

PUBLIC UTILITIES COMMISSION

505 VAN NESS AVENUE



October 29, 2019

Advice Letter 4158-G

Erik Jacobson
Director, Regulatory Relations
Pacific Gas and Electric Company
77 Beale Street, Mail Code B10C
P.O. Box 770000
San Francisco, CA 94177

SUBJECT: Eight Encroachments Identified Through PG&E's Community Pipeline Safety Initiative (CPSI) Request for Approval Under Public Utilities Code Section 851 and General Order 173

Dear Mr. Jacobson:

Advice Letter 4158-G is effective as of August 4, 2019.

Sincerely,

A handwritten signature in cursive script that reads "Edward Randolph".

Edward Randolph
Deputy Executive Director for Energy and Climate Policy/
Director, Energy Division

October 4, 2019

Advice 4158-G

(Pacific Gas and Electric Company ID U 39 G)

Public Utilities Commission of the State of California

Subject: Eight Encroachments Identified Through PG&E's Community Pipeline Safety Initiative (CPSI) – Request for Approval Under Public Utilities Code Section 851 and General Order 173

Purpose

Pacific Gas and Electric Company (PG&E) requests approval under Public Utilities Code Section 851 (Section 851) and General Order 173 to provide Eight Letters of Consent (Consents) in lieu of Encroachment Agreements (Agreements) with third parties (Owners) as listed in Attachment 1. The Consents are included as Attachments 2 through 9.

PG&E issues a document called a "Letter of Consent" only in rare circumstances in which a residential property owner has a structure that is within a PG&E easement and has refused to enter into an encroachment agreement with PG&E. In these cases, PG&E is consenting to allowing the encroachment to remain under certain circumstances described below. In each case, PG&E has inspected the encroachment area and has determined that the encroachment does not interfere with PG&E's operations or PG&E's ability to provide safe and reliable utility service to its customers.

Background

PG&E's Community Pipeline Safety Initiative (CPSI) involves inspecting the real property area above PG&E's gas pipeline for items like structures and vegetation which can interfere with PG&E's ability to maintain, inspect and safely operate its system.

In each of the eight transactions submitted in this Advice Letter, PG&E holds an easement (Easement) for its gas pipeline right-of-way. The Owners are the fee title owners of residential real property where the Easements are located. During PG&E's CPSI inspection, PG&E identified structures (Improvements) encroaching in PG&E's easement without PG&E's prior knowledge. The majority of the Improvements are overhangs that extend from roofs of residential homes, and do not sit on land near or on top of a pipeline.

The Easements prohibit the construction of Improvements in the easement area. In light of these unintended encroachments, PG&E initiated communications with the Owners to obtain an encroachment agreement. PG&E presented Agreements to the eight Owners that would document PG&E's grant of permission to the Owners to maintain and use the Improvements within the Easement area. The Owners refused to sign the Agreements.

PG&E has conducted inspections of the properties, identified the encroachments, and determined that the Improvements as constructed do not interfere with PG&E's operations in the Easement area. PG&E can access its pipeline for any maintenance or safety-related work if necessary. PG&E has determined that each Improvement does not interfere with the safe and reliable provision of utility service to customers. Therefore, PG&E is willing to agree to allow such Improvements within the Easement area, subject to the terms and conditions described in the Consents, and requests California Public Utilities Commission (CPUC or Commission) approval to execute and record the Consents.

The Consents reserve PG&E's right to enforce the restriction in its Easement from any additional encroachments constructed in the Easement area.

PG&E is requesting approval for eight Consents. PG&E requests Commission approval of these Consents under this advice letter, in lieu of submitting eight separate advice letters.

For the above reasons, the Commission should approve this Section 851 request to grant the Owners as listed in Attachment 1, the ability to continue use of property in the specified Encroachment Areas and find that doing so is not adverse to the public interest because, in all cases, it will not impair PG&E's provision of safe and reliable utility service.

In accordance with General Order 173, Rule 4, PG&E provides the following information related to the proposed transaction. Please note that customer-specific data including the names and addresses of the Owners have been redacted from the public filing to protect their privacy.

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

Pacific Gas and Electric Company
Molly Zimney
Law Department
P.O. Box 7442
San Francisco, CA 94120
Telephone: (415) 973-6840
Facsimile: (415) 973-5520
Email: MEZ3@pge.com

See Attachment 1

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

See Attachment 1.

(c) Intended Use of the Property:

The easement(s) expressly prohibit construction of any buildings or structures within the easement(s). The Improvements were previously constructed without PG&E's knowledge or consent and are currently being used and maintained by the Owner. Notwithstanding the prohibition in the easement, PG&E consents to the encroachment of the Improvements onto the easement(s) more specifically described in Attachments 2 - 9.

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

PG&E is not collecting any use fees associated with granting the Consent(s). The Improvement within the Easement Area does not rise to the level of a right that has any realizable economic value to PG&E.

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

No 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 are no changes to PG&E's rate base as a result of granting the proposed Consent(s). This transaction will not impact PG&E's ability to provide safe and reliable service to its customers and 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):

Not Applicable

(h) The Fair Market Rental Value for Leases of Real Property, and a Detailed Description of How the Fair Market Rental Value Was Determined:

Not Applicable

(i) The Fair Market Value of the Easement or Right-of-Way, and a Detailed Description of How the Fair Market Value Was Determined:

The Improvement within the Easement Area does not rise to the level of a right that has any realizable economic value to PG&E.

(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:

Not Applicable

(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:

No information is readily available other than what has already been included within this advice letter submittal.

(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.

(1), (2) Not a "Project" Under CEQA

If the transaction is not a "project" under CEQA, please explain why.

Approval of these Consents is not a project for purposes of CEQA review as no physical change to the property will result from the approval of the Consents, as the Improvements have already been constructed.

Protests

Anyone wishing to protest this submittal may do so by letter sent via U.S. mail, facsimile or E-mail, no later than October 24, 2019, which is 20 days after the date of this submittal. Protests must be submitted to:

CPUC Energy Division
ED Tariff Unit
505 Van Ness Avenue, 4th Floor
San Francisco, California 94102

Facsimile: (415) 703-2200
E-mail: EDTariffUnit@cpuc.ca.gov

Copies of protests also should be mailed to the attention of the Director, Energy Division, Room 4004, at the address shown above.

The protest shall also be sent to PG&E either via E-mail or U.S. mail (and by facsimile, if possible) at the address shown below on the same date it is mailed or delivered to the Commission:

Erik Jacobson
Director, Regulatory Relations
c/o Megan Lawson
Pacific Gas and Electric Company
77 Beale Street, Mail Code B13U
P.O. Box 770000
San Francisco, California 94177

Facsimile: (415) 973-3582
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, telephone number, postal address, and (where appropriate) 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 November 3, 2019, 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 and/or via U.S. mail 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/
Erik Jacobson
Director, Regulatory Relations

Attachments

- Attachment 1 CPSI Encroachments Summary List (Confidential Information Redacted)
- Attachments 2 – 9 Property Owners & Property Address (Confidential Information Redacted)
- Attachment 10 Declaration Supporting Confidential Declaration

***** SERVICE LIST Advice 4158-G *****
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

Alameda County Clerk
1106 Madison Street
Oakland, CA 94607
(510) 272-6362

Contra Costa County Clerk
555 Escobar Street
Martinez, CA 94553
(925) 335-7900

Humboldt County Clerk
825 5th Street, 5th Floor
Eureka, CA 95501
(707) 445-7593

Kings County Clerk
1400 W. Lacey Blvd.
Hanford, CA 93230
(559) 852-2470

Marin County Clerk
3501 Civic Center Drive, Room 247
San Rafael, CA 94903
(415) 499-3003

San Mateo County Clerk
555 County Center, 1st Floor
Redwood City, CA 94063
(650) 363-4500

8 current property owners listed on Attachment 1



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 G)

Utility type:

- ELC GAS WATER
 PLC HEAT

Contact Person: Annie Ho

Phone #: (415) 973-8794

E-mail: PGETariffs@pge.com

E-mail Disposition Notice to: AMHP@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) #: 4158-G

Tier Designation: 2

Subject of AL: Eight Encroachments Identified Through PG&E's Community Pipeline Safety Initiative (CPSI) – Request for Approval Under Public Utilities Code Section 851 and General Order 173

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

AL Type: Monthly Quarterly Annual One-Time Other:

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

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: N/A

Confidential treatment requested? Yes No

If yes, specification of confidential information: See Attachment 10

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: Aimee Crawford, (916) 923-7002

Resolution required? Yes No

Requested effective date: 11/4/19

No. of tariff sheets: N/A

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

CPUC, Energy Division
Attention: Tariff Unit
505 Van Ness Avenue
San Francisco, CA 94102
Email: EDTariffUnit@cpuc.ca.gov

Name: Erik Jacobson, c/o Megan Lawson
Title: Director, Regulatory Relations
Utility Name: Pacific Gas and Electric Company
Address: 77 Beale Street, Mail Code B13U
City: San Francisco
State: California Zip: 94177
Telephone (xxx) xxx-xxxx: (415) 973-1877
Facsimile (xxx) xxx-xxxx: (415) 973-3582
Email: PGETariffs@pge.com

Name:
Title:
Utility Name:
Address:
City:
State: District of Columbia Zip:
Telephone (xxx) xxx-xxxx:
Facsimile (xxx) xxx-xxxx:
Email:

This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

Attachment 1

CPSI Encroachments Summary List

Attachment 1

CPSI Encroachments Summary List

General Order 173, Rule 4 Information					
Attachment	Encroachment Type	Owner Name	(a) Parties receiving consent	(b) Property description, location, condition, use	(c) Intended use of the property
2	1. Roof overhang of residence				A roof overhang of Owner's residence which encroaches into the easement by approximately 1.9 feet (total encumbrance of 52.0 sq.ft.), in the manner and location set forth in Attachment 2.
3	1. Roof overhang of restaurant 2. Portion of a commercial sign				The roof overhang of Owner's restaurant and a portion of a commercial sign encroach into the easement by approximately 4.0 feet and 1.6 feet respectively (total encumbrance of 12.9 sq.ft.), in the manner and location set forth in Attachment 3.
4	1. Roof overhang of residence				A roof overhang of Owner's residence which encroaches into the easement by approximately 2.4 feet (total encumbrance of 3.9 sq.ft.), in the manner and location set forth in Attachment 4.
5	1. Roof overhang of residence 2. Corner of the residence				The roof overhang of Owner's residence and a small corner of the residence together encroach into the easement by approximately 1.8 feet (total encumbrance of 6.0 sq.ft.), in the manner and location set forth in Attachment 5.
6	1. Portions of the second story balcony and cantilevered roof overhang of an office building				Portions of the second story balcony and cantilevered roof overhang of the office building together encroach into the easement by approximately 2.7 feet (total encumbrance of 54.9 sq.ft.), in the manner and location set forth in Attachment 6.
7	1. Roof overhang of residence 2. Exterior brick chimney				An external brick chimney and a portion of the roof overhang of Owner's residence together encroach into the easement by approximately 2.1 feet (total encumbrance of 90 sq.ft.), in the manner and location set forth in Attachment 7.
8	1. A portion of the cantilevered roof overhang of a building				A portion of the cantilevered roof overhang of a warehouse building encroaches into the easement by approximately 20.0 feet (total encumbrance of 508 sq.ft.), in the manner and location set forth in Attachment 8.
9	1. Roof overhang of residence				A portion of the roof overhang of Owner's residence, which encroaches into the easement by approximately 12 square feet, in the manner and location set forth in Attachment 9.

Attachment 2

Letter of Consent A



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____

[Redacted]

[Redacted]

Re: PG&E gas transmission easement; [Redacted]

This letter will serve to memorialize Pacific Gas and Electric Company’s (“PG&E’s”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement recorded [Redacted] in Book [Redacted] of Official Records at page [Redacted] County Records (the “Easement”). The Easement pertains to the property at [Redacted], which is legally described in Exhibit “A” attached hereto and made a part hereof (the “Property”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “Easement Area.”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “First party shall not erect, or construct, any building or other structure, or drill, or operate, any sort of well, within said strip of said premises.” Our survey has determined that a portion of the roof overhang of your residence (the “Improvements”) is located within the Easement Area as shown on the drawing labeled Exhibit “B” attached hereto and made a part hereof (the “Encroachment Area”).

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

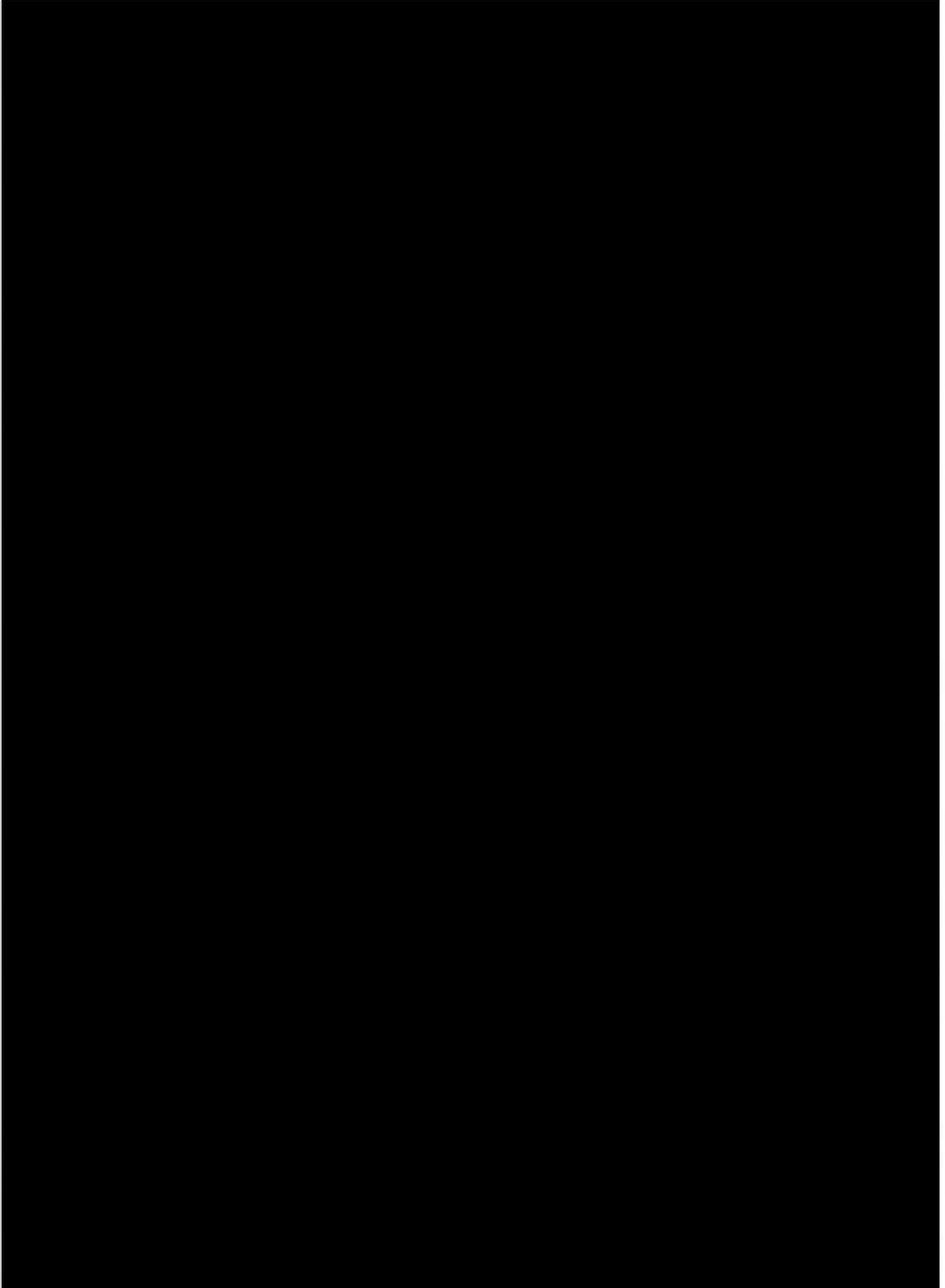
PACIFIC GAS AND ELECTRIC COMPANY

By _____

This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

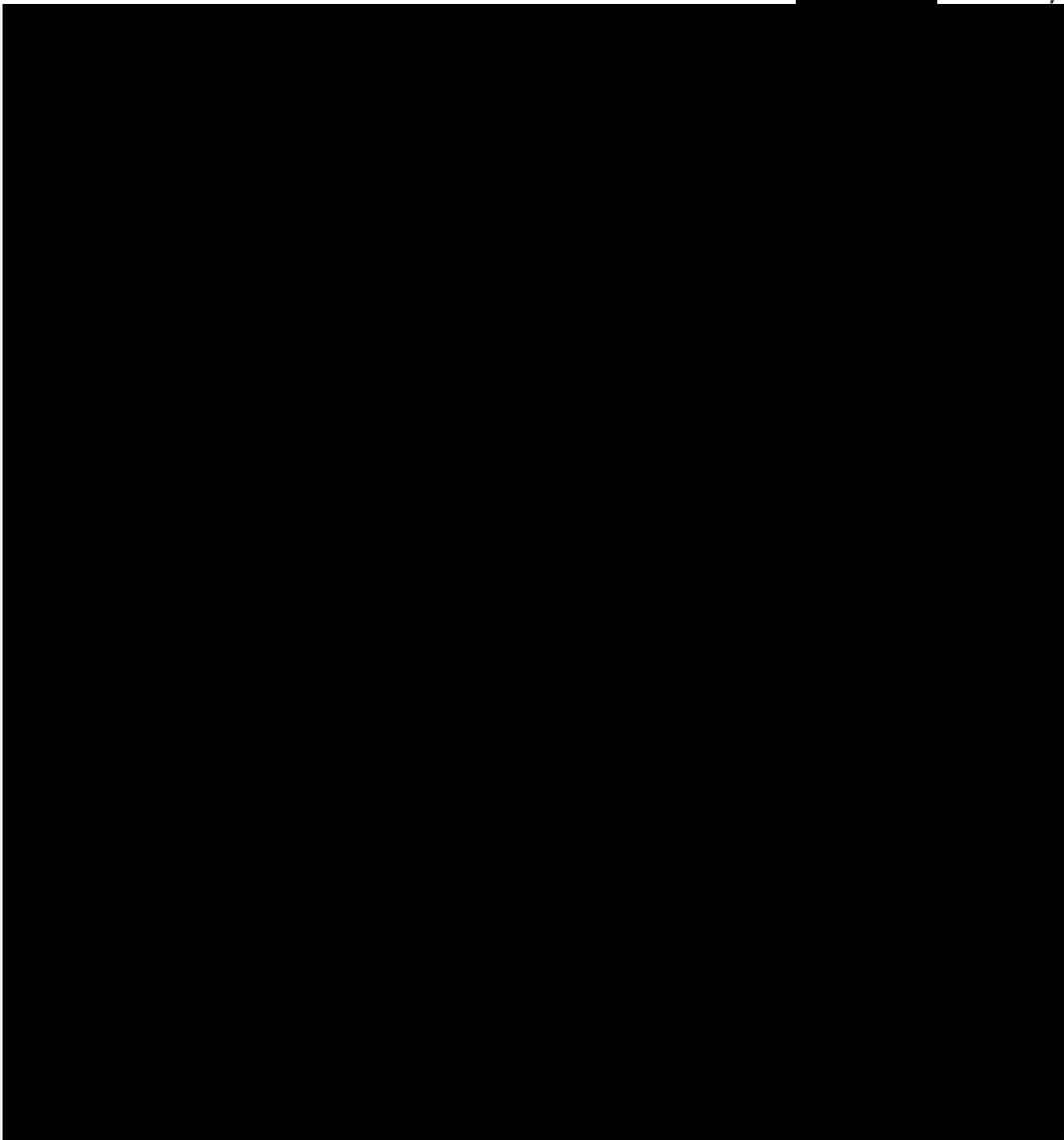
EXHIBIT A
LEGAL DESCRIPTION

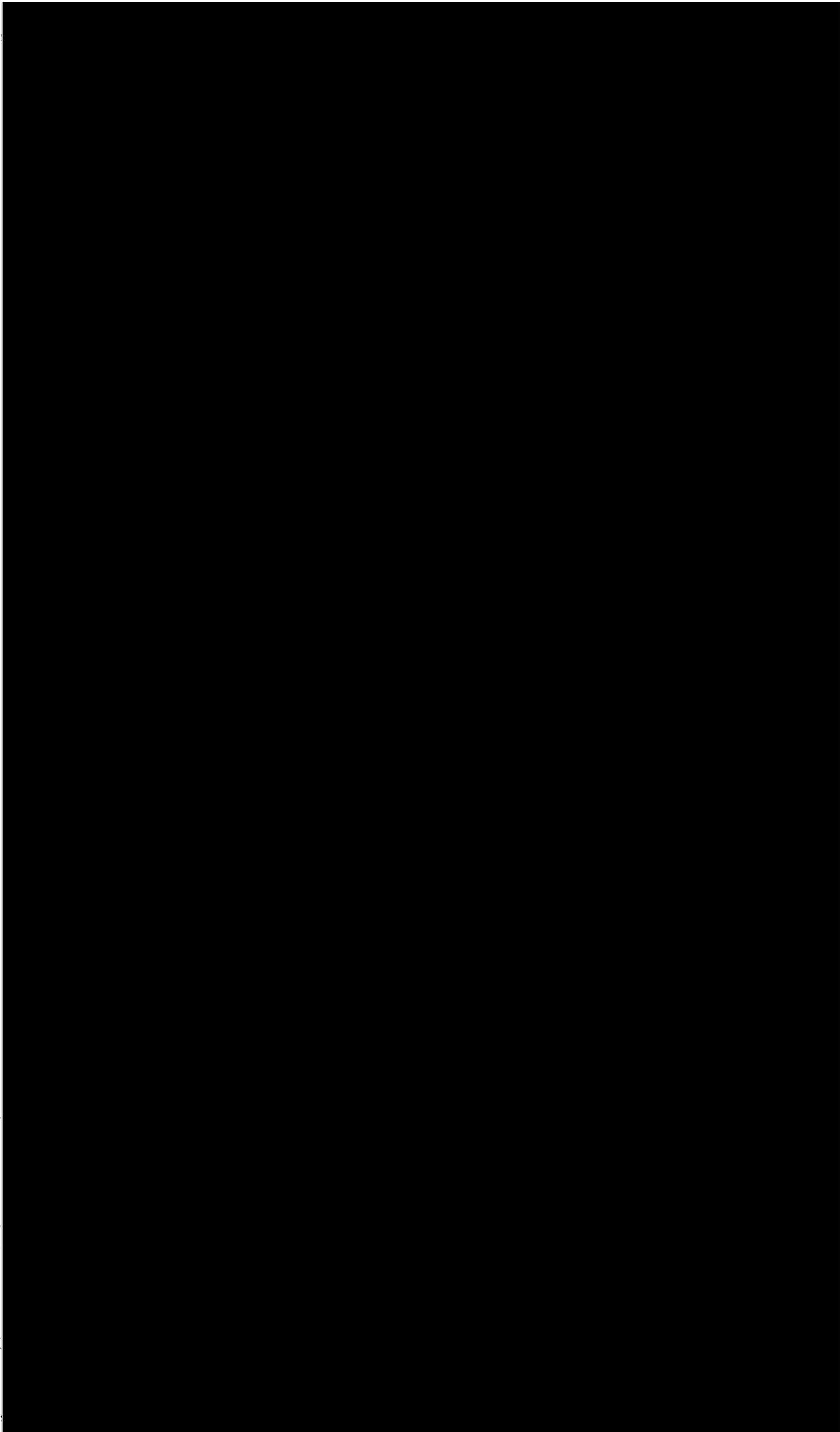
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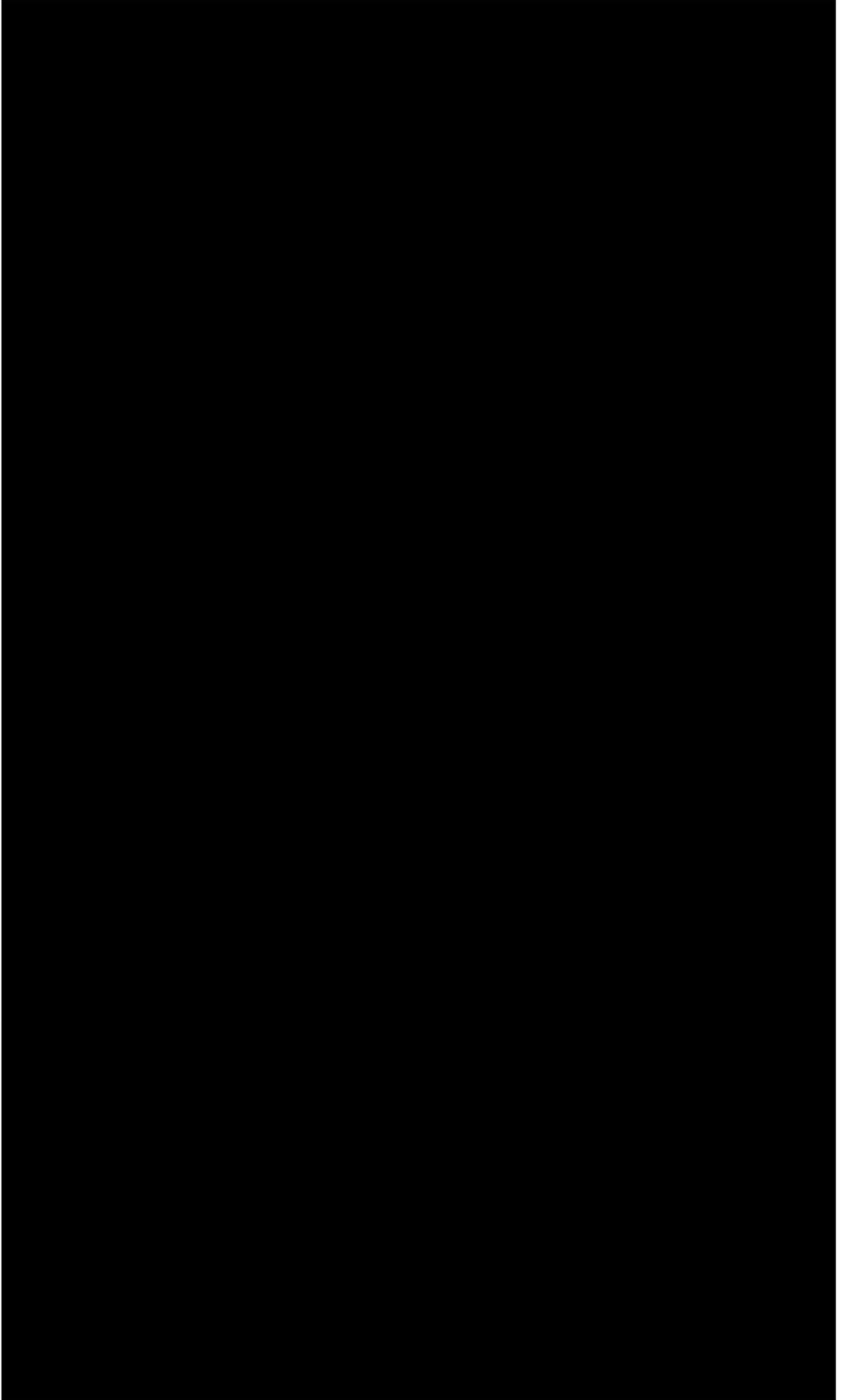


