

Appendix A

Scoping Summary Report:
Northern San Joaquin 230 kV
Transmission Project



SCOPING SUMMARY REPORT

Northern San Joaquin 230-kV Transmission Project

Prepared for:



California Public Utilities Commission
Energy Division – Infrastructure and Permitting

May 2024

SCOPING SUMMARY REPORT

Northern San Joaquin 230-kV Transmission Project

Prepared for:



California Public Utilities Commission
Energy Division – Infrastructure and Permitting
505 Van Ness Ave, San Francisco, CA 94102

Contact:

Boris Sanchez
Public Utilities Regulatory Analyst III (PURA III)
Boris.Sanchez@cpuc.ca.gov

Prepared by:



Ascent
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Contact:

Heather Blair
Principal

May 2024

TABLE OF CONTENTS

Section	Page
LIST OF ABBREVIATIONS	II
1 BACKGROUND AND PURPOSE	1
2 SCOPING PROCESS	1
2.1 Notice of Preparation Distribution	1
2.2 Scoping Meeting	1
2.3 Outreach.....	2
3 COMMENTS RECEIVED.....	2
3.1 Written Scoping Comments	2
3.2 Overview of Comment Topics.....	2
3.3 Comment Summary	3
Appendices	
Attachment A Notice of Preparation	
Attachment B Scoping Meeting Presentation	
Attachment C Scoping Meeting Transcript	
Attachment D Written Scoping Comments	
Tables	
Table 1 Comment Letters Received by Commenter Type	
Table 2 Comment Topics and Frequency	

LIST OF ABBREVIATIONS

APCD	San Joaquin Valley Air Pollution Control District
CPUC	California Public Utilities Commission
CEQA	California Environmental Quality Act
Central Valley RWQCB	California Central Valley Regional Water Quality Control Board
EIR	Environmental Impact Report
EMF	Electromagnetic Field
kV	kilovolt
NOP	Notice of Preparation
project	Northern San Joaquin 230 kV Transmission Project
PG&E	Pacific Gas and Electric

1 BACKGROUND AND PURPOSE

“Scoping” refers to the public outreach process used under the California Environmental Quality Act (CEQA) to determine the coverage and content of an environmental impact report (EIR) (Public Resources Code Section 21080.4(a); State CEQA Guidelines Sections 15082(b) and 15083). The scoping comment period offers an important opportunity for the public and agencies to review and comment during the early phases of the environmental compliance process. Scoping contributes to the selection of a range of alternatives to be considered in the EIR and can also help to establish methods of analysis, identify the environmental effects that will be considered in detail, and develop mitigation measures to avoid or compensate for adverse effects. State CEQA Guidelines Section 15083(a) states that scoping can be “helpful to agencies in identifying the range of actions, alternatives, mitigation measures, and significant effects to be analyzed in depth in an EIR and in eliminating from detailed study issues found not to be important.”

This report describes the scoping process undertaken by the California Public Utilities Commission (CPUC) for the Northern San Joaquin 230 kV Transmission Project (project) proposed by Pacific Gas & Electric (PG&E). It also summarizes agency and public comments received, including those that are unrelated to the environmental review process, and identifies key issues for EIR analysis. Comments received during the scoping process are part of the public record. The comments and questions received through the public scoping process will be reviewed and considered by the CPUC in determining the appropriate scope of issues to be addressed in the EIR.

2 SCOPING PROCESS

2.1 NOTICE OF PREPARATION DISTRIBUTION

The scoping process is initiated when the lead agency issues a notice of preparation (NOP) announcing the beginning of the EIR preparation process. The NOP for the project was circulated to agencies and interested members of the public on January 10, 2024 for a 30-day review period, which closed on February 9, 2024. As required by the State CEQA Guidelines (Section 15082(1)), the NOP provided a description of the project, project location, and the probable environmental effects of the project; announced the preparation of and requested public and agency comment on the EIR; and provided information on the public scoping meeting. The NOP is included as Attachment A to this report.

The CPUC transmitted copies of the NOP via certified mail to 20 agencies including the planning departments of Alameda, Amador, Contra Costa, Sacramento, San Joaquin, Solano, and Stanislaus counties; and the cities of Escalon, Lathrop, Manteca, Ripon, Stockton, and Lodi. The Central Valley Regional Water Quality Control Board (RWQCB), San Joaquin Valley Air Pollution Control District (APCD), California Department of Transportation, and California Department of Fish and Wildlife were also directly mailed the NOP via certified mail. Copies of the NOP were sent to the Union Pacific Railroad and Central California Traction Company. The NOP was also posted with the San Joaquin County Clerk and distributed to State agencies through the State Clearinghouse, a division of the Governor’s Office of Planning and Research. The CPUC also mailed copies of the NOP to the last known mailing address of 119 property owners within 300 feet of the proposed transmission line alignment.

2.2 SCOPING MEETING

The CPUC conducted two virtual public scoping meetings for the project on January 30, 2024 at 2:30 p.m. and 6:30 p.m. The meetings were open to the public, with attendees representing landowners, organizations, and other interested parties. The meeting format consisted of a presentation by CPUC and consultant staff followed by an opportunity for attendees to provide verbal comments. The presentation included basic information about the project, ways interested parties can stay informed and engaged, and avenues by which to submit questions or comments. The slide deck presented at both meetings is included in Attachment B.

A total of about 45 individuals attended both virtual meetings. CPUC and consultant staff were available to take comments and direct questions or concerns. All verbal comments made at the scoping meetings were recorded and are included in the summary of comments in Section 3 of this report. Transcripts from the meetings are included in Attachment C.

2.3 OUTREACH

A project website has been established that provides an overview of the CPUC review process, a summary of the project and PG&E's project objectives, and a section on the ongoing environmental review. This website is regularly updated with documents available for review, including the NOP and scoping meeting presentation. (See: <https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html>)

The CPUC also established a project-specific email address (NSJTP@ascent.inc) as a means of submitting comments on the CEQA review of the project. The email address was provided in the NOP, at the scoping meetings, and posted on the CPUC website. The CPUC considered all timely scoping comments received by email and incorporated them into this report.

3 COMMENTS RECEIVED

3.1 WRITTEN SCOPING COMMENTS

CPUC received 25 unique written comment submittals during the scoping period (several commenters sent identical comments via email and the US Postal Service). Comment letters received during the scoping period are reproduced in their entirety in Attachment D to this report. The total numbers of all written comments by commenter category are shown in Table 1.

Table 1 **Comment Letters Received by Commenter Type**

Commenter Type	No. of Comment Letters
Agencies	4
Public	19
Community Organization / Group	2
Tribes	0

The following public agencies submitted comments on the project:

- ▶ Native American Heritage Commission
- ▶ Stanislaus County
- ▶ Central Valley RWQCB
- ▶ San Joaquin Valley APCD

3.2 OVERVIEW OF COMMENT TOPICS

Verbal comments recorded during the scoping meetings and written comments received throughout the scoping period address a variety of topics. A majority of the comments (more than 80 percent) include mention of topics related to alternatives, generally including non-wire options that the City of Lodi could implement independently, route modification requests, suggestions to upgrade existing lines, and requests to pursue undergrounding of the transmission line. In addition, several common topics raised in the comments related to property value and conflicts

with agricultural production (including limiting the use of aerial spraying), the effect of the project on the aesthetic qualities of the project area, and human health hazards from potential exposure to electromagnetic fields (EMFs).

3.3 COMMENT SUMMARY

To inform the environmental analysis and assist in the preparation of the EIR, the individual comments and concerns received during the scoping period are categorized into six broad topic areas. A description of the topic areas and the number of comments received pertaining to each theme is provided in Table 2.

Table 2 Comment Topics and Frequency

Comment Topic	Number of Comments
General Comment: Comments related to general opinions on the project or other comments unrelated to any of the categories listed below.	15
CEQA Process: Comments related to the CEQA review process, such as the length of the public review period.	1
Project Description: Comments related to specific aspects of the proposed project, such as project design or schedule.	4
Environmental Impacts: Comments related to possible impacts on the physical environment from the project, such as noise impacts during project construction or operation, or possible effects on biological resources from project components.	25
Alternatives: Comments related to potential alternatives to the project, such as siting proposed infrastructure at a different location or using alternative technologies or methods.	21
Electromagnetic Fields: Comments related to potential impacts on human health and other environmental resources specific to EMFs resulting from project components.	6

3.3.1 General Comments

- ▶ Stanislaus County shared that the agency had no comments on the project.
- ▶ Several property owners expressed dissatisfaction with PG&E's outreach efforts, stating that the communication notifying residents of the project, mainly through the mail, was inadequate. There were also inquiries regarding how residents will be informed about the project and kept updated.
- ▶ Property owners also requested further clarification about the exact location of proposed project components and how specific properties would be temporarily affected during construction.
- ▶ Comments expressed concerns regarding reduction of property value.
- ▶ Clarification was requested regarding whether landowners would be compensated.

3.3.2 CEQA Process

- ▶ One commenter recommended outreach to Lodi Wine Grape Commission, Lodi District Grape Growers Association, Visit Lodi, and Lodi Chamber of Commerce.

3.3.3 Project Description

- ▶ Commenters questioned the need for the project.
- ▶ Several general questions were posed concerning the construction, maintenance, and operation of the project.
- ▶ Commenter's suggested that PG&E should use existing service roads for accessing poles to minimize environmental impacts. Opposition was expressed to use of private driveways.

3.3.4 Environmental Impacts

AESTHETICS

- ▶ Commenters expressed concern that the proposed overhead power lines would have aesthetic impacts and would be visually prominent on the landscape.
- ▶ Commenters suggested that the assessment of aesthetics in the Proponents Environmental Assessment did not adequately consider the unique characteristics of the properties affected by the project's proposed location and should be reevaluated.

AGRICULTURE

- ▶ Commenters stated that the project would cause temporary disruptions during construction and permanent disruption to farmland near power lines because farmland would be taken out of production.
- ▶ Commenters expressed concerns about losing access to orchards, vineyards, and agricultural land.
- ▶ Local farmers with existing overhead lines reported negative impacts and challenges with agricultural operations.
- ▶ Commenters identified potential conflicts with existing agricultural wells and the need to relocate existing wells and associated infrastructure. Additionally, commenters requested that the installation of towers avoid underground water infrastructure like irrigation pipes.
- ▶ Commenters stated that the proposed project alignment would complicate agricultural operations and result in diminished land values and financial returns.
- ▶ Commenters stated that the project lines would restrict landowner's ability to use aerial application of materials (e.g., fertilizer) to vineyards and fields, requiring less efficient and more costly alternatives.
- ▶ Comments identified potential for the project to negatively impact Lodi's expanding agrotourism and wine industry.
- ▶ Comments raised equity issues for small farmers, who are disproportionately disadvantaged compared to larger farming operations.
- ▶ Commenters noted that the presence of power lines could limit property owner's use of land and ability to change crops.
- ▶ Commenters indicated that construction of the project would degrade high-quality soil and limit agriculture production.

AIR QUALITY, GREENHOUSE GAS EMISSIONS, AND ENERGY

- ▶ The San Joaquin Valley APCD recommended conducting detailed modeling of construction emissions, utilizing the cleanest available off-road equipment, and preparing a Health Risk Assessment alongside ambient air quality analyses.
- ▶ One comment mentioned concern about dust impacts and associated health implications during construction and along access roads.
- ▶ Comments suggested that the EIR assess induced electrical demand; specifically, that increasing the size of the transmission lines could result in higher electricity consumption from non-renewable sources.

BIOLOGICAL RESOURCES

- ▶ One comment indicated that the project would negatively impact threatened and endangered species, leading to the displacement or harm of species like elk and grey owls, large-flowered fiddleneck, California salamander, tri-colored blackbird, Swainson's hawk, giant garter snake, and the riparian brush rabbit.

CULTURAL RESOURCES

- ▶ The Native American Heritage Commission submitted a comment that summarizes the regulatory requirements in Assembly Bill 52 and Senate Bill 18 related to tribal consultation.

HAZARDS AND HUMAN HEALTH

- ▶ A commenter expressed concern that power lines could cause fires if they fall.
- ▶ Comments related to agricultural impacts from constrained use of aerial application equipment also expressed concern about safety hazards to pilots.

HYDROLOGY AND WATER QUALITY

- ▶ The Central Valley RWQCB advised that the project comply with regional and state regulations to protect the quality of surface and groundwater.
- ▶ Several of the comments related to agricultural impacts from conflicts with wells also expressed concern about groundwater quality of these wells.

LAND USE

- ▶ Commenters indicated the future development of private property could be constrained due to the presence of project infrastructure.

NOISE

- ▶ Commenters expressed concern with operational noise, including corona noise from the overhead lines.
- ▶ Commenters noted that construction of the project would create noise, which could be a nuisance, and interfere with daily life.

3.3.5 Alternatives

- ▶ Commenters suggested increasing the capacity of existing power lines, specifically the Lockeford Industrial 60 kV or other 60 kV/115 kV lines, and considering the expansion of existing infrastructure as an alternative to building new towers. For example, upgrading one of the four existing single-circuit 60 kV lines to a double circuit to address overheating and reliability issues.
- ▶ Commenters expressed support for undergrounding the proposed transmission lines to reduce agricultural and aesthetic impacts, as well as minimize impacts on property values.
- ▶ Commenters requested that power lines be routed along existing power line corridors, major highways, paved roads, rail lines, or property lines rather than cutting across private property. For example, along Kettleman Lane or Harney Lane. An abandoned rail line right of way was also identified as a potential routing option to limit the impact on landowners.

- ▶ Commenters recommended to consideration of the Central Route identified by PG&E, along Highway 12/Victor Road, and westward direction along Kettleman Lane rather than diverting south at Highway 88 to cut through multiple farms and vineyards.
- ▶ A comment provided two alternatives proposed at Locust Tree Road: extending the line's angle westward to put the line at the property's northern edge or shortening the line to position it along the property's southern boundary.
- ▶ Comments suggested that the CPUC identify an alternative route with fewer residences, farms, vineyards, and wine-related businesses.
- ▶ Commenters suggested that the City of Lodi should transition to renewable energy to help meet energy demand. For example, a commenter suggested installing a large solar generation facility to produce power locally rather than transmit it from the north-south Bellota line to the Lockeford substation.
- ▶ Some commenters expressed a preference for a "no project" alternative.

3.3.6 Electromagnetic Fields

- ▶ Commenters stated concerns over EMF exposure as it may deter farmers from working near power lines, which would negatively impact farming operations.
- ▶ Concern was raised that adding high-voltage lines where there are existing lines will amplify health impacts on property owners.
- ▶ Commenters stated that EMF could interact with smartphones and other electronic devices.
- ▶ Concern was expressed about possible long-term and short-term health impacts on residents, guests, and livestock due to high-voltage transmission lines in proximity to homes.

Attachment A

Notice of Preparation



California Public Utilities Commission



To: State Clearinghouse, Responsible and Trustee Agencies, Property Owners, and Interested Parties

From: Mr. Boris Sanchez, CPUC Project Manager

Subject: NOTICE OF PREPARATION OF AN ENVIRONMENTAL IMPACT REPORT AND NOTICE OF PUBLIC SCOPING MEETING FOR THE NORTHERN SAN JOAQUIN 230 KV TRANSMISSION PROJECT

(CPCN Application No. A2309001)

Date: January 10, 2024

The Northern San Joaquin 230 Kilovolt (kV) Transmission Project (Project) is proposed by PG&E and Lodi Electric Utility (LEU) to address reliability and capacity issues identified by the California Independent System Operator (CAISO) on the existing PG&E 230 (kV and 60 kV systems in northern San Joaquin County, California. The Project would be partially constructed by PG&E, an investor-owned utility regulated by the California Public Utilities Commission (CPUC), and partially constructed by LEU, a publicly owned utility operated by the City of Lodi and a member of the Northern California Power Agency.

PG&E filed an Application for Public Convenience and Necessity Authorizing the Construction of the Northern San Joaquin 230 kV Transmission Project on September 1, 2023 (CPCN Application No. A2309001). CPUC has reviewed and deemed the application complete. Pursuant to Rule 2.4 of CPUC's Rules of Practice and Procedure, the Application for Public Convenience and Necessity package also includes a Proponent's Environmental Assessment (PEA).

As lead agency under the California Environmental Quality Act (CEQA), the CPUC will prepare an Environmental Impact Report (EIR) to conduct an objective analysis of the effects of the proposed Project in compliance with CEQA. The CPUC will use the EIR, in conjunction with other information prepared for the CPUC's record of this proceeding, to act on PG&E's application.

In order to obtain early feedback on the environmental issues to be addressed in the EIR, the CPUC is initiating the scoping process with a scoping period from January 10 through February 9, 2024.

WHAT IS SCOPING?

As required by CEQA, scoping is the process of soliciting public and agency input regarding the scope and content of an EIR, in advance of its preparation. Accordingly, the CPUC is requesting comments to inform the actions, alternatives, mitigation measures, and environmental effects to be analyzed in the EIR. This notice includes a brief description of the Project, a brief summary of the anticipated potential impacts, information on public meetings, and how to provide input on the scope and content of the EIR. After the public scoping period has ended, a Scoping Report will be prepared to summarize the comments received. This NOP and the Scoping Report will be included as an appendix to the Draft EIR and will also be available on the CPUC's website for the Project with other Project documents and reports, including PG&E's application and PEA. CPUC's website can be accessed at the following link or with the QR code: <https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html>



Protecting California since 1911

The CPUC regulates privately owned electric, natural gas, telecommunications, water, railroad, rail transit, and passenger transportation companies.



PROJECT DESCRIPTION

The Project would loop the existing overhead PG&E Brighton-Bellota 230 kV transmission line through an expanded PG&E Lockeford Substation and install a new overhead double-circuit 230 kV transmission line between PG&E Lockeford Substation and the proposed PG&E Thurman Switching Station at LEU's existing Industrial Substation. LEU would construct the LEU Guild Substation, a new 230/60 kV substation, between its LEU Industrial Substation and the new PG&E Thurman Switching Station. At the LEU Guild Substation, the new PG&E 230 kV transmission line would terminate, and LEU transformers would step down the power from 230 kV to 60 kV to connect with the LEU Industrial Substation.

The proposed Project would shift approximately 148 megawatts (MW) of load from the existing PG&E northern San Joaquin 60 kV system to a new PG&E 230 kV source. Moving the LEU load to the PG&E 230 kV source would address existing and projected voltage issues and thermal overloads on PG&E's 230/60 kV system, provide greater reliability to other existing PG&E customers within northern San Joaquin County, and accommodate forecasted demand growth. The normal Load Serving Capability of the Lockeford-Lodi system would increase from 194 MW to approximately 404 MW with the proposed 230 kV system upgrade under normal operating conditions.

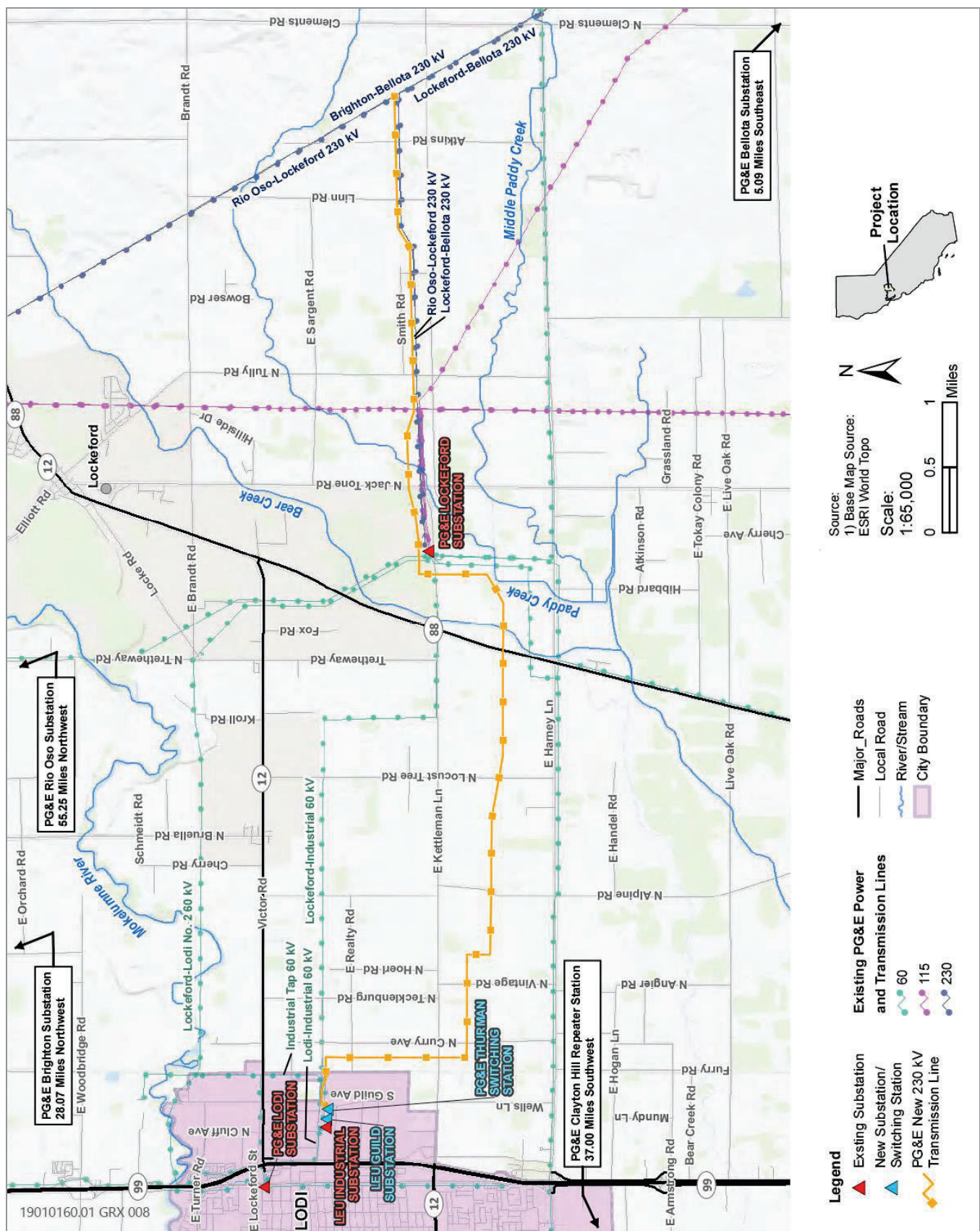
As part of this Project, PG&E would also update its system protection scheme at four remote-end substations (Bellota, Brighton, Lodi, and Rio Oso), which are located in Linden, Sacramento, Lodi, and Rio Oso, respectively. PG&E would also install two, 6-foot dish antennas on an existing microwave tower at the existing Clayton Hill Repeater Station (on a communication tower) in Contra Costa County to create a new digital microwave path allowing redundant communication into the PG&E Thurman Switching Station in support of PG&E's system protection scheme.

