

PUBLIC UTILITIES COMMISSION
505 Van Ness Avenue
San Francisco CA 94102-3298



Pacific Gas & Electric Company
ELC (Corp ID 39)
Status of Advice Letter 6575E
As of May 24, 2022

Subject: Dedication for Street Purposes of One Parcel of Unimproved Land in the City of Bakersfield in Kern County Request for Approval Under Section 851 and General Order 173

Division Assigned: Energy

Date Filed: 04-29-2022

Date to Calendar: 05-06-2022

Authorizing Documents: None

Disposition:	Accepted
Effective Date:	05-23-2022

Resolution Required: No

Resolution Number: None

Commission Meeting Date: None

CPUC Contact Information:

edtariffunit@cpuc.ca.gov

AL Certificate Contact Information:

Kimberly Loo

(415)973-4587

PGETariffs@pge.com

PUBLIC UTILITIES COMMISSION
505 Van Ness Avenue
San Francisco CA 94102-3298



To: Energy Company Filing Advice Letter

From: Energy Division PAL Coordinator

Subject: Your Advice Letter Filing

The Energy Division of the California Public Utilities Commission has processed your recent Advice Letter (AL) filing and is returning an AL status certificate for your records.

The AL status certificate indicates:

- Advice Letter Number
- Name of Filer
- CPUC Corporate ID number of Filer
- Subject of Filing
- Date Filed
- Disposition of Filing (Accepted, Rejected, Withdrawn, etc.)
- Effective Date of Filing
- Other Miscellaneous Information (e.g., Resolution, if applicable, etc.)

The Energy Division has made no changes to your copy of the Advice Letter Filing; please review your Advice Letter Filing with the information contained in the AL status certificate, and update your Advice Letter and tariff records accordingly.

All inquiries to the California Public Utilities Commission on the status of your Advice Letter Filing will be answered by Energy Division staff based on the information contained in the Energy Division's PAL database from which the AL status certificate is generated. If you have any questions on this matter please contact the:

Energy Division's Tariff Unit by e-mail to
edtariffunit@cpuc.ca.gov



April 29, 2022

Advice 6575-E

(Pacific Gas and Electric Company ID U 39 E)

Public Utilities Commission of the State of California

Subject: Dedication for Street Purposes of One Parcel of Unimproved Land in the City of Bakersfield in Kern County – Request for Approval Under Section 851 and General Order 173

Purpose

The purpose of this advice letter is to get approval to convey unimproved real property to the City of Bakersfield so that the City may expand an existing road.

Pacific Gas and Electric Company (PG&E or the Company) requests California Public Utilities Commission (CPUC or Commission) approval under Public Utilities Code Section 851 (Section 851) and General Order 173 to dedicate unimproved real property (Property) located in the City of Bakersfield, County of Kern, California.

PG&E has determined that the dedication of the Property does not interfere with PG&E's operations or PG&E's ability to provide safe and reliable utility service to its customers.

Background

The legal description of the Property and the grant deed are attached as Attachment 1. The Property consists of 0.92 acre of land. PG&E does not use this Property for any utility purpose, and it has been declared surplus. The 0.92 acre Property is associated with a larger 52 acre parcel described as the Kern Acreage in PG&E's recent Application¹ to sell certain surplus properties. Despite the fact that this Property is surplus, PG&E is submitting this advice submittal due to its association with the recent application.

PG&E acquired the Kern Acreage property in 1946 for fossil fuel power generation. In 1985, the power plant was fully decommissioned, and all above-ground structures were removed. PG&E licensed the surplus portion of the property for various agricultural uses after that time. The Kern Acreage is vacant, with some buried foundations of the former power plant. PG&E owns 145 acres at this location, however only 52 acres have been

¹ A.20-06-013 "Application of Pacific Gas And Electric Company (U 39 M) For Approval Under Public Utilities Code Section 851 To Sell Certain Surplus Real Property" (Application).

declared surplus. PG&E received tentative map approval to subdivide the surplus property from the City of Bakersfield on March 3, 2020.

The Kern Acreage property is currently under contract to be sold. The sale of this property is included in the Application.

As a condition of approval of the subdivision, the City is requiring PG&E to dedicate land for a street right-of-way project for the widening of El Toro Viejo Road. This dedication is the subject of this Advice Letter. Attachment 1 depicts this area of dedication which is a +/-15-foot strip that runs along El Toro Viejo Road along the west side of PG&E's property.

Tribal Lands Policy

On December 5, 2019, the Commission adopted a policy titled, "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" (Policy). The Policy directs investor-owned utilities to (1) notify the appropriate local Native American Tribes of any proposed dispositions of utility-owned real property that are subject to Section 851 and (2) to allow 90 days for the Tribes to respond as to their interest in purchasing the subject real property.

On June 20, 2020, PG&E sent letters notifying ten Tribes who had been identified by the Native American Heritage Commission as having a historic interest in the Property area of PG&E's planned disposition of the surplus property and their right of first refusal under the Policy. The 90-day period for the Tribes to respond to this notice was extended to September 18, 2020. PG&E's June 20, 2020, letters are included as Attachment 4, with PG&E's request to the NAHC. PG&E did not receive any response from the ten Tribes notified by these letters.

Other Information

In accordance with General Order 173, Rule 4, PG&E provides the following information related to the proposed transaction:

(a) Identity and Addresses of All Parties to the Proposed Transaction:

Pacific Gas and Electric Company	City of Bakersfield
Steven Frank	Gregg Strakaluse
Law Department	Public Works Department
P.O. Box 7442	1600 Truxtun Avenue
San Francisco, CA 94120	Bakersfield, CA 93301
Telephone: (415) 971-5091	Telephone: 661-326-3724
Facsimile: (415) 973-5520	Email: PWADM@bakersfieldcity.us
Email: Steven.Frank@pge.com	

(b) Complete Description of the Property Including Present Location, Condition and Use:

The Property is located on the east side of El Toro Viejo Road south of Rosedale Highway 33 (State Route 58) in Bakersfield, California (Kern County SBE 135-15-007E-1, a portion of APN 368-010-03). It is vacant, unimproved, surplus land adjacent to an electrical substation.

(c) Intended Use of the Property:

The City of Bakersfield intends to use this land for roadway purposes.

(d) Complete Description of Financial Terms of the Proposed Transaction:

PG&E will not receive any financial compensation for the dedication of this land.

(e) Description of How Financial Proceeds of the Transaction Will Be Distributed:

Not applicable.

(f) Statement on the Impact of the Transaction on Ratebase and Any Effect on the Ability of the Utility to Serve Customers and the Public:

There is no impact to PG&E's rate base nor will granting the road dedication affect PG&E's ability to provide reliable service to its customers and the public at large.

(g) The Original Cost, Present Book Value, and Present Fair Market Value for Sales of Real Property and Depreciable Assets, and a Detailed Description of How the Fair Market Value Was Determined (e.g., Appraisal):

The Net Book Value of the Property is \$349.33. A table showing the Net Book Value of the Property is attached as Attachment 2. Because the Property has no development potential, its market value is considered nominal.

(j) A Complete Description of any Recent Past (Within the Prior Two Years) or Anticipated Future Transactions that May Appear To Be Related to the Present Transaction:

The surplus portion of the Kern Acreage property is currently under contract to be sold. The sale of this property is included in the Application.