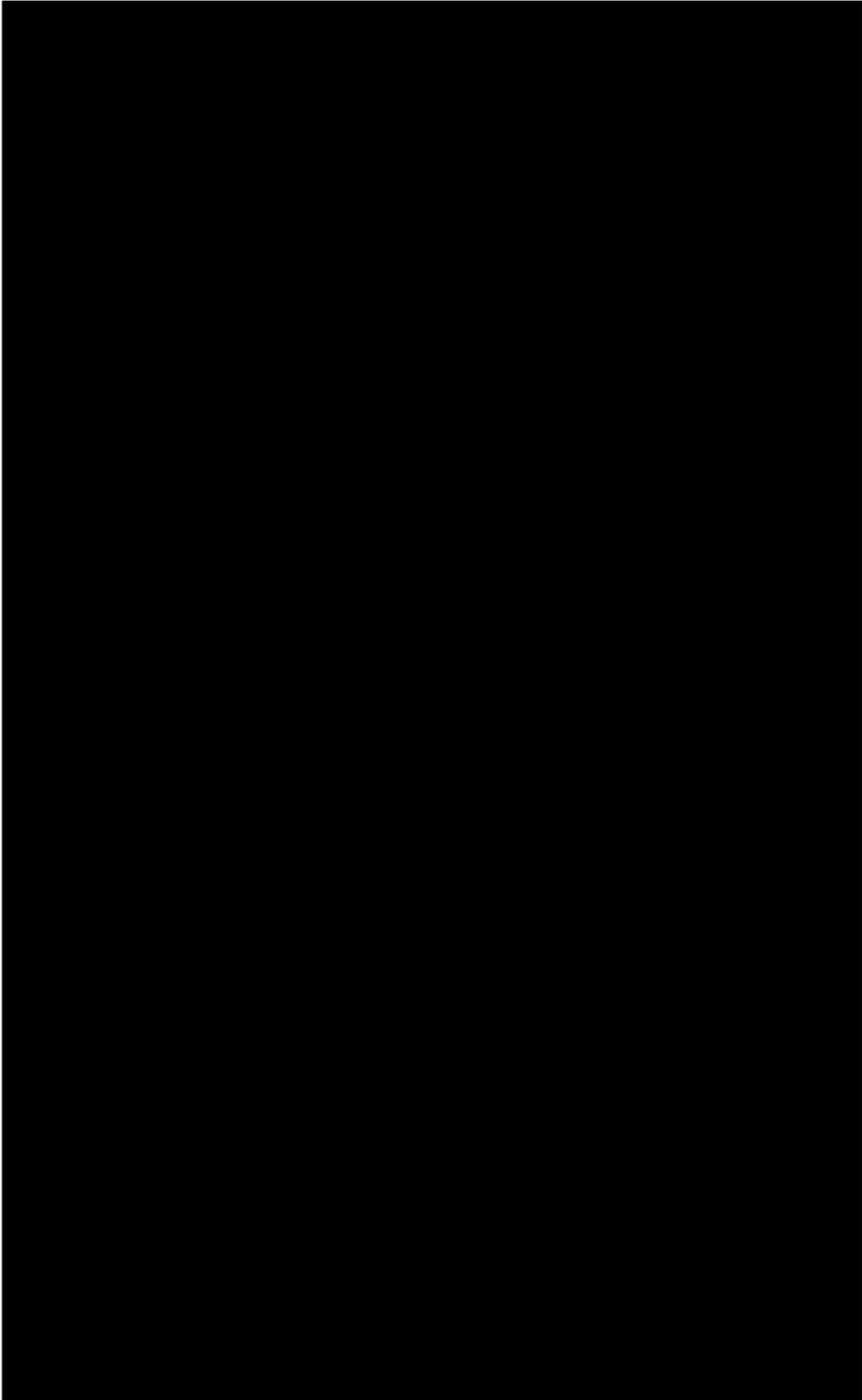


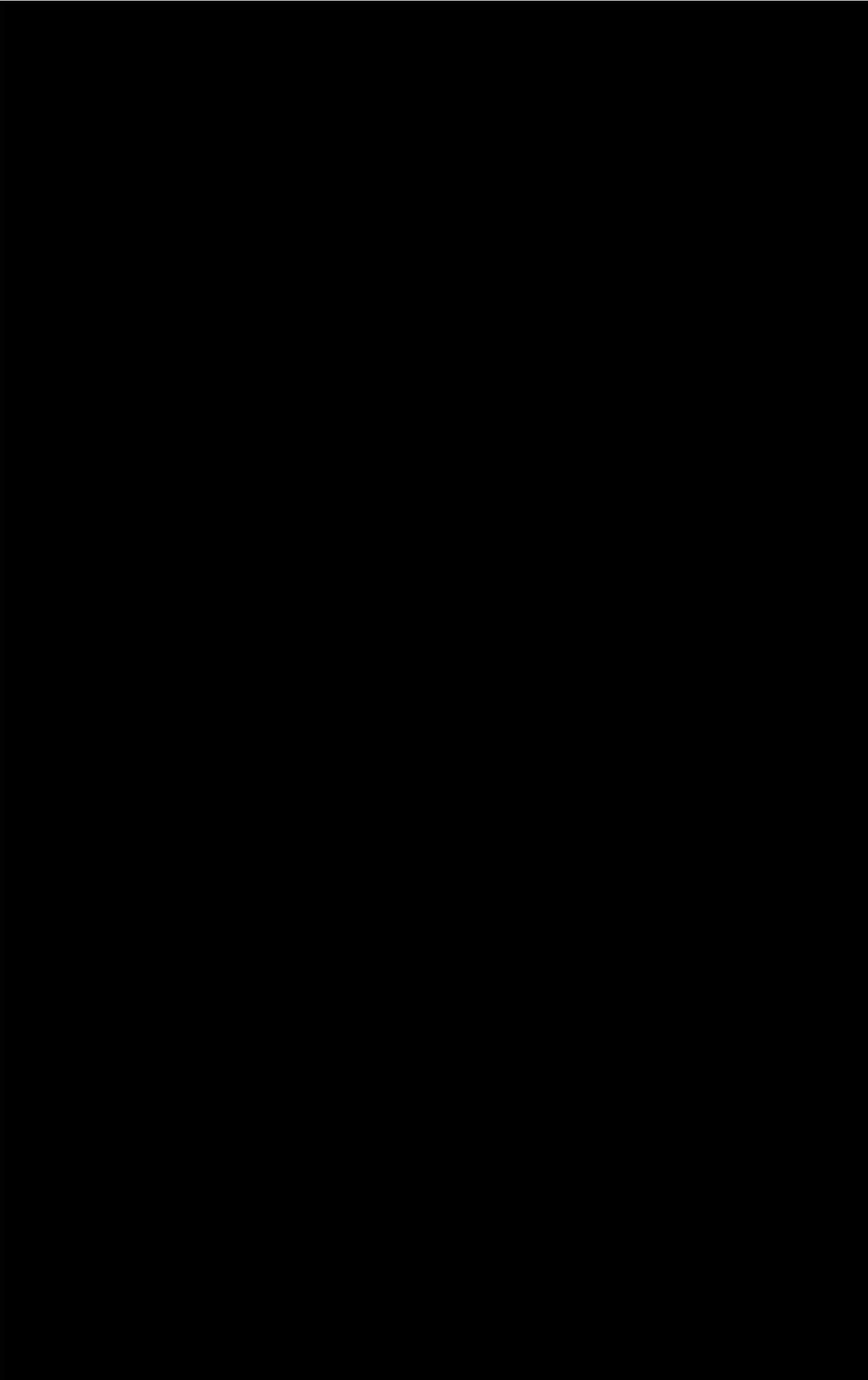
Grant Deed

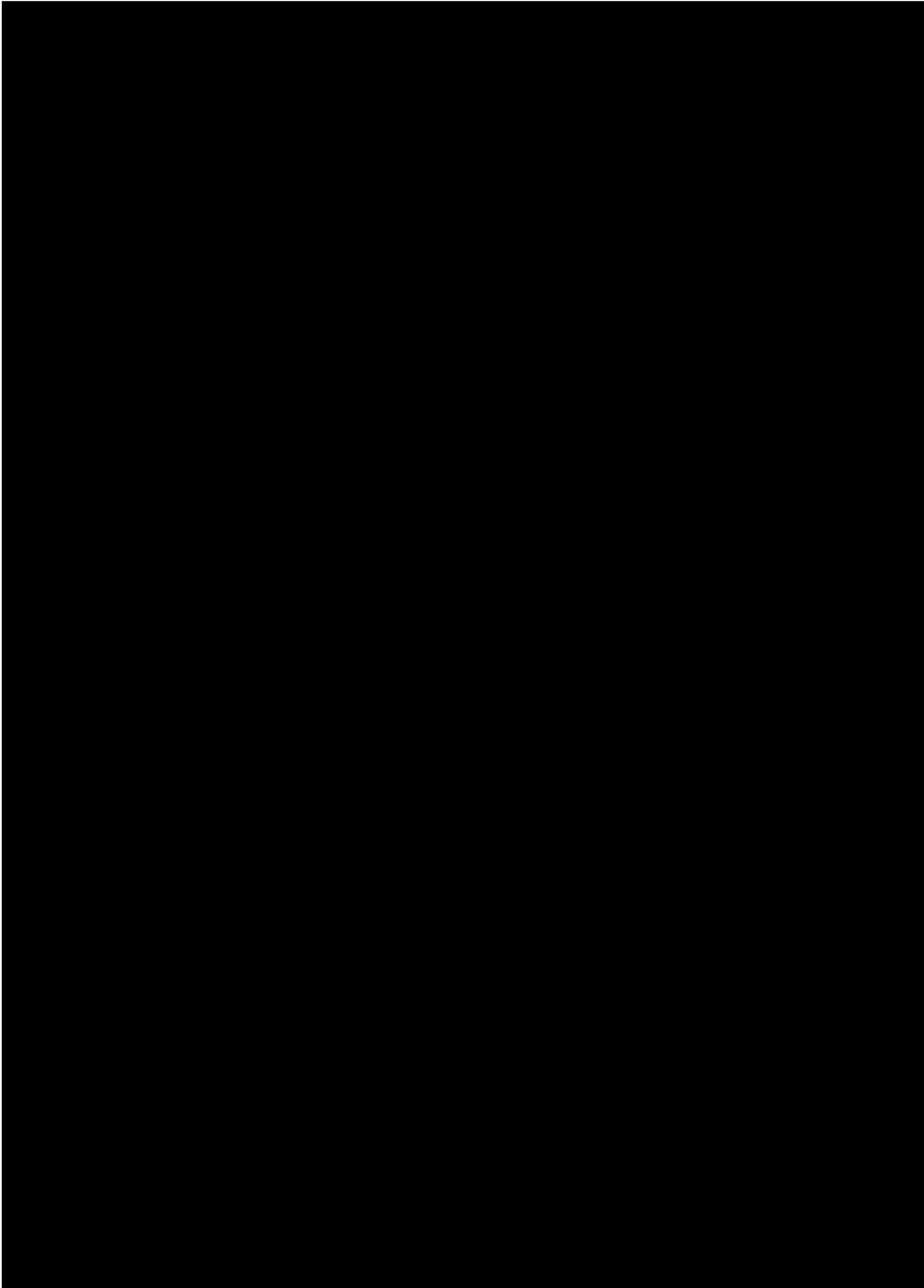


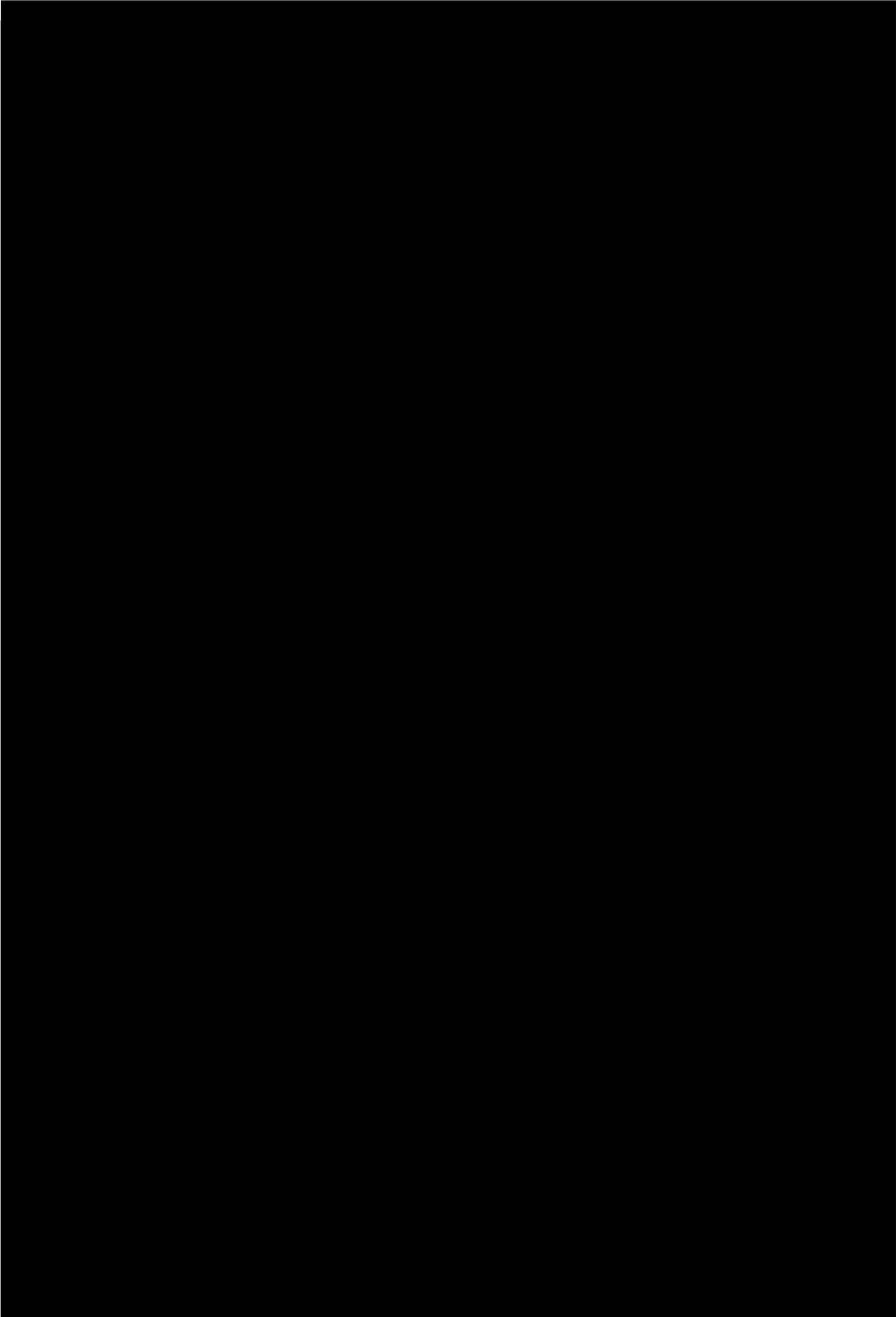








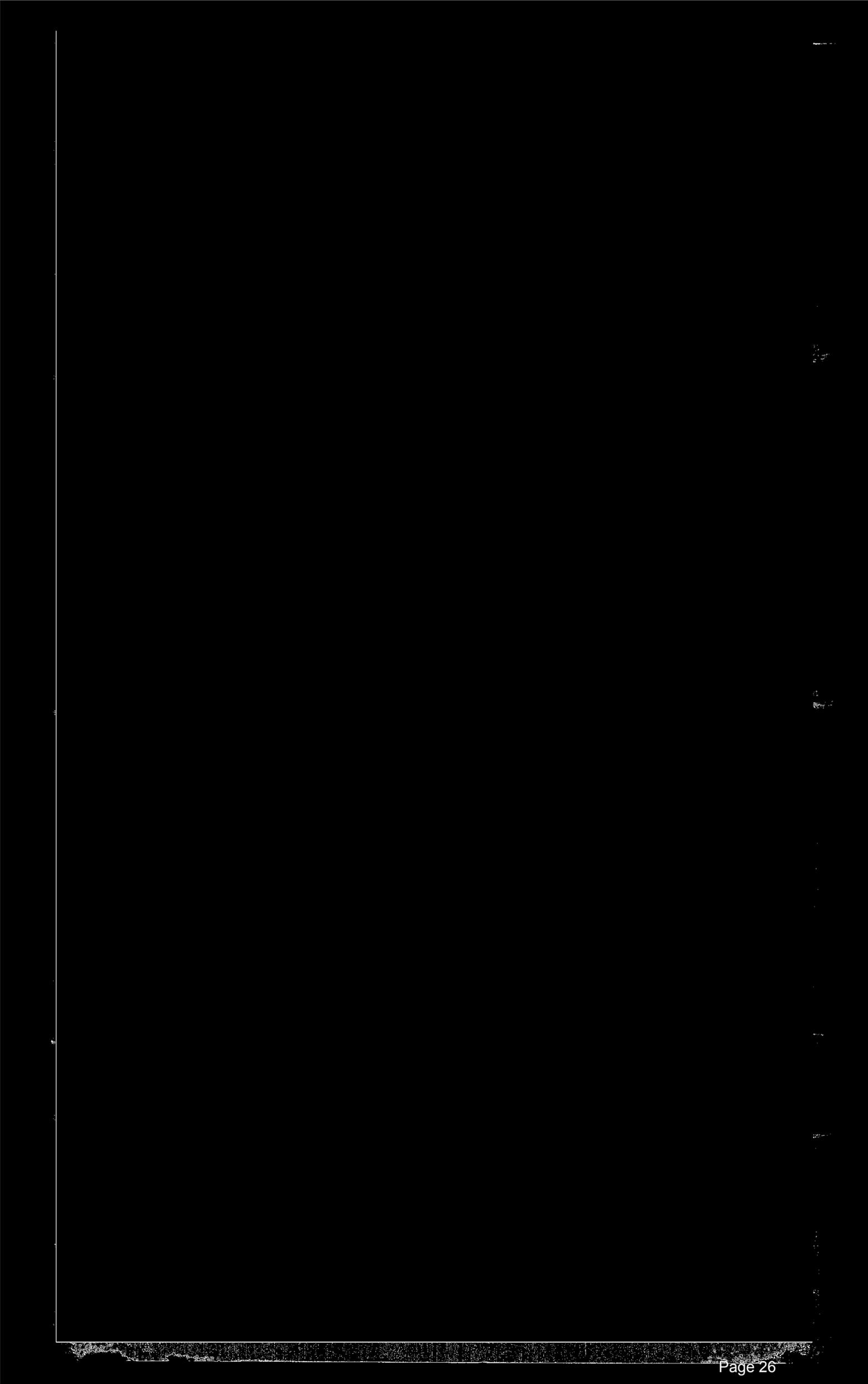




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The legibility of the resulting image may be limited.



Attachment 3

Letter of Consent B



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____

[REDACTED]

[REDACTED]

Re: PG&E gas transmission easement; [REDACTED]

This letter will serve to memorialize Pacific Gas and Electric Company’s (“PG&E’s”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement recorded [REDACTED] in Volume [REDACTED] of Official Records at page [REDACTED] [REDACTED] County Records (the “Easement”). The Easement pertains to the property at [REDACTED] which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “Property”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “Easement Area.”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “First party shall not erect, or construct, any building or other structure, or drill, or operate, any sort of well, within said strip of said premises.” Our survey has determined that a portion of the roof overhang of a building and a portion of a commercial sign (the “Improvements”) are located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “Encroachment Area”).

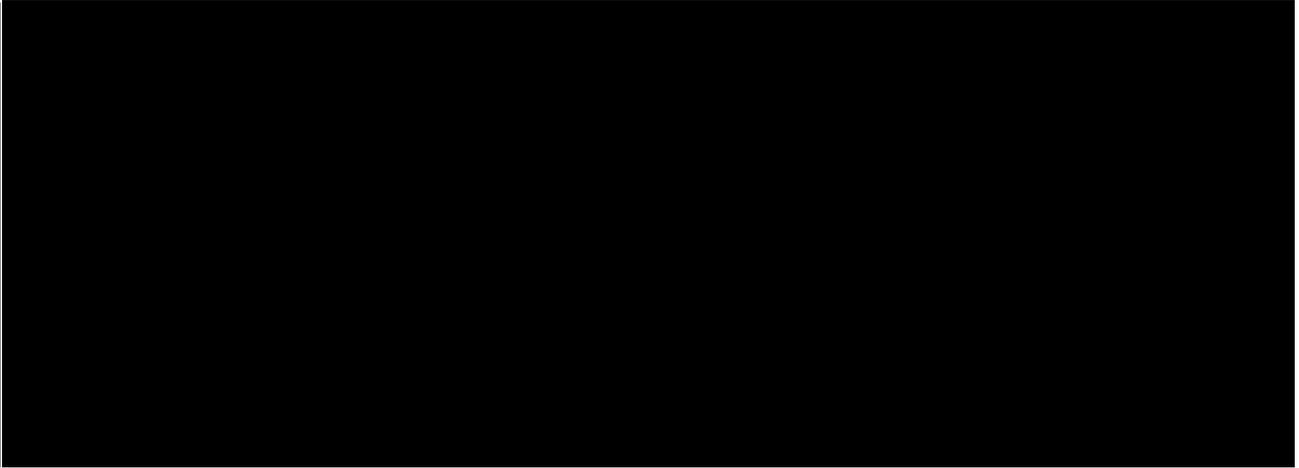
PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

PACIFIC GAS AND ELECTRIC COMPANY

By _____

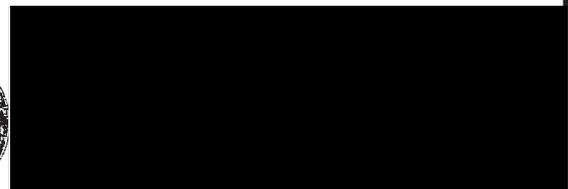
This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

EXHIBIT "A"
Legal Description



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RECORDING REQUESTED BY:



AND WHEN RECORDED MAIL TO:



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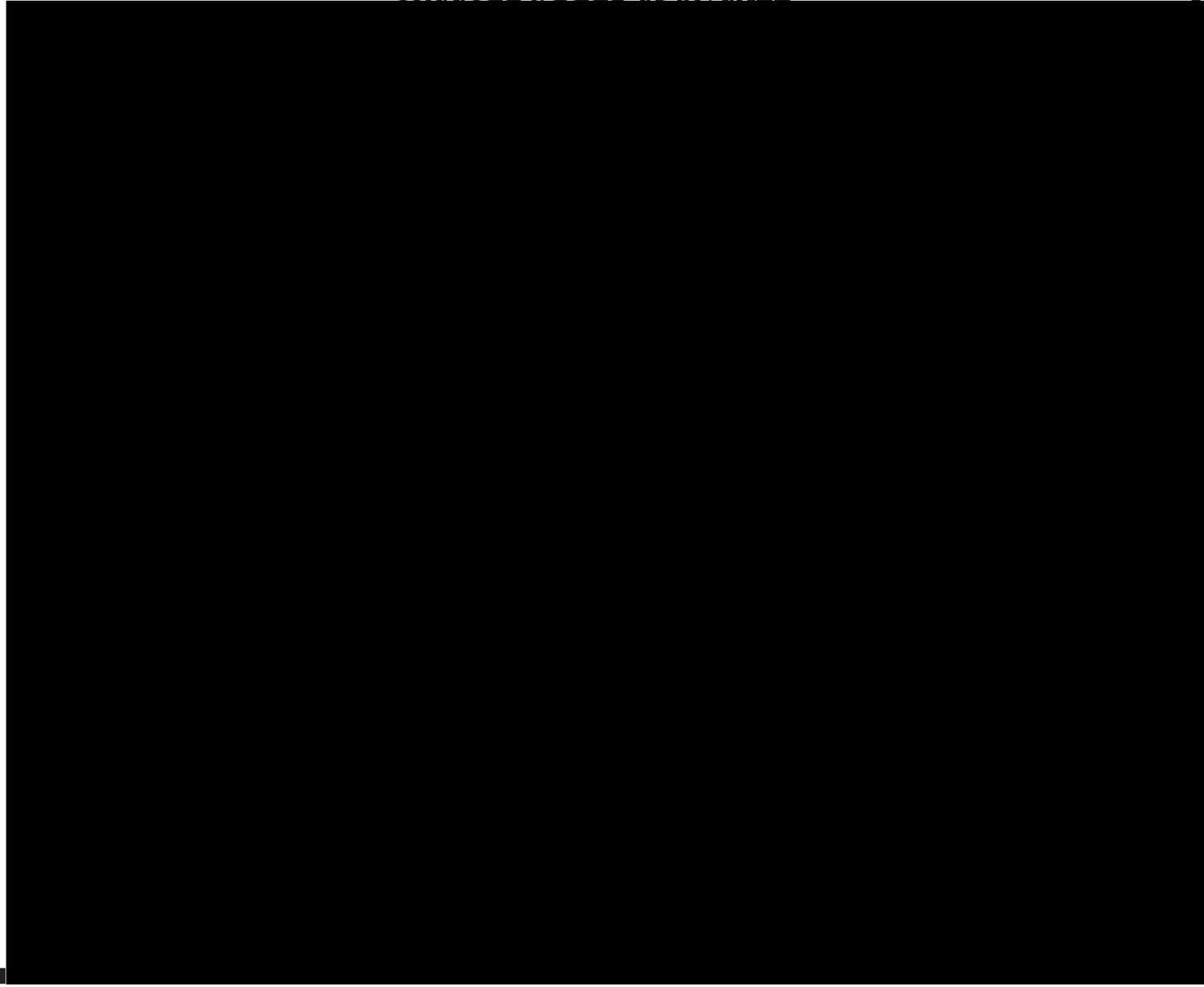
Forward Tax Statements To:



