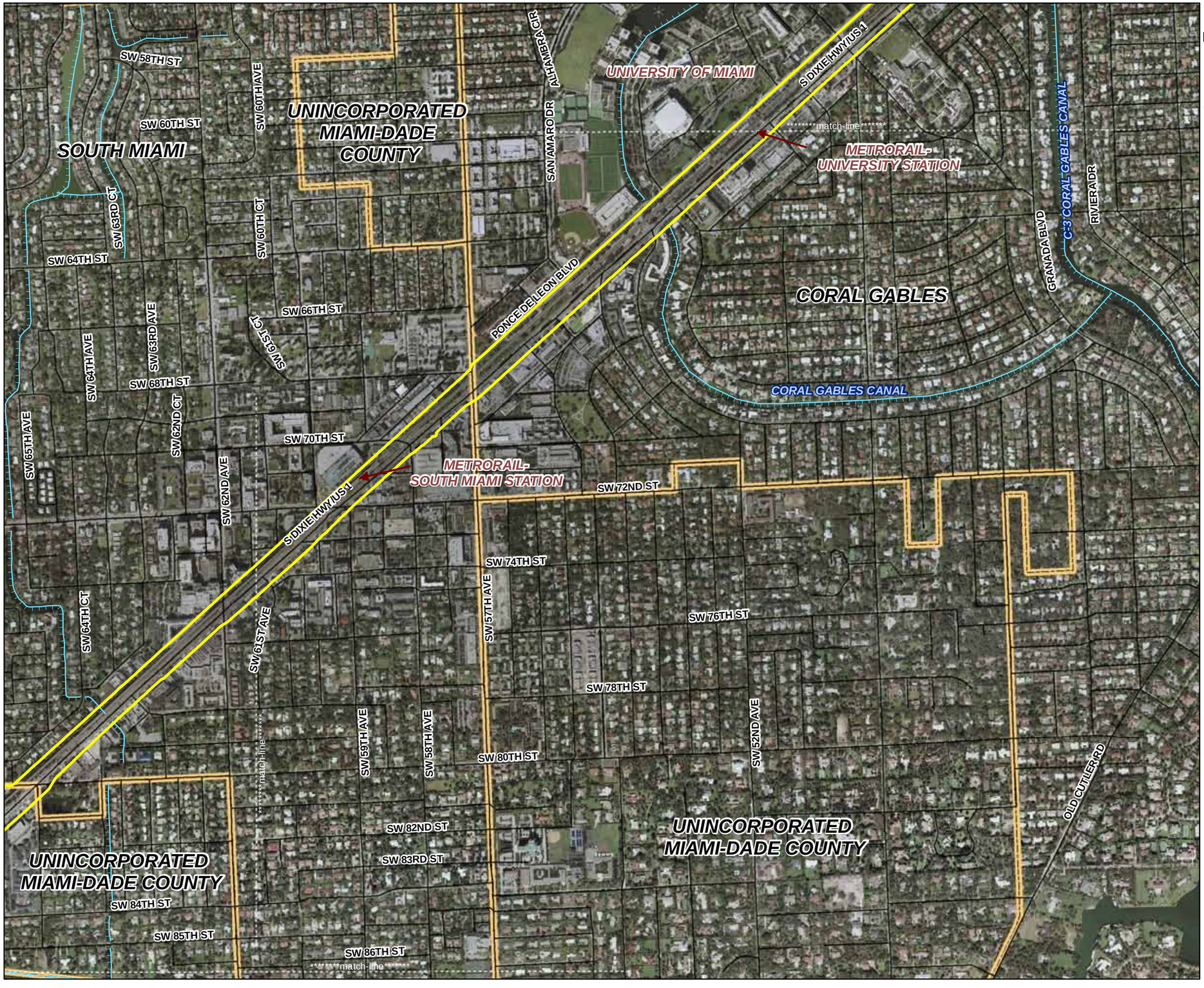
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST PREFERRED CORRIDOR
SHEET 15 OF 20

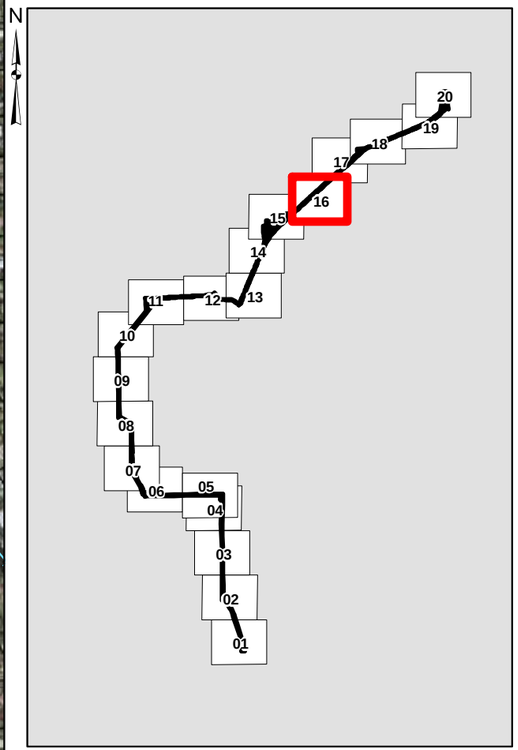
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

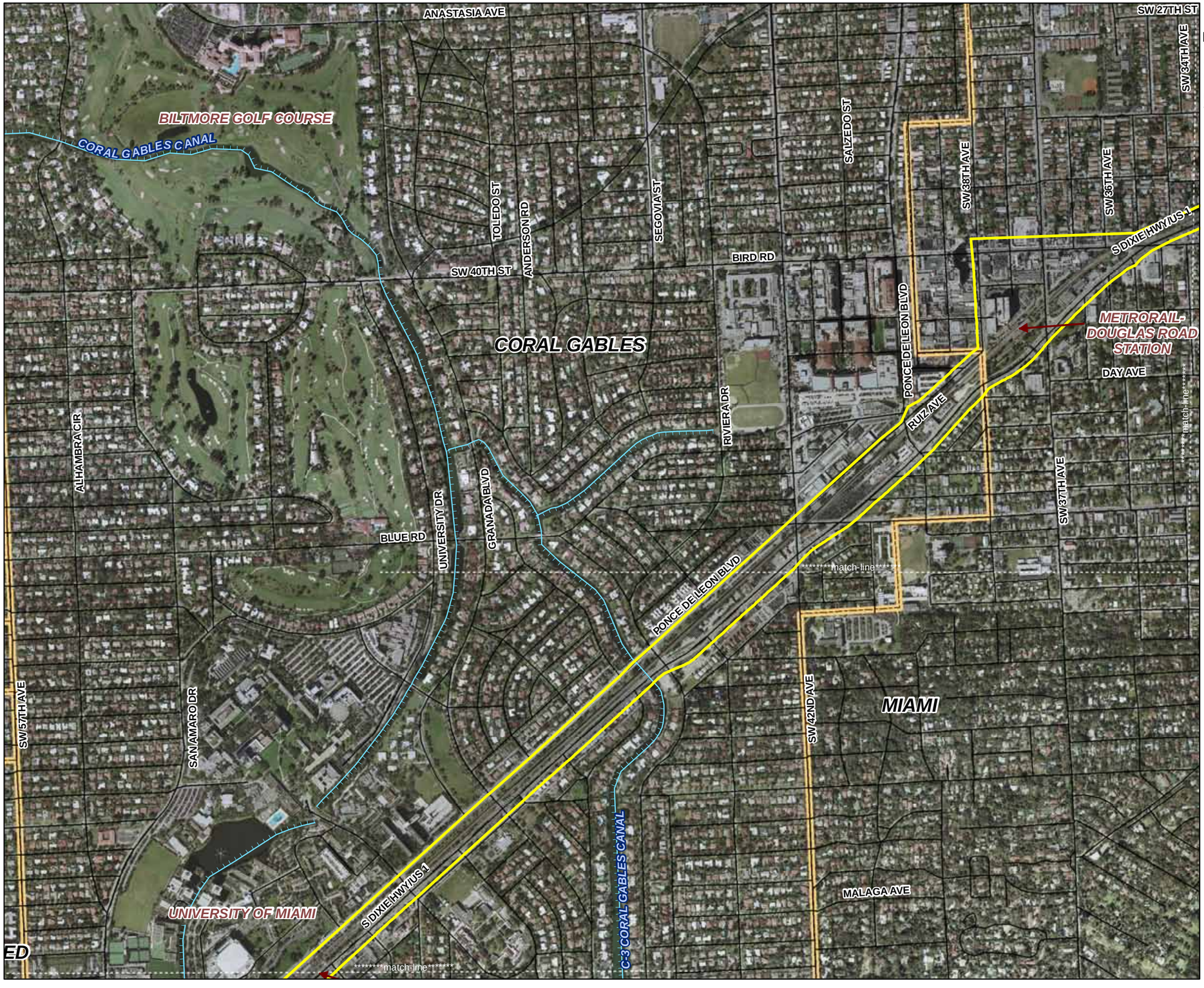
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 16 OF 20

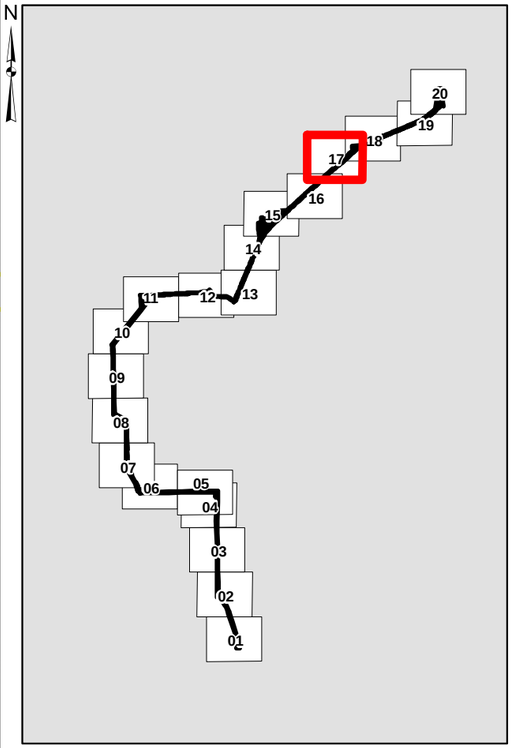
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

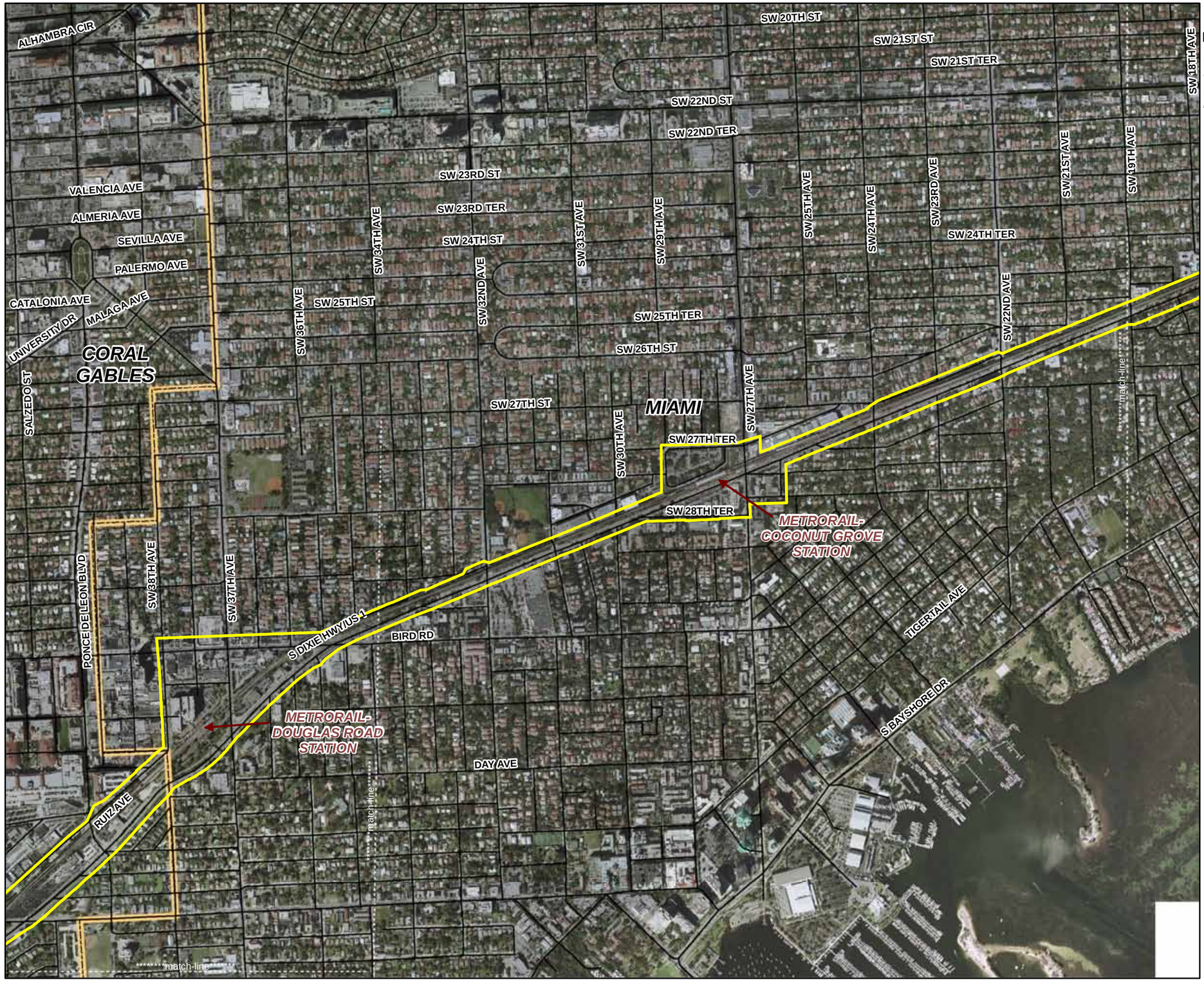
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 17 OF 20

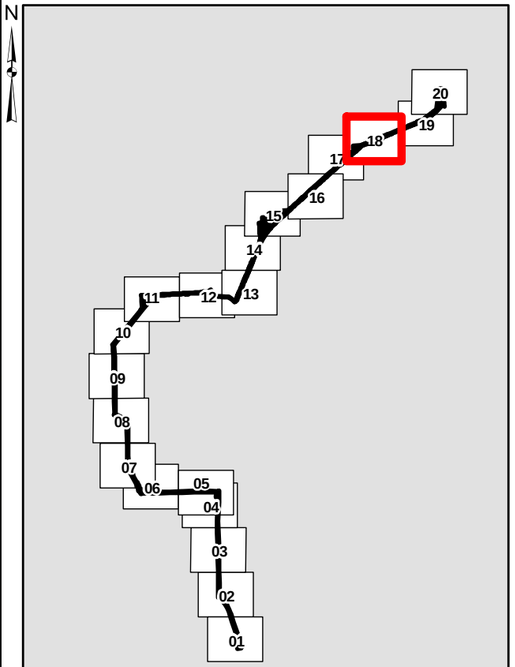
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

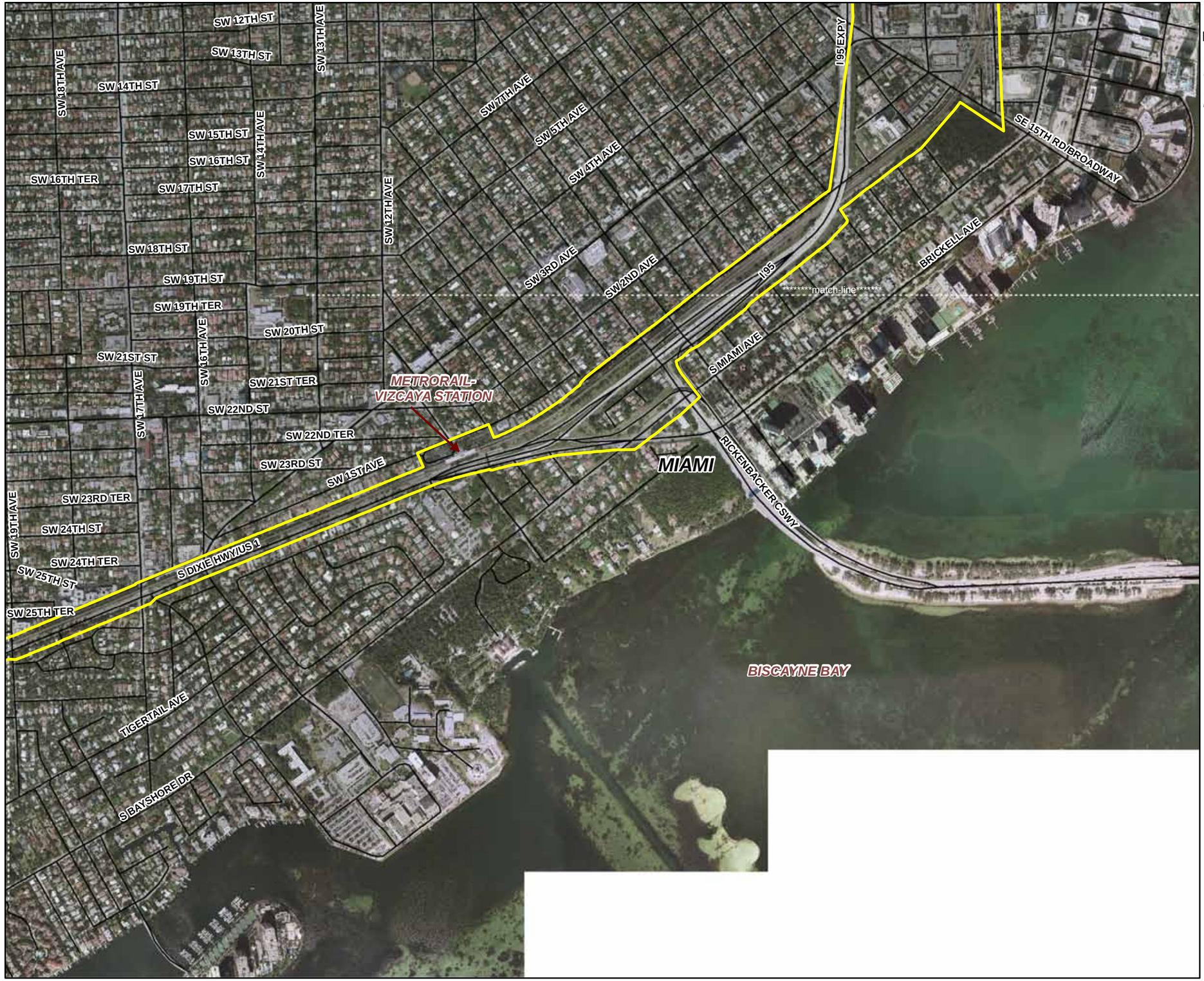
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST PREFERRED CORRIDOR
SHEET 18 OF 20

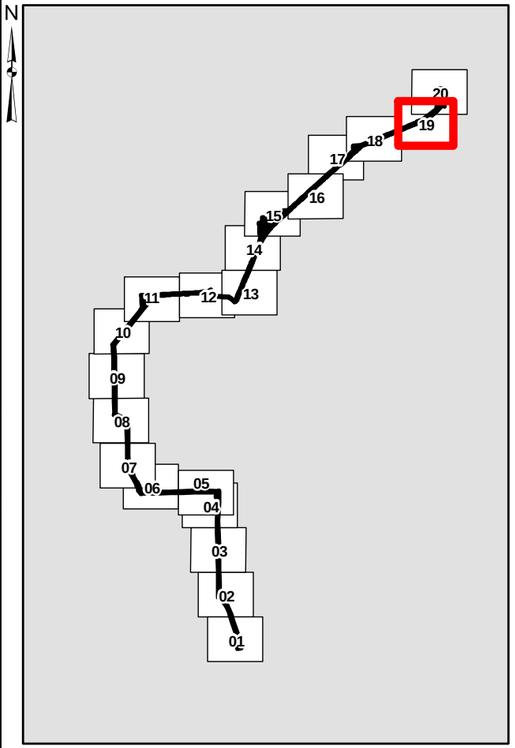
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

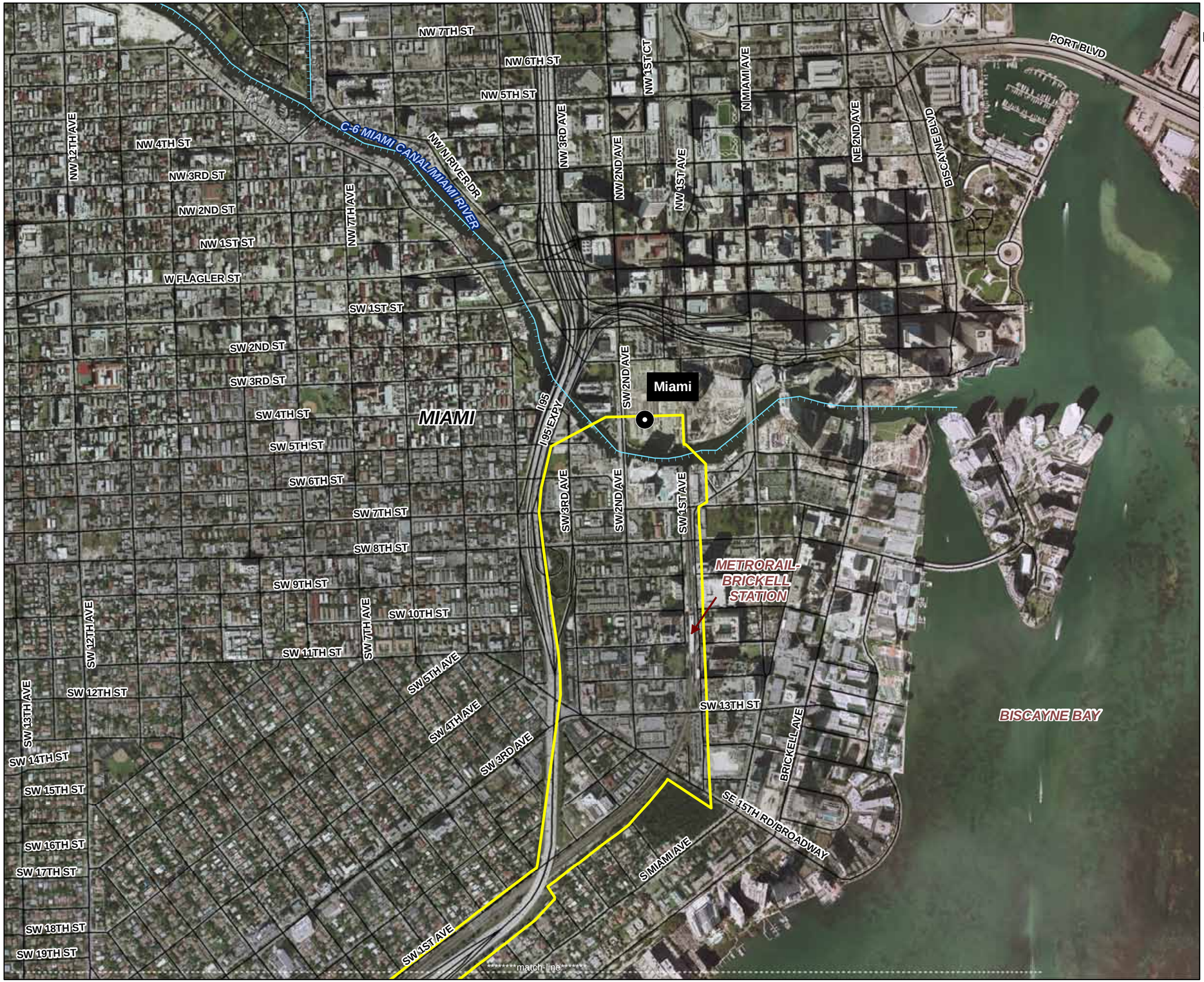
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST
PREFERRED CORRIDOR
SHEET 19 OF 20

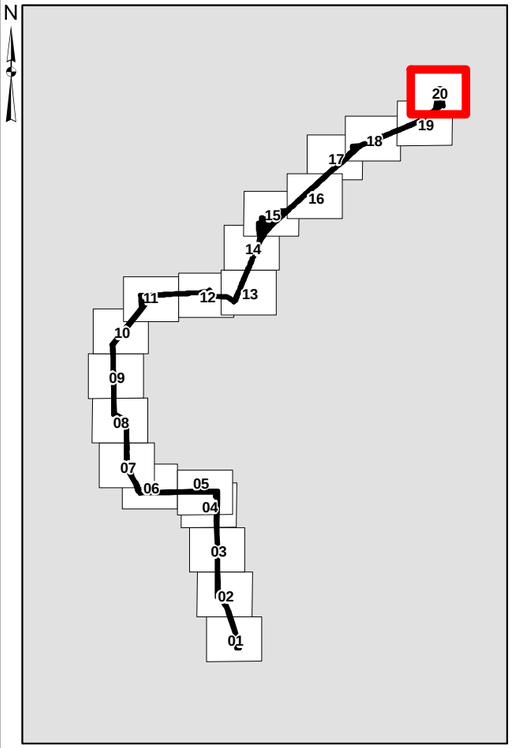
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE
E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Canals
- Streets
- East Preferred Corridor
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

USDA/NRCS, 2007; Miami-Dade County, 2007, 2008.

0 500 1,000 2,000 Feet

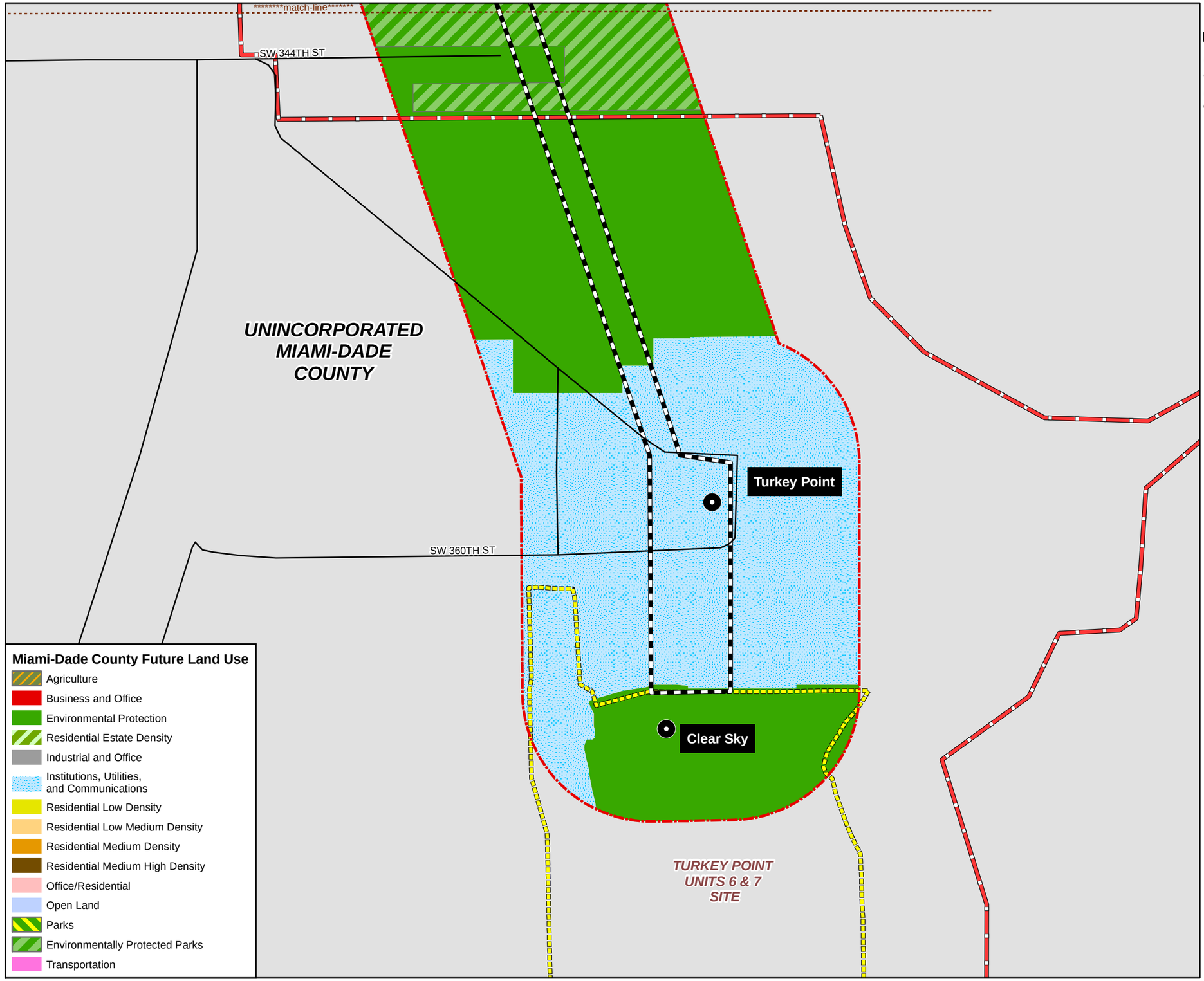
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
AERIAL PHOTOGRAPH OF EAST PREFERRED CORRIDOR
SHEET 20 OF 20

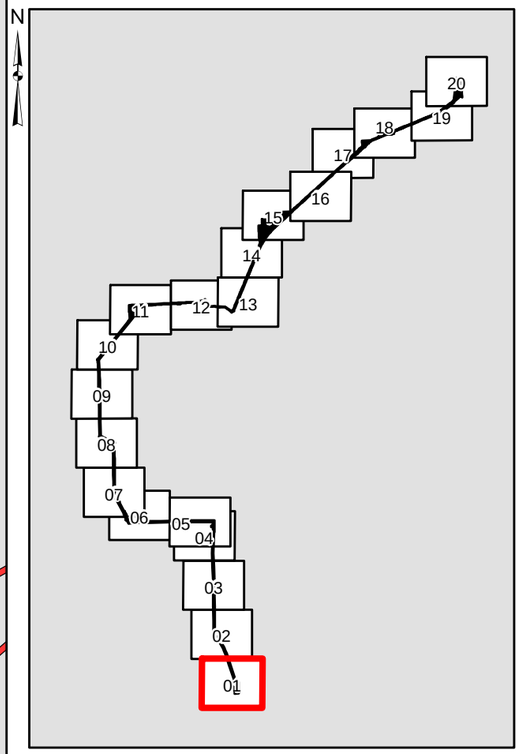
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-1



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

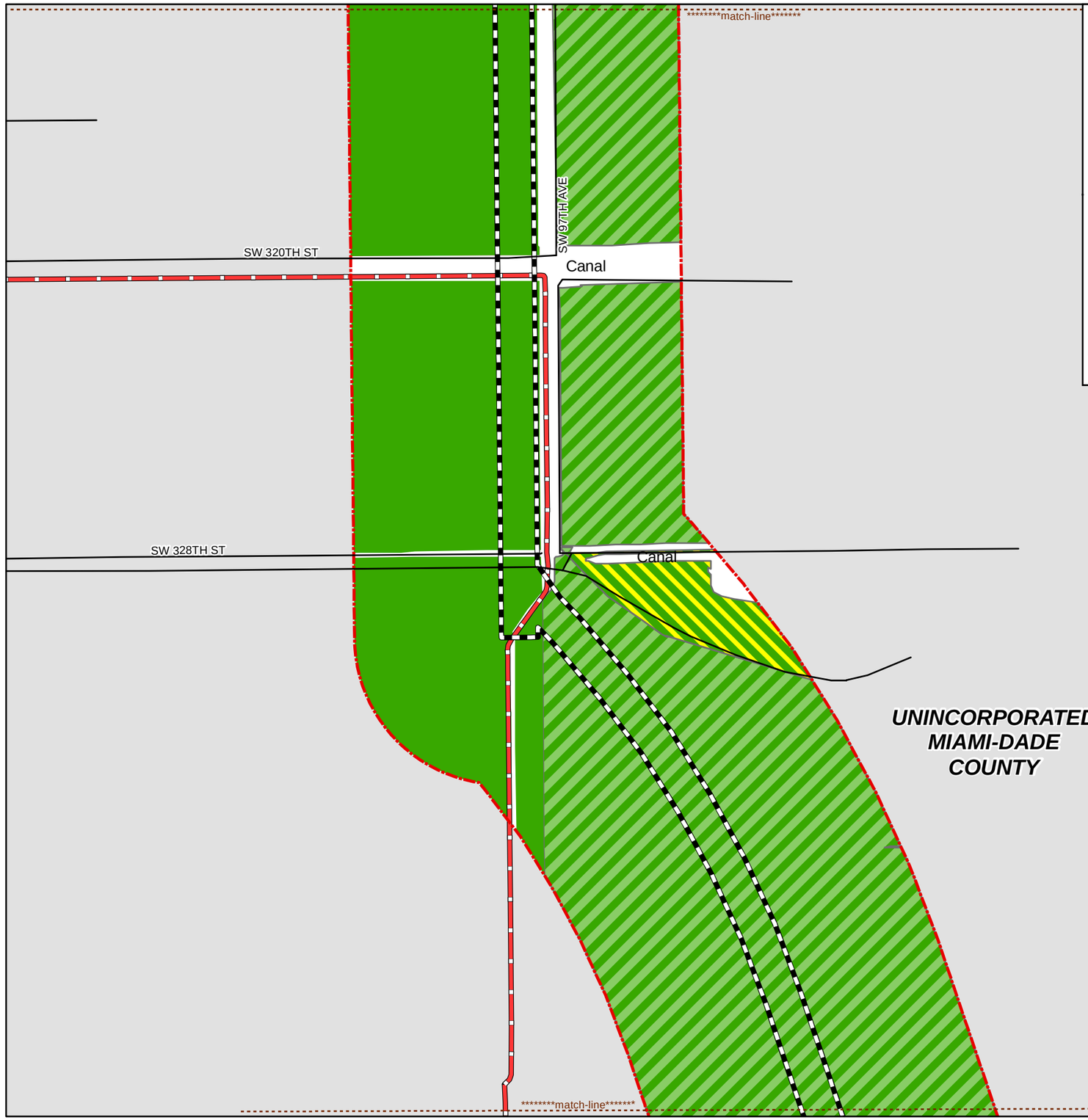
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 01 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

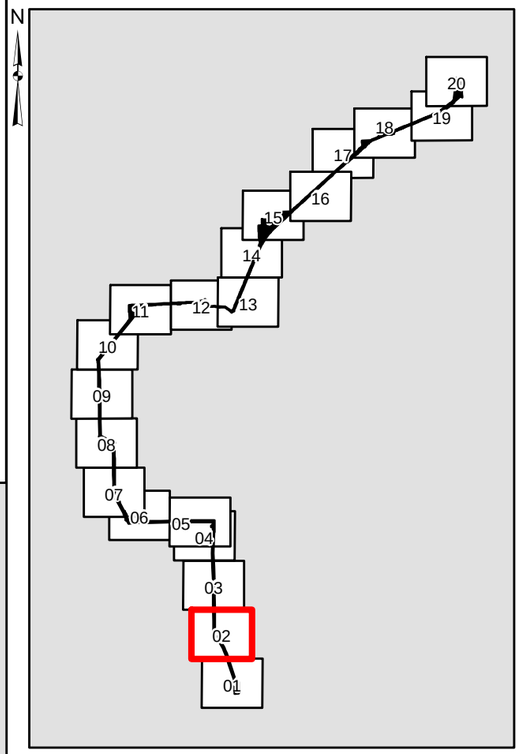
FIGURE E9.1.0-2



Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

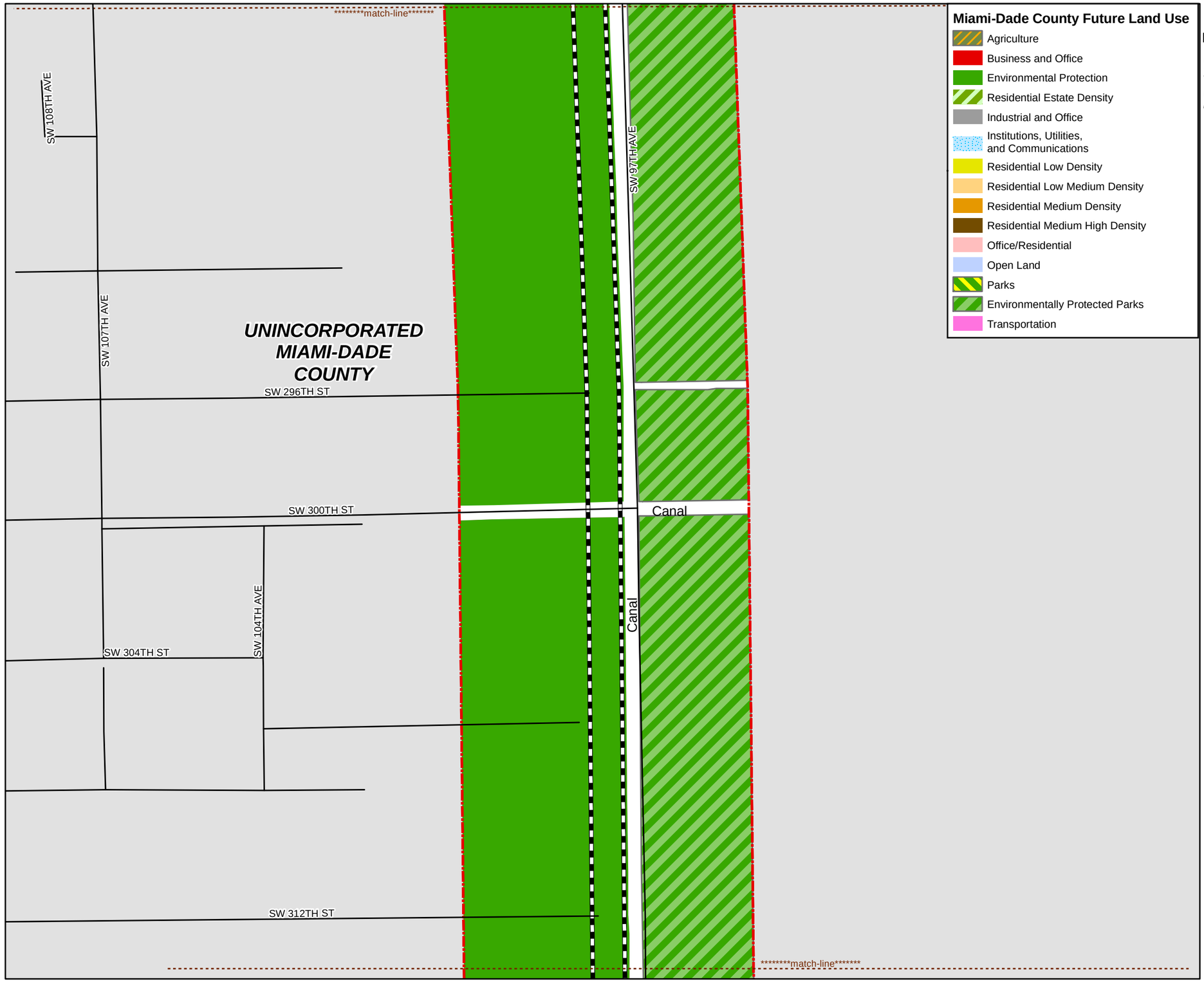
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 02 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