Applicant Proposed Measures and Best Management Practices

The proposed PG&E facilities, combined with the new LEU Guild Substation and modified Industrial Substation, constitute the Project being evaluated under CEQA. PG&E has developed applicant proposed measures (APMs) that are incorporated into PG&E's components of the Project. These measures are considered binding descriptions of Project design and implementation that are integral to the Project. Similarly, LEU has developed best management practices (BMPs) that would apply to the LEU components of the Project. Because PG&E and LEU have committed to implementing their respective APMs and BMPs, the EIR will evaluate these measures as part of the proposed Project.

LOCATION

The proposed Project is primarily located within unincorporated areas of northeastern San Joaquin County and partially within an industrial area of the City of Lodi. The Project would include construction, modification, and operation of electrical infrastructure (including power lines, transmission lines, a switching station, and substations) from an existing PG&E 230 kV transmission corridor that traverses roughly northwest-southeast of Atkins Road in unincorporated San Joaquin County to an existing substation in eastern Lodi, approximately 9 miles to the west (see Figure 1). Other improvements to update PG&E's system protection scheme would occur within existing facilities located in Linden, Sacramento, Lodi, Rio Oso, and in Contra Costa County.



Source: PG&E 2023.

Figure 1 Project Location Overview

PROBABLE ENVIRONMENTAL EFFECTS OF THE PROJECT

The evaluation in the PEA prepared by PG&E and LEU does not identify any significant impacts from Project construction or operation. The EIR will independently and objectively evaluate the potential environmental effects of the Project and the need for mitigation. The following issues identified in CEQA Guidelines Appendix G will be addressed: aesthetics, agriculture resources, air quality, biological resources, cultural resources, energy, geology and soils (including paleontology), greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, mineral resources, noise, population and housing, public services and recreation, transportation, tribal cultural resources, utilities and service systems, and wildfire.

Non-environmental issues such as economic impacts and assessment of Project need are outside the scope of CEQA and will not be addressed in the EIR, although these issues may be addressed through the CPUC's concurrent proceeding for the Project. The EIR will also not consider electric and magnetic fields (EMFs) that would be generated by the Project in the context of the CEQA analysis of potential environmental impacts because there is no agreement among scientists that EMFs create a potential health risk and there are no standards for defining health risk from EMFs.

As anticipated by CPUC, the probable environmental effects of the proposed Project for each resource area that will be addressed in the EIR are summarized below.

- **Aesthetics:** The Project area is predominantly agricultural in nature and includes residential parcels, particularly within the City of Lodi. The alignment would cross roadways designated as scenic routes by San Joaquin County (North Jack Tone Road and SR 12, which is a designated scenic highway approximately 4 miles north of the Project alignment). The EIR will evaluate the potential for substantial adverse impacts to the existing visual character or quality of public views and the effects of new sources of light and glare.
- **Agriculture resources:** Portions of the new PG&E 230 kV transmission line (approximately 57 new tubular steel poles) and existing PG&E 60 kV lines are located on designated agricultural land. The PG&E Lockeford Substation expansion is proposed on PG&E property that is categorized as Prime Farmland and Farmland of Statewide Importance. The effect of converting agricultural land for utility infrastructure will be evaluated in the EIR.
- **Air quality:** The EIR will evaluate the potential for the Project to conflict with or obstruct implementation of an applicable air quality plan, result in a cumulatively considerable net increase of any criteria pollutant for which the region is non-attainment under an applicable federal or state ambient air quality standard, expose sensitive receptors to substantial pollutant concentrations, or result in other emissions (such as those leading to odors) adversely affecting a substantial number of people.
- **Biological resources:** The Project area has been previously disturbed by development, landscaping, and agriculture. The potential presence of sensitive vegetation communities and habitats identified in local plans, policies, or regulations, or as designated by CDFW or USFWS, including wetlands and riparian habitat, will be assessed and potential effects will be evaluated in the EIR. The EIR will also evaluate the Project's potential for effects on special-status and migratory species, conflicts with local regulations that protect biological resources, and the potential to create a substantial collision or electrocution risk for birds and bats.
- **Cultural resources:** Project activities could involve ground disturbance to a depth of up to approximately 30 feet. Buried precontact resources potentially exist in portions of the Project area, based on the close proximity to freshwater and the relatively recent age of the sediments. Historic-era resources may occur near historic railroad alignments and homesteads. Potential for an adverse change in the significance of cultural resources will be evaluated in the EIR.
- **Energy:** The EIR will evaluate the potential for the Project to result in a significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources during Project construction or operation.
- **Geology and soils:** No known active faults are located within approximately 10 miles of the Project, and the Project site is not within a known area of liquefaction hazard. The EIR will evaluate the potential for the Project to result in substantial soil erosion; or landslide, lateral spreading, subsidence, liquefaction, or collapse. Potential effects on paleontological resources will also be evaluated.

- Greenhouse gas emissions: The EIR will evaluate the potential for the Project to generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment, based on a quantified analysis of emissions associated with construction and operation.
- Hazards and hazardous materials: The EIR will evaluate whether the Project components would be located on a site that is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5. The EIR will evaluate the potential for the Project to create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials; or a reasonably foreseeable accident.
- Hydrology and water quality: The Project traverses the Lower Mokelumne River, Middle River-San Joaquin River, and Bear Creek watersheds and is within 3 miles of the Calaveras River and Fivemile Creek-San Joaquin River watersheds. The Project is entirely within the Eastern San Joaquin Groundwater Subbasin of the San Joaquin Groundwater Basin. The EIR will evaluate the potential for the Project to substantially degrade surface or groundwater quality, impede sustainable groundwater management, alter existing drainage patterns, or risk release of pollutants due to flooding.
- Land use and planning: Project components proposed by PG&E would not be subject to local discretionary land use or planning regulations. However, LEU's portion of the project would be subject to local regulation. The EIR will evaluate the potential effects of the Project related to any conflicts with the existing San Joaquin County General Plan, Lodi General Plan, San Joaquin County Multi-Species Habitat Conservation and Open Space Plan, and other applicable land use plans, policies, and regulations.
- Mineral resources: The EIR will address the potential for the Project to result in the loss of availability of a known mineral resource based on location on or near mining claims, active mines, resources recovery sites, or mapped mineral resource zones.
- Noise: The EIR will evaluate whether the Project would result in exposure of persons to, or generation of, noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies and the potential for construction to generate excessive groundborne vibration.
- Population and housing: The Project does not propose new housing, businesses, or other land use changes, including roads or infrastructure, that would induce population growth in the area. Construction and operation of the proposed Project would not displace any people or housing.
- Public services and recreation: The Project would not involve developing new residential units or services that would generate a new daytime or residential population in the area that would increase the demand for public services.
- Transportation: The EIR will evaluate the potential for the Project to conflict with any program, plan, ordinance, or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities; create potentially hazardous conditions for people walking, bicycling, or driving or for public transit operations; generate vehicle miles traveled; and result in inadequate emergency access.
- Tribal cultural resources: The Project's potential effects on tribal cultural resources will be evaluated by the CPUC during tribal consultation conducted pursuant to Public Resources Code Section 21080.3.
- Utilities and service systems: The Project would require water for construction (dust suppression) and operation (insulator washing). There would not be increased demand related to wastewater generation, power, natural gas, or telecommunications as a result of the Project. The EIR will evaluate the potential for the Project to result in new or expanded utility facilities that are not identified as part of the Project, which could cause additional environmental effects.
- Wildfire: The PG&E and LEU project components within the main portion of the project, and at the four PG&E remote-end substations (Brighton, Bellota, Lodi, and Rio Oso), are not located in or near state responsibility areas and, therefore, are not located on land classified by fire hazard severity zone. PG&E Clayton Hill Repeater Station is located within a state responsibility area that is classified as a high fire hazard severity zone. The CPUC 2021 High Fire-Threat Map designates fire-threat areas that require enhanced fire safety. Other than PG&E Clayton Hill Repeater Station within Tier 2 – Elevated, the project components are located outside of mapped fire hazard zones on the CPUC's High Fire-Threat Map. The EIR will evaluate the potential for the Project to exacerbate wildfire hazard or expose people to wildfire related hazards (i.e., pollutants, flooding, landslides).

SCOPING PERIOD

Information to be included in the EIR will be based in part on comments received during the scoping period. Responsible and trustee agencies under CEQA, other interested agencies and organizations, property owners, and members of the public will also have an opportunity to comment on the Draft EIR once it is issued. Pursuant to CEQA Guidelines Section 15103, the scoping period will be for 30 days following the release of this NOP. Accordingly, the scoping period for this Project begins on January 10, 2024, and closes at 5:00 p.m. on February 9, 2024. Please include the name, organization (if applicable), mailing address, and e-mail address of the contact person for all future notifications related to this process. Public comments will become part of the public record and will be published in a publicly available Scoping Report.

Please send your comments by mail to:

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814
via electronic mail: NSJTP@ascent.inc

SCOPING MEETINGS

To provide information about the proposed Project and CEQA process, the CPUC will hold virtual meetings on January 30, 2024. For assistance or questions about the virtual meeting contact NSJTP@ascent.inc or Boris Sanchez at (408) 705-6030.

Two Zoom meetings will be held Tuesday, January 30, 2024

Virtual Meeting No. 1	Virtual Meeting No. 2
Tuesday, January 30, 2024	Tuesday, January 30, 2024
2:30 p.m.	6:30 p.m.
Attend via Zoom: https://us06web.zoom.us/meeting/register/tZwkduGqD4uGN18zV99Gw7DvGxRII6AGT1	Attend via Zoom: https://us06web.zoom.us/meeting/register/tZclfuigqz0sHdQhAs-R-I_VroGbSu6OOriT
Attend via phone: 1-669-900-6833 Meeting ID: 889 0286 5429	Attend via phone: 1-669-444-9171 Meeting ID: 838 9185 6670

Attachment B

Scoping Meeting Presentation



California Public Utilities Commission



Northern San Joaquin 230 kV Transmission Project

(CPCN Application No. A.23-09-001)

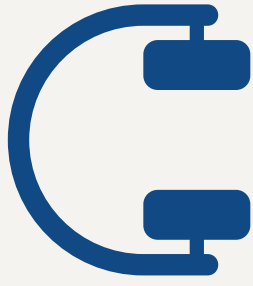
Environmental Impact Report Scoping Meeting

January 30, 2024

ping Meeting Logistics



This meeting is
being recorded



Video and audio
are disabled by
default



Use Q&A window
to send questions



Thank you for your
participation

roductions

California Public Utilities Commission, CEQA Lead Agency

- Boris Sanchez, Project Coordinator

Ascent, CPUC Consultant

- Heather Blair, Project Manager
- Luis Montes, Facilitator

Lodi Electric Utility, CEQA Responsible Agency and Project Proponent

PG&E, Project Applicant

Meeting Purpose

to receive input from the public, agencies, and interested parties on the scope and content of the environmental impact report

to provide information on the project and the environmental review process to inform helpful put



oping Meeting Agenda

roject Background and Summary

EQA and the Environmental Review Process

nvironmental Impact Report (EIR) Scope and Schedule

ublic and Agency Comments on the Scope of the EIR

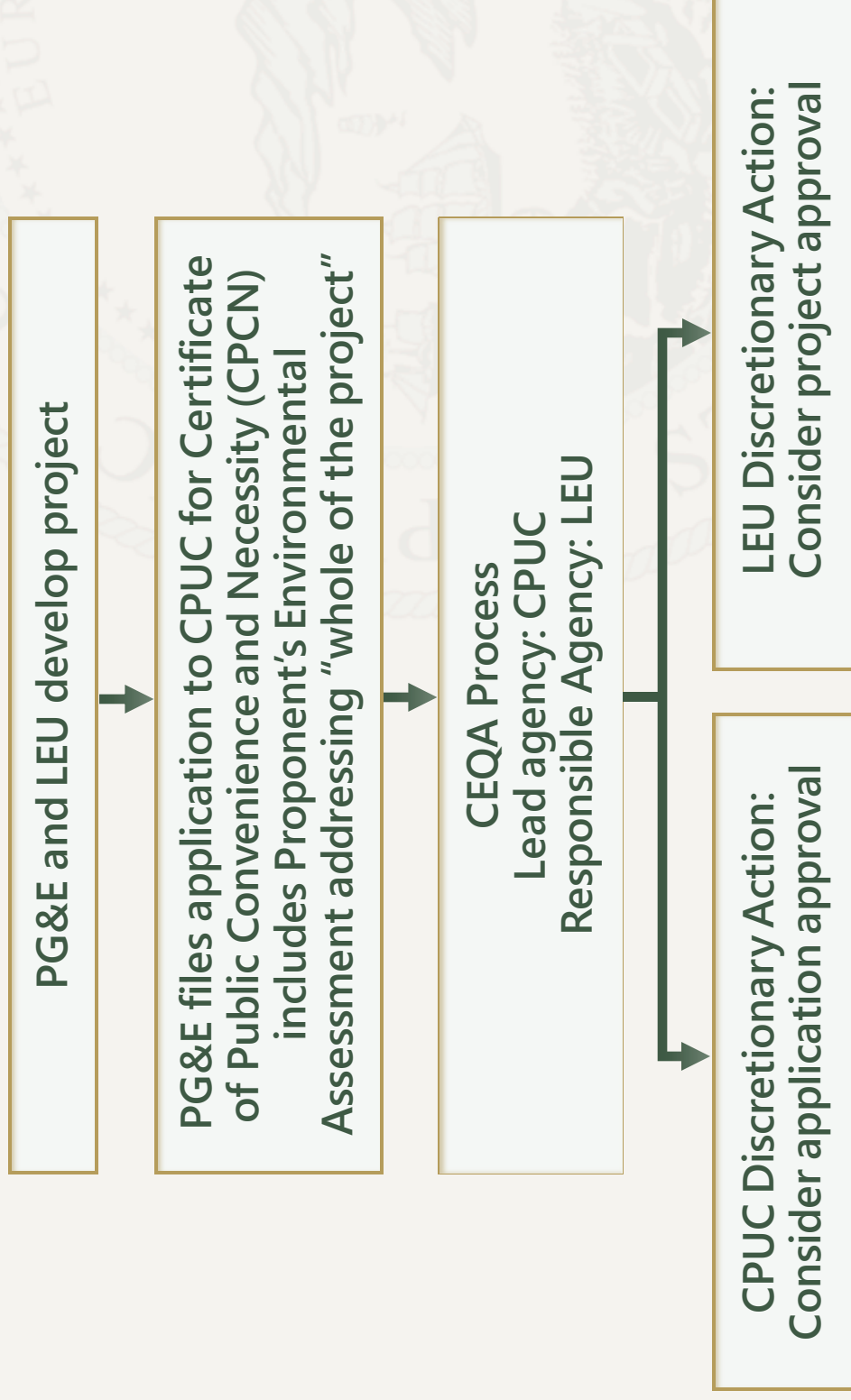
Project Background and Summary

Background

Proposed by: PG&E and Lodi Electric Utility (LEU)

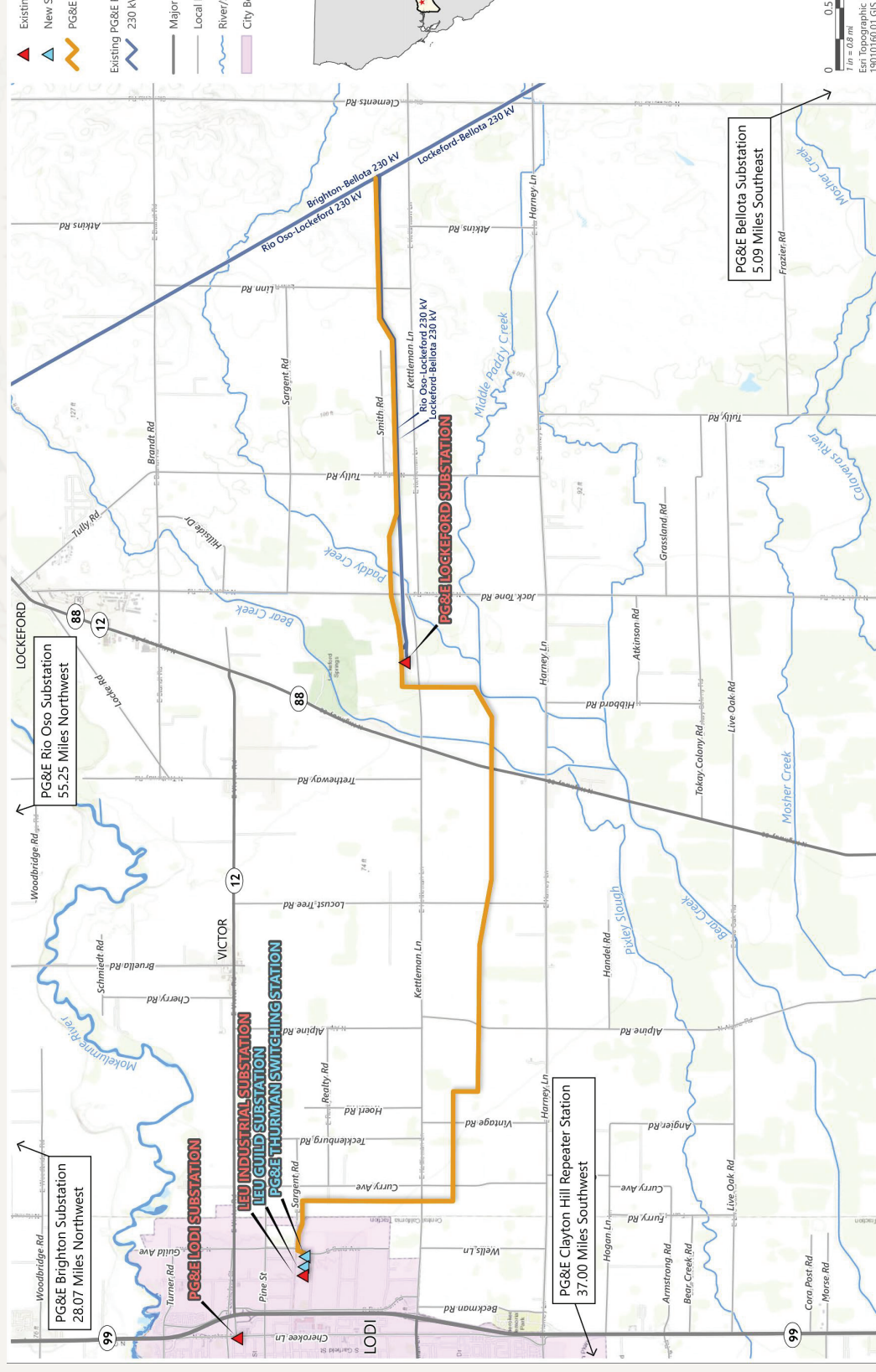
Purpose: Address reliability and capacity issues identified by the California Independent System Operator (CAISO) on the existing PG&E 230 kV and 115 kV systems

Agency Decisions and Use of the EIR



Project Location

northeastern
San Joaquin
County
partially within
an industrial
area of the City
of Lodi



Project Description Summary

new, overhead, double circuit, 230 kV transmission lines (10.6 miles) expanded substation, a modified substation, a new substation, a new switching station reconfiguration of 4 existing 60 kV lines relocation or extension of 2 existing 12 kV lines upgrades at 4 remote-end substations and 1 repeater station includes construction, operation, and maintenance

Project Description – Proposed PG&E Project Components

Loop the existing overhead PG&E Brighton-Bellota 230 kV transmission line through an expanded PG&E Lockeford substation

Requires new 3.8-mile line extension

Install a new 6.8-mile long, overhead, double-circuit 230 kV transmission line between PG&E Lockeford Substation and the proposed PG&E Thurman Switching Station at CEU's existing Industrial Substation