SPACE ABOVE LINE FOR RECORDER'S USE



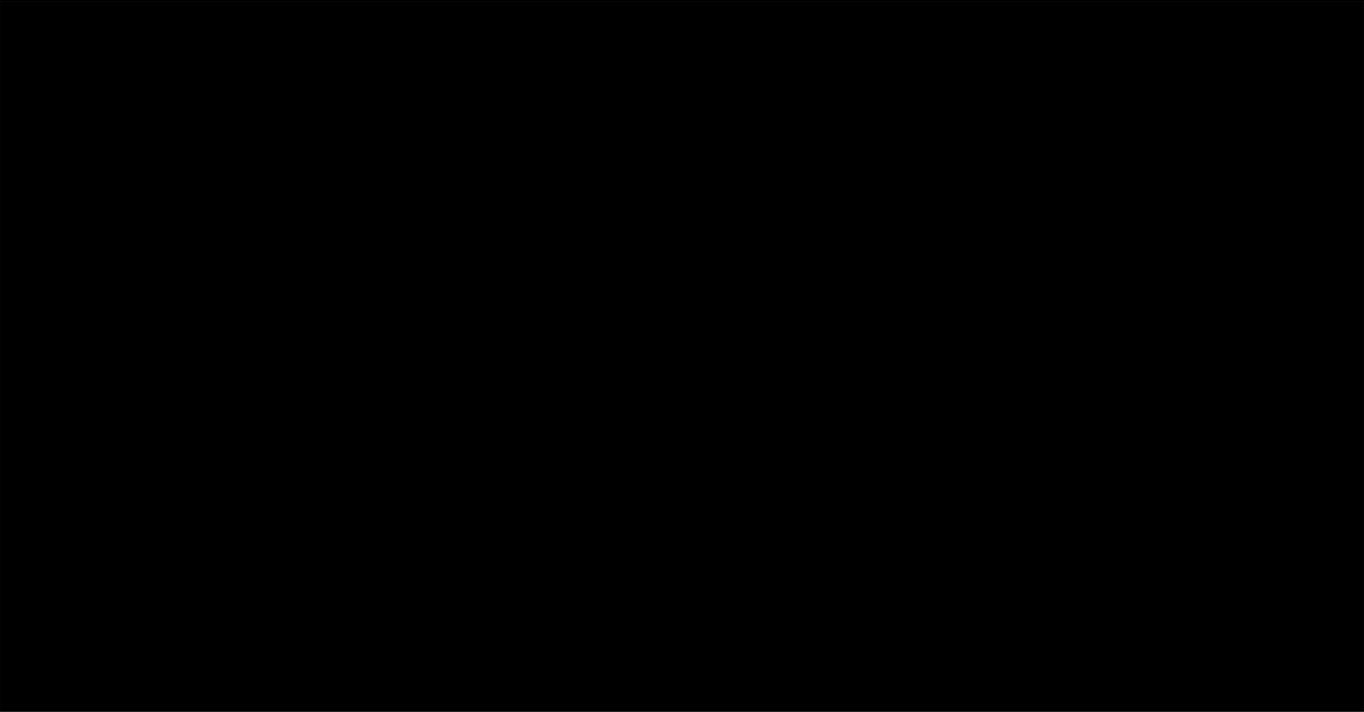
TRUSTEE'S DEED UPON SALE



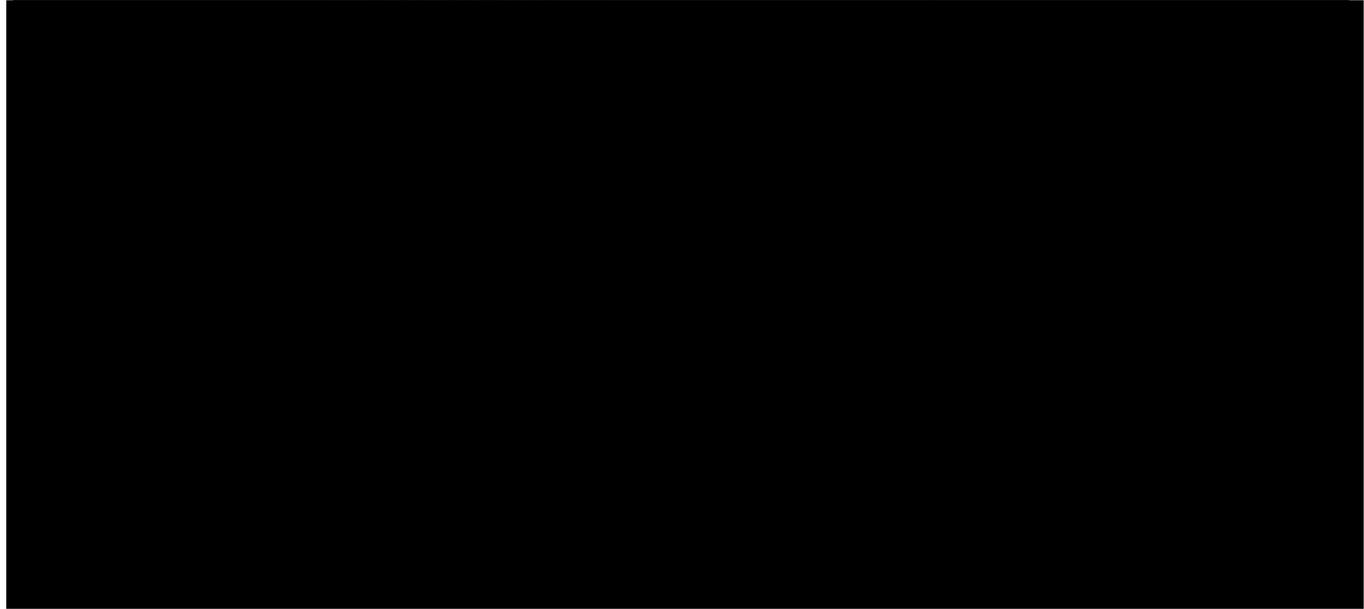
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2

TRUSTEE'S DEED UPON SALE



A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

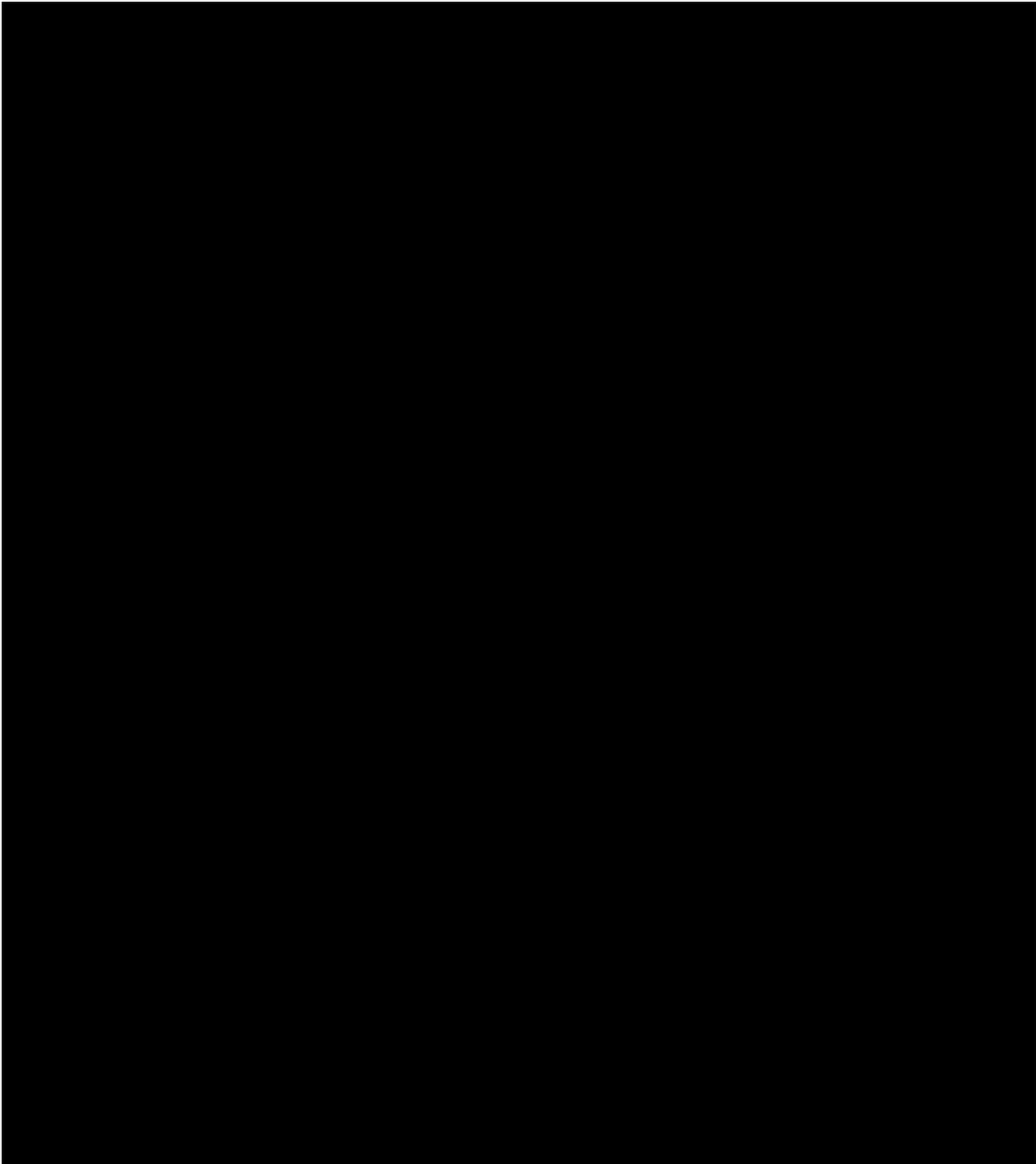


Trustee's Deed Upon Sale Page 2 of 2

END OF DOCUMENT

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This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



Attachment 4

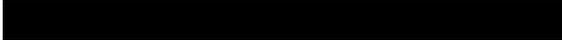
Letter of Consent C



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____



Re: PG&E gas transmission easement; 

This letter will serve to memorialize Pacific Gas and Electric Company’s (“**PG&E**’s”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement recorded  in Reel  of Official Records as Image  County Records (the “**Easement**”). The Easement pertains to the property at , which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “**Property**”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “**Easement Area.**”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “... first party shall not erect or construct any building or other structure, or drill or operate any well, within said strip.” Our survey has determined that a portion of the roof overhang of a residence (the “**Improvements**”) are located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “**Encroachment Area**”).

Page 2

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

PACIFIC GAS AND ELECTRIC COMPANY

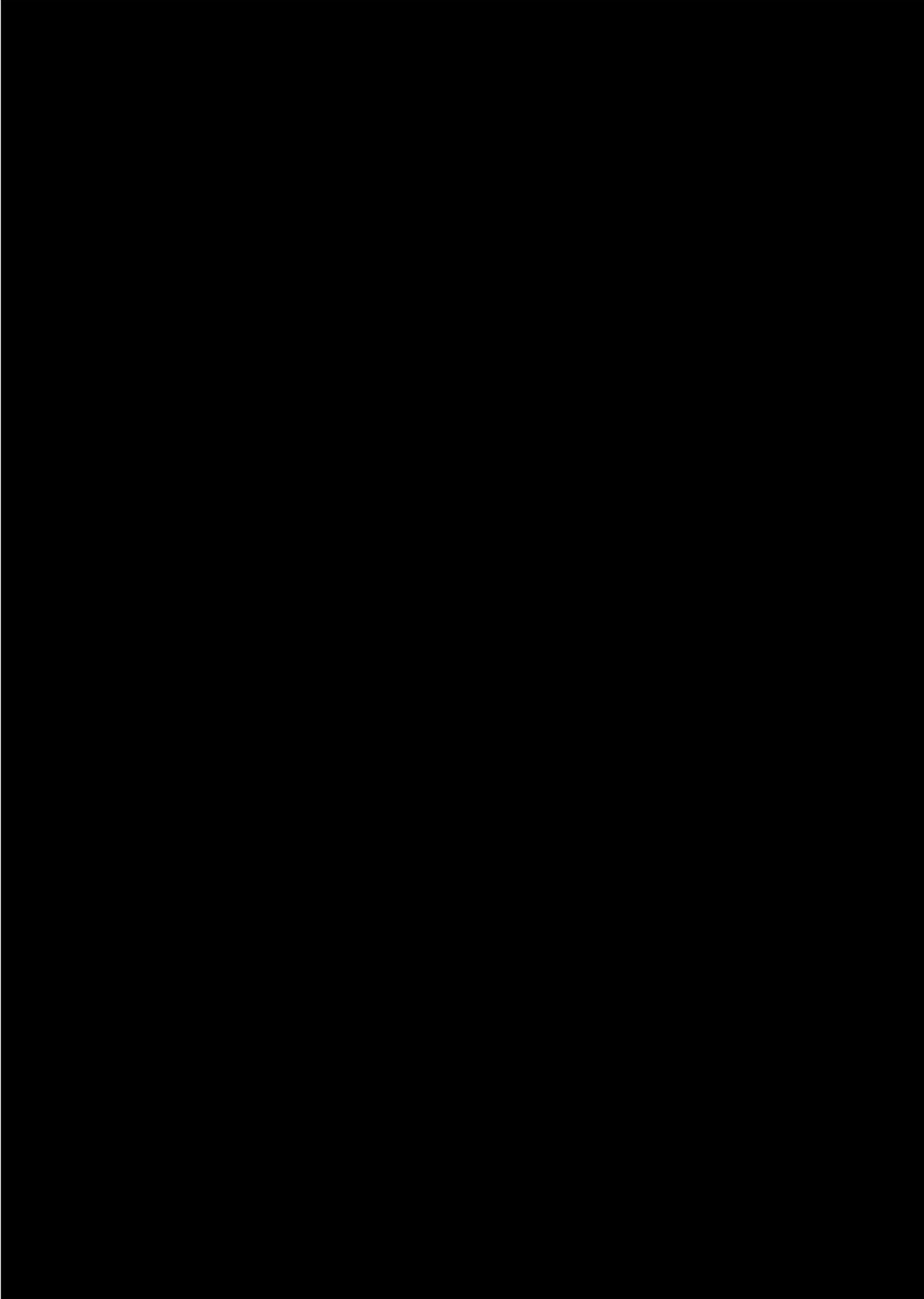
By _____

EXHIBIT "A"
LEGAL DESCRIPTION

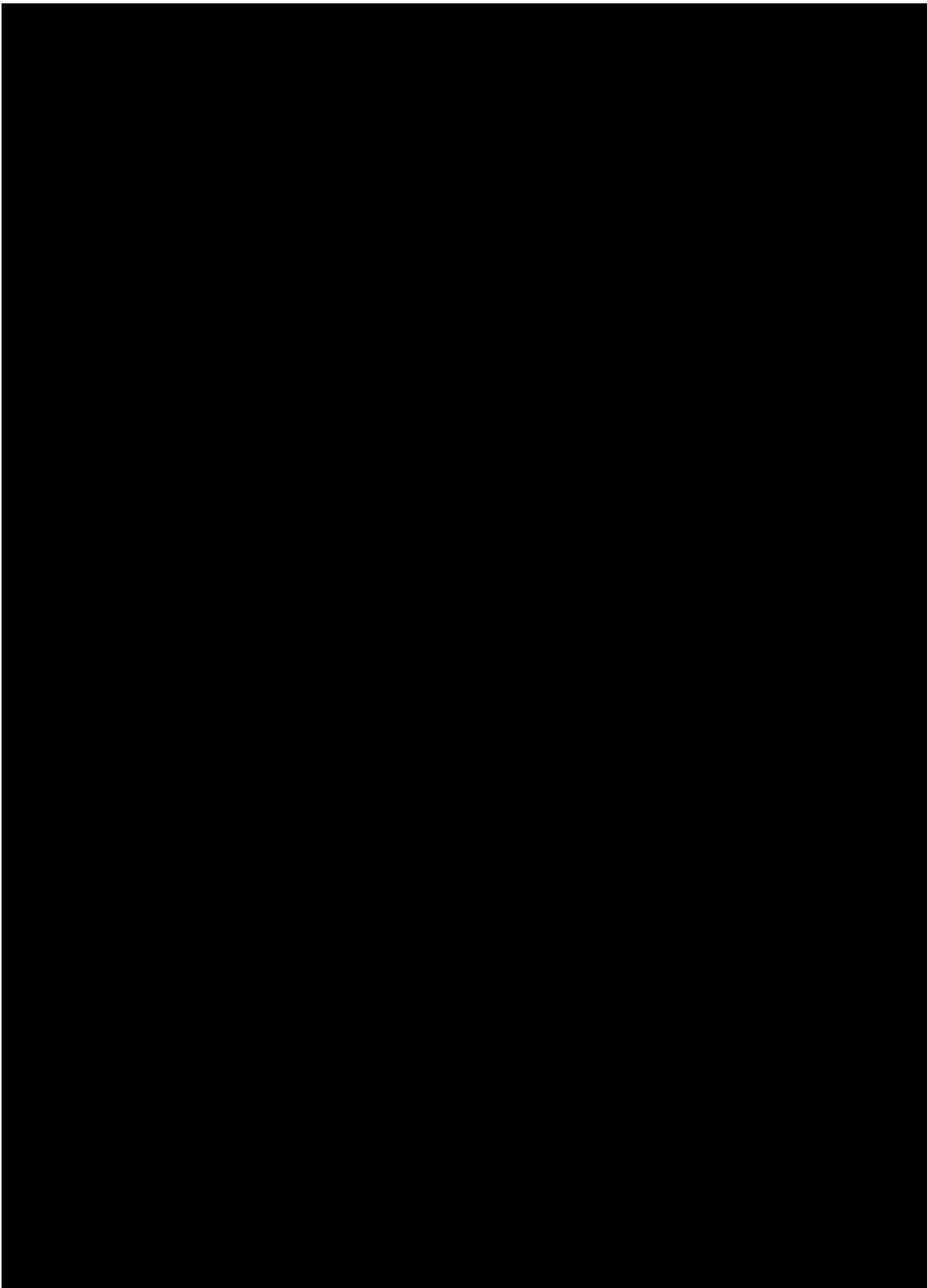
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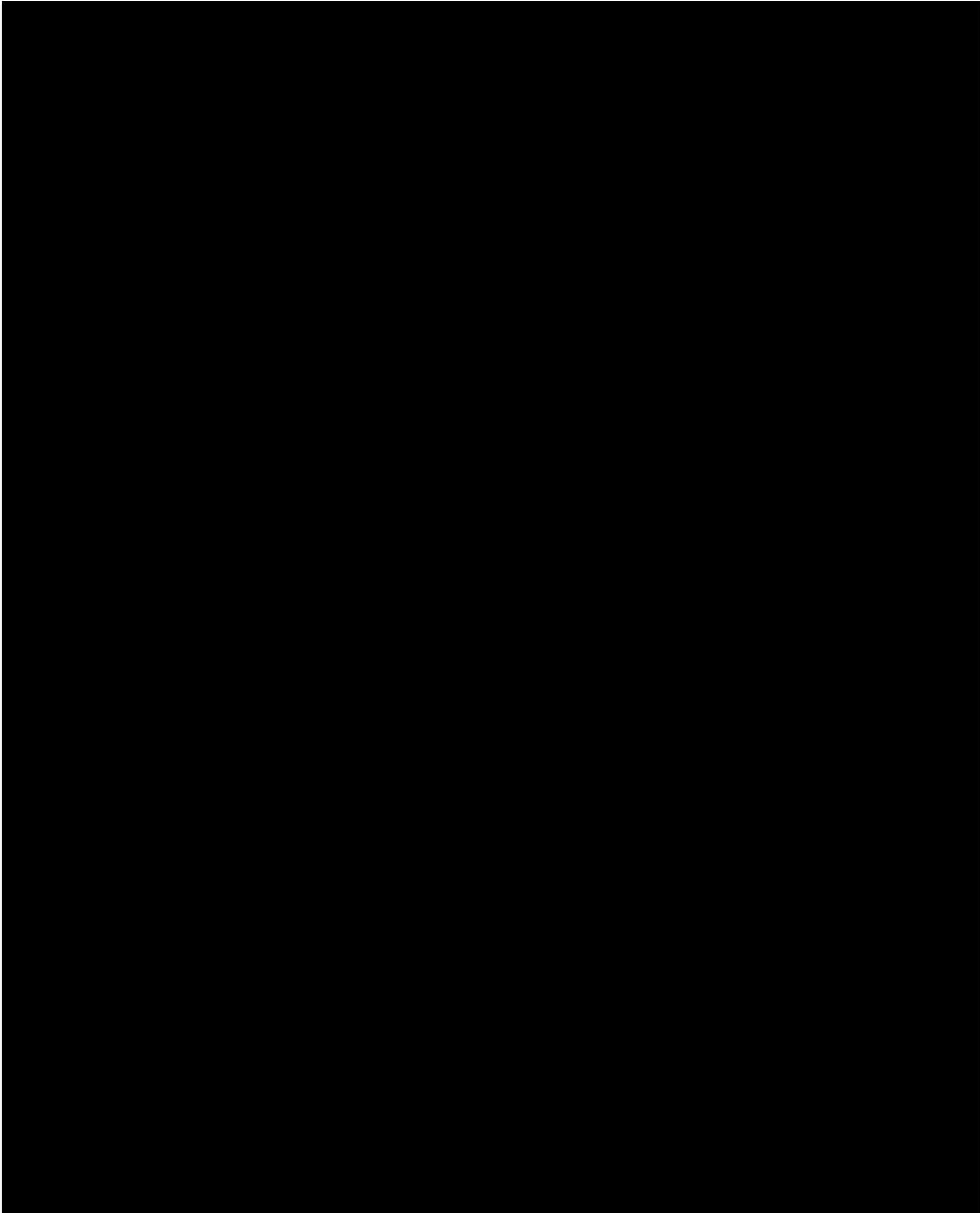
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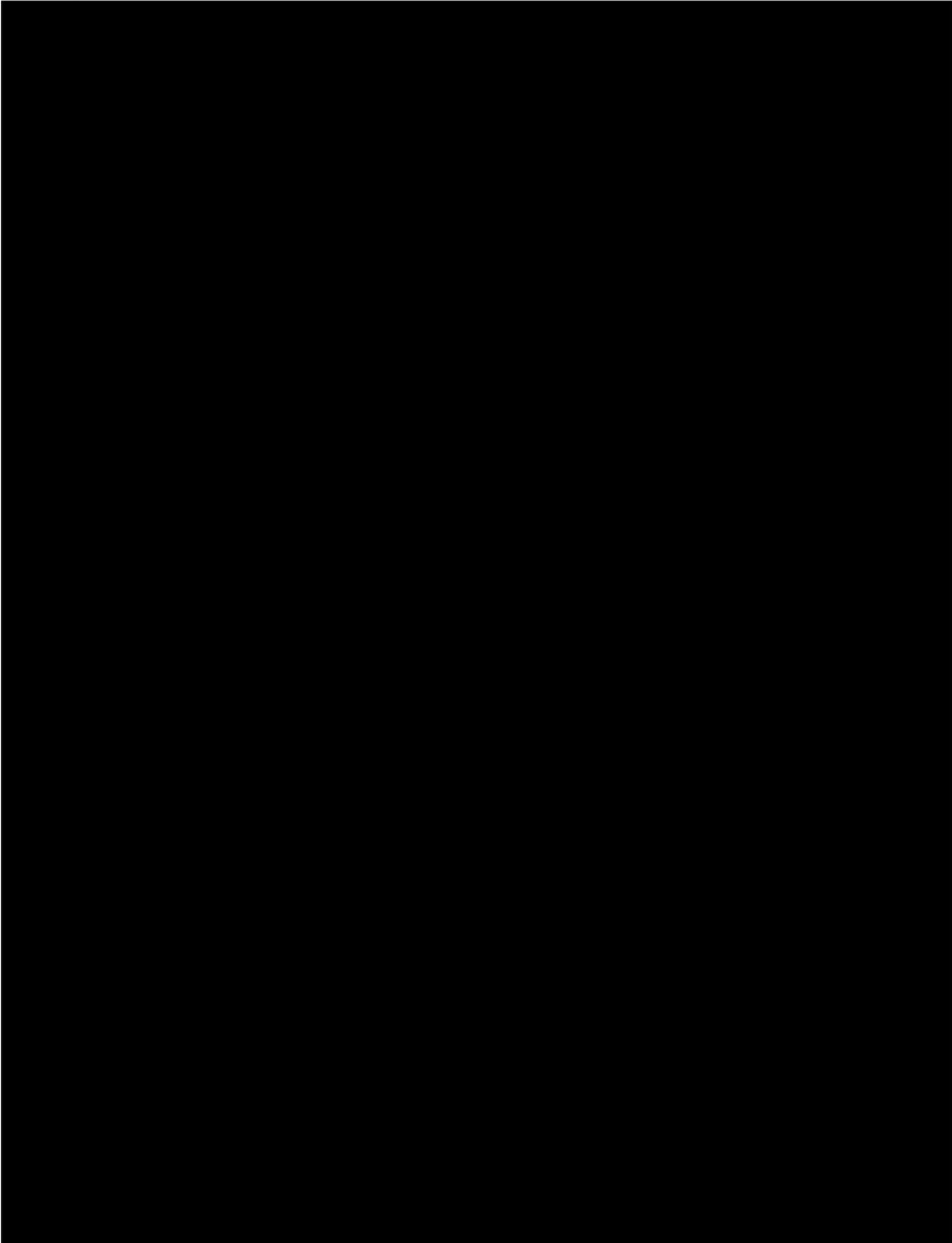
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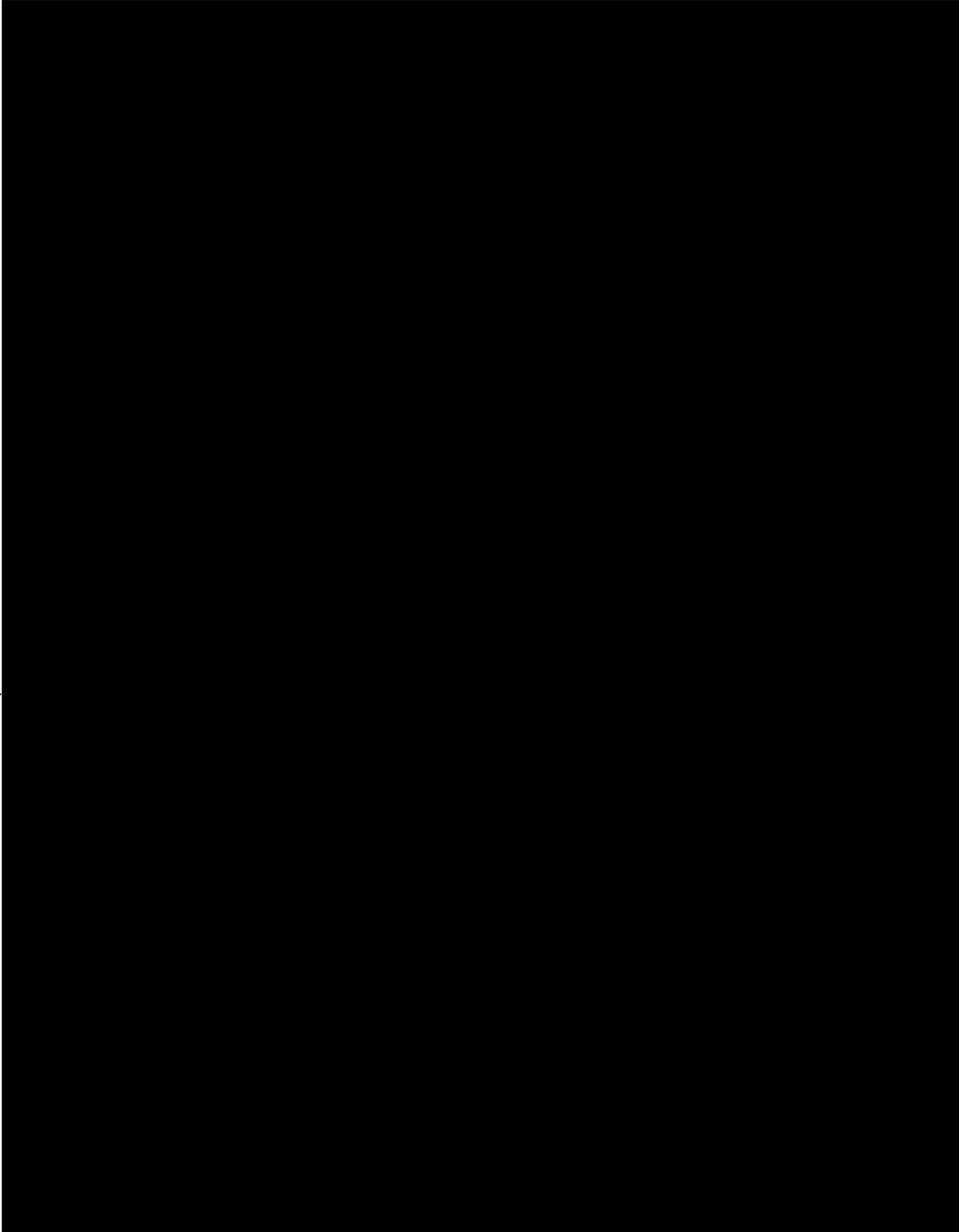