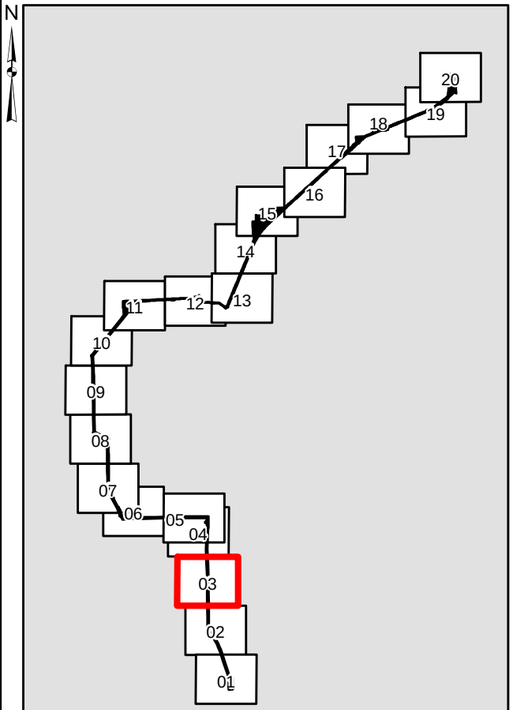
FIGURE E9.1.0-2



Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

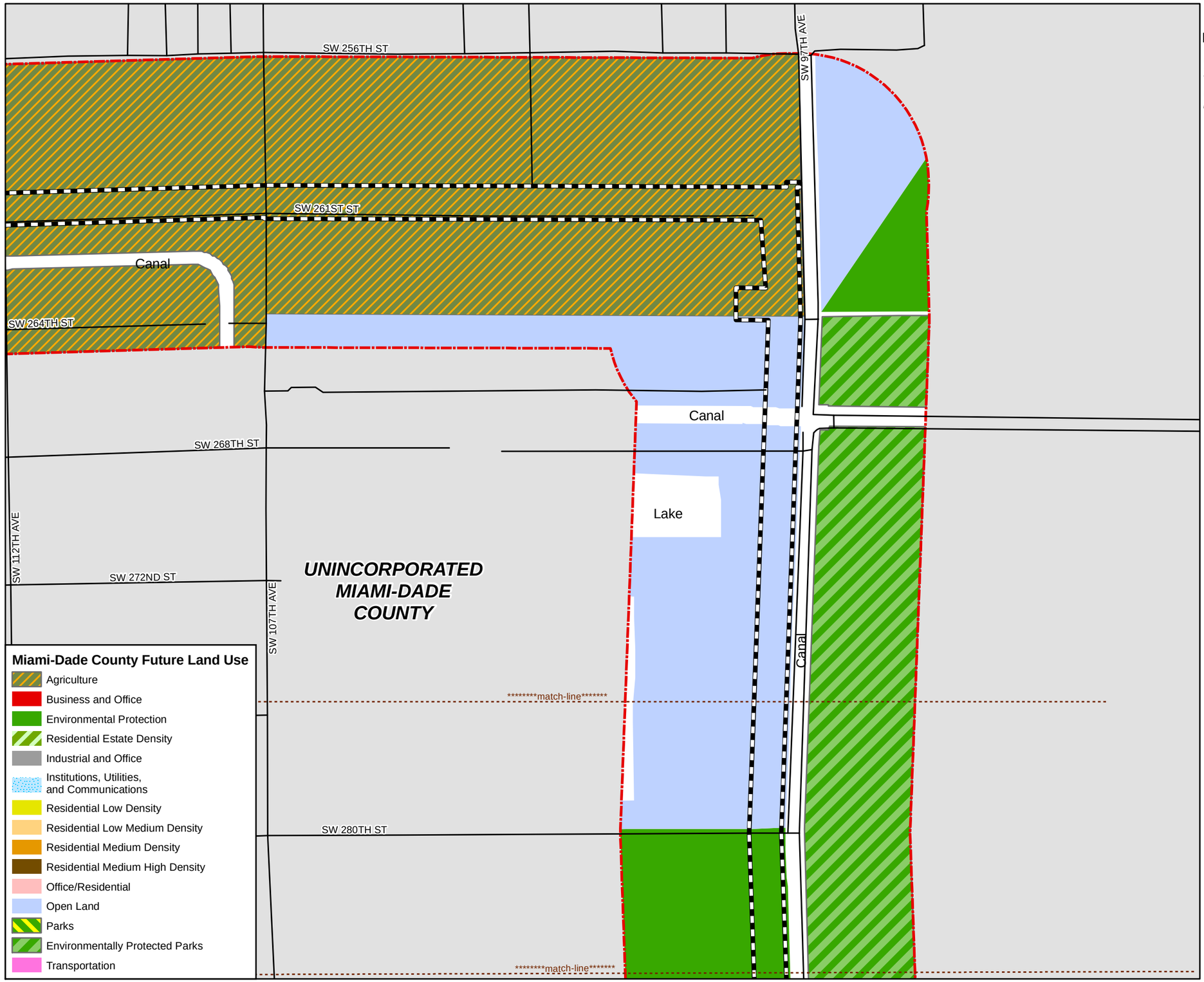
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 03 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

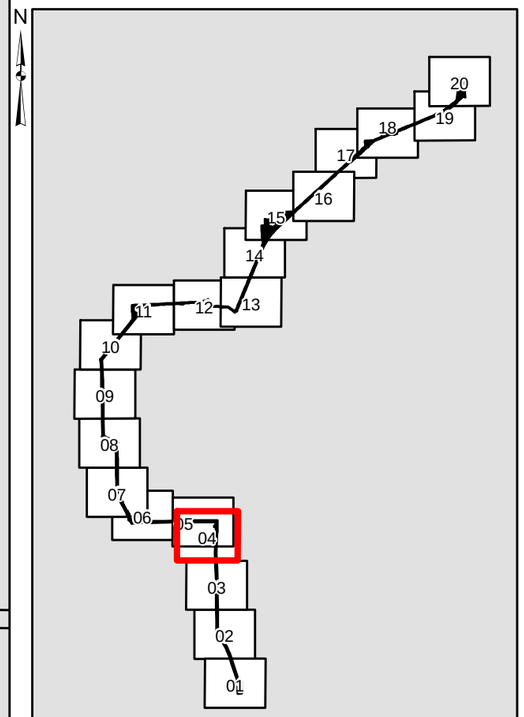
FIGURE E9.1.0-2



Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

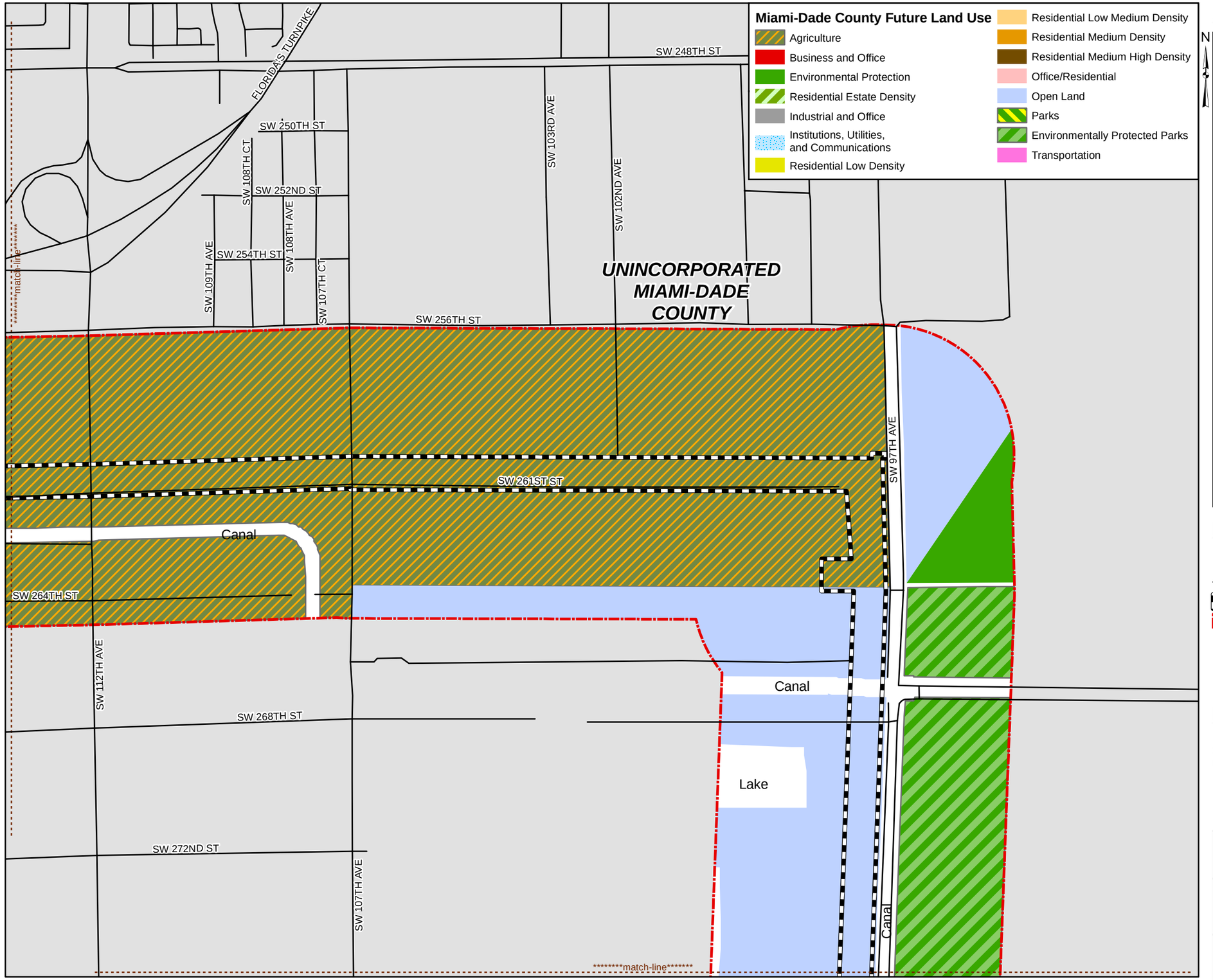
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 04 OF 20

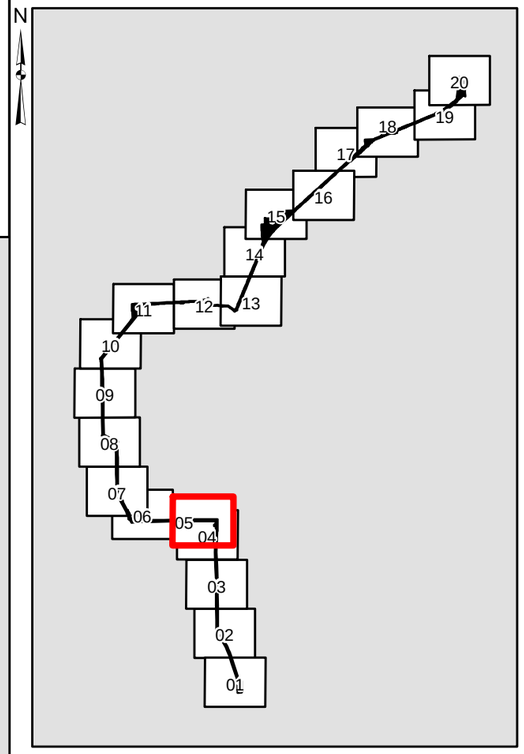
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

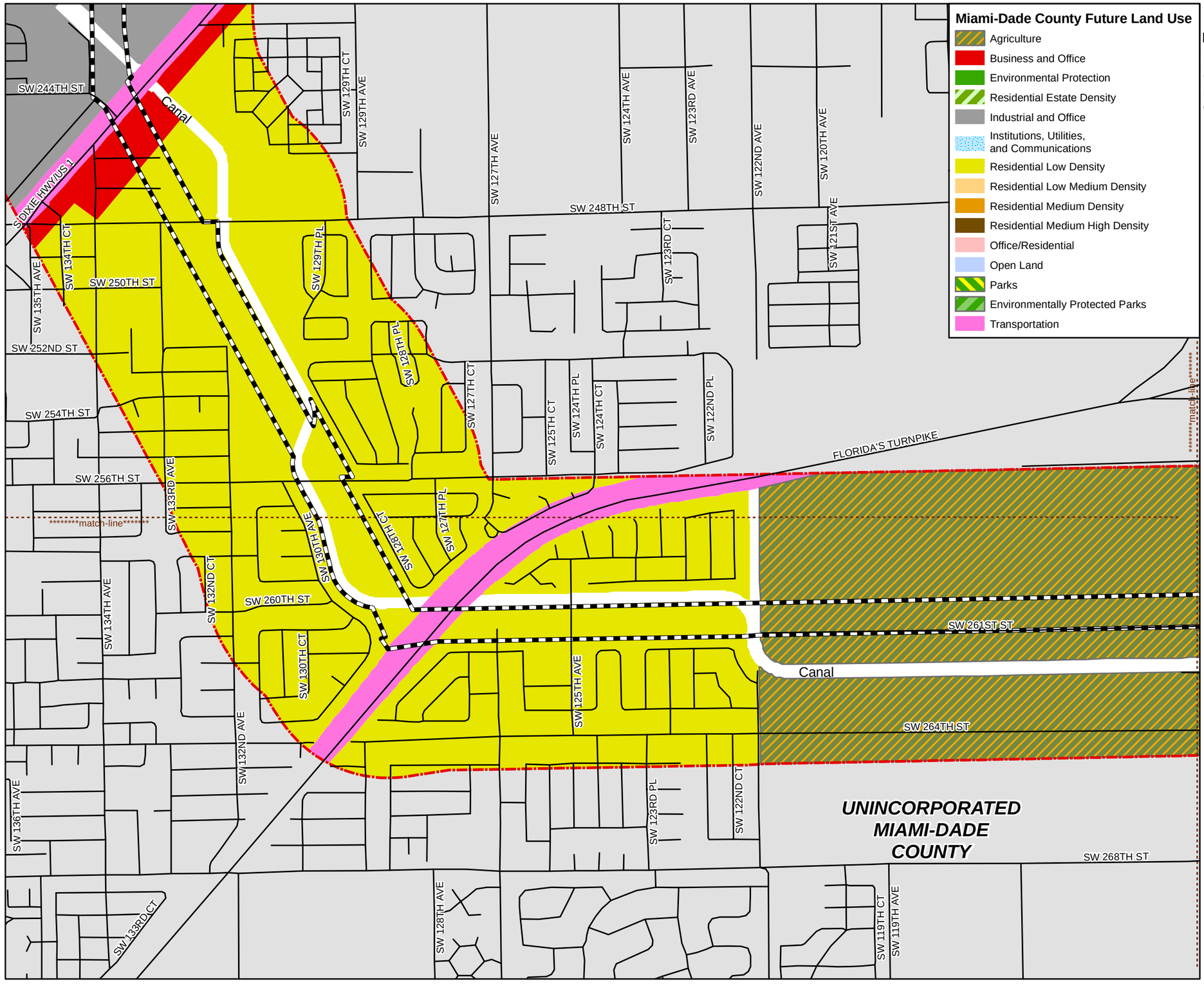
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 05 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

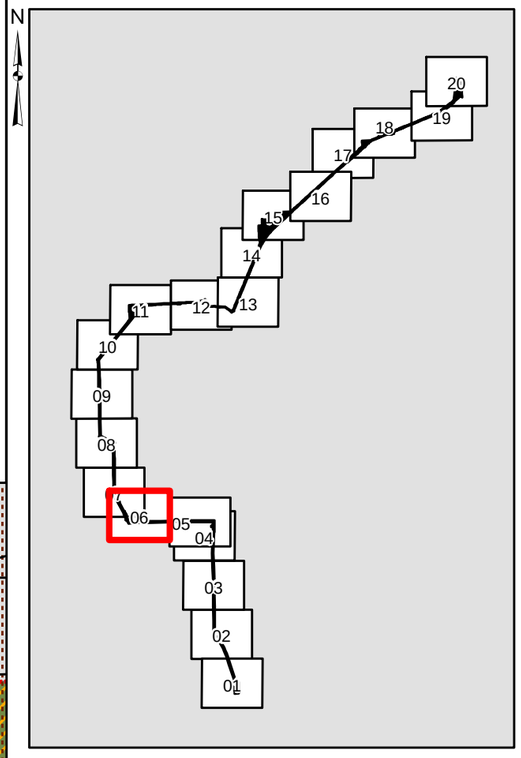
FIGURE E9.1.0-2



Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

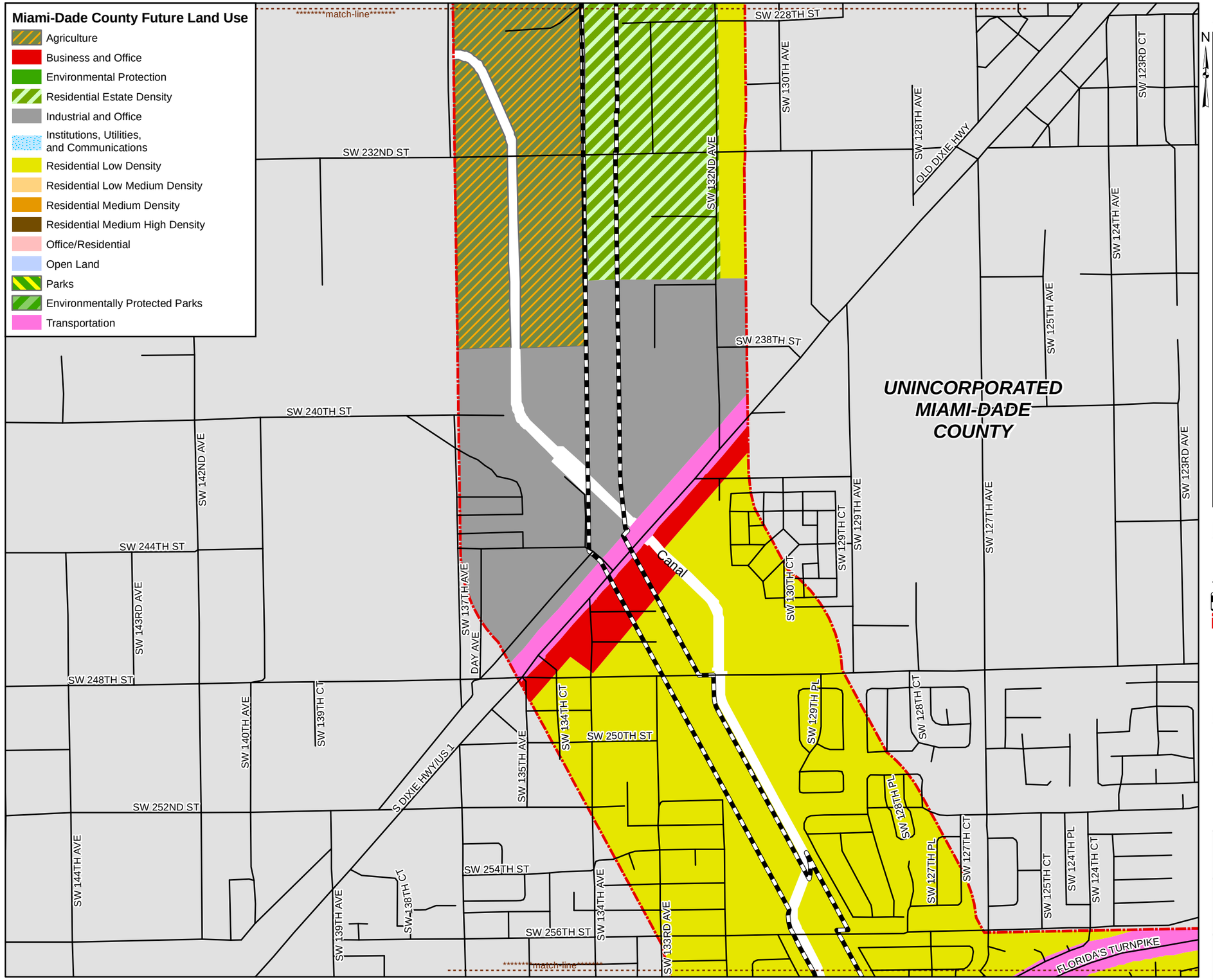
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 06 OF 20

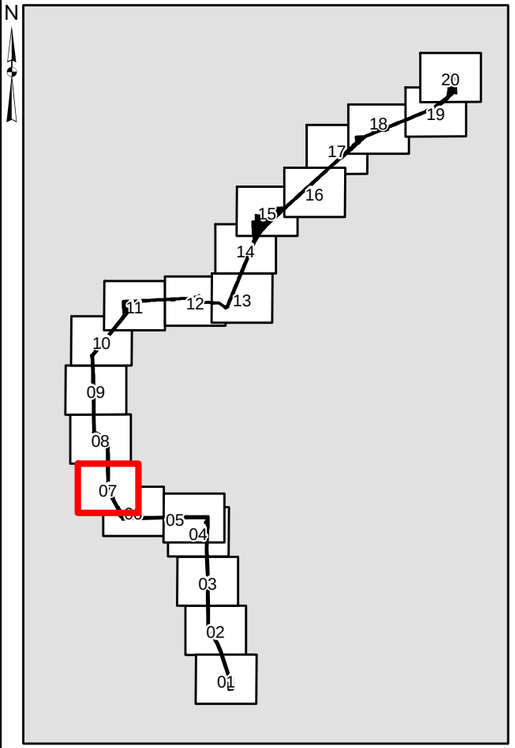
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

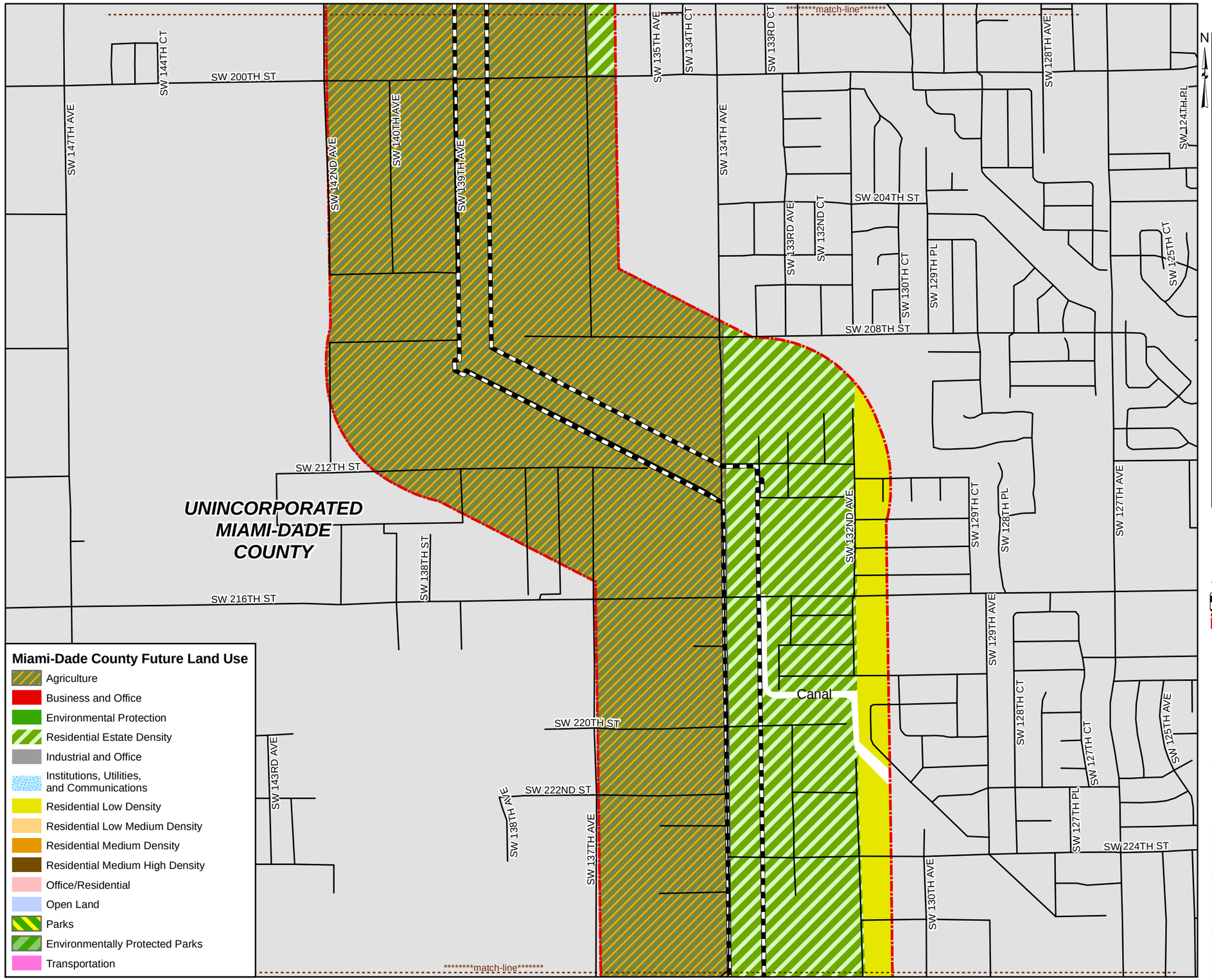
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 07 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

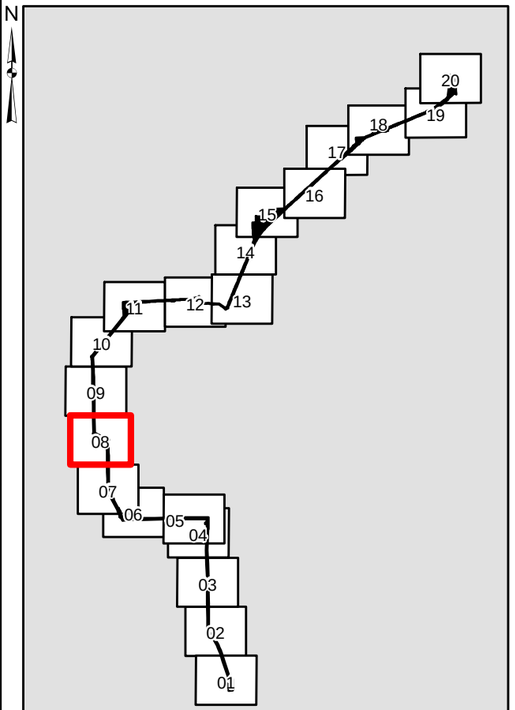
FIGURE E9.1.0-2



Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

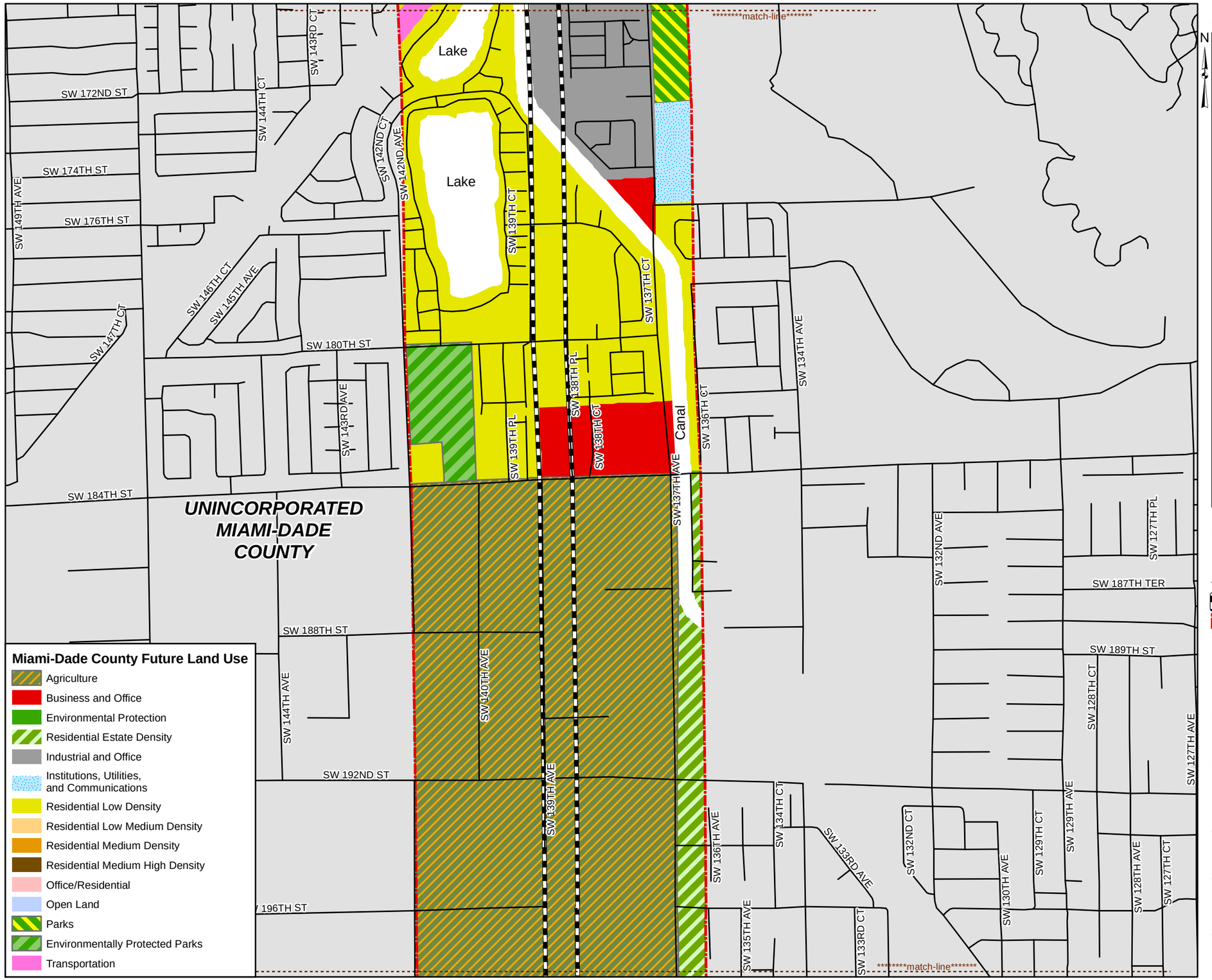
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 08 OF 20

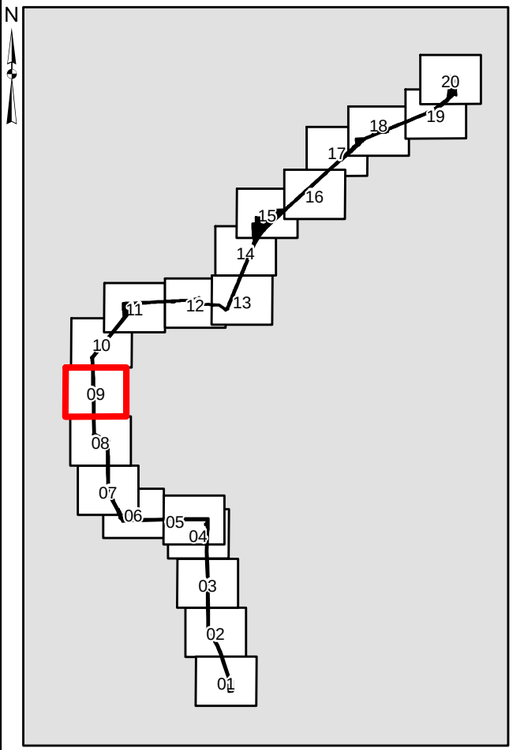
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

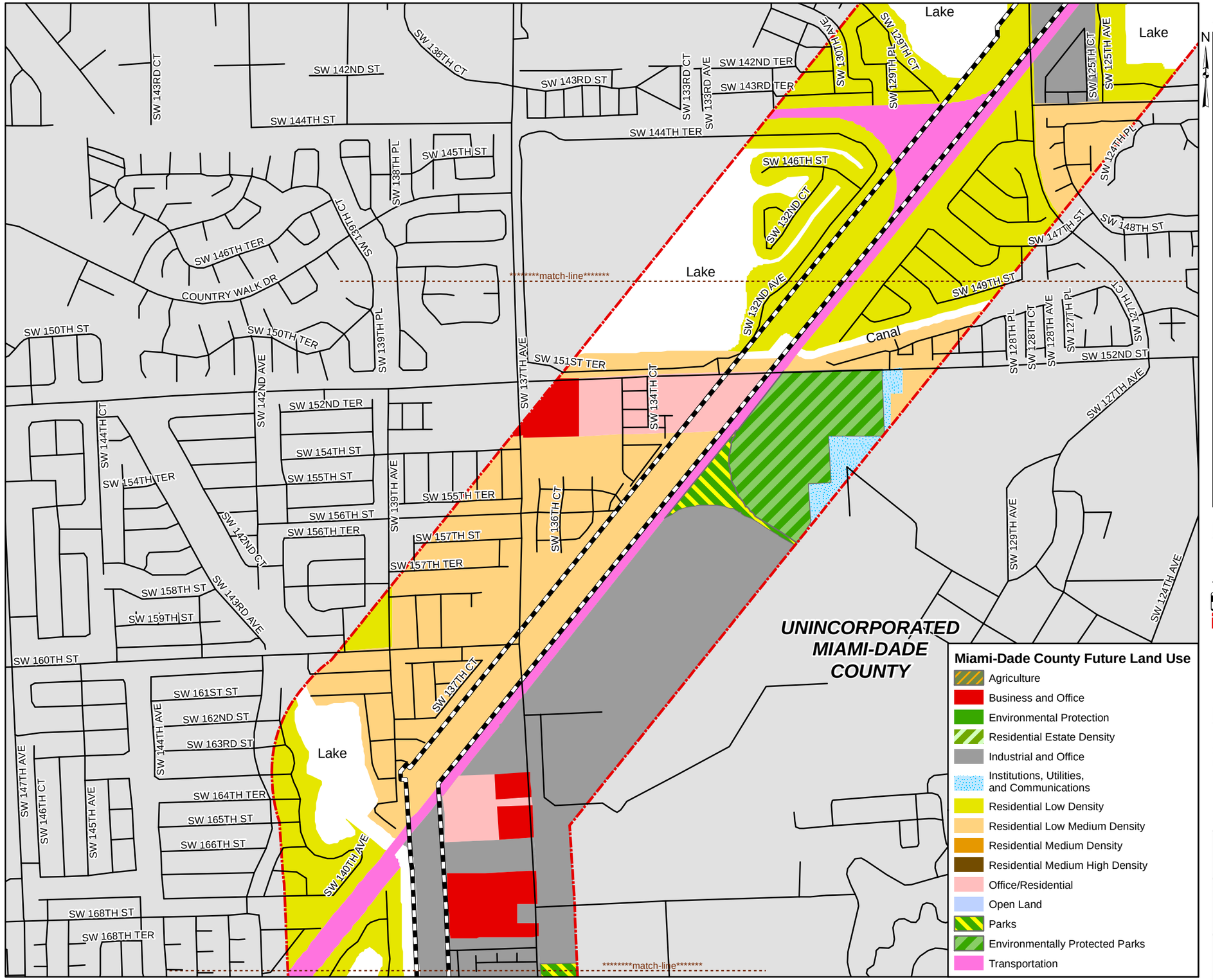
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 09 OF 20

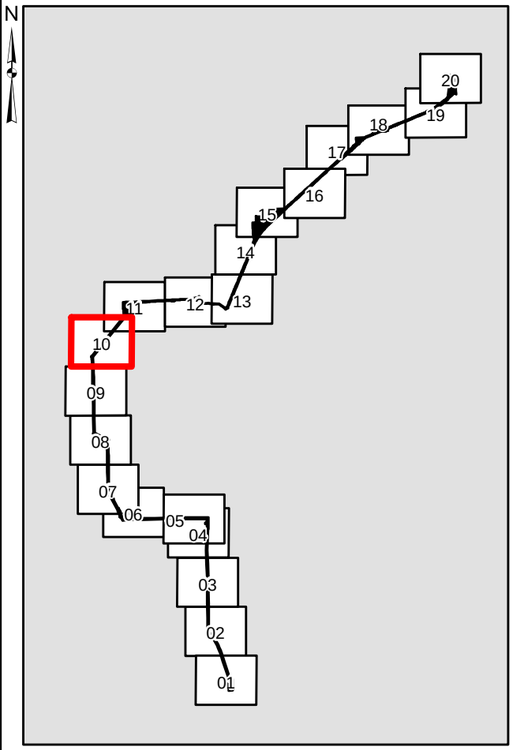
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

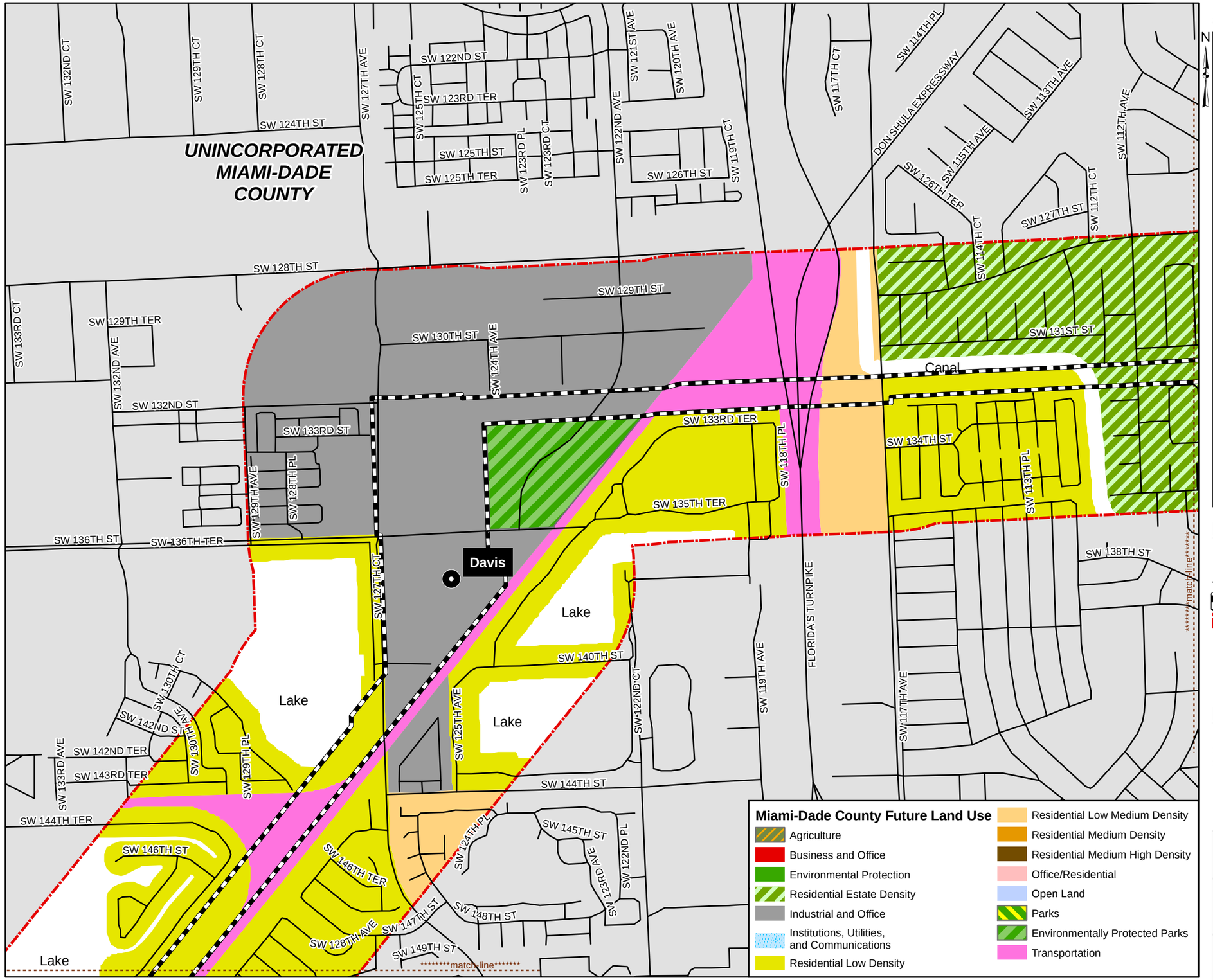
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 10 OF 20

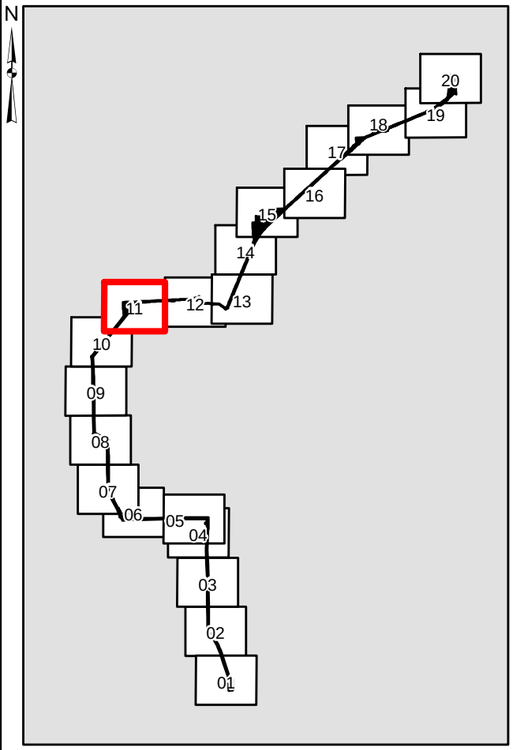
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/13/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 11 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-2

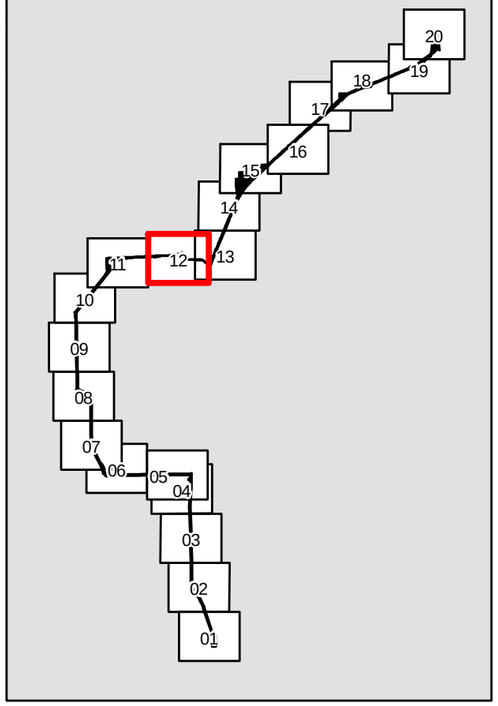
Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