System protection and communication upgrades

Existing substations in Linden, Sacramento, Lodi, Rio Oso

Existing Clayton Hill Repeater Station in Contra Costa County



Example 230-kV Monopole Structures



Proposed PG&E Lockeford Substation Expansion



Project Description – Proposed LEU Project Components

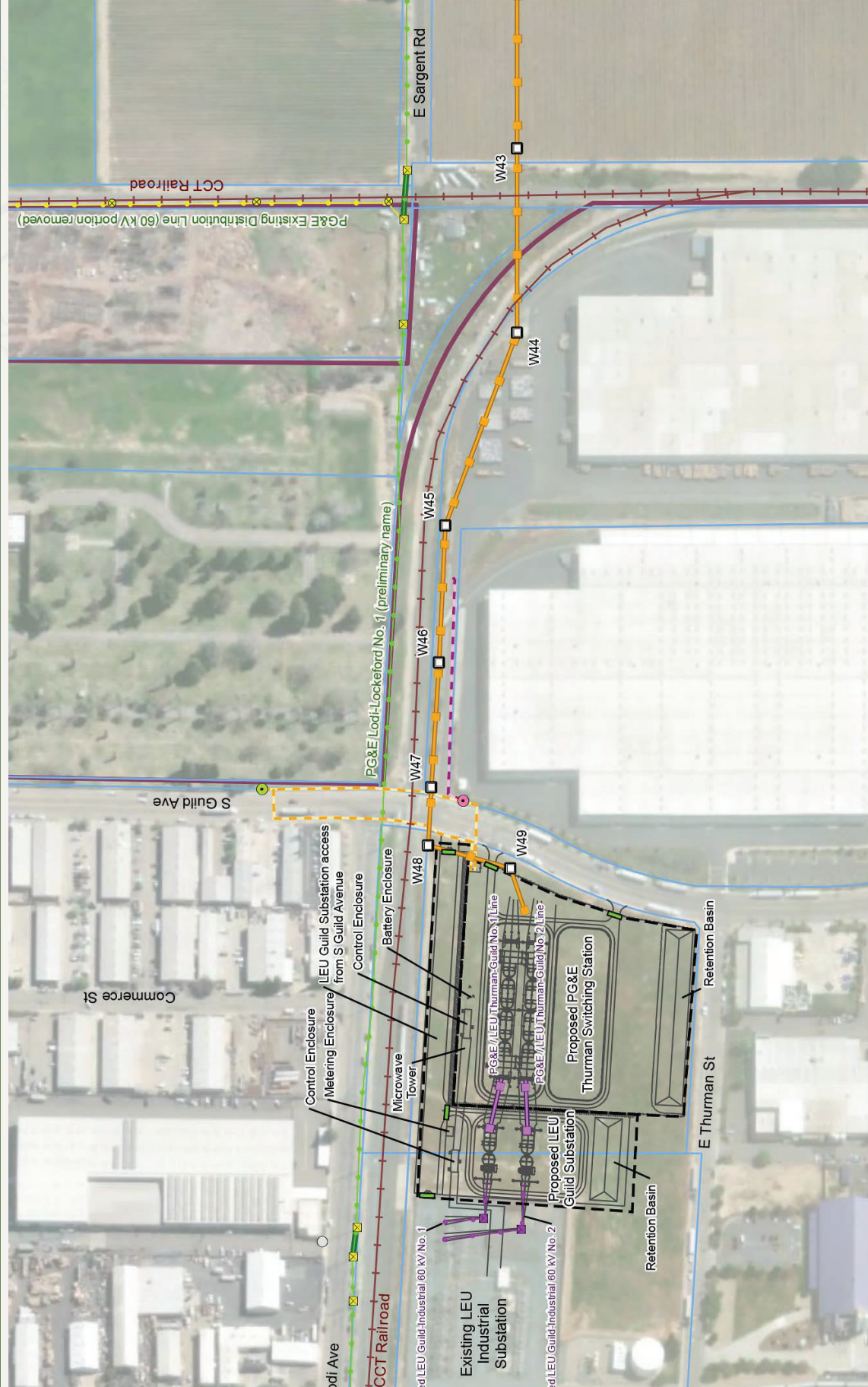
Construct new 230/60 kV Guild Substation

Terminate PG&E 230 kV lines

Step down power from 230 kV to 60 kV

Reconfigure 60 kV lines between Guild and Industrial Substations
Relocate existing 12 kV lines

Proposed Project Areas in the City of Lodi



Overview of CEQA and the Environmental Review Process

California Environmental Quality Act

Information disclosure:

Inform decisionmakers and the public about potentially significant environmental effects of a proposed project

Impact reduction:

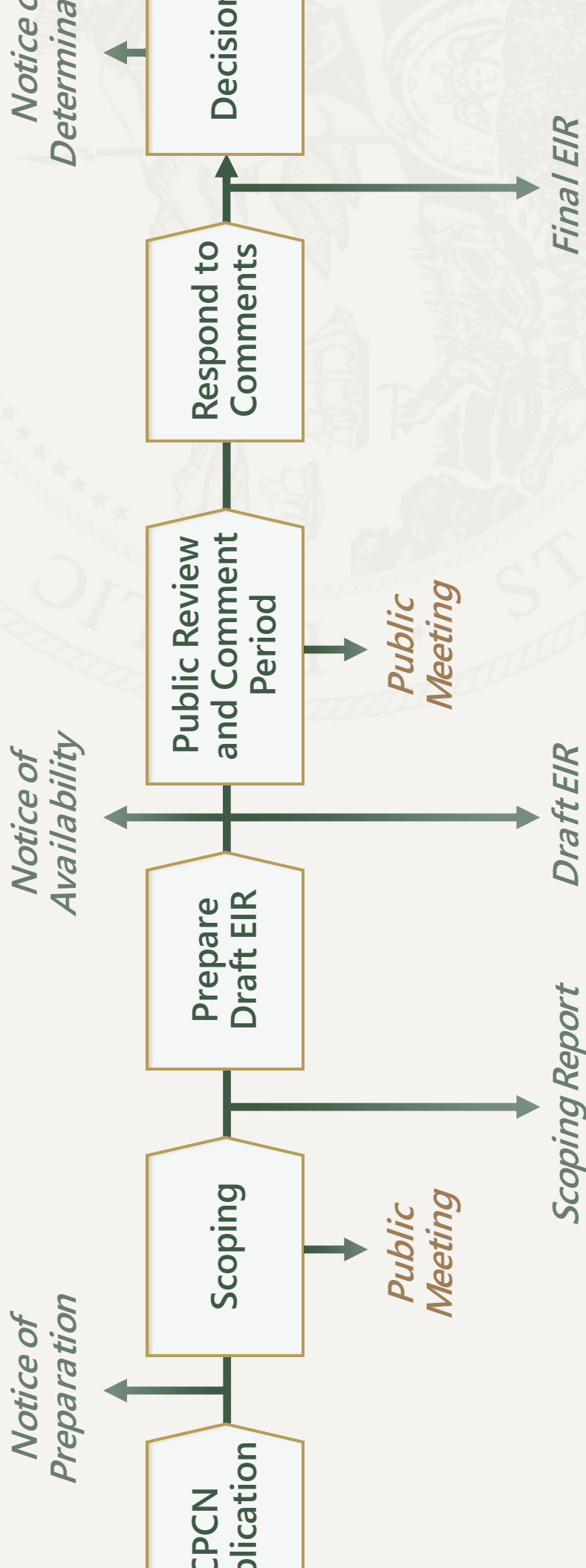
Identify mitigation measures and alternatives that could avoid or lessen significant impacts

Public participation:

Allow for meaningful public participation and opportunities for comment

EQA document: Environmental Impact Report (EIR)

QA Environmental Review Process



EIR Scope and Schedule

Environmental Resource Areas

Aesthetics	<ul style="list-style-type: none">• Greenhouse Gas Emissions	<ul style="list-style-type: none">• Population and Housing
Agriculture Resources		
Air Quality	<ul style="list-style-type: none">• Hazards and Hazardous Materials	<ul style="list-style-type: none">• Public Services and Recreation
Biological Resources	<ul style="list-style-type: none">• Hydrology and Water Quality	<ul style="list-style-type: none">• Transportation
Cultural Resources		<ul style="list-style-type: none">• Tribal Cultural Resources
Energy	<ul style="list-style-type: none">• Land Use and Planning	<ul style="list-style-type: none">• Utilities and Service Systems
Geology And Soils	<ul style="list-style-type: none">• Mineral Resources• Noise	<ul style="list-style-type: none">• Wildfire

Environmental Analysis

Existing Setting

Environmental setting

Regulatory setting

Thresholds of Significance

What defines a “significant” impact?

Identify Project Impacts and Mitigation

Mitigation measures

Significance after mitigation – how does mitigation reduce the impact?

Cumulative Impacts

Alternatives Analysis

Environmental Analysis – Alternatives

EQA requirements:

Avoid or substantially lessen significant effects of the project

Be legally, technically, and regulatorily feasible

Meet most basic project objectives

- E.g., addressing reliability and capacity issues identified by the CAISO on the existing PG&E 230 kV and 60 kV systems

Environmental Analysis - Alternatives

may include those identified by

Public, agencies, organizations

PG&E and LEU

- Proponent's Environmental Assessment

CPUC CEQA team

Types of potential alternatives

Transmission line routes

Infrastructure locations

Technologies (e.g., underground lines)

Other

"No Project" Alternative

Environmental Review Schedule

Milestone	Date
Application and PEA submitted by PG&E	September 1, 2023
Notice of Preparation and Scoping	January 10 – February 9, 2024
Draft EIR Released for Public Review	Anticipated Summer/Fall 2024
Final EIR Released	Anticipated Late 2024/Early 2025
CPUC Decision	Anticipated 2025

Providing Comments on the Scope of the EIR

Providing Useful Comments

For example:

Scope of environmental analysis

- Information on resources potentially present, impact mechanisms

Ideas for feasible mitigation measures

Suggestions for alternatives to the project that could reduce or avoid potentially significant impacts

Public agencies, public and private organizations/groups, and individuals to whom the CPUC should provide project information

Questions about proposed project location relative to property owners should be directed to: NSJTP@ascent.inc

Providing Comments in this Meeting

Only verbal comments will be accepted

Via Zoom

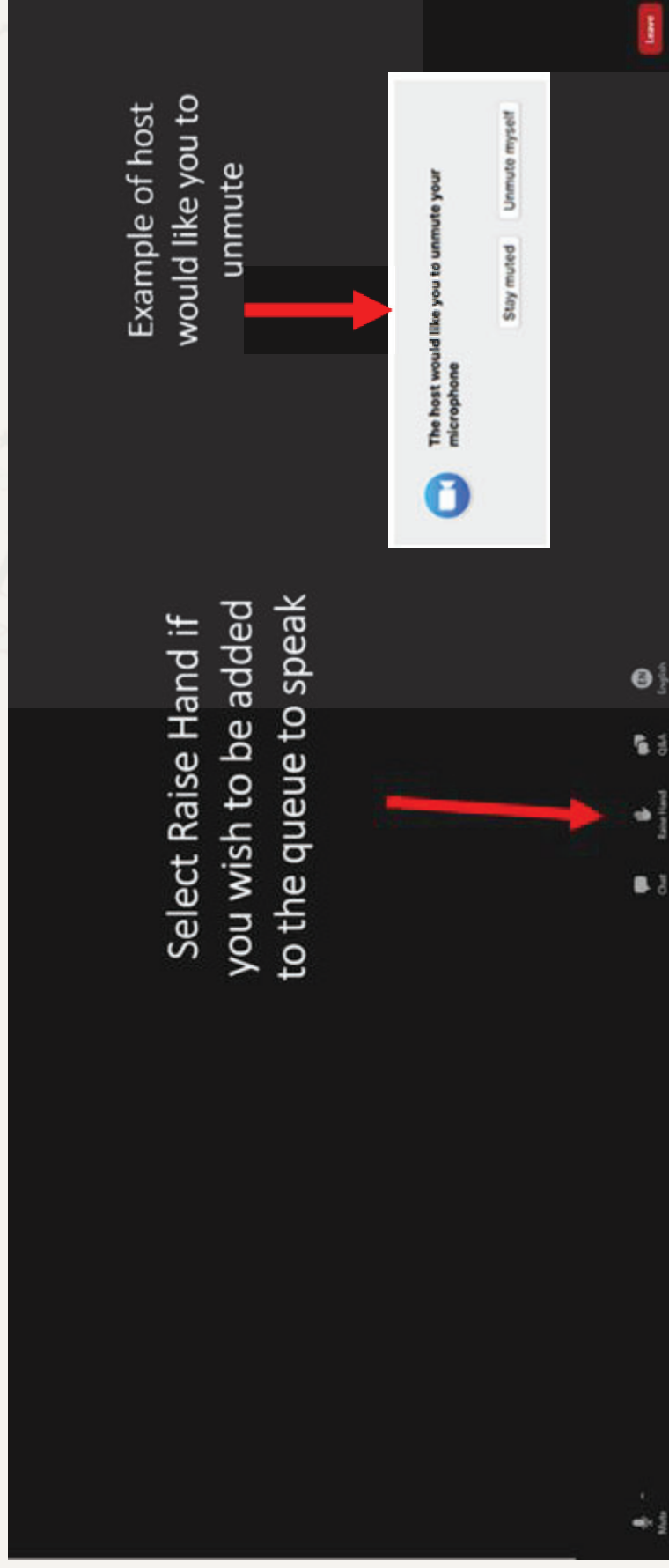
Via Phone

Please limit verbal comments to 3 minutes

Use Q&A for technical issues and clarifying questions, not comments

Providing Comments in this Meeting - ZOOM

via Zoom



Providing Comments in this Meeting - Phone

Phone

Press Star (*) 9 to indicate you would like to speak

Listen for the message: "The host would like you to unmute your microphone. You can press Star (*) 6 to unmute"

When you are done with your comment, please press Star (*) 6 to re-m

Providing Written Comments

mail:

Boris Sanchez, CPUC

c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

electronic mail: NSJTP@ascent.inc

the Scoping Comment Period closes on February 9, 2024

Thank You for Joining!

Visit the Project webpage:

<https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html>

Mail comments to:

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Email comments to NSJTP@ascent.inc



3:00

Public Scoping Comment Period closes on February 9, 2024

Thank You for Joining!

Visit the Project webpage:

<https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html>

Mail comments to:

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Email comments to NSJTP@ascent.inc



3:00

Public Scoping Comment Period closes on February 9, 2024

Thank You for Joining!

Visit the Project webpage:

<https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html>

Mail comments to:

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Email comments to NSJTP@ascent.inc



3:00

Public Scoping Comment Period closes on February 9, 2024

Attachment C

Scoping Meeting Transcript

January 30, 2024 at 2:30 pm

WEBVTT

1

00:00:15.530 --> 00:00:22.379

Boris Sanchez, CPUC: Hello, everybody! We see a few people joining right now. We'll start shortly. Give everybody a few minutes to to sign on

2

00:00:57.150 --> 00:01:02.790

Boris Sanchez, CPUC: once again for those of you just joining. We will start shortly. Give everybody a few minutes to to log on.

3

00:01:51.250 --> 00:01:56.899

Boris Sanchez, CPUC: Okay, let's go ahead and get started. Welcome, everybody. This is the CPU C's

4

00:01:57.310 --> 00:02:06.349

Boris Sanchez, CPUC: led Northern San Joaquin, 230 Kv transmission project. This is for the environmental impact report scoping meeting.

5

00:02:06.600 --> 00:02:18.400

Boris Sanchez, CPUC: There will be another one held later on today at 6 30, if anyone's interested in joining, and we encourage everybody to look at our website that we have for for this project, and easiest way to do so

6

00:02:18.800 --> 00:02:22.680

Boris Sanchez, CPUC: outside of following HTML, is

7

00:02:23.060 --> 00:02:26.520

Boris Sanchez, CPUC: going to Google typing in Sam Joaquin.

8

00:02:26.860 --> 00:02:34.160

Boris Sanchez, CPUC: Northern San Joaquin, CPU C, and should be the first prompt that comes up for you to check the project website.

9

00:02:34.320 --> 00:02:41.930

Boris Sanchez, CPUC: Look at the Cpc review process, project overview and any any along with any helpful information that is on there

10

00:02:42.560 --> 00:02:43.469

Boris Sanchez, CPUC: next slide.

11

00:02:47.320 --> 00:02:53.190

Boris Sanchez, CPUC: So this meeting is being recorded video and audio are disabled by default.

12

00:02:53.710 --> 00:03:00.229

Boris Sanchez, CPUC: Please use the QA. Window to send any questions as we move along, and thank you for your participation

13

00:03:02.030 --> 00:03:03.010

Boris Sanchez, CPUC: next time.

14

00:03:04.520 --> 00:03:13.649

Boris Sanchez, CPUC: So introduction so my name is Boris Sanchez. I'm with the CPU. C. We're going through the sequel. We are the Sequa

15

00:03:13.790 --> 00:03:17.450

Boris Sanchez, CPUC: lead agency. Assent is the CPU C consultant

16

00:03:17.660 --> 00:03:28.639

Boris Sanchez, CPUC: Heather Blair is the project manager who will be speaking shortly, and Luis Montes is the facilitator for today a low dielectric utility, or Lu is the secret, responsible agency

17

00:03:28.660 --> 00:03:32.630

Boris Sanchez, CPUC: and the project component and Pg and E is the project applicant

18

00:03:33.430 --> 00:03:34.330

Boris Sanchez, CPUC: exciting.

19

00:03:35.460 --> 00:03:52.649

Boris Sanchez, CPUC: The purpose of this meeting is to receive input from the public agencies and interested parties on the scope and content of the environmental impact report and to provide information on project and the environmental review process to inform help helpfully. But

20

00:03:53.360 --> 00:03:54.169

Boris Sanchez, CPUC: next slide

21

00:03:55.820 --> 00:04:01.329

Boris Sanchez, CPUC: during the scoping meeting, the agenda will be for the project background, summary

22

00:04:01.970 --> 00:04:04.330

Boris Sanchez, CPUC: Cega environmental review process.

23

00:04:04.740 --> 00:04:09.129

Boris Sanchez, CPUC: environmental impact report or EIR for the scope and the schedule

24

00:04:09.550 --> 00:04:13.000

Boris Sanchez, CPUC: and public and agency comments

25

00:04:13.060 --> 00:04:14.950

Boris Sanchez, CPUC: on the scope of the er

26

00:04:17.529 --> 00:04:18.519

Boris Sanchez, CPUC: next slide.

27

00:04:21.260 --> 00:04:28.130

Heather Blair, Ascent: Right? I'll take it from here. Thanks for it. I'm Heather Blair, with a sense, a consultant to the CPU,

28

00:04:28.220 --> 00:04:34.099

Heather Blair, Ascent: and I'm gonna start by giving a bit of project background and summary next slide.

29

00:04:35.710 --> 00:04:44.180

Heather Blair, Ascent: The project is being proposed by by Pg. And E, which is an investor owned utility. That's regulated by the CPU C,

30

00:04:44.210 --> 00:04:54.650

Heather Blair, Ascent: and also by low dielectric utility, or Lu and Lu is a publicly owned municipal utility that's operated by the city of Lodi.

31

00:04:55.360 --> 00:05:11.140

Heather Blair, Ascent: The purpose of the project is to address reliability and capacity issues that have been identified by the California independent system operator or caliso on the existing Pg. And E, 2, 30 kb. And 60 kb, systems

32

00:05:11.910 --> 00:05:13.030

Heather Blair, Ascent: next slide.

33

00:05:14.730 --> 00:05:18.489

Heather Blair, Ascent: So a bit more context on why we're here today.

34

00:05:18.620 --> 00:05:30.599

Heather Blair, Ascent: Pg. And E. And Leu have developed together the proposed Northern San Joaquin transmission project, and as I mentioned Pg. And E. Is regulated by the CPU. C.

35

00:05:30.650 --> 00:05:47.630

Heather Blair, Ascent: So they submitted an application for what's called a certificate of public convenience and necessity, or Cpcn. They submitted that to the the cpuc, and included in that application is a proponents, environmental assessment or PA,

36

00:05:47.630 --> 00:06:07.689

Heather Blair, Ascent: and that was prepared by Pg. And E. In coordination with Leu that considers the entire project or what we call a person with, to seek whether the whole of the project and that's because the the Pg. And E. And the Leu project components are are interrelated, as I'll explain in in some later slides.

37

00:06:08.570 --> 00:06:21.819

Heather Blair, Ascent: So after the Cpc. Reviewed the application and deemed it complete that triggers the start of the sequa process, which includes preparation of an environmental impact report or Eir.

38

00:06:21.880 --> 00:06:47.050

Heather Blair, Ascent: and because Leu and CPU C are both public agencies with a discretionary action. They need to comply with the California Environmental Quality Act, or sequa. So the decision makers at Leu, and at the CPU C will use this eir when considering their action on on whether to approve the project and and the application

39

00:06:47.900 --> 00:06:49.210

Heather Blair, Ascent: next slide, please.

40

00:06:51.140 --> 00:06:59.400

Heather Blair, Ascent: So it's now some information about the proposed project. It's located in northeastern San Joaquin County.

41

00:06:59.500 --> 00:07:10.269

Heather Blair, Ascent: and several of the project proposed project components. Including those proposed by Lu are located within the Lodi city limits.

42

00:07:10.280 --> 00:07:18.799

Heather Blair, Ascent: and the remaining project components that extend east of the city of Lodi are in unincorporated areas of the county

43

00:07:19.880 --> 00:07:20.909

Heather Blair, Ascent: next slide.

44

00:07:22.840 --> 00:07:27.189

Heather Blair, Ascent: So this slide presents a summary of the proposed project.

45

00:07:27.240 --> 00:07:35.189

Heather Blair, Ascent: It includes new overhead double circuit, 230 kb, transmission lines. A total of 10 miles

46

00:07:35.200 --> 00:07:45.620

Heather Blair, Ascent: of those. It includes an expanded substation, a modified substation, a new substation, and a new switching station. And I'll go over all of this in detail.

47

00:07:45.730 --> 00:07:50.599

Heather Blair, Ascent: It also includes reconfigurations of 4 existing Cv lines.

48

00:07:50.780 --> 00:07:56.170

Heather Blair, Ascent: the relocation or extension of 2 existing 12 KD. Lines.

49

00:07:56.620 --> 00:08:13.720

Heather Blair, Ascent: upgrades at 4 remote and substations and one repeater station. And I'll mention that the environmental impact report will be considering construction operation as well as maintenance of these proposed project components.

50

00:08:14.740 --> 00:08:15.789

Heather Blair, Ascent: Next slide.

51

00:08:17.750 --> 00:08:30.090

Heather Blair, Ascent: So we'll be, we'll be explaining the proposed project in terms of Pg and E's components and Le use project components. But again, they're considered a a single project under Sequoi.

52

00:08:30.390 --> 00:08:42.819

Heather Blair, Ascent: So Pg. And E is proposing to loop it's existing overhead. Brighton Bay loaded 2 30 kb. Transmission line through an expanded Pg. And E. Lockford substation.

53

00:08:42.919 --> 00:08:52.710

Heather Blair, Ascent: So this loop? Well, it's really a connection, will require a new 3.8 mile overhead transmission line that extends from Brighton below to

54

00:08:52.800 --> 00:09:00.549

Heather Blair, Ascent: That 230 kb. Transmission line through the Pg. And E. Lockford substation which is proposed for expansion.

55

00:09:00.950 --> 00:09:19.819

Heather Blair, Ascent: and this new 2 30 Kv. Line would then continue for 6.8 miles to as an overhead double circuit on tubular steel poles from the expanded Pg. And E. Lockport substation to the proposed Pg. And E. Thurmond switching station.

56

00:09:19.840 --> 00:09:35.300

Heather Blair, Ascent: That said Le use existing industrial substation. So this work would trigger the need for system, protection and communication upgrades at other existing Pg. And E. Facilities that are mostly outside of the city of Lodi.