(k) Sufficient Information and Documentation (Including Environmental Information) to Show that All of Eligibility Criteria Set Forth in Rule 3 of General Order 173 are Satisfied:

PG&E has provided information in this Advice Letter to satisfy the eligibility criteria under General Order 173 in that:

- The activity proposed in the transaction will not require environmental review by the CPUC as a Lead Agency;
- The transaction will not have an adverse effect on the public interest or on the ability of PG&E to provide safe and reliable service to its customers at reasonable rates;
- The transaction will not materially impact the rate base of PG&E; and
- The transaction does not warrant a more comprehensive review that would be provided through a formal Section 851 application.

(l) Additional Information to Assist in the Review of the Advice Letter:

PG&E does not believe any additional information is necessary for the review of the Advice Letter.

(m) Environmental Information:

Pursuant to General Order 173, the Advice Letter program applies to proposed transactions that will not require environmental review by the CPUC as a lead agency under the California Environmental Quality Act ("CEQA") either because: (a) a statutory or categorical exemption applies (the applicant must provide a Notice of Exemption from the Lead Agency or explain why an exemption applies), or (b) because the transaction is not a project under CEQA (the applicant must explain the reasons why it believes that the transaction is not a project), or (c) because another public agency, acting as the Lead Agency under CEQA, has completed environmental review of the project, and the Commission is required to perform environmental review of the project only as a Responsible Agency under CEQA.

Per (b) above, the proposed transaction is not a "project" under CEQA as it only constitutes a change in ownership; therefore, the proposed transaction will not require environmental review.

Protests

Anyone wishing to protest this submittal may do so by letter sent electronically via E-mail, no later than May 19, 2022 which is 20 days after the date of this submittal. Protests must be submitted to:

CPUC Energy Division
ED Tariff Unit
E-mail: EDTariffUnit@cpuc.ca.gov

The protest shall also be electronically sent to PG&E via E-mail at the address shown below on the same date it is electronically delivered to the Commission:

Sidney Bob Dietz II
Director, Regulatory Relations
c/o Megan Lawson
E-mail: PGETariffs@pge.com

Any person (including individuals, groups, or organizations) may protest or respond to an advice letter (General Order 96-B, Section 7.4). The protest shall contain the following information: specification of the advice letter protested; grounds for the protest; supporting factual information or legal argument; name and e-mail address of the protestant; and statement that the protest was sent to the utility no later than the day on which the protest was submitted to the reviewing Industry Division (General Order 96-B, Section 3.11).

Effective Date

Pursuant to the review process outlined in General Order 173, PG&E requests that this Tier 2 advice letter become effective on May 29, 2022, which is 30 days from the date of submittal.

Notice

In accordance with General Order 96-B, Section IV, a copy of this advice letter is being sent electronically to parties shown on the attached list. Address changes to the General Order 96-B service list should be directed to PG&E at email address PGETariffs@pge.com. For changes to any other service list, please contact the Commission's Process Office at (415) 703-2021 or at Process_Office@cpuc.ca.gov. Send all electronic approvals to PGETariffs@pge.com. Advice letter submittals can also be accessed electronically at: <http://www.pge.com/tariffs>.

/S/

Sidney Bob Dietz II
Director, Regulatory Relations

- Attachment 1: Legal Description of the Property and Grant Deed
- Attachment 2: Table showing sales price, expenses, and tax effects
- Attachment 3: Surplus Declaration
- Attachment 4: Tribal Notices

******* SERVICE LIST for Advice 6575-E *****
APPENDIX A**

Jonathan Reiger
Legal Division
505 Van Ness Avenue
San Francisco, CA 94102
(415) 355-5596
jzr@cpuc.ca.gov

Mary Jo Borak
Energy Division
505 Van Ness Avenue
San Francisco, CA 94102
(415) 703-1333
bor@cpuc.ca.gov

Robert (Mark) Pocta
Public Advocates Office
505 Van Ness Avenue
San Francisco, CA 94102
(415) 703- 2871
robert.pocta@cpuc.ca.gov

Andrew Barnsdale
Energy Division
505 Van Ness Avenue
San Francisco, CA 94102
(415) 703-3221
bca@cpuc.ca.gov

*****AGENCIES*****

City of Bakersfield
Gregg Strakaluse
Public Works Department
1600 Truxtun Avenue
Bakersfield, CA 93301
(661) 326-3724
PWADM@bakersfieldcity.us

*****3rd Parties*****



ADVICE LETTER SUMMARY

ENERGY UTILITY



MUST BE COMPLETED BY UTILITY (Attach additional pages as needed)

Company name/CPUC Utility No.: Pacific Gas and Electric Company (ID U39 E)

Utility type:

- ELC GAS WATER
 PLC HEAT

Contact Person: Kimberly Loo

Phone #: (415)973-4587

E-mail: PGETariffs@pge.com

E-mail Disposition Notice to: KELM@pge.com

EXPLANATION OF UTILITY TYPE

ELC = Electric GAS = Gas WATER = Water
 PLC = Pipeline HEAT = Heat

(Date Submitted / Received Stamp by CPUC)

Advice Letter (AL) #: 6575-E

Tier Designation: 2

Subject of AL: Dedication for Street Purposes of One Parcel of Unimproved Land in the City of Bakersfield in Kern County – Request for Approval Under Section 851 and General Order 173

Keywords (choose from CPUC listing): Compliance, Section 851

AL Type: Monthly Quarterly Annual One-Time Other:

If AL submitted in compliance with a Commission order, indicate relevant Decision/Resolution #:

Does AL replace a withdrawn or rejected AL? If so, identify the prior AL: No

Summarize differences between the AL and the prior withdrawn or rejected AL:

Confidential treatment requested? Yes No

If yes, specification of confidential information:

Confidential information will be made available to appropriate parties who execute a nondisclosure agreement. Name and contact information to request nondisclosure agreement/ access to confidential information:

Resolution required? Yes No

Requested effective date: 5/29/22

No. of tariff sheets: 0

Estimated system annual revenue effect (%): N/A

Estimated system average rate effect (%): N/A

When rates are affected by AL, include attachment in AL showing average rate effects on customer classes (residential, small commercial, large C/I, agricultural, lighting).

Tariff schedules affected: N/A

Service affected and changes proposed¹: N/A

Pending advice letters that revise the same tariff sheets: N/A

¹Discuss in AL if more space is needed.

Protests and correspondence regarding this AL are to be sent via email and are due no later than 20 days after the date of this submittal, unless otherwise authorized by the Commission, and shall be sent to:

California Public Utilities Commission
Energy Division Tariff Unit Email:
EDTariffUnit@cpuc.ca.gov

Contact Name: Sidnev Bob Dietz II. c/o Megan Lawson
Title: Director, Regulatory Relations
Utility/Entity Name: Pacific Gas and Electric Company

Telephone (xxx) xxx-xxxx:
Facsimile (xxx) xxx-xxxx:
Email: PGETariffs@pge.com

Contact Name:
Title:
Utility/Entity Name:

Telephone (xxx) xxx-xxxx:
Facsimile (xxx) xxx-xxxx:
Email:

CPUC
Energy Division Tariff Unit
505 Van Ness Avenue
San Francisco, CA 94102

Clear Form

Advice 6575-E
April 29, 2022

Attachment 1

Legal Description of the Property and Grant Deed

RECORDING REQUESTED BY
AND FOR THE BENEFIT OF
THE CITY OF BAKERSFIELD

WHEN RECORDED MAIL TO:

CITY CLERKS OFFICE
CITY HALL
1600 TRUXTUN AVE.
BAKERSFIELD, CA 93301

No recording fee required: exempt pursuant to
Government Code Section 27383.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Government agency acquiring title – exempt from
Documentary Transfer Tax per R & T Code 11922

GC 27388.1(a)(1): Recorded document is expressly
exempted from payment of recording fees (FBO) Govt. agency)

CITY OF BAKERSFIELD
CALIFORNIA

IRREVOCABLE OFFER OF STREET DEDICATION

FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, Pacific Gas and Electric Company hereby grants to the City of Bakersfield, A CALIFORNIA MUNICIPAL CORPORATION, "GRANTEE", an Irrevocable Offer of Dedication of an easement for ingress, egress and road purposes, and uses incidental thereto, upon, over, under and across the hereinafter described real property in the County of Kern, State of California:

SEE EXHIBITS "A" & "B" ATTACHED HERETO AND MADE A PART HEREOF

This Offer of Dedication is made pursuant to Section 7050 of the Government Code of the State of California and may be accepted at any time by the City Engineer of the City of Bakersfield.