SW 120TH ST
SW 123RD ST
SW 123RD TER
SW 125TH ST
SW 125TH TER
SW 126TH ST
SW 126TH TER
SW 127TH ST
SW 128TH ST
SW 129TH ST
SW 129TH TER
SW 130TH ST
SW 131ST ST
SW 132ND ST
SW 133RD ST
SW 133RD TER
SW 134TH ST
SW 135TH TER
SW 136TH ST
SW 136TH TER
SW 138TH ST
SW 140TH ST
SW 141ST ST
SW 142ND ST
SW 143RD ST
SW 143RD TER
SW 144TH ST
SW 145TH ST
SW 146TH ST
SW 146TH TER
SW 147TH ST
SW 148TH ST
SW 149TH ST
SW 100TH AVE
SW 103RD CT
SW 105TH AVE
SW 108TH AVE
SW 108TH CT
SW 104TH AVE
SW 103RD AVE
SW 102ND CT
SW 102ND AVE
SW 99TH AVE
SW 99TH CT
SW 95TH AVE
SW 91ST AVE
SW 93RD AVE
SW 90TH AVE
SW 89TH AVE
SW 88TH AVE
SW 88TH CT
SW 89TH CT
SW 91ST TER
SW 90ND CT
SW 110TH AVE
SW 109TH CT
SW 107TH CT
SW 104TH CT
SW 106TH AVE
SW 97TH AVE
SW 94TH AVE
SW 93RD CT
SW 98TH AVE
SW 92ND AVE
SW 96TH CT
BUSWAY
S DIXIE HWY/US 1
Canal
Lake
UNINCORPORATED MIAMI-DADE COUNTY
PALMETTO BAY
*****match-line*****

AREA MAP

N



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

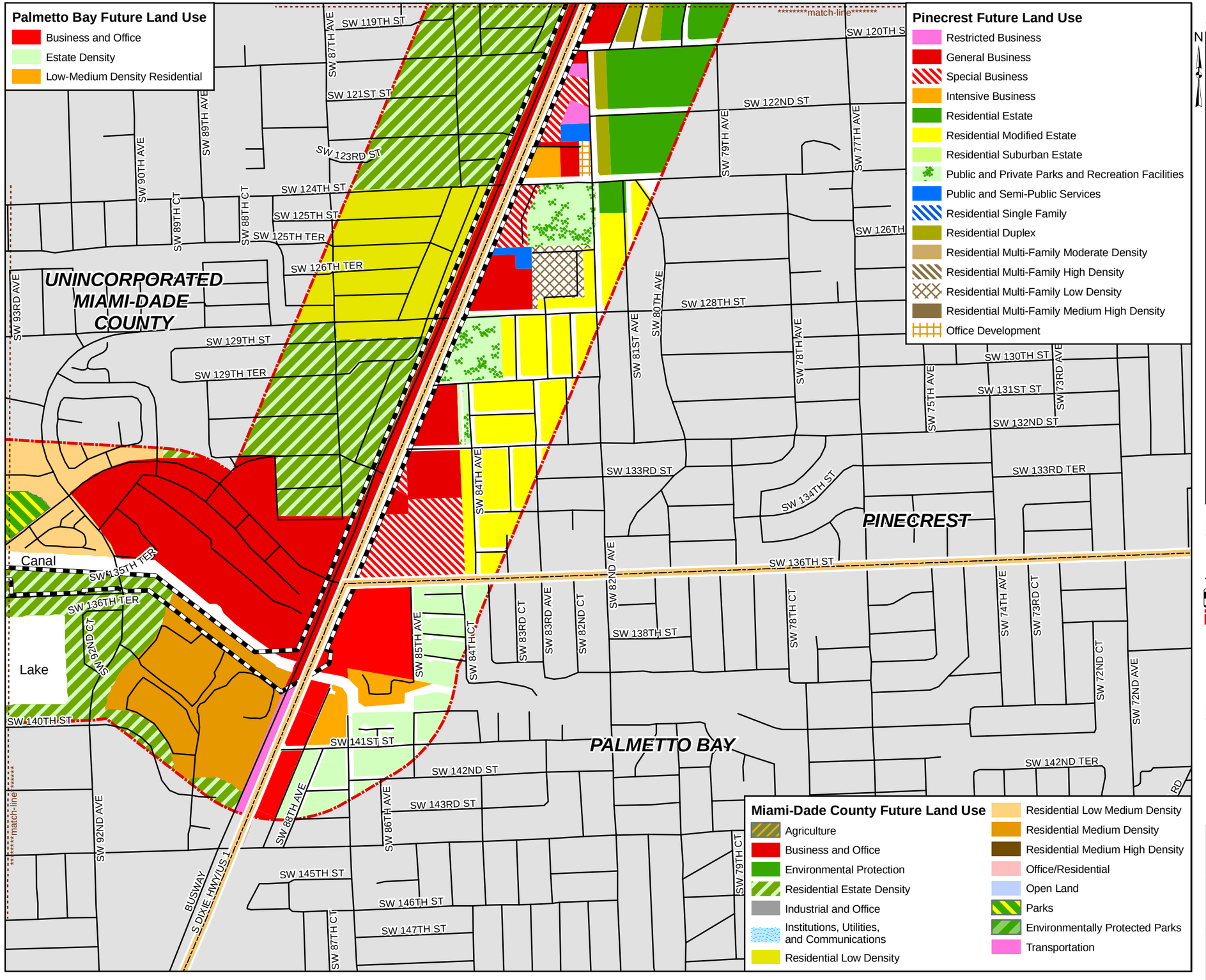
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 12 OF 20

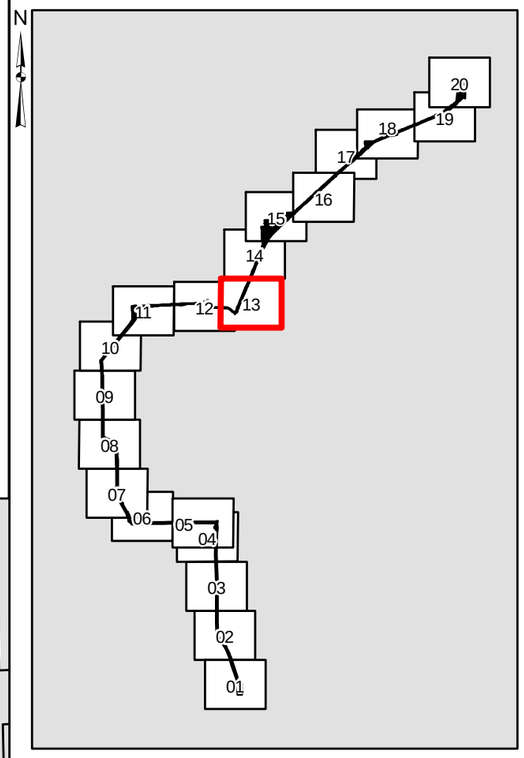
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

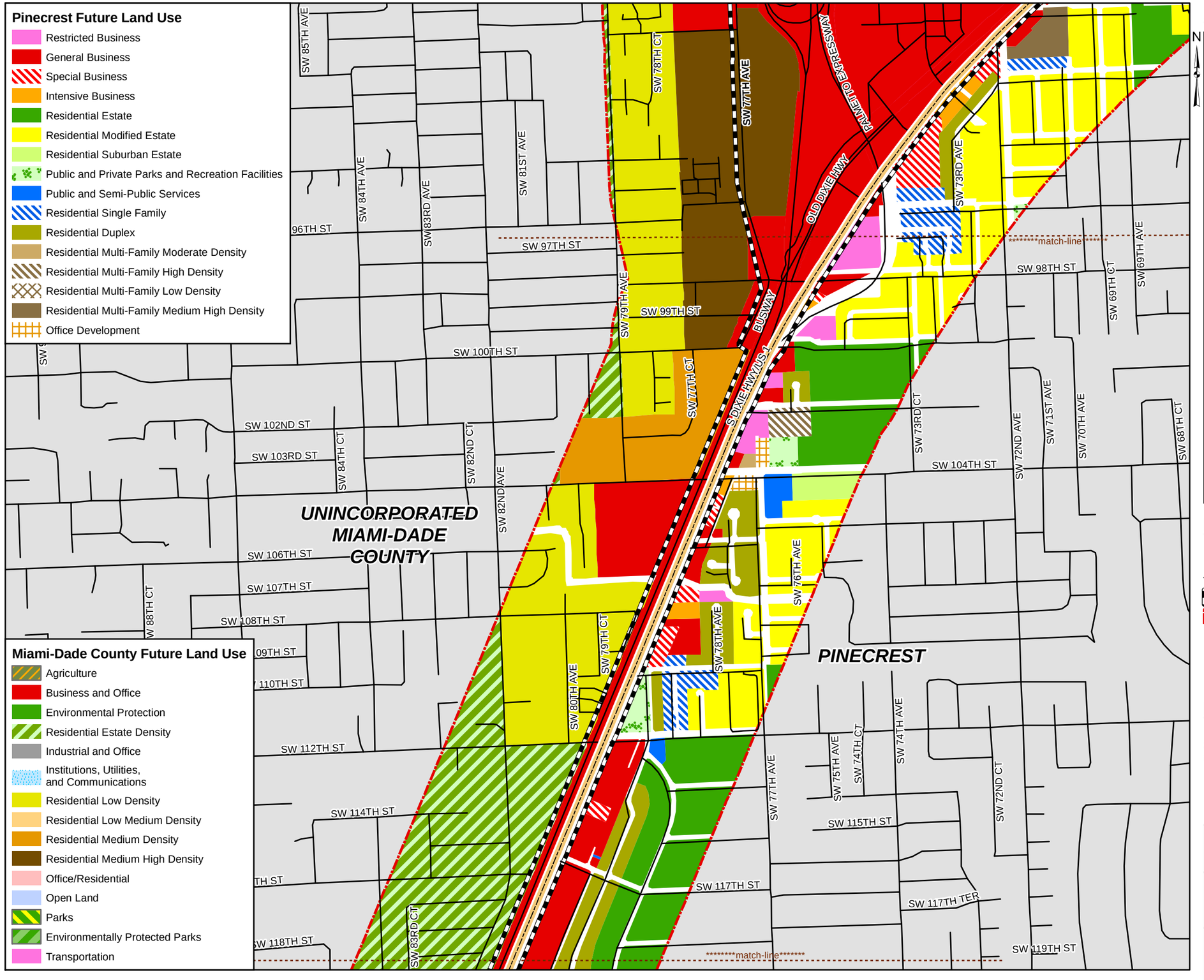
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 13 OF 20

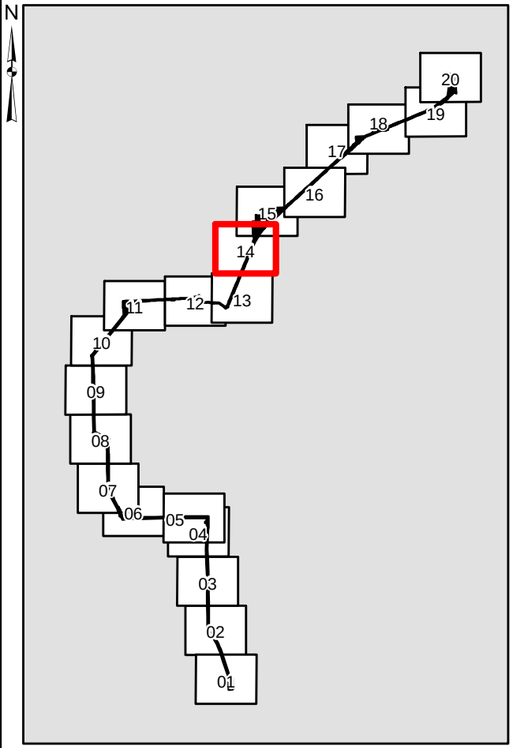
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

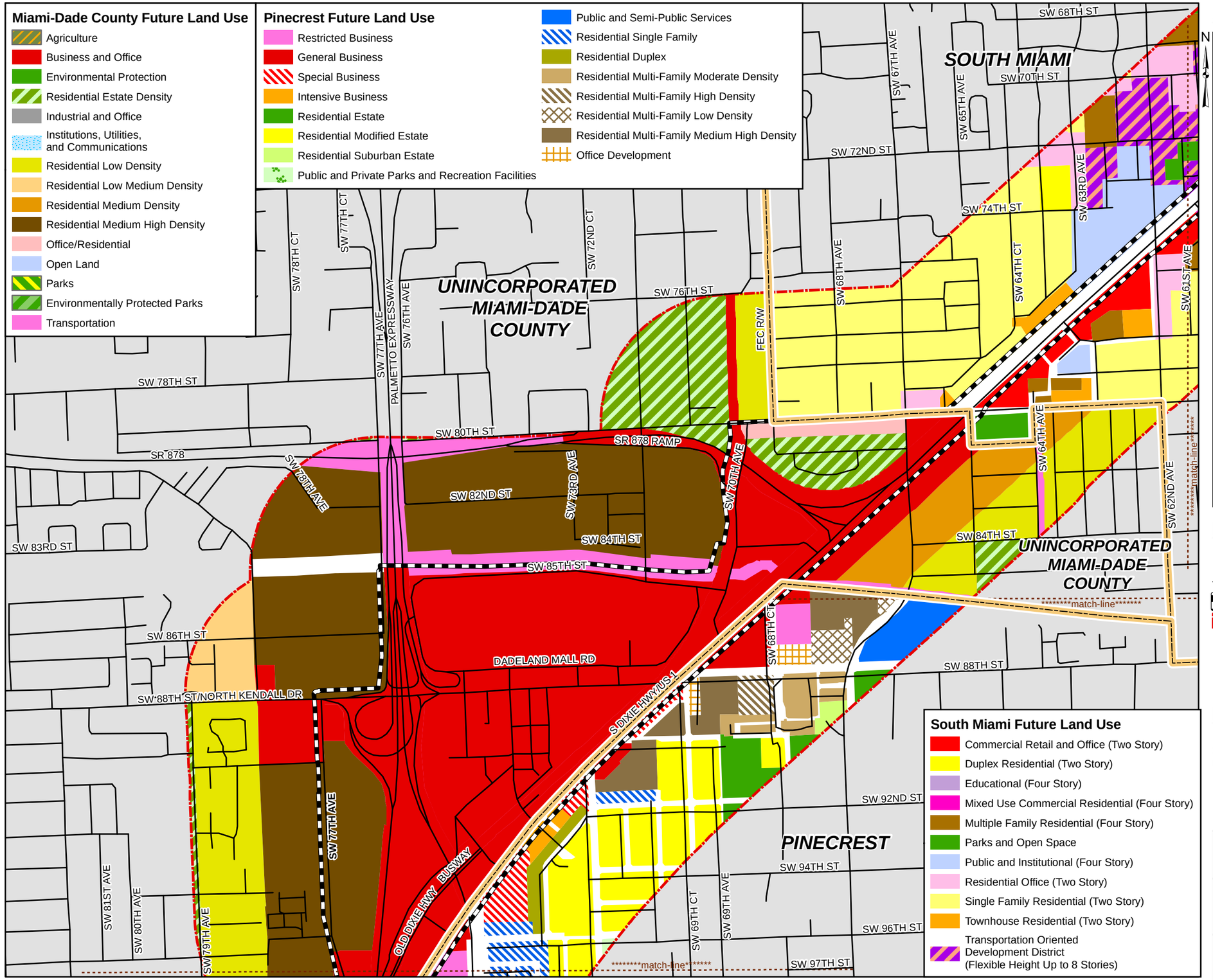
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 14 OF 20

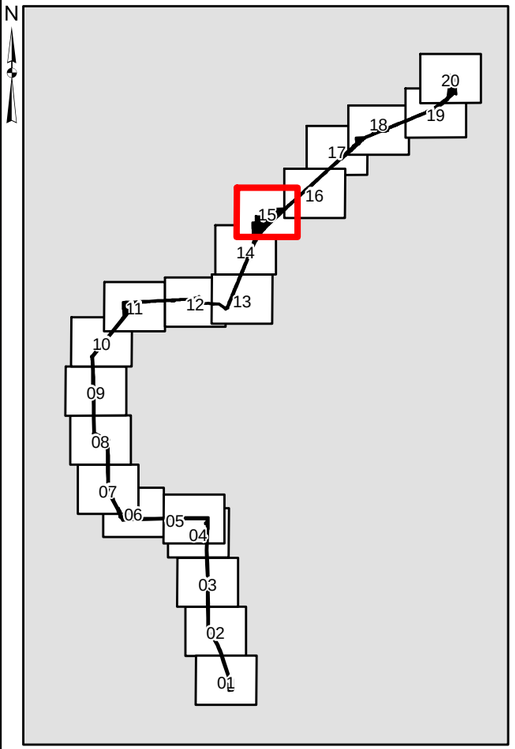
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

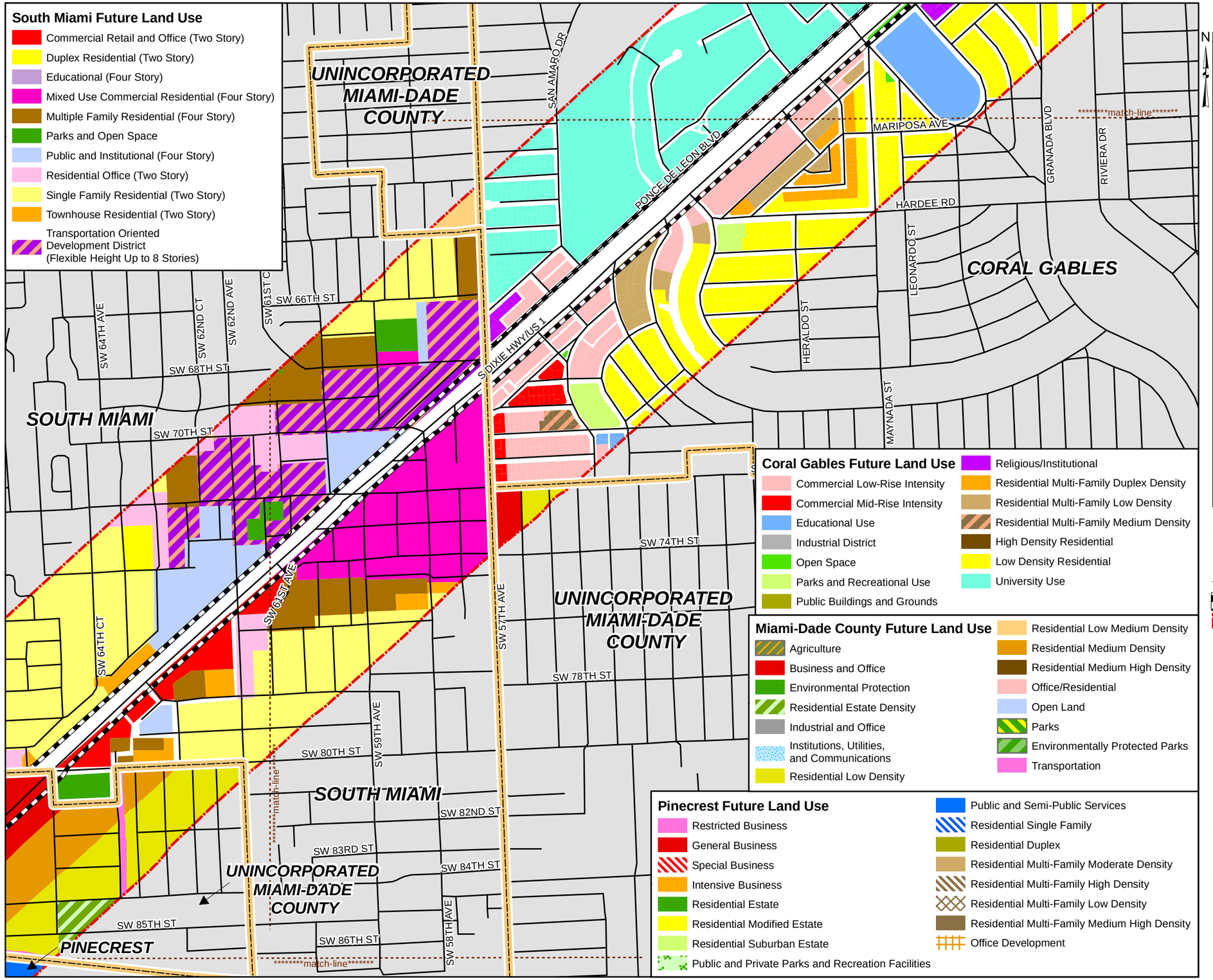
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 15 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-2



South Miami Future Land Use

- Commercial Retail and Office (Two Story)
- Duplex Residential (Two Story)
- Educational (Four Story)
- Mixed Use Commercial Residential (Four Story)
- Multiple Family Residential (Four Story)
- Parks and Open Space
- Public and Institutional (Four Story)
- Residential Office (Two Story)
- Single Family Residential (Two Story)
- Townhouse Residential (Two Story)
- Transportation Oriented Development District (Flexible Height Up to 8 Stories)

Coral Gables Future Land Use

- Commercial Low-Rise Intensity
- Commercial Mid-Rise Intensity
- Educational Use
- Industrial District
- Open Space
- Parks and Recreational Use
- Public Buildings and Grounds
- Religious/Institutional
- Residential Multi-Family Duplex Density
- Residential Multi-Family Low Density
- Residential Multi-Family Medium Density
- High Density Residential
- Low Density Residential
- University Use

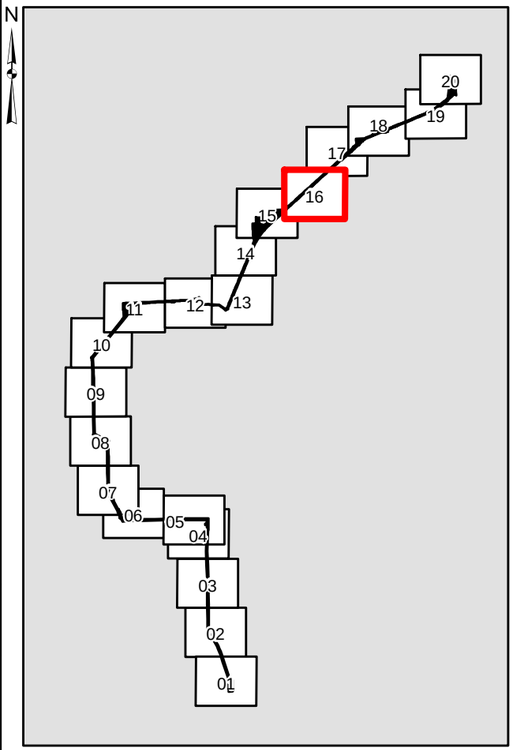
Miami-Dade County Future Land Use

- Agriculture
- Business and Office
- Environmental Protection
- Residential Estate Density
- Industrial and Office
- Institutions, Utilities, and Communications
- Residential Low Density
- Residential Low Medium Density
- Residential Medium Density
- Residential Medium High Density
- Office/Residential
- Open Land
- Parks
- Environmentally Protected Parks
- Transportation

Pinecrest Future Land Use

- Restricted Business
- General Business
- Special Business
- Intensive Business
- Residential Estate
- Residential Modified Estate
- Residential Suburban Estate
- Public and Private Parks and Recreation Facilities
- Public and Semi-Public Services
- Residential Single Family
- Residential Duplex
- Residential Multi-Family Moderate Density
- Residential Multi-Family High Density
- Residential Multi-Family Low Density
- Residential Multi-Family Medium High Density
- Office Development

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

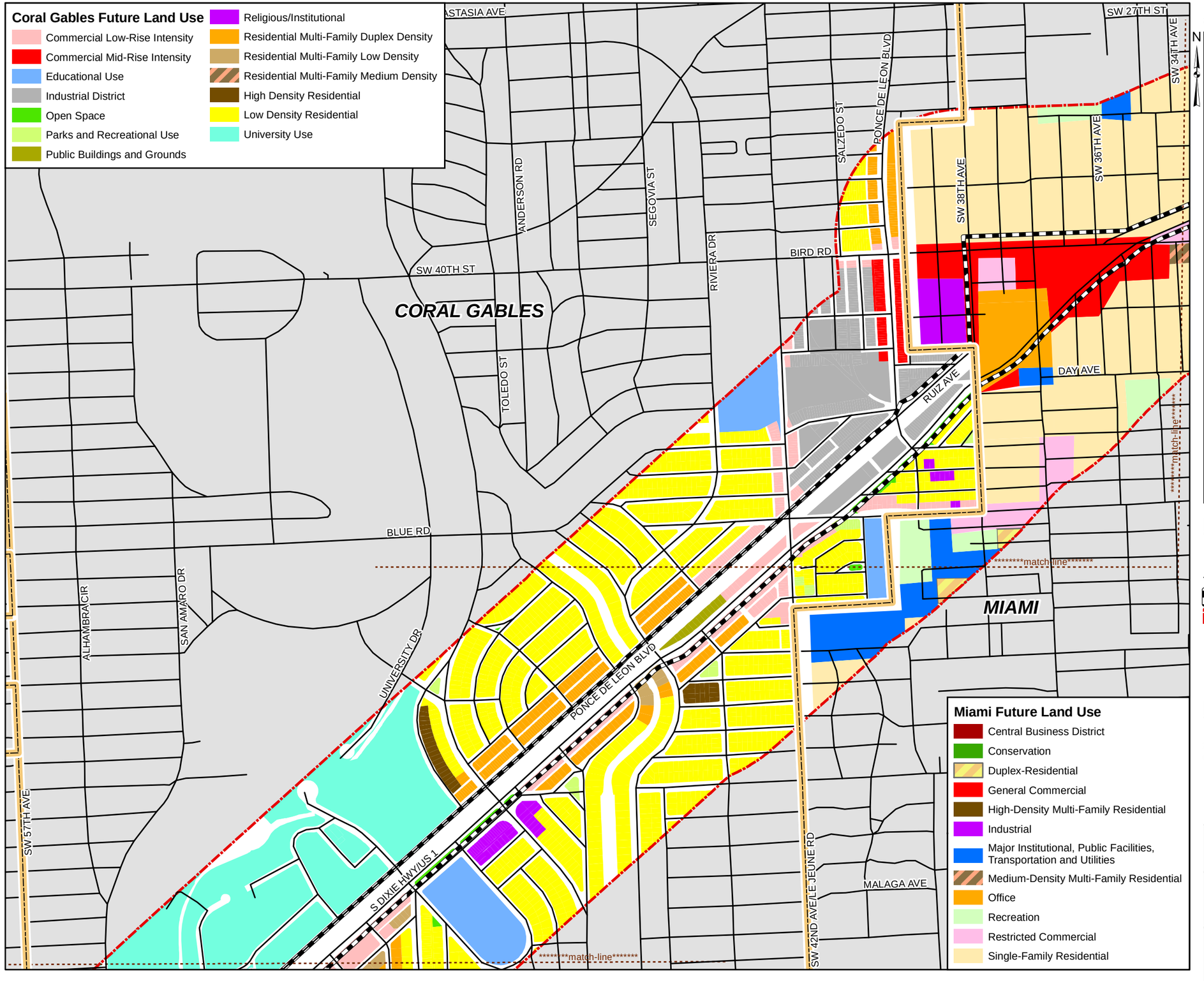
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 16 OF 20

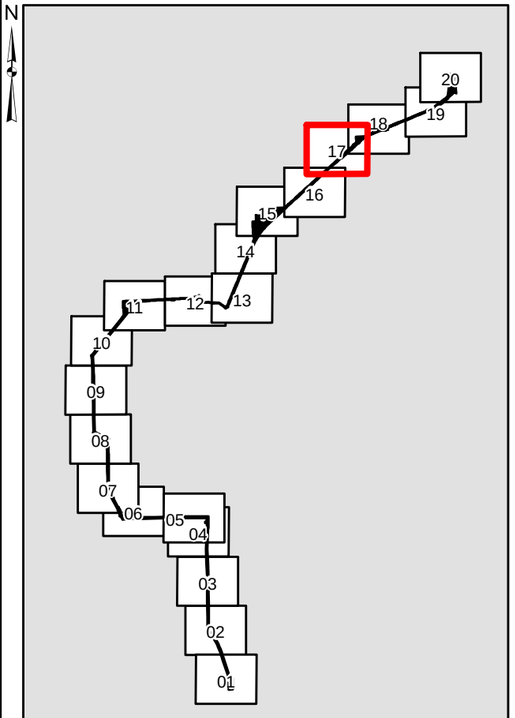
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 17 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-2

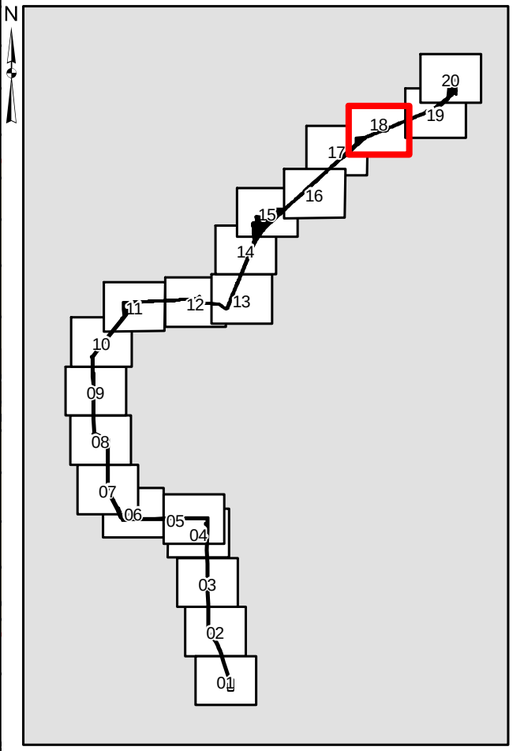
Coral Gables Future Land Use

- Commercial Low-Rise Intensity
- Commercial Mid-Rise Intensity
- Educational Use
- Industrial District
- Open Space
- Parks and Recreational Use
- Public Buildings and Grounds
- Religious/Institutional
- Residential Multi-Family Duplex Density
- Residential Multi-Family Low Density
- Residential Multi-Family Medium Density
- High Density Residential
- Low Density Residential
- University Use

Miami Future Land Use

- Central Business District
- Conservation
- Duplex-Residential
- General Commercial
- High-Density Multi-Family Residential
- Industrial
- Major Institutional, Public Facilities, Transportation and Utilities
- Medium-Density Multi-Family Residential
- Office
- Recreation
- Restricted Commercial
- Single-Family Residential

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

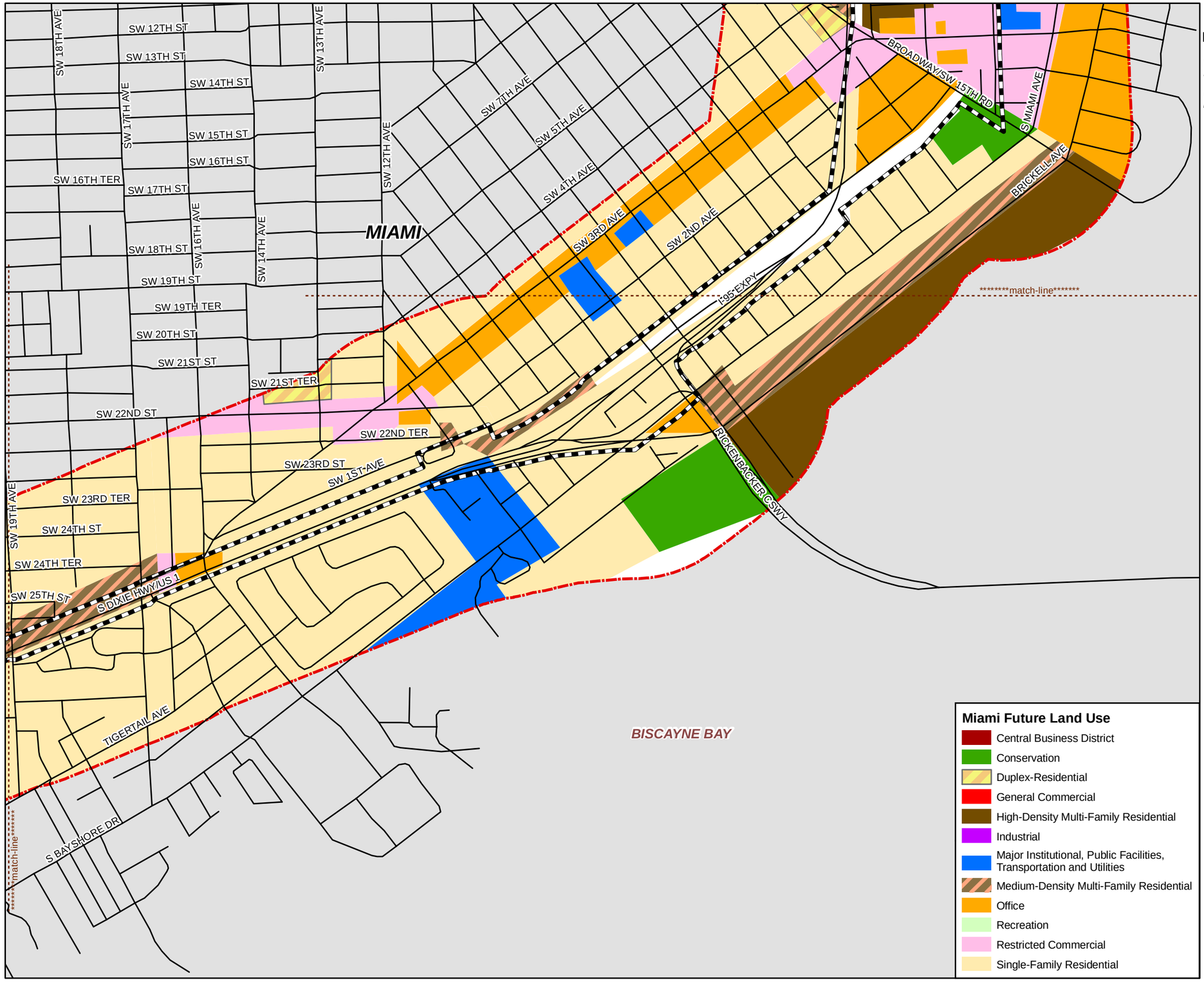
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 18 OF 20

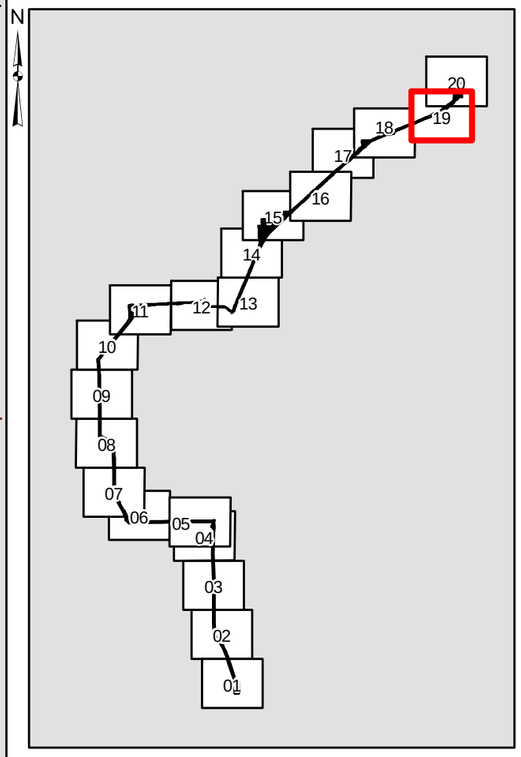
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/22/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

Miami Future Land Use

- Central Business District
- Conservation
- Duplex-Residential
- General Commercial
- High-Density Multi-Family Residential
- Industrial
- Major Institutional, Public Facilities, Transportation and Utilities
- Medium-Density Multi-Family Residential
- Office
- Recreation
- Restricted Commercial
- Single-Family Residential

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

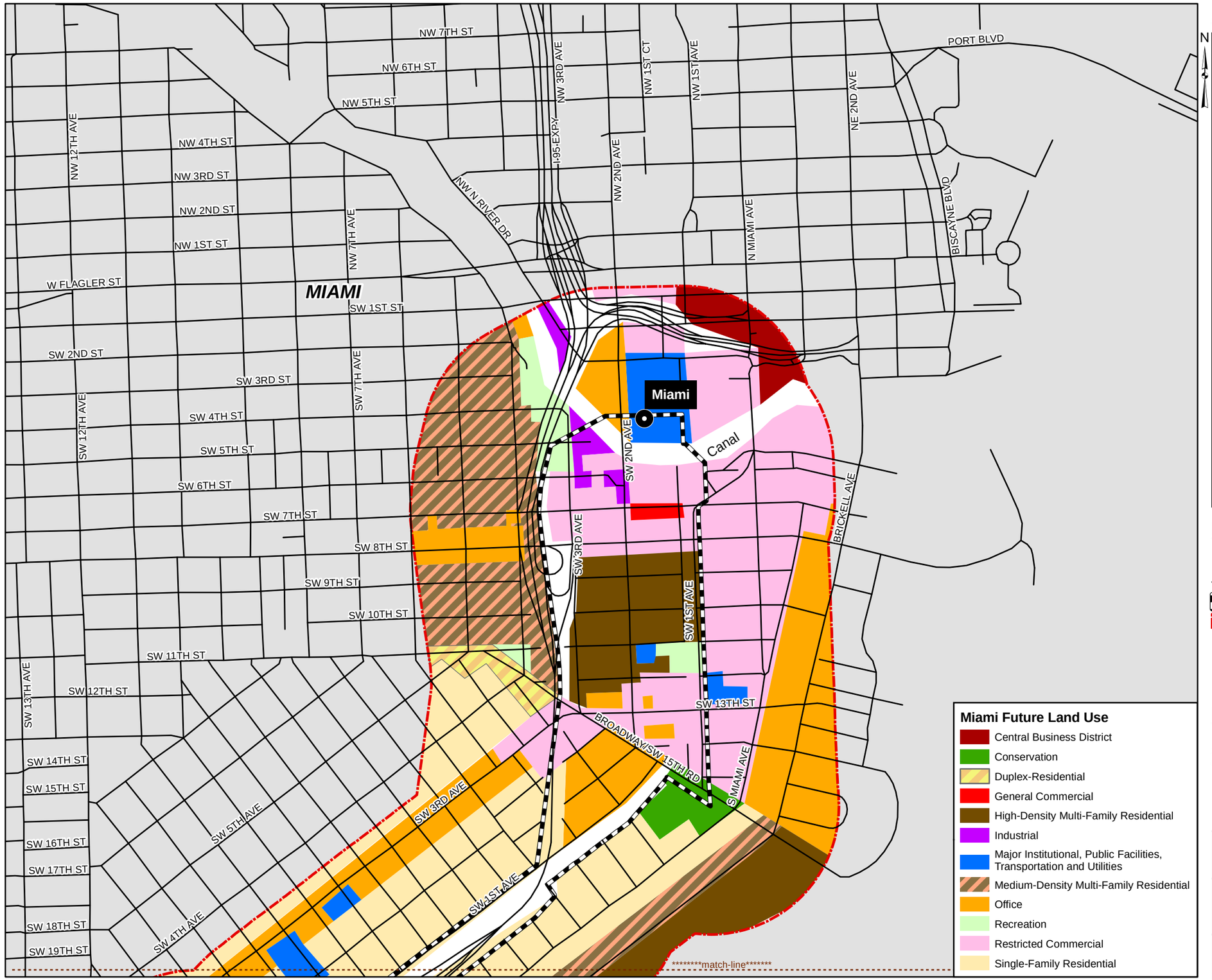
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 19 OF 20

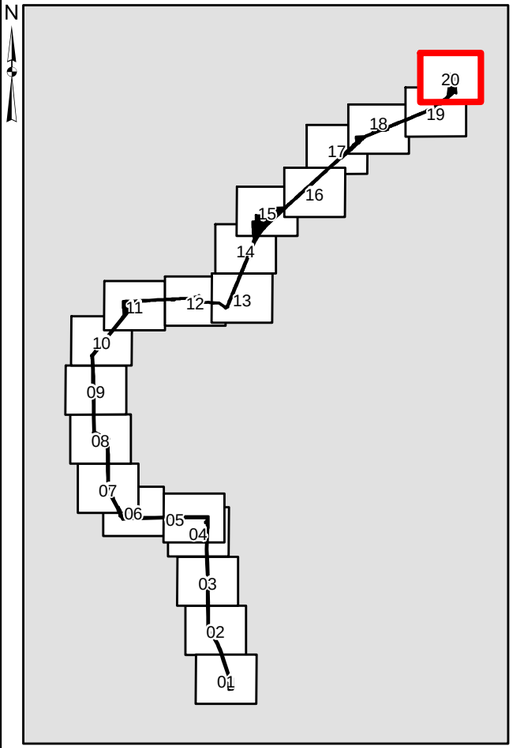
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

Miami Future Land Use

- Central Business District
- Conservation
- Duplex-Residential
- General Commercial
- High-Density Multi-Family Residential
- Industrial
- Major Institutional, Public Facilities, Transportation and Utilities
- Medium-Density Multi-Family Residential
- Office
- Recreation
- Restricted Commercial
- Single-Family Residential

REFERENCES

Miami-Dade County, 2008; City of Coral Gables, 2008; City of South Miami, 2008; Village of Pinecrest, 2008; Village of Palmetto Bay, 2008; City of Miami, 2008.