57

00:09:35.500 --> 00:09:45.090

Heather Blair, Ascent: The system protection upgrades would occur at Pg. And E's Lodi substation, which is just a bit north of the western terminus of the project.

58

00:09:45.250 --> 00:09:56.170

Heather Blair, Ascent: and the other upgrades would occur at existing facilities in Linden, in Sacramento, and Rio also, and also in in Contra Costa County.

59

00:09:57.040 --> 00:09:58.130

Heather Blair, Ascent: next slide.

60

00:09:59.790 --> 00:10:23.139

Heather Blair, Ascent: So now I'll I'll try to review all of that again with a a map on the slide. So, starting from the east, Pg and E is going to construct a new 3.8

mile overhead, 2 30 Kv. Line from the existing Brighton Bay, loaded 2 30 kb. Line to the existing Pg. And E. Lockford substation which is proposed for expansion.

61

00:10:23.140 --> 00:10:39.290

Heather Blair, Ascent: and then from the Lockford substation, the new overhead 2 30 Kv. Line would extend another 6.8 miles to the west, to the city of Lodi, where Pg. And E would build the new Thurman switching station.

62

00:10:39.320 --> 00:10:44.490

Heather Blair, Ascent: and those are are the main project components that are proposed by Pg and E,

63

00:10:44.610 --> 00:10:45.980

Heather Blair, Ascent: next slide.

64

00:10:48.200 --> 00:10:59.630

Heather Blair, Ascent: So the the typical hole design that would be used for the proposed 230 kb, transmission line would be these, these tubular steel poles shown here

65

00:11:01.140 --> 00:11:02.130

Heather Blair, Ascent: next slide.

66

00:11:04.110 --> 00:11:20.759

Heather Blair, Ascent: This chat. This slide shows the proposed Pg. And E. Lockford substation expansion. The existing Lockford substation would be expanded to the east, all on Pg. And E owned property to accommodate the new lines

67

00:11:21.980 --> 00:11:23.020

Heather Blair, Ascent: next slide.

68

00:11:24.900 --> 00:11:36.039

Heather Blair, Ascent: And now for the Lu project components that are proposed, and these are the project proponents that would be constructed and operated by Lodi Electric or Leu.

69

00:11:36.220 --> 00:11:57.680

Heather Blair, Ascent: They include, the new 2 30 Kv. Guild substation, which is intended to be where the Pg. And E. 2, 30 kb. Lines terminate, and then the power is stepped down from 2 30 kv. To a lower voltage, which is 60 kb. To service. Laus customers

70

00:11:58.060 --> 00:12:09.339

Heather Blair, Ascent: and Leu would also reconfigure their 60 KB. Lines between the Guild and industrial substations, and relocate a couple existing 12 KB lines

71

00:12:10.340 --> 00:12:11.480

Heather Blair, Ascent: next slide.

72

00:12:13.330 --> 00:12:24.809

Heather Blair, Ascent: This slide shows the the proposed Leu project components that are occurring within the city of Lodi. Also some Pg and E project components are occurring there.

73

00:12:25.510 --> 00:12:37.140

Heather Blair, Ascent: but the area within within which this would occur is shown. Here, at the city of Lodi the building with the the big white roof is Pacific Coast producers

74

00:12:37.340 --> 00:13:05.309

Heather Blair, Ascent: so moving west to east. Now, on this figure the existing Lu industrial substation is located adjacent to the the proposed Leu Guild State substation, and adjacent to that would be Pg. And E's, proposed Thurman switching station. And this is all on property that is owned by Leu, and some of which might be

75

00:13:05.520 --> 00:13:19.240

Heather Blair, Ascent: transfer to Pg. And E, the 60 Kv. Line configurations and the 12 Kv line relocation would all happen in relative relatively short segments surrounding these facilities.

76

00:13:20.900 --> 00:13:22.169

Heather Blair, Ascent: Next slide, please.

77

00:13:23.610 --> 00:13:30.900

Heather Blair, Ascent: Now we'll go into an overview of sequa and the planned environmental review process next slide.

78

00:13:33.550 --> 00:13:42.679

Heather Blair, Ascent: So, as I explained earlier, the CPU C and Leu, as public agencies with a discretionary action must comply with sequel.

79

00:13:42.980 --> 00:13:55.859

Heather Blair, Ascent: and the basic purposes of sequa are for information disclosure, that is, to inform decision makers and the public about any potentially significant environmental effects of a proposed project

80

00:13:56.200 --> 00:14:06.590

Heather Blair, Ascent: also impact reduction. That is to identify mitigation measures and alternatives that could avoid or lessen any significant impacts

81

00:14:07.000 --> 00:14:16.159

Heather Blair, Ascent: and importantly, public participation, to allow for meaningful opportunities for the public to participate and to comment.

82

00:14:16.510 --> 00:14:24.460

Heather Blair, Ascent: And the sequa document that we are preparing for this project is an environmental impact report or Eir

83

00:14:25.200 --> 00:14:26.489

Heather Blair, Ascent: next slide, please.

84

00:14:28.330 --> 00:14:32.480

Heather Blair, Ascent: The shown on this slide is a flow chart with the SQL. Process.

85

00:14:32.550 --> 00:14:53.439

Heather Blair, Ascent: and so it it begins with Pg. And E's submittal of an application for a certificate of public convenience and necessity, or Cpcn. And as I mentioned, that, but included in the application as a proponents, environmental assessment, or a pea that was prepared with Leu.

86

00:14:53.550 --> 00:14:59.050

Heather Blair, Ascent: and after the the CPU. C. Deemed the application to be complete.

87

00:14:59.170 --> 00:15:20.650

Heather Blair, Ascent: that triggers the start of the sequel process, which begins with a notice of preparation and a 30 day public comment period to gather information from the public on the scope and content of what the environmental impact report should analyze. And so that's where we're now. We are now at the public meeting. During the scoping process.

88

00:15:20.870 --> 00:15:28.889

Heather Blair, Ascent: at the conclusion of the scoping period we will be preparing a scoping report with all of the comments received.

89

00:15:28.900 --> 00:15:38.480

Heather Blair, Ascent: and we will be providing that on the website we'll be embarking on preparation of the draft, Eir, gathering all the input. That we have received from commenters.

90

00:15:38.530 --> 00:15:56.500

Heather Blair, Ascent: and when the draft Eir is finished we will be providing a notice of availability of the draft eir to the public. So if you receive a notice of preparation, you'll be receiving a notice of availability, letting you know that the draft Eir is ready for your review.

91

00:15:56.690 --> 00:16:07.790

Heather Blair, Ascent: and that also begins a 45 day public review and comment period on the draft Eir, during which there will be public meetings again, where we'll be looking for your input.

92

00:16:08.360 --> 00:16:17.129

Heather Blair, Ascent: Now, what's different between the Nop and the draft Eir public review is that we will be responding to comments on the draft, Eir

93

00:16:17.270 --> 00:16:24.930

Heather Blair, Ascent: and we will take those comments, prepare responses and include those responses to comments in the final er

94

00:16:25.070 --> 00:16:32.729

Heather Blair, Ascent: and the whole document. The draft and final er will be considered by decision makers.

95

00:16:32.890 --> 00:16:40.969

Heather Blair, Ascent: and once a decision is made, a notice of determination will be issued by by the agencies

96

00:16:42.130 --> 00:16:43.530

Heather Blair, Ascent: next slide. Please

97

00:16:46.090 --> 00:16:56.800

Heather Blair, Ascent: alright. So now we'll go into the er scope and schedule. We'll talk some more specifics about the secret process as it pertains to to this project. Next slide

98

00:16:59.190 --> 00:17:06.649

Heather Blair, Ascent: listed on this slide are the 19 environmental resource areas that are considered under sequ.

99

00:17:06.700 --> 00:17:25.039

Heather Blair, Ascent: So, for example, the Eir will be considering impacts to agriculture to aesthetics, hydrology, and water quality, and more. And we welcome your comments on any anticipated physical effects of the proposed project on any of these resource areas

100

00:17:26.010 --> 00:17:27.109

Heather Blair, Ascent: next slide.

101

00:17:30.380 --> 00:17:32.140

Heather Blair, Ascent: So

102

00:17:32.470 --> 00:17:39.829

Heather Blair, Ascent: the environmental analysis essentially encompasses the setting, the threshold of significance.

103

00:17:39.850 --> 00:17:42.749

Heather Blair, Ascent: identification of impacts and mitigation.

104

00:17:42.850 --> 00:17:50.879

Heather Blair, Ascent: And that sort of 3 structure. Those those 3 elements are included for each

105

00:17:51.010 --> 00:18:09.349

Heather Blair, Ascent: resource area. So every resource area will include explanation of the existing setting, which is the environmental setting and the regulatory setting. It will include identification of the threshold of significance. So you know, how will we be defining a significant impact? In the analysis.

106

00:18:09.560 --> 00:18:22.649

Heather Blair, Ascent: and then the analysis itself. You know, what are the project impacts? What are the mitigation measures? And then, after those mitigation measures are applied, you know what is the

107

00:18:22.790 --> 00:18:28.209

Heather Blair, Ascent: the remaining significance after mitigation? Or how does the mitigation reduce that impact?

108

00:18:28.630 --> 00:18:40.500

Heather Blair, Ascent: There will also be an analysis of cumulative impacts for each resource area. So how related projects contribute to the impacts of this project on that resource

109

00:18:40.610 --> 00:18:46.390

Heather Blair, Ascent: and importantly, alternatives. Analysis next slide, please.

110

00:18:48.740 --> 00:18:56.600

Heather Blair, Ascent: So the identification and analysis of alternatives to the proposed project are an essential element of the Eir

111

00:18:56.620 --> 00:19:16.899

Heather Blair, Ascent: and based on feedback we've already received, and we know that they're of interest to the public. They're of interest to you all. So we'd like to explain a little bit more about alternatives to hopefully help inform your comments and help you make suggestions about alternatives that can then be considered in the Eir.

112

00:19:17.420 --> 00:19:26.250

Heather Blair, Ascent: The sequel requirements for alternatives are those that avoid or substantially lessen the significant effects of the project.

113

00:19:26.650 --> 00:19:31.510

Heather Blair, Ascent: those that are legally, technically and regulatorially feasible

114

00:19:31.560 --> 00:19:44.849

Heather Blair, Ascent: and those that meet most basic project objectives. So the basic project objective is again, you know, we're less addressing the reliability and capacity issues on the local grid

115

00:19:45.270 --> 00:19:46.630

Heather Blair, Ascent: next slide, please.

116

00:19:48.290 --> 00:19:51.940

Heather Blair, Ascent: So how are the alternatives identified

117

00:19:52.400 --> 00:20:00.639

Heather Blair, Ascent: so they could be identified by you. As part of the the public and the agencies and organizations that comment on the Nop

118

00:20:00.900 --> 00:20:09.230

Heather Blair, Ascent: several alternatives have been identified by Pg. And E and Leu in their proponents, environmental assessment.

119

00:20:09.260 --> 00:20:16.050

Heather Blair, Ascent: and these will be objectively considered by the CPU C in in preparation of the Eir.

120

00:20:16.750 --> 00:20:32.210

Heather Blair, Ascent: and also as part of the Eir preparation process. The CPU C sequ. Team will identify alternatives. And so what what types of alternatives might those be? They could be different routes for the transmission line.

121

00:20:32.280 --> 00:20:44.389

Heather Blair, Ascent: They could be different locations for infrastructure. They could potentially be other technologies, such as undergrounding portions of

122

00:20:44.510 --> 00:20:48.319

Heather Blair, Ascent: proposed overhead lines. Or maybe there's others.

123

00:20:49.080 --> 00:21:03.000

Heather Blair, Ascent: and also, as required by sequa, the no project alternative will be evaluated in the Eir, and that alternative looks at any environmental effects of not implementing the project

124

00:21:04.320 --> 00:21:05.660

Heather Blair, Ascent: next slide, please.

125

00:21:07.450 --> 00:21:20.440

Heather Blair, Ascent: Here's the schedule. For this eir. So we are in the the notice of preparation review period and scoping period that ends on February ninth.

126

00:21:20.460 --> 00:21:28.650

Heather Blair, Ascent: Then we'll be preparing the the draft Eir, which is expected to be released this summer, or potentially into the fall of this year

127

00:21:28.720 --> 00:21:40.590

Heather Blair, Ascent: the final er is expected to be released at the end of this year, potentially early and 2,025, with the CPU. C. Decision expected next year.

128

00:21:41.620 --> 00:21:42.990

Heather Blair, Ascent: Okay, next slide.

129

00:21:44.900 --> 00:21:53.919

Heather Blair, Ascent: So now, to what is the most important part of the meeting which is providing comments on the scope of the Eir. Next.

130

00:21:55.390 --> 00:22:05.309

Heather Blair, Ascent: we'd like to offer some tips on providing useful comments. To hopefully help you all inform the scope and comment content of the Eir.

131

00:22:05.750 --> 00:22:16.710

Heather Blair, Ascent: So, for example, your comment could provide information on resources that are potentially present and ways that those resources could be impacted by the project.

132

00:22:16.840 --> 00:22:34.210

Heather Blair, Ascent: You could, you could provide ideas for feasible mitigation measures, suggestions for alternatives to the project that could reduce or avoid potentially significant impacts. Or you could identify the public agencies and

133

00:22:34.250 --> 00:22:46.529

Heather Blair, Ascent: organizations, groups and individuals that should be noticed for this project if they're not already on our list. So please include those names, and we could provide them with information.

134

00:22:46.760 --> 00:22:56.689

Heather Blair, Ascent: We understand that there is a lot of interest. And you know where the project is relative to specific properties.

135

00:22:57.070 --> 00:23:14.299

Heather Blair, Ascent: We don't have that type of detailed information at our fingertips to convey to you during this meeting, like, where is this poll in relation to my driveway. But we recognize that knowing this information will be

important for you to develop your comments.

136

00:23:14.490 --> 00:23:26.030

Heather Blair, Ascent: So we, if you want to send your property information via email with a specific questions, we'll get back to you in a timely member timely manner, so that you could develop those those comments.

137

00:23:27.140 --> 00:23:31.349

Heather Blair, Ascent: So now I'll turn it over to our meeting facilitator, Louise.

138

00:23:34.780 --> 00:23:44.229

Luis Montes, Ascent (he/him): Hi, everyone! My name is Luis Montes. I'm with ascent, and I'll be facilitating the scoping comment portion of today's meeting.

139

00:23:44.510 --> 00:23:59.130

Luis Montes, Ascent (he/him): Please note, only verbal comments will be accepted either via zoom or phone. We ask that you limit your verbal comments today to 3 min or less, and limit it to one comment per speaker.

140

00:23:59.540 --> 00:24:10.400

Luis Montes, Ascent (he/him): we will put a timer on the screen so that you're able to see how much time you have left to speak. Use the chat for technical issues and clarifying questions only

141

00:24:10.630 --> 00:24:12.700

Luis Montes, Ascent (he/him): please no comments.

142

00:24:15.590 --> 00:24:25.309

Luis Montes, Ascent (he/him): Please note that we will not be providing responses to comments received during the scoping meeting, including at this meeting.

143

00:24:25.620 --> 00:24:36.790

Luis Montes, Ascent (he/him): Instead, this public review process is intended for the CPU. C. To hear your comments on the scope of what the draft yeah, Eir should be addressing

144

00:24:37.070 --> 00:24:43.410

Luis Montes, Ascent (he/him): when the draft er when the draft Eir is released to the public later this year

145

00:24:43.460 --> 00:24:51.509

Luis Montes, Ascent (he/him): the CPU C. Will be taking public comments on that document and will respond to comments in the final er

146

00:24:52.560 --> 00:24:56.900

Luis Montes, Ascent (he/him): today. And throughout this 30 day scoping period

147

00:24:56.930 --> 00:25:09.309

Luis Montes, Ascent (he/him): we would like to gather information from you. Therefore we will not be responding to these comments. If you have clarifying questions, we encourage you to submit them in writing

148

00:25:09.930 --> 00:25:19.190

Luis Montes, Ascent (he/him): the CPU C and ascent are, are reviewing written comments as they are received via email and mail.

149

00:25:19.610 --> 00:25:26.789

Luis Montes, Ascent (he/him): If there is a written question for which an answer would allow the person to develop a comment on the project.

150

00:25:27.190 --> 00:25:42.759

Luis Montes, Ascent (he/him): We will provide the request that we will provide the requested information in a timely manner. We likely won't be responding to questions received verbally at today's meeting, because we are in the initial stages of information gathering.

151

00:25:42.820 --> 00:25:49.270

Luis Montes, Ascent (he/him): and we'll be able to provide a more thoughtful response with helpful information. If it is in writing.

152

00:25:54.470 --> 00:25:57.490

Luis Montes, Ascent (he/him): if you're using zoom on your computer.

153

00:25:57.500 --> 00:26:07.950

Luis Montes, Ascent (he/him): mobile or smart device, please go ahead and look for the raised hand button at the bottom of the screen to let us know that you'd like to speak

154

00:26:08.820 --> 00:26:16.509

Luis Montes, Ascent (he/him): when it. When it is your turn to speak, you will hear your name called, and will receive a notification stating

155

00:26:16.760 --> 00:26:20.510

Luis Montes, Ascent (he/him): the host would like you to unmute your microphone

156

00:26:21.600 --> 00:26:32.769

Luis Montes, Ascent (he/him): from there. Select, unmute myself. and at that point you will be able to begin speaking. Once you're done with your comments you will lower your hand and go back on mute.

157

00:26:36.400 --> 00:26:38.790

Luis Montes, Ascent (he/him): If you are calling in by phone.

158

00:26:39.100 --> 00:26:44.360

Luis Montes, Ascent (he/him): Go ahead and press Star 9 to indicate that you would like to speak

159

00:26:44.750 --> 00:26:55.830

Luis Montes, Ascent (he/him): and please listen for the message. The host would like you to unmute your microphone. From there you can press Star 6 to unmute.

160

00:26:56.410 --> 00:27:02.410

Luis Montes, Ascent (he/him): and when you're done with your comment, please remember to press Star 6 again, to remute.

161

00:27:06.840 --> 00:27:15.159

Luis Montes, Ascent (he/him): If you are interested in providing written comments, you can do so by mail at the address shown on the screen.

162

00:27:15.260 --> 00:27:18.539

Luis Montes, Ascent (he/him): or by emailing NS.

163

00:27:18.550 --> 00:27:19.650

Luis Montes, Ascent (he/him): G.

164

00:27:19.690 --> 00:27:21.429

Luis Montes, Ascent (he/him): TP.

165

00:27:21.790 --> 00:27:32.740

Luis Montes, Ascent (he/him): Add a cent dot. INC. Please note the scoping comment.

Period closes on February ninth. 2024.

166

00:27:37.800 --> 00:27:42.410

Luis Montes, Ascent (he/him): Once again we ask you, keep your comments to 3 min or less

167

00:27:42.690 --> 00:27:56.660

Luis Montes, Ascent (he/him): and limit it to one comment per speaker. we will go ahead and put a timer on the screen, so you can see how much time you have left to speak. Speakers will be called in the order of their raised hands.

168

00:27:57.260 --> 00:28:04.559

Luis Montes, Ascent (he/him): Remember, this is a shared space for all, and we ask that you please be respectful of your peers and the presenters.

169

00:28:05.440 --> 00:28:09.760

Luis Montes, Ascent (he/him): With that we will go ahead and start accepting verbal comments.

170

00:28:13.230 --> 00:28:21.940

Luis Montes, Ascent (he/him): All right. please make sure if you want to speak or provide comments that you use the raise hand function.

171

00:28:22.710 --> 00:28:26.710

Luis Montes, Ascent (he/him): It looks like we have Jim Grady

172

00:28:26.840 --> 00:28:36.260

Luis Montes, Ascent (he/him): up first, and then after Jim is Joe Peterson. Jim Grady. you may unmute yourself.

173

00:28:39.530 --> 00:28:41.659

Hello! Can you hear me?

174

00:28:42.110 --> 00:28:43.300

Luis Montes, Ascent (he/him): We can hear you.

175

00:28:43.640 --> 00:28:54.710

jim grady: My name is Jim Grady. I own 46 acres of grape vineyard, located at 1405, one North Highway, 88. I became aware of the project in a letter sent from Pg. And E.

176

00:28:54.900 --> 00:29:10.090

jim grady: My son and I farm the 46 acres of wine grapes on highway 88. There are several ways. Our farming will be impacted when we have late spring rains, the clay soil we farm does not dry out, and there are years when we need to have sulfur dust fly flown in

177

00:29:10.130 --> 00:29:26.230

jim grady: by crop duster in order to mitigate mildew and mold. That will probably not be possible. Once these power lines are are developed on our property. the proposed route bisects our vineyard, and will make aerial application of sulfur impossible.

178

00:29:26.820 --> 00:29:35.080

jim grady: At the very least, I would ask that the route be passed to the north or the south border of our vineyards. or preferably be underground.

179

00:29:35.420 --> 00:29:52.400

jim grady: My son purchased a home and put it on the property adjacent to our metal shop. The proposed placement of the power line would be approximately 60 feet in front of my son's homes. This will essentially make his home worthless, as there will be no market for a home 60 feet from a high voltage power line

180

00:29:54.400 --> 00:30:01.520

jim grady: project, will also dramatically devalue our vineyard's property value, based on the aesthetics as well as the constant noise from the power lines.

181

00:30:01.660 --> 00:30:07.619

jim grady: I doubt Pg. And E. Will provide compensation for the dramatic decrease in the property value

182

00:30:07.640 --> 00:30:20.730

jim grady: for all of the affected land owners. My suggestion to resolve the conflicts would be either to construct a power line underground down Kettleman Lane or Harney Lane, where it will have no impact or aesthetics on property values or farming

183

00:30:21.100 --> 00:30:23.430

jim grady: policies.

184

00:30:24.150 --> 00:30:38.419

jim grady: or follow an existing power line pathway or rail line right away to avoid impacting homeowners. Clearly the construction of an above ground. High voltage power line will adversely impact any existing winery owners as it passes.