This Offer of Dedication may be terminated, and right to accept such offer abandoned in the same manner as is prescribed for the vacation of streets or highways by Part 3 of Division 9, or Chapter 2 of Division 2 of the Streets and Highways Code of the State of California, whichever is applicable.

The above described easement is to be kept open, clear and free from buildings and structures of any kind.

This Offer of Dedication shall be irrevocable and shall be binding on the Grantor's heirs, executors, administrators, successors and assigns.

IN WITNESS WHEREOF, said Grantor has hereunto subscribed their name, this _____ day of _____, 20__.

Pacific Gas and Electric Company,
a California Corporation

Sarah Hug – Manager, Hydro Support

Exhibit A

PARCEL 1

Commencing at the northwest corner of the northeast quarter of Section 29, Township 29 South, Range 27 East, Mount Diablo Base & Meridian and running southerly along the westerly boundary line of the northeast quarter of said Section 29

- a) S 00 51' 00" W 30.01 feet, then leaving said westerly boundary line
- b) S 89 09' 00" E 30.00 feet to the TRUE POINT OF BEGINNING, thence along a line parallel with and 30.00 feet easterly of the westerly boundary line of the northeast quarter of said Section 29
- 1) S 00 51' 00" W 2480.26 feet to a point herein for convenience called Point "A", said Point "A" being on the northerly boundary line of the Burlington Northern & Santa Fe railroad easement deed as described in Book 73 of Deeds at page 169, Kern County Records, thence along said northerly boundary line
- 2) S 89 08' 38" E 15.00 feet, thence leaving said northerly boundary line and running along a line parallel with and 45.00 feet easterly of the westerly boundary line of the northeast quarter of said Section 29
- 3) N 00 51' 00" E 1655.27 feet, thence leaving said parallel line
- 4) N 02 49' 14" E 425.22 feet, to the southerly boundary line of the parcel of land described in the Grant Deed from Pacific Gas and Electric Company to the State of California, recorded April 8, 1970 in Book 4385 at page 324, Kern County Official Records, thence along said southerly boundary line
- 5) N 89 06' 01" W 14.58 feet, to the southwest corner of said deed recorded April 8, 1970, thence running along the westerly boundary line of said deed
- 6) N 00 50' 36" E 400.00 feet, to the northwest corner of said deed, thence leaving the westerly boundary line of said deed recorded April 8, 1970
- 7) N 89 07' 51" W 15.00 feet, more or less to the TRUE POINT OF BEGINNING.

Containing 0.916 acres, more or less.

PARCEL 2

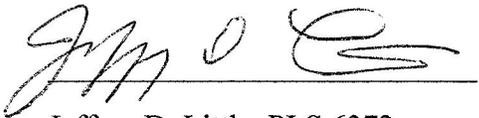
Commencing at said Point "A" and running thence along a line parallel with and 30.00 feet easterly of the westerly boundary line of the northeast quarter of said Section 29

- a) S 00 51' 00" W 100.00 feet to a point on the southerly boundary line of the Burlington Northern & Santa Fe railroad easement deed as described in Book 73 of Deeds at page 169, Kern County Records, said point being the TRUE POINT OF BEGINNING and continuing
- 1) S 00 51' 00" W 5.13 feet to a point lying 30.00 feet northerly of the southerly boundary line of the northeast quarter of said Section 29 and running along a line parallel with and 30.00 feet northerly of the southerly boundary line of the northeast quarter of said Section 29

- 2) S 89 08' 14" E 15.00 feet, thence leaving said southerly boundary line and running along a line parallel with and 45.00 feet easterly of the westerly boundary line of the northeast quarter of said Section 29
- 3) N 00 51' 00" E 5.14 feet, to a point on the southerly boundary line of said deed in Book 73 of Deeds at page 169, thence running along said southerly boundary line
- 4) N 89 08' 38" W 15.00 feet, more or less to the TRUE POINT OF BEGINNING.

Containing 77 square feet, more or less.