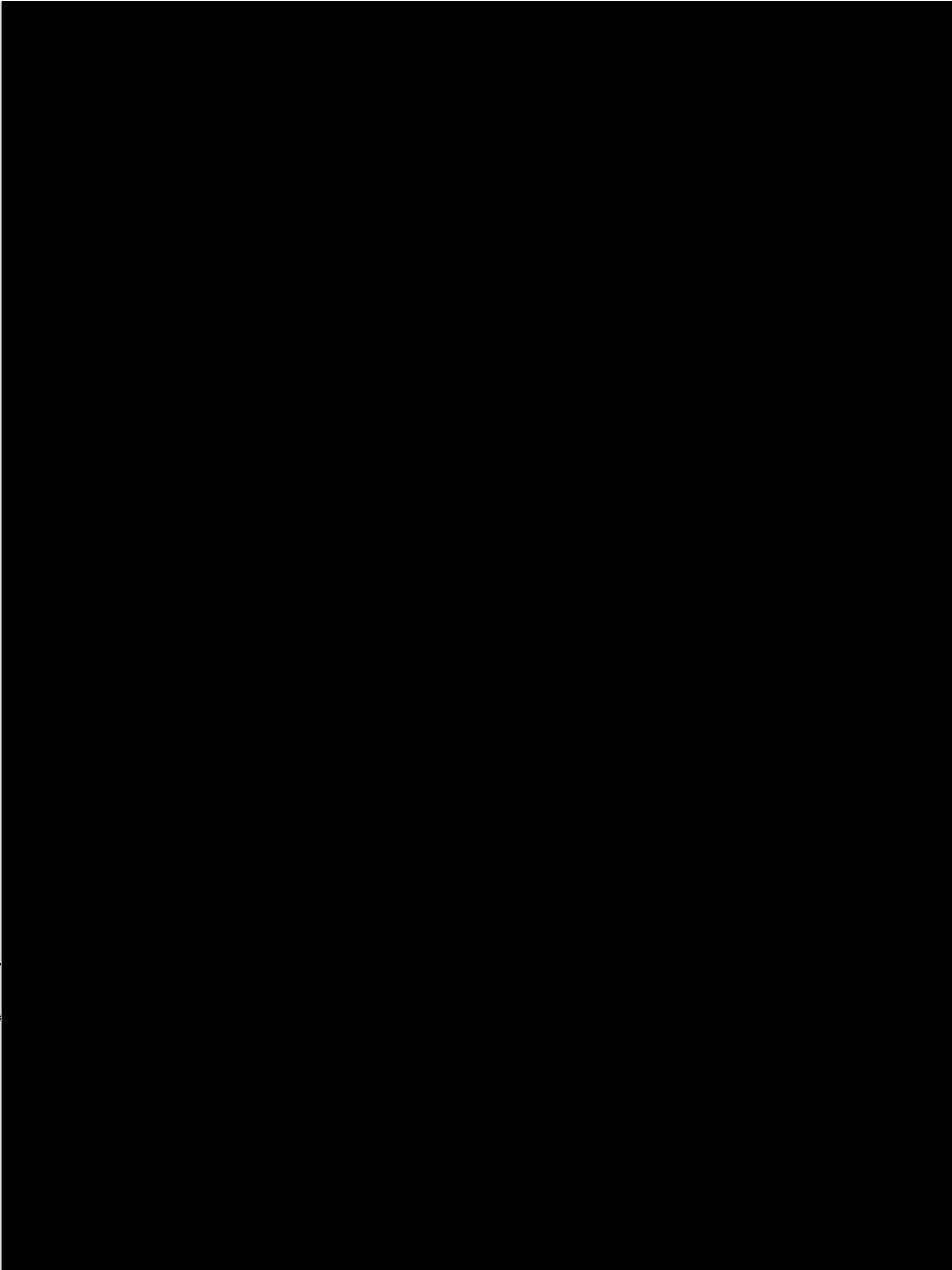


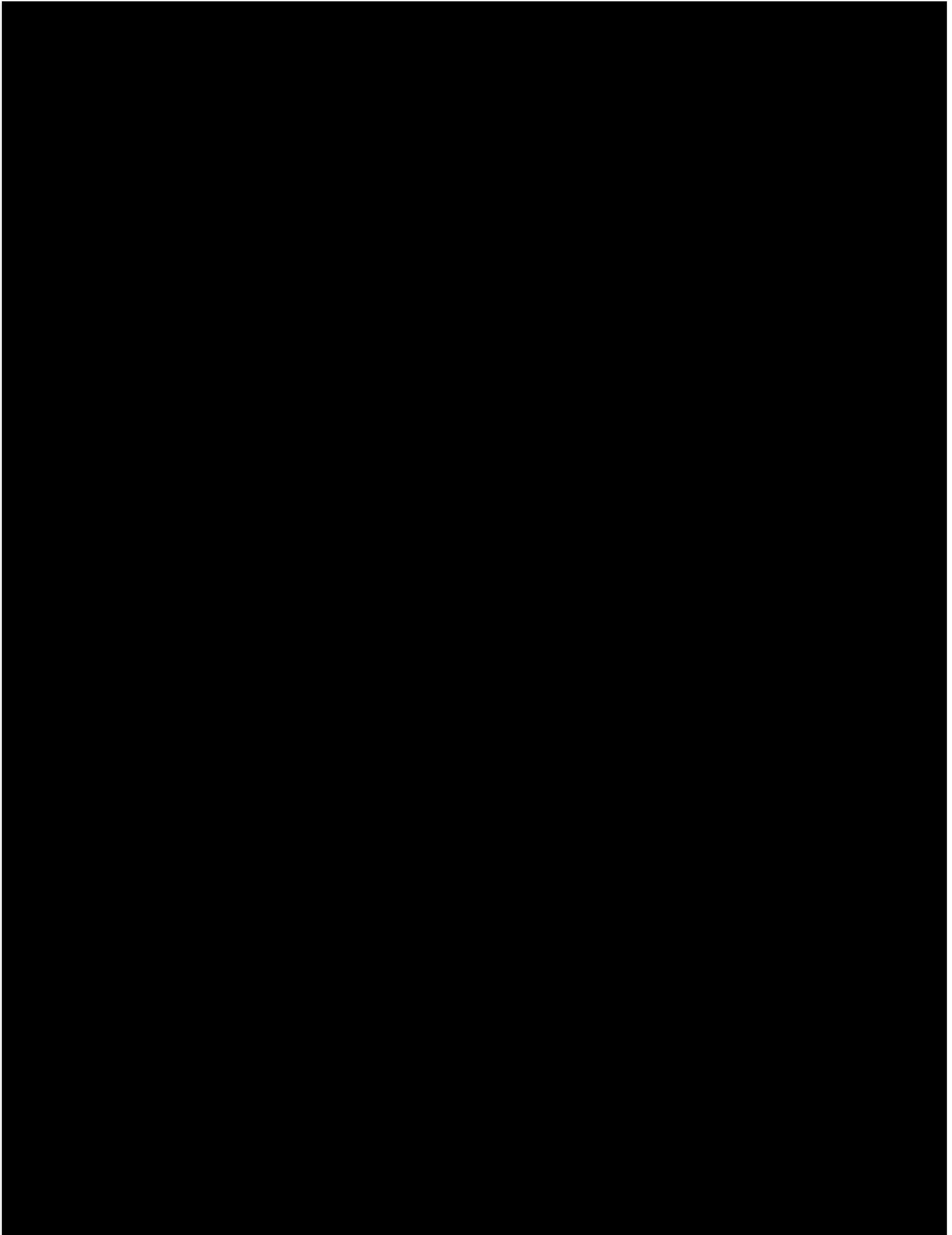












Attachment 5

Letter of Consent D



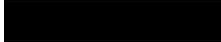
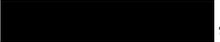
Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____



Re: PG&E gas transmission easement; 

This letter will serve to memorialize Pacific Gas and Electric Company’s (“**PG&E’s**”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement dated  and recorded in Volume  of Official Records at page ,  County Records (the “**Easement**”). The Easement pertains to the property at , which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “**Property**”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “**Easement Area.**”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “... Grantor shall not construct or maintain the whole or any part of any structure on said strip of land or in any manner impair or interfere with the present or prospective exercise of any of the rights herein granted.” Our survey has determined that a corner of a residence and the roof overhang associated therewith (the “**Improvements**”) are located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “**Encroachment Area**”).

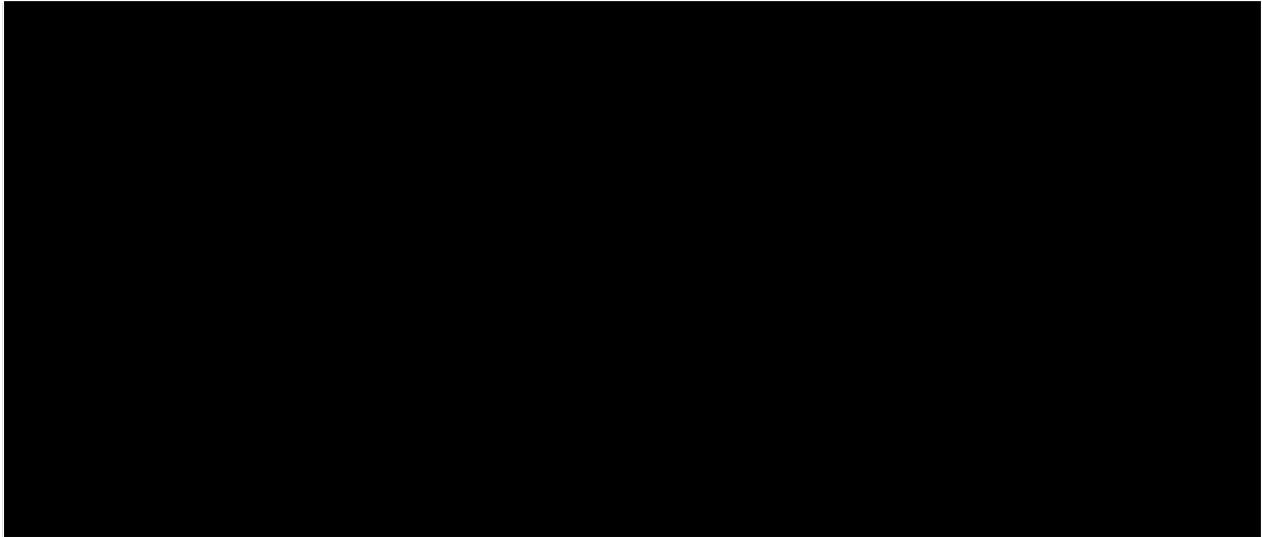
Page 2

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

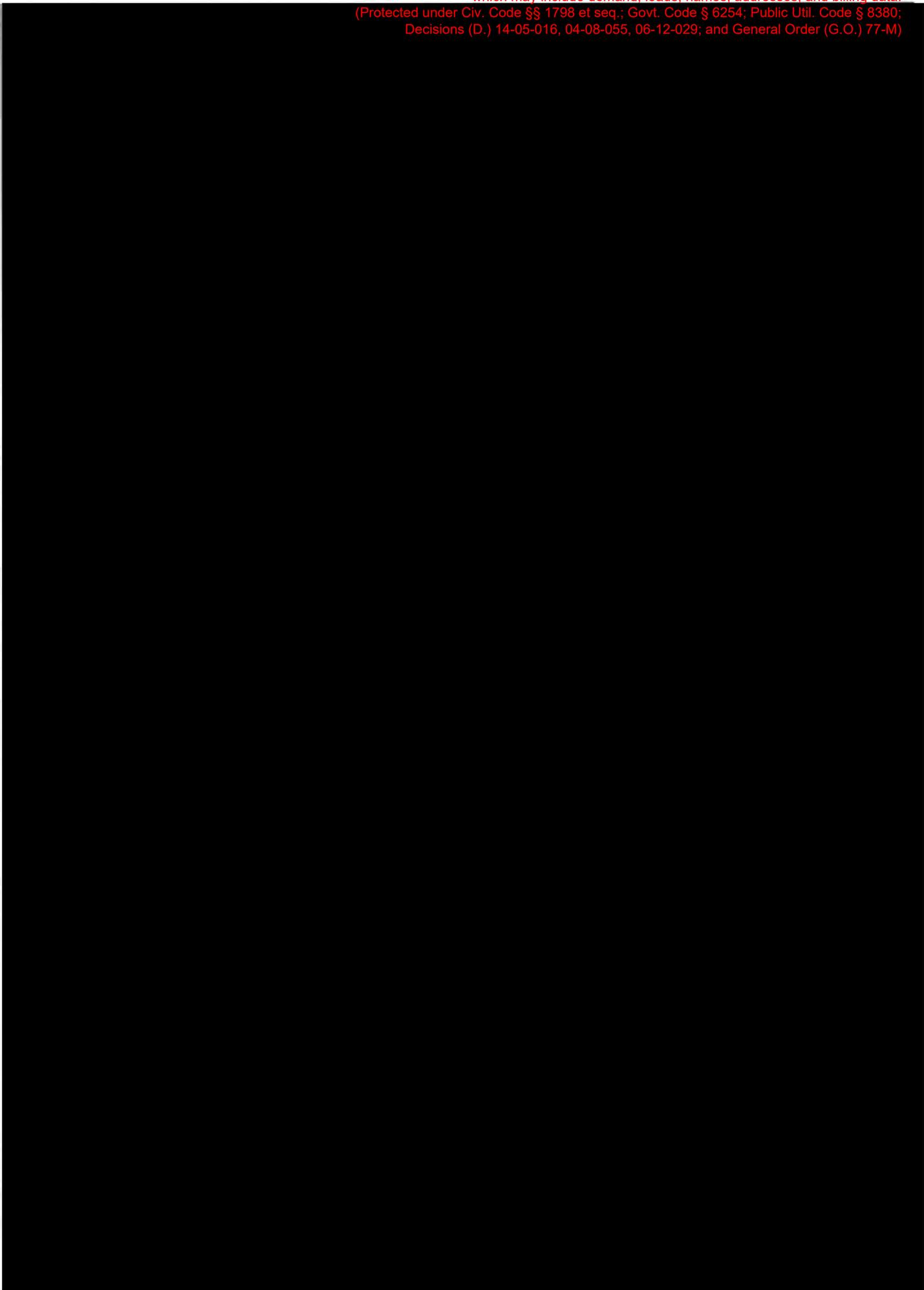
PACIFIC GAS AND ELECTRIC COMPANY

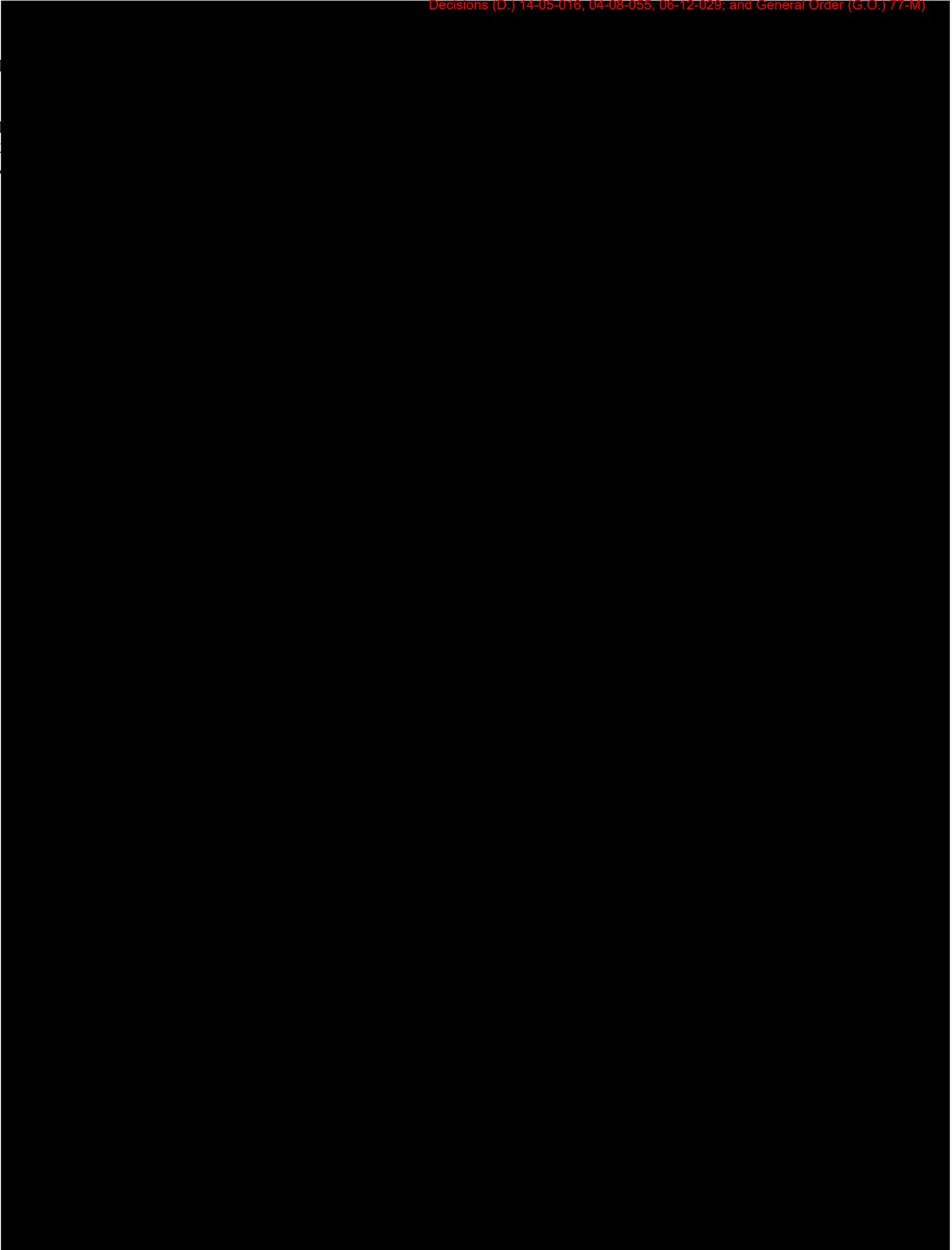
By _____

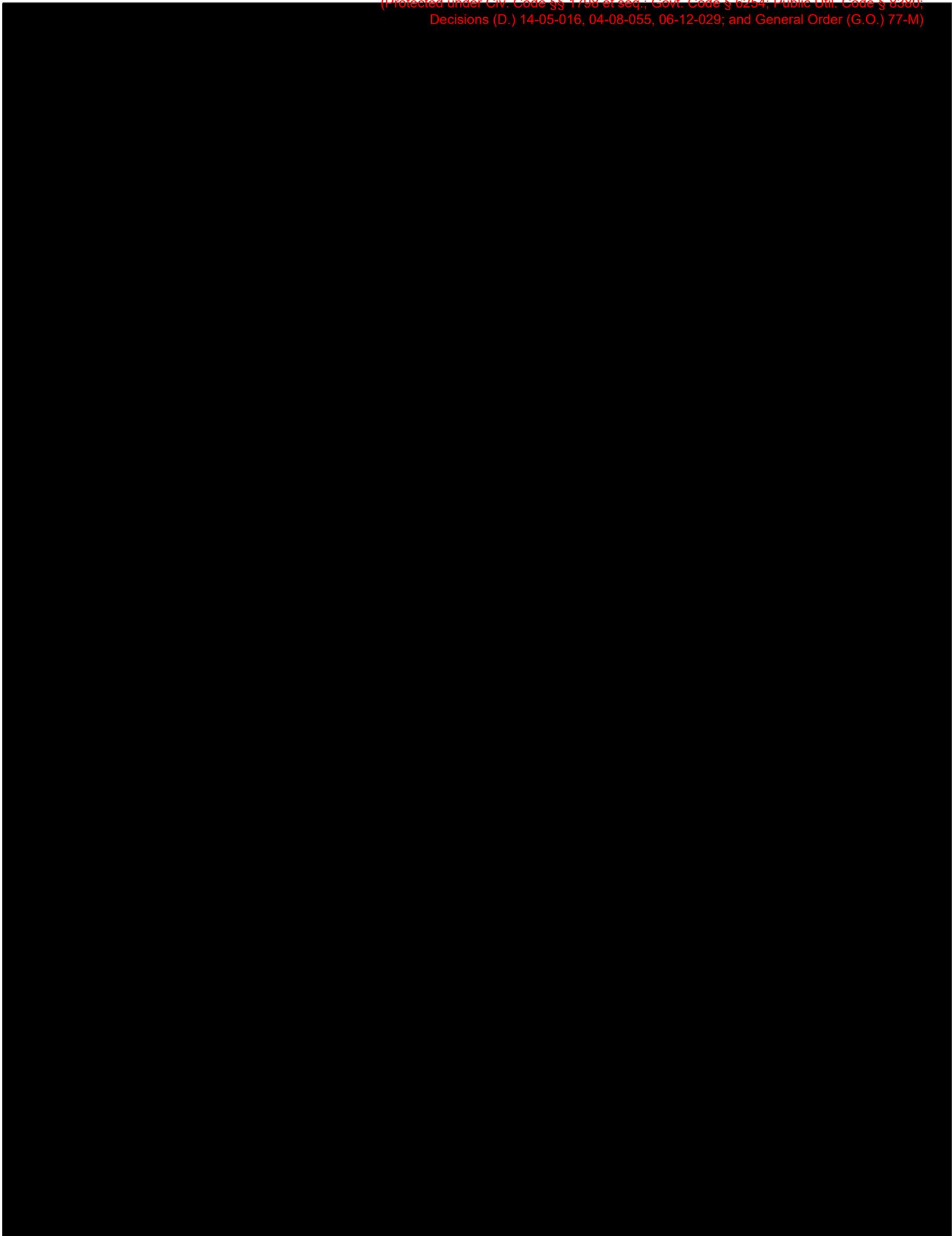
EXHIBIT A
LEGAL DESCRIPTION

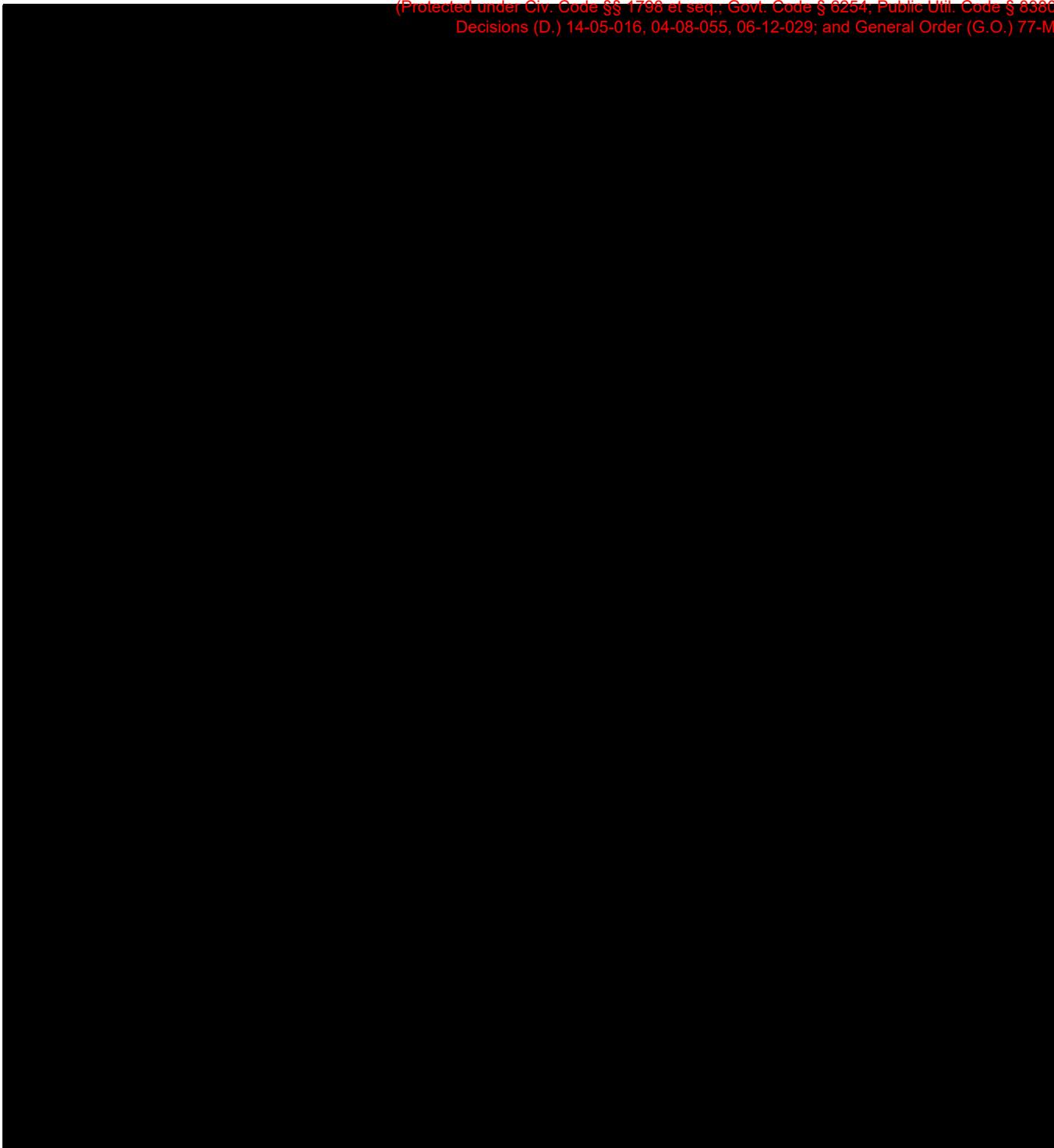


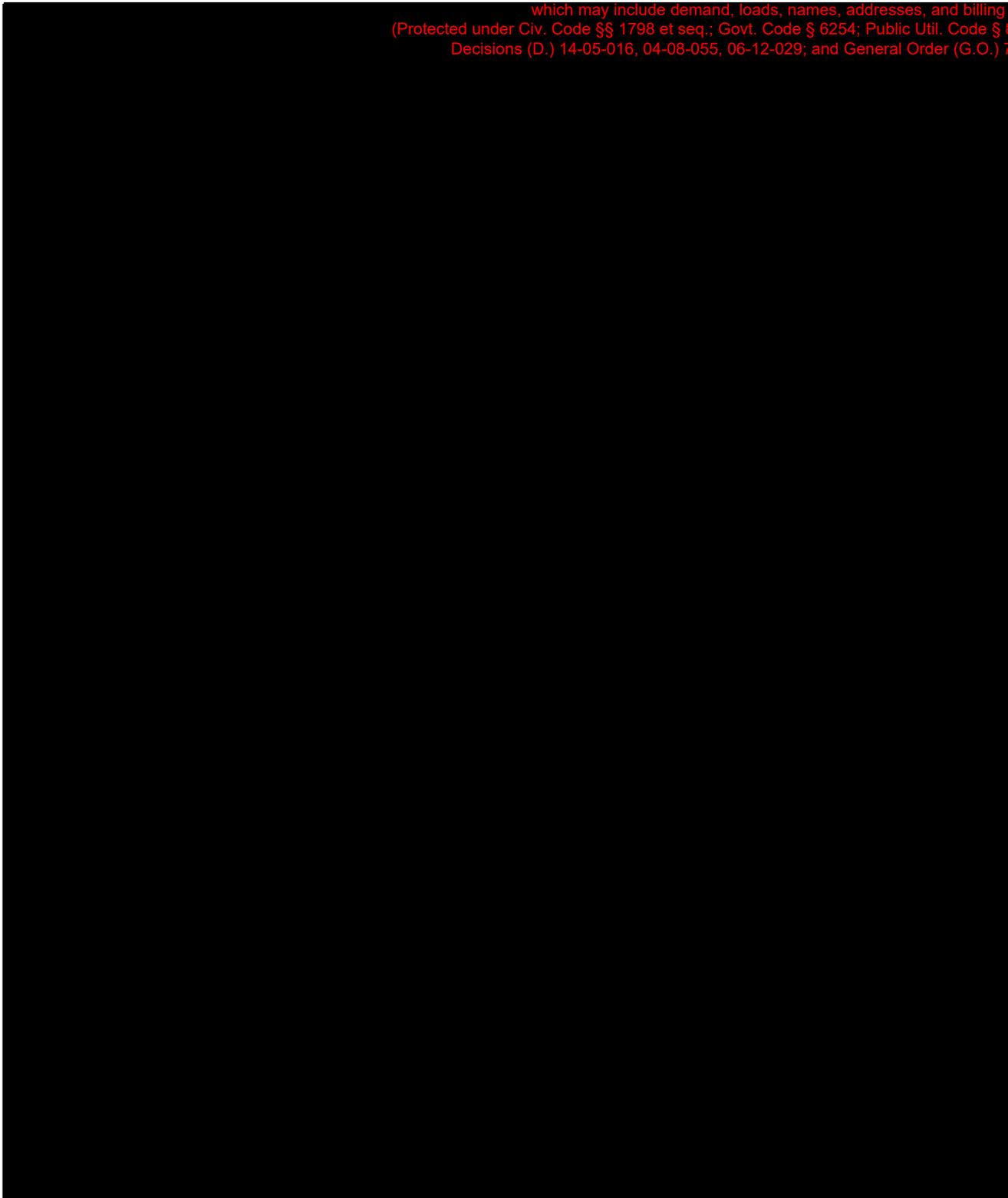
This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

