



June 30, 2020

**VIA EMAIL AND USPS
CERTIFIED MAIL**

North Valley Yokuts Tribe
Katherine Perez, Chairperson



North Valley Yokuts Tribe
Timothy Perez, MLD Contact



**Re: Notice of Proposed Real Property Dispositions;
- 24081 and 24110 Mountain House Parkway, Tracy**

Dear Tribal Leaders,

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a relatively small portion of its real property at PG&E's maintenance station and a small undeveloped vacant lot across the street from the maintenance station. The maintenance station is located at 24081 Mountain House Parkway. PG&E is proposing to sell a 0.1550-acre portion of the maintenance station. The undeveloped, vacant lot is located across the street at 24110 Mountain House Parkway and is approximately 0.1034 acre in size. The enclosed Property Information Sheets provide additional factual background relating to the two properties. PG&E is disposing of the properties at the request of an applicant that has a commercial development in the immediate vicinity and seeks to expand the existing width of Mountain House Parkway and establish a new street that will provide access from its development site to Mountain House Parkway.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified above-referenced property to be within North Valley Yokuts Tribe's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission's) Land Disposition Policy adopted December 5, 2019, *Investor-Owned Utility Real Property-Land Disposition – First Right of Refusal for Disposition of Real Property Within the Ancestral Territories of California Native American Tribes*.¹ Under this Land Disposition Policy, the tribe is provided a right of first refusal on the real property before PG&E may put the property on the market. In this case, PG&E was contacted by an applicant that offered to acquire these properties to widen the existing width of Mountain House Parkway and establish a new street, which will be known as Daylight Road, which will provide access off of Mountain House Parkway to the applicant's development site. However, PG&E supports the Commission's objective of ensuring tribal interests are appropriately considered in any sale of its property. For this reason, we are offering to consult with the tribe regarding its interest in acquiring either of these properties and attempt to reach agreement on reasonable terms for the transfer of the properties.

Should the tribe have interest acquiring these properties we ask that you contact us within ninety (90) days. In addition, we appreciate any input, comments or information

¹ *The Commission's Land Disposition Policy is available at its website, www.cpuc.ca.gov/tribal.*

you would like to share regarding any cultural resources that may exist on the property. We will ensure your input is provided to the Commission as it reviews any future disposition of the property. Should the tribe have any questions about this property, please contact Jeff Williams, Principal Land Agent, Pacific Gas and Electric Company, 6111 Bollinger Canyon Rd, San Ramon, CA 94583. Mr. Williams can also be reached at (925) 451-2210 or Jeffrey.Williams@pge.com. Due to the COVID-19 pandemic, Mr. Williams is temporarily working remotely and we ask you send any written communication to him to his email address.

Should you have any questions about this notification, please feel free to contact me at (707) 694-4783 or Reno.Franklin@pge.com.

Sincerely,

Reno Franklin

Tribal Liaison
Pacific Gas and Electric Company

Enclosures

Property Information Sheet

Location: Tracy Maintenance Station, 24081 Mountain House Parkway
APN(s): 209-080-06
SQFT/Acres: 6753/0.155
City/County: Tracy/San Joaquin
State: California Zip: 95377
Meridian: Mount Diablo Quadrant: Southeast
Township: 02S Range: 04E
Section: 21
Type: Conveyance of PG&E's fee property for a new road.

Details:

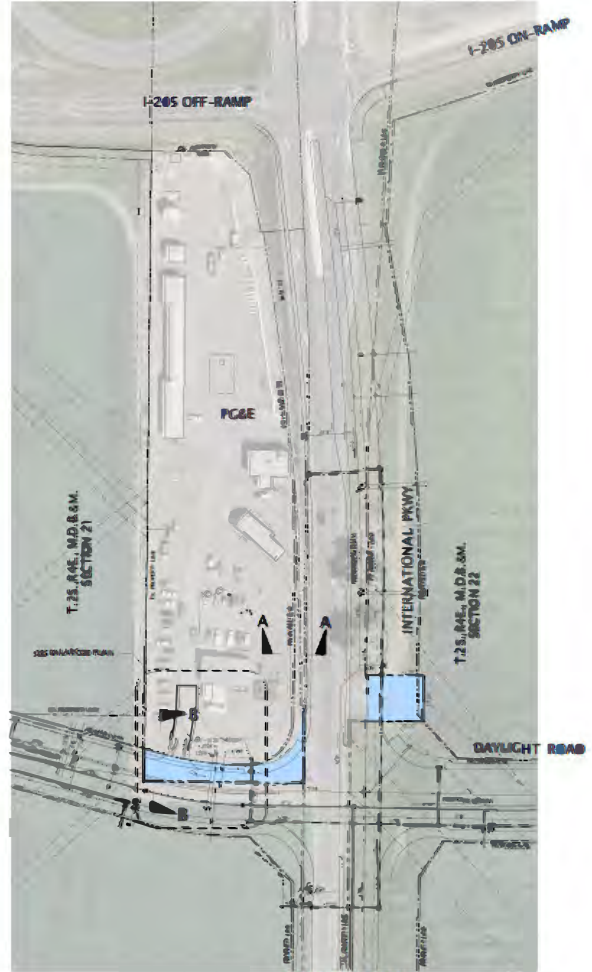
PG&E is proposing to dispose of a portion of the parcel to the applicant to facilitate the construction of a new street, Daylight Road, in the location described above and more specifically shown on the map attached. Daylight Road will be 94 feet wide and will be the southerly boundary line of the PG&E's property. The applicant will grade, pave and install utilities (sewer, water, storm drain, etc.) within the right-of-way area and for the general public to use for roadway purposes. PG&E's existing access gate is located on Mountain House Parkway. Once Daylight Road is constructed, PG&E's access gate will be relocated to Daylight Road.

Property Information Sheet

Location: Vacant Lot, 24110 Mountain House Parkway
APN(s): 209-460-26
SQFT/Acres: 4505/0.1034
City/County: Tracy/San Joaquin
State: California Zip: 95377
Meridian: Mount Diablo Quadrant: Southwest
Township: 02S Range: 04E
Section: 22
Type: Conveyance of PG&E's fee property for a road widening project.

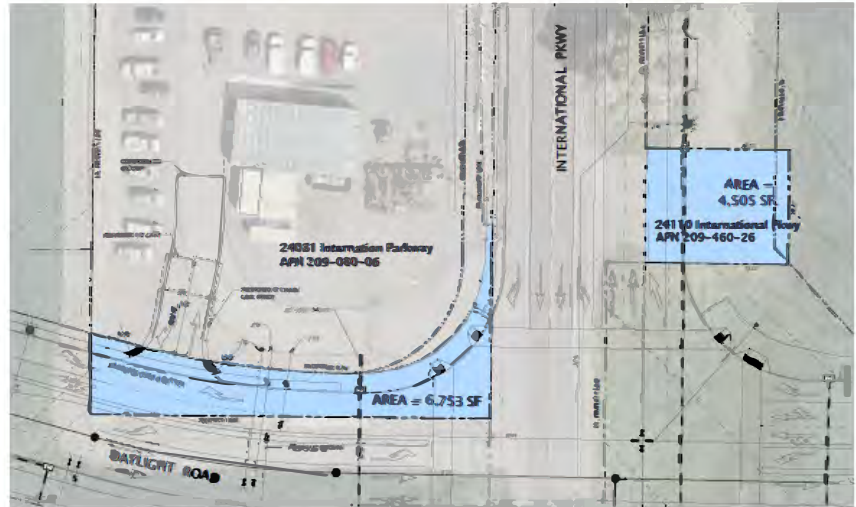
Details:

PG&E was approached by applicant to convey PG&E's fee property described above to the applicant to widen International Parkway and for roadway purposes in the location described above and more specifically shown on the map attached. International Parkway will be expanded to a width of 163 feet and will require PG&E's property to complete the required roadway improvements. PG&E will reserve an easement for an existing gas transmission pipeline that is on the property.