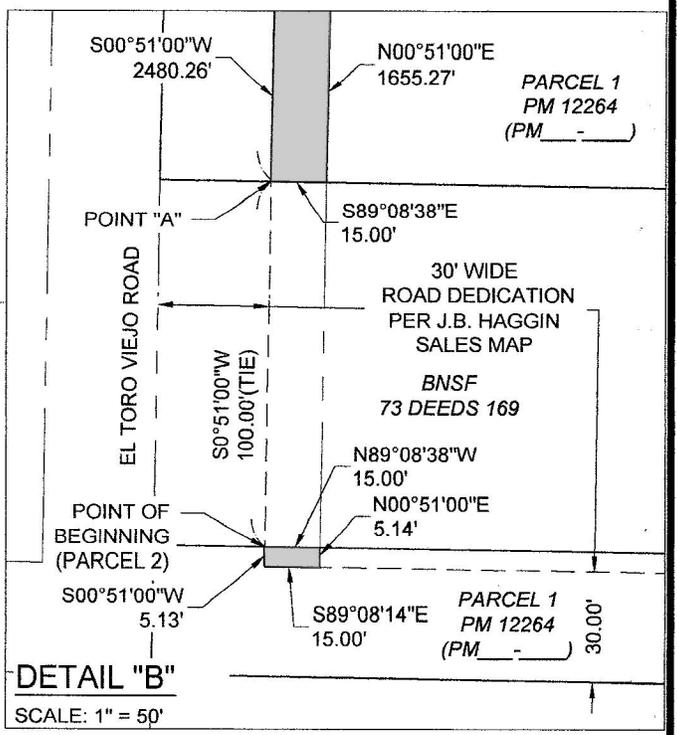
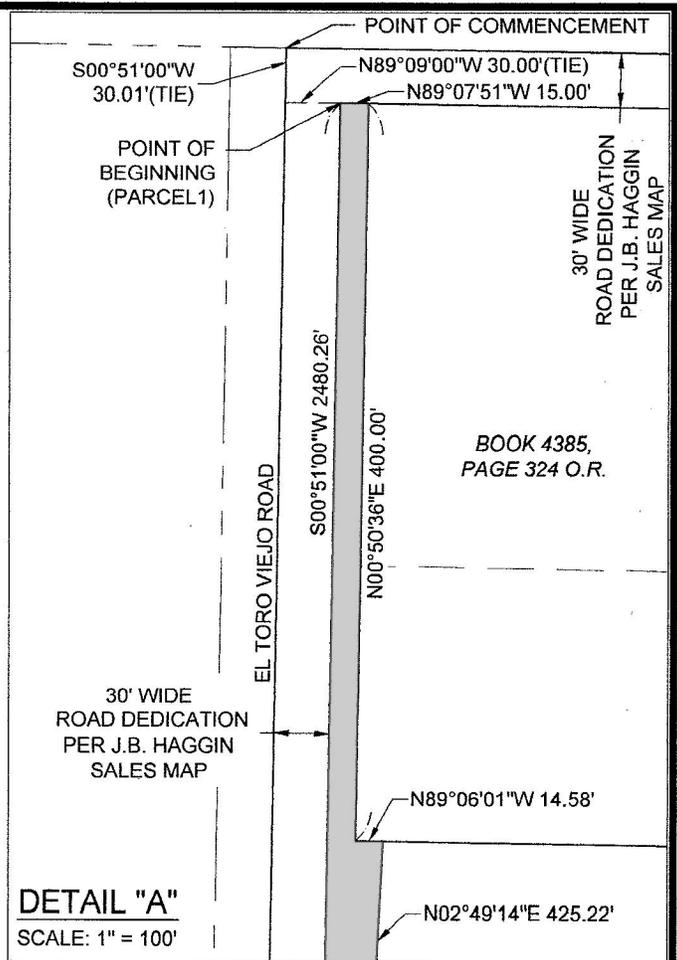
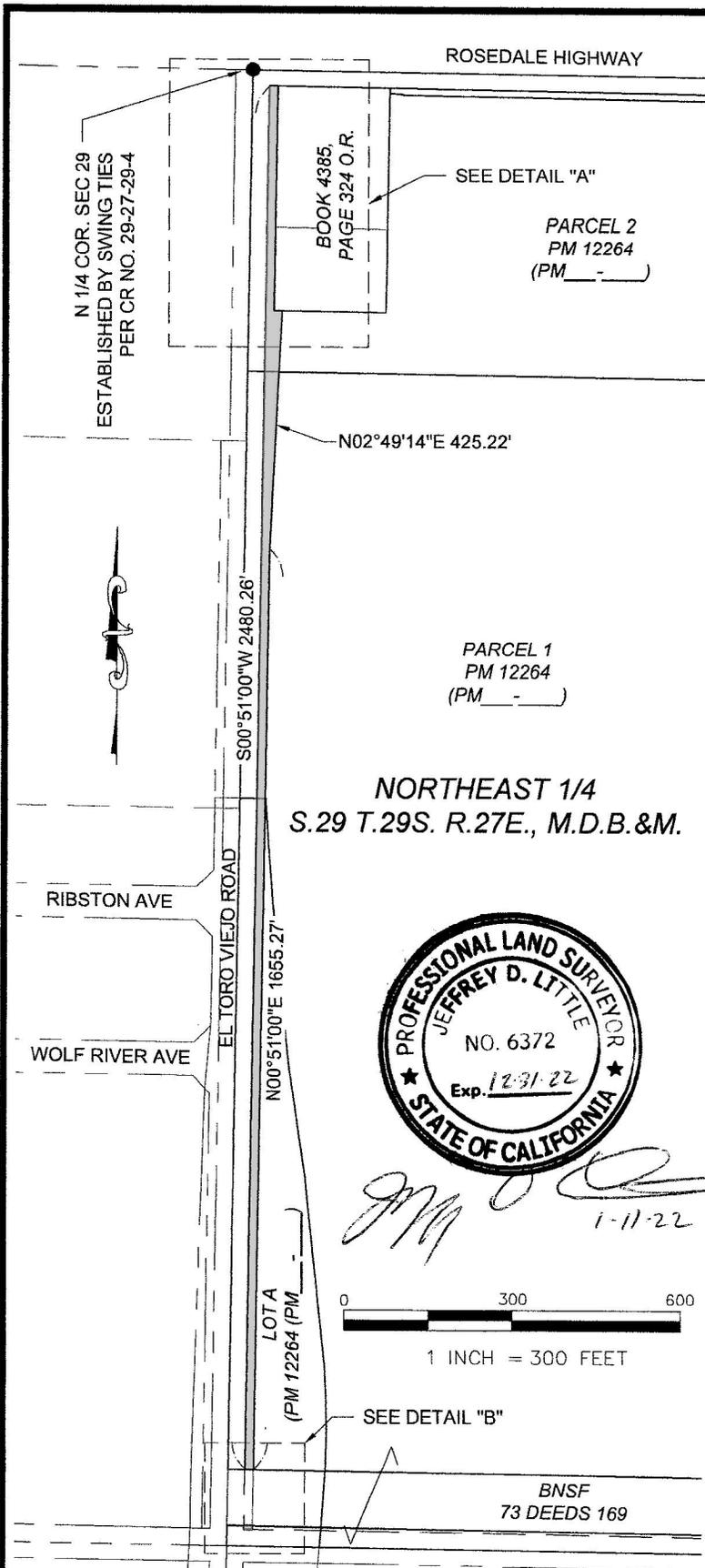
Approved as to Description



Jeffrey D. Little, PLS 6372 1-11-22

Expires 12-31-22





PREPARED FOR:	PREPARED BY:	JOB # SU130222.17EA0001
PACIFIC, GAS, & ELECTRIC COMPANY	 Cannon 1050 SOUTHWOOD DRIVE SAN LUIS OBISPO, CA 93401 (805) 544-7407 Civil Engineering • Planning • Surveying	EXHIBIT "B" ROAD DEDICATION EL TORO VIEJO ROAD BAKERSFIELD, CA 93312
		DRAWN BY: RBP SCALE: AS NOTED

Attachment 2

Table showing sales price, expenses, and tax effects

Net Book Value of the Kern Acreage Road Dedication Property



NBV Report

UCC	UCC	Asset Class	Asset Class	Ledger Order Number	Ledger	Asset Location - RCC	Vintage	Quantity MAR 2022	Book Cost (\$) MAR 2022	Allocated Reserve (\$) MAR 2022	Net book value (\$) MAR 2022
101	EG - Fossil Facilities	NUP12102	Non-Utility Plant (Transferred from Non-PHFU)	CONV	CONV	10048 Kern Power Plant	1983	0.00	43,240.65	16.72	43,223.93
101	EG - Fossil Facilities	NUP12102	Non-Utility Plant (Transferred from Non-PHFU)	CONV	CONV	10048 Kern Power Plant	1985	0.00	558.00	0.20	557.80
202	ET - Low Voltage Network Facilities	NUP12102	Non-Utility Plant (Transferred from Non-PHFU)	CONV	CONV	10048 Kern Power Plant	1983	0.00	10,165.82	3.93	10,161.89
301	ED - Wires and Services	NUP12102	Non-Utility Plant (Transferred from Non-PHFU)	CONV	CONV	10048 Kern Power Plant	1983	0.00	1,482.60	0.57	1,482.03
								55,447.07		21.42	55,425.65

Total Acres in SBE 135-15-7D-1 145.97
 Acres being Conveyed 0.92
 % Being Conveyed 0.630%

NBV of Acres Conveyed to City of Bakersville

349.46	0.14	349.33
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Advice 6575-E
April 29, 2022

Attachment 3
Surplus Declaration

Memorandum

Date: December 10, 2019

From: **ANDY WILLIAMS, VP, SHARED SERVICES**

To: **INTERESTED PARTIES**

Subject: **REAL PROPERTY SURPLUS DECLARATION**
Former Site of Kern Power Plant, Bakersfield, California

The following real property is hereby declared surplus, as Land Management has determined that PG&E has no current, planned, or forecast need. Land Management will work to divest the property.