185

00:30:38.500 --> 00:30:43.680

jim grady: and essentially prevent any vineyard owners in its path from developing a winery on their property.

186

00:30:44.180 --> 00:30:54.419

jim grady: though it would be more expensive to me to require Pg. To underground. This power line, preferably along an existing roadway, would probably be the right solution to the problem.

187

00:30:55.960 --> 00:30:57.530

Thank you for your time.

188

00:31:00.320 --> 00:31:03.519

Luis Montes, Ascent (he/him): Thank you, Jim. You now re-mute yourself

189

00:31:05.880 --> 00:31:10.760

Luis Montes, Ascent (he/him): up next we have Joe Peterson. You may now go off mute.

190

00:31:14.840 --> 00:31:17.019

joe petersen: Peterson, can you hear me? Okay.

191

00:31:17.510 --> 00:31:18.690

Luis Montes, Ascent (he/him): yes, we can hear you.

192

00:31:18.910 --> 00:31:34.839

joe petersen: I'm I'm responding in re, in response to partial number 0 6, 3 0 7, 0 dash 6 1. And I'd like to just reiterate, I have the same problem as Mr. Great, Dr. Grady. Excuse me, has.

193

00:31:34.970 --> 00:31:46.109

joe petersen: And I simply, I'm gonna have obviously value problems. But as well as farming problems. And I've I've looked at the project. I understand the project needs to be done. But

194

00:31:46.450 --> 00:31:53.640

joe petersen: you could greatly reduce the impact to the local vineyards by simply

moving it to my South property line

195

00:31:53.680 --> 00:32:06.780

joe petersen: or moving it to the north property line. Your your angles are going to be very similar, and will just have a lot less. It goes right down the middle of my property line as well as a neighbour, Mr. Jenners, to the to the north of me, to sorry to the east of me.

196

00:32:06.970 --> 00:32:15.529

joe petersen: and if you simply made your angle a little bit shorter, or your angle a little bit smaller, you'd have a much less impact on the vineyard parcels

197

00:32:15.620 --> 00:32:22.429

joe petersen: again. I don't care to go to the north or the south of my parcel. I understand it's the least obtrusive route, but that's what I would prefer.

198

00:32:22.590 --> 00:32:27.860

joe petersen: Secondly, I really don't understand the the whole logic of this is what I've been told

199

00:32:27.950 --> 00:32:34.890

joe petersen: that this is to protect and provide for multiple

200

00:32:35.450 --> 00:32:40.360

joe petersen: sources of electricity or multiple paths. Redundancy, I think, was the word used.

201

00:32:40.970 --> 00:32:59.539

joe petersen: Why would you create one more, Major? Pipe? Mo, one more power line. Why would you not just increase the existing 4 or 5 power lines that are there increase the size of those a little bit, not really changing the impact that's already there. And II personally think that would be the highest redundancy

202

00:32:59.580 --> 00:33:00.700

joe petersen: available.

203

00:33:00.790 --> 00:33:03.740

joe petersen: And that concludes my, my.

204

00:33:04.600 --> 00:33:06.500

joe petersen: my comments.

205

00:33:09.370 --> 00:33:13.510

joe petersen: Thank you, Joe, for your comments. You may now look at me myself. Absolutely.

206

00:33:13.550 --> 00:33:18.179

joe petersen: Let me just repeat, it's Joe Peterson and the Apn. Is it? 0 6, 3,

207

00:33:18.260 --> 00:33:21.420

joe petersen: 0 7, 0 6 1.

208

00:33:21.840 --> 00:33:22.790

joe petersen: Thank you.

209

00:33:23.300 --> 00:33:24.550

Luis Montes, Ascent (he/him): Awesome. Thank you, Joe.

210

00:33:30.560 --> 00:33:55.700

Luis Montes, Ascent (he/him): It looks like we only had 2 hands. Just a reminder. If you would like to comment and submit. If you would like to submit a verbal comment, we do need you to use the raised hand function in zoom. If you are calling by phone to do so, please press Star 9 to indicate that you would like to speak.

211

00:34:06.470 --> 00:34:11.299

Luis Montes, Ascent (he/him): It appears that those were our only comments, and there are no further. Oh.

212

00:34:12.560 --> 00:34:16.659

Luis Montes, Ascent (he/him): we have. Dwight up next.

213

00:34:21.100 --> 00:34:25.359

Luis Montes, Ascent (he/him): Dwight. Yeah, you may unmute yourself and share your comments.

214

00:34:25.830 --> 00:34:33.359

Dwight Busalacchi: Yes, good afternoon. My name is Dwight Boozi, my wife and I own a 20 acre parcel of land located at

215

00:34:33.489 --> 00:34:41.890

Dwight Busalacchi: 15, 4, 67 East Kelvin Lane and Lodite. Currently, we do have a lattice tower running to our property. We have one tower on our property.

216

00:34:42.429 --> 00:34:51.530

Dwight Busalacchi: I was made aware of this project in mid October of 2023, when I received a letter from Pg. Regarding this project. Up to that point. I had no clue that this was going to happen.

217

00:34:52.250 --> 00:35:06.549

Dwight Busalacchi: Our property is 20 acres, an area located special soils area past John and Sam Joaquin. Yeah. Gis server. we grow small blocks of rare grape clones to specially wineries throughout the State of California.

218

00:35:07.120 --> 00:35:14.239

Dwight Busalacchi: The prop, the proposed construction of the new tar adjacent to the existing last tar will affect our vineyard in the following ways.

219

00:35:14.330 --> 00:35:20.420

Dwight Busalacchi: We will lose about \$6,000 of yearly income from the grapes that have to be needed to be removed.

220

00:35:20.730 --> 00:35:31.800

Dwight Busalacchi: I sent documents regarding all this to your website or to your email that you shown the Sj. Tp. And is sent on Incorporated

221

00:35:32.170 --> 00:35:35.960

Dwight Busalacchi: and we do have a rare clone of

222

00:35:36.000 --> 00:35:48.120

Dwight Busalacchi: cabernet that will be affected drastically. It's only a nine-tenths of an acre block of it. This clone was destroyed by Uc. David's because of leave. Roll 3 virus.

223

00:35:48.200 --> 00:35:49.620

Dwight Busalacchi: and when we

224

00:35:49.910 --> 00:35:58.389

Dwight Busalacchi: we analyze the grapes. We noticed that one of the blinds did have it right dead center and the and the powerful with the no location new power pole.

225

00:35:58.470 --> 00:36:03.510

Dwight Busalacchi: And now we're watching this because it's been 4 years that the line hasn't shown no

226

00:36:03.750 --> 00:36:12.149

Dwight Busalacchi: issues. And now they're wondering if this buying is a new genetic code to disease. Resistant binds.

227

00:36:12.450 --> 00:36:22.209

Dwight Busalacchi: The northerly conductors of the proposed 230,000 goal line are just 21 feet away from our well, our wells 426 feet deep.

228

00:36:22.370 --> 00:36:31.279

Dwight Busalacchi: and I got some estimates that it would cost about a hundred \$60,000 to relocate the well, and probably another \$50,000 to abandon it.

229

00:36:31.320 --> 00:36:39.790

Dwight Busalacchi: along with all our infrastructure, underground pipelines and everything else to that area. We're looking close to half a million dollars worth of work.

230

00:36:39.890 --> 00:36:46.079

Dwight Busalacchi: It's very complex. We monitor thing wirelessly throughout our vineyard, even though it's a small vineyard.

231

00:36:46.090 --> 00:37:04.160

Dwight Busalacchi: And so this will propose the line will have a terrace effect. Now I did. The right. Below the line is a double conductor or double circuit, but has 2 conductors, will have 2 conductors per phase. I can't see why they can't do that to our our line.

232

00:37:04.210 --> 00:37:11.140

Dwight Busalacchi: Just have 2 conductors per phase instead of single conductor per phase. That's my comments. Thank you very much for listening to me.

233

00:37:13.970 --> 00:37:15.670

Luis Montes, Ascent (he/him): Thank you so much for your comments.

234

00:37:17.100 --> 00:37:21.550

Luis Montes, Ascent (he/him): You can now, return remote yourself. Thank you.

235

00:37:25.770 --> 00:37:40.430

Luis Montes, Ascent (he/him): Just a reminder to use the raise hand function on on zoom to to make a comment. Or if you're on the if you're using a phone to select Star 9 to indicate that you would like to speak.

236

00:37:41.550 --> 00:37:47.260

Luis Montes, Ascent (he/him): Up next we have Joe Cataldo! Joe, you may unmute this yourself.

237

00:37:48.610 --> 00:37:50.410

Joe Cataldo: Hello! Can everybody hear me.

238

00:37:51.390 --> 00:37:52.530

Luis Montes, Ascent (he/him): Yes, we can hear you.

239

00:37:53.390 --> 00:38:07.340

Joe Cataldo: Well, my name is Joe Cataldo. I do not have my 2 Apr. Numbers on me, but I am at 1, 4, 5, 3, 7 Alpine road, just actually Kitty Corner to Joe Peterson, who spoke earlier. He's my neighbor.

240

00:38:07.350 --> 00:38:23.629

Joe Cataldo: The proposed project will go along my south perimeter of my property and on my west side of my property. So it dog legs. I'm getting 2 sides of 2 perimeters of my property affected. I have a 73 acre.

241

00:38:23.710 --> 00:38:50.649

Joe Cataldo: and it looks with, you know, based on everything I've looked at. That, you guys or Pg is provided for the proposal. It looks like I'll have about 6 to 7 acres worth of ground that will have to be taken by Pg. And E. With the the 5 posts or 6 posts, I believe, that are proposed on my property, and also the the road

242

00:38:50.930 --> 00:39:06.700

Joe Cataldo: in the area generation grower. But this is a first generation business, and I have debt on this property, and the value of this property will definitely be affected by this product, and

243

00:39:07.080 --> 00:39:10.539

Joe Cataldo: that will put a big financial hardship.

244

00:39:11.800 --> 00:39:13.779

Joe Cataldo: Yep, all my

245

00:39:14.440 --> 00:39:39.909

Joe Cataldo: you know. 55 to 62 year old binds in that's gonna be certified organic next year. You know, in terms of farming and cultural practices in our cherries, to have posts right in the middle of our cherries and access roads everywhere. Just basic farming cultural practices is gonna create a huge hardship on our business. We're we're already struggling as farmers as it is.

246

00:39:39.910 --> 00:40:00.360

Joe Cataldo: And I'm very grateful to have Pg. And have power so we can run our pumps and have power for homes. But this just seems like everybody else has said, there are so many better avenues and better routes it could be could happen here. My other worry is, you know, the compensation for this for this prop?

247

00:40:02.360 --> 00:40:14.930

Joe Cataldo: Are we gonna be forced with eminent domain? Is there going to be actual fair market value for access to our property be compensated for loss of crops and revenue. So there's just so much wrong, in my opinion.

248

00:40:15.300 --> 00:40:30.049

Joe Cataldo: With the way this was all handled with the way it was laid out. And you know, we're just II have a lot of answers, and I or questions that they need answers to. So I wanna thank you for your time, and I thank everybody for their involvement in this. In this effort.

249

00:40:47.000 --> 00:40:50.240

Heather Blair, Ascent: Louise, I don't think your audio is is coming through.

250

00:41:04.570 --> 00:41:06.519

Heather Blair, Ascent: It appears that you're muted.

251

00:41:13.250 --> 00:41:15.229

Heather Blair, Ascent: Bear with us everyone

252

00:41:15.240 --> 00:41:16.910

Heather Blair, Ascent: technical difficulties.

253

00:41:27.790 --> 00:41:36.320

Heather Blair, Ascent: Luis. If you're able to put the names of any speakers in the

chat or Tracy, maybe you can assist.

254

00:41:36.640 --> 00:41:37.450

Tracy Prybyla, Ascent: Yeah.

255

00:41:41.550 --> 00:41:48.369

Tracy Prybyla, Ascent: So we just heard from Joe, I believe, Joe Cataldo, that's right.

256

00:41:48.530 --> 00:41:52.070

Tracy Prybyla, Ascent: If there is anybody else who wants to

257

00:41:52.190 --> 00:42:01.119

Tracy Prybyla, Ascent: leave a comment, you can go ahead and raise your hand in zoom. Or if you're via phone, you can go ahead and press Star 9 to indicate that you would like to speak

258

00:42:07.840 --> 00:42:09.790

cool. Okay.

259

00:42:10.040 --> 00:42:12.390

Tracy Prybyla, Ascent: it does look like

260

00:42:13.130 --> 00:42:16.600

Tracy Prybyla, Ascent: George Orligos would like to speak.

261

00:42:18.430 --> 00:42:22.689

Tracy Prybyla, Ascent: Are you able to unmute him? Louise

262

00:42:34.260 --> 00:42:41.720

Heather Blair, Ascent: looks like Louise is reconnecting. He has the power to mute and unmute commenters. So please please bear with us just

263

00:42:41.830 --> 00:42:42.880

Heather Blair, Ascent: a minute.

264

00:42:50.610 --> 00:42:54.719

Heather Blair, Ascent: There are certainly benefits and drawbacks of these virtual meetings.

265

00:42:58.350 --> 00:43:07.079

Tracy Prybyla, Ascent: and just remember, if you have any property specific questions. You can always email us at NSJT. P. At ascent. Inc.

266

00:43:54.210 --> 00:44:06.689

Tracy Prybyla, Ascent: Thank you so much for your patience. Everyone we're trying to transfer hosting capabilities from Louise to someone else. Yes, and I was just able to do that. So, George.

267

00:44:07.120 --> 00:44:12.660

Tracy Prybyla, Ascent: it does look like you should be able to unmute yourself at this point. Are you able to do so.

268

00:44:21.920 --> 00:44:24.960

Tracy Prybyla, Ascent: George? Are you able to unmute yourself and speak?

269

00:44:30.670 --> 00:44:33.110

Heather Blair, Ascent: Would that be on the bottom of his screen.

270

00:44:33.440 --> 00:44:34.240

Tracy Prybyla, Ascent: Hmm.

271

00:44:47.120 --> 00:44:51.260

Tracy Prybyla, Ascent: George, so you should have permission to unmute yourself and speak. Now.

272

00:44:55.860 --> 00:45:05.790

Tracy Prybyla, Ascent: If you have any property specific questions, you can email them to NSJT. p@ascent.inc.

273

00:45:10.840 --> 00:45:13.099

Heather Blair, Ascent: Tracy, are you able to give

274

00:45:13.230 --> 00:45:31.659

Tracy Prybyla, Ascent: the comment or specific instructions on how to unmute himself. Is it the typically the lower left of the screen? Yeah, it should be a pop-up box that shows up on your screen. The host would like you to unmute yourself, and then you press, unmute myself.

275

00:45:37.980 --> 00:45:47.349

Tracy Prybyla, Ascent: If there's anybody else who would like to comment, please just go ahead, raise your hand and zoom, and we can always come back to George when his audio is working.

276

00:45:49.920 --> 00:45:51.220

Luis Montes: Okay, Hi, everyone.

277

00:45:54.620 --> 00:45:55.600

Luis Montes: Are we okay?

278

00:45:56.110 --> 00:46:02.369

Tracy Prybyla, Ascent: Am I back? I don't know what happened? Apologies. Everyone.

279

00:46:02.670 --> 00:46:05.900

Tracy Prybyla, Ascent: We have.

280

00:46:06.250 --> 00:46:12.190

Tracy Prybyla, Ascent: George, who was trying to leave a comment, but he appears to be frozen.

281

00:46:13.840 --> 00:46:17.700

Luis Montes: alright! We will work this out 1 s.

282

00:46:25.250 --> 00:46:27.450

Tracy Prybyla, Ascent: George, are you able to unmute yourself? Now?

283

00:46:43.440 --> 00:46:44.210

George Perlegos: Okay.

284

00:46:44.350 --> 00:46:52.249

Heather Blair, Ascent: yeah. Okay. George.

285

00:46:52.610 --> 00:46:56.320

George Perlegos: And we have submitted a letter

286

00:46:56.350 --> 00:47:04.169

George Perlegos: stating our objections to this power lines come in in this part of

Lodi.

287

00:47:04.610 --> 00:47:19.460

George Perlegos: and we have a number of properties along Curry Road. The property now that's affected is as the power lines cross the curry road area, and they go up towards Katamal Lane.

288

00:47:20.440 --> 00:47:32.060

George Perlegos: We grow grapes in this area. We, my parents, have this property for forever 40 years, 50 years. and

289

00:47:32.290 --> 00:47:42.339

George Perlegos: we like to keep it this way. We continue with grapes. The lot of people are putting up wine eddies in this area

290

00:47:42.500 --> 00:47:57.830

George Perlegos: and this kind of power lines, they take up a lot of space. I don't know how much space the Usman's would take. and this particular power line as it goes. I think it's gonna come very close to our pump.

291

00:47:58.300 --> 00:48:11.969

George Perlegos: But other, aside from that, is not a very good day, very good area to pass power lines. This is not this is a vinyl area

292

00:48:12.090 --> 00:48:19.479

George Perlegos: they have wineries there. They have cherry trees all the property owners. So

293

00:48:19.810 --> 00:48:22.030

George Perlegos: we propose that

294

00:48:22.040 --> 00:48:30.639

George Perlegos: they find some other alternative we have proposing the letter that they go underground, or they stay in existing

295

00:48:30.930 --> 00:48:46.599

George Perlegos: power route that they presently have on Victor Road, or and try to work it out so that they add the additional power that they need. I don't think we're opposed to what power they need is just that

296

00:48:46.690 --> 00:48:50.909

George Perlegos: they they cannot. They should not.

297

00:48:50.960 --> 00:49:03.690

George Perlegos: I guess they can do whatever they want, but they cannot come through this part of blood. I because it destroys properties that people have built over 50, 60 years. So even longer. You know.

298

00:49:03.840 --> 00:49:20.390

George Perlegos: and that's what I like to say is that somehow the up you see, the Cp. You see, is to find A on a way to keep them on the existing route

299

00:49:20.820 --> 00:49:21.940

George Perlegos: and

300

00:49:22.390 --> 00:49:29.890

George Perlegos: keep them underground. It's very difficult to bring in this part of right now.

301

00:49:33.110 --> 00:49:40.999

George Perlegos: Yes, that's the comments I have. in addition to what I have already submitted some time ago.

302

00:49:42.700 --> 00:49:43.600

George Perlegos: Okay.

303

00:49:43.770 --> 00:49:48.979

Luis Montes: thank you, George, for your comments. And again, for the the

304

00:49:49.210 --> 00:49:50.620

Luis Montes: technical issues.

305

00:49:50.820 --> 00:50:11.650

Heather Blair, Ascent: Mister Mr. Pelegos, you referenced a letter that you submitted some time ago. I presume that was to Pg. And E. If you sent a letter to Pg. And E please send it to the CPU C, and I apologize for that extra effort. But now this is part of the the environmental review process

306

00:50:11.660 --> 00:50:18.919

Heather Blair, Ascent: rather than Pg and E is a routing process. So please be sure

that if you sent a letter to Pg. And E.

307

00:50:19.030 --> 00:50:34.139

Heather Blair, Ascent: In the past that you would send your comments to the CPU C, using this information on the screen so that we can appropriately consider it in the in this environmental review process. Yes, II believe we have sent letters

308

00:50:34.240 --> 00:50:42.020

George Perlegos: and to the Poc. But we will send them again, and we will try to.

309

00:50:42.910 --> 00:51:01.830

George Perlegos: We hope that you come up with some alternative to keep them where under existing power lines, because you can use a helicopter to to bring the lines up I don't think the only comment was that it will be some downtime, and they cannot use the existing routes.

310

00:51:01.860 --> 00:51:03.360

George Perlegos: But I believe.

311

00:51:03.460 --> 00:51:08.229

George Perlegos: with all this technical expertise that can find some alternative way

312

00:51:08.500 --> 00:51:09.180

George Perlegos: to

313

00:51:09.450 --> 00:51:23.750

George Perlegos: cut in and cut out the the new lines. But I'm not 100 the expert. There are other expert people on on the call today that can bring their comments in it.

314

00:51:24.800 --> 00:51:27.939

George Perlegos: Okay, thank you. Thank you.

315

00:51:28.510 --> 00:51:33.730

George Perlegos: Essentially. It will destroy a lot of people's lives that they have

316

00:51:35.350 --> 00:51:48.410

George Perlegos: work for so long and so so hard to build up this area. And it looks it's a very nice area, the power lines which simply just aesthetics. Everything else

317

00:51:48.550 --> 00:51:54.589

George Perlegos: will not look good not only for our property, talking about everyone's property

318

00:51:54.620 --> 00:51:55.859

George Perlegos: and the whole realm.

319

00:51:57.110 --> 00:51:58.080

George Perlegos: Thank you.

320

00:51:58.600 --> 00:52:02.009

Luis Montes: Thank you, George, for your comments. You may now remove yourself.

321

00:52:09.690 --> 00:52:14.210

Luis Montes: Katie, you are up next. You may now unmute yourself.

322

00:52:15.540 --> 00:52:21.630

Katie Koeplin: Hi! My name is Katie Keplin my husband and I live just south of Kettleman Lane on Curry Avenue.

323

00:52:21.640 --> 00:52:35.940

Katie Koeplin: and we will be directly affected by the lines to the north of 2 of our properties we have 3 properties affected, but 2 of them will be directly affected. It appears that the lines will be going just to the north of us.

324

00:52:36.070 --> 00:52:38.320

Katie Koeplin: And

325

00:52:38.570 --> 00:52:44.719

Katie Koeplin: I guess there's going to be some kind of a 100 foot easement that they'll need to go back into our cherry orchard.

326

00:52:44.740 --> 00:52:52.819

Katie Koeplin: So it looks like we're gonna lose quite a bit of our cherry orchard. Possibly. Also, I guess we're within the fall zone.

327

00:52:52.870 --> 00:52:59.620

Katie Koeplin: and I'm just kinda worried about our property values. I am a real

estate appraiser. I know this does affect them greatly

328

00:52:59.700 --> 00:53:28.139

Katie Koepplin: also. Probably my biggest concern is that this doesn't really affect you so much. But Pg and E. Did not they indicated that they let everybody know about this. Years ago we were not informed of any of this happening till about 3 years ago, so we missed many of the beginning meetings that they had which affected other routes. And we were not able to have any input or go to any of those meetings cause we were not aware of them.