0 500 1,000 2,000 Feet

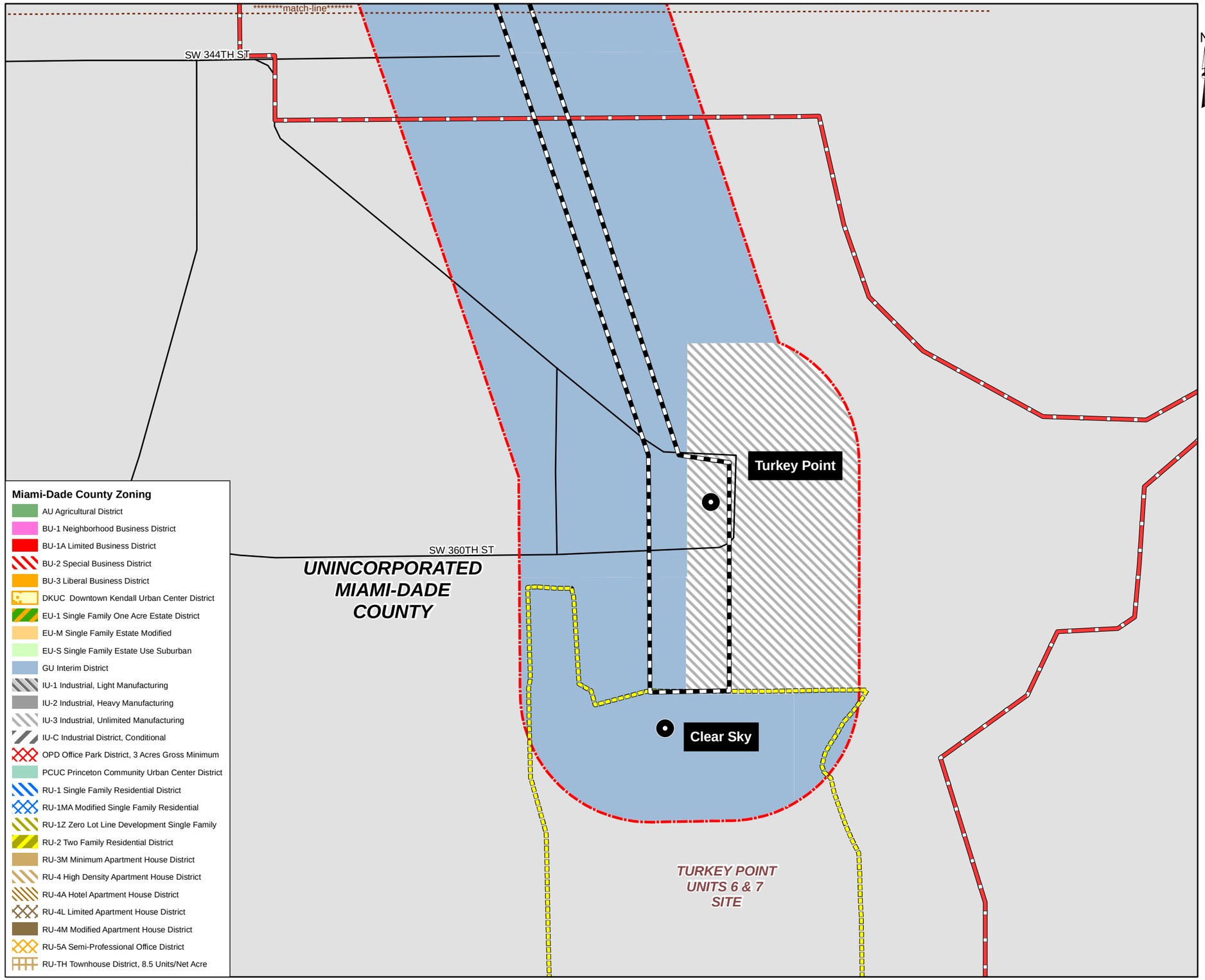
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
FUTURE LAND USE MAP
SHEET 20 OF 20

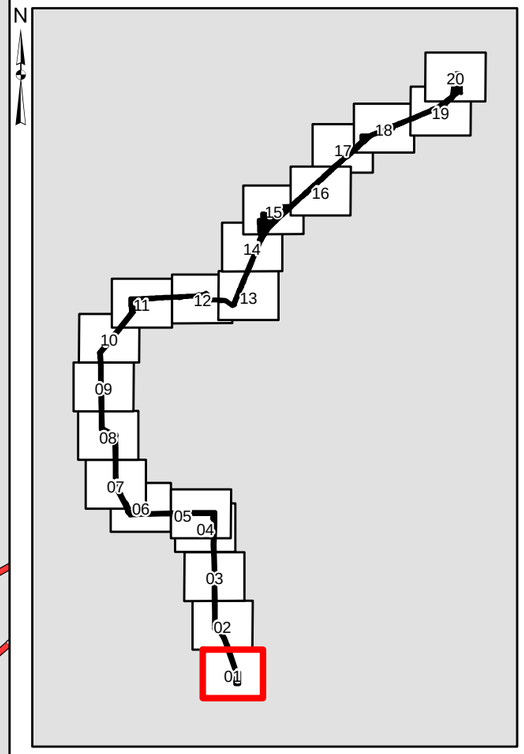
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-2



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

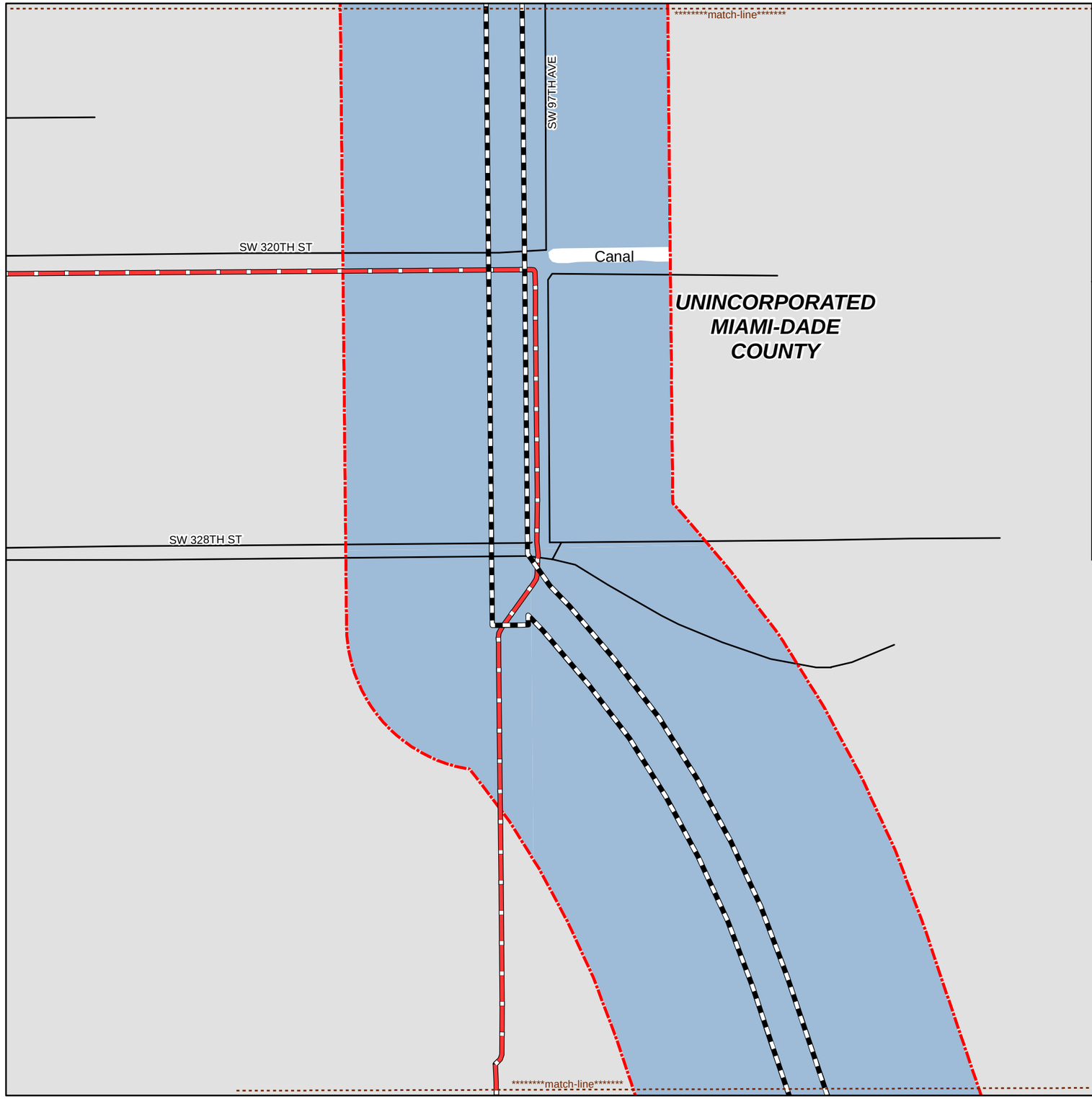
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 01 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

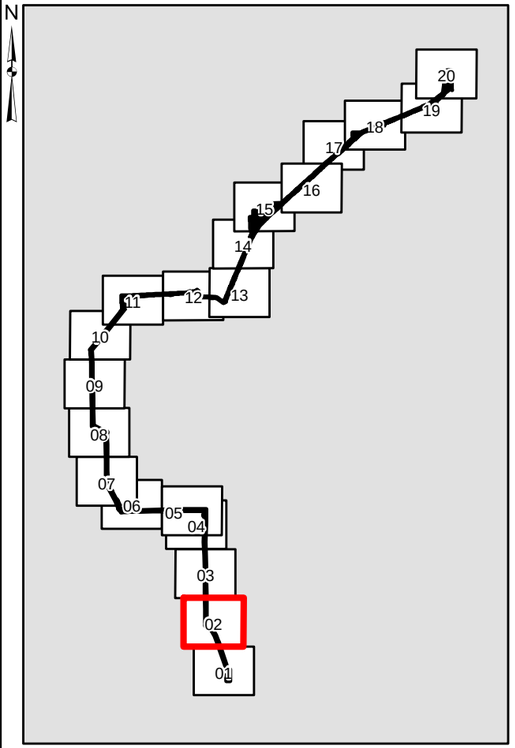
FIGURE E9.1.0-3



Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- GU Interim District
- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
- PCUC Princeton Community Urban Center District
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4A Hotel Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

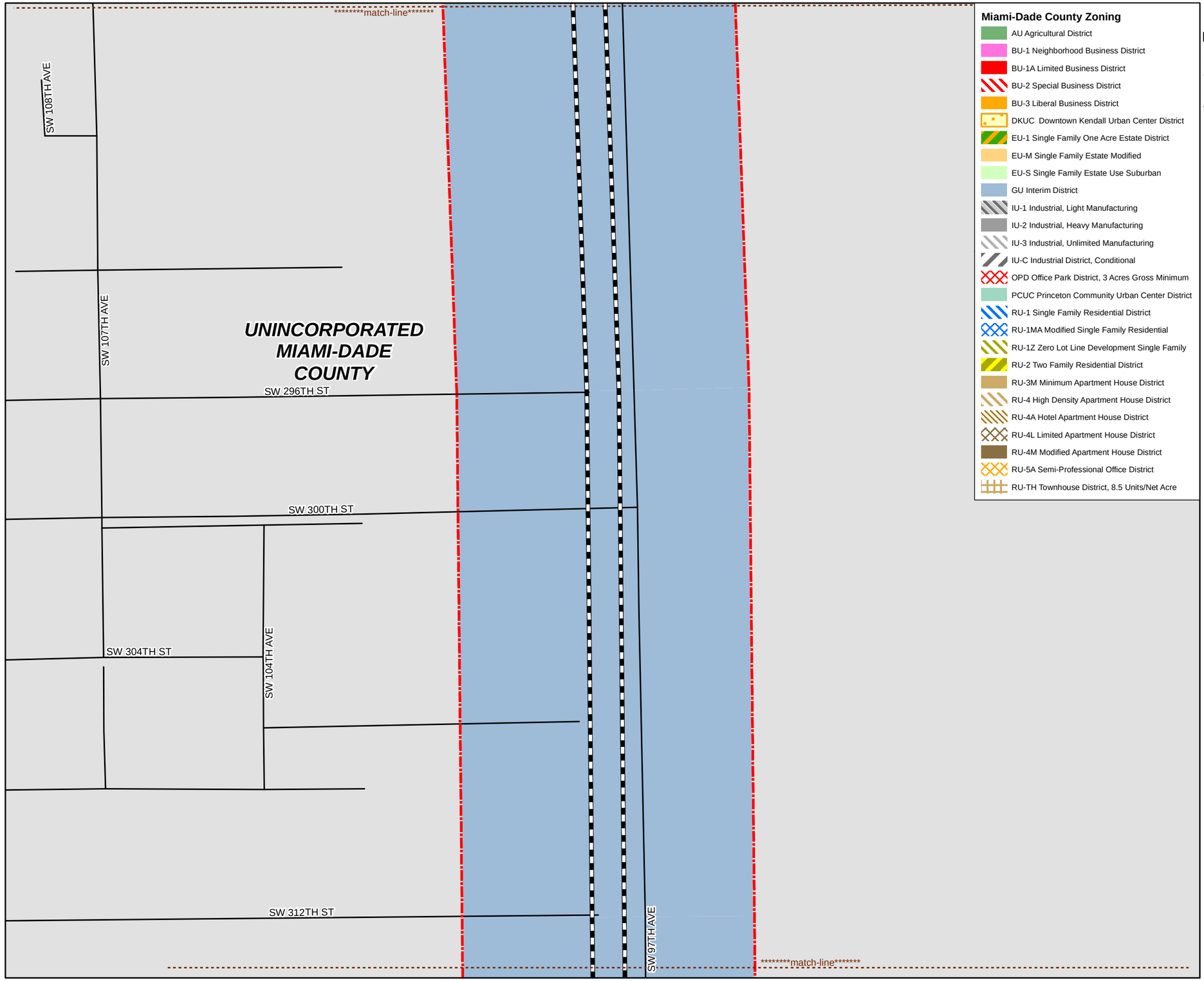
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 02 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

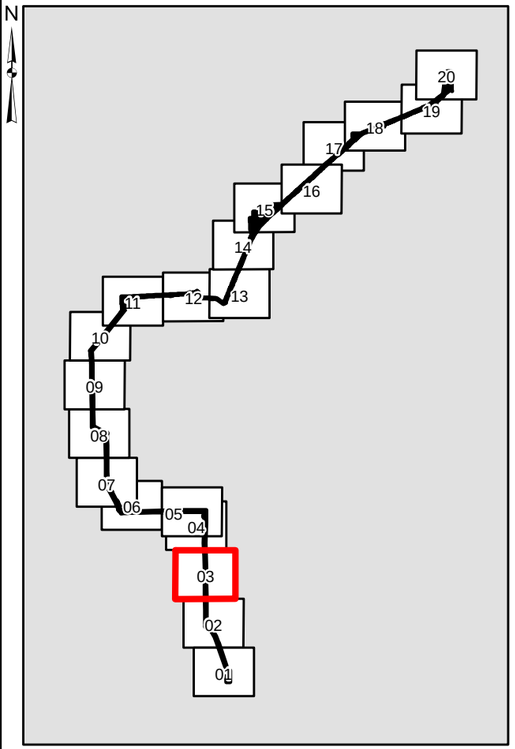
FIGURE E9.1.0-3



Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- GU Interim District
- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
- PCUC Princeton Community Urban Center District
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4A Hotel Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 03 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3

SW 108TH CT
SW 107TH CT
SW 256TH ST
SW 97TH AVE
SW 261ST ST
SW 264TH ST
Canal
Canal
SW 268TH ST
SW 107TH AVE
SW 280TH ST

UNINCORPORATED MIAMI-DADE COUNTY

********match-line********

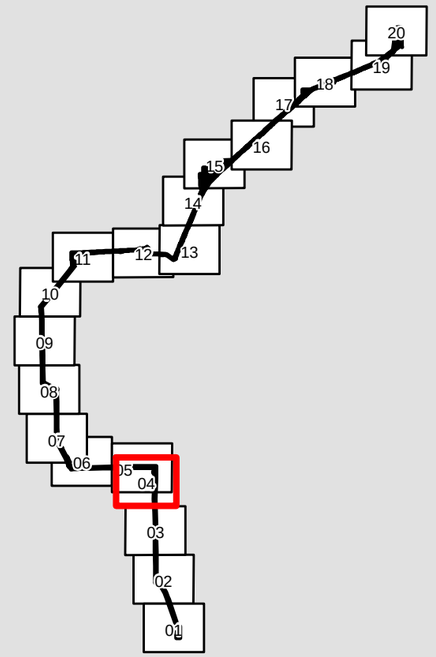
********match-line********

Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- GU Interim District
- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
- PCUC Princeton Community Urban Center District
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4A Hotel Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

AREA MAP

N



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

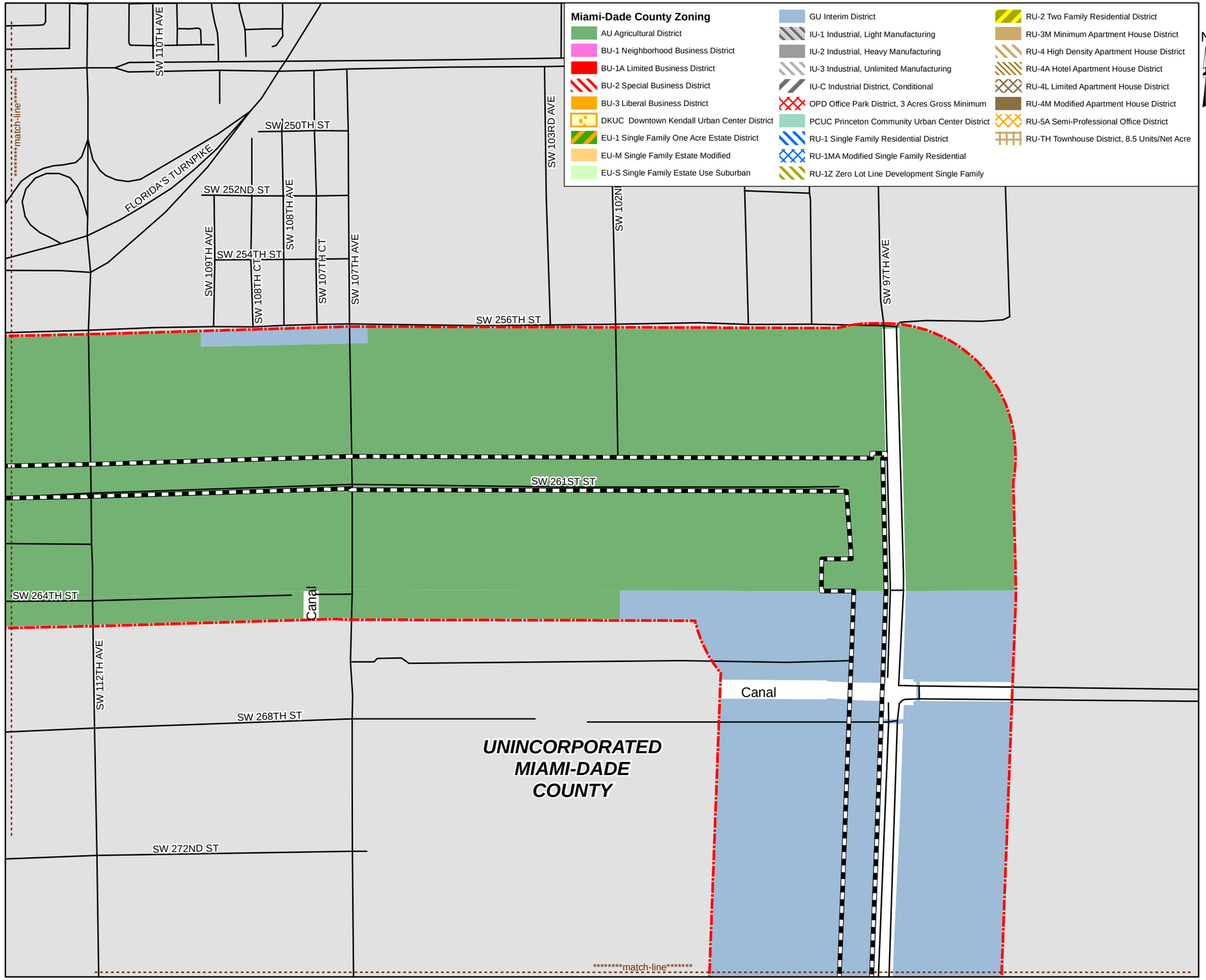
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 04 OF 20

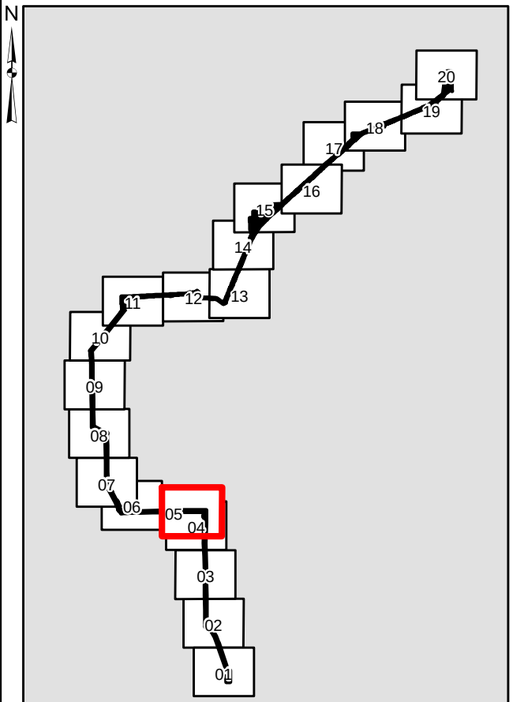
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

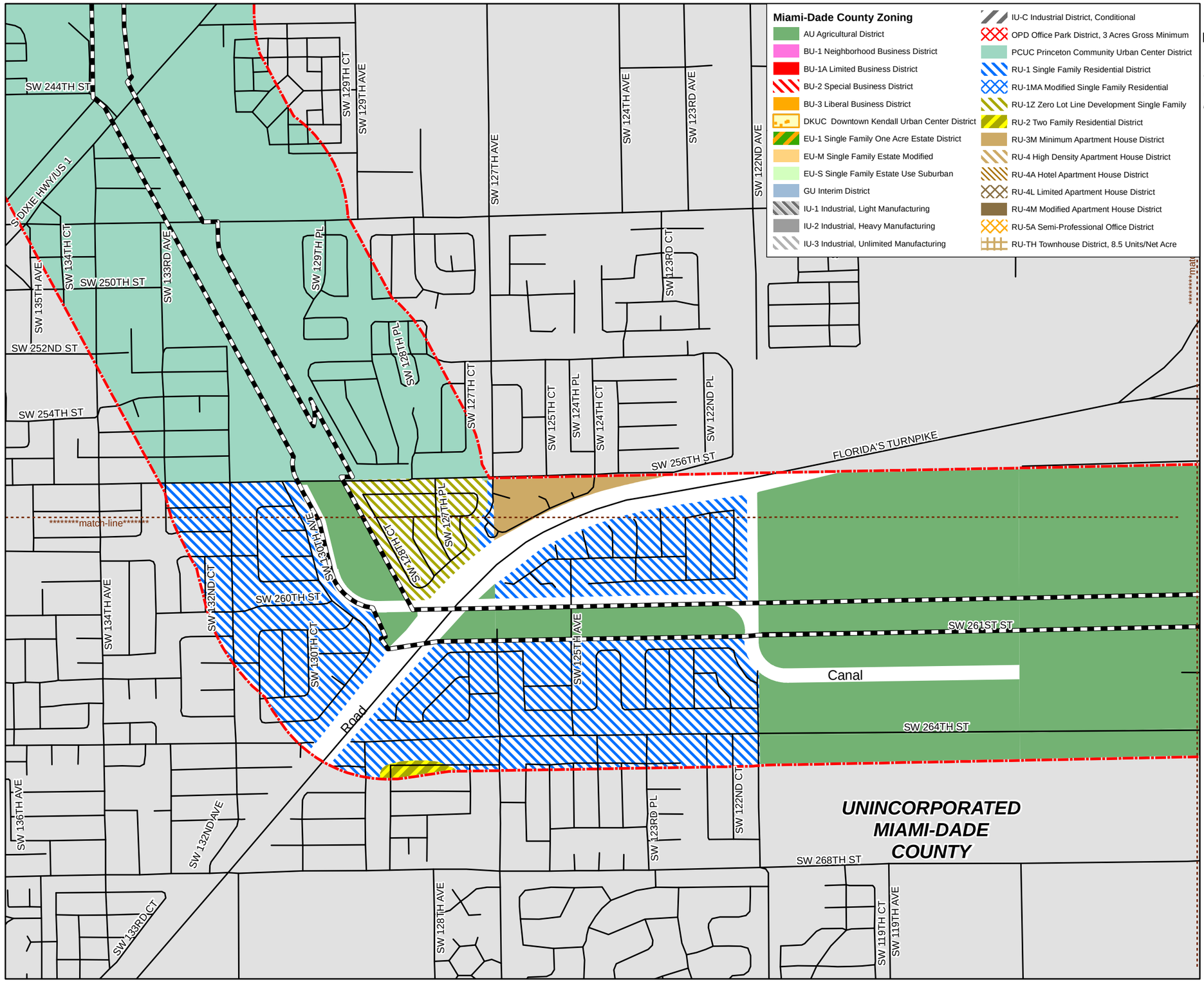
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 05 OF 20

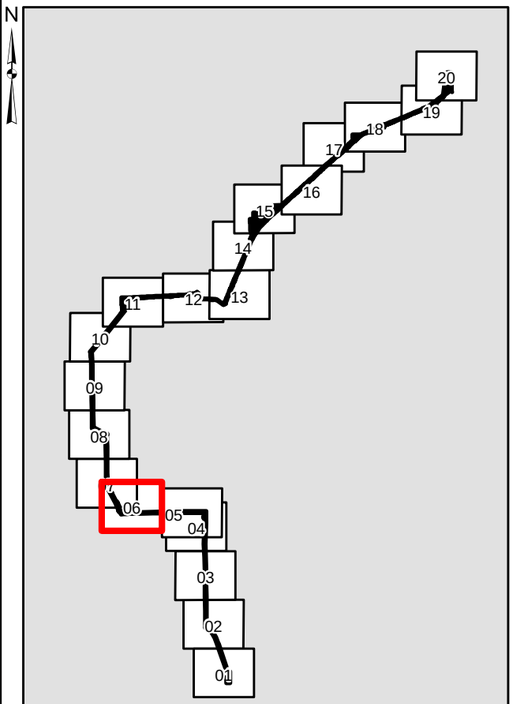
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 06 OF 20

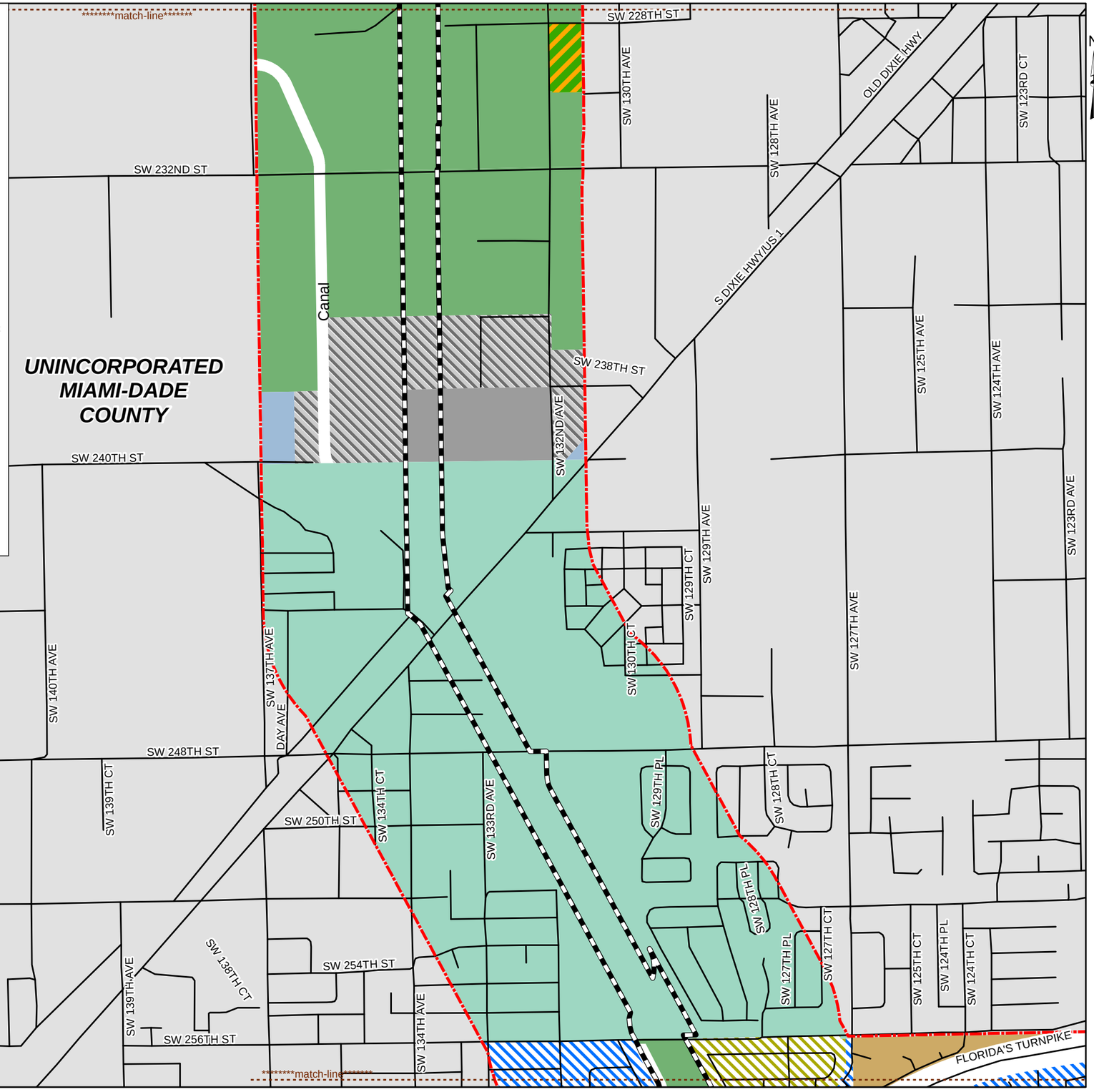
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

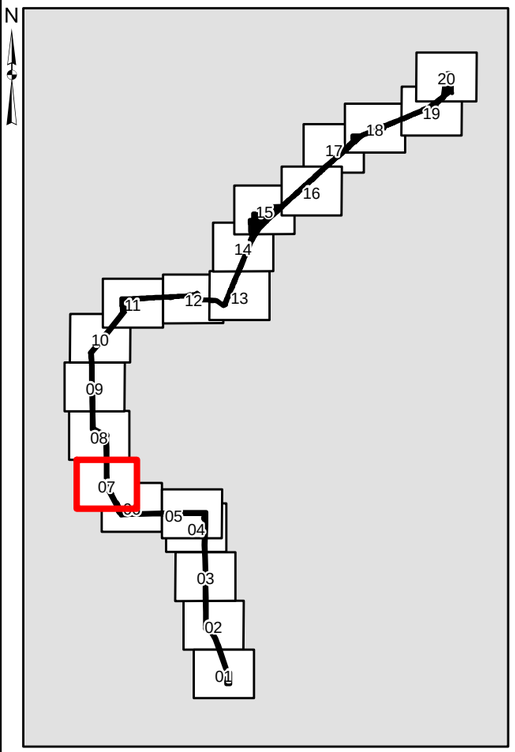
FIGURE E9.1.0-3

Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- GU Interim District
- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
- PCUC Princeton Community Urban Center District
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4A Hotel Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

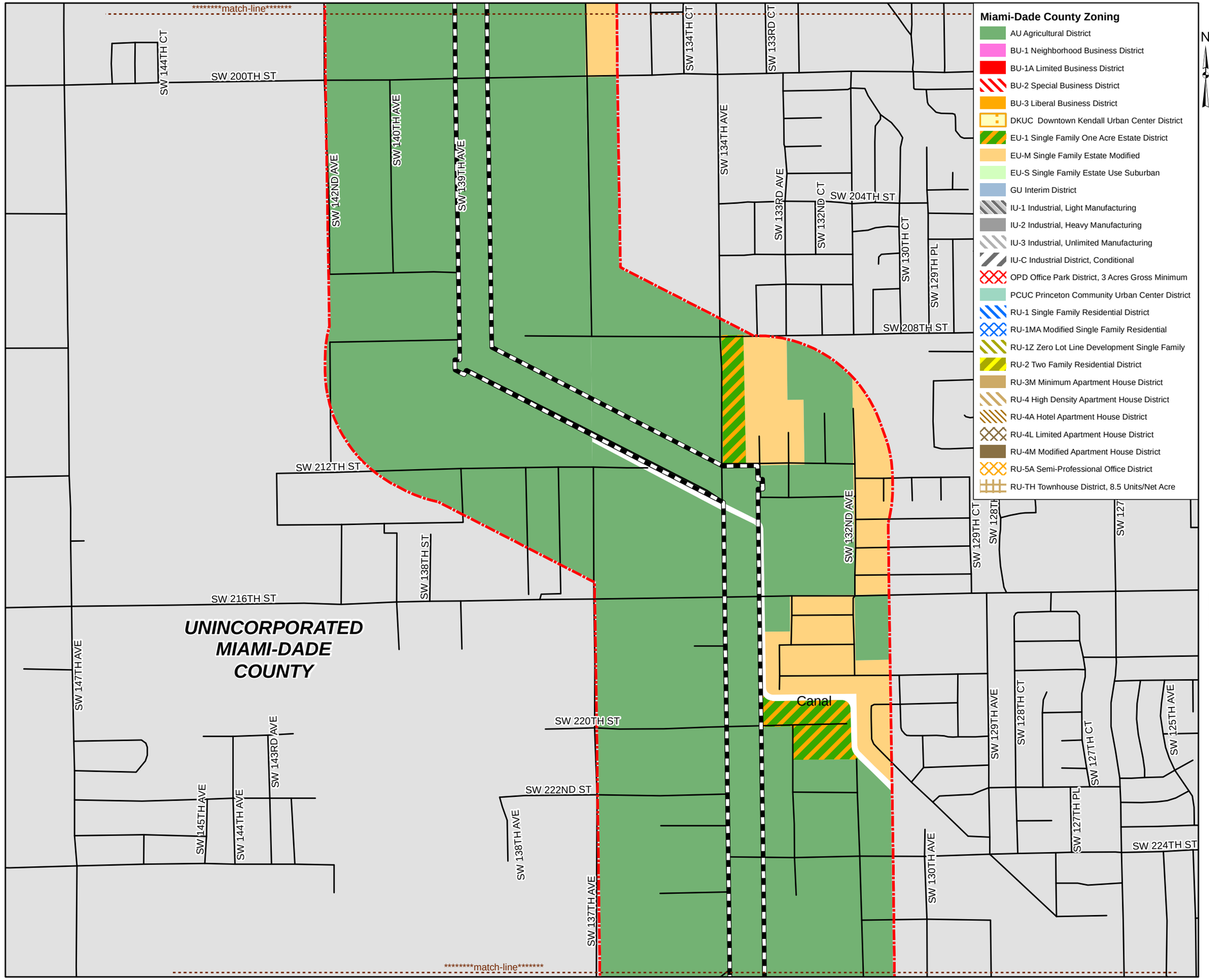
0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 07 OF 20

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- GU Interim District
- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
- PCUC Princeton Community Urban Center District
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
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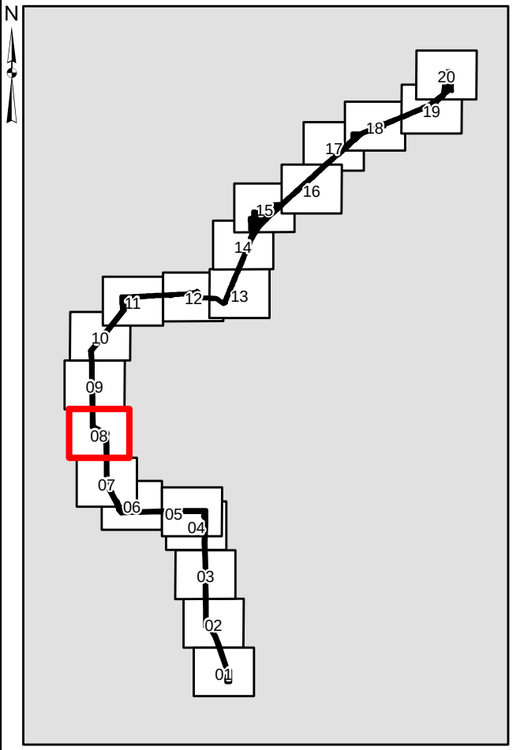
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

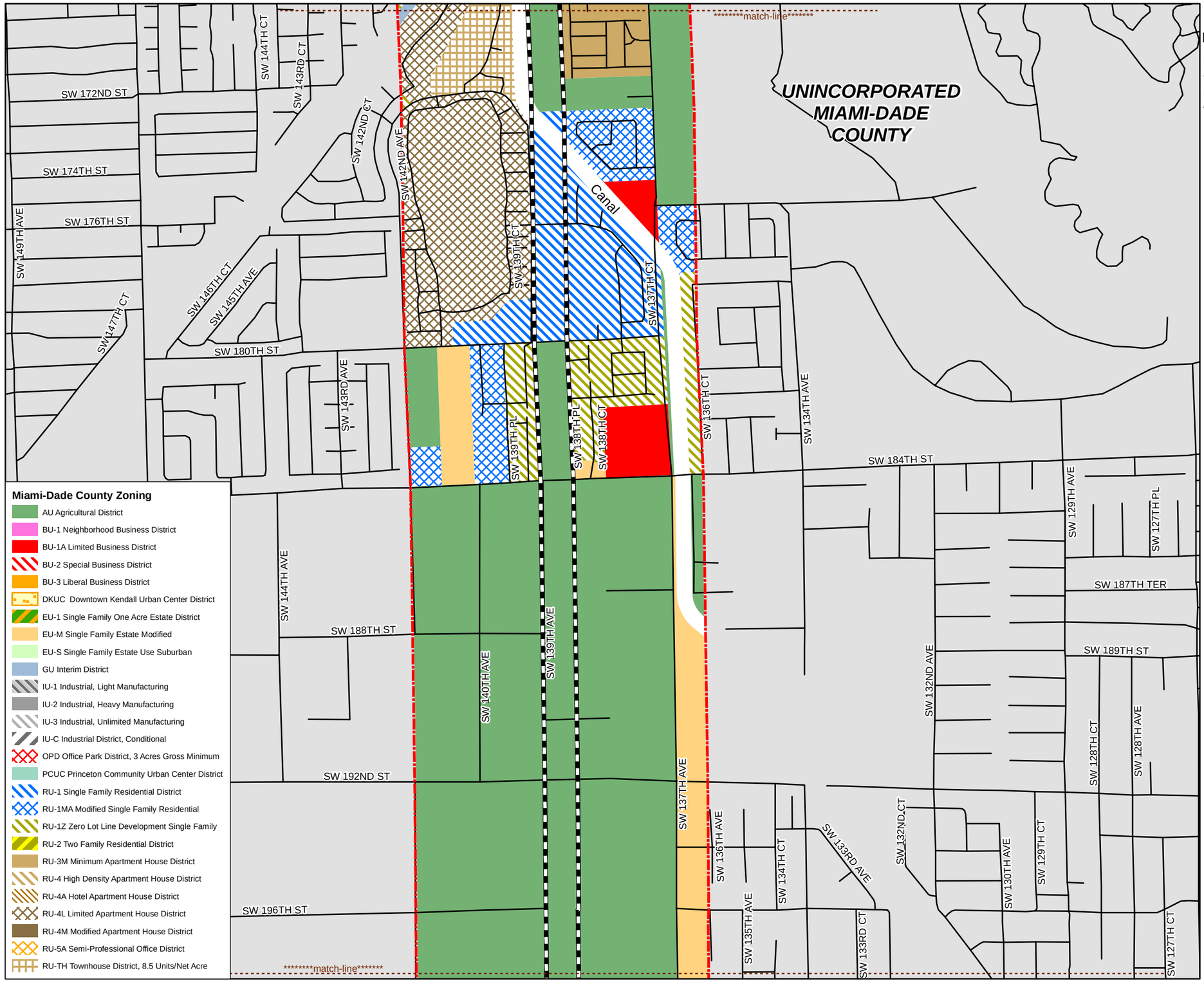
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 08 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
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- BU-3 Liberal Business District
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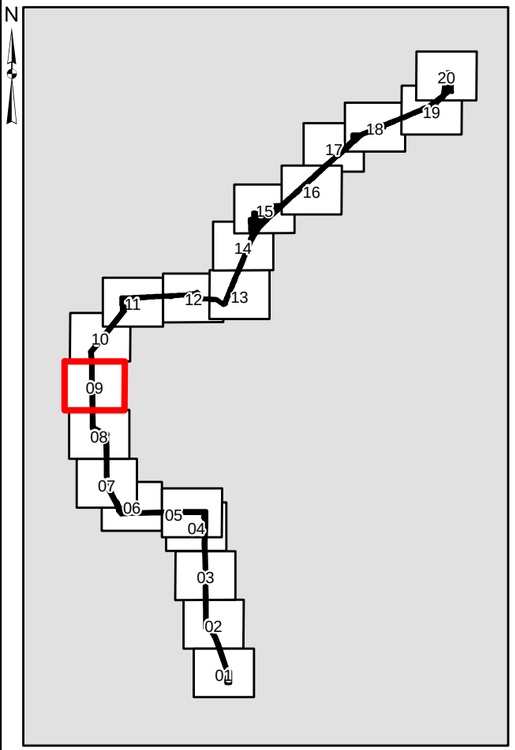
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
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- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
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Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