Property/ Facility Name and Address	SBE# APN#	Acres	Land Rights Retained	Improvements
Former Kern Power Plant site, 2401 Coffee Road and Hwy 58, Bakersfield	135-15-007E-1 368-010-03-00	52 +/-	Yes for electric distribution and transmission	None

The former Kern Power Plant was located on a 49+/- acre portion of the approximately 155-acre parcel. With the plant demolished and land remediated, the property is no longer needed or useful. A 3.3+/-acre strip along western boundary also is declared surplus, to be dedicated to the City of Bakersfield as a pre-condition to selling the 49 +/- acre surplus parcel. Total surplus area is 52+/- acres. The property was approved as surplus by asset owner department, Power Generation, on October 10, 2019. The surplus designation was approved November 4, 2019 by the substation department, who is retaining the remaining property for the adjacent substation and has electric lines crossing the surplus area. A map is attached.

Please contact David Harnish with any questions.

APPROVED:


 E-SIGNED by Andrew Williams
 on 2019-12-18 23:13:40 GMT

Andrew K. Williams
 Vice President, Shared Services

Advice 6575-E
April 29, 2022

Attachment 4

Tribal Notices



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Big Pine Paiute Tribe of the Owens Valley
Danelle Gutierrez THPO
P.O. Box 700
Big Pine, CA 93513
d.gutierrez@bigpinepaiute.org

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Big Pine Paiute Tribe of the Owens Valley's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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

Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

Should the tribe have any questions about this property, please contact John Cosgrove, Real Estate Transaction Specialist, Pacific Gas and Electric Company, 1850 Gateway Blvd, Concord, CA 94520. Mr. Cosgrove can also be reached at (925) 270-2268 or John.Cosgrove@pge.com. Due to the COVID-19 pandemic, Mr. Cosgrove 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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

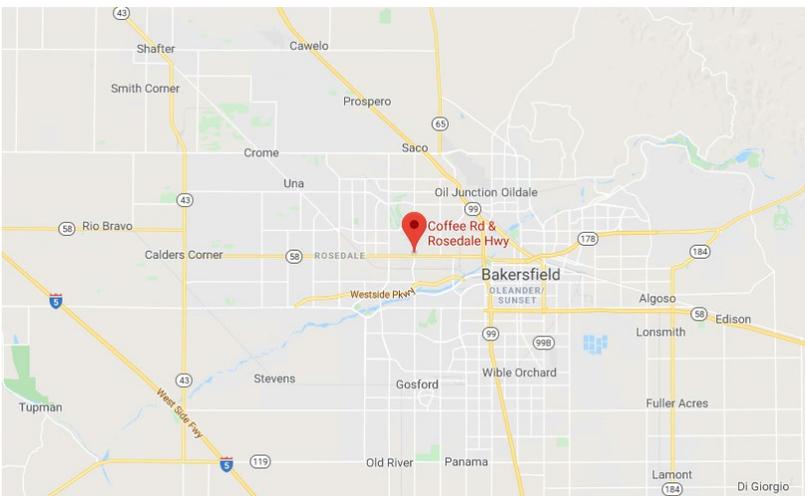


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
CERTIFIED MAIL
DELIVERY**

Big Pine Paiute Tribe of the Owens Valley
Sally Manning, Environmental Director
P.O. Box 700
Big Pine, CA 93513
s.manning@bigpinepaiute.org

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Big Pine Paiute Tribe of the Owens Valley's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

Should the tribe have any questions about this property, please contact John Cosgrove, Real Estate Transaction Specialist, Pacific Gas and Electric Company, 1850 Gateway Blvd, Concord, CA 94520. Mr. Cosgrove can also be reached at (925) 270-2268 or John.Cosgrove@pge.com. Due to the COVID-19 pandemic, Mr. Cosgrove 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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

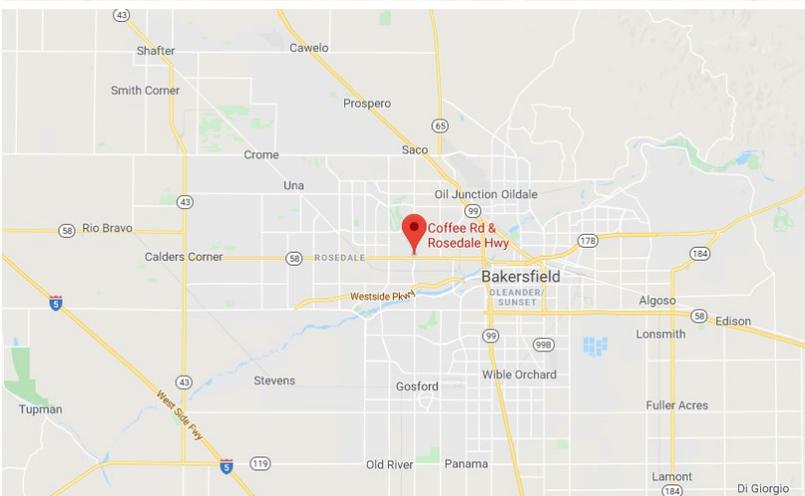


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Big Pine Paiute Tribe of the Owens Valley
James Rambeau, Sr., Chairperson
P.O. Box 700
Big Pine, CA 93513
j.rambeau@bigpinepaiute.org

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Big Pine Paiute Tribe of the Owens Valley's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

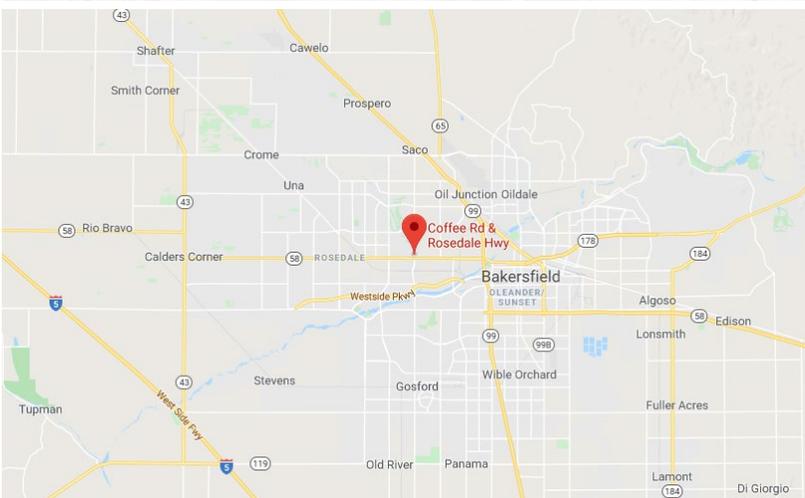


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
OVERNIGHT DELIVERY**

Chumash Council of Bakersfield
Julio Quair, Chairperson
729 Texas Street
Bakersfield, CA 93307
chumashtribe@sbcglobal.net

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Chumash Council of Bakersfield's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

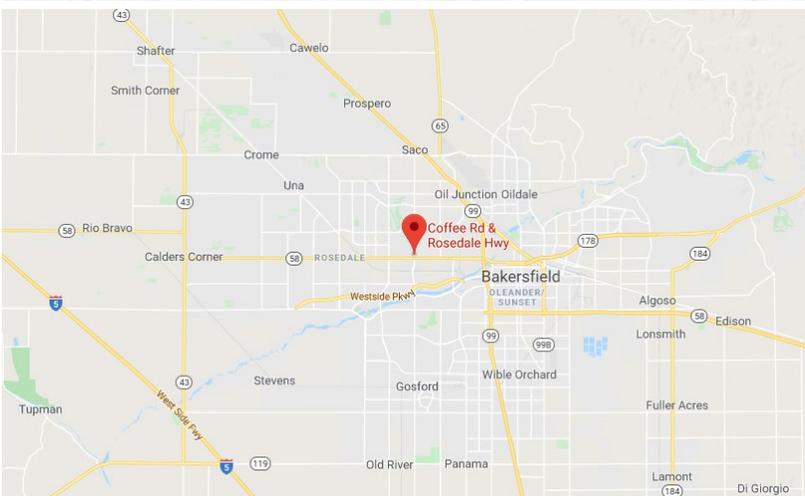


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
OVERNIGHT DELIVERY**

Kern Valley Indian Community
Brandy Kendricks
30741 Foxridge Court
Tehachapi, CA 93561
krazykendricks@hotmail.com