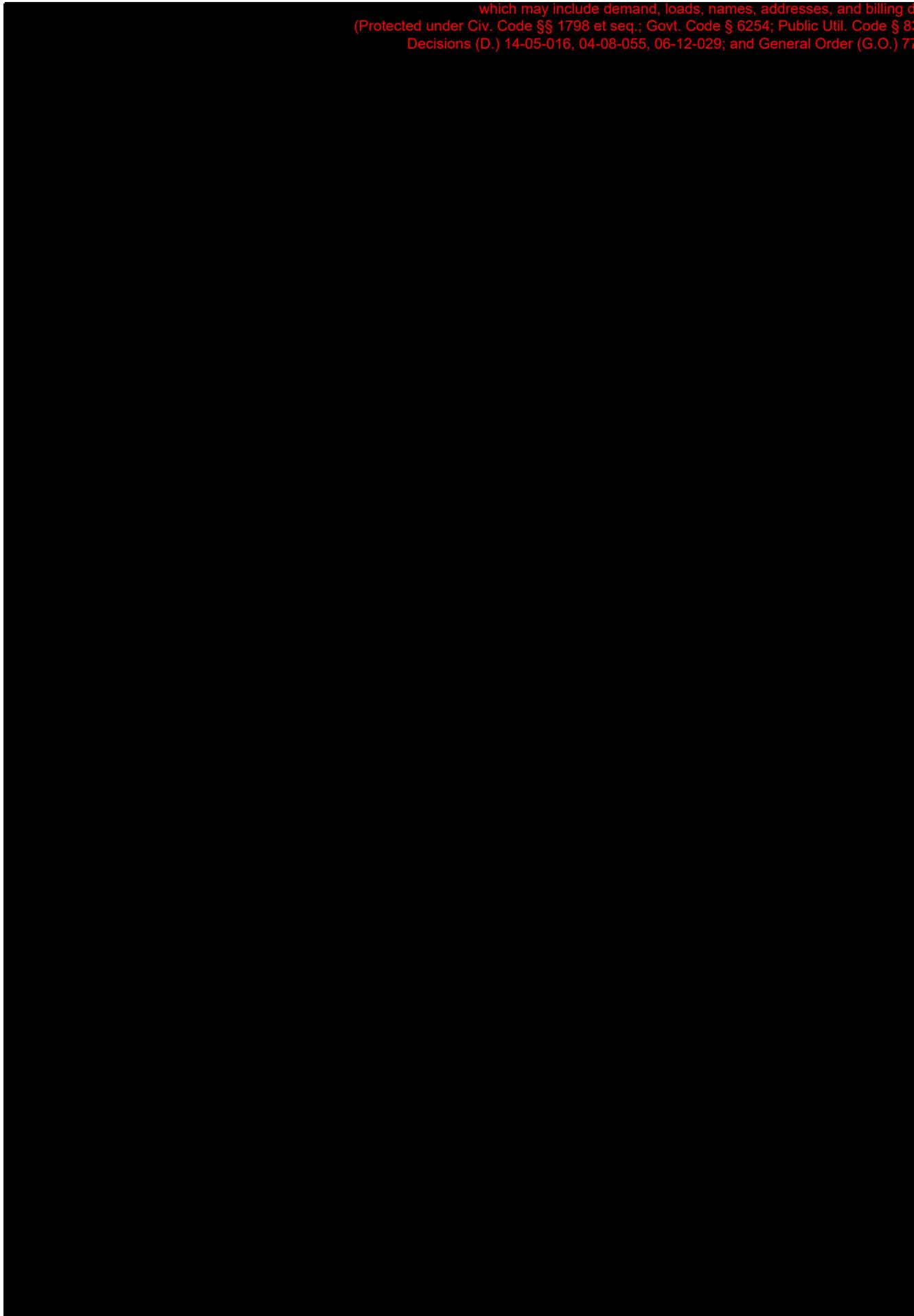


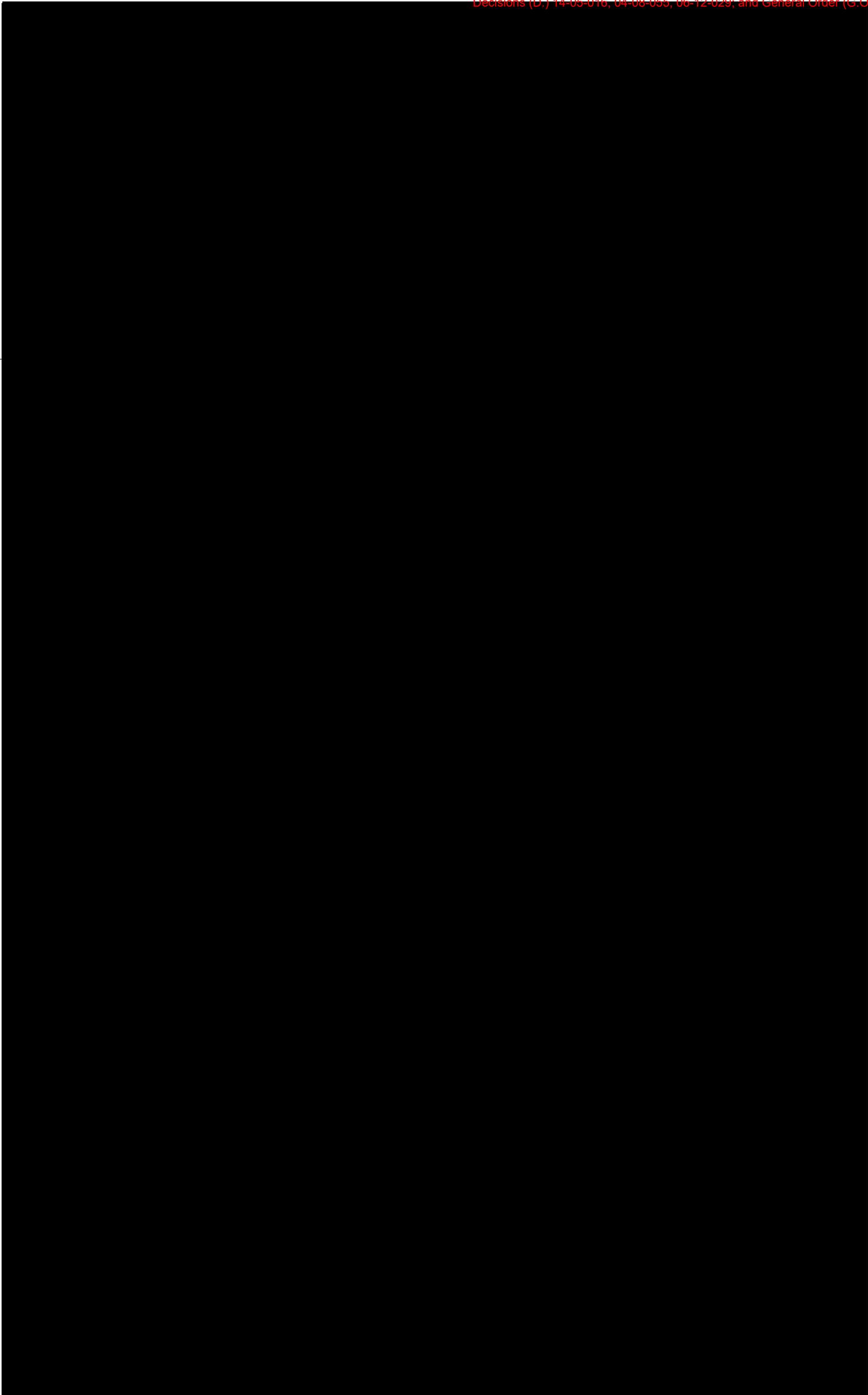


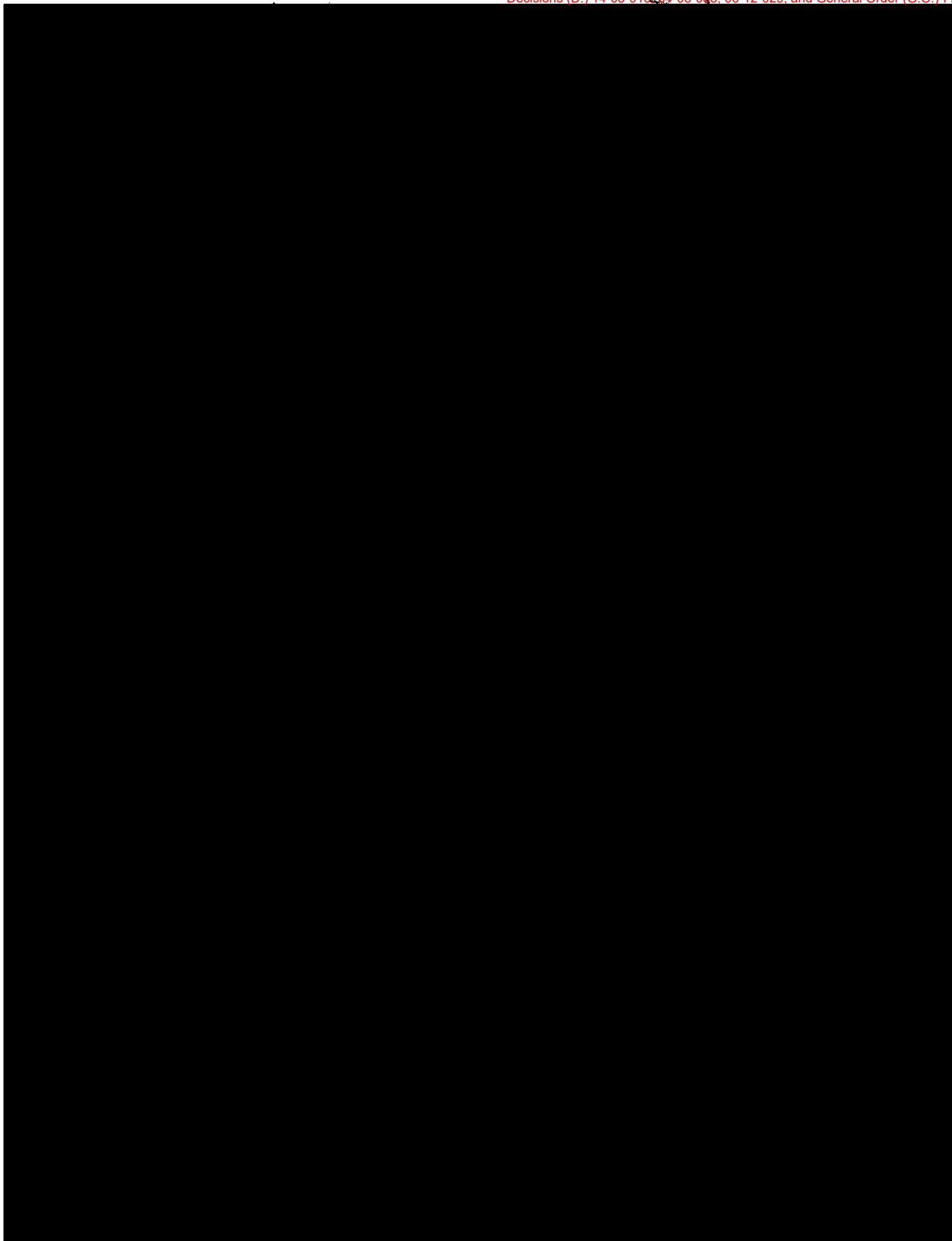


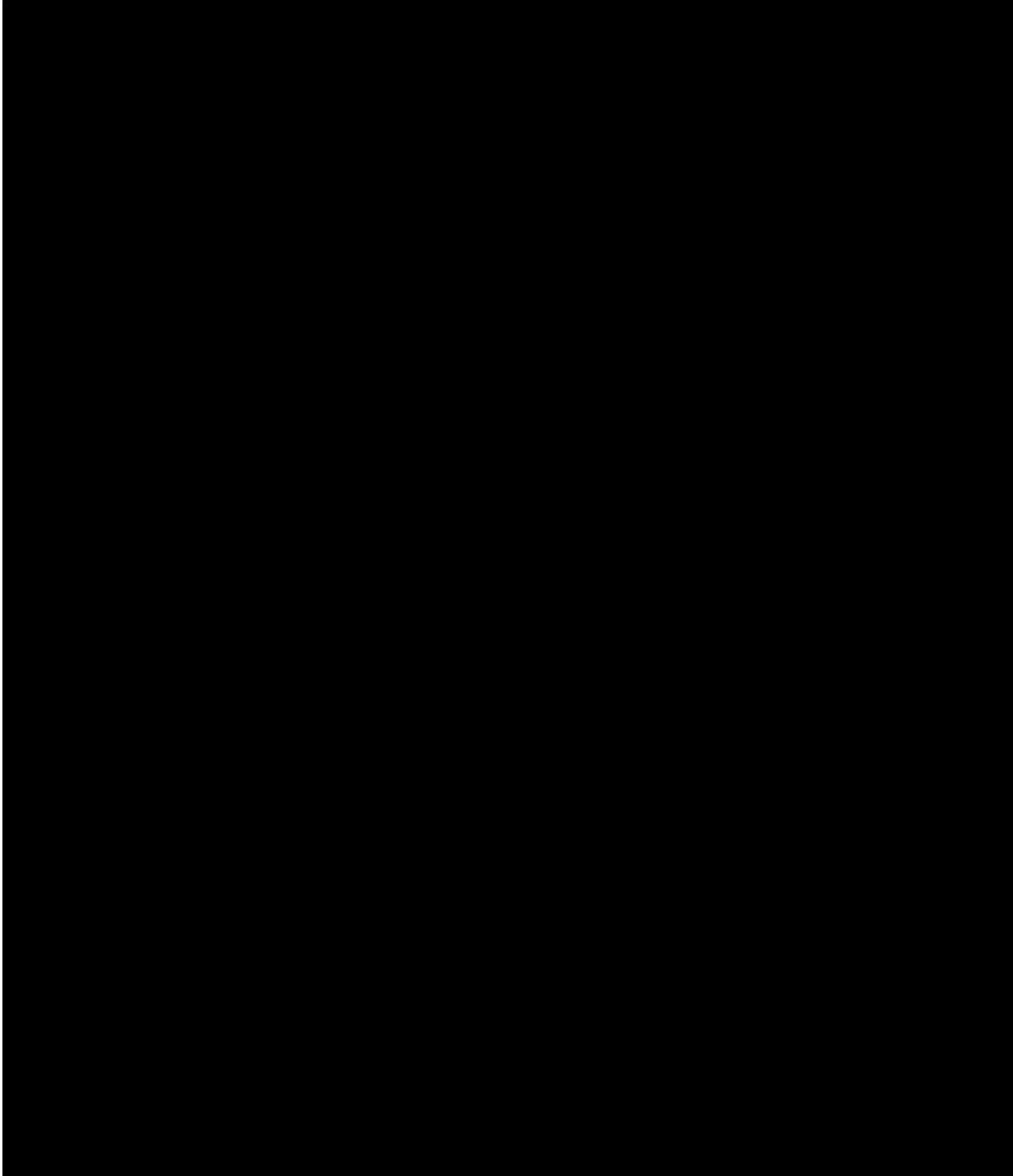


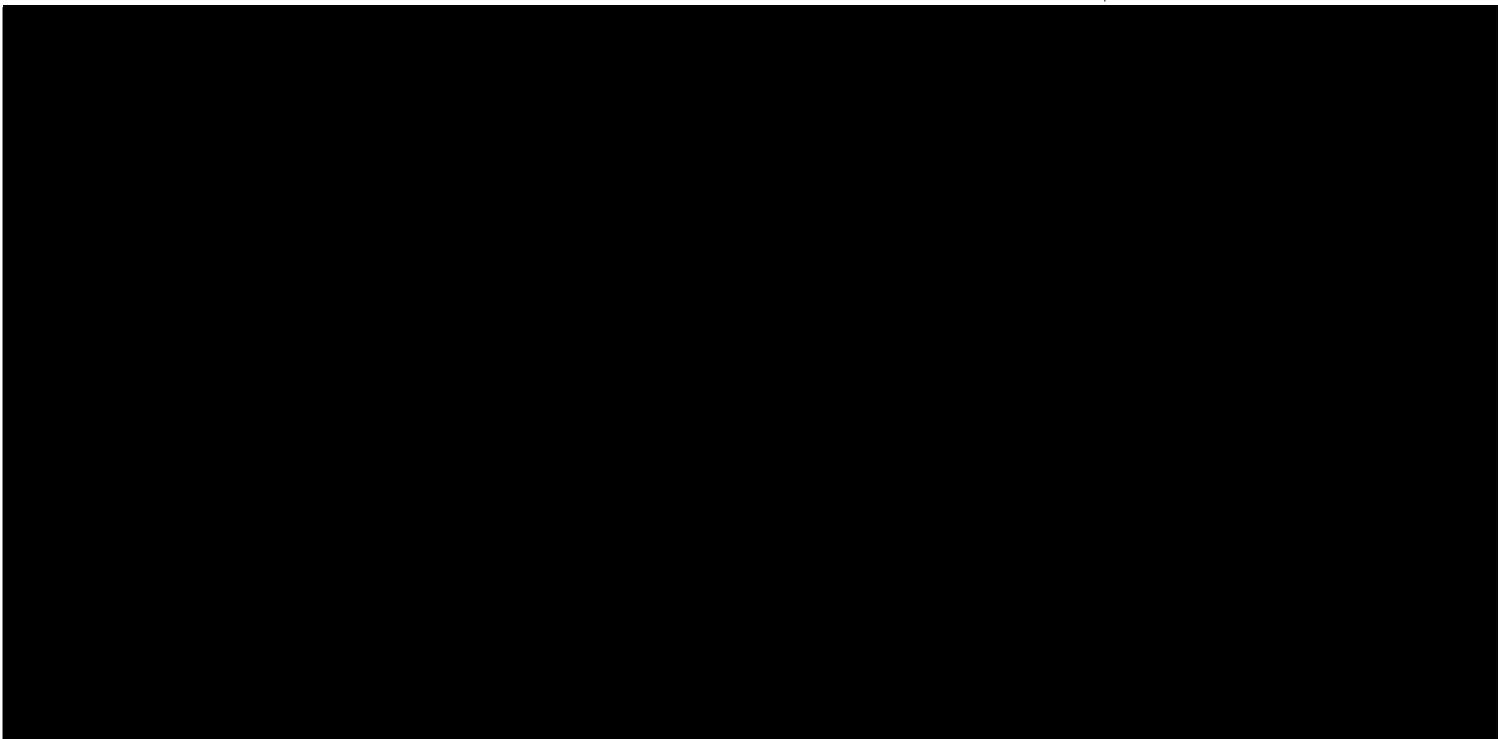


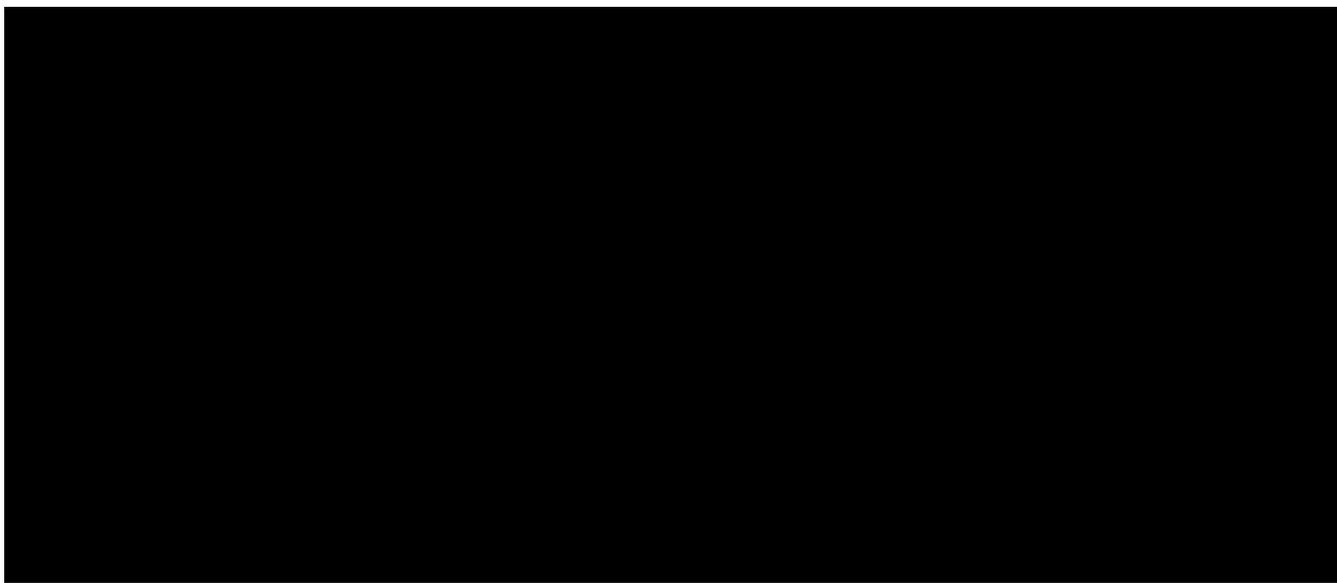


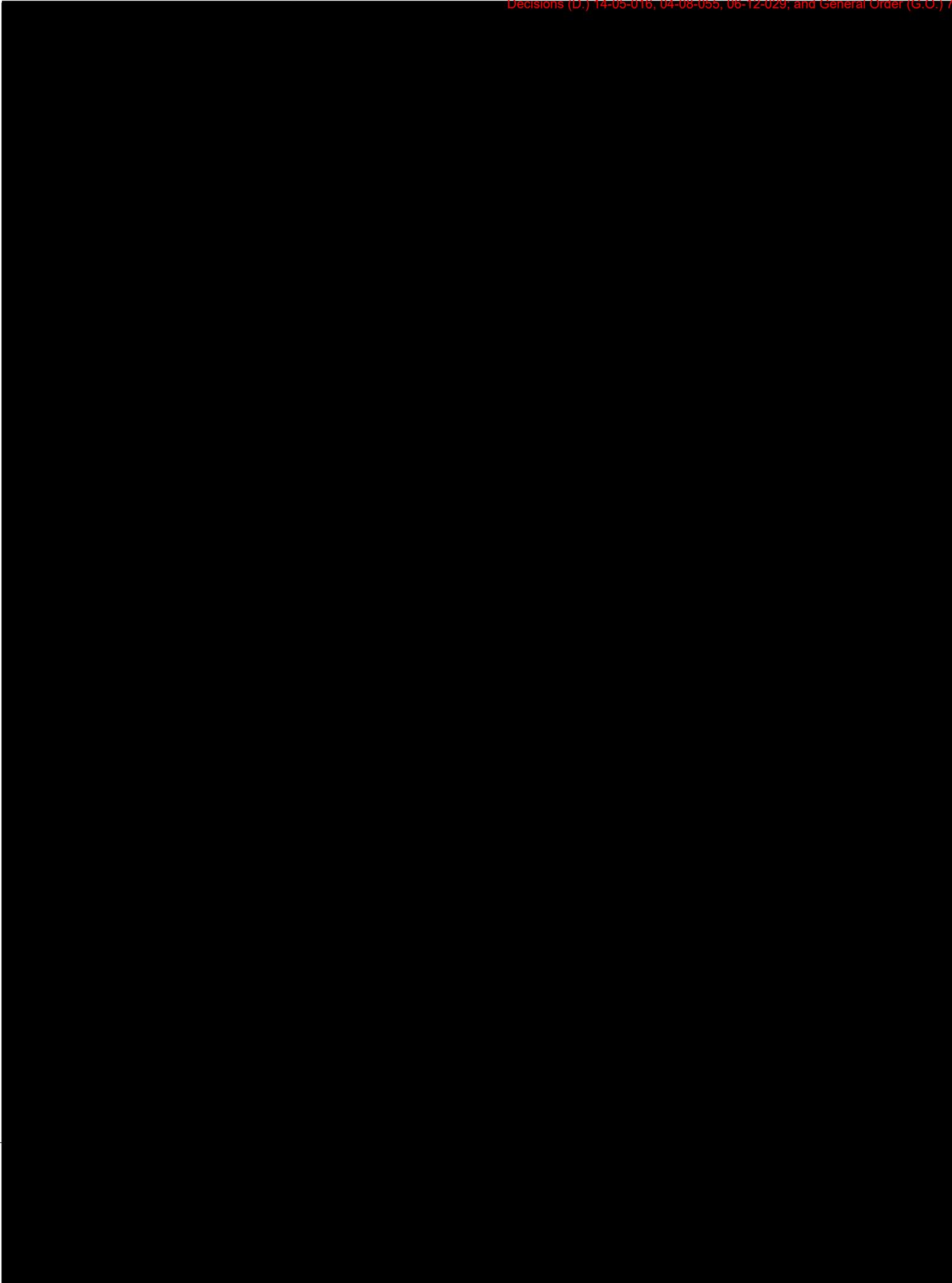












Attachment 6

Letter of Consent E



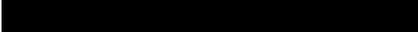
Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____

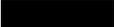
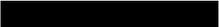


With a copy to:



Re: PG&E gas transmission easement; 

This letter will serve to memorialize Pacific Gas and Electric Company’s (“**PG&E’s**”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement dated  in Volume  of Official Records at page  County Records (the “**Easement**”). The Easement pertains to the property at , which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “**Property**”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “**Easement Area**.”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “... first party shall not erect, or construct, or permit to be erected or constructed, any building or other structure, or drill, or operate, any sort of well within said strip...”