329

00:53:28.140 --> 00:53:35.129

Katie Koepplin: and I just wanted to know why somebody that whose property would have been directly affected

330

00:53:35.360 --> 00:53:51.159

Katie Koepplin: would not have been given a notice by registered mail or a little bit better. You know process of letting people know what's going on. I know we're not the only ones that were not informed. When we had our meeting with Pg. And E. Last month

331

00:53:51.190 --> 00:53:59.430

Katie Koepplin: over at the great festival grounds, quite a few people stood up and they had the same issues. So I just wanted you guys to know that.

332

00:53:59.530 --> 00:54:13.839

Katie Koepplin: That happened to quite a few of us. And this is a really, really big thing that's going to happen to our properties. So I think that's very strange that we were not notified about this years ago, so we could have been talking about it all along.

333

00:54:13.930 --> 00:54:16.670

Katie Koepplin: Anyway, that's all I have to say. Thank you.

334

00:54:17.590 --> 00:54:21.779

Luis Montes: Thank you, Katie. You may now lower your hand.

335

00:54:29.170 --> 00:54:30.939

Luis Montes: Are there any other comments

336

00:54:31.140 --> 00:54:37.750

Luis Montes: up up next we have David Simpson. David. You may now unmute yourself.

337

00:54:39.410 --> 00:54:45.210

David Simpson: Well, my name is David Simpson, and with me today is my wife Sandy.

338

00:54:45.320 --> 00:54:57.189

David Simpson: who will probably do most of the comments. However, I'd like to say, I totally agree with what Dr. Grady said earlier.

339

00:54:57.480 --> 00:55:11.929

David Simpson: we have a property on Vintage road about 28 acres of wine grapes is going to be impacted by the construction of this project, not the project itself.

340

00:55:12.410 --> 00:55:16.409

David Simpson: We have, an area designated to

341

00:55:17.080 --> 00:55:20.579

David Simpson: install the power lines, and

342

00:55:21.610 --> 00:55:36.089

David Simpson: we've received no information. What that means. So like Dr. Grady, we need to get in and do farm work. and we're going to lose the ability to do that for one year

343

00:55:36.510 --> 00:55:41.349

David Simpson: or a week or a day, or we don't know.

344

00:55:41.670 --> 00:55:48.410

David Simpson: So there's a lot of concern there. also.

345

00:55:49.180 --> 00:55:51.290

David Simpson: I've seen what happens

346

00:55:51.900 --> 00:56:01.830

David Simpson: with other crops planted under one power lines, high voltage power lines in London.

347

00:56:01.860 --> 00:56:03.320

David Simpson: Few years ago

348

00:56:04.350 --> 00:56:10.090

David Simpson: there was a case where they went in. They Pg and E went in and just pruned

349

00:56:10.120 --> 00:56:17.600

David Simpson: mature walnut trees down to about 10 foot, essentially destroying the orchard. So

350

00:56:18.340 --> 00:56:30.219

David Simpson: I think it needs to be made clear that we're not just losing our ability to grow grapes. We're losing our ability to grow other crops as well.

351

00:56:31.840 --> 00:56:35.060

David Simpson: I think the alternatives are there.

352

00:56:37.070 --> 00:56:41.300

David Simpson: We need to really reevaluate

353

00:56:41.480 --> 00:56:47.709

David Simpson: undergrounding this line or using the existing corridors

354

00:56:48.310 --> 00:56:56.649

David Simpson: to upgrade and put in the capacity. Like everyone else, has said, there's no argument

355

00:56:56.880 --> 00:57:06.350

David Simpson: that we need the power that the city of Lodi needs the power. They built a couple of small power plants in the last few years.

356

00:57:06.490 --> 00:57:31.619

David Simpson: We know we need the power. And we just need a better way to get it there. Thank you for your time. Appreciate it, Sandy. Okay, let's see, there was a gentleman at the last meeting that said he was a contractor with Pg. And E. And they took the 60 kilowatt lines and put just lines on those polls for 2 30. He did it. Another thing is,

357

00:57:32.020 --> 00:57:42.050

David Simpson: let's see the ambiance of the Lodi wine country. This isn't rangeland that you're talking about those 6.8 acres. This is total permanent crops.

358

00:57:42.100 --> 00:57:43.740

David Simpson: orchards, vineyards.

359

00:57:45.720 --> 00:57:51.020

David Simpson: so we're done. Yeah, thank you.

360

00:57:52.310 --> 00:57:57.330

Luis Montes: You can continue. Your, we'll count this as an extra comment.

361

00:57:57.360 --> 00:58:12.450

David Simpson: Anyway, there's several wineries in the area, and we get tour buses, you know, going through all the time. And if we have these high power lines going right, there's to north, south, you know, east, West, there's

362

00:58:12.450 --> 00:58:28.890

David Simpson: there's a wineries and vineyards and orchards. It's not like we're in the middle of Rangeland. I think that'll decrease property values and the audience of the whole load. I wine country that the city of Lodi, has been really trying hard, and the farmers to

363

00:58:29.680 --> 00:58:31.120

David Simpson: capitalize on.

364

00:58:31.130 --> 00:58:39.630

David Simpson: And to make this a viable destination which it is becoming more and more. Okay. Thank you. Do you have anything else?

365

00:58:40.050 --> 00:58:51.629

Luis Montes: Thank you both for your comments, you may now unmute yourself. Up. Next we have Stanley Chavez. You may unmute yourself.

366

00:59:00.440 --> 00:59:01.589

Stanley Chaves: Can you hear me?

367

00:59:01.640 --> 00:59:03.160

Luis Montes: Yep, we can hear you.

368

00:59:03.520 --> 00:59:13.479

Stanley Chaves: Yeah. My name is Stanley Chevs. We have property out east of Lodi.

We are aware your power lines are proposed to go. They

369

00:59:13.740 --> 00:59:17.760

Stanley Chaves: from east and west, and then turn north and south

370

00:59:18.050 --> 00:59:25.520

Stanley Chaves: according to the little map that I received. II like many of the other people that I spoke did not get many

371

00:59:26.520 --> 00:59:33.000

Stanley Chaves: information on this. but I have the property adjacent to Patty Creek.

372

00:59:33.450 --> 00:59:46.089

Stanley Chaves: so the power lines look like they're gonna cross east and west across the property, and then head north across the property we have here. Our property extends all the way to Kettleman Lane. My question would be

373

00:59:46.140 --> 00:59:53.610

Stanley Chaves: exactly where these lines are. I mean the way it looks on the map that I've received in the mail and that I've seen online.

374

00:59:54.360 --> 01:00:05.129

Stanley Chaves: It's running at the north the what I call the top end of our field. We have open land. We grow corn and oat silage for our dairy.

375

01:00:05.410 --> 01:00:12.870

Stanley Chaves: These poles in those fields become a big nuisance to us. It's really hard to irrigate row crops

376

01:00:13.040 --> 01:00:14.560

Stanley Chaves: around these polls.

377

01:00:14.740 --> 01:00:17.710

Stanley Chaves: I guess my question is exactly

378

01:00:17.800 --> 01:00:32.060

Stanley Chaves: how close to the property line are they compared to my neighbor, or are they actually in my neighbor's property when they're headed north and south? as far as need for power. I guess we all need power without it.

379

01:00:32.230 --> 01:00:42.510

Stanley Chaves: we don't get anywhere. So I'd just like to get some clarification on exactly where these lines are. and so that I could

380

01:00:42.860 --> 01:00:57.709

Stanley Chaves: maybe suggest other. You know, maybe the other end of the field, or we do have a road between our property and our neighbors property. I'm not sure if it's in their property, or if it's in my property or right next to that road.

381

01:00:57.880 --> 01:01:03.770

Stanley Chaves: I'd just like to get some clarification on that lunete. Have a nice day.

382

01:01:04.990 --> 01:01:14.680

Luis Montes: Thank you. Thank you, Stanley. And just a reminder for questions related to project location in relation to your property or a neighbor's property.

383

01:01:14.680 --> 01:01:35.580

Luis Montes: If you could. S, please send an email or mail your address and location of interest. We can see where it is in relation to the proposed project, and give a timely response to you in case that information prompts additional comments before the close of the public review period on February ninth.

384

01:01:35.670 --> 01:01:38.739

Luis Montes: Perfect. Thank you very much. No problem. Thank you.

385

01:01:48.680 --> 01:01:53.380

Luis Montes: Just a reminder to raise your hand or select

386

01:01:53.530 --> 01:01:55.790

Luis Montes: Star 9. If you'd like to speak.

387

01:01:56.180 --> 01:02:01.669

Luis Montes: I'll give a a few more seconds in case anyone is still interested in leaving a comment.

388

01:02:06.780 --> 01:02:11.910

Luis Montes: It looks like. There are no further comments

389

01:02:12.010 --> 01:02:16.440

Luis Montes: that concludes the comment period for this time.

390

01:02:16.720 --> 01:02:28.850

Luis Montes: I want to thank all of you for joining us today. You can scan the QR code with your smartphone shown on the screen to visit the project website

391

01:02:29.340 --> 01:02:41.920

Luis Montes: again. If you are interested in providing written comments, you can do so by mail at the address shown on the screen, or by emailing NSJT.

392

01:02:42.040 --> 01:02:45.460

Luis Montes: Add Ascent dot, INC.

393

01:02:45.640 --> 01:02:52.499

Luis Montes: Please note that the scoping comment period closes on February ninth, 2024.

394

01:02:52.710 --> 01:02:55.169

Luis Montes: Thank you again, and have a great day.

January 30, 2024 at 6:30 pm

WEBVTT

1

00:00:24.680 --> 00:00:34.110

Boris Sanchez: Okay. Good evening, everyone. We see everybody trickling. And right now we'll get just we'll get started in just a couple of minutes. Give everybody a chance to to log in.

2

00:01:18.270 --> 00:01:21.830

Boris Sanchez: See for every any newcomers. We'll get started in about a minute.

3

00:01:51.800 --> 00:01:56.839

Boris Sanchez: See? Well, I see where your hand up, but we'll be taking questions towards the end of this presentation.

4

00:02:55.380 --> 00:03:00.169

Boris Sanchez: Well, if you have any logistical questions, can you go ahead and put them in in the chat

5

00:03:09.150 --> 00:03:12.060

Boris Sanchez: should be the Q&A button at the bottom of your screen.

6

00:03:21.840 --> 00:03:23.440

Boris Sanchez: Okay, we'll go ahead and get started

7

00:03:23.960 --> 00:03:28.690

Boris Sanchez: welcome. Everyone. This is the second portion or

8

00:03:28.730 --> 00:03:38.559

Boris Sanchez: second telling, I guess, of, the Suka environmental impact report scoping meeting for the Northern San Joaquin. 230 Kv transmission project.

9

00:03:39.120 --> 00:03:44.799

Boris Sanchez: Once again for those of you who are new. If you are interested in finding

10

00:03:44.880 --> 00:03:47.590

Boris Sanchez: materials for this project, you can.

11

00:03:47.700 --> 00:03:49.539

Boris Sanchez: look at the project website.

12

00:03:49.590 --> 00:03:53.940

Boris Sanchez: If you type in your search engine, either on Google,

13

00:03:54.140 --> 00:04:02.030

Boris Sanchez: you can type in CPU C, northern San Joaquin. And it should be the first item that populates on the search engine

14

00:04:03.460 --> 00:04:04.500

Boris Sanchez: next slide.

15

00:04:07.840 --> 00:04:09.580

Boris Sanchez: So for today's meeting.

16

00:04:09.630 --> 00:04:12.720

this meeting is being recorded, as was the first one

17

00:04:12.900 --> 00:04:18.620

Boris Sanchez: both of them will be posted on the website as well as this presentation the slides.

18

00:04:18.730 --> 00:04:22.420

Boris Sanchez: video and audio are disabled by default.

19

00:04:22.870 --> 00:04:25.480

Boris Sanchez: Use the QA. Window to send questions

20

00:04:25.650 --> 00:04:27.949

Boris Sanchez: and thank you for your participation.

21

00:04:31.120 --> 00:04:39.549

Boris Sanchez: So introductions. My name is Boris Sanchez. I work with the CPU C. I am the Sequa Lead Agency. I'm Project Coordinator, for this project

22

00:04:39.560 --> 00:04:41.960

Boris Sanchez: assent is CPU. C's consultant

23

00:04:41.970 --> 00:04:54.010

Boris Sanchez: Heather Blair, on the call is the project manager is the facilitator for this. and low dielectric utility or Leu is the seek responsible agency in the project component.

24

00:04:54.150 --> 00:04:58.190

Boris Sanchez: Anne P. Gene is the project applicant. Next slide.

25

00:05:00.600 --> 00:05:09.809

Boris Sanchez: The meeting purpose is to receive input from the public agencies and interested parties on the scope and content of the environmental impact report

26

00:05:10.200 --> 00:05:18.889

Boris Sanchez: to provide information on the project and the environmental review process and to inform helpful input for this project. Next slide

27

00:05:20.440 --> 00:05:25.049

Boris Sanchez: for the scoping meeting. The agenda is project background and summary

28

00:05:25.450 --> 00:05:28.219

sqin environmental review process.

29

00:05:28.880 --> 00:05:33.260

Boris Sanchez: environmental impact report or ei eir scope and schedule

30

00:05:34.010 --> 00:05:39.610

Boris Sanchez: and public agency comments on the scope of the Eir next slide.

31

00:05:41.000 --> 00:05:43.450

Boris Sanchez: and then I'll hand it over to heather player to continue.

32

00:05:44.190 --> 00:05:54.049

Heather Blair, Ascent: Good evening, everyone. I'm Heather Blair, with a sense a CPU consultant. I'm going to start by giving a bit of a a project background and a summary

33

00:05:54.090 --> 00:05:55.789

Heather Blair, Ascent: next slide, please.

34

00:05:57.750 --> 00:06:10.600

Heather Blair, Ascent: This project is being proposed by Pg. And E. And low dielectric utility, or Leu Pg. And E is an investor owned utility that's regulated by the CPU C.

35

00:06:10.690 --> 00:06:17.380

Heather Blair, Ascent: And Leu is a publicly owned municipal utility that's operated by the city of Lodi.

36

00:06:17.980 --> 00:06:35.139

Heather Blair, Ascent: So the purpose of this project is to address reliability and capacity issues that have been identified by the California system operator or caliso on the existing Pg. And E. 2, 30 and Kv, so N. 60 Kv systems

37

00:06:35.860 --> 00:06:36.929

Heather Blair, Ascent: next slide.

38

00:06:38.300 --> 00:07:03.169

Heather Blair, Ascent: So a bit more context on why we're here today. Pg, and E. And L. You together, developed the proposed Northern San Joaquin transmission project, and as I mentioned, Pg. And E. Is regulated by the CPU. C. So Pg. And E. Submitted an application to the CPU. C for a certificate of public convenience and necessity, or Cpcn.

39

00:07:03.200 --> 00:07:18.969

Heather Blair, Ascent: And included in that application, is what's called a proponents, environmental assessment or PA, and that was prepared by Pg. And E. In coordination with Lau, to consider the entire project or the whole of the project under sequa

40

00:07:19.000 --> 00:07:27.429

Heather Blair, Ascent: and that is because the Pg. And E and Leu project components are interrelated. As I'll explain in later slides.

41

00:07:27.750 --> 00:07:47.359

Heather Blair, Ascent: So after the CPU. C. Reviewed the application and themed it complete that triggered the start of the sequel process, which includes preparation of an environmental impact report or eer. The Cpc will be the the lead Agency elusive responsible agency under sequa.

42

00:07:47.520 --> 00:08:04.359

Heather Blair, Ascent: and they both need to comply with Sequa, because they're both

public agencies with a discretionary action. So the decision makers at Leu and at CPU. C. Will consider the Eir when deciding about project approval

43

00:08:05.500 --> 00:08:06.610

Heather Blair, Ascent: next slide.

44

00:08:09.020 --> 00:08:20.689

Heather Blair, Ascent: So now some information about the the proposed project. The proposed Northern San Joaquin Transmission project is located in northeastern San Joaquin County.

45

00:08:20.760 --> 00:08:39.950

Heather Blair, Ascent: there are several proposed project components. Including those that are proposed by Lu that are located within the city of Lodi city limits, and the remaining project components extend east of the city of Lodi into encomp unincorporated areas of the county

46

00:08:40.820 --> 00:08:41.900

Heather Blair, Ascent: next slide.

47

00:08:43.600 --> 00:08:48.029

Heather Blair, Ascent: So here's an overall summary of the proposed project.

48

00:08:48.430 --> 00:08:58.209

Heather Blair, Ascent: It includes nude overhead. Double circuit, 2 30 kb. Transmission lines, 10.6 miles in total.

49

00:08:58.470 --> 00:09:10.929

Heather Blair, Ascent: It includes an expanded substation, a modified substation, a new state se, new substation, and a new switching station. And I'll explain all of this in more detail in later slides.

50

00:09:11.170 --> 00:09:17.239

Heather Blair, Ascent: It also includes a proposed reconfiguration of 4 existing cave lines.

51

00:09:17.400 --> 00:09:22.880

Heather Blair, Ascent: the relocation or extension of 2 existing 12 CD. Lines.

52

00:09:23.160 --> 00:09:38.119

Heather Blair, Ascent: upgrades at 4 remote and substations and one repeater station. And I'll note that the project considers construction, operation and long-term maintenance of all of these proposed project components

53

00:09:39.090 --> 00:09:40.160

Heather Blair, Ascent: next slide.

54

00:09:41.300 --> 00:09:52.789

Heather Blair, Ascent: So we'll be explaining the proposed project in terms of Pg and E's project components and Le use project components. But again, they're considered a single project under sequoi.

55

00:09:53.300 --> 00:10:04.699

Heather Blair, Ascent: So pg. And E proposes to loop it's existing overhead bright, and below that 2 30 kb. Transmission line through an expanded Pg. And E. Lockford substation.

56

00:10:04.890 --> 00:10:23.620

Heather Blair, Ascent: and this loop, which is you know, better understood as a a connection, will re require a new 3.8 mile overhead line that extends from the Brighton below to 30 kb. Transmission line through the Pg. And E. Lockford substation, which is proposed for expansion.

57

00:10:23.710 --> 00:10:34.660

Heather Blair, Ascent: and the new 230 Kv. Line would then continue for another 6.8 miles as an overhead double circuit, 230 Kv. Line on tubular steel poles

58

00:10:34.700 --> 00:10:42.230

Heather Blair, Ascent: from the expanded Pg. And E. Lockford substation to the proposed Pg. And E. Thurmond switching station

59

00:10:42.240 --> 00:10:46.410

Heather Blair, Ascent: that's adjacent to Leu's existing industrial substation.

60

00:10:47.100 --> 00:10:59.329

Heather Blair, Ascent: So this work would trigger the need for system, protection and communication upgrades at some existing Pg. And E. Facilities that are mostly outside of the the city of Lodi.

61

00:10:59.360 --> 00:11:08.979

Heather Blair, Ascent: These system protection upgrades would occur at Pg. And E's

load, I substation, which is just a bit, and north of the western terminus of the project

62

00:11:09.150 --> 00:11:20.110

Heather Blair, Ascent: and other upgrades would occur at existing facilities in Lyndon, in Sacramento and Rio also as well as a facility in in Contra Costa counties

63

00:11:21.570 --> 00:11:22.620

Heather Blair, Ascent: next slide.

64

00:11:23.850 --> 00:11:51.420

Heather Blair, Ascent: So here's the map again. But now that we've explained some of the project components, let's revisit them with this map. So, starting from the east, there, Pg and E. Would construct a new three mile overhead, 230 kv. Line from that existing Brighton Bay, Lota, 230 kb. Transmission line west to the Pg. And E. Lockford substation, which is proposed for expansion.

65

00:11:51.650 --> 00:12:12.749

Heather Blair, Ascent: and then from the expanded Lockford substation the new 230 Kv. Line would continue another 6.8 miles west to the city of Lodi, where Pg. And E. Would build the Thurman switching station. And those are the main project components that are proposed by Ipg and E

66

00:12:13.420 --> 00:12:14.790

Heather Blair, Ascent: next slide, please.

67

00:12:15.870 --> 00:12:30.329

Heather Blair, Ascent: So here is the typical design of the tubular steel poles that would be used to build the new proposed transmission line. All the structures would be poles rather than lattice towers

68

00:12:31.130 --> 00:12:32.250

Heather Blair, Ascent: next slide.

69

00:12:34.680 --> 00:12:42.329

Heather Blair, Ascent: So this is a figure of the proposed expansion of the existing Pg. And E. Lockford substation.

70

00:12:42.350 --> 00:12:51.700

Heather Blair, Ascent: it would be expanded to the east of the existing substation on Pgne owned property to accommodate the new transmission lines

71

00:12:53.190 --> 00:12:54.290

Heather Blair, Ascent: next slide.

72

00:12:55.460 --> 00:13:04.620

Heather Blair, Ascent: So now we'll talk about the Leu project components, and these are those that would be constructed and operated by by low dielectric utility.

73

00:13:05.120 --> 00:13:30.990

Heather Blair, Ascent: So Leu proposes to construct a new 2, 30 kv. 60 kv. Substation, called the Guild Substation. This is where the Pg. And E. 2, 30 kv. Lines would terminate, and it's where the power would essentially step down from 2 30 kb. To the lower voltage of 60 kb. To interconnect locally and serve Leu's customers.

74

00:13:31.970 --> 00:13:43.630

Heather Blair, Ascent: There's also proposed reconfiguration of 60 Kv. Lines between the Guild and industrial substations, as well as the relocation of existing 12 kb lines

75

00:13:44.570 --> 00:13:45.580

Heather Blair, Ascent: next slide.

76

00:13:48.240 --> 00:14:04.800

Heather Blair, Ascent: So Ellie use proposed project components are occurring within the the city of Lodi. The area shown here on this figure. The the building with the big white roof. There is Pacific coast producers

77

00:14:05.750 --> 00:14:08.340

Heather Blair, Ascent: so moving east

78

00:14:08.580 --> 00:14:29.730

Heather Blair, Ascent: or sorry west to east. Now on this figure we have the existing Leu industrial substation, and that's located next to the proposed Leu Guild substation, which, be, it would be a new substation, and next to that is Pg. And E's proposed Thurman switching station.