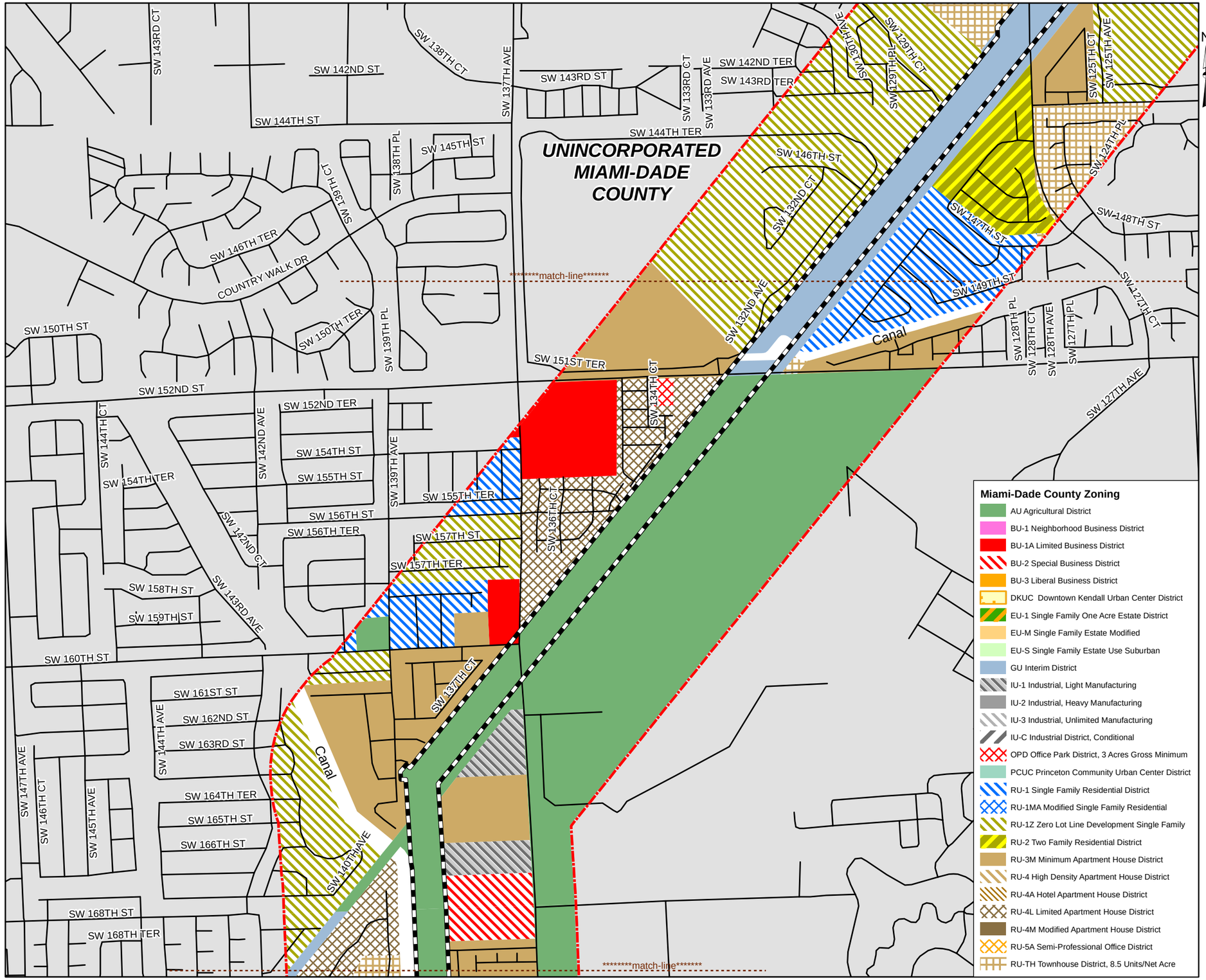
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 09 OF 20

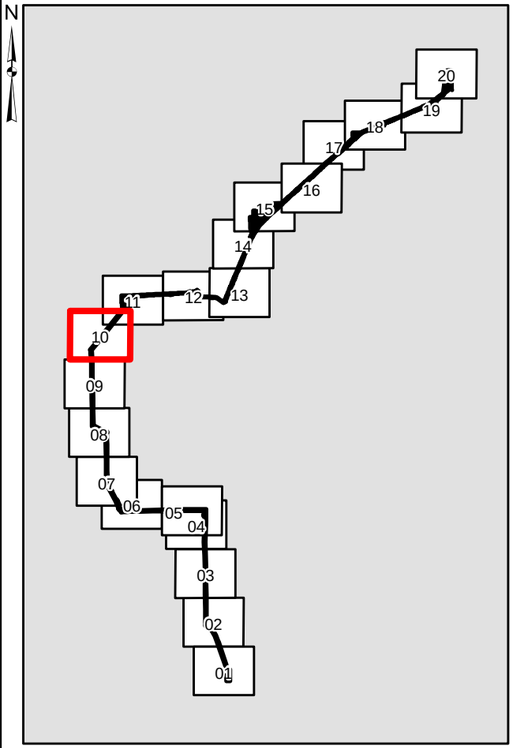
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



AREA MAP



Miami-Dade County Zoning

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- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

LEGEND

- FPL Substation
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- 0.25 Mile Area
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US Census, 2000; Miami-Dade County, 2008;
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Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 10 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3

Miami-Dade County Zoning

- AU Agricultural District
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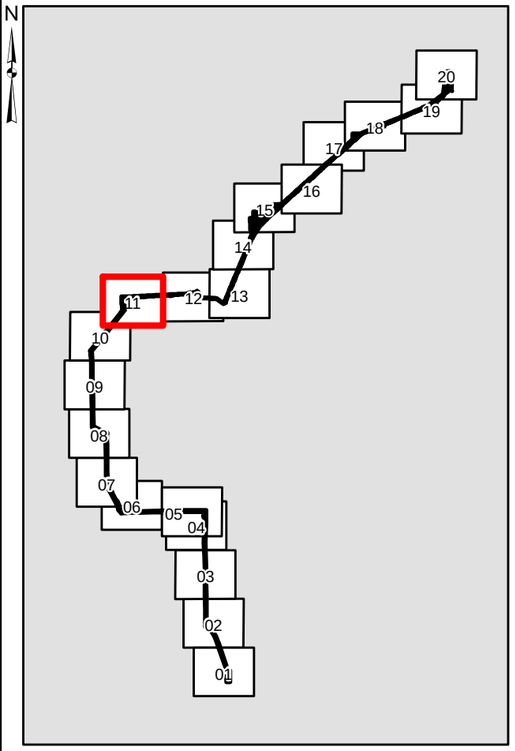
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

SW 120TH AVE
SW 117TH CT
SW 117TH AVE
SW 114TH PL
DON SHULA EXPRESSWAY
SW 113TH AVE
SW 112TH AVE
SW 119TH CT
SW 126TH ST
SW 126TH TER
SW 115TH AVE
SW 127TH ST
SW 112TH CT
SW 114TH CT
SW 127TH AVE
SW 128TH ST
SW 129TH ST
SW 129TH TER
SW 133RD CT
SW 130TH ST
SW 124TH AVE
Road
SW 131ST ST
Canal
SW 132ND ST
SW 133RD ST
SW 133RD TER
SW 134TH ST
SW 113TH PL
SW 118TH PL
SW 129TH AVE
SW 128TH PL
SW 135TH TER
SW 136TH TER
SW 136TH ST
Davis
SW 127TH CT
SW 138TH ST
SW 132ND AVE
SW 140TH ST
SW 130TH CT
SW 130TH AVE
SW 142ND ST
SW 125TH AVE
SW 122ND CT
SW 119TH AVE
SW 141ST ST
FLORIDA'S TURNPIKE
UNINCORPORATED MIAMI-DADE COUNTY
SW 142ND TER
SW 143RD TER
SW 133RD AVE
SW 129TH PL
SW 144TH ST
SW 144TH TER
SW 146TH ST
SW 146TH TER
SW 124TH PL
SW 145TH ST
SW 122ND PL
SW 123RD AVE
SW 148TH ST
SW 147TH ST
SW 128TH AVE
SW 149TH ST
SW 151ST ST
*******match line*******

AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
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- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

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0 500 1,000 2,000 Feet

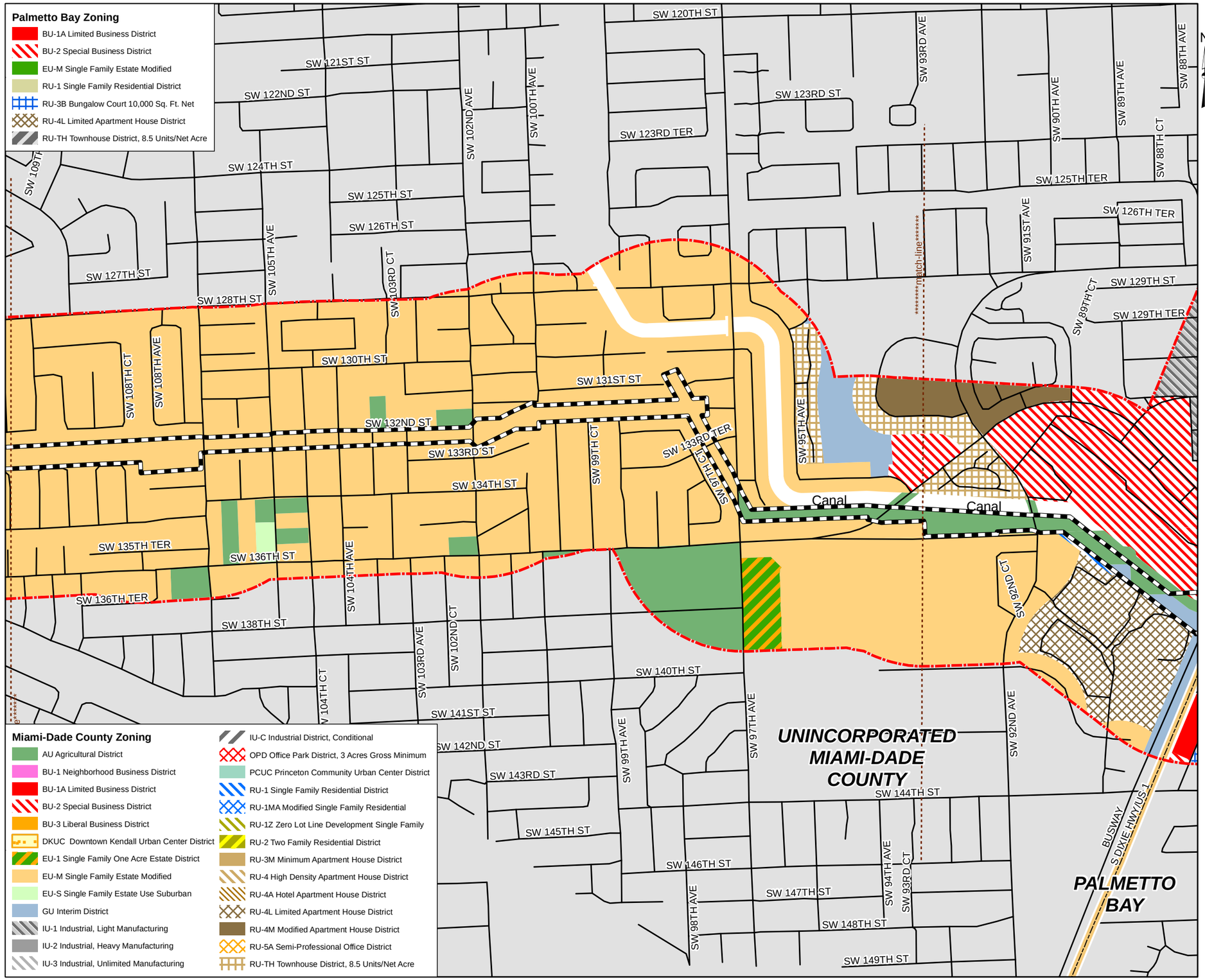
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 11 OF 20

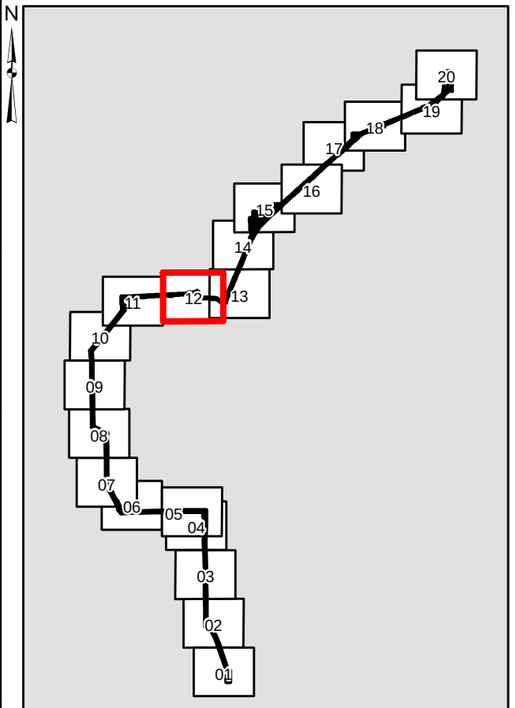
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/14/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
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Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

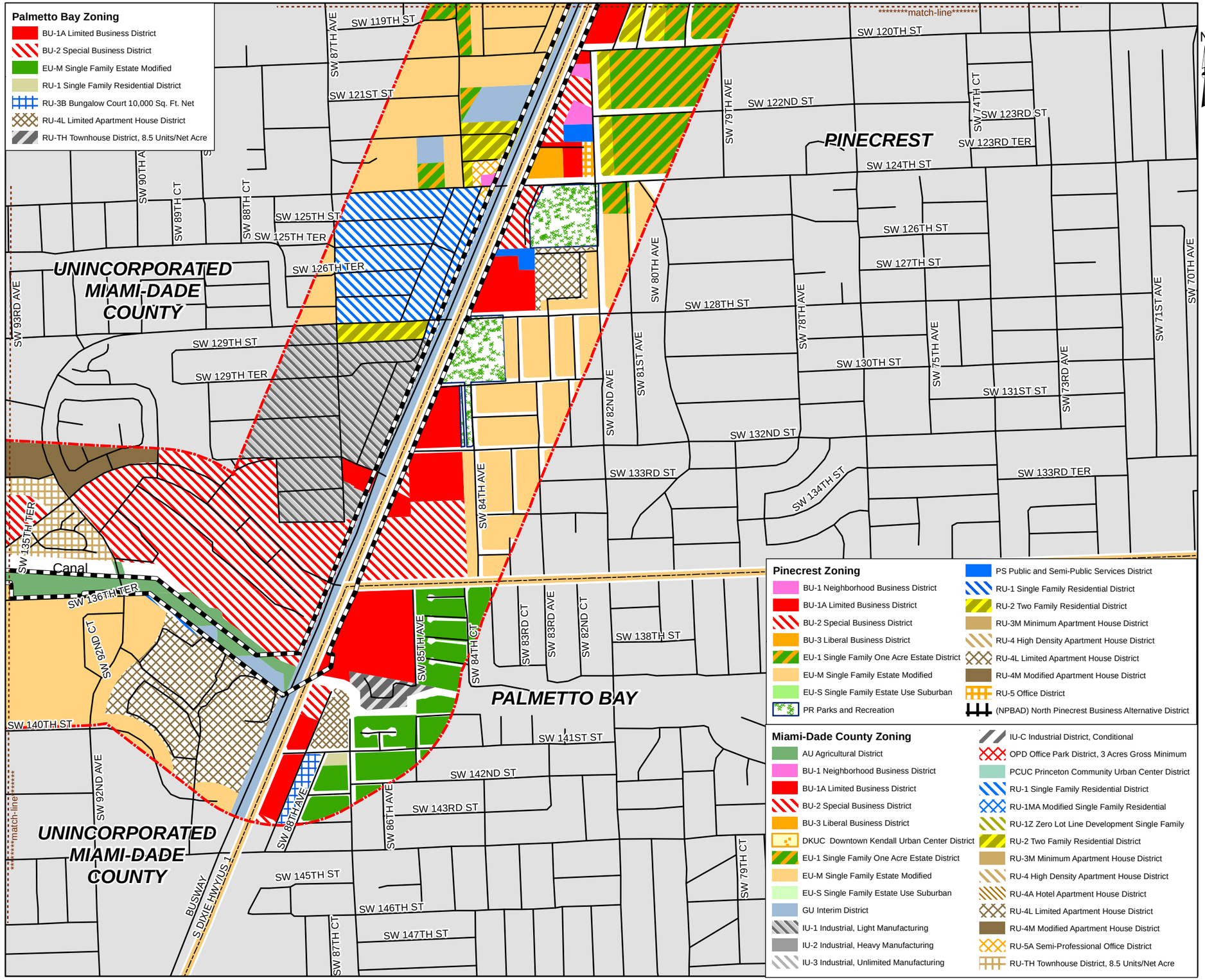
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 12 OF 20

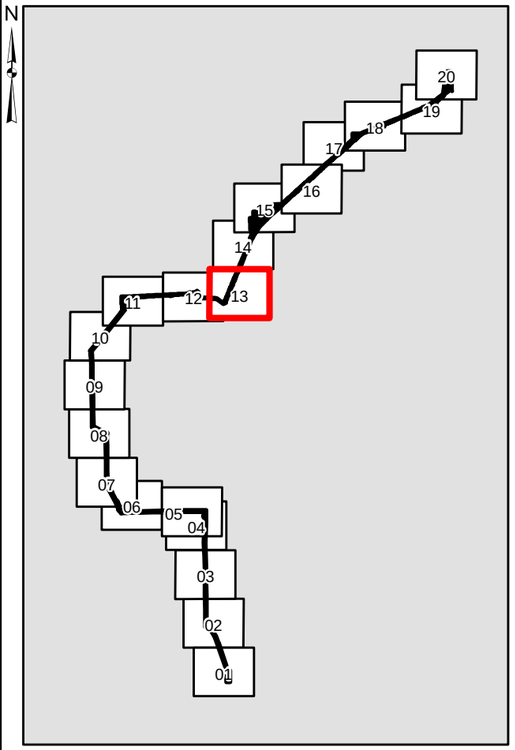
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
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- 0.25 Mile Area
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0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 13 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-3

Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- DKUC Downtown Kendall Urban Center District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
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- IU-1 Industrial, Light Manufacturing
- IU-2 Industrial, Heavy Manufacturing
- IU-3 Industrial, Unlimited Manufacturing
- IU-C Industrial District, Conditional
- OPD Office Park District, 3 Acres Gross Minimum
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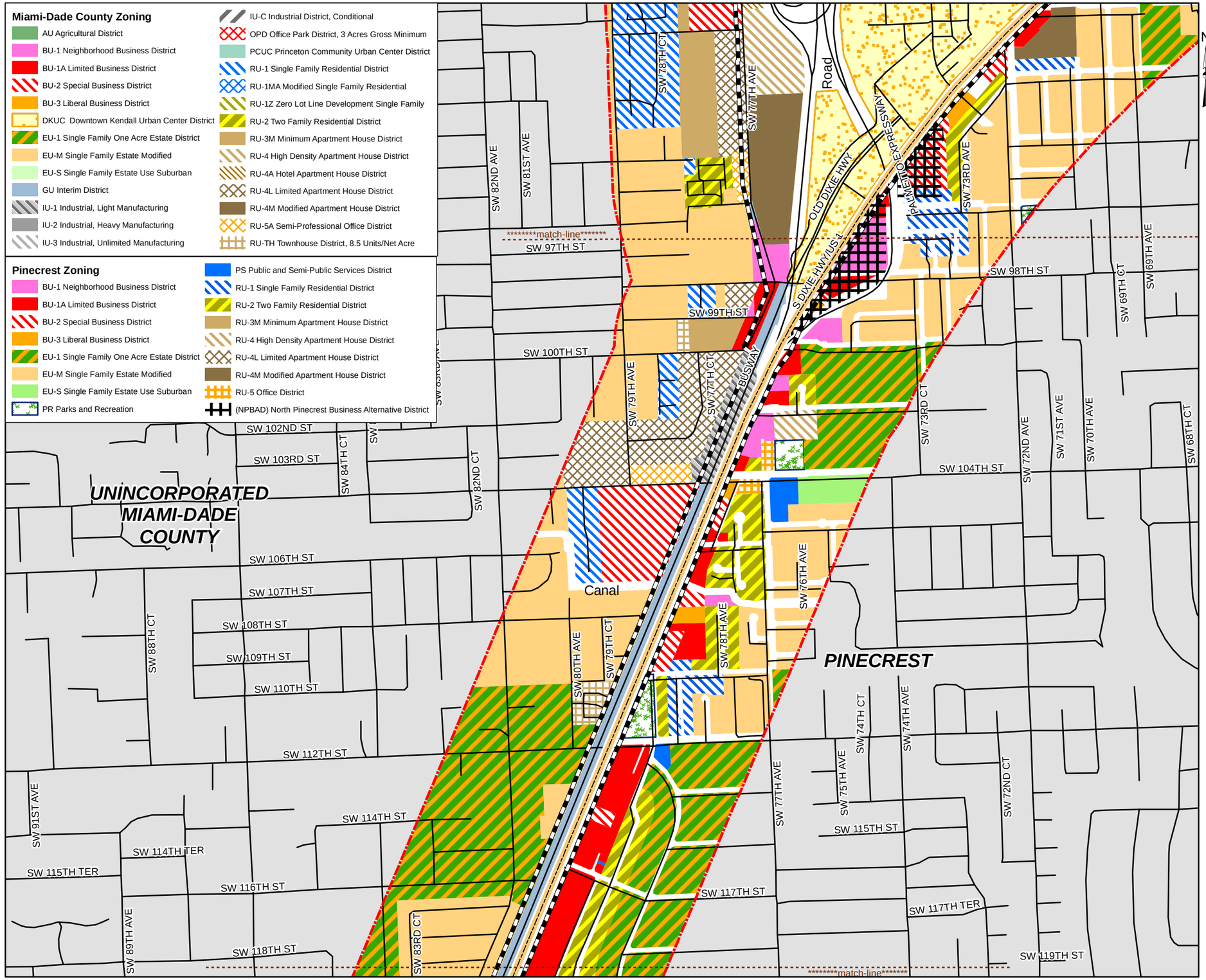
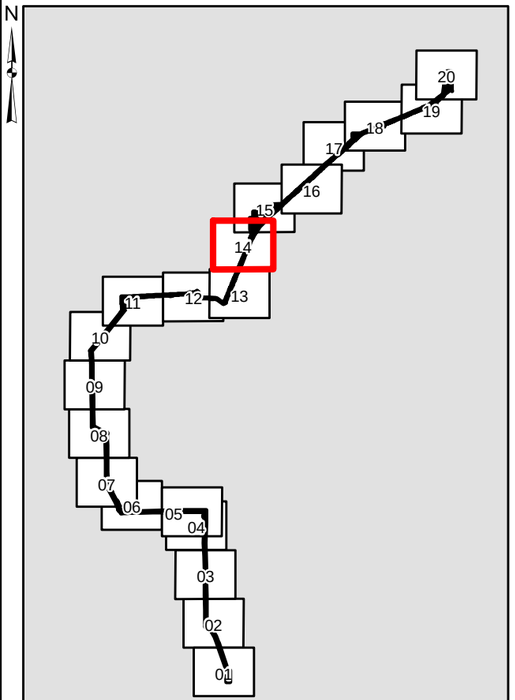
- RU-1 Single Family Residential District
- RU-1MA Modified Single Family Residential
- RU-1Z Zero Lot Line Development Single Family
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4A Hotel Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

Pinecrest Zoning

- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- PR Parks and Recreation
- PS Public and Semi-Public Services District
- RU-1 Single Family Residential District
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5 Office District
- (NPBAD) North Pinecrest Business Alternative District



AREA MAP



LEGEND

- FPL Substation
- Streets
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- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

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Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 14 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-3

Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
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- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5A Semi-Professional Office District
- RU-TH Townhouse District, 8.5 Units/Net Acre

South Miami Zoning

- GR General Retail
- H Hospital
- LO Low-Intensity Office
- MO Medium-Intensity Office
- NR Neighborhood Retail
- PI Public / Institutional
- PR Parks and Recreation
- PUD-H Planned Unit Development Hospital
- PUD-M Planned Unit Development Mixed Use
- PUD-R Planned Unit Development Residential
- RM-18 Low-Density Multi-Family
- RM-24 Medium-Density Multi-Family
- RO Residential Office
- RS-3 Low-Density Residential
- RS-4 Single Family Residential
- RT-6 Townhouse Residential
- RT-9 Two Family / Townhouse
- SR Specialty Retail
- TODD-LI4 Transportation Oriented Development District Light Industrial
- TODD-MU4 Transportation Oriented Development District Mixed Use 4
- TODD-MU5 Transportation Oriented Development District Mixed Use 5
- TODD-PI Transportation Oriented Development District Public / Institutional
- TODD-PR Transportation Oriented Development District Parks and Recreation

SOUTH MIAMI

UNINCORPORATED MIAMI-DADE COUNTY

UNINCORPORATED MIAMI-DADE COUNTY

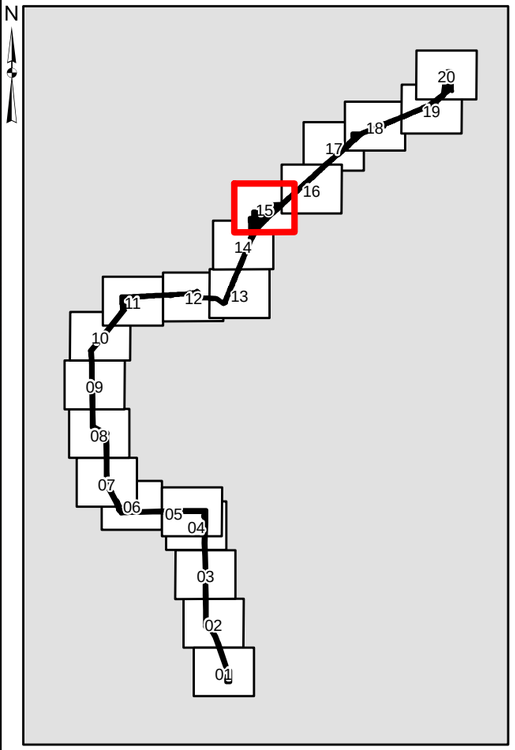
PINECREST

SW 68TH ST
SW 67TH AVE
SW 65TH AVE
SW 70TH ST
SW 63RD AVE
SW 72ND AVE
SW 71ST AVE
SW 72ND ST
SW 68TH AVE
SW 74TH ST
SW 64TH CT
SW 61ST AVE
SW 78TH CT
SW 74TH CT
SW 76TH AVE
SW 76TH ST
SW 77TH AVE
SW 80TH ST
SR 878 RAMP
SW 82ND ST
SW 73RD AVE
SW 84TH ST
SW 70TH AVE
SW 85TH ST
SW 64TH AVE
SW 62ND AVE
SW 83RD ST
Canal
SW 86TH ST
DADELAND MALL RD
SW 68TH CT
SW 88TH ST
SW 88TH ST/NORTH KENDALL DR
S DIXIE HWY/US 1
SW 79TH AVE
SW 77TH AVE
SW 92ND ST
SW 81ST AVE
SW 80TH AVE
OLD DIXIE HWY
BUSWAY
SW 69TH CT
SW 69TH AVE
********match-line********

Pinecrest Zoning

- BU-1 Neighborhood Business District
- BU-1A Limited Business District
- BU-2 Special Business District
- BU-3 Liberal Business District
- EU-1 Single Family One Acre Estate District
- EU-M Single Family Estate Modified
- EU-S Single Family Estate Use Suburban
- PR Parks and Recreation
- PS Public and Semi-Public Services District
- RU-1 Single Family Residential District
- RU-2 Two Family Residential District
- RU-3M Minimum Apartment House District
- RU-4 High Density Apartment House District
- RU-4L Limited Apartment House District
- RU-4M Modified Apartment House District
- RU-5 Office District
- (NPBAD) North Pinecrest Business Alternative District

AREA MAP



LEGEND

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- Turkey Point Plant Property

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0 500 1,000 2,000 Feet

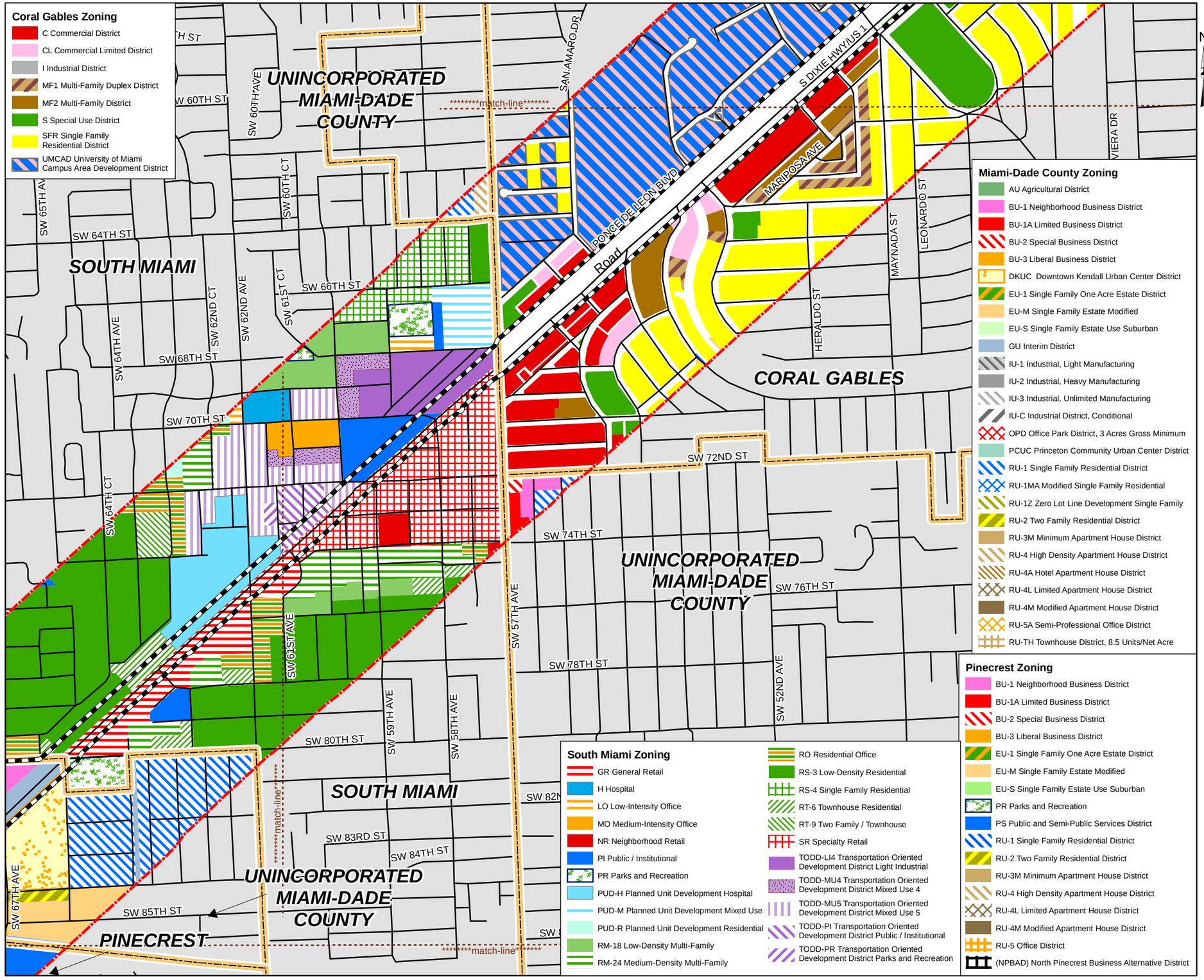
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 15 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-3



Coral Gables Zoning

- C Commercial District
- CL Commercial Limited District
- I Industrial District
- MF1 Multi-Family Duplex District
- MF2 Multi-Family District
- S Special Use District
- SFR Single Family Residential District
- UMCAD University of Miami Campus Area Development District

Miami-Dade County Zoning

- AU Agricultural District
- BU-1 Neighborhood Business District
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- BU-2 Special Business District
- BU-3 Liberal Business District
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Pinecrest Zoning

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- PUD-M Planned Unit Development Mixed Use
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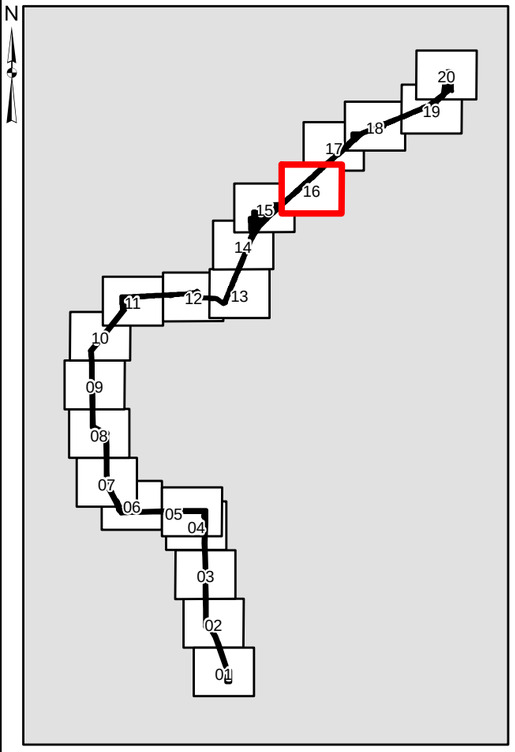
- TODD-PR Transportation Oriented Development District Parks and Recreation

AREA MAP



LEGEND

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0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 16 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

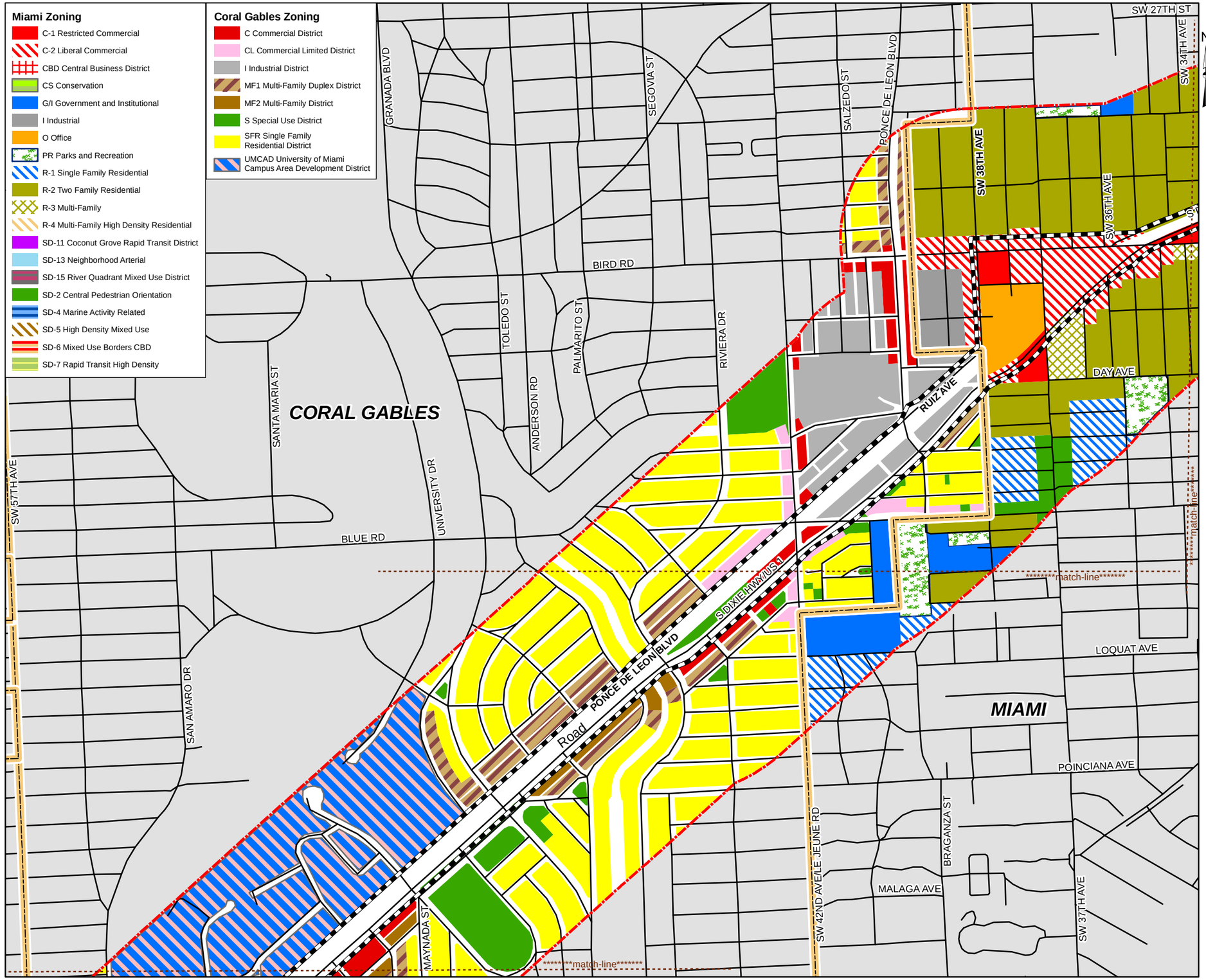
FIGURE E9.1.0-3

Miami Zoning

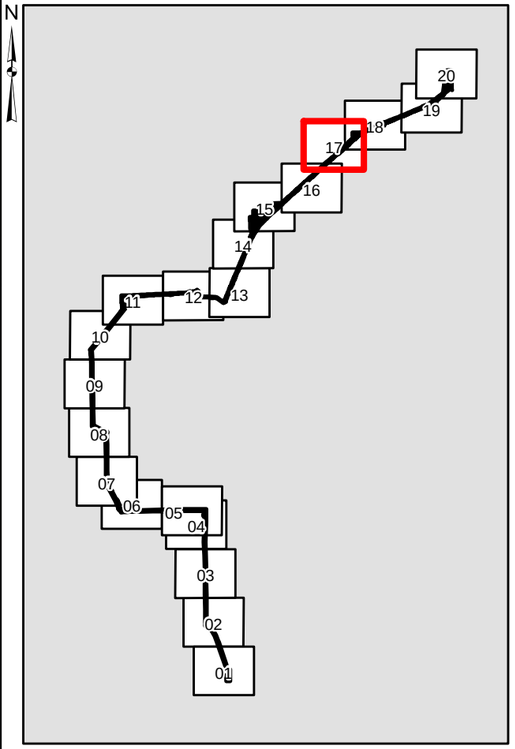
- C-1 Restricted Commercial
- C-2 Liberal Commercial
- CBD Central Business District
- CS Conservation
- G/I Government and Institutional
- I Industrial
- O Office
- PR Parks and Recreation
- R-1 Single Family Residential
- R-2 Two Family Residential
- R-3 Multi-Family
- R-4 Multi-Family High Density Residential
- SD-11 Coconut Grove Rapid Transit District
- SD-13 Neighborhood Arterial
- SD-15 River Quadrant Mixed Use District
- SD-2 Central Pedestrian Orientation
- SD-4 Marine Activity Related
- SD-5 High Density Mixed Use
- SD-6 Mixed Use Borders CBD
- SD-7 Rapid Transit High Density

Coral Gables Zoning

- C Commercial District
- CL Commercial Limited District
- I Industrial District
- MF1 Multi-Family Duplex District
- MF2 Multi-Family District
- S Special Use District
- SFR Single Family Residential District
- UMCAD University of Miami Campus Area Development District



AREA MAP



LEGEND

- FPL Substation
- Streets
- East Preferred Corridor
- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

REFERENCES

US Census, 2000; Miami-Dade County, 2008;
City of Coral Gables, 2008; Village of Pinecrest, 2006;
Village of Palmetto Bay, 2007; City of Miami, 2008; City of South Miami, 2007.