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Kern Valley Indian Community's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

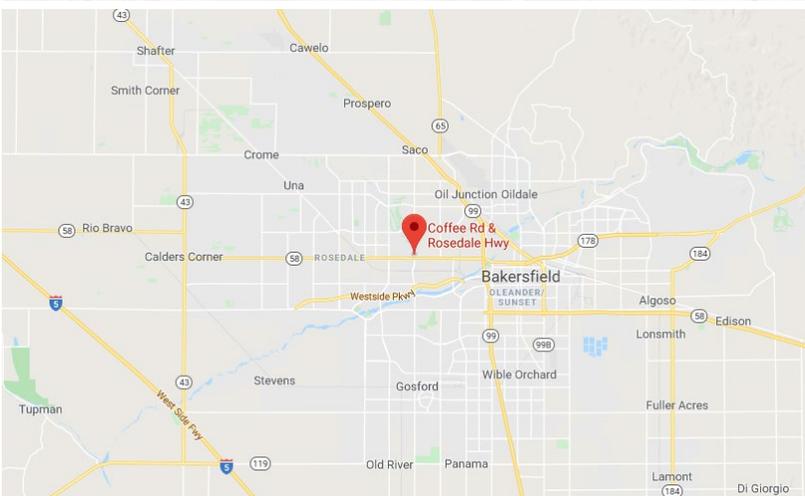


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Kern Valley Indian Community
Robert Robinson, Chairperson
P.O. Box 1010
Lake Isabella, CA 93240
bbutterbredt@gmail.com

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Kern Valley Indian Community's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

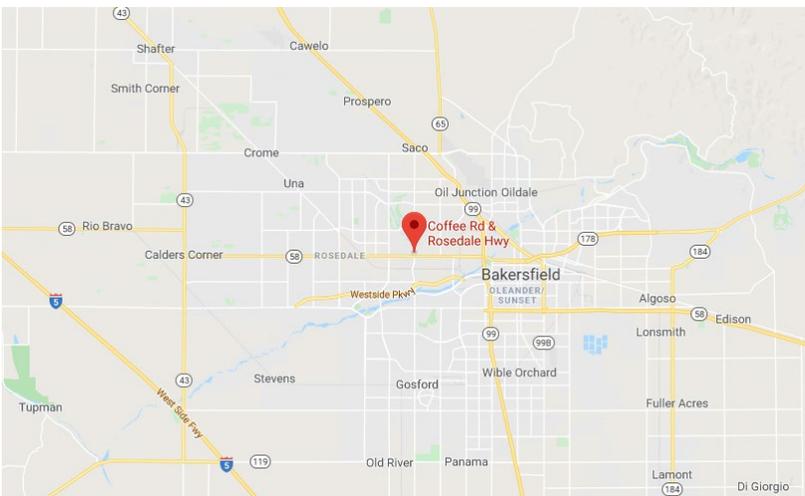


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA CERTIFIED MAIL
DELIVERY**

Kern Valley Indian Community
Julie Turner, Secretary
P.O. Box 1010
Lake Isabella, CA 93240

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Kern Valley Indian Community's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

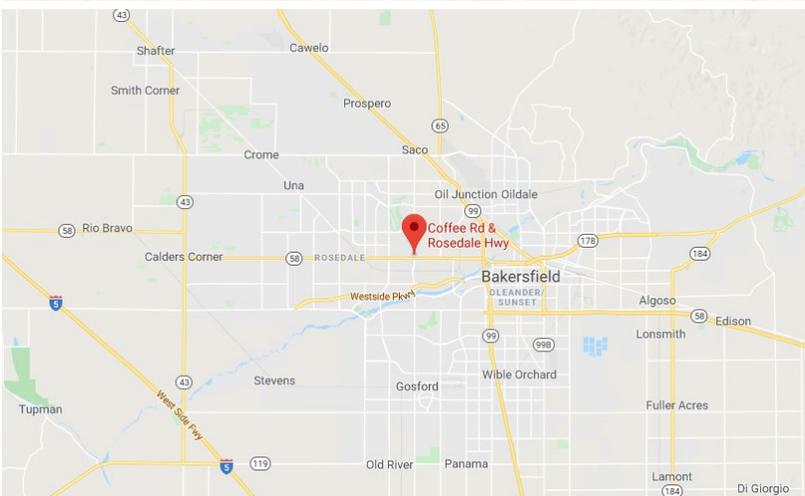


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
OVERNIGHT DELIVERY**

Kitanemuk & Yowlumne Tejon Indians
Delia Dominguez, Chairperson
115 Radio Street
Bakersfield, CA 93305
2deedominguez@gmail.com

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Kitanemuk & Yowlumne Tejon Indians's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

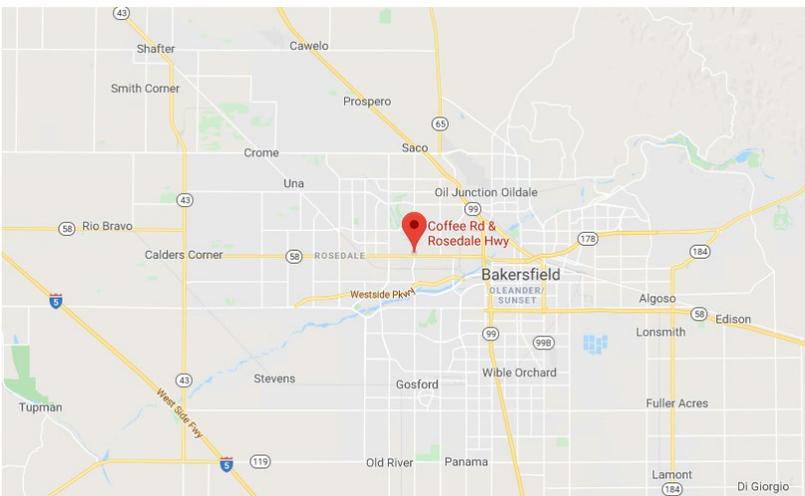


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
OVERNIGHT DELIVERY**

San Manuel Band of Mission Indians
Jessica Mauck, Director-CRM Dept.
26569 Community Center Drive
Highland, CA 92346
jmauck@sanmanuel-nsn.gov

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within San Manuel Band of Mission Indians's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