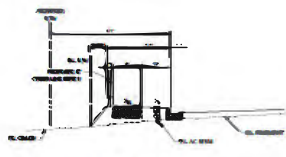


PG&E SITE PLAN
SCALE 1"=50'

PG&E Land to be Disposed



PROPOSED PG&E DRIVEWAY
SCALE 1"=20'



INTERNATIONAL PARKWAY
SECTION A-A



DAYLIGHT ROAD
SECTION B-B

NO.	REVISION	BY	DATE	APPROVED	DATE
1					
2					
3					
4					

XIER & WISCHNY
CIVIL ENGINEERS & ARCHITECTS, INC.
2000 California Street, Suite 200
Tracy, CA 95376

INTERNATIONAL PARK OF COMMERCE
PG&E EXHIBIT

TRACY

CALIFORNIA

DATE	08-20-2018
SCALE	AS SHOWN
PROJECT	PG&E
DRAWN BY	ADAM
CHECKED BY	ADAM
DATE	08-20-2018
NO.	1
SHEET	2
TOTAL SHEETS	2



**Pacific Gas and
Electric Company**

Pacific Gas and Electric Company
P.O. Box 770000
San Francisco, CA 94177-1490

February 12, 2021

**VIA EMAIL AND USPS
CERTIFIED MAIL**

North Valley Yokuts Tribe
Katherine Perez, Chairperson



North Valley Yokuts Tribe
Timothy Perez, MLD Contact



**Re: Second Notice of Proposed Real Property Dispositions;
- 24081 and 24110 Mountain House Parkway, Tracy**

Dear Tribal Leaders,

I am following up on my letter dated June 30, 2020 (attached) which provided notice that Pacific Gas and Electric Company (PG&E) plans to sell a relatively small portion of its real property at PG&E's maintenance station and a small undeveloped vacant lot across the street from the maintenance station. The maintenance station is located at 24081 Mountain House Parkway. PG&E is proposing to sell a 0.1550-acre portion of the maintenance station. The undeveloped, vacant lot is located across the street at 24110 Mountain House Parkway and is approximately 0.1034 acre in size.

Should the tribe have interest acquiring these properties we ask that you contact us within thirty (30) days. In addition, we appreciate any input, comments or information you would like to share regarding any cultural resources that may exist on the property. We will ensure your input is provided to the Commission as it reviews any future disposition of the property. Should the tribe have any questions about this property, please contact Jeff Williams, Principal Land Agent, Pacific Gas and Electric Company, 6111 Bollinger Canyon Rd, San Ramon, CA 94583. Mr. Williams can also be reached at (925) 451-2210 or Jeffrey.Williams@pge.com. Due to the COVID-19 pandemic, Mr. Williams is temporarily working remotely and we ask you send any written communication to him to his email address.

Should you have any questions about this notification, please feel free to contact me at (707) 694-4783 or Reno.Franklin@pge.com.

Sincerely,

Reno Franklin

Tribal Liaison
Pacific Gas and Electric Company

Enclosures



HANNAH RANCH
 7535 PARADISE BLVD
 STOCKTON, CA 95210-9998
 (800) 275-8777

02/12/2021 01:20 PM

Product Qty Unit Price

First-Class Mail® 11 \$12.20
 Large Envelope
 Linden, CA 95206
 Weight: 0 lb 11.60 oz
 Estimated Delivery Date
 Tue 02/16/2021
 Certified Mail® \$3.60
 Tracking #:
 70202450000122069931

Total \$4.80

First-Class Mail® 1 \$1.20
 Large Envelope
 Linden, CA 95236
 Weight: 0 lb 1.60 oz
 Estimated Delivery Date
 Tue 02/16/2021
 Certified Mail® \$3.60
 Tracking #:
 70202450000129070012

Total \$4.80

First-Class Mail® 1 \$1.20
 Large Envelope
 Oakland, CA 94603
 Weight: 0 lb 1.60 oz
 Estimated Delivery Date
 Tue 02/16/2021
 Certified Mail® \$3.60
 Tracking #:
 702024500001220700229

Total \$4.80

Grand Total: \$14.40

Credit Card Reprinted \$14.40

Card Name: Mastercard
 Account #: XXXXXXXXXXXXXXX9527
 Approval #: 00000000