0 500 1,000 2,000 Feet

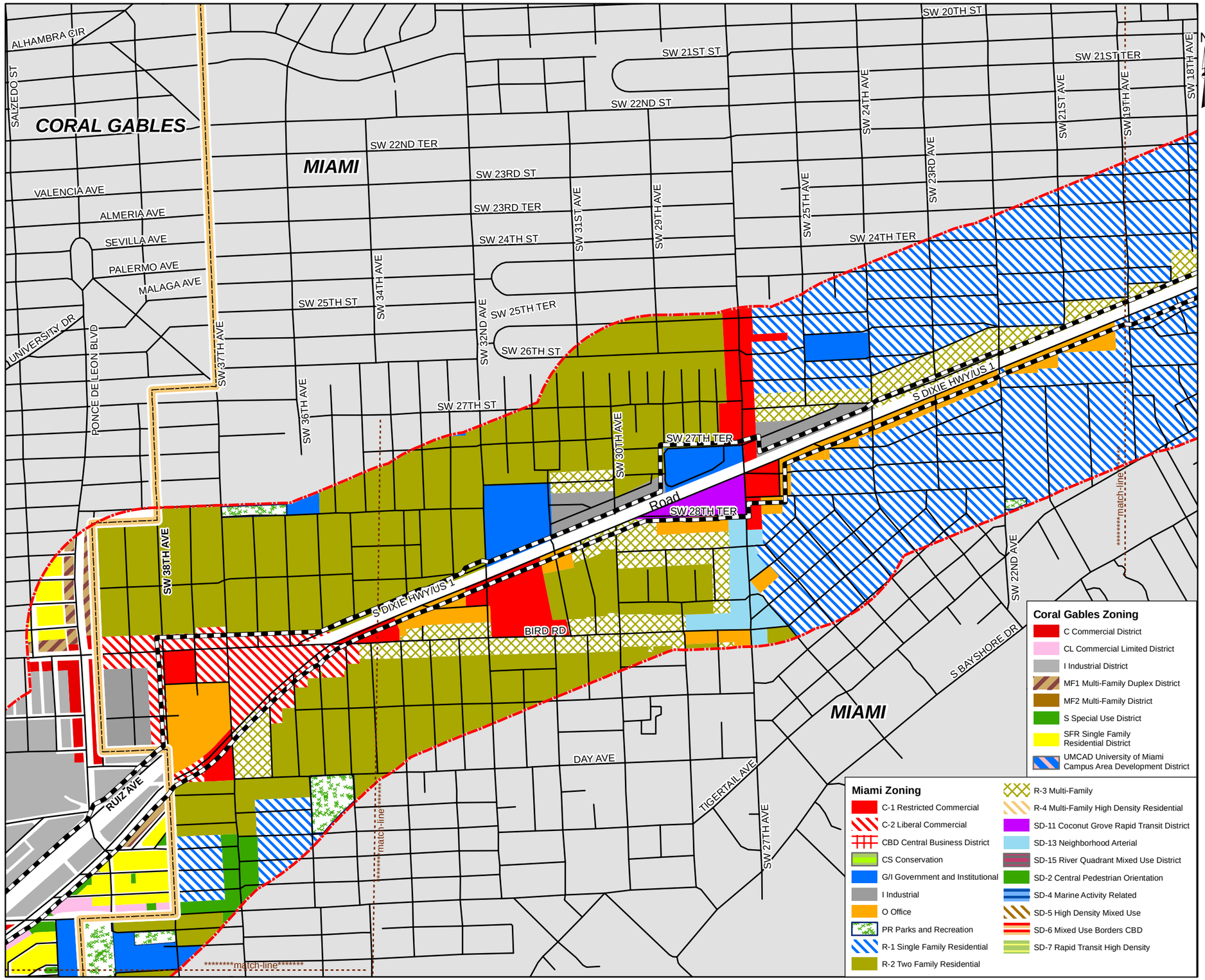
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 17 OF 20

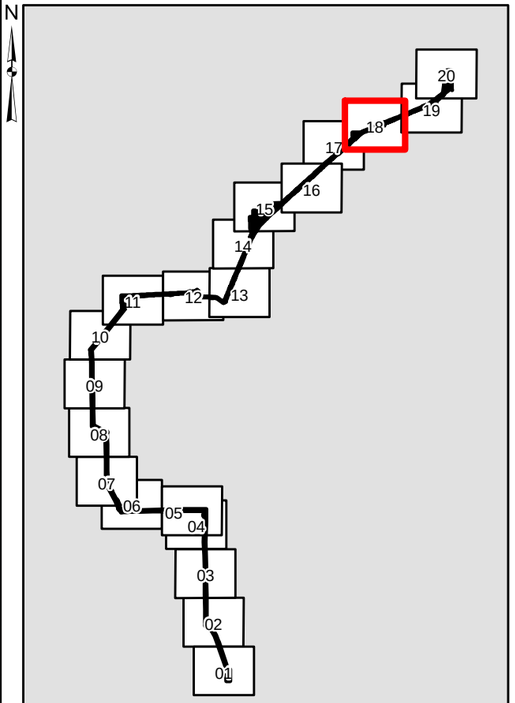
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/15/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
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- 0.25 Mile Area
- Municipal Boundary
- Turkey Point Units 6 & 7 Site
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Coral Gables Zoning

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0 500 1,000 2,000 Feet

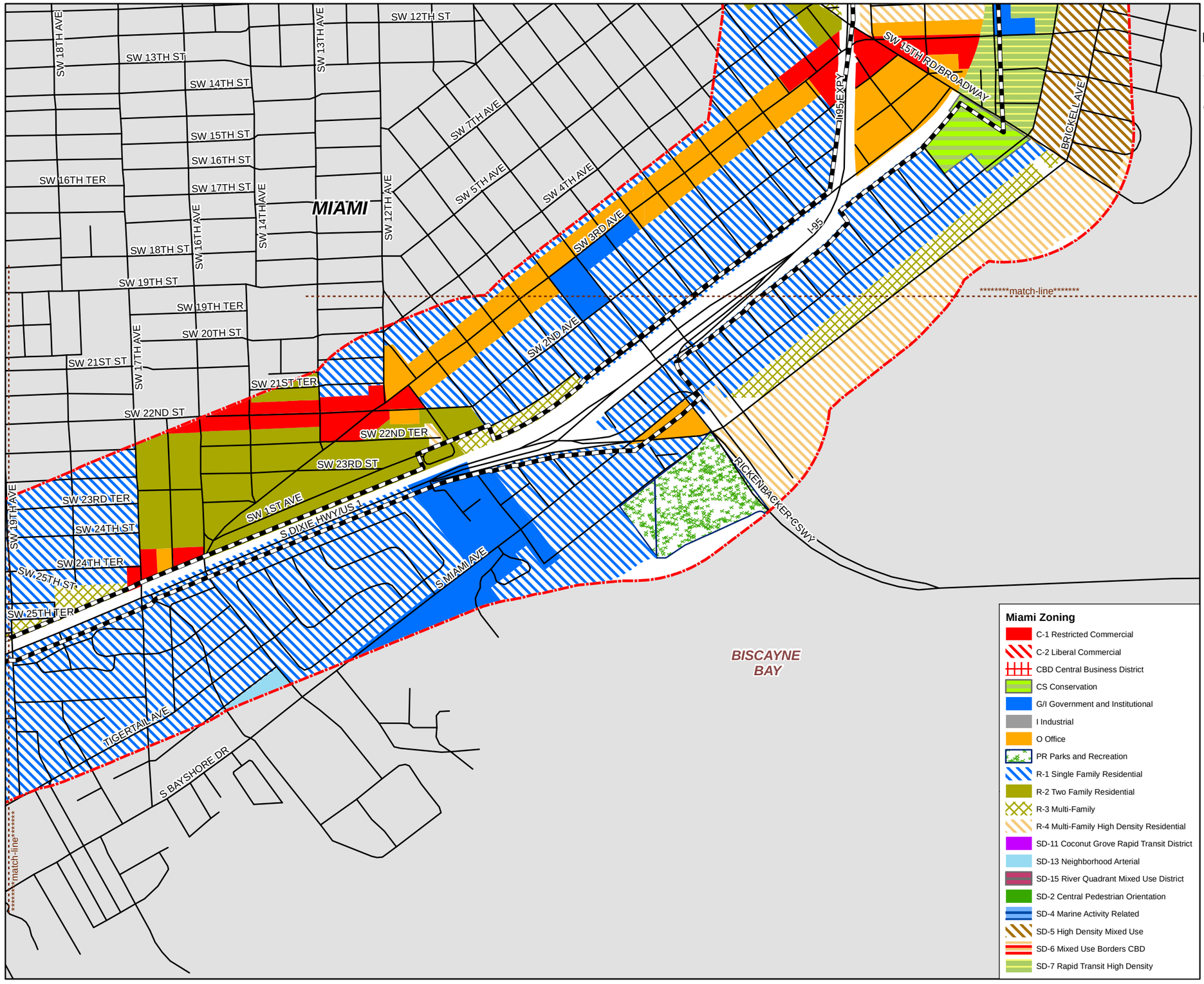
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 18 OF 20

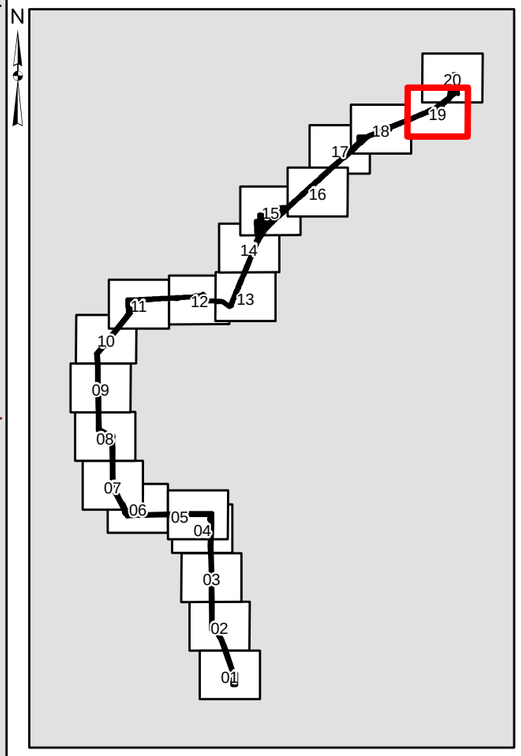
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/15/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

- FPL Substation
- Streets
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- 0.25 Mile Area
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0 500 1,000 2,000 Feet

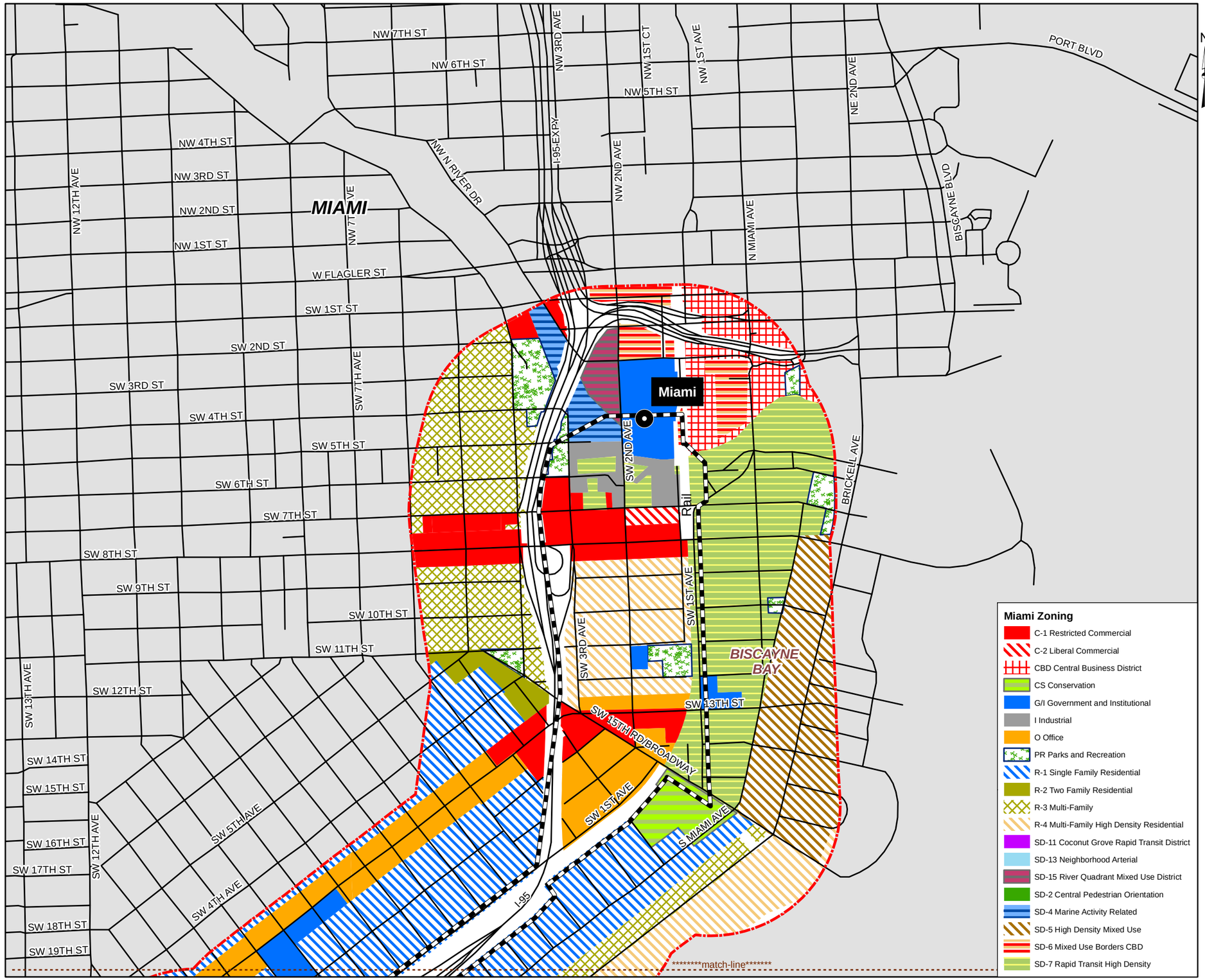
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 19 OF 20

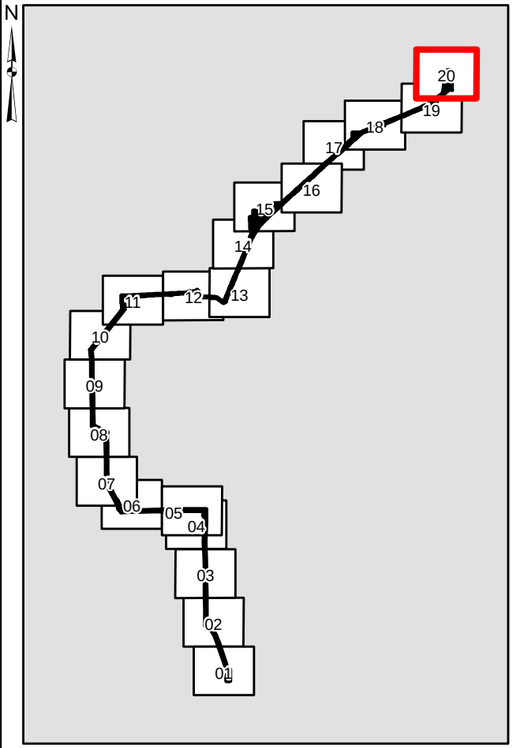
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-3



AREA MAP



LEGEND

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0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
ZONING MAP
SHEET 20 OF 20

FPL

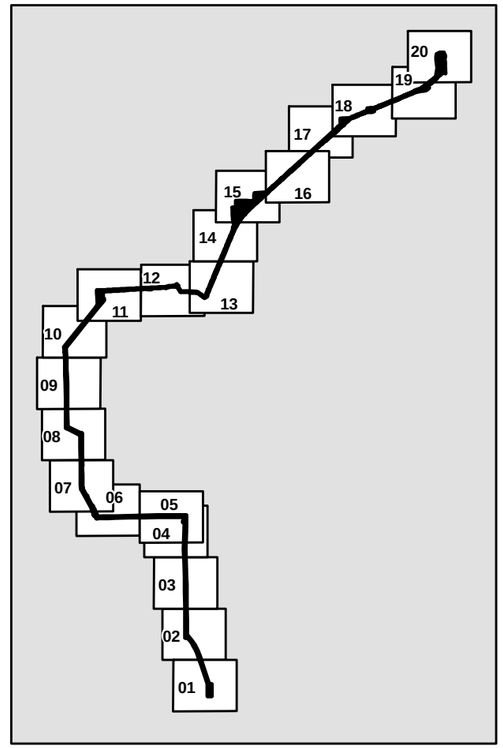
FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-3

CODE	LEVEL 3 FLUCFCS	CODE	LEVEL 3 FLUCFCS
111	FIXED SINGLE FAMILY UNITS	330	MIXED RANGELAND
118	RURAL RESIDENTIAL	411	PINE FLATWOODS
119	LOW DENSITY UNDER CONSTRUCTION	420	UPLAND HARDWOOD FORESTS
121	FIXED SINGLE FAMILY UNITS	422	BRAZILIAN PEPPER
129	RESIDENTIAL, MEDIUM DENSITY UNDER CONSTRUCTION <TWO-FIVE DWELLING UNTITS PER ACRE	434	HARDWOOD - CONIFEROUS MIXED
131	FIXED SINGLE FAMILY UNITS <SIX OR MORE DEWLLINGS	437	AUSTRALIAN PINES
132	MOBILE HOME UNITS <SIX OR MORE DEWLLINGS PER ACRE	441	CONIFEROUS PLANTATIONS
133	MULTIPLE DWELLING UNITS, LOW RISE	510	CANALS
134	MULTIPLE DWELLING UNITS, HIGH RISE	511	DITCHES
139	HIGH DENSITY UNDER CONSTRUCTION	512	CHANNELIZED RIVER, STREAM, WATERWAY
140	COMMERCIAL AND SERVICES	530	RESERVOIRS
141	RETAIL SALES AND SERVICES	541	EMBAYMENTS OPENING DIRECTLY INTO THE GULF OF MEXICO OR THE ATLANTIC OCEAN
148	CEMETERIES	611	BAY SWAMPS
149	COMMERCIAL AND SERVICES UNDER CONSTRUCTION	612	MANGROVE SWAMPS
155	OTHER LIGHT INDUSTRIAL	612 / 618	MANGROVE SWAMPS / WILLOW AND ELDERBERRY
165	RECLAIMED LAND	612 / 619	MANGROVE SWAMPS / EXOTIC WETLAND HARDWOODS
170	INSTITUTIONAL	612-B	DWARF MANGROVES
171	EDUCATIONAL FACILITIES	617	MIXED WETLAND HARDWOODS
173	MILITARY	619	EXOTIC WETLAND HARDWOODS
176	CORRECTIONAL	619	MIXED WETLAND HARDWOODS
180	RECREATIONAL	625	HYDRIC PINE FLATWOODS
182	GOLF COURSES	630	WETLAND FORESTED MIXED
183	RACE TRACKS	641	FRESHWATER MARSHES
185	PARKS AND ZOOS	642	SALTWATER MARSHES
190	OPEN LAND	643	WET PRAIRIES
192	INACTIVE LAND WITH STREET PATTERN BUT WITHOUT STRUCTURES	651	TIDAL FLATS
212	UNIMPROVED PASTURES	740	DISTURBED LANDS
214	ROW CROPS	744	FILL AREAS / ROADWAYS
215	FIELD CROPS	744	FILL AREAS <HIGHWAYS-RAILWAYS>
221	CITRUS GROVES	810	TRANSPORTATION
222	FRUIT ORCHARDS	812	RAILROADS
241	TREE NURSERIES	814	ROADS AND HIGHWAYS
242	SOD FARMS	831	ELECTRIC POWER FACILITIES
243	ORNAMENTALS	831	ELECTRICAL POWER FACILITIES
251	HORSE FARMS	832	ELECTRIC POWER TRANSMISSION LINES
261	FALLOW CROP LAND	832	ELECTRICAL POWER TRANSMISSION LINES
310	HERBACEOUS (DRY PRAIRIE)	835	SOLID WASTE DISPOSAL
320	SHRUB AND BRUSHLAND		

NOTE: SFWMD DATA USED WHERE UPDATED FPL SURVEYED DATA (GAI, 2009) ARE UNAVAILABLE

AREA MAP



REFERENCES

FDOT, 1999; SFWMD, 2004; GAI, 2009.

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
LEGEND

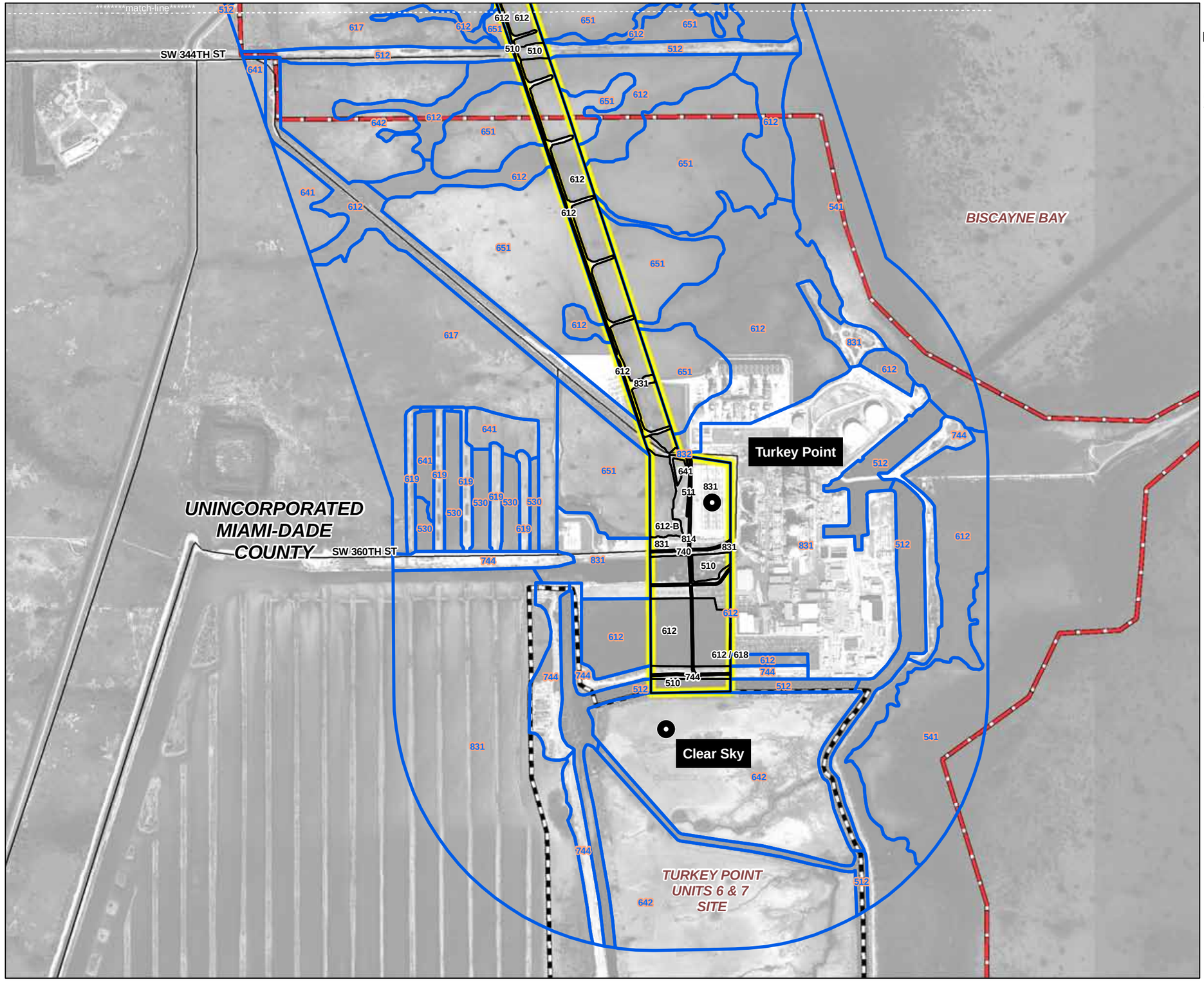
FPL

FILE No. 080489-0100

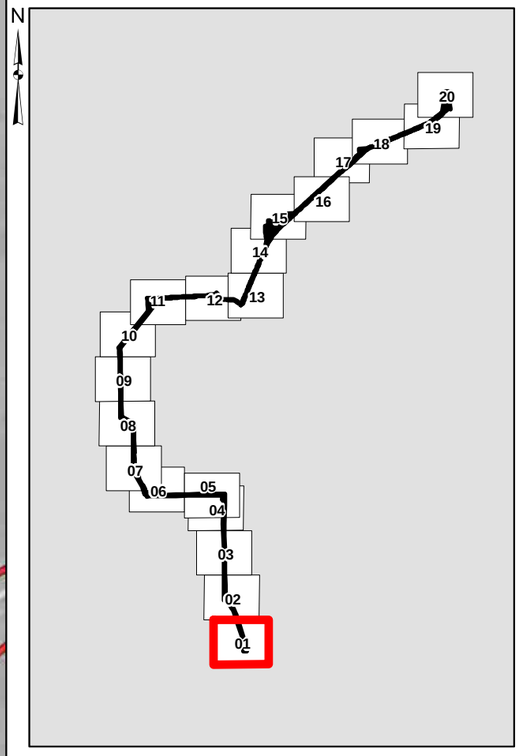
REV. 0

PLOT DATE 5/19/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
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- Streets
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- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
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**Refer to First Page for Land Cover Descriptions

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

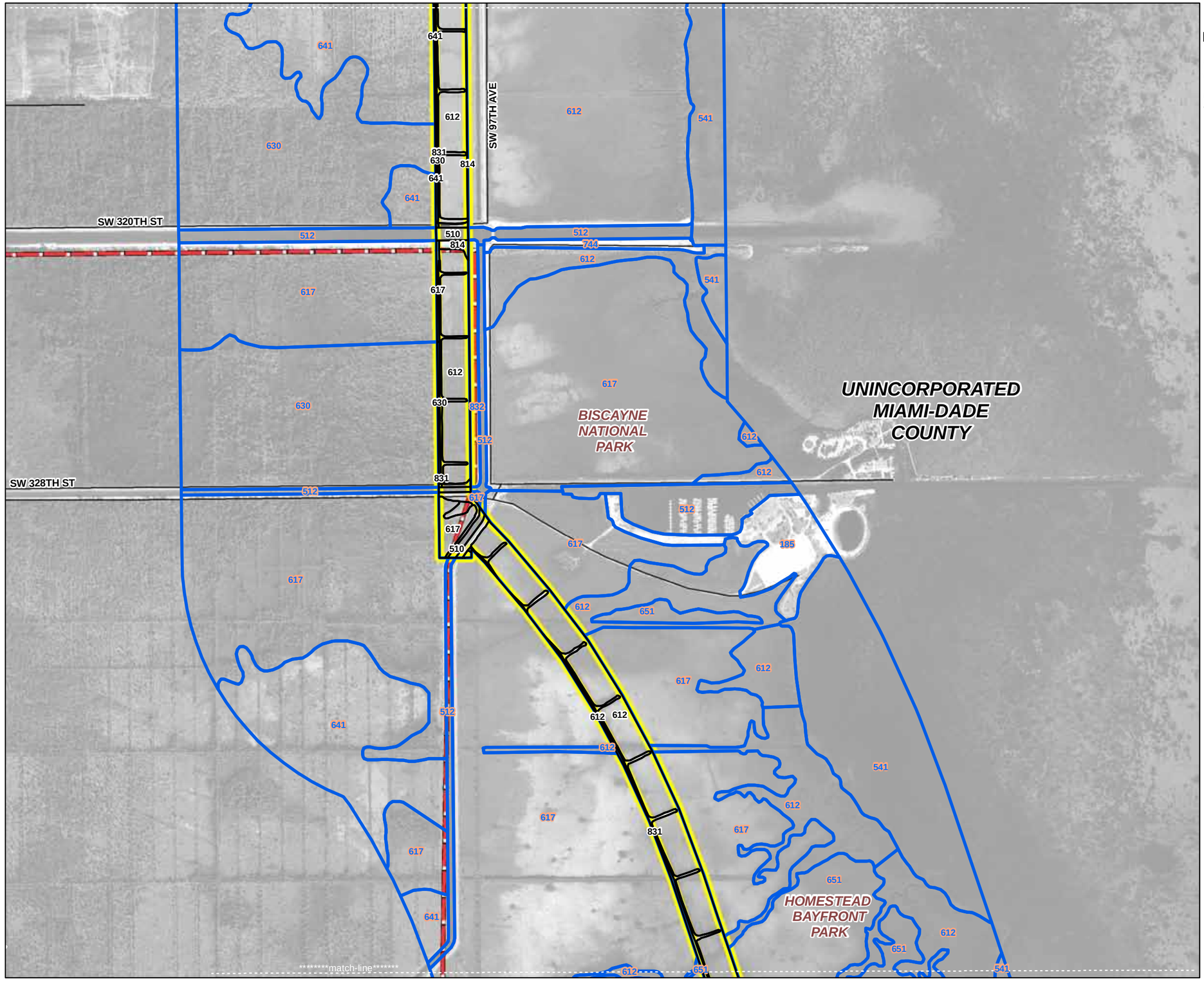
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 01 OF 20

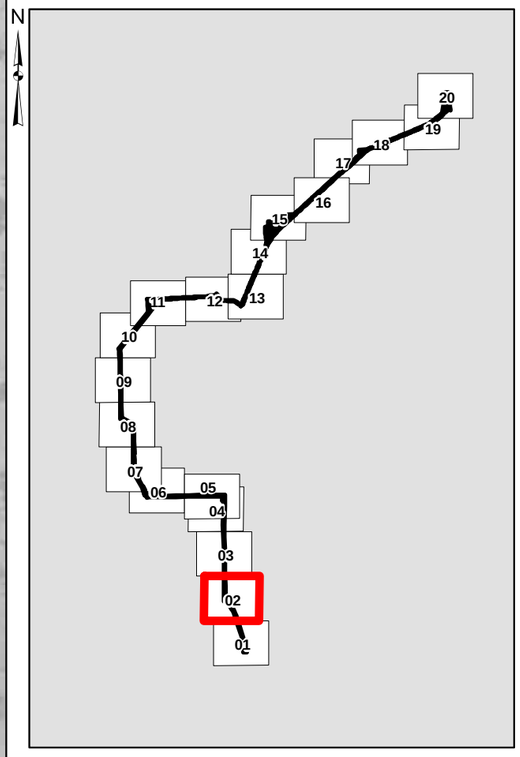
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
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- Streets
- East Preferred Corridor
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- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
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- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

REFERENCES

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Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

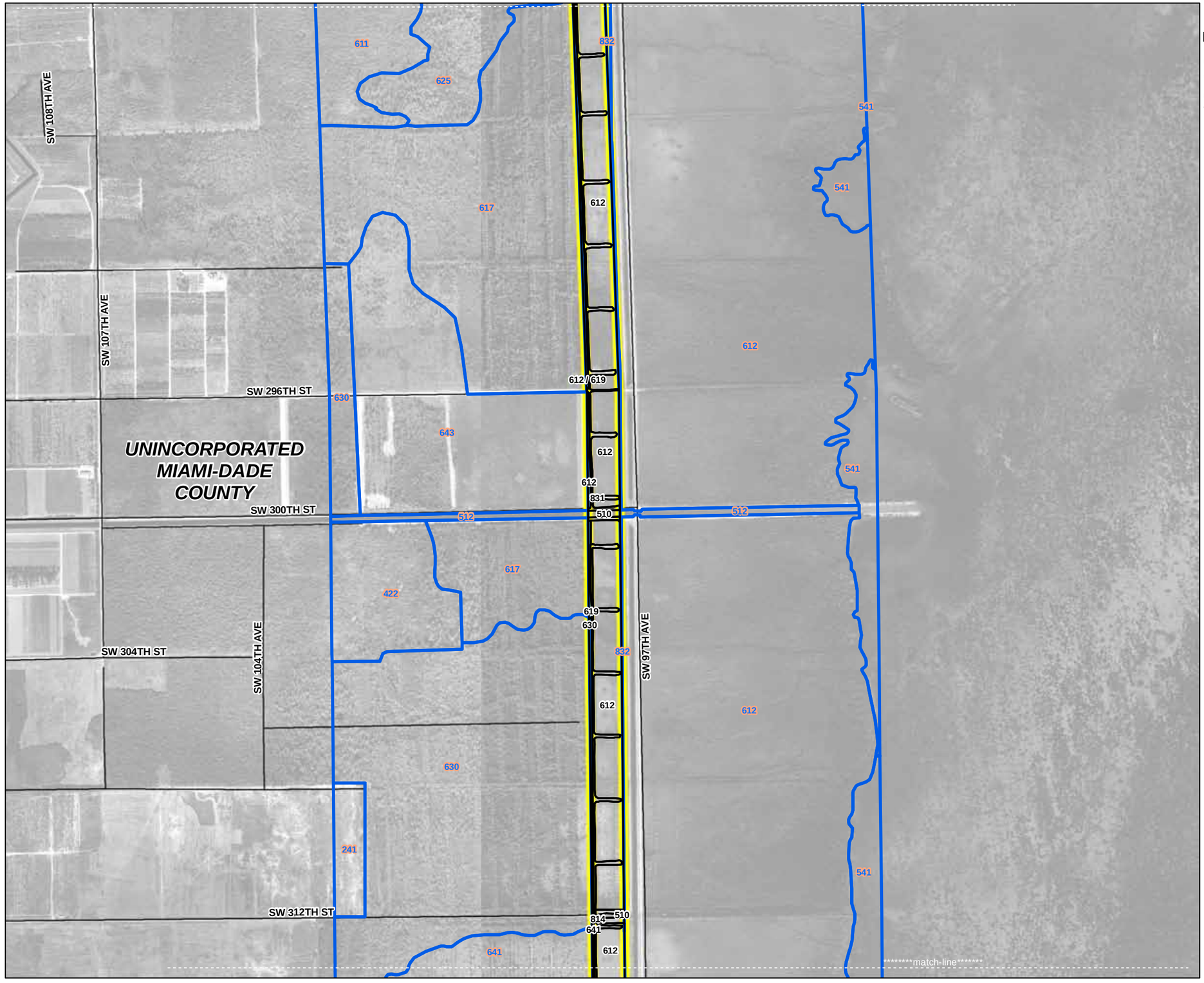
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 02 OF 20

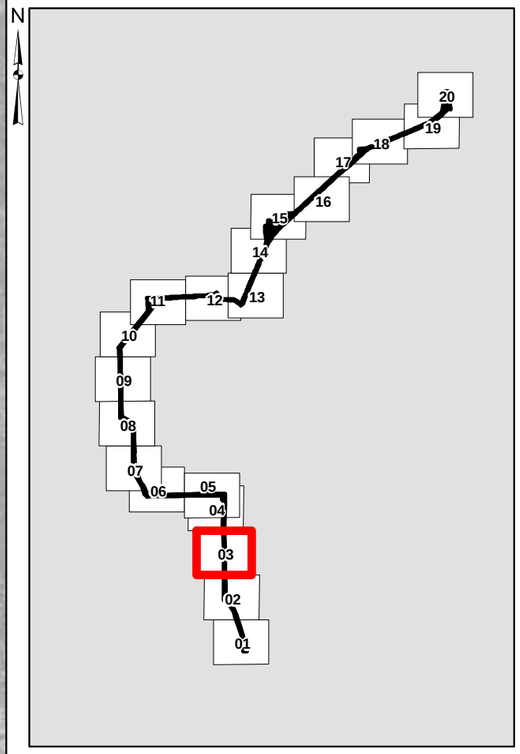
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

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FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

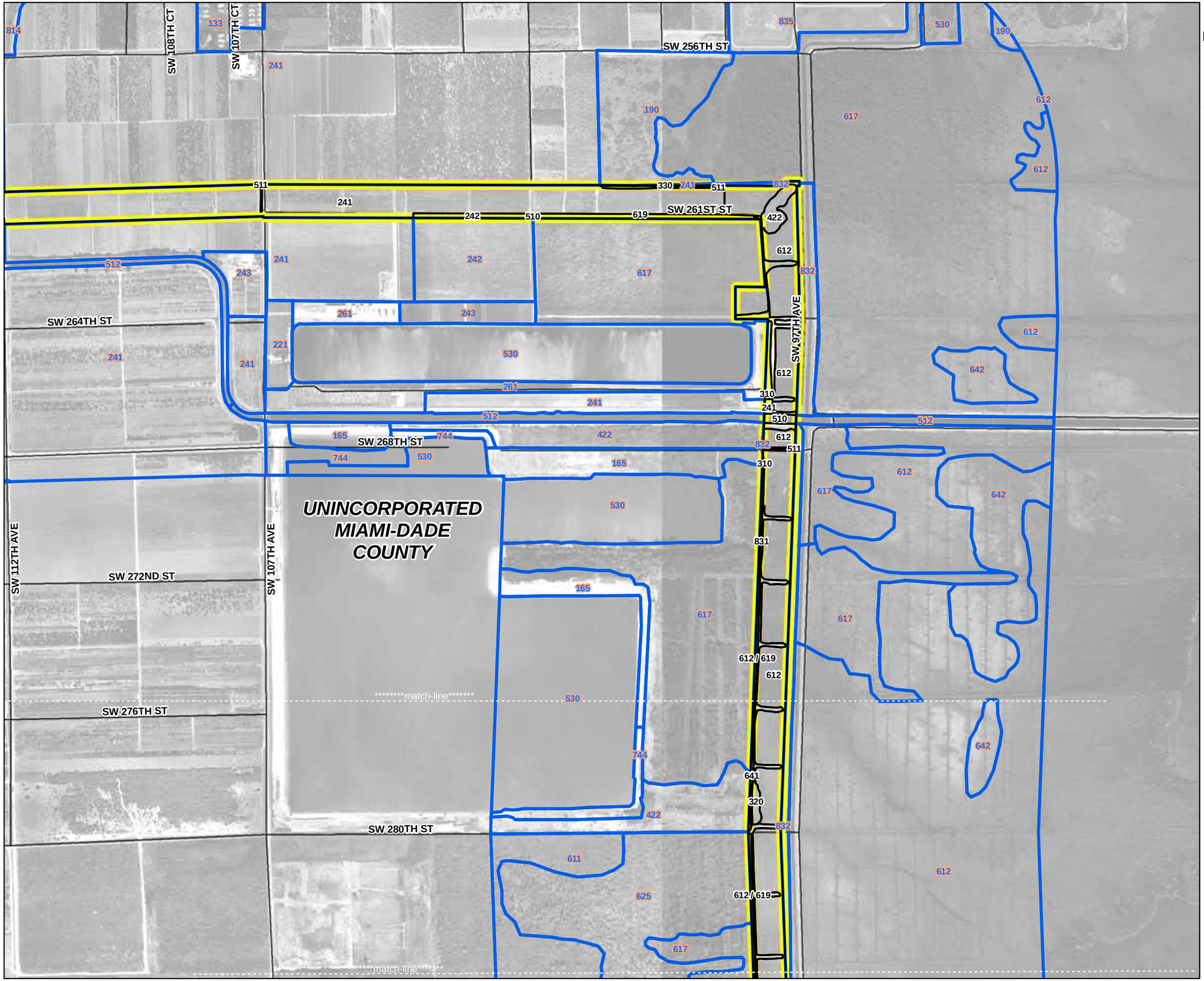
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 03 OF 20

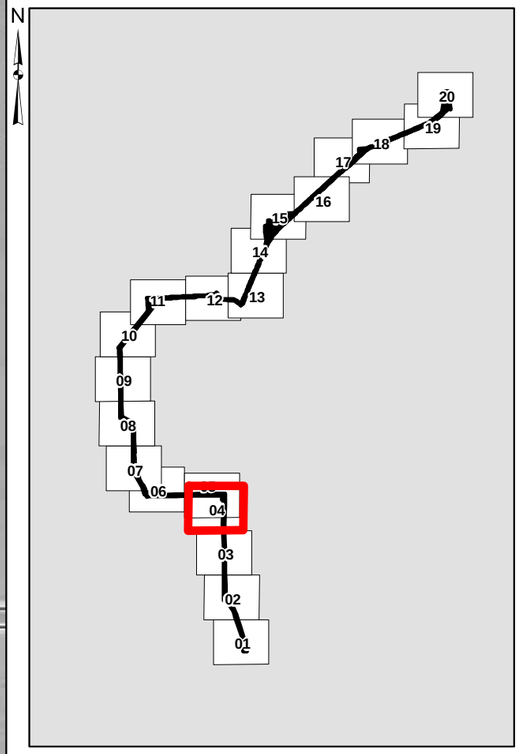
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