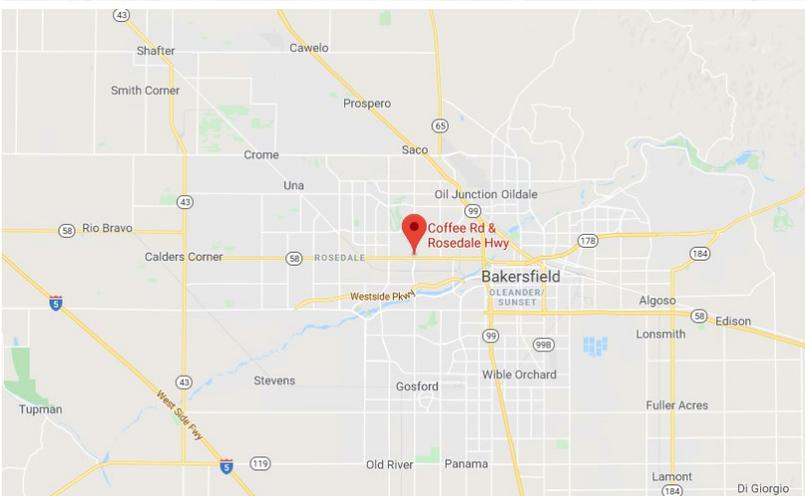


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA CERTIFIED MAIL
DELIVERY**

Santa Rosa Rancheria Tachi Yokut Tribe
Leo Sisco, Chairperson
P.O. Box 8
Lemoore, CA 93245

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Santa Rosa Rancheria Tachi Yokut Tribe's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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

Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

Should the tribe have any questions about this property, please contact John Cosgrove, Real Estate Transaction Specialist, Pacific Gas and Electric Company, 1850 Gateway Blvd, Concord, CA 94520. Mr. Cosgrove can also be reached at (925) 270-2268 or John.Cosgrove@pge.com. Due to the COVID-19 pandemic, Mr. Cosgrove 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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

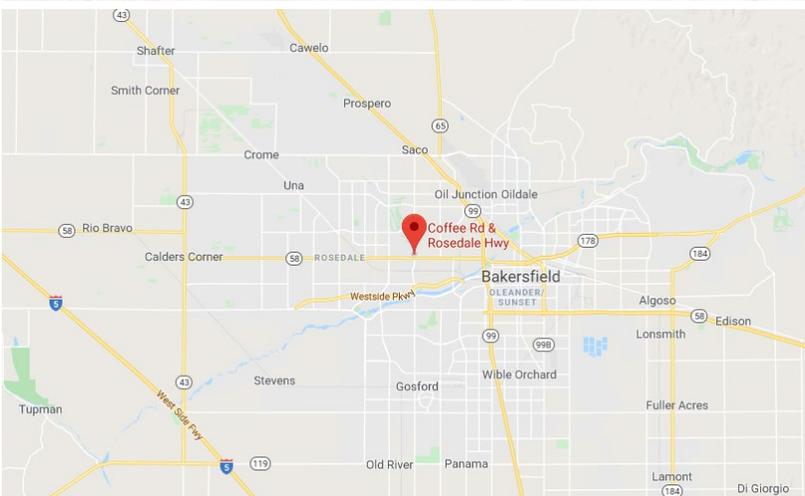


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Tejon Indian Tribe
Octavio Escobedo III, Chairperson
P.O. Box 640
Arvin, CA 93203
oescobedo@tejonindiantribe-nsn.gov

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Tejon Indian Tribe's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

Should the tribe have any questions about this property, please contact John Cosgrove, Real Estate Transaction Specialist, Pacific Gas and Electric Company, 1850 Gateway Blvd, Concord, CA 94520. Mr. Cosgrove can also be reached at (925) 270-2268 or John.Cosgrove@pge.com. Due to the COVID-19 pandemic, Mr. Cosgrove 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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

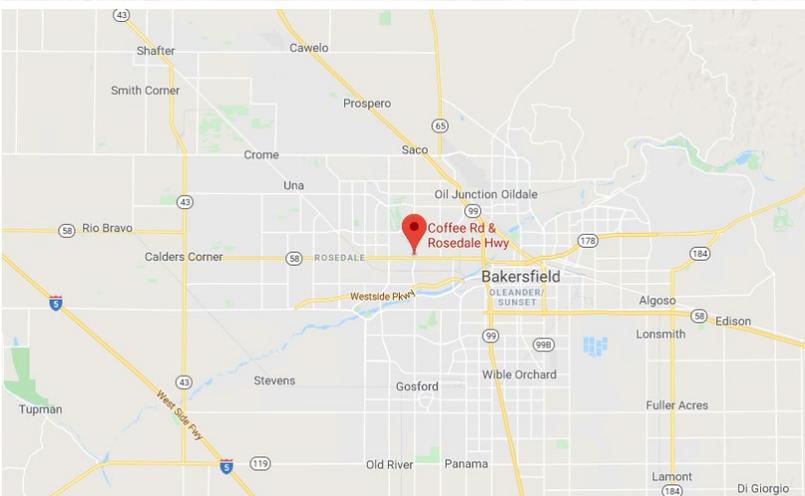


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Tejon Indian Tribe
Colin Rambo, CRM Tech
P.O. Box 640
Arvin, CA 93203
colin.rambo@tejonindiantribe-nsn.gov

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Tejon Indian Tribe's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

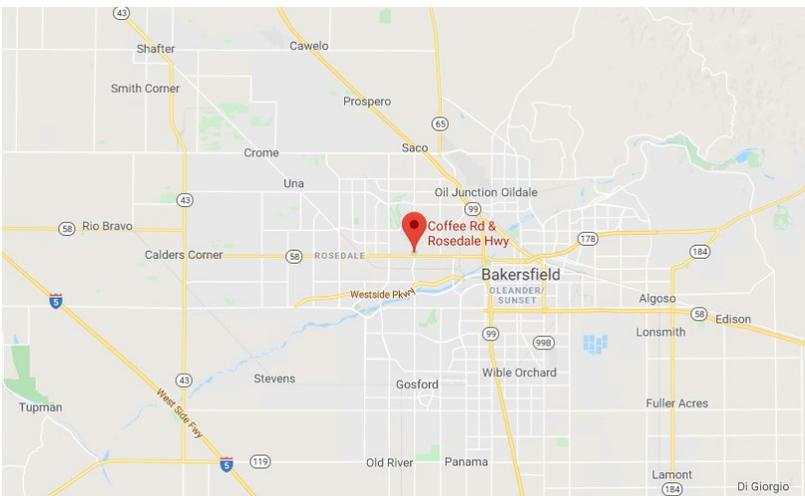


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA CERTIFIED MAIL
DELIVERY**

Tubatulabals of Kern Valley
Robert L. Gomez, Jr., Tribal Chairperson
P.O. Box 226
Lake Isabella, CA 93240

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Tubatulabals of Kern Valley's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

Page 2

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

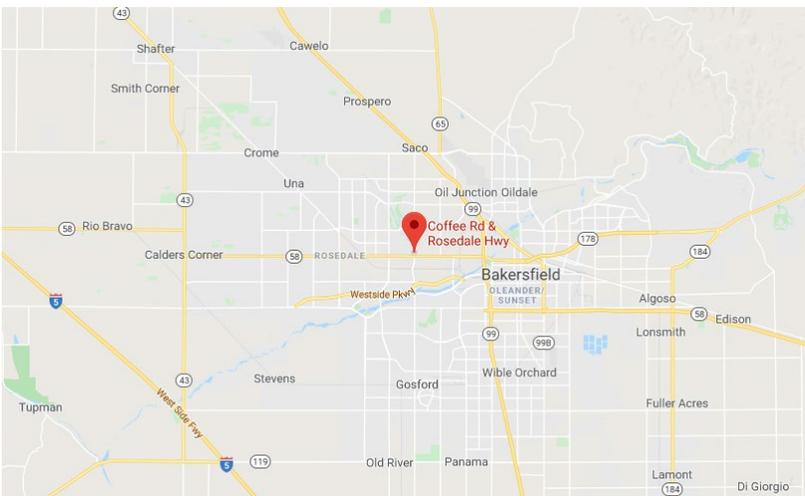


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND CERTIFIED
MAIL DELIVERY**