79

00:14:30.240 --> 00:14:43.260

Heather Blair, Ascent: and then the the various 60 Kv line reconfigurations and the 12 Kv line relocations would all happen in relatively short segments that are immediately surrounding these facilities.

80

00:14:45.090 --> 00:14:46.780

Heather Blair, Ascent: Okay, next slide, please.

81

00:14:47.980 --> 00:14:53.679

Heather Blair, Ascent: So now we'll go into an overview of sequa and the environmental review process.

82

00:14:56.390 --> 00:15:10.209

Heather Blair, Ascent: So as I explained earlier, the CPU C and Leu. They're both public agencies with a discretionary action. And so they must comply with the California Environmental Quality Act or

83

00:15:10.460 --> 00:15:26.210

Heather Blair, Ascent: the basic purposes of sequa are threefold on this slide. The first is information disclosure, that is to inform decision makers and the public about potentially significant environmental effects of a proposed project.

84

00:15:26.710 --> 00:15:39.049

Heather Blair, Ascent: Another purpose is to reduce impacts. That is the the sequel process identifies mitigation measures and alternatives that could avoid or lessen potentially significant impacts.

85

00:15:39.300 --> 00:15:48.090

Heather Blair, Ascent: And importantly, public participation that is to allow for meaningful public participation and opportunities for comment.

86

00:15:48.530 --> 00:15:55.469

Heather Blair, Ascent: And the sequa document that we will be preparing is an environmental impact report or er

87

00:15:56.050 --> 00:15:57.089

Heather Blair, Ascent: next slide

88

00:15:58.880 --> 00:16:03.809

Heather Blair, Ascent: shown on this slide is a flow chart with the sequa process.

89

00:16:03.990 --> 00:16:20.209

Heather Blair, Ascent: So first step is that Pg. And E. Submitted their application to the CPU. C. For a certificate of public convenience and necessity, or Cpcn. As I

mentioned, included in that application with the pea

90

00:16:20.230 --> 00:16:26.479

Heather Blair, Ascent: proponents environmental assessment that was prepared by Pg. And E in coordination with Leu.

91

00:16:26.650 --> 00:16:52.009

Heather Blair, Ascent: And so, after the CPU. C. Received the application, reviewed it it was deemed complete that triggered the start of the sequel process, which begins with the issuance of a notice of preparation of an eir or an Nop. And a 30 day public comment period to gather information from the public on the scope and content of the Eir.

92

00:16:52.030 --> 00:16:58.539

Heather Blair, Ascent: So that's where we are now. We're at the the public meeting for the scoping process.

93

00:16:58.650 --> 00:17:13.170

Heather Blair, Ascent: After the scoping process. So that after that 30 day review period concludes a sense, and the CPU. Will be preparing a scoping report that includes all of the comments received on the Nop. And we'll be posting that

94

00:17:13.220 --> 00:17:15.089

Heather Blair, Ascent: on the project website.

95

00:17:15.560 --> 00:17:32.419

Heather Blair, Ascent: We'll begin preparation of the draft, Eir, and when that's complete and ready to release to the public, we will release what's called a notice of availability or an noa, and if you receive the notice of preparation, you'll be receiving the notice of availability

96

00:17:32.420 --> 00:17:58.049

Heather Blair, Ascent: that will let you know that there is a a draft, Eir, that's available for your review, and there is a 45 day public comment period where you can review the the draft. Eir provide comments will have a a public meeting. Similar to this one. The difference, I suppose, between the comments gathered during the scoping period which are for receiving information

97

00:17:58.290 --> 00:18:08.340

Heather Blair, Ascent: during the comments received on the draft. Yeah, Eir, we'll be responding to those in writing and including that in what's called a final yeah er.

98

00:18:08.550 --> 00:18:21.539

Heather Blair, Ascent: and so then the last step is that the decision makers consider the entire Eir, the draft and the final in making their decision about the the project and and Pg, and these applications

99

00:18:22.680 --> 00:18:23.630

Heather Blair, Ascent: next slide.

100

00:18:26.090 --> 00:18:33.369

Heather Blair, Ascent: So now we'll we'll talk A in a bit more specifics about the scope and schedule for this project.

101

00:18:34.020 --> 00:18:35.139

Heather Blair, Ascent: Next slide

102

00:18:36.700 --> 00:18:55.139

Heather Blair, Ascent: listed on this slide are the 19 environmental resource areas that are considered under sequence. So, for example, the Eir will be analyzing impacts to agriculture, to aesthetics and hydrology and and water quality.

103

00:18:55.150 --> 00:19:03.599

Heather Blair, Ascent: and more. And we welcome your comments on anticipated physical effects of the proposed project on these resource areas

104

00:19:04.960 --> 00:19:05.970

Heather Blair, Ascent: next slide

105

00:19:07.930 --> 00:19:10.630

Heather Blair, Ascent: so as

106

00:19:10.760 --> 00:19:29.250

Heather Blair, Ascent: the Eir will include an environmental analysis for each resource area and for each resource area, the environmental analysis will include an existing setting, which is includes the environmental setting as well as the regulatory setting for that resource area

107

00:19:29.450 --> 00:19:37.270

Heather Blair, Ascent: threshold of significance. So we will state what defines a significant impact under sequa.

108

00:19:37.500 --> 00:19:52.209

Heather Blair, Ascent: And then the meat of the analysis really is the identification of project impacts and mitigation. So the actual analysis of impacts, the identification of mitigation measures. And then an analysis of

109

00:19:52.320 --> 00:19:58.870

Heather Blair, Ascent: how the mitigation reduces the impact. And if there's any reduction in the severity of the impact.

110

00:19:59.950 --> 00:20:13.159

Heather Blair, Ascent: there also be an an analysis of cumulative impacts for each resource area. And that is how the impact of this project might combine with the impacts of of related projects on each resource.

111

00:20:13.510 --> 00:20:18.749

Heather Blair, Ascent: And then, of course, the alternatives analysis which I'll talk about in a bit more detail.

112

00:20:21.990 --> 00:20:37.269

Heather Blair, Ascent: So the identification and analysis of alternatives to the proposed project. It's an essential element of an Eir and based on the feedback that we've already received. We know that they're of interest to to the public, to you all.

113

00:20:37.590 --> 00:20:50.759

Heather Blair, Ascent: So we'd like to explain just a bit more about sequa alternatives to hopefully help inform your comments and to help you all make suggestions about alternatives that could be considered in the Eir.

114

00:20:51.370 --> 00:21:04.580

Heather Blair, Ascent: So here are the cfla requirements for alternatives. It's that they avoid or substantially lessen significant effects of the project. that they be legally, technically and regulatory, feasible.

115

00:21:04.780 --> 00:21:15.790

Heather Blair, Ascent: and that they meet most of the basic project objectives. A basic project objective is that the reliability and capacity issues that were identified

116

00:21:15.800 --> 00:21:18.550

Heather Blair, Ascent: are addressed next slide.

117

00:21:21.390 --> 00:21:48.060

Heather Blair, Ascent: So how are alternatives identified? Well, they could be identified by you as part of the public and the agencies that are commenting on the Nop. There have been several alternatives that have been identified by Pg. And Ellie and Leu in their proponents, environmental assessment, and those alternatives will be objectively analyzed and considered by the CPU C in its eir

118

00:21:48.990 --> 00:22:00.230

Heather Blair, Ascent: and as part of the Eir preparation process. The CPU C secret team will also be identifying alternatives. So what types of alternatives

119

00:22:00.290 --> 00:22:06.149

Heather Blair, Ascent: might they be so there could be alternative routes for the transmission line.

120

00:22:06.230 --> 00:22:11.610

Heather Blair, Ascent: There could be alternative locations for different electrical infrastructure.

121

00:22:11.670 --> 00:22:19.970

Heather Blair, Ascent: There could be alternative technologies, including undergrounding the the transmission lines and and other

122

00:22:20.030 --> 00:22:21.440

Heather Blair, Ascent: other ideas too.

123

00:22:22.100 --> 00:22:33.450

Heather Blair, Ascent: There's also the no project alternative. This is required by Sequa, and it will be evaluated in the Eir, and the no project is essentially

124

00:22:33.520 --> 00:22:40.599

Heather Blair, Ascent: an analysis of the environmental effects that could occur by not implementing the proposed project

125

00:22:41.680 --> 00:22:42.730

Heather Blair, Ascent: next slide.

126

00:22:43.850 --> 00:22:56.579

Heather Blair, Ascent: So this is the schedule for the Eir we are currently in the notice of preparation and scoping period, which concludes on February ninth.

127

00:22:56.970 --> 00:23:04.900

Heather Blair, Ascent: we expect that the draft Eir will be released for public review this summer potentially in the fall.

128

00:23:04.910 --> 00:23:11.730

Heather Blair, Ascent: with the final Eir being released either at the end of 2024, potentially early, 2025

129

00:23:11.820 --> 00:23:17.569

Heather Blair, Ascent: and the the decision ultimately occurring in 2,025

130

00:23:19.010 --> 00:23:20.230

Heather Blair, Ascent: next slide.

131

00:23:22.250 --> 00:23:29.350

Heather Blair, Ascent: So now to the most important part of the meeting, and that is providing comments on the scope of the Eir

132

00:23:30.570 --> 00:23:34.790

Heather Blair, Ascent: next slide. Thanks. We'd like to provide some tips on

133

00:23:35.370 --> 00:23:52.550

Heather Blair, Ascent: on providing useful comments to inform the scope and content of the Eir. So, for example, your comment could provide information on resources potentially present in the project area ways that those resources could be impacted by the project.

134

00:23:52.630 --> 00:24:03.460

Heather Blair, Ascent: You could offer ideas for feasible mitigation measures suggestions for alternatives to the project that could avoid or reduce potentially significant impacts.

135

00:24:03.580 --> 00:24:17.890

Heather Blair, Ascent: You could identify any public agencies or organizations or individuals that the cpucc should be should be noticing in case they're not already provided. Notice, we'd like to include all interested parties.

136

00:24:18.550 --> 00:24:35.249

Heather Blair, Ascent: And we understand that there is interest in where this project is relative to specific properties, maybe your property, your neighbors property. We don't have that type of detailed information to

137

00:24:35.310 --> 00:24:51.950

Heather Blair, Ascent: convey. You know, very detailed information about where is my property relative to the project location at this meeting. but we also recognize that knowing that information will be important for developing useful comments.

138

00:24:52.270 --> 00:25:03.910

Heather Blair, Ascent: So if you want to send your property information via email or or mail with specific questions. We'll get back to you in a timely manner, so that you're able to to develop those comments.

139

00:25:04.620 --> 00:25:08.160

Heather Blair, Ascent: So now I'll turn it over to Luis.

140

00:25:09.320 --> 00:25:19.110

Luis Montes, Ascent: Awesome. Thank you. Heather. Hi, everyone! My name is Luis Montes. I'm with the sent, and I will be facilitating the scoping comment portion of today's meeting.

141

00:25:20.290 --> 00:25:32.230

Luis Montes, Ascent: Please note that only verbal comments will be accepted either via zoom or phone. We ask that you limit your verbal comments today to 3 min or less. And one comment per speaker.

142

00:25:32.650 --> 00:25:45.799

Luis Montes, Ascent: we will put a timer on the screen so that you are able to see how much time you have left. you may use the Q&A function if you are having technical issues or have clarifying questions.

143

00:25:46.210 --> 00:25:52.940

Luis Montes, Ascent: But please note that we will not be providing responses to comments received during scoping.

144

00:25:53.350 --> 00:26:06.839

Luis Montes, Ascent: including at this meeting. Instead, this public review process is intended for the CPU. C. To hear your comments on the scope of what the draft er should be addressing

145

00:26:07.400 --> 00:26:19.929

Luis Montes, Ascent: when the draft Eir is released to the public. Later this year the Cpuc will be taking public comments on that document, and will respond to each comment in the final Eir

146

00:26:21.100 --> 00:26:31.979

Luis Montes, Ascent: today. And throughout this 30 day scoping period we would like to gather information from you. If you have clarifying questions, we encourage you to submit them in writing

147

00:26:32.130 --> 00:26:39.470

Luis Montes, Ascent: the CPU C and ascent are reviewing written comments as they are received via email and mail.

148

00:26:40.650 --> 00:26:52.769

Luis Montes, Ascent: If there is a written question for which an answer would allow the person to develop a comment on the project, we will be more than happy to provide the requested information in a timely manner.

149

00:26:53.160 --> 00:27:05.709

Luis Montes, Ascent: We likely won't be responding to questions received verbally at today's meeting, because we are still in the initial stages of information gathering. But we will be able to provide a more thoughtful response

150

00:27:05.730 --> 00:27:08.990

Luis Montes, Ascent: with helpful information. If it is in writing.

151

00:27:13.280 --> 00:27:17.900

Luis Montes, Ascent: If you're using zoom on your computer, mobile or smart device.

152

00:27:17.990 --> 00:27:30.279

Luis Montes, Ascent: Please go ahead and look for the raise hand button at the bottom of the screen to let us know that you'd like to speak. When it is your turn to speak, you will hear your name called.

153

00:27:30.570 --> 00:27:36.620

Luis Montes, Ascent: and we'll receive a notification stating the host would like you to unmute your microphone

154

00:27:37.270 --> 00:27:49.409

Luis Montes, Ascent: from there. Select, unmute from there, select, unmute myself, and at that point you will be able to begin speaking. Once you're done with your comments, you will lower your hand and go back on you.

155

00:27:52.620 --> 00:27:54.909

Luis Montes, Ascent: If you are calling by phone.

156

00:27:54.960 --> 00:28:06.049

Luis Montes, Ascent: go ahead and press Star 9 to indicate that you would like to speak and please listen for the message. The host would like you to unmute your microphone.

157

00:28:06.510 --> 00:28:12.030

Luis Montes, Ascent: From there you can press Star 6 to unmute. and when you're done with your comment.

158

00:28:12.040 --> 00:28:16.150

Luis Montes, Ascent: please remember to press Star 6 again, to remute.

159

00:28:19.860 --> 00:28:28.220

Luis Montes, Ascent: If you're interested in providing written comments. you can do so by mail at the address shown on the screen.

160

00:28:28.580 --> 00:28:33.230

Luis Montes, Ascent: or by emailing NSJT.

161

00:28:33.500 --> 00:28:37.130

Luis Montes, Ascent: Add Ascent dot, INC.

162

00:28:37.600 --> 00:28:43.790

Luis Montes, Ascent: Please note the scoping comment. Period closes on February ninth. 2024.

163

00:28:48.380 --> 00:28:55.710

Luis Montes, Ascent: Once again we ask that you keep your comments to 3 min or less, and limit it to one comment per speaker.

164

00:28:56.000 --> 00:29:05.959

Luis Montes, Ascent: we will go ahead and put a timer up on the screen so you can see how much time you have left to speak. Speakers will be called in the order of

their hands raised.

165

00:29:06.350 --> 00:29:12.839

Luis Montes, Ascent: Remember that this is a shared space for all, and we ask that you please be respectful of your peers and the presenters.

166

00:29:14.150 --> 00:29:18.359

Luis Montes, Ascent: With that we will go ahead and start accepting verbal comments.

167

00:29:22.800 --> 00:29:30.479

Luis Montes, Ascent: All right. It looks like we have one comment. So far from William Mcvicker.

168

00:29:31.040 --> 00:29:36.859

Luis Montes, Ascent: Mr. Mick Vicker, you are. Please unmute yourself. And

169

00:29:37.150 --> 00:29:39.360

Luis Montes, Ascent: you should be able to speak.

170

00:29:45.150 --> 00:29:47.259

Will McVicker: Hi!

171

00:29:47.490 --> 00:29:51.240

Excuse me, this is actually Mrs. Mcvicker.

172

00:29:51.340 --> 00:29:53.800

Will McVicker: My name is Leah LIA.

173

00:29:54.190 --> 00:29:58.880

Will McVicker: Just my husband and I are using the zoom together.

174

00:29:59.320 --> 00:30:03.370

Will McVicker: So I just had a couple of questions, and

175

00:30:03.460 --> 00:30:07.050

Will McVicker: it seems that Tracy

176

00:30:07.100 --> 00:30:09.900

Will McVicker: has been answering them.

177

00:30:10.280 --> 00:30:14.699

Will McVicker: but I did want to

178

00:30:14.770 --> 00:30:17.030

Will McVicker: find out is.

179

00:30:17.430 --> 00:30:28.200

Will McVicker: how will the ranchers be affected? W. You know, if we can get compensation for the land that will be compensated are not.

180

00:30:28.570 --> 00:30:29.760

Will McVicker: And

181

00:30:30.030 --> 00:30:36.189

Will McVicker: anyway, that's just a question I have.

182

00:30:41.090 --> 00:30:44.680

Luis Montes, Ascent: Thank you, Miss Mc. Miss Mcvicker.

183

00:30:46.540 --> 00:31:05.240

Luis Montes, Ascent: for specific questions like that. II do advise that you submit the question via email or mail so that it can be responded to. Accordingly, with information that you're requesting again referring to

184

00:31:06.110 --> 00:31:07.830

Luis Montes, Ascent: the the

185

00:31:07.900 --> 00:31:16.039

Luis Montes, Ascent: email that is, on the screen as well as the the address. So N sj, tp, at ascent in C,

186

00:31:16.830 --> 00:31:19.960

Will McVicker: correct. Thank you

187

00:31:26.090 --> 00:31:28.840

Luis Montes, Ascent: as a reminder, if you would like. Oh.

188

00:31:29.340 --> 00:31:31.709

Luis Montes, Ascent: if you have a

189

00:31:34.020 --> 00:31:40.390

Luis Montes, Ascent: a comment or please remember to use the raise your hand function.

190

00:31:42.070 --> 00:31:46.179

Luis Montes, Ascent: Mr. And Miss Mcvicker, I see that your hand is still raised.

191

00:31:46.190 --> 00:31:47.910

Luis Montes, Ascent: Is there a

192

00:31:52.600 --> 00:31:53.770

Luis Montes, Ascent: got it? It's down

193

00:31:58.030 --> 00:32:01.680

Luis Montes, Ascent: again. If you are on the phone and would like to

194

00:32:01.720 --> 00:32:06.889

Luis Montes, Ascent: share a comment. Please select Star 9 to indicate that you would like to speak.

195

00:32:15.880 --> 00:32:20.470

Luis Montes, Ascent: It does appear that there are no further comments.

196

00:32:22.930 --> 00:32:25.340

Luis Montes, Ascent: I'll wait a few more seconds, just in case.

197

00:32:30.720 --> 00:32:36.080

Luis Montes, Ascent: Andy Cutlick. I see you put your hand up and down a few times want to make sure

198

00:32:37.450 --> 00:32:38.780

Luis Montes, Ascent: that you

199

00:32:39.180 --> 00:32:42.050

Luis Montes, Ascent: don't, in fact, want to share at the moment.

200

00:32:42.740 --> 00:32:43.500

Luis Montes, Ascent: and if

201

00:32:46.810 --> 00:32:53.159

Luis Montes, Ascent: it looks like we have a hand raised from Jack Binder

202

00:32:53.260 --> 00:32:56.990

Luis Montes, Ascent: apologies for mispronouncing. But

203

00:32:57.320 --> 00:33:02.229

Luis Montes, Ascent: you can go off mute and share your comments.

204

00:33:16.310 --> 00:33:21.219

Luis Montes, Ascent: First name is Jack Binder. Last name Congura.

205

00:33:21.620 --> 00:33:25.759

Luis Montes, Ascent: You should be able to unmute and share your comments.

206

00:33:37.060 --> 00:33:39.290

Luis Montes, Ascent: We're not hearing anything on our end.

207

00:33:47.500 --> 00:33:48.420

Luis Montes, Ascent: It looks

208

00:33:48.710 --> 00:33:55.930

Luis Montes, Ascent: if you're having any technical difficulties, please use the QA. Function, and we will make sure to respond

209

00:34:03.890 --> 00:34:06.940

Luis Montes, Ascent: as a reminder. Please use the raise hand function.

210

00:34:23.150 --> 00:34:27.650

Luis Montes, Ascent: Well, Mick Vicker, I see you have your hand raised again.

211

00:34:34.980 --> 00:34:37.689

Luis Montes, Ascent: I will unmute

212

00:34:40.909 --> 00:34:41.610

so

213

00:34:42.030 --> 00:34:42.909

Will McVicker: Hi!

214

00:34:44.070 --> 00:34:48.110

I was just wondering, can we get a copy of

215

00:34:48.320 --> 00:34:51.629

Will McVicker: the Pg. And E. Application

216

00:34:52.320 --> 00:34:53.860

Will McVicker: for this project?

217

00:34:56.810 --> 00:34:59.769

Heather Blair, Ascent: Yes, that's available on the project website.

218

00:35:00.090 --> 00:35:05.580

Heather Blair, Ascent: The project website is accessible from the QR code. That's on the screen

219

00:35:05.590 --> 00:35:23.429

Heather Blair, Ascent: by Googling, or, you know, putting into your search engine, CPU C. Northern San Joaquin, or there's a link to the project website in the chat that was put in there at the outside of this presentation, and the PA is there. The pro, the proponents, environmental assessment.

220

00:35:24.180 --> 00:35:33.290

Heather Blair, Ascent: Okay, perfect. Thank you. Sure. And this presentation will also be uploaded to the project website.

221

00:35:34.250 --> 00:35:38.110

Luis Montes, Ascent: Thank you. You may now lower hand and

222

00:35:38.970 --> 00:35:41.639

Luis Montes, Ascent: return to mute. Thank you so much.

223

00:35:48.550 --> 00:35:53.820

Luis Montes, Ascent: I'll leave a few more seconds for any additional comments

224

00:35:54.960 --> 00:35:57.510

Luis Montes, Ascent: again. Please use the raise hand function

225

00:35:59.000 --> 00:36:01.170

Luis Montes, Ascent: or select star 9

226

00:36:02.750 --> 00:36:10.939

Boris Sanchez: least. Is there a way to have Andy speak? Andy Cutlick is having trouble. Raising his hand. Yes, I saw him.