Our survey has determined that portions of a second story balcony and cantilevered roof overhang of an office building (the “**Improvements**”) are located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “**Encroachment Area**”).

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E’s consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

PACIFIC GAS AND ELECTRIC COMPANY

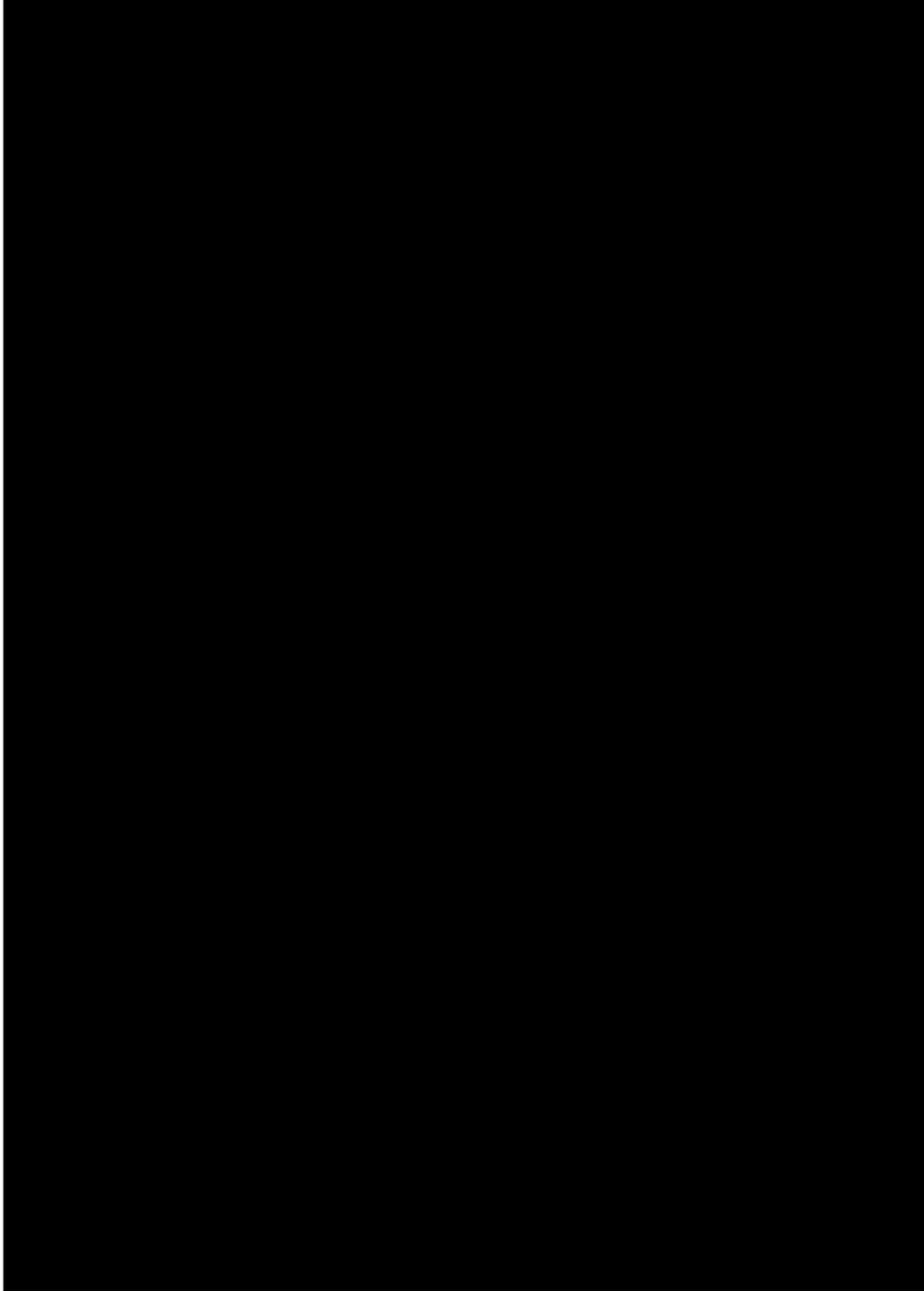
By _____

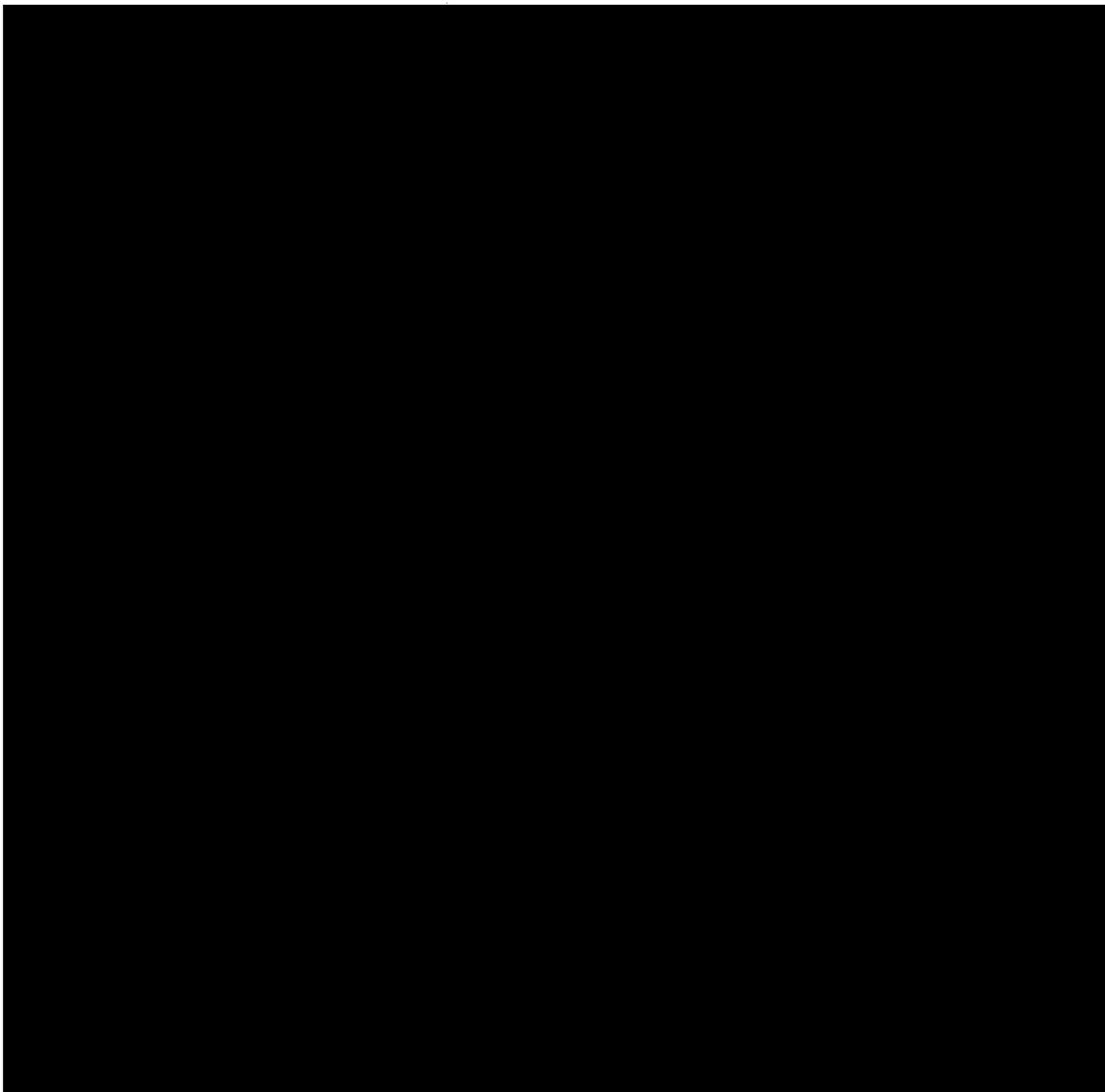
EXHIBIT "A"
LEGAL DESCRIPTION

[REDACTED]

[REDACTED]

[REDACTED]



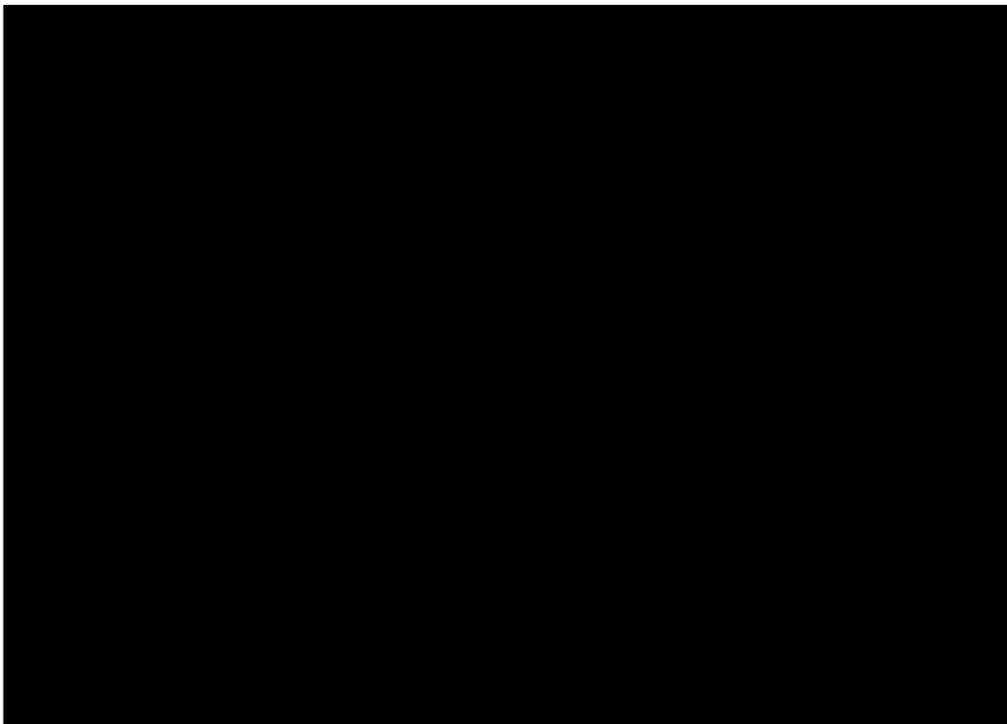


14058901/521849v2

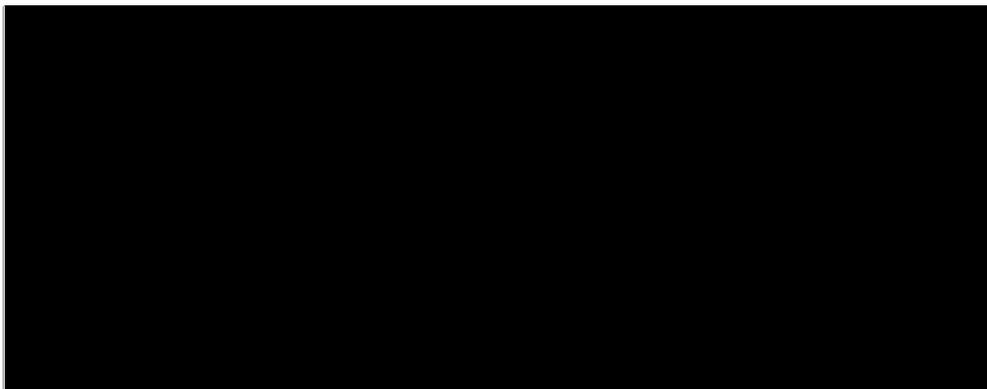


Signature Page to Grant Deed

14058901/521849v2

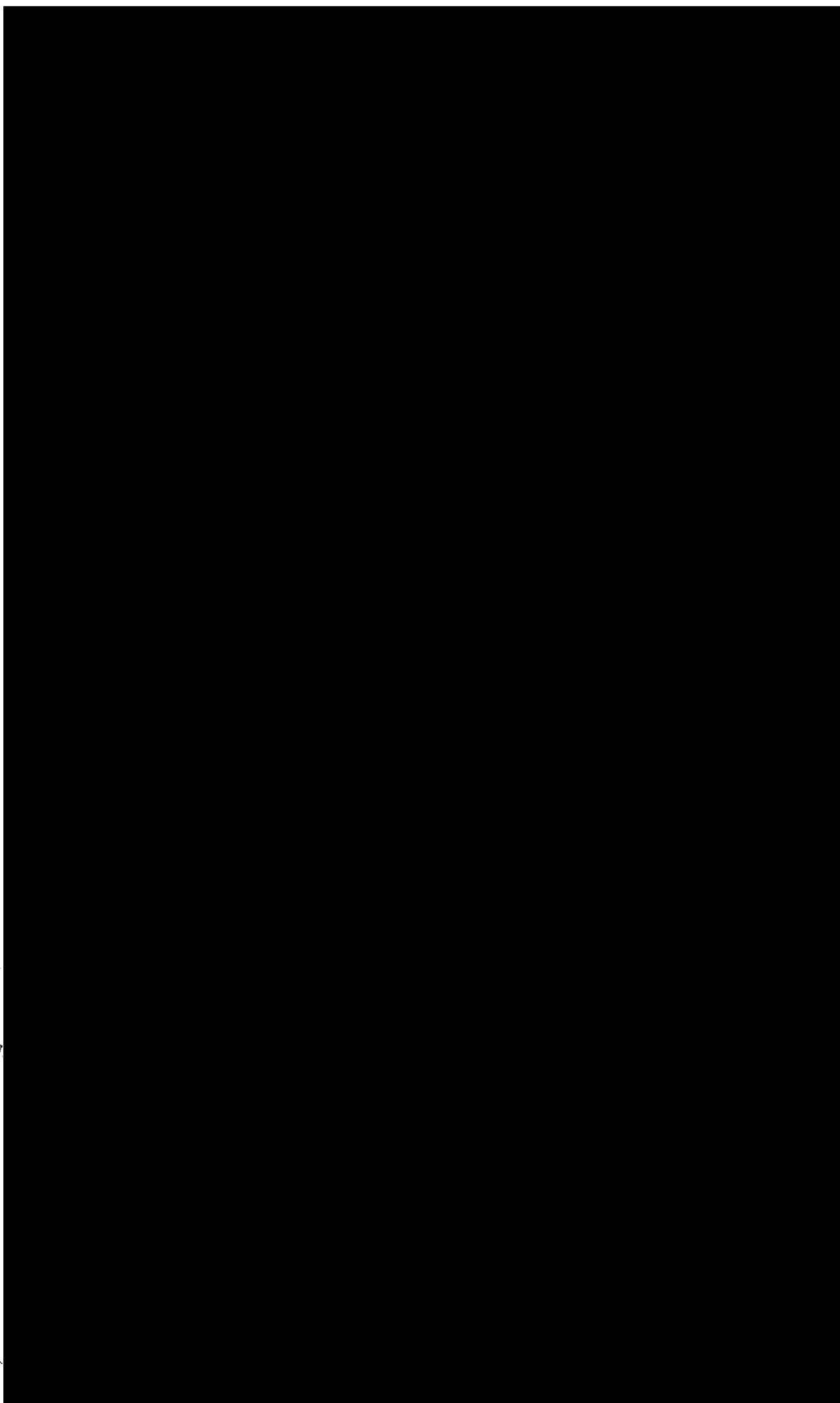


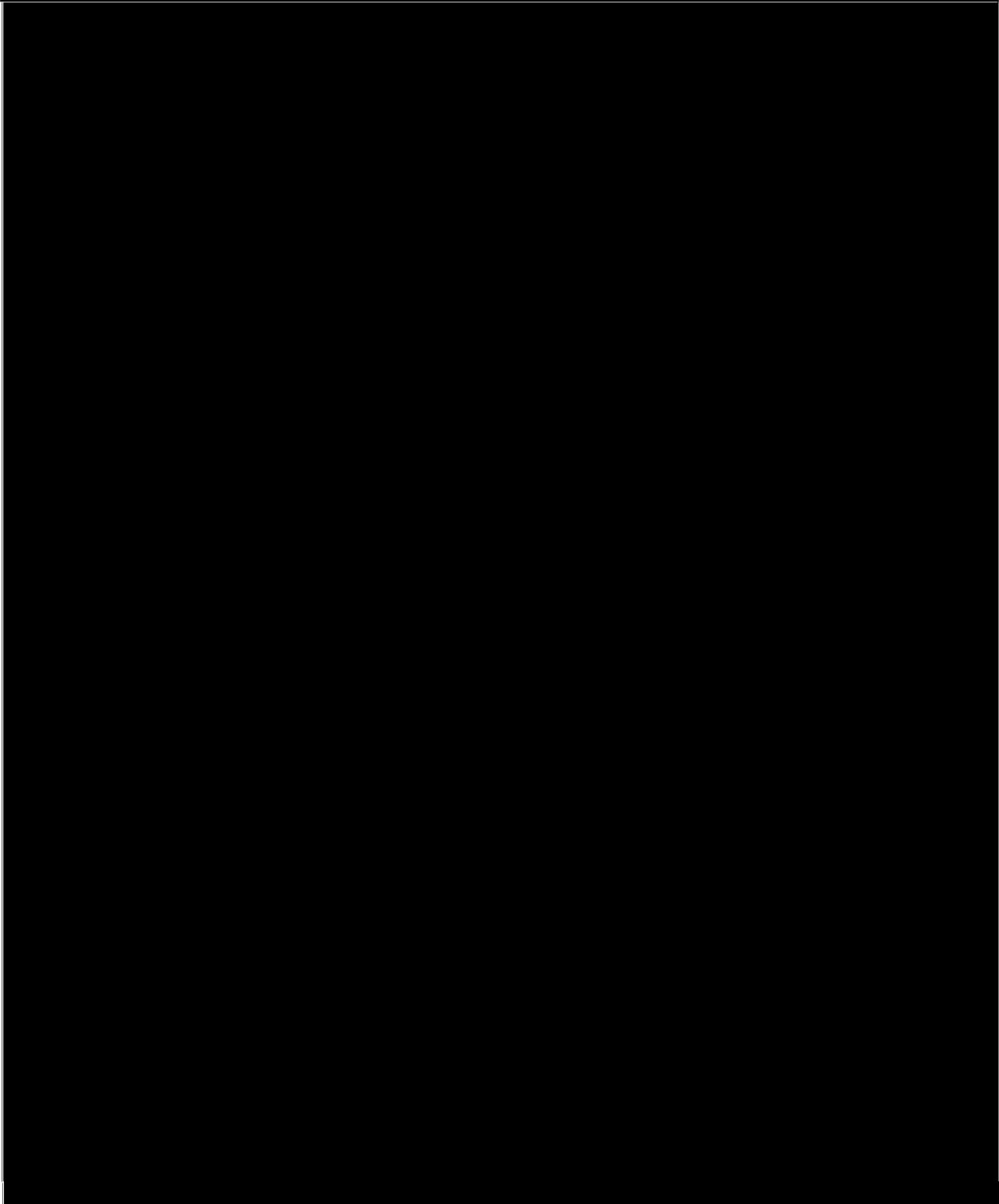
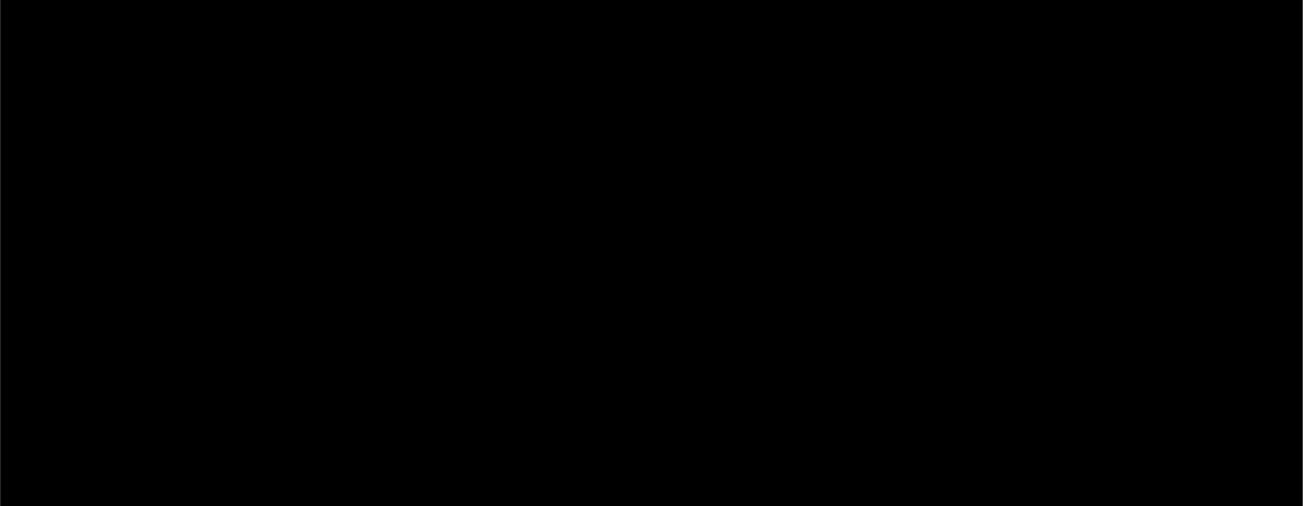
**EXHIBIT A
TO
GRANT DEED**

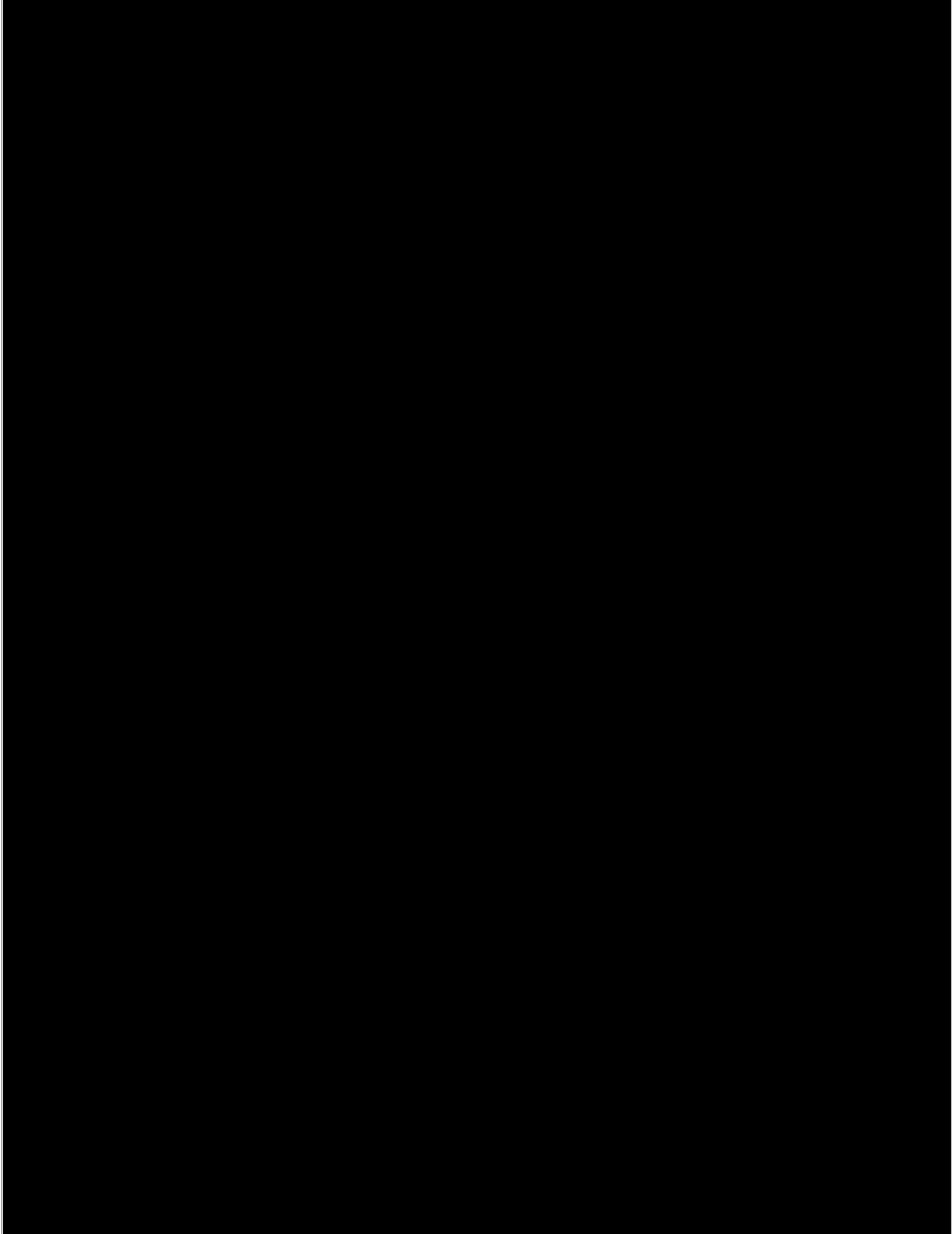


14058901/521849v2

A-1







Attachment 7

Letter of Consent F



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____

[REDACTED]

[REDACTED]

Re: PG&E gas transmission easement; [REDACTED]

This letter will serve to memorialize Pacific Gas and Electric Company's ("PG&E's") consent to the existing encroachment within PG&E's gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement dated [REDACTED] and recorded in Volume [REDACTED] of Official Records at page [REDACTED], [REDACTED] County Records (the "Easement"). The Easement pertains to the property at [REDACTED], which is legally described in **Exhibit "A"** attached hereto and made a part hereof (the "**Property**"). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the "**Easement Area**."