Tule River Indian Tribe
Neil Peyron, Chairperson
P.O. Box 589
Porterville, CA 93258
neil.peyron@tulerivertribe-nsn.gov

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Tule River Indian Tribe's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

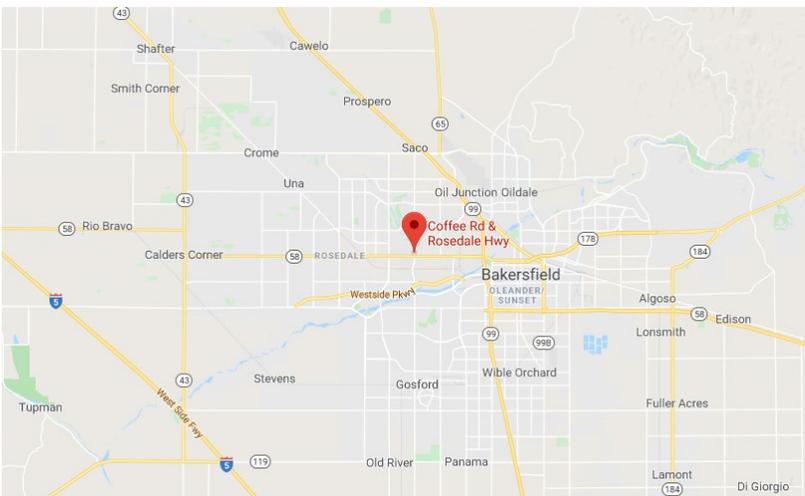


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.



June 16, 2020

**VIA EMAIL AND
OVERNIGHT DELIVERY**

Wuksache Indian Tribe/Eshom Valley Band
Kenneth Woodrow, Chairperson
1179 Rock Haven Ct
Salinas, CA 93906
kwood8934@aol.com

Re: Notice of Proposed Real Property Disposition – Rosedale Highway and Coffee Road, Bakersfield

Dear Tribal Leader:

We are writing to notify you that Pacific Gas and Electric Company (PG&E) plans to sell a former power plant site in Bakersfield. Located on the southeast corner of Rosedale Highway and Coffee Road, the property consists of a ±46-acres L-shaped, surface-only parcel. The enclosed Property Information Sheet provides additional factual background relating to the property. PG&E is disposing of the property because it vacated the site and removed its facilities and it is surplus property.

A record search of the California Native American Heritage Commission's Sacred Lands File has identified the above-referenced property to be within Wuksache Indian Tribe/Eshom Valley Band's ancestral territory. We are providing this notification consistent with the requirements of the California Public Utilities Commission's (Commission) 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 accordance with the Land Disposition Policy, the tribe has ninety (90) days to respond to this notification as to its interest in acquiring the property by providing a written offer. 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 the property within the 90 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.

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Notice of Proposed Real Property Disposition

June 16, 2020

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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

Enclosure



Property Information Sheet

Rosedale Hwy and Coffee Rd., Bakersfield

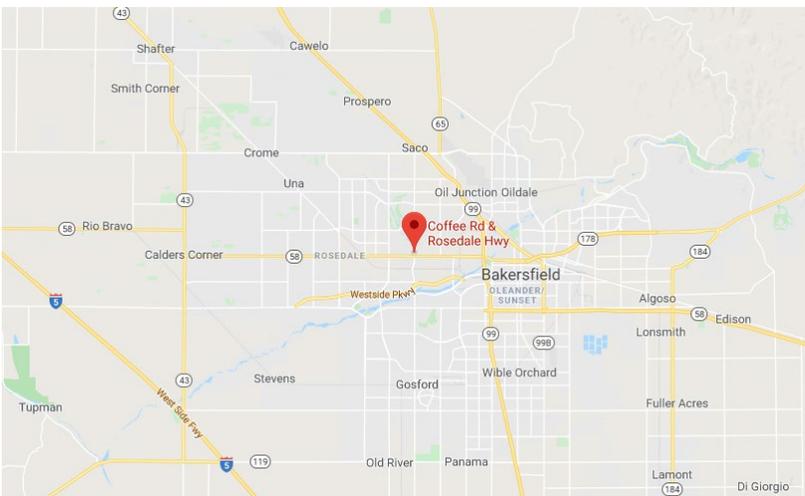


Image Source: Google Maps

Property Details

±46 acres, L-shaped corner, surface-only property at a major intersection in West Bakersfield

Location: Southeast corner of Rosedale Highway and Coffee Road, Bakersfield Kern County

Zoning: M-2 (Medium Industrial)

General Plan designation: P (Public Facilities)

APN: 368-010-03

Description: Near current and new residential, commercial and mixed-use developments, retail uses located directly north and east of the property.

Environmental Remediation Status: The property was formerly used for a power plant and has been remediated.

PG&E Facilities: Electric distribution and transmission lines, existing and planned, require easement area.

Other Notes: There is a proposed mixed-use development south of the property and a new residential development to the west of the property.

**PG&E Gas and Electric
Advice Submittal List
General Order 96-B, Section IV**

AT&T
Albion Power Company

Alta Power Group, LLC
Anderson & Poole

Atlas ReFuel
BART

Barkovich & Yap, Inc.
Braun Blasing Smith Wynne, P.C.
California Cotton Ginners & Growers Assn
California Energy Commission

California Hub for Energy Efficiency
Financing

California Alternative Energy and
Advanced Transportation Financing
Authority
California Public Utilities Commission
Calpine

Cameron-Daniel, P.C.
Casner, Steve
Center for Biological Diversity

Chevron Pipeline and Power
City of Palo Alto

City of San Jose
Clean Power Research
Coast Economic Consulting
Commercial Energy
Crossborder Energy
Crown Road Energy, LLC
Davis Wright Tremaine LLP
Day Carter Murphy

Dept of General Services
Don Pickett & Associates, Inc.
Douglass & Liddell

East Bay Community Energy Ellison
Schneider & Harris LLP
Engineers and Scientists of California

GenOn Energy, Inc.
Goodin, MacBride, Squeri, Schlotz &
Ritchie
Green Power Institute
Hanna & Morton
ICF
International Power Technology

Intertie

Intestate Gas Services, Inc.
Kelly Group
Ken Bohn Consulting
Keyes & Fox LLP
Leviton Manufacturing Co., Inc.

Los Angeles County Integrated
Waste Management Task Force
MRW & Associates
Manatt Phelps Phillips
Marin Energy Authority
McClintock IP
McKenzie & Associates

Modesto Irrigation District
NLine Energy, Inc.
NRG Solar

OnGrid Solar
Pacific Gas and Electric Company
Peninsula Clean Energy

Pioneer Community Energy

Public Advocates Office

Redwood Coast Energy Authority
Regulatory & Cogeneration Service, Inc.
SCD Energy Solutions
San Diego Gas & Electric Company

SPURR
San Francisco Water Power and Sewer
Sempra Utilities

Sierra Telephone Company, Inc.
Southern California Edison Company
Southern California Gas Company
Spark Energy
Sun Light & Power
Sunshine Design
Tecogen, Inc.
TerraVerde Renewable Partners
Tiger Natural Gas, Inc.

TransCanada
Utility Cost Management
Utility Power Solutions
Uplight
Water and Energy Consulting Wellhead
Electric Company
Western Manufactured Housing
Communities Association (WMA)
Yep Energy