227

00:36:18.040 --> 00:36:18.930

Andi Kutlik: Hello.

228

00:36:19.260 --> 00:36:21.860

Luis Montes, Ascent: Andy Cutlick, you are

229

00:36:21.930 --> 00:36:28.809

Luis Montes, Ascent: now you're welcome to share your comments. Thank you. I'm sorry I was having trouble there.

230

00:36:28.850 --> 00:36:42.790

Andi Kutlik: Ma, thank you. My name is Andy Cutlick, and I live on Vintage road in East Lodi, within 300 feet of proposed project. I'm sure the project was in the planning stages for many years prior to 2,015

231

00:36:43.000 --> 00:36:50.349

Andi Kutlik: Pg. And E. States that they started their public notification and outreach in 2,015, when it was called

232

00:36:50.450 --> 00:37:08.810

Andi Kutlik: the Pg. And E. Northern San Joaquin power connect, and it included running new transmission lines to North Stockton, near 8 Mile Road, and I 5 in July of 2,019, the project changed, and the route for lines to connect to the Trinity Substation or Stockton were dropped.

233

00:37:09.230 --> 00:37:19.009

Andi Kutlik: I have met several people who will be directly affected by this project

that had not even heard about the project until last fall 2023

234

00:37:19.570 --> 00:37:35.889

Andi Kutlik: in Commissioner Karen Douglas's scoping memo and ruling which I received via email yesterday, page 10, under number 6, public outreach. It states Pg. And E. Provided public notice of this matter as required by direct mail

235

00:37:35.890 --> 00:37:52.910

Andi Kutlik: to all owners of land on which the proposed facility would be located, and owners of property within 300 feet of the right of way as determined by the most recent local assessors. Parcel roll available to the utility at the time the notice is sent.

236

00:37:53.040 --> 00:38:11.089

Andi Kutlik: my comment is that land has changed hands between 2,015. And now was the mailing list updated. I would hope a company whose proposal to construct a project of a hundred 52.9 million dollars would make sure that the affected landowners were properly notified.

237

00:38:11.210 --> 00:38:15.300

Andi Kutlik: Why weren't notices sent by certified mail or registered mail?

238

00:38:15.370 --> 00:38:31.120

Andi Kutlik: We have been trying to get updates on the project since July of 19 Pg. And E. Has not been forthcoming with which route they chose until we found notices posted on utility polls along the proposed route. In September 2023,

239

00:38:31.350 --> 00:38:45.660

Andi Kutlik: we were told to check the website, which was not updated between July 2,019, and around September tenth, 2023, when notices were posted that the application had been filed with the Cpuc.

240

00:38:46.530 --> 00:39:00.330

Andi Kutlik: It's already been proven that 2, 30 KV. Transmission lines can be buried. The presentation shows that the route from the Lu industrial substation to the Pg. And E. Lockford substation is 6.8 miles long.

241

00:39:00.440 --> 00:39:03.549

Andi Kutlik: If you look at a map, that route is not a straight shot.

242

00:39:03.560 --> 00:39:22.830

Andi Kutlik: it dog legs south and proposes to make a new power corridor through existing prime agricultural land. If the lines were buried underground at Victor Road, Slash Highway 12, it would make more sense. There is an existing vacant corridor on the north side of that road from roughly Cluff Avenue.

243

00:39:22.980 --> 00:39:42.499

Andi Kutlik: past the town of Victor, that is, at least half of the route to the Lockford substation. Additional. Note. The Riverside Transmission Reliability project in 2,014 buried 2 30 Kv. Lines right down the middle of the city street, which were surrounded by multiple story buildings. Thank you for your time.

244

00:39:43.340 --> 00:39:46.599

Luis Montes, Ascent: Thank you. Ms. Kuttlick. You may now remute your.

245

00:39:54.980 --> 00:40:03.440

Luis Montes, Ascent: I saw a few hands go a couple hands go up and and then down. Just want to confirm that there are no more comments.

246

00:40:04.370 --> 00:40:07.340

Luis Montes, Ascent: I believe I saw a hand from

247

00:40:11.290 --> 00:40:14.420

Luis Montes, Ascent: Menroup and Jack Binder.

248

00:40:17.920 --> 00:40:25.309

Luis Montes, Ascent: if you're having any technical technical issues, please. Let us know in the chat, and we'll make sure to unmute. You.

249

00:40:44.920 --> 00:40:49.759

Luis Montes, Ascent: Just want to confirm on on our end that there are no comments in the chat

250

00:40:52.080 --> 00:40:53.620

Luis Montes, Ascent: from the project. Team

251

00:40:55.620 --> 00:40:57.329

Luis Montes, Ascent: doesn't look like it

252

00:41:02.870 --> 00:41:08.490

Luis Montes, Ascent: again. Please use the raise hand function or star 9. If you are

on the phone. I will

253

00:41:09.640 --> 00:41:11.960

Luis Montes, Ascent: give it. A few more seconds

254

00:41:21.420 --> 00:41:30.409

Luis Montes, Ascent: does appear like there are no further comments. So if there are no further comments that does conclude the comment period for this time.

255

00:41:31.620 --> 00:41:34.869

Luis Montes, Ascent: We want to thank all of you for joining us today.

256

00:41:35.520 --> 00:41:39.900

Luis Montes, Ascent: If you still have comments. You can.

257

00:41:40.650 --> 00:41:52.910

Luis Montes, Ascent: It's still the scoping period is still open. But we wanna you can access the project website by scanning the QR code with your smartphone shown on the screen.

258

00:41:53.770 --> 00:41:58.329

Luis Montes, Ascent: The project website has also been pasted into the chat for you to access.

259

00:41:58.340 --> 00:42:11.059

Luis Montes, Ascent: You may also find it by entering Cpuc, Northern San Joaquin transmission project into your search engine, and it will be one of the first

260

00:42:11.230 --> 00:42:12.709

Luis Montes, Ascent: sites to pop up.

261

00:42:13.770 --> 00:42:23.799

Luis Montes, Ascent: And again, if you're still interested in providing written comments, you can do so by mail at the address shown on the screen. or by email.

262

00:42:24.630 --> 00:42:28.489

Luis Montes, Ascent: by emailing NSJT. P.

263

00:42:28.710 --> 00:42:32.070

Luis Montes, Ascent: Add a cent dot, INC.

264

00:42:32.710 --> 00:42:38.180

Luis Montes, Ascent: And please note that the scoping comment period closes on February ninth.

265

00:42:38.340 --> 00:42:43.280

Luis Montes, Ascent: 2024. Thank you all again, and have a great rest of your night.

Attachment D

Written Scoping Comments

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814
Email: NSJTP@ascent.inc.

RE: Northern San Joaquin 230 kV Project, Application Number: A.23-09-001

Mr. Sanchez,

I am writing this letter regarding concerns with respect to the above referenced project. This is submitted via mail and email on 2/5/24.

I am deeply concerned about the environmental, safety, aesthetics and health impacts of having 230kV power lines running so close to my property and the properties of others in our area. It seems like no one has taken into account the adverse effect this project will have on farmers, residents and property owners alike. We were told the 70% of the power from this project will benefit the City of Lodi directly while those of us who reside and farm near the proposed project (and do not reside in the City of Lodi) are forced to bear the burden of the short term and long-term effects. The negative impact of this project would start at construction and continue indefinitely. If the City of Lodi needs more power, they should develop a new power source to sustain current growth and future growth within their city limits. They currently have two power plants (Lodi Energy Center 225-megawatt plant located at White Slough and a 48-megawatt plant located adjacent to Lodi Lake). They have the opportunity to be a leader in this environmental age and put alternative energy sources into play. If the City of Lodi would meet their own power needs, then there would be no need for this project. It should be the responsibility of the City of Lodi to develop 70% of the 230 kV power that this project proposes to meet their needs. If they were doing their job responsibly then the lives and livelihoods of others who won't benefit from this proposed project would not be negatively impacted.

My family has lived on this property for 45 years. It is a peaceful serene community with wonderful views. If this project goes through as proposed that will be gone forever. Section 5.1.1.1 lists the 18 representative photos that were included in the PEA. None of these were taken from my property which will be only 300' from the proposed lines to the north and within ¼ mile of proposed lines to the east. It states in Landscape Unit 2 that "residents situated by project routes sensitivity to open views in moderate to high. Would you like to see towers daily and hear the hum of power going through the lines? Property values will go down, noise levels (corona) will be evident, electronics in our home will be affected, and our health will be at risk. The EIR does not address EMFs that would be generated by this proposed project; however, I strongly believe NIH studies indicating a potential health risk should take precedence over any implied lack of information.

If this proposed 230 kV project moves ahead the CPUC, PG&E and LEU have an historic opportunity to "do the right thing", and build the project right the first time. It appears that the least cost approach has been taken. Utilize existing power corridors and right of way easements. It does not make sense to construct a brand-new power corridor through existing productive prime farmland. Section 4 Alternatives "D" (Undergrounding) meets the project purpose and most objectives. Utilize that option down Victor Road / Highway 12. Underground transmission lines can be installed in dedicated public thoroughfares with dense populations, they preserve natural beauty and land values, have minimal impact from atmospheric conditions in our ever-changing climate crisis, and they are safely out of the way. Examples of completed projects where high voltage transmission lines were buried underground are: Jefferson-Martin 230 kV Transmission Line Project, Sycamore to Peñasquitos 230 kV Transmission Line Project, SCE Riverside

Transmission Reliability Project (230 kV), Embarcadero-Poterero 230 kV Transmission Project, and the Tehachapi Renewable Transmission Project (500 kV). Residents that live in San Joaquin County (east of the City of Lodi to Lockeford, and east of the Lockeford substation) along the proposed route deserve the same consideration. Don't disrupt 43.67 acres of "Important Farmland", farming operations and the lives of residents who did not ask for and will not benefit from this proposed project. The City of Lodi and PG&E stand to profit at the expense of our quality of life.

If undergrounding in a public thoroughfare or easement is not chosen then I advocate for 4.3 "No Project Alternative". This would be the time for the City of Lodi to go back to the drawing board to make a plan that sustains their energy needs within the city limits. Clean energy or renewable energy with a low or zero carbon footprint (wind power, solar power, geothermal, bioenergy) would be a way to create more sustainable systems. The City of Lodi needs to step up and commit to "thinking outside the box" to meet their energy demands. Take a leadership role and become a model for other public entities in our area.

I believe it is CPUC's job to protect the public. Their vision is, "The CPUC betters the lives of all Californians through our recognized leadership in innovative communications, energy, transportation and water policies and regulation". As a resident of one of the potentially affected areas, I ask that you seriously reconsider the proposed project and seek a more innovative, viable, all-around solution to increase power transmission if it is indeed required.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Andrea Kutlik". The signature is written in a cursive, flowing style.

Andrea Kutlik

Residence Address: 14453 N. Vintage Road, Lodi, CA 95240

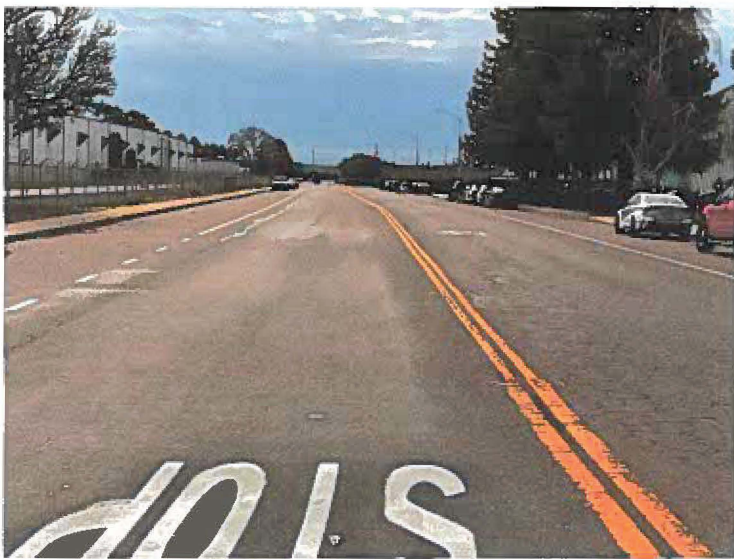
Mailing Address: P.O. Box 401, Victor, CA 95253

(209)327-8222

Email: handiandi02@gmail.com



LEU Industrial Substation Facing West
(Taken from Guild Ave)
2/3/24



Guild Ave Facing South
(Taken at Victor Road / Hwy 12)
2/3/24



Victor Road / Hwy 12 Facing East
(Taken at Guild Ave)
2/3/24

The proposed 230 kV line between PG&E Lockeford Substation and LEU Industrial Substation is 6.8 miles long. Over 3 miles of this route down Victor Road / Highway 12 has an existing easement on the north side of the road. Bury the lines down this wide road if the project is actually needed.



SAN JOAQUIN FARM BUREAU FEDERATION

MEETING TODAY'S CHALLENGES / PLANNING FOR TOMORROW

February 6, 2024

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300

RE: PG&E Northern San Joaquin 230kV Transmission Project (A.23-09-001)

Dear Mr. Sanchez,

The San Joaquin Farm Bureau is submitting this letter with our input on the scope and content on the proposed Environmental Impact Report for the PG&E Northern San Joaquin 230kV Transmission Project. The San Joaquin Farm Bureau Federation is San Joaquin County's oldest agriculture organization, dedicated to the advancement of agriculture for over 100 years. Representing over 1,300 members throughout the county, we are committed to the protection of the natural resources that our industry depends on, including land. Protecting the prime farmland and the ability of farmers here to continue to operate in our county is our highest priority. While we have concerns with the project overall, we do have specific concerns that we would like to have addressed in the EIR.

We are concerned with the impact this project will have on our members' quality of life by restricting their ability to continue to produce on their land. As Lodi has become an area where people visit to explore their vibrant wine industry, more and more vineyard owners are moving away from bulk wine production and into inviting the public onto their properties to taste locally grown wines. Many of these landowners operate small farms that are already operating at a disadvantage to larger operations but are tailor made to tap into the public's interest in locally grown products. This project will impact the landowner's ability to pursue agrotourism on their properties, limiting their ability to attract visitors to tasting rooms. The project will also impact the landowner's ability to transition the tree fruit and nut crops that are grown elsewhere in the county as it is unsafe to farm these crops below the wires.

These lines will be added to a landscape already criss-crossed with existing power infrastructure. These lines will further restrict landowners' ability to use aerial applications on their property. These applications are a quick, safe, and cost-effective way to apply treatments to a large area. Limiting their access to these applications will require landowners and employees to apply products themselves in a much less efficient manner resulting in lost revenue and removing their ability to quickly react to developments in their vineyards and fields.

Placement of the new line must also be carefully evaluated. The proposed line runs near, and in some cases over top of, existing water pumps and infrastructure for many of our members. Having these lines in close proximity may force the landowners to abandon their wells and relocate them

elsewhere on their property at great expense. Underground water infrastructure, such as irrigation pipes and lines need to also be avoided when choosing sites for the towers themselves.

These impacts could potentially be mitigated through a few different measures. Adding capacity to existing infrastructure, such as the Lockeford-Industrial 60kV line or one of the other 60kV or 115kV lines, instead of building new towers and adding a new corridor is one option that should be explored. There is also an abandoned rail line right of way that may be used to limit the impact on landowners. The option of undergrounding the project where possible along existing transportation corridors is another potential avenue that would allow for the project while minimizing the impact to landowners along the route. The route should also follow existing property lines and right of ways where possible and avoid bisecting properties, whether above or below ground.

Thank you for your attention to our concerns and we look forward to seeing them addressed in the upcoming Environmental Impact Report. If you have any questions, please feel free to contact me at any time.



Andrew Genasci
Executive Director, San Joaquin Farm Bureau
andrew@sjfb.org
209-670-4390

From: [Sanchez, Boris](#)
To: [NSJTP](#)
Cc: [Heather Blair](#)
Subject: FW: [EXTERNAL] EIR
Date: Tuesday, January 30, 2024 3:44:59 PM
Attachments: [Northern San Joaquin Project Overview Map.jpg](#)
[15467 E Kettelman Lane Vineyard Proposed PGE ROW.pdf](#)
[PGE Proposed ROW Issues.pdf](#)
[15601 E Kettelman Lane \(83\)-D-Size.pdf](#)
[15467 E Kettelman Lane Vineyard Proposed PGE ROW.pdf](#)
Importance: High

Dwight's information sent over last week.

From: dwightb <dwightb@miovigneto.com>
Sent: Thursday, January 18, 2024 10:24 AM
To: Sanchez, Boris <Boris.Sanchez@cpuc.ca.gov>
Cc: 'Karen Mills' <Kmills@CFBF.com>
Subject: RE: [EXTERNAL] EIR
Importance: High

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning,

Attached are some maps I drafted of how the new ROW will impact my property along with a Letter I drafted a while back for the PG&E meeting held in Lodi.

Please review, for I believe it will be helpful in you decision.

Looking at the attached map that you sent me, our property is located exactly were the descriptor shows "Rio-Oso-Lockeford 230kv and Lockeford-Bellota 230kv." Now looking at the attached drawing entitled, "15467 E. Kettleman Lane Vineyard Proposed PGE ROW" you will see how adding a separate 100 foot wide easement and tower placement will affect my property severely. Getting estimates from various persons that have developed wells in the past year, we are looking at almost \$200,000 plus all the infrastructure that has to be modified.

I don't see the benefits of running a separate line from a single main feed line. Wouldn't be better to just double the conductors on the existing line like will be done on the Brighton-Bellota 230kv main line using the Lockeford substation as a distribution point.

Another option is to run down Brandt Road. It is more open, less developed and a shorter distance to the substation in Lodi proper. The farms along Kettleman lane, like mine are starting to develop more wine-tourist industry due to its proximity to established winery's and Lodi proper.

As mentioned before, the route currently chosen will cause financial harm to these parcels as the owners transition due to loss of grape contracts to boutique wineries, thus driving up the tourist

economy in Lodi.

Please forward this to all that will review the proposed route. There has to be a better solution.

Best Regards,

Dwight Busalacchi

Dwight & Sharon Busalacchi

Vineyard and Winery:

15467 E. Kettleman Lane
Lodi, CA 95240

Residence:

8075 Wayland Rd.
Loomis, CA 95650
Cell: 415 531-6450

Our property at 15467 E. Kettleman Lane, Lodi, California is noted as Parcel 16 of the Lockeford-Lodi Farms Subdivision, Unit 1. This subdivision is made up of 10 to 40 acre parcels, see "Exhibit B."

As shown on Exhibit B, the proposed new 230kv transmission line will cause severe property value loss to the most North Westerly parcel as shown on said map. With the current building offset requirements up to 175 feet along with the added 100 foot wide easement make it impossible to develop as a home site and vineyard as being done on several parcels in Lodi.

All the blocks of the Lockeford-Lodi Farm Subdivision have been noted on the San Joaquin GIS data server as a "Special Soils Area."

Our Property

Looking at Exhibit B, you can see how we planted our vineyard. This was to take advantage of the different soil types on our farm. Because of the soils on the northern end of our parcel, we planted small blocks of both Bordeaux and Italian wine grapes. The usual block size is one to two acres.

Besides taking advantage of the soil types, the production of around 4-5 tons per acre was perfect for our business plan to share these unique grapes with our customers while being able to produce the needs of our winery and tasting room currently in construction.

As with our neighbors parcel to the West, the proposed easement would also prevent us from building our home with access to Smith Road.

The proposed pole location will remove 24% of our Nero d'Avola and 16% of our very rare Cabernet Sauvignon grapes out of production. Looking at this year's price per ton, we would have lost \$6,000 if this project was in place. Currently we receive anywhere from 5 to 6 times the average price for our Lodi districts grapes. Based on our 2023 harvest income, this potential loss represents about 13% of our grape income.

The reason our Cabernet grapes are so rare, is that UC Davis pulled this clone out of their nursery several years ago due to its susceptibility to viruses. Most vineyards having this clone, have pulled it out due to rapid loss of quality and production. What is unique about our Cabernet, is that it has the fatal virus but shows no decline at all. The question is, is "are our grape vines holding the DNA that will make all grape vines in the future be disease resistant?"

Looking at Exhibit A

As you can see on the attached Exhibit A, the proposed new ROW will cause the following issues.

1) The existing 440 foot deep AG and Domestic water well is now only 21.2 feet away from the 230kv conductors. This will require the well to be abandoned and a new well to be drilled. Our current well has been tested at the time of development, tested at 700gpm.

(Estimated cost for a new well, \$160,000). That does not include the abandonment of the existing well.

Please also note that the proposed conductors will impact my neighbors well located adjacent to Jory Road. Using Goggle Earth, I measure about 32 feet distance.

2) The Irrigation Control Building were all my internet, irrigation controller and wireless communication to remote sensors in the field will need to be moved to the new well location due to interference from being close to the proposed lines.

3) All the main and submain irrigation lines, irrigation valve control circuits along with the domestic water storage tank will have to be relocated to the new well site.

4) The existing power pole with stepdown transformer is too close to the 230kv lines and will have to be moved.

5) Our electrical distribution system has to move to the new well location. This will be very costly due to the need to re-route existing double 4" PVC conduits containing 500mcm conductors in a direct line from the winery to the distribution panels.

6) We would need new blocks to be planted to meet our existing production requirements to fulfill our customers' needs and our model for wine production at our new winery.

If you look at the current PG&E routing map, you will notice that the main line tying in from the South shows double dots along the transmission line path to the intersection of the current line heading west to the Lockeford sub-station. The drawing does not show this in the drawing notes, but as a Land Surveyor that worked for a Public Utility, means to me as the conductors are being doubled per phase.

Since the main transmission line that PG&E is tying into is a two circuit single conductor per phase line and that the Lockeford substation looks like it has a common bus feeding all the switches along with transformers, can't PG&E double the existing conductors on the existing towers? Current is current. This would have very little impact to all parcels under said ROW.

In closing, using the current proposed route through these small parcels will have a much greater environmental and economic impact to the owners of said parcels than using either the Northern or Southern route which go through large tracks of land.

Regards,

Dwight J. & Sharon A. Busalacchi