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides "... first party shall not erect, or construct, or permit to be erected or constructed, any building or other structure, or drill, or operate, any sort of well within said strips of said premises." Our survey has determined that an exterior brick chimney and a portion of the roof overhang of the residence (the "**Improvements**") are located within the Easement Area as shown on the drawing labeled **Exhibit "B"** attached hereto and made a part hereof (the "**Encroachment Area**").

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

PACIFIC GAS AND ELECTRIC COMPANY

By _____

EXHIBIT "A"
LEGAL DESCRIPTION

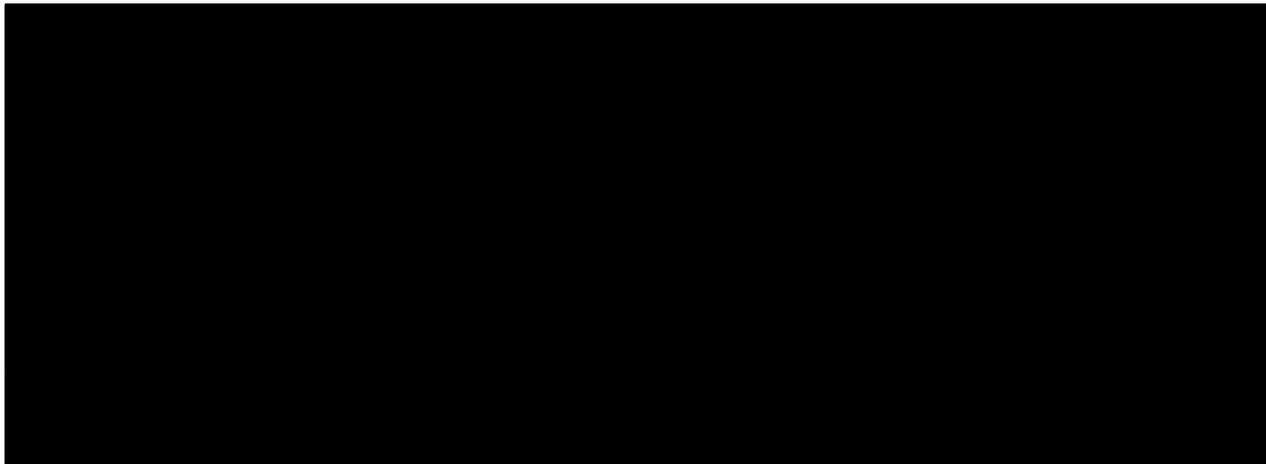
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[Redacted text block]

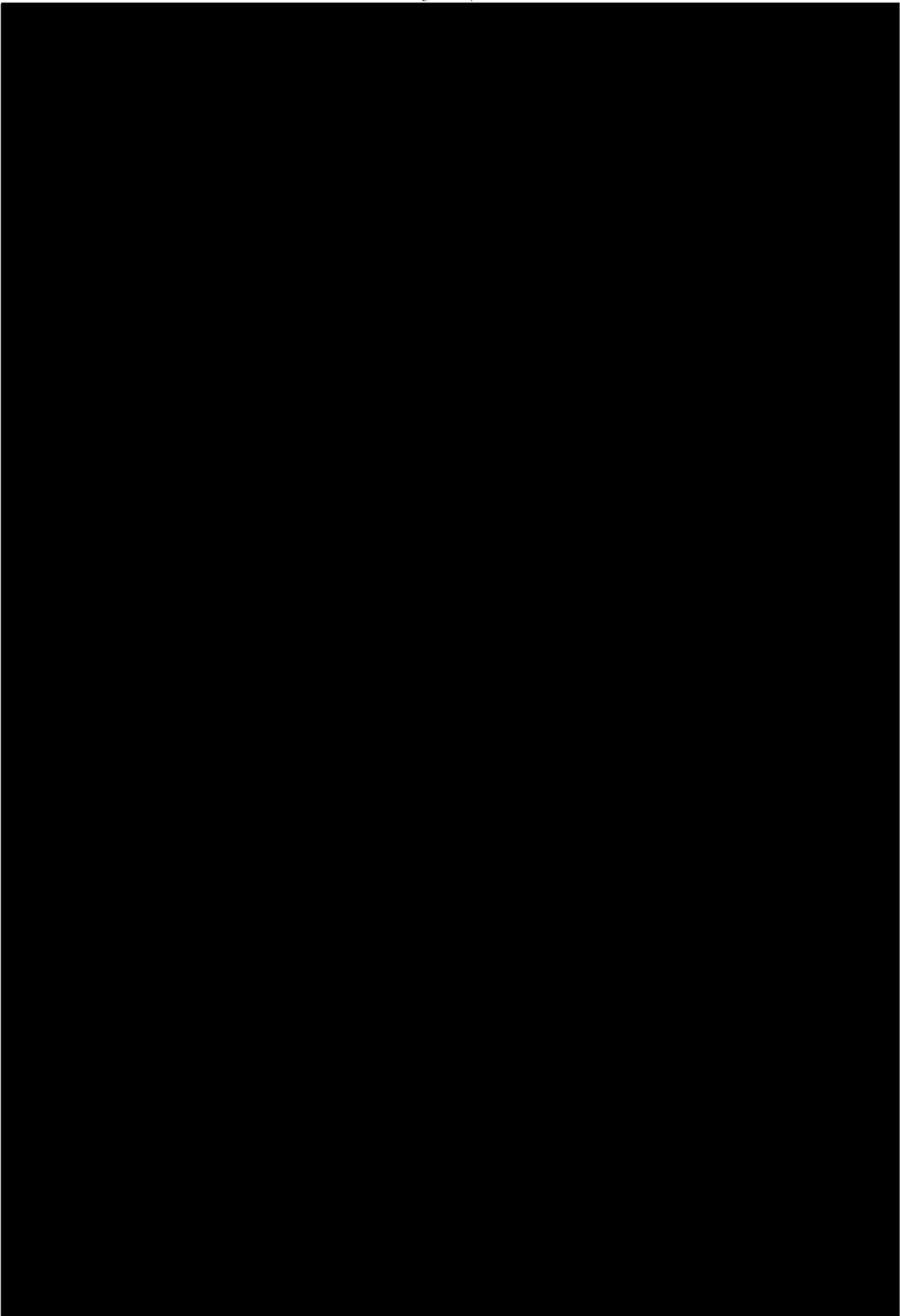
[Redacted text block]

This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

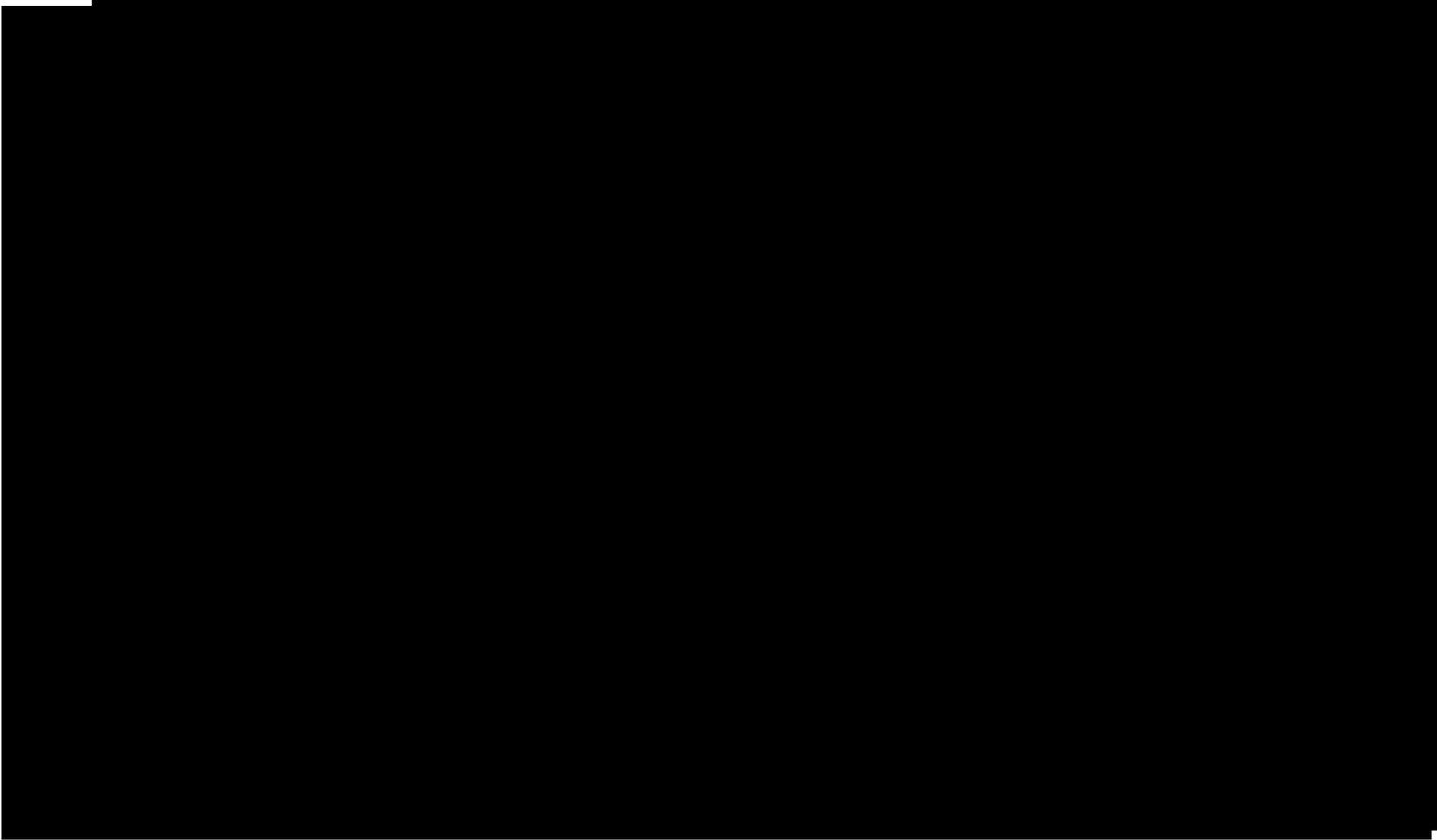
This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



Attachment 8

Letter of Consent G



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____

[Redacted]

[Redacted]

Re: PG&E gas transmission easement; [Redacted]

This letter will serve to memorialize Pacific Gas and Electric Company’s (“**PG&E’s**”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement dated [Redacted] and recorded in Book [Redacted] of Official Records at page [Redacted], [Redacted] Records (the “**Easement**”). The Easement pertains to the property at [Redacted], which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “**Property**”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “**Easement Area.**”

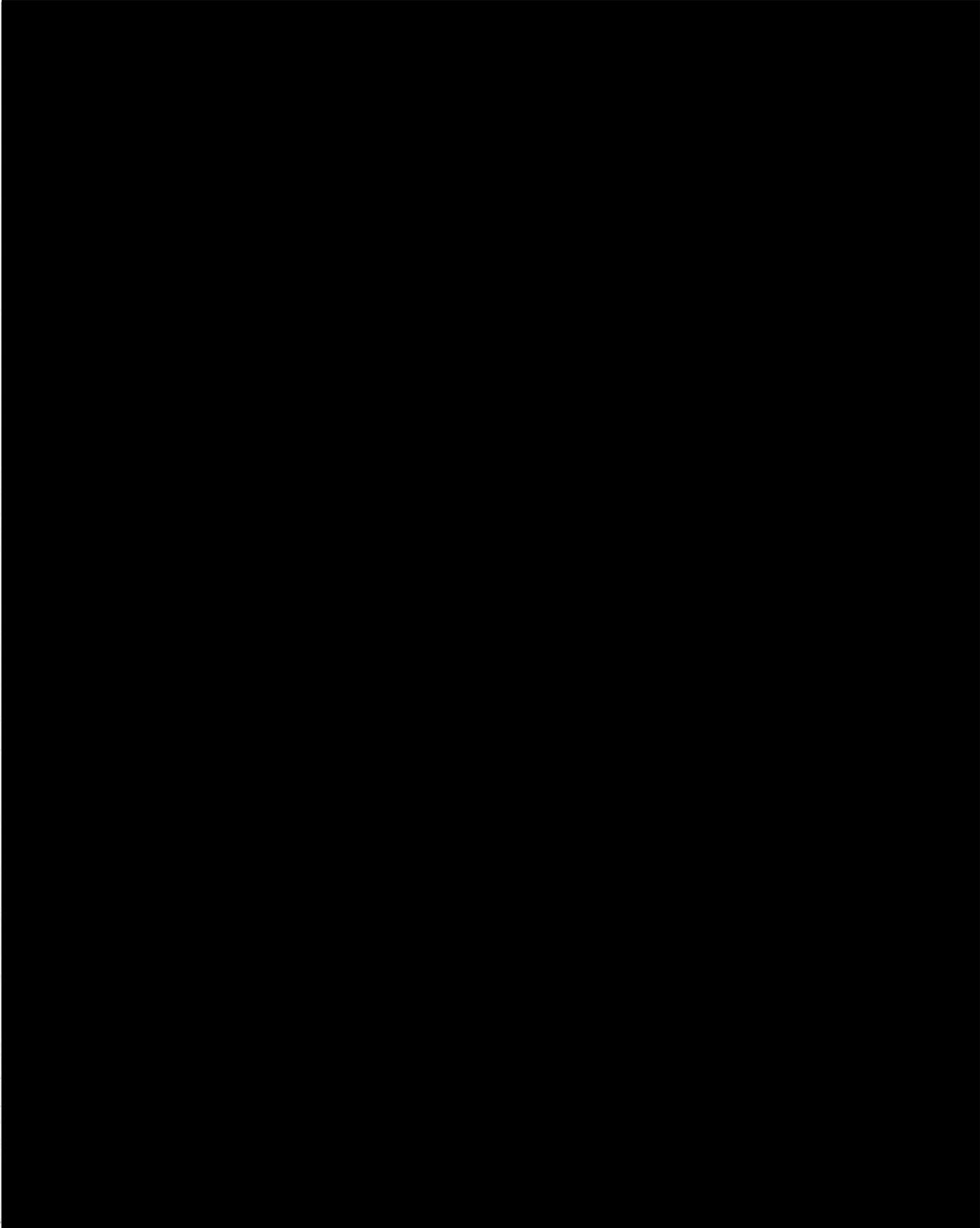
The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “... first party shall not erect or construct any building or other structure, or drill or operate any well, or construct any reservoir or other obstruction on said strip, or diminish or substantially add to the ground cover over said pipes” Our survey has determined that a portion of the cantilevered roof overhang of this warehouse (the “**Improvements**”) are located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “**Encroachment Area**”).

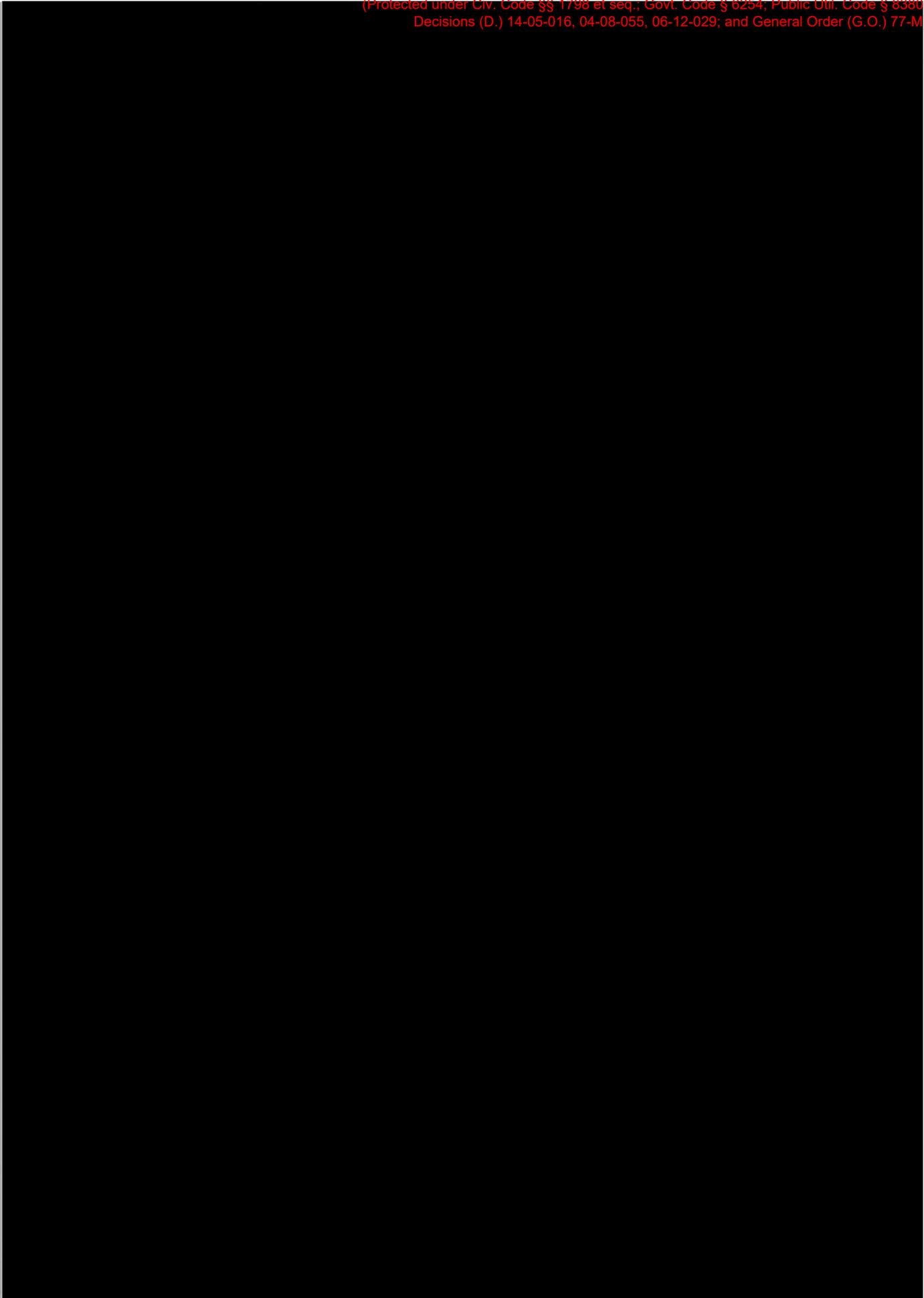
PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

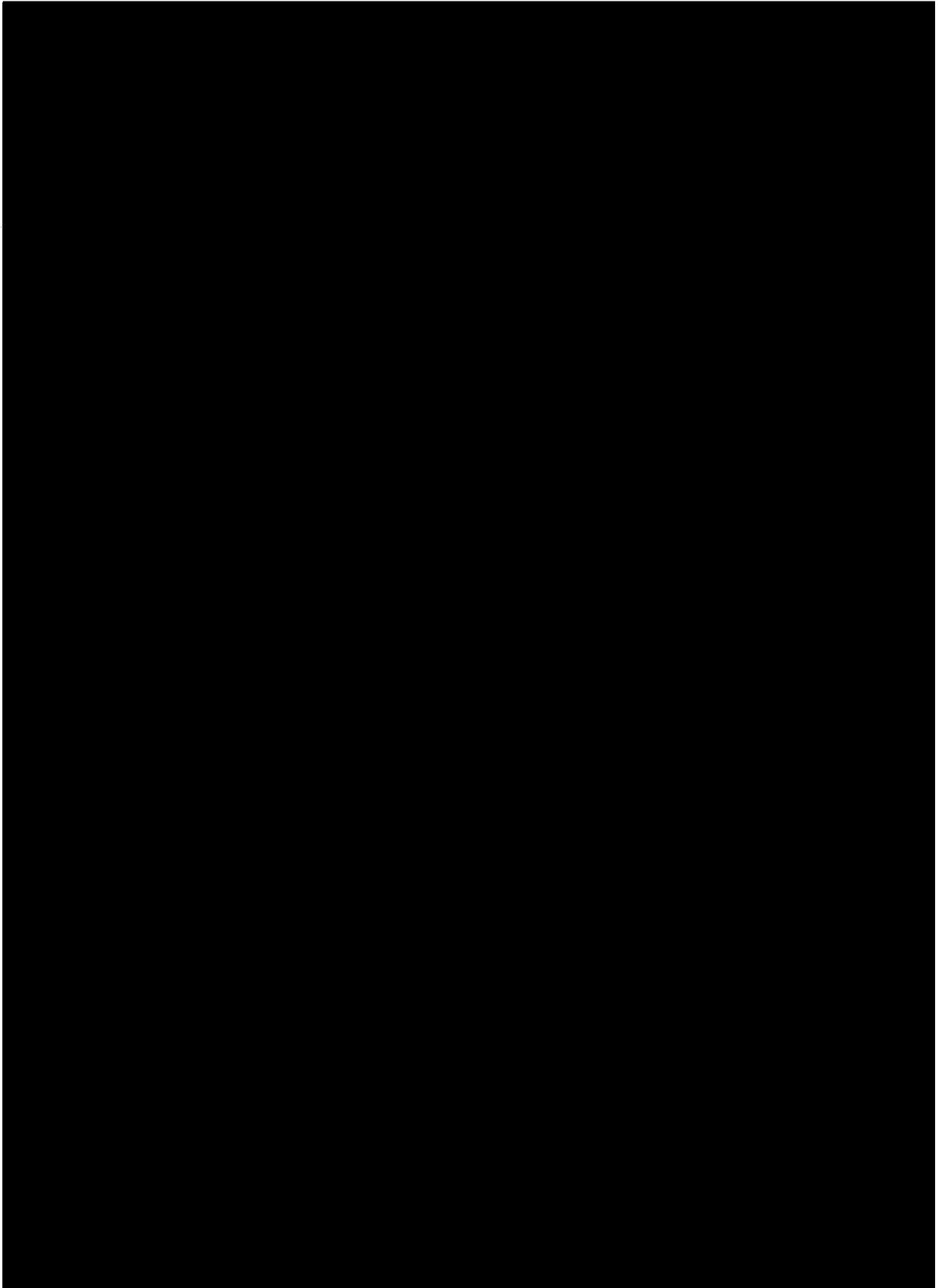
PACIFIC GAS AND ELECTRIC COMPANY

By _____

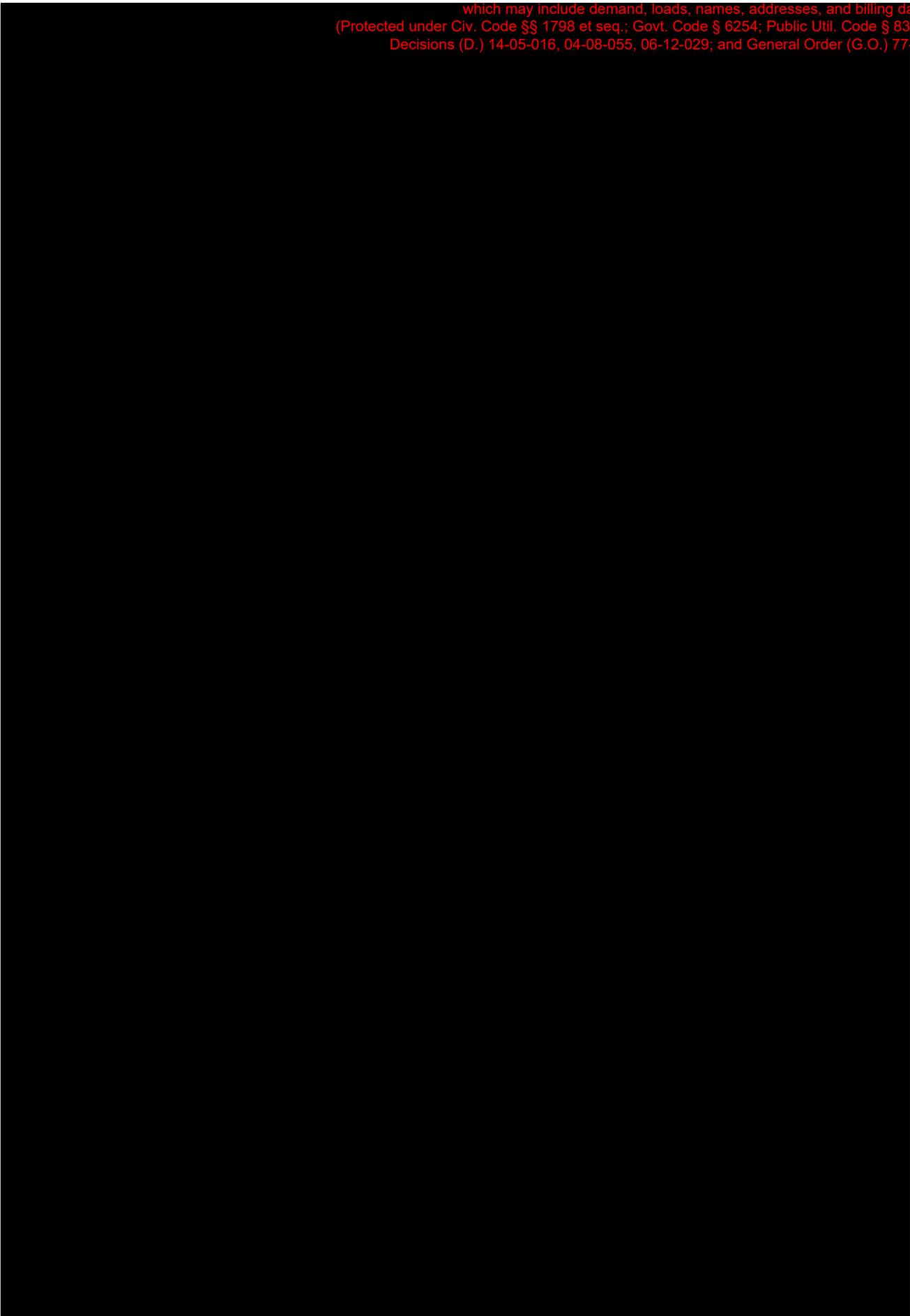
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LEGAL DESCRIPTION



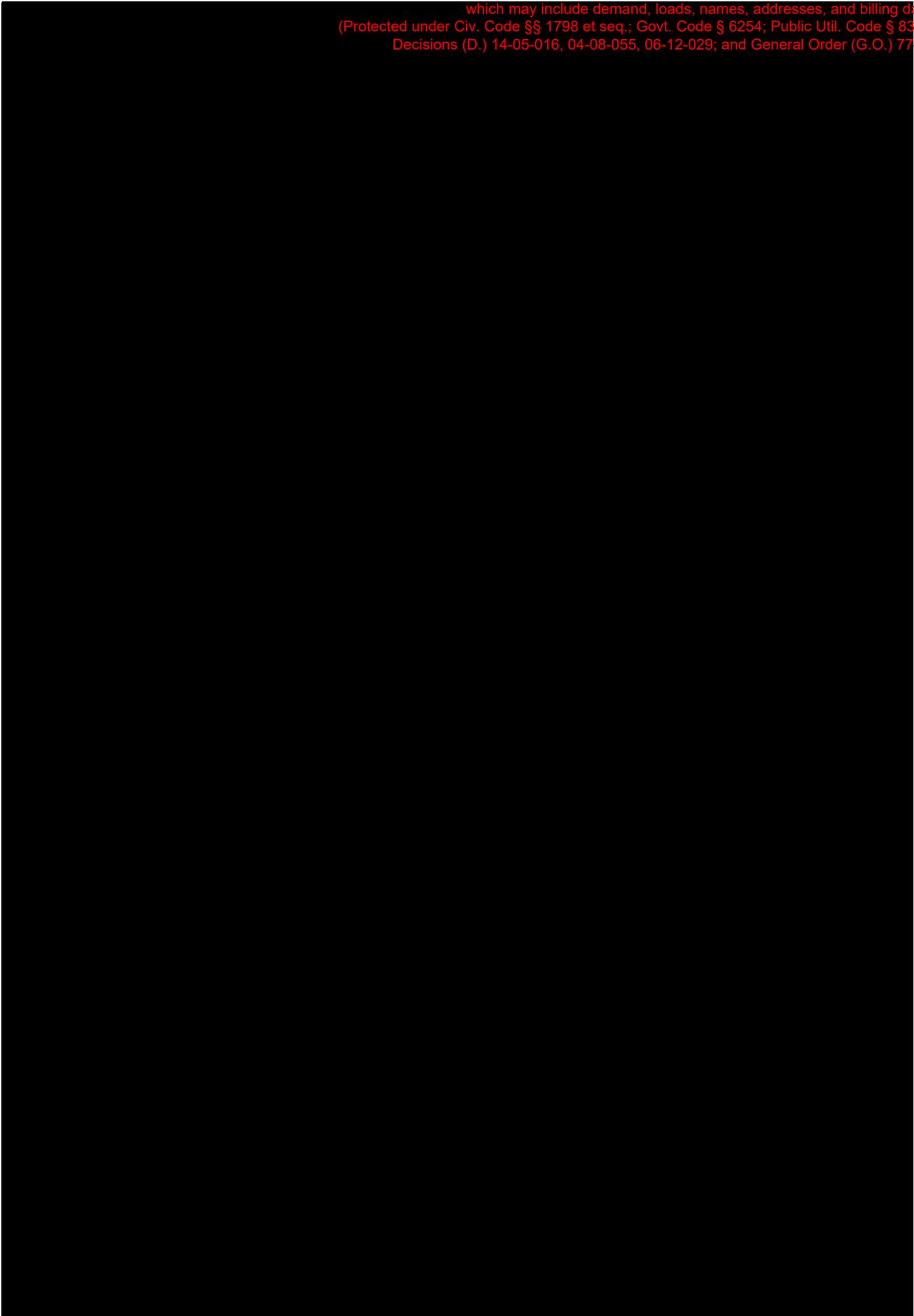




This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



This attachment has been redacted because it contains customer-specific data,
which may include demand, loads, names, addresses, and billing data.
(Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380;
Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)



Attachment 9

Letter of Consent H



Pacific Gas and Electric Company
Community Pipeline Safety Initiative
6111 Bollinger Canyon Rd., 3rd Floor
San Ramon, CA 94583

Date: _____



Re: PG&E gas transmission easement; [REDACTED]

This letter will serve to memorialize Pacific Gas and Electric Company’s (“**PG&E’s**”) consent to the existing encroachment within PG&E’s gas transmission easement on the property as described below.