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0 500 1,000 2,000 Feet

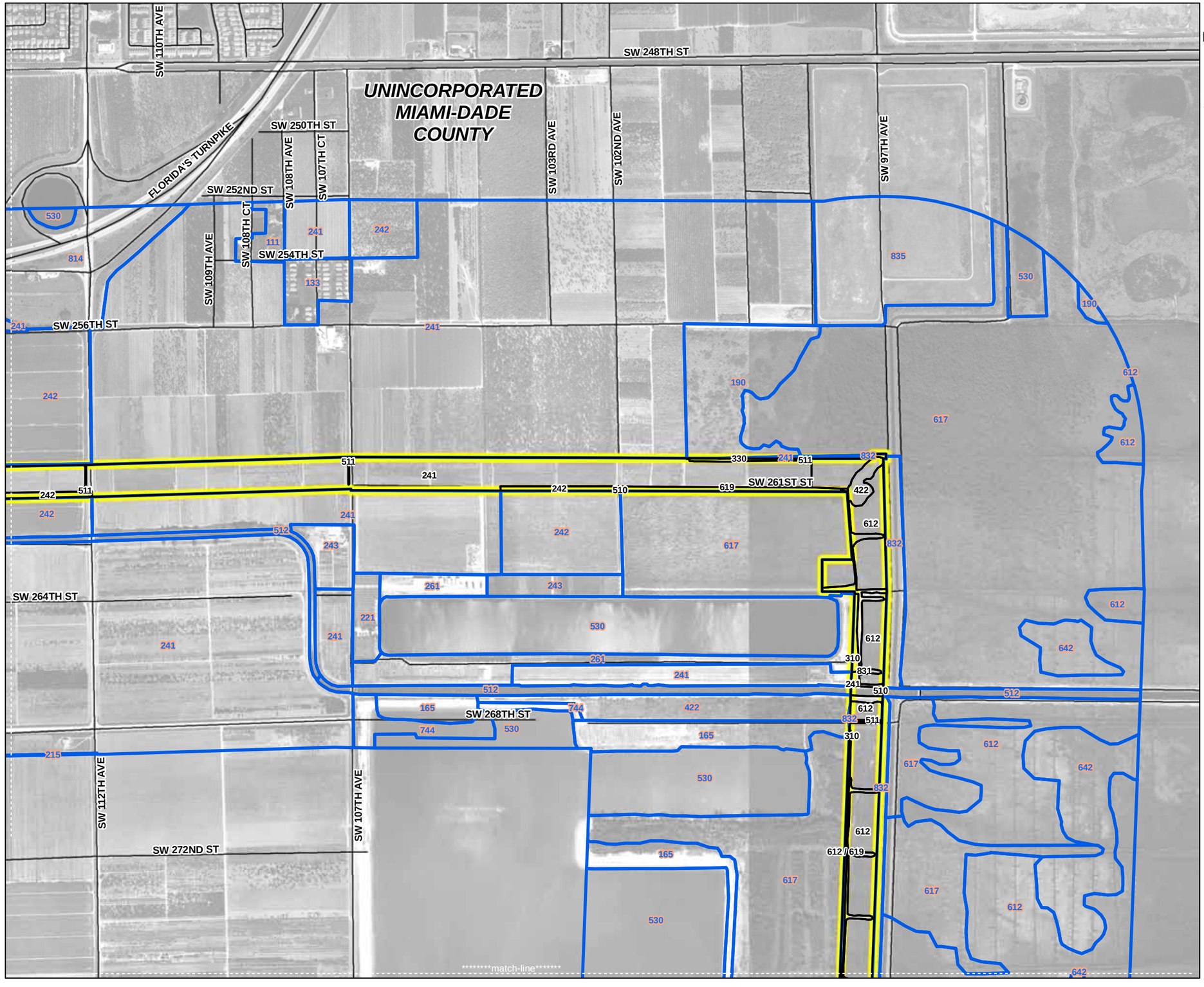
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 04 OF 20

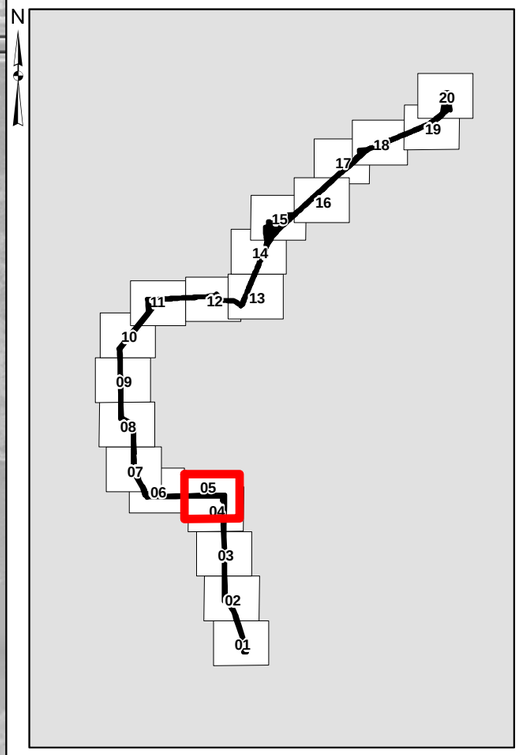
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

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0 500 1,000 2,000 Feet

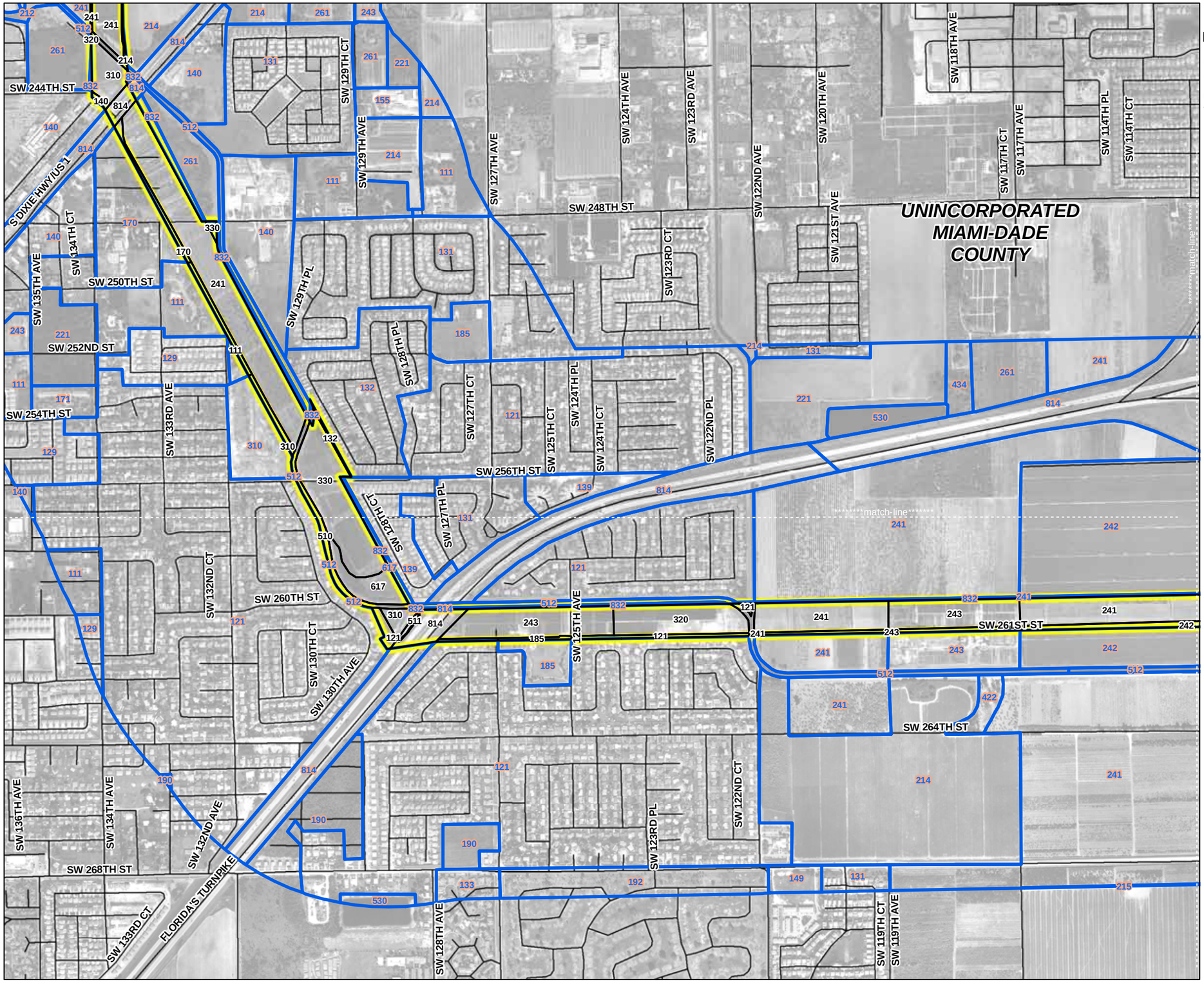
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 05 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



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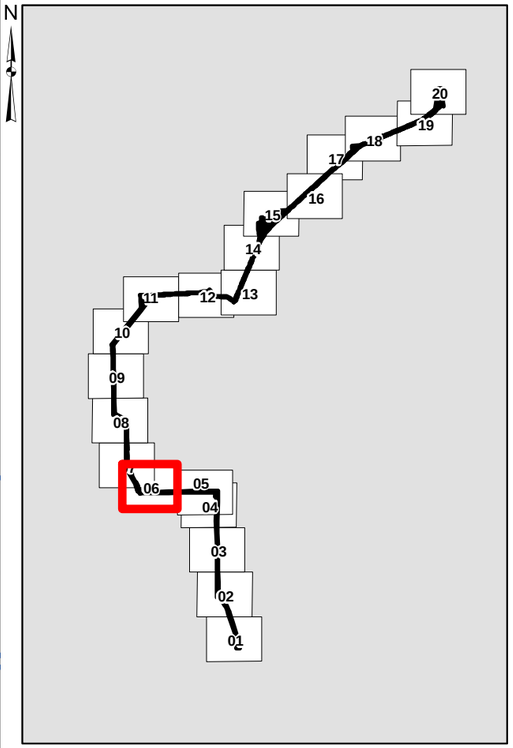

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- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
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0 500 1,000 2,000 Feet

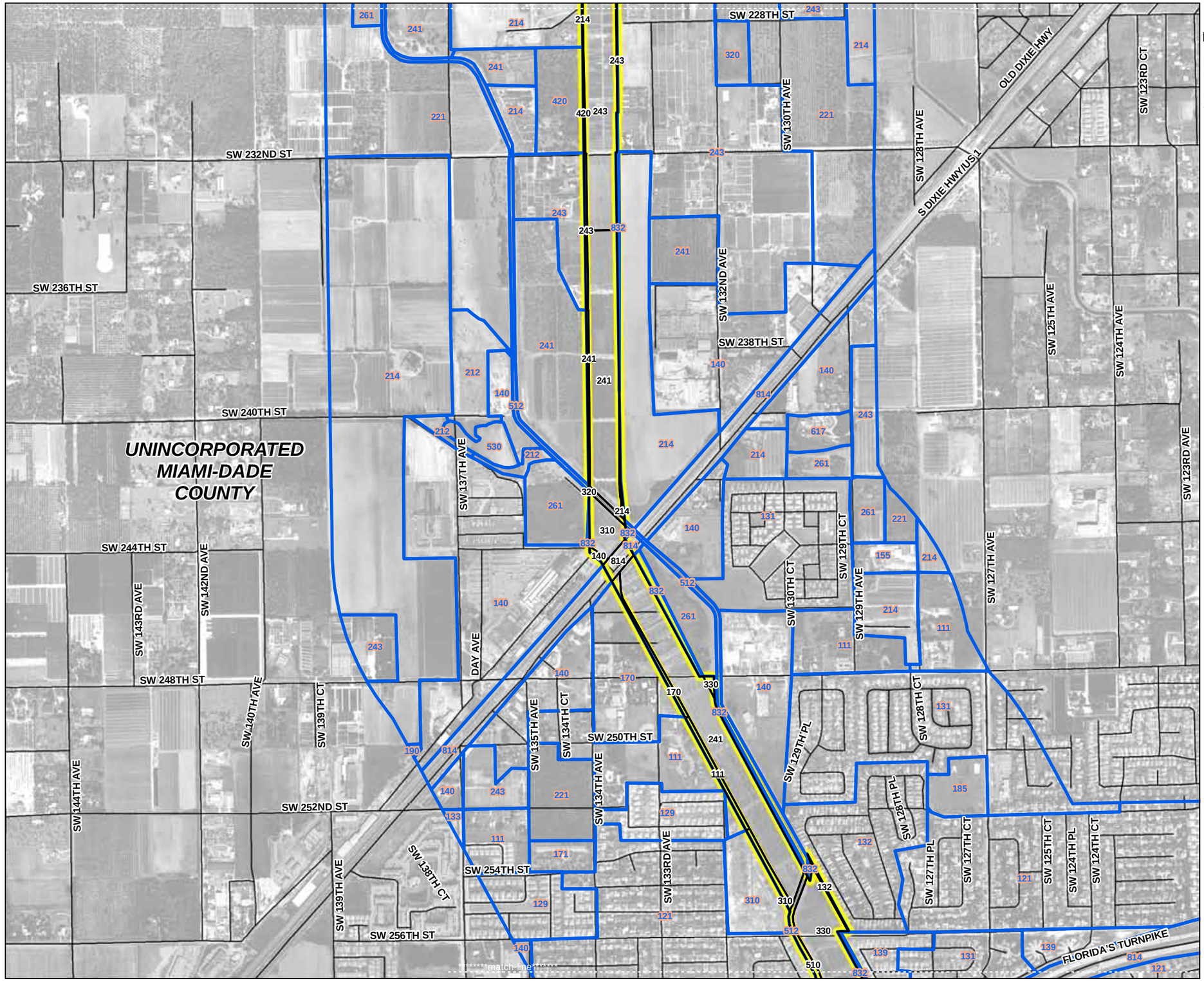
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 06 OF 20

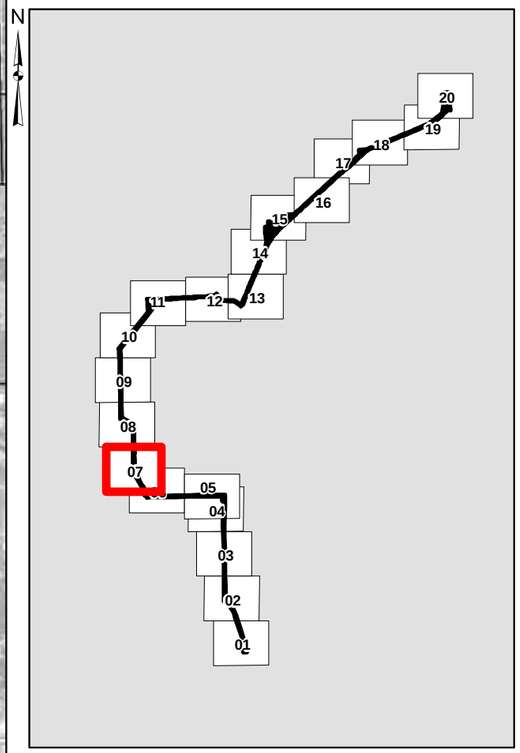
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

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- Streets
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0 500 1,000 2,000 Feet

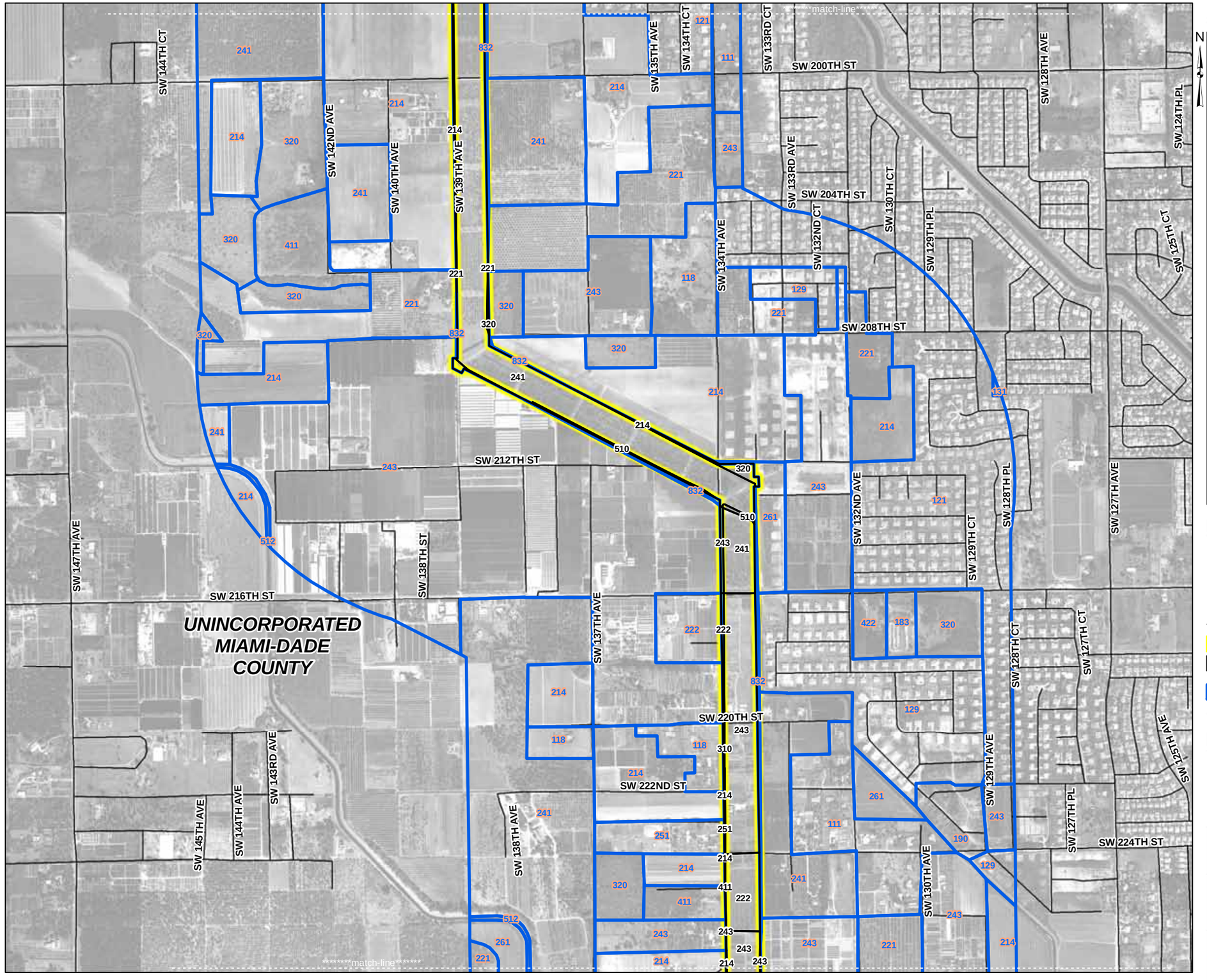
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 07 OF 20

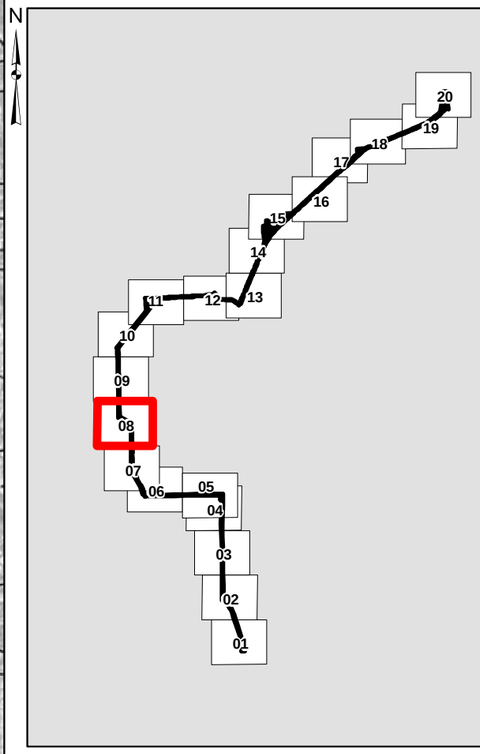
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

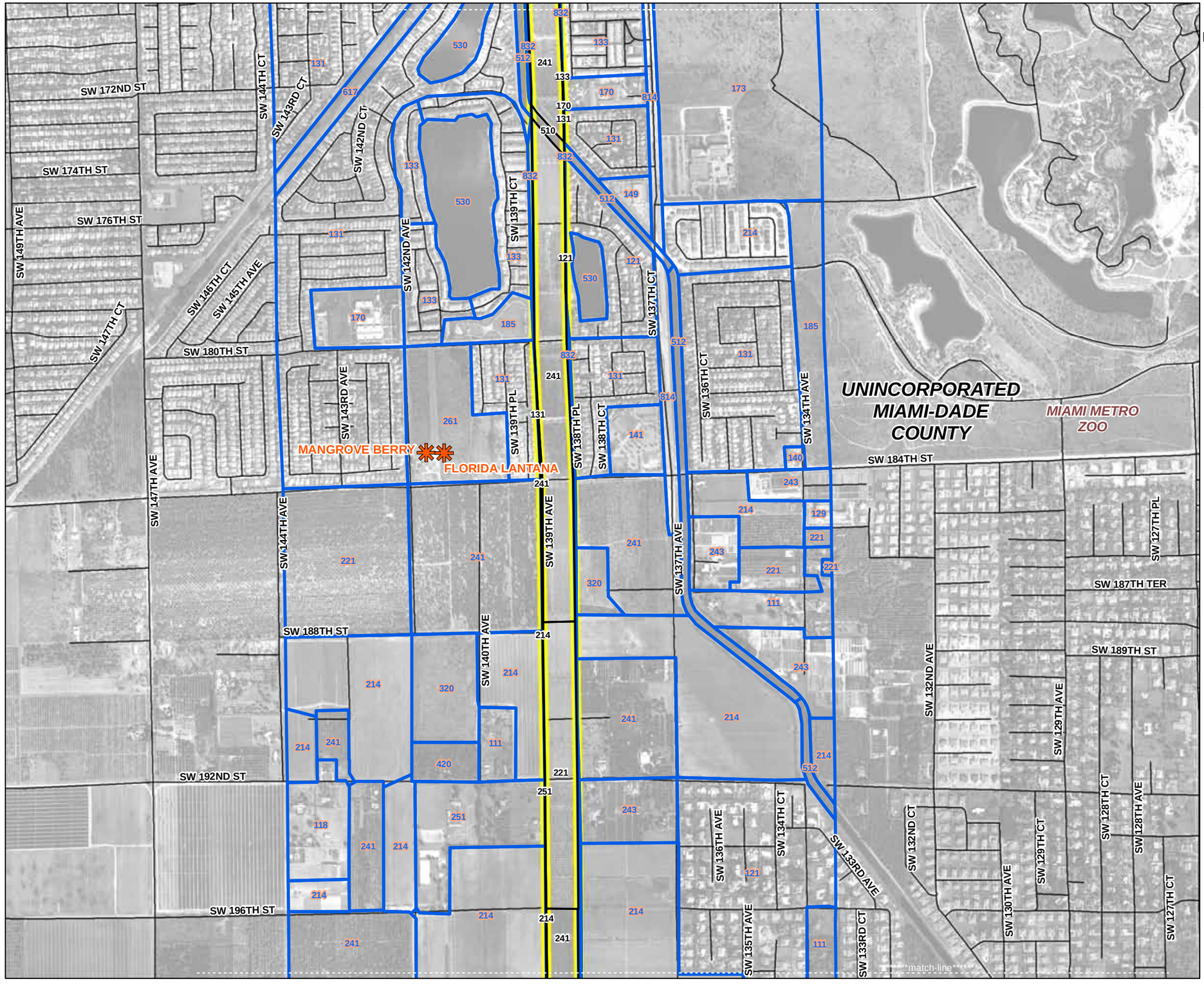
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 08 OF 20

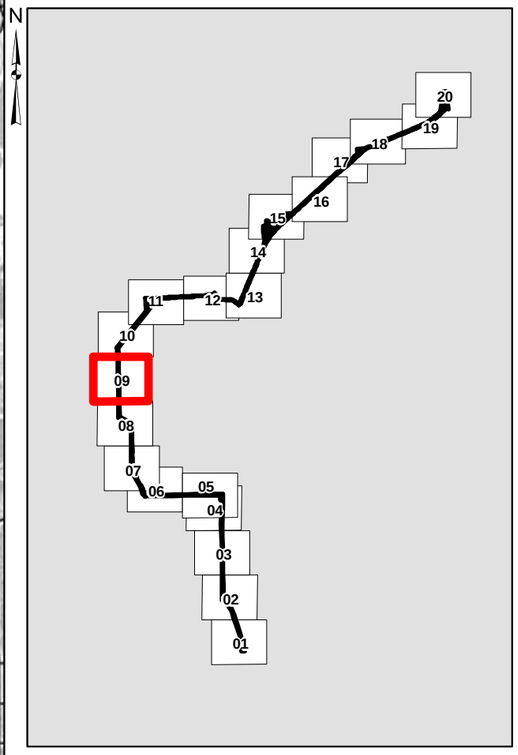
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

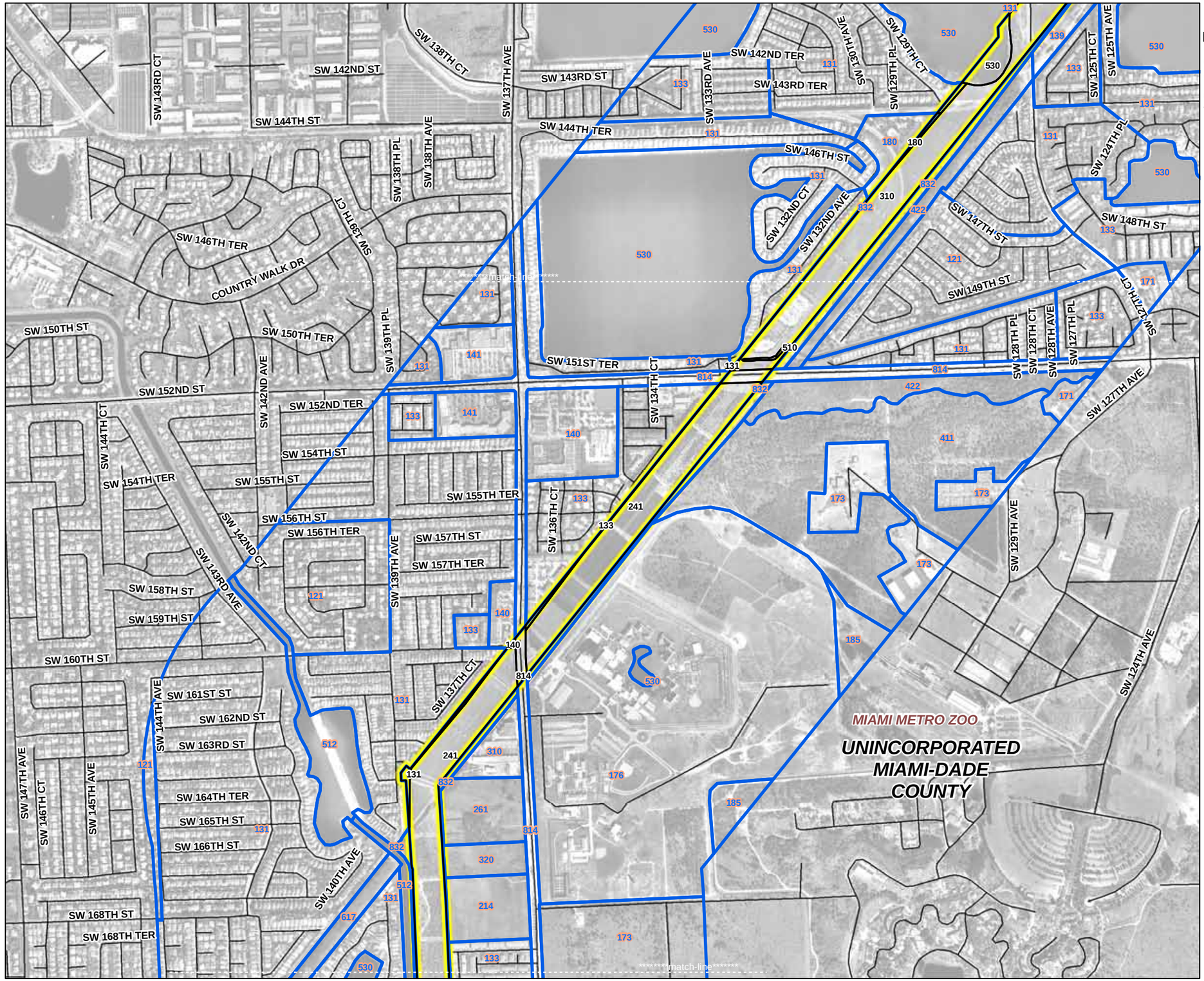
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 09 OF 20

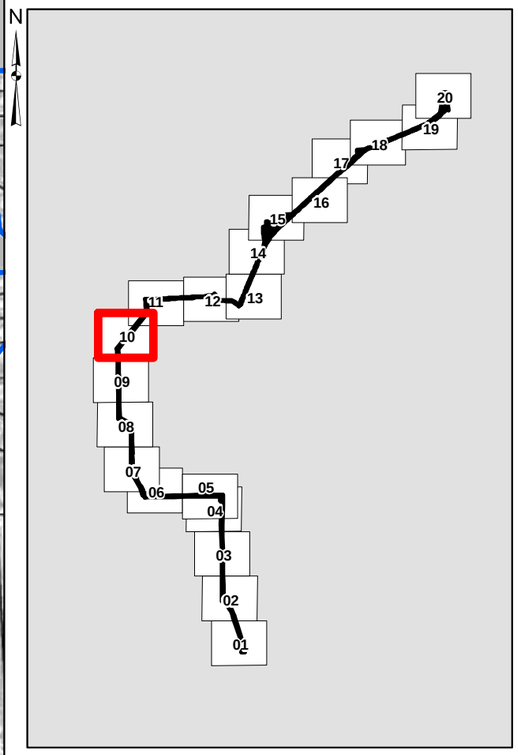
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

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FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

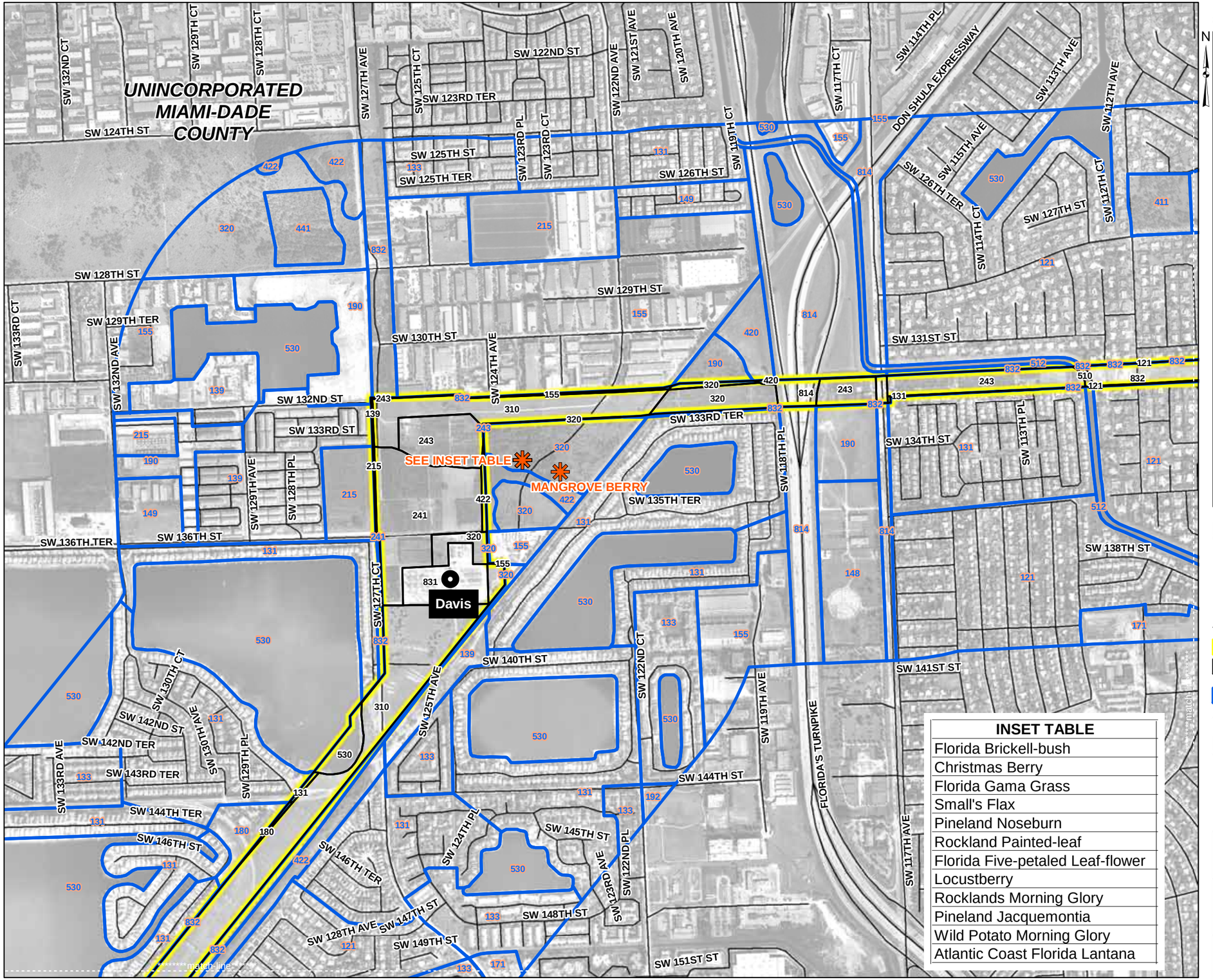
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 10 OF 20

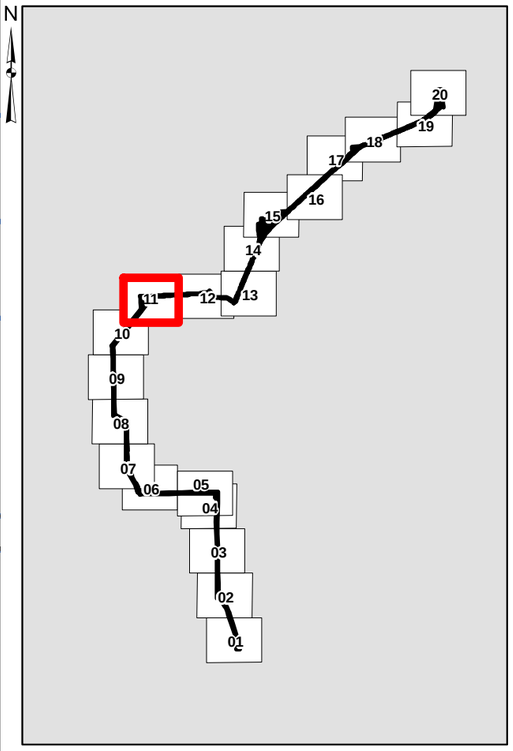
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

INSET TABLE
Florida Brickell-bush
Christmas Berry
Florida Gama Grass
Small's Flax
Pineland Noseburn
Rockland Painted-leaf
Florida Five-petaled Leaf-flower
Locustberry
Rocklands Morning Glory
Pineland Jacquemontia
Wild Potato Morning Glory
Atlantic Coast Florida Lantana

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

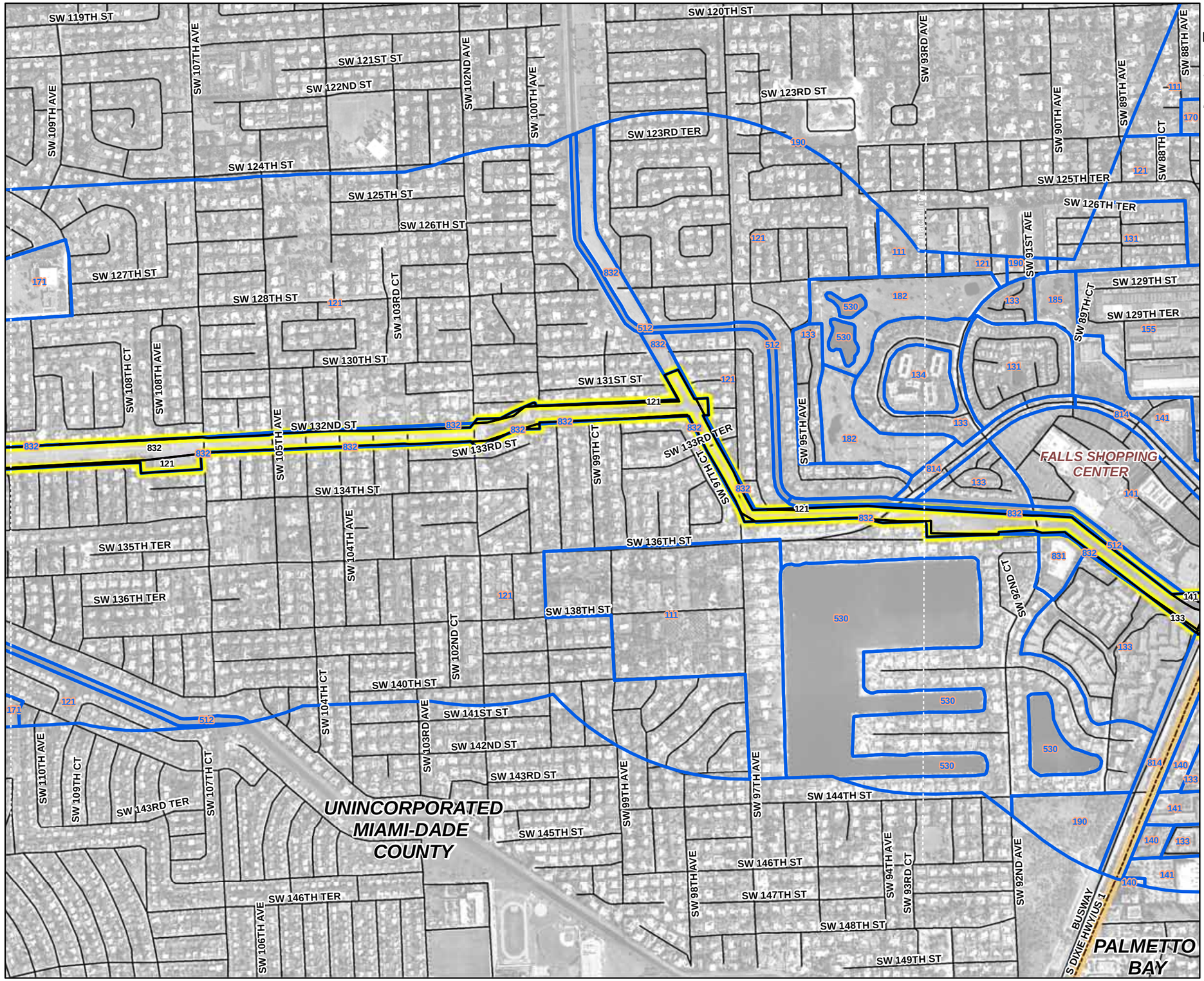
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 11 OF 20

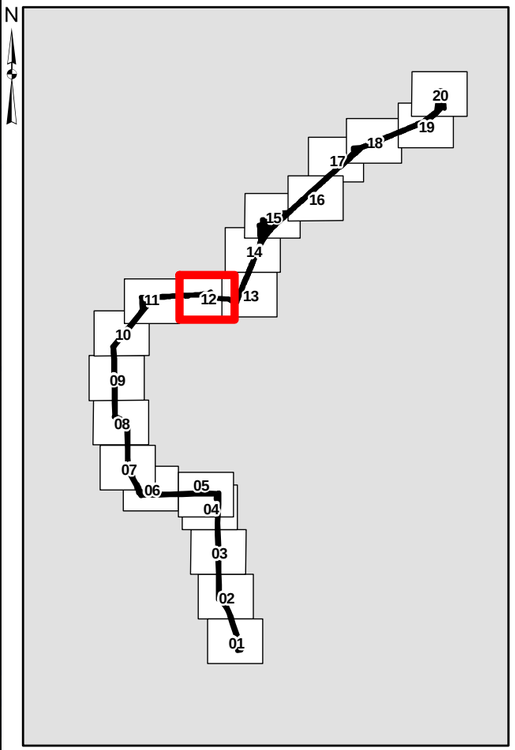
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

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Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

