



United States Department of the Interior

BUREAU OF OCEAN ENERGY MANAGEMENT
WASHINGTON, DC 20240-0001

Ms. Jennifer Daniels
Vice President
Atlantic Shores Offshore Wind Project 1, LLC
1 Dock 72 Way, Floor 7
Brooklyn, NY 11205

Dear Ms. Daniels:

This letter informs you that the Bureau of Ocean Energy Management (BOEM) has approved the Construction and Operations Plan (COP) that Atlantic Shores Offshore Wind Project 1, LLC (Atlantic Shores) initially submitted on March 26, 2021, and last updated on May 1, 2024, for the Atlantic Shores South Project 1 (Project) on commercial lease OCS-A 0499 offshore New Jersey. BOEM's approval is subject to the enclosed conditions of COP approval, pursuant to 30 C.F.R. § 585.628(f)(1).

As provided in Section 1.1 of the enclosed conditions, Atlantic Shores must conduct all activities as proposed in its approved COP and in compliance with all applicable requirements (including those in commercial lease OCS-A 0499); applicable statutes and regulations; and all permits, authorizations, and consultations issued by federal and state agencies for the Project (including, e.g., requirements for compensatory mitigation). To maintain compliance with the approved COP, Atlantic Shores must submit annual reports certifying compliance with the enclosed conditions of approval, pursuant to 30 C.F.R. § 285.633(a). These reports are due annually starting on January 31, 2025.

In conjunction with this COP approval, and pursuant to both 30 C.F.R. § 585.200(b) and Section 6 of lease OCS-A 0499, BOEM hereby grants the project easement that Atlantic Shores initially requested on January 9, 2024. Please find enclosed updated copies of Addenda A and D, which describe and depict the leased area and the project easement, respectively, for commercial lease OCS-A 0499.

The first year's rent payment of \$13,090 for the project easement is due within 45 days of your receipt of this letter. For the next year and for each subsequent year, annual rent for both the lease area and the project easement area is due on each lease anniversary. Accordingly, the next annual rent payment is due on March 1, 2025.

This letter constitutes a final BOEM decision that may be appealed pursuant to 30 C.F.R. § 585.118.

If you have any questions regarding this matter, please contact Annette Ehrhorn at 703-787-1623 or Annette.Ehrhorn@boem.gov.

Sincerely,

David Diamond
Deputy Chief for Operations,
Atlantic Outer Continental Shelf
Office of Renewable Energy Programs

Enclosures