PG&E is the owner of an easement for the operation and maintenance of gas transmission pipelines under that certain Grant of Easement recorded [REDACTED] in Volume [REDACTED] of Official Records at page [REDACTED], [REDACTED] Records (the “**Easement**”). The Easement pertains to the property at [REDACTED], which is legally described in **Exhibit “A”** attached hereto and made a part hereof (the “**Property**”). The Easement describes a certain strip of land on the Property for the operation of the pipe line, which is referred to in this letter the “**Easement Area.**”

The Easement has an express provision which prohibits any structure within the Easement. Specifically, the Easement provides “...Grantor shall not construct or maintain the whole or any part of any structure on said strip of land or in any manner impair or interfere with the present or prospective exercise of any of the rights herein granted.” Our survey has determined that a portion of the roof overhang of your residence (the “**Improvements**”) is located within the Easement Area as shown on the drawing labeled **Exhibit “B”** attached hereto and made a part hereof (the “**Encroachment Area**”).

PG&E has determined that the Improvements do not interfere with its present full use of the Easement Area. By this letter of consent, PG&E hereby consents to the Improvements, notwithstanding the express provision restricting structures within the Easement Area. PG&E has obtained approval from the California Public Utilities Commission for issuing this consent (Advice Letter _____). PG&E's consent is limited to the existing Improvements, and it reserves all of its remaining rights and remedies to enforce the restriction in its Easement from any additional encroachments constructed in the Easement Area.

PACIFIC GAS AND ELECTRIC COMPANY

By _____

This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

This attachment has been redacted because it contains customer-specific data, which may include demand, loads, names, addresses, and billing data. (Protected under Civ. Code §§ 1798 et seq.; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029; and General Order (G.O.) 77-M)

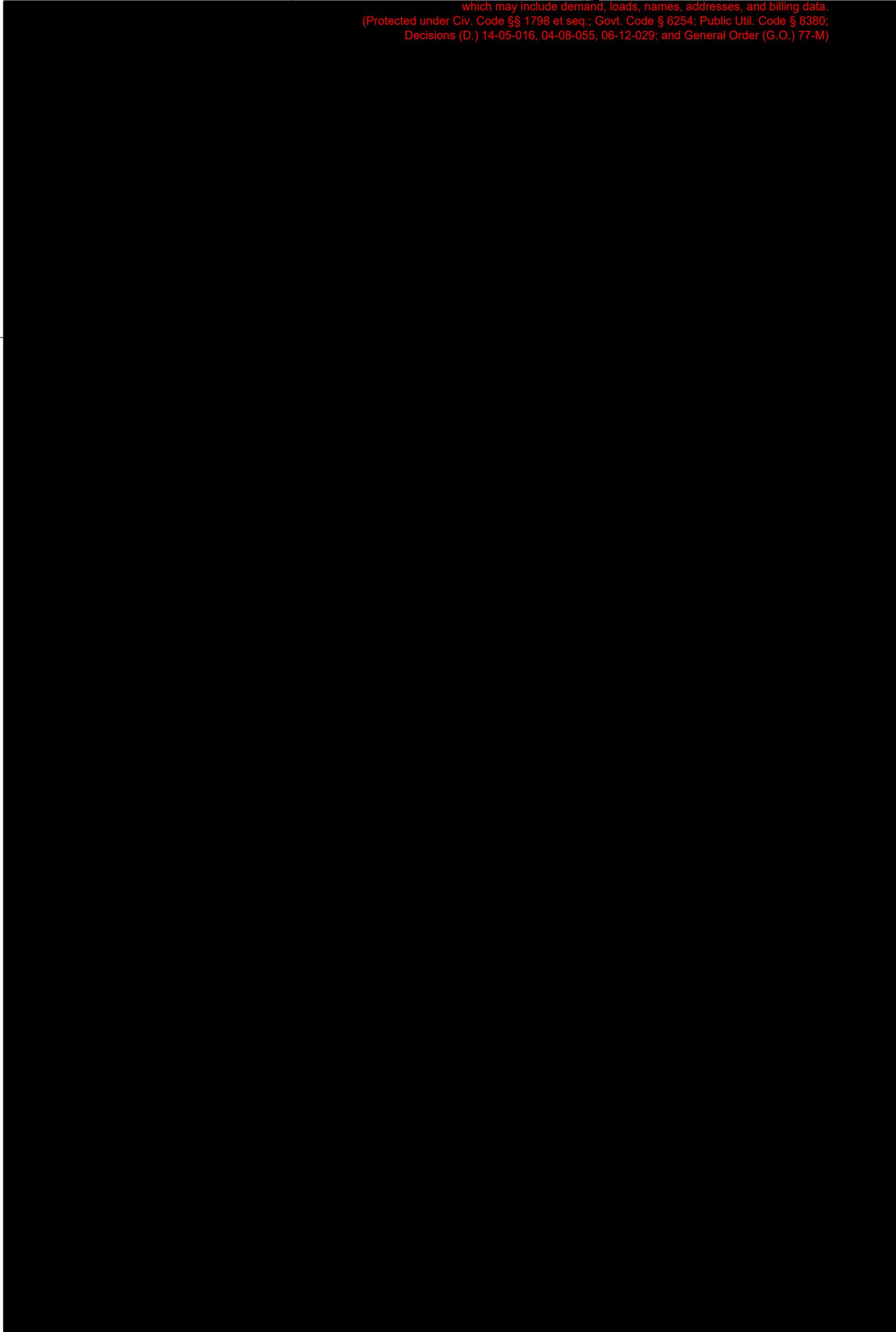
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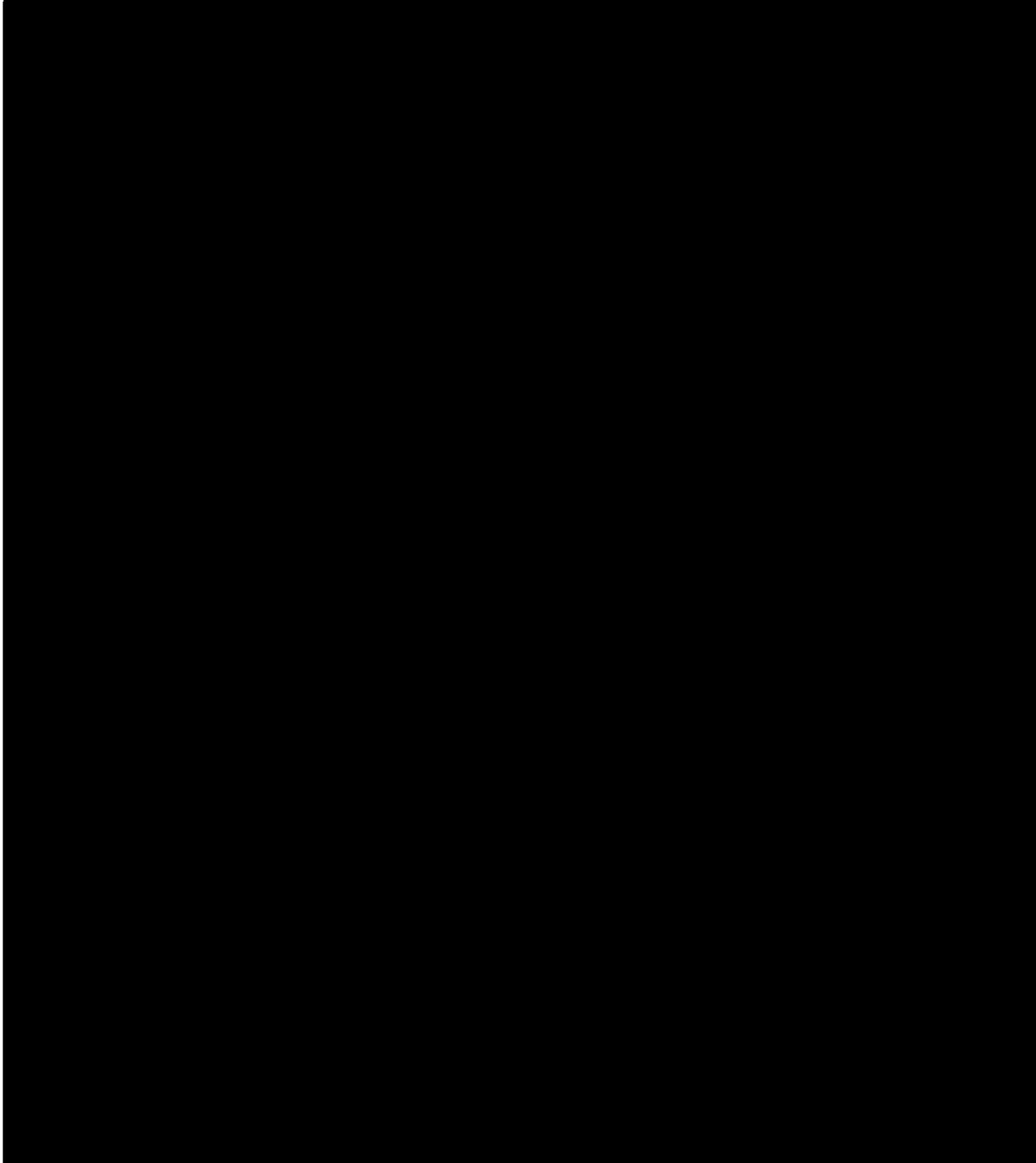
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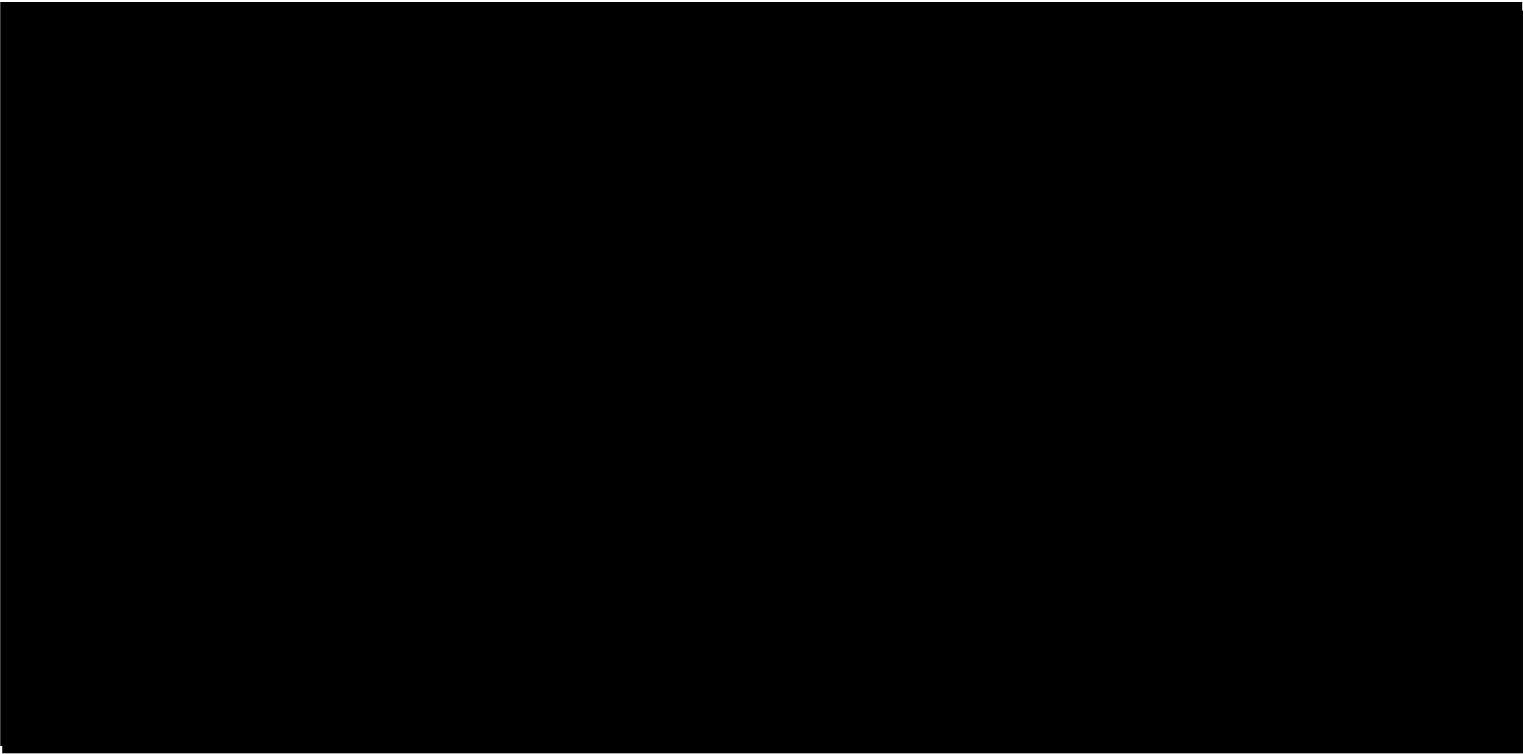


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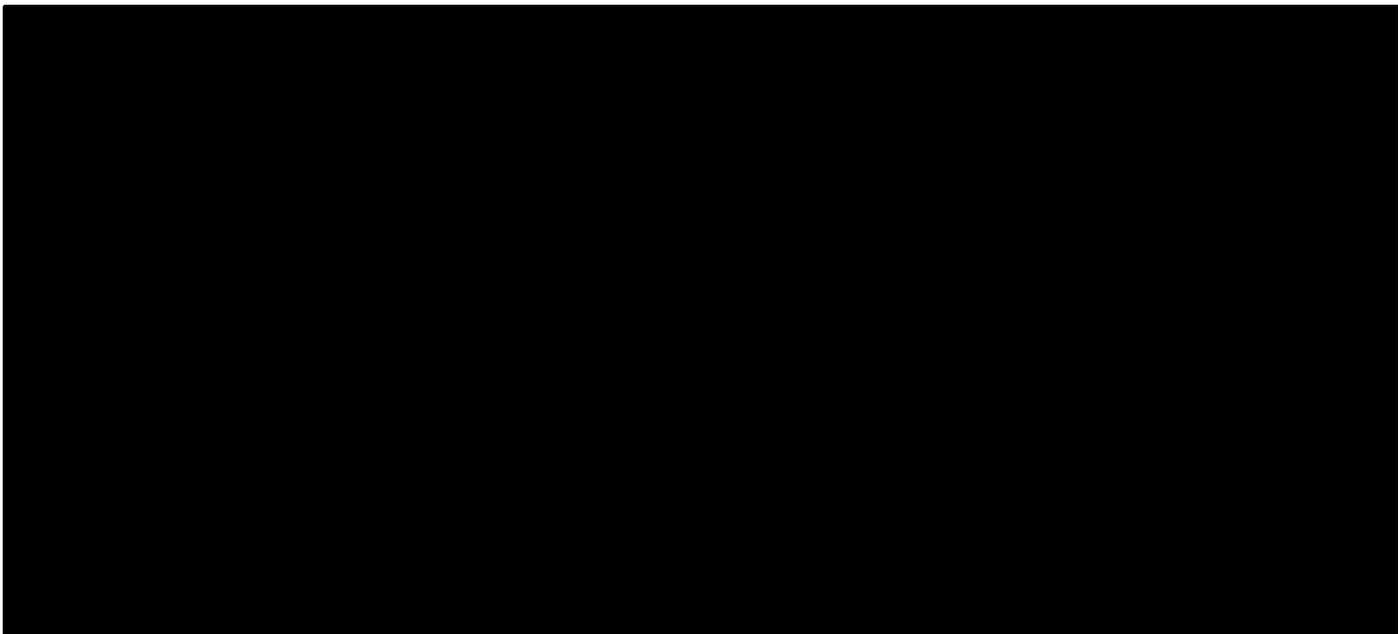
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Attachment 10

Declaration Supporting Confidential Declaration

**BEFORE THE PUBLIC UTILITIES COMMISSION
OF THE STATE OF CALIFORNIA**

**DECLARATION SUPPORTING CONFIDENTIAL DESIGNATION
ON BEHALF OF
PACIFIC GAS AND ELECTRIC COMPANY (U 39 G)**

1. I, Aimee Crawford, am the Director, Land Management, of Pacific Gas and Electric Company (“PG&E”), a California corporation. Andrew K. Williams, the Vice President, Land & Environmental Management, of PG&E, delegated authority to me to sign this declaration. My business office is located at:

Pacific Gas and Electric Company
77 Beale Street
San Francisco, CA 94105

2. PG&E will produce the information identified in paragraph 3 of this Declaration to the California Public Utilities Commission (“CPUC”) or departments within or contractors retained by the CPUC in response to a CPUC audit, data request, proceeding, or other CPUC request.

Name or Docket No. of CPUC Proceeding (if applicable): Advice 4158-G

3. Title and description of document(s): Eight Encroachments Identified Through PG&E’s Community Pipeline Safety Initiative (CPSI) – Request for Approval Under Public Utilities Code Section 851 and General Order 173.
4. These documents contain confidential information that, based on my information and belief, has not been publicly disclosed. These documents have been marked as confidential, and the basis for confidential treatment and where the confidential information is located on the documents are identified on the following chart, with further detail provided in Appendix A. which is incorporated into this declaration:

Check

Basis for Confidential Treatment

Where Confidential Information is located on the documents

<input checked="" type="checkbox"/>	<p>Customer-specific data, which may include demand, loads, names, addresses, and billing data</p> <p>(Protected under PUC § 8380; Civ. Code §§ 1798 <i>et seq.</i>; Govt. Code § 6254; Public Util. Code § 8380; Decisions (D.) 14-05-016, 04-08-055, 06-12-029)</p>	See Appendix A
<input type="checkbox"/>	<p>Personal information that identifies or describes an individual (including employees), which may include home address or phone number; SSN, driver's license, or passport numbers; education; financial matters; medical or employment history (not including PG&E job titles); and statements attributed to the individual</p> <p>(Protected under Civ. Code §§ 1798 <i>et seq.</i>; Govt. Code § 6254; 42 U.S.C. § 1320d-6; and General Order (G.O.) 77-M)</p>	
<input type="checkbox"/>	<p>Physical facility, cyber-security sensitive, or critical energy infrastructure data, including without limitation critical energy infrastructure information (CEII) as defined by the regulations of the Federal Energy Regulatory Commission at 18 C.F.R. § 388.113</p> <p>(Protected under Govt. Code § 6254(k), (ab); 6 U.S.C. § 131; 6 CFR § 29.2)</p>	
<input type="checkbox"/>	<p>Proprietary and trade secret information or other intellectual property and protected market sensitive/competitive data</p> <p>(Protected under Civ. Code §§3426 <i>et seq.</i>; Govt. Code §§ 6254, <i>et seq.</i>, e.g., 6254(e), 6254(k), 6254.15; Govt. Code § 6276.44; Evid. Code §1060; D.11-01-036)</p>	
<input type="checkbox"/>	<p>Corporate financial records</p> <p>(Protected under Govt. Code §§ 6254(k), 6254.15)</p>	
<input type="checkbox"/>	<p>Third-Party information subject to non-disclosure or confidentiality agreements or obligations</p> <p>(Protected under Govt. Code § 6254(k); see, e.g., CPUC D.11-01-036)</p>	

Other categories where disclosure would be against the public interest (Govt. Code § 6255(a))

5. The importance of maintaining the confidentiality of this information outweighs any public interest in disclosure of this information. This information should be exempt from the public disclosure requirements under the Public Records Act and should be withheld from disclosure.
6. I declare under penalty of perjury that the foregoing is true, correct, and complete to the best of my knowledge.
7. Executed on this 16th day of September, 2019 in San Francisco, California.



Aimee Crawford
Director, Land Management
Pacific Gas and Electric Company

PACIFIC GAS AND ELECTRIC COMPANY (U 39 E)

**Advice 4158-G
ATTACHMENT TO DECLARATION
October 2019**

APPENDIX A

ATTACHMENT NAME	DOCUMENT NAME	CATEGORY OF CONFIDENTIALITY	LOCATION
Attachment 1	CPSI Encroachments Summary List	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Columns identified as 'Owner Name,' '(a) Parties Receiving Consent', and '(b) Property description, location, condition, use'
Attachment 2	Letter of Consent A	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 14 highlighted in grey, all of Pages 16 to 24 and Page 26.
Attachment 3	Letter of Consent B	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 28 highlighted in grey, all of Pages 30 to 35
Attachment 4	Letter of Consent C	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 37 highlighted in grey, all of Pages 39 to 47.
Attachment 5	Letter of Consent D	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 49 highlighted in grey, all of Pages 51 to 64.
Attachment 6	Letter of Consent E	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 66 highlighted in grey, all of pages 68 to 76.
Attachment 7	Letter of Consent F	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 78 highlighted in grey, all of Pages 80 to 86.
Attachment 8	Letter of Consent G	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 88 highlighted in grey, all of Pages 90 to 96.
Attachment 9	Letter of Consent H	Customer-specific data, which may include demand, loads, names, addresses, and billing data.	Portions of Page 98 highlighted in grey, all of Pages 100 to 111.

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

AT&T	Downey & Brand	Pioneer Community Energy
Albion Power Company	East Bay Community Energy	Praxair
Alcantar & Kahl LLP	Ellison Schneider & Harris LLP	
	Energy Management Service	
Alta Power Group, LLC	Engineers and Scientists of California	Redwood Coast Energy Authority
Anderson & Poole	Evaluation + Strategy for Social Innovation	Regulatory & Cogeneration Service, Inc.
	GenOn Energy, Inc.	SCD Energy Solutions
Atlas ReFuel	Goodin, MacBride, Squeri, Schlotz & Ritchie	
BART	Green Charge Networks	SCE
	Green Power Institute	SDG&E and SoCalGas
Barkovich & Yap, Inc.	Hanna & Morton	
P.C. CalCom Solar	ICF	SPURR
California Cotton Ginners & Growers Assn	International Power Technology	San Francisco Water Power and Sewer
California Energy Commission	Intestate Gas Services, Inc.	Seattle City Light
California Public Utilities Commission	Kelly Group	Sempra Utilities
California State Association of Counties	Ken Bohn Consulting	Southern California Edison Company
Calpine	Keyes & Fox LLP	Southern California Gas Company
	Leviton Manufacturing Co., Inc. Linde	Spark Energy
Cameron-Daniel, P.C.	Los Angeles County Integrated Waste Management Task Force	Sun Light & Power
Casner, Steve	Los Angeles Dept of Water & Power	Sunshine Design
Cenergy Power	MRW & Associates	Tecogen, Inc.
Center for Biological Diversity	Manatt Phelps Phillips	TerraVerde Renewable Partners
City of Palo Alto	Marin Energy Authority	Tiger Natural Gas, Inc.
	McKenzie & Associates	
City of San Jose	Modesto Irrigation District	TransCanada
Clean Power Research	Morgan Stanley	Troutman Sanders LLP
Coast Economic Consulting	NLine Energy, Inc.	Utility Cost Management
Commercial Energy	NRG Solar	Utility Power Solutions
County of Tehama - Department of Public Works		Utility Specialists
Crossborder Energy	Office of Ratepayer Advocates	
Crown Road Energy, LLC	OnGrid Solar	Verizon
Davis Wright Tremaine LLP	Pacific Gas and Electric Company	Water and Energy Consulting Wellhead Electric Company
Day Carter Murphy	Peninsula Clean Energy	Western Manufactured Housing Communities Association (WMA)
		Yep Energy
Dept of General Services		
Don Pickett & Associates, Inc.		
Douglass & Liddell		