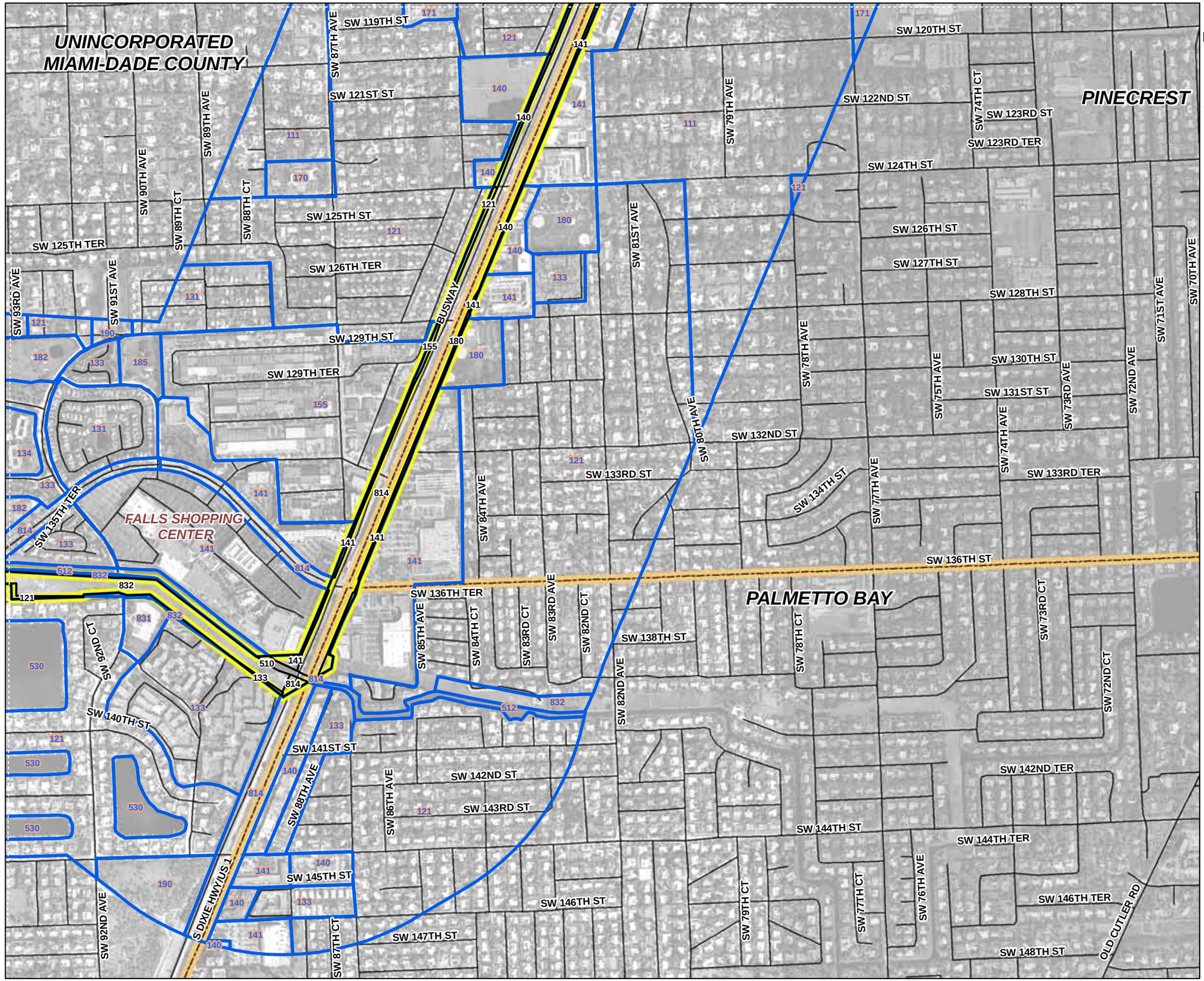
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 12 OF 20

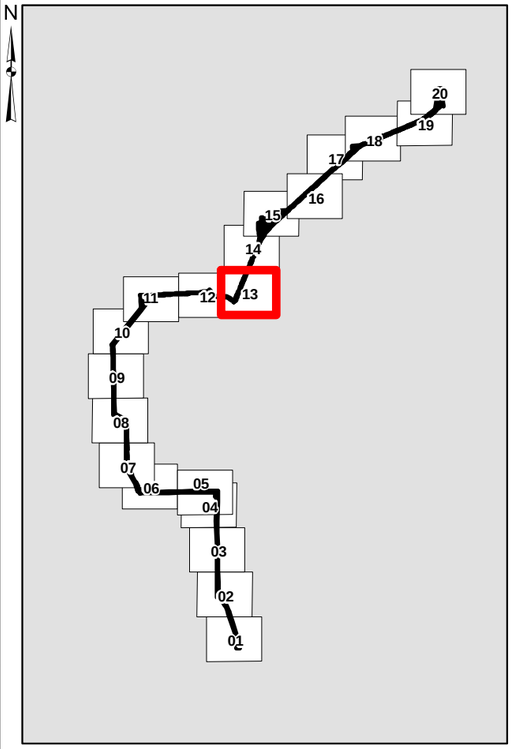
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
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Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

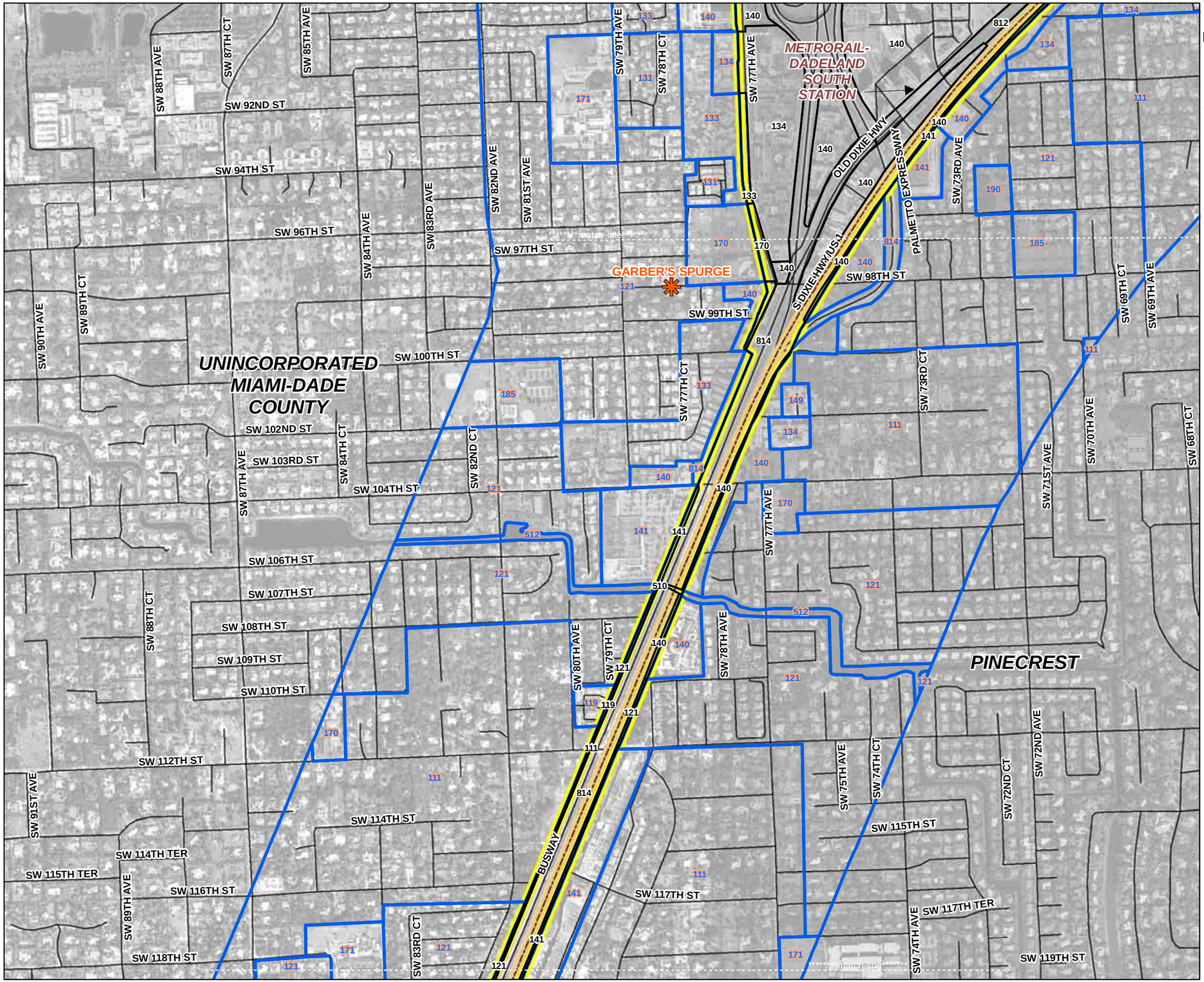
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 13 OF 20

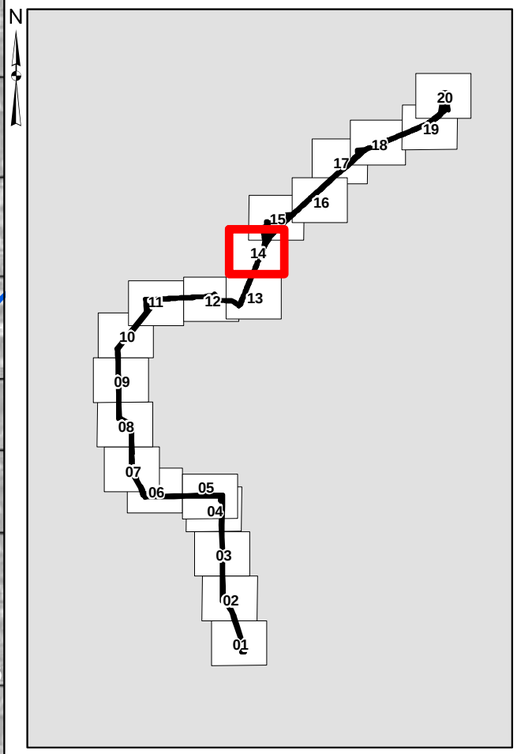
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

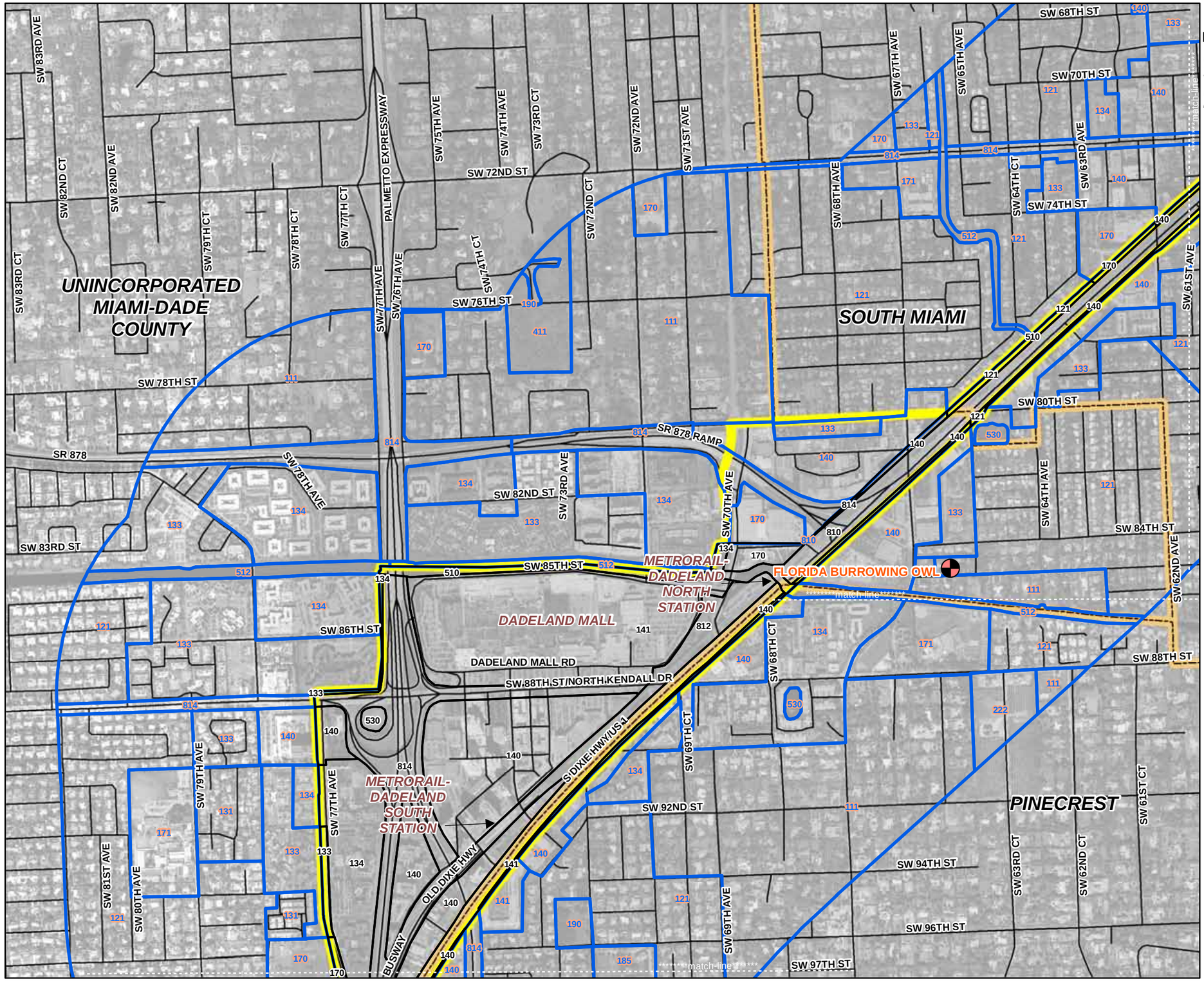
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 14 OF 20

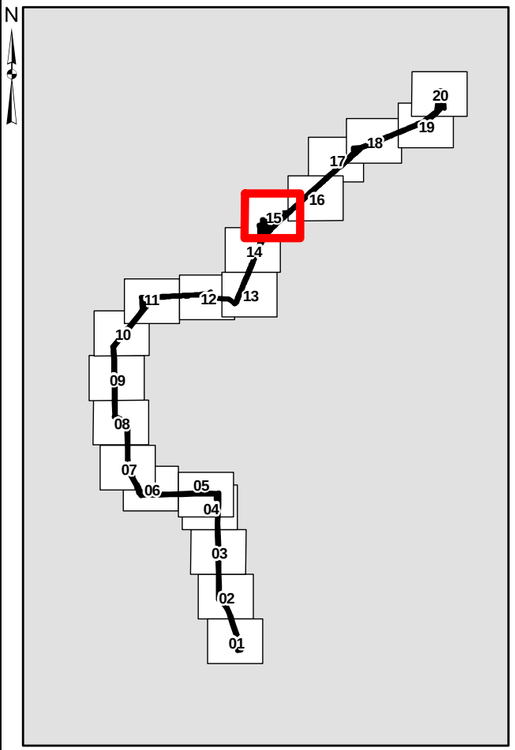
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/12/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
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Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

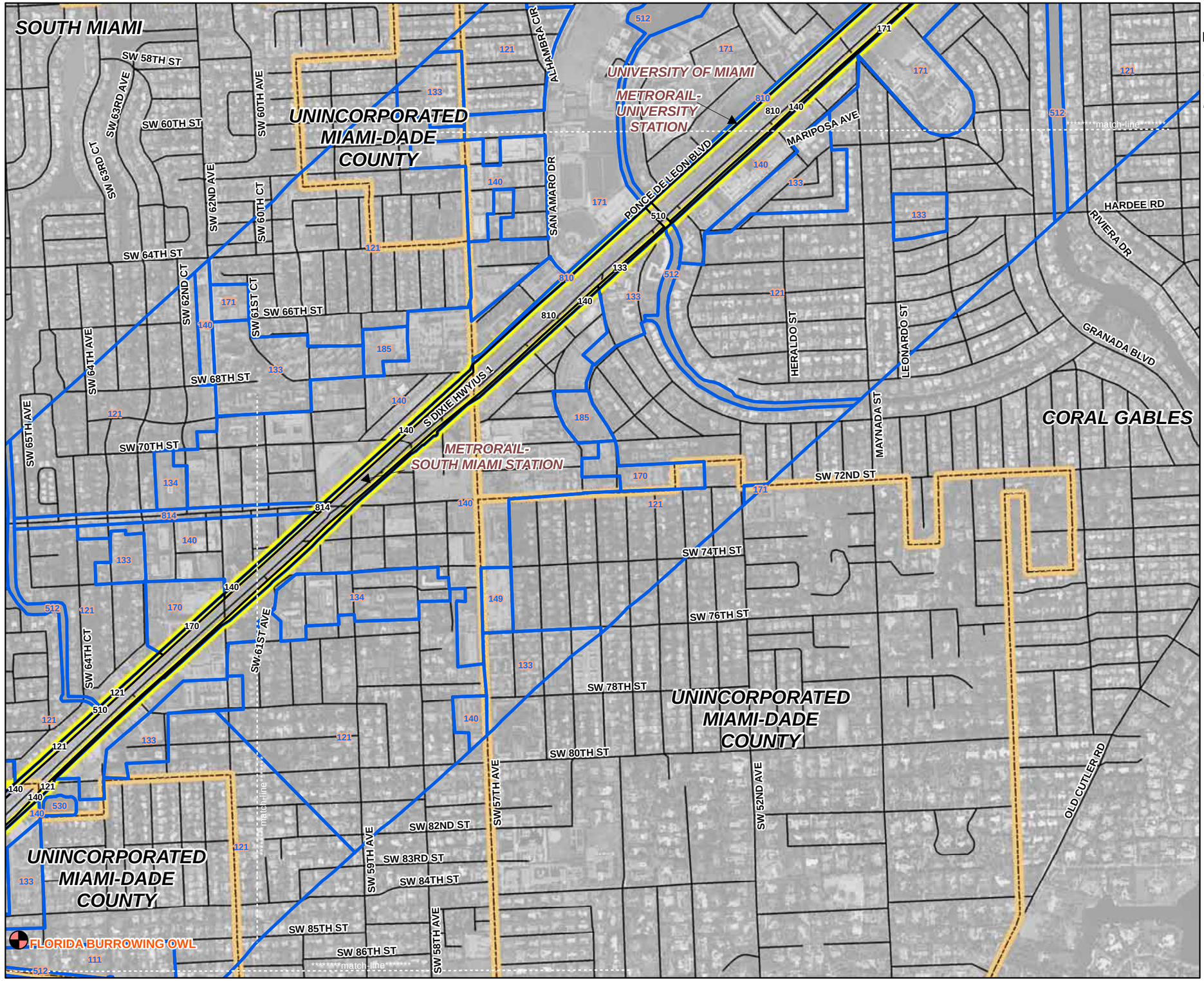
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 15 OF 20

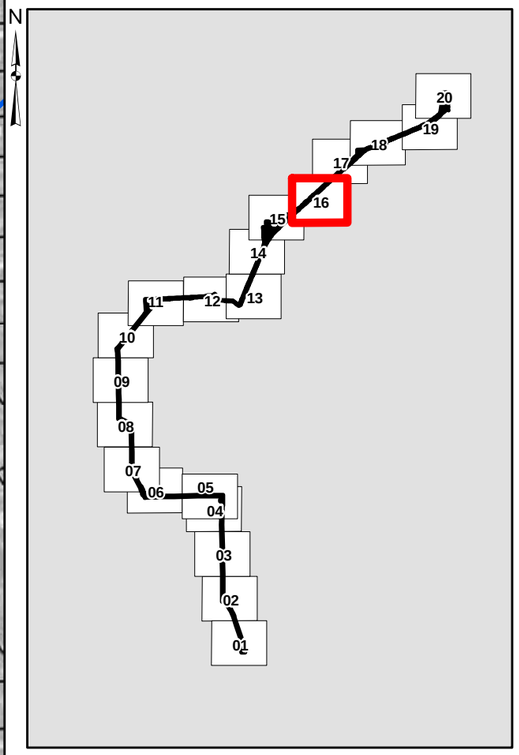
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

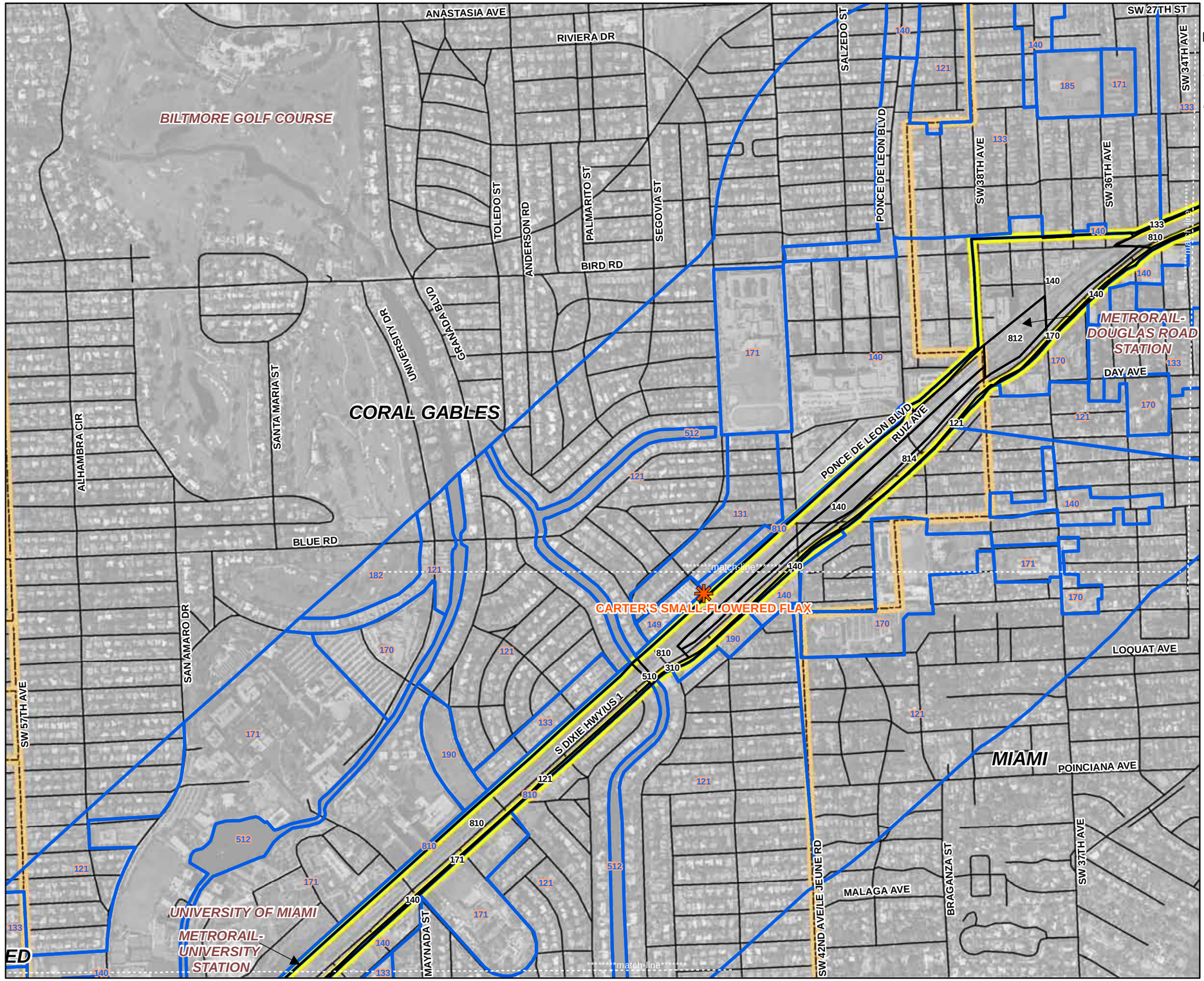
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 16 OF 20

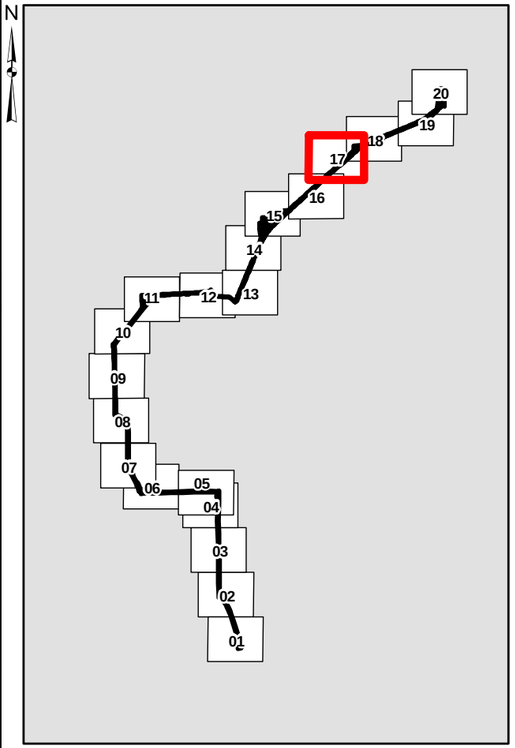
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/18/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

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FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

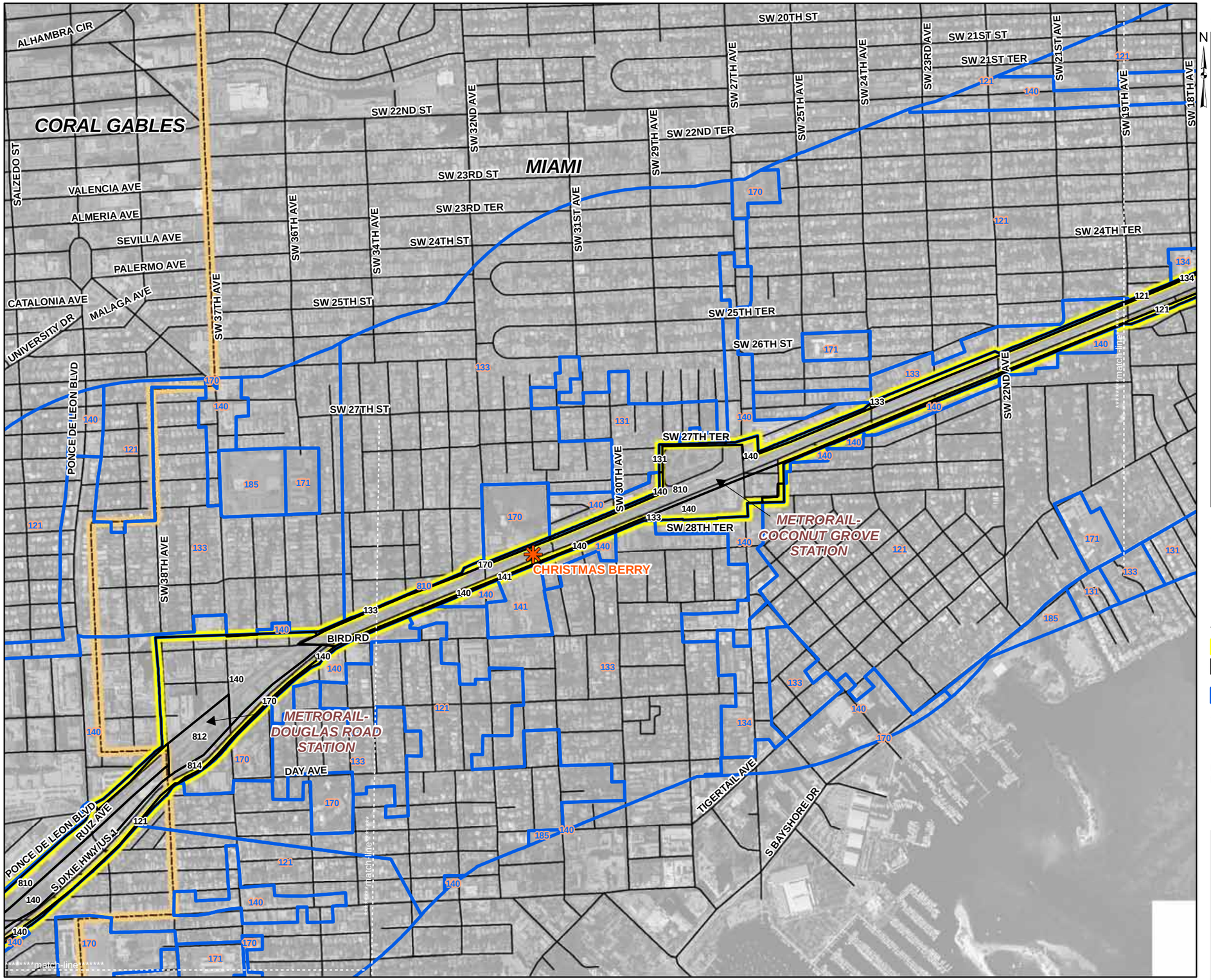
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 17 OF 20

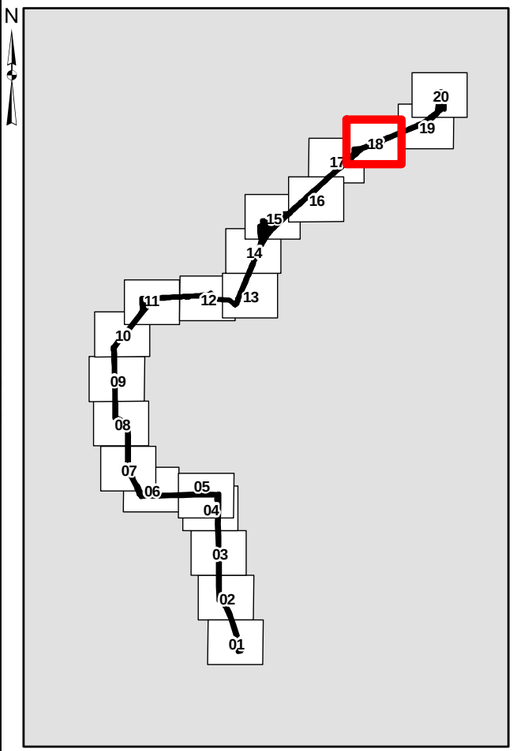
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
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- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

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FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

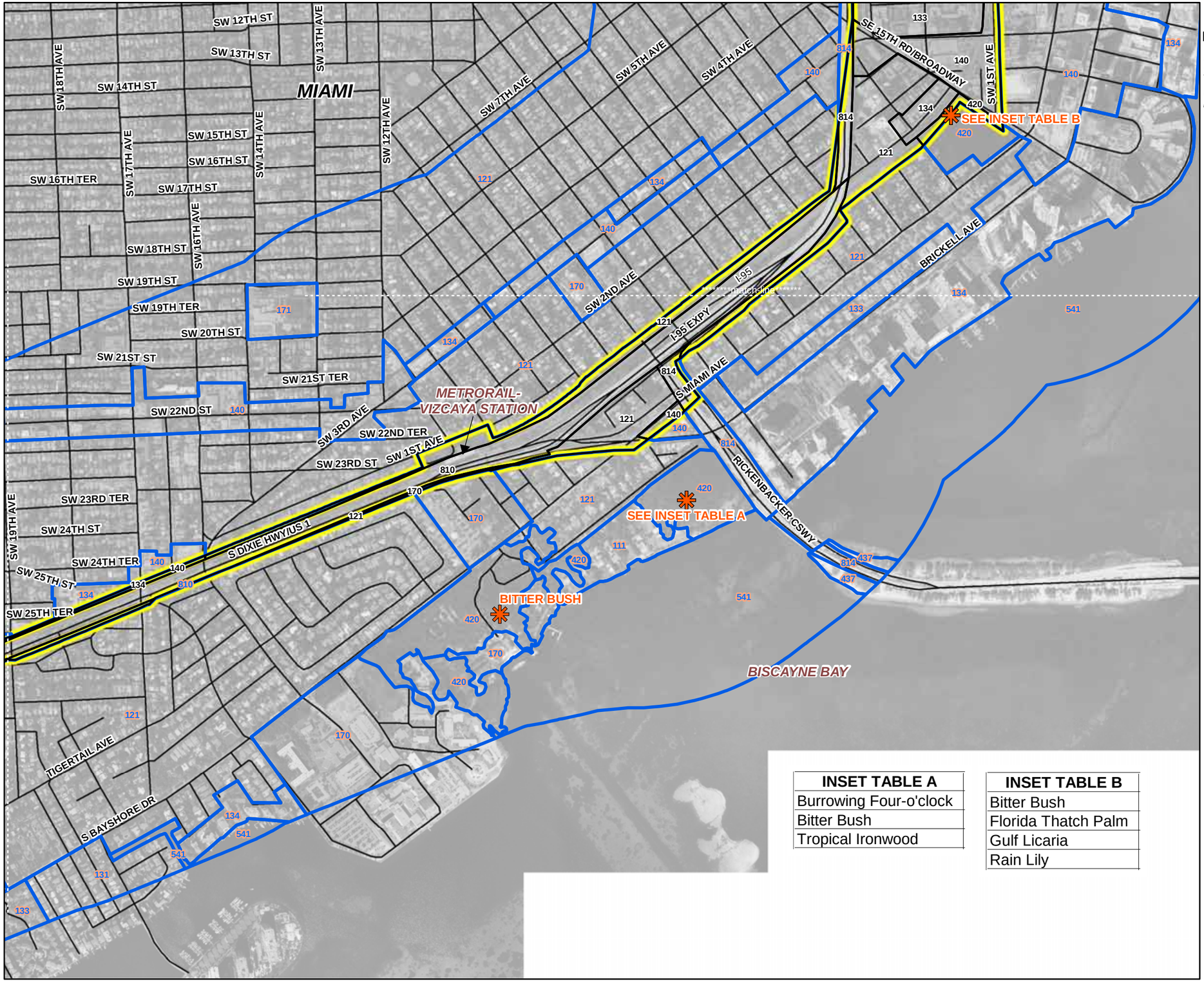
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT: TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 18 OF 20

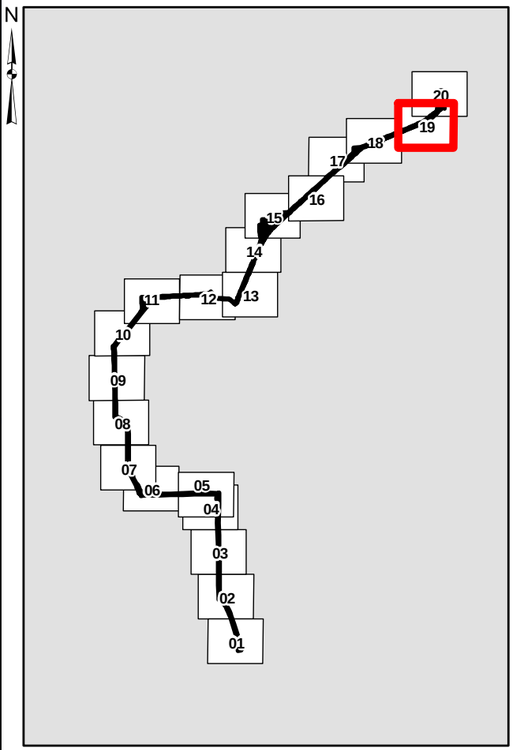
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

INSET TABLE A
Burrowing Four-o'clock
Bitter Bush
Tropical Ironwood

INSET TABLE B
Bitter Bush
Florida Thatch Palm
Gulf Licaria
Rain Lily

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

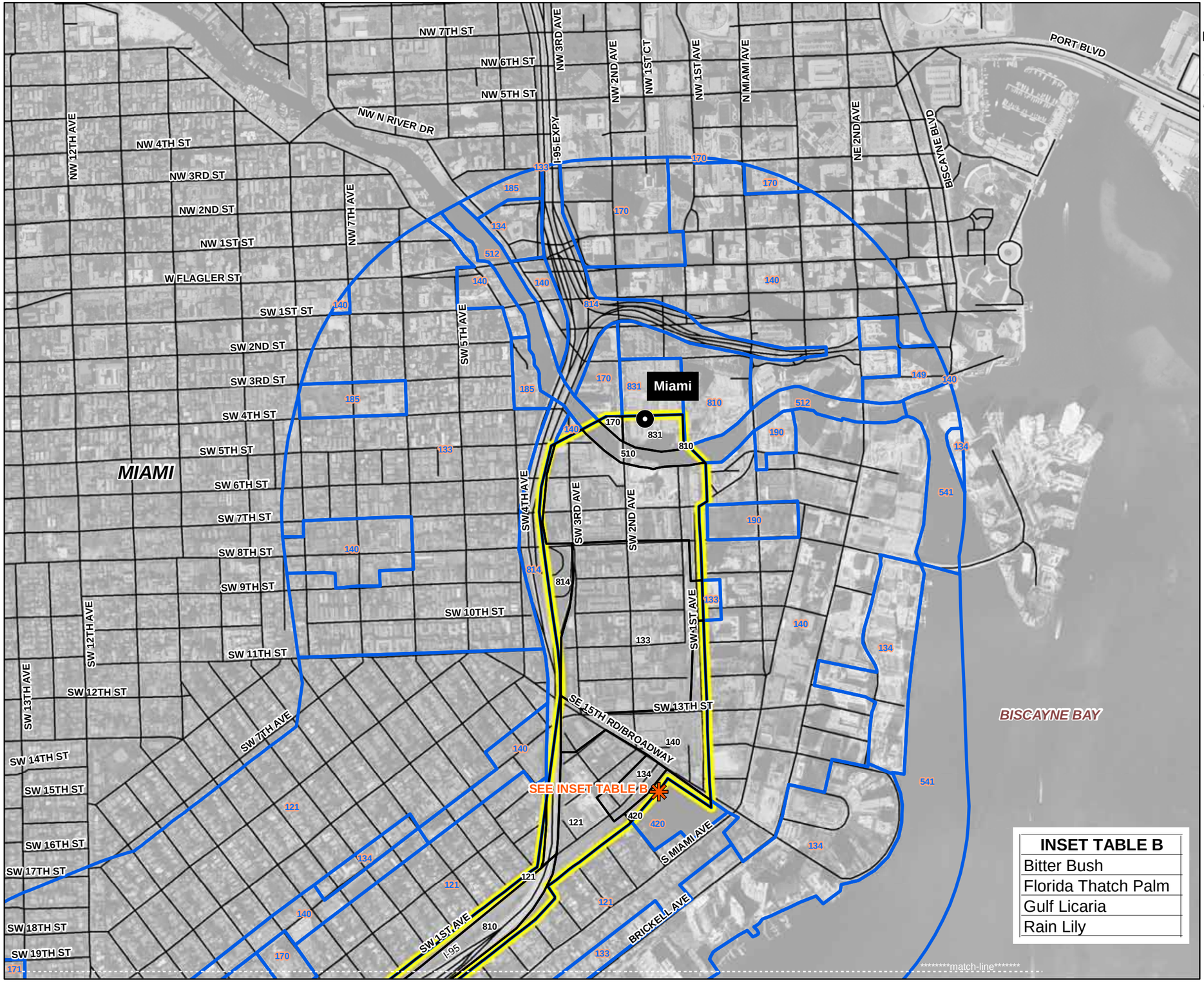
PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 19 OF 20

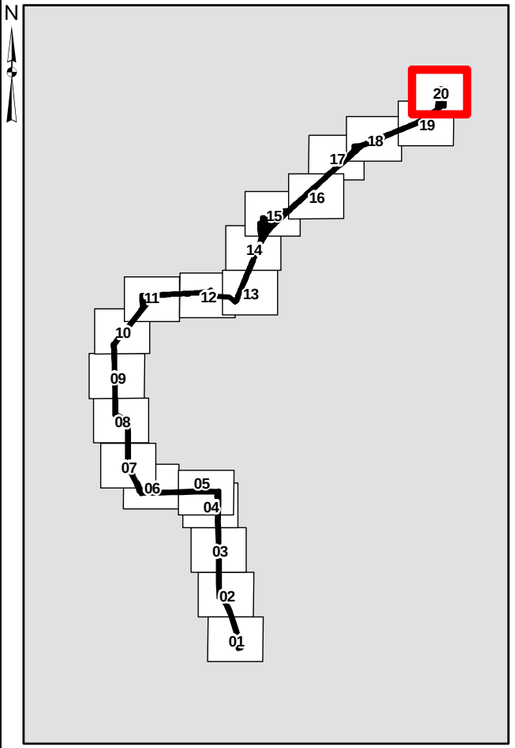
FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-4



AREA MAP



LEGEND

- Listed Plant Location
- Listed Wildlife Location
- FPL Substation
- Streets
- East Preferred Corridor
- GAI Surveyed Land Cover**
- SFWMD Land Cover Within 0.5 Mile Area **
- Municipal . Boundary
- Turkey Point Units 6 & 7 Site
- Turkey Point Plant Property

**Refer to First Page for Land Cover Descriptions

INSET TABLE B
Bitter Bush
Florida Thatch Palm
Gulf Licaria
Rain Lily

REFERENCES

FDOT, 1999; SFWMD, 2004; USDA/NRCS, 2007;
Miami-Dade County, 2007, 2008; GAI, 2009; FNAI, 2009.

0 500 1,000 2,000 Feet

PROJECT
TURKEY POINT UNITS 6 & 7 PROJECT:
TRANSMISSION LINES

TITLE
LAND COVER/VEGETATION
SHEET 20 OF 20

FPL

FILE No. 080489-0100
REV. 0
PLOT DATE 5/19/2009

FIGURE E9.1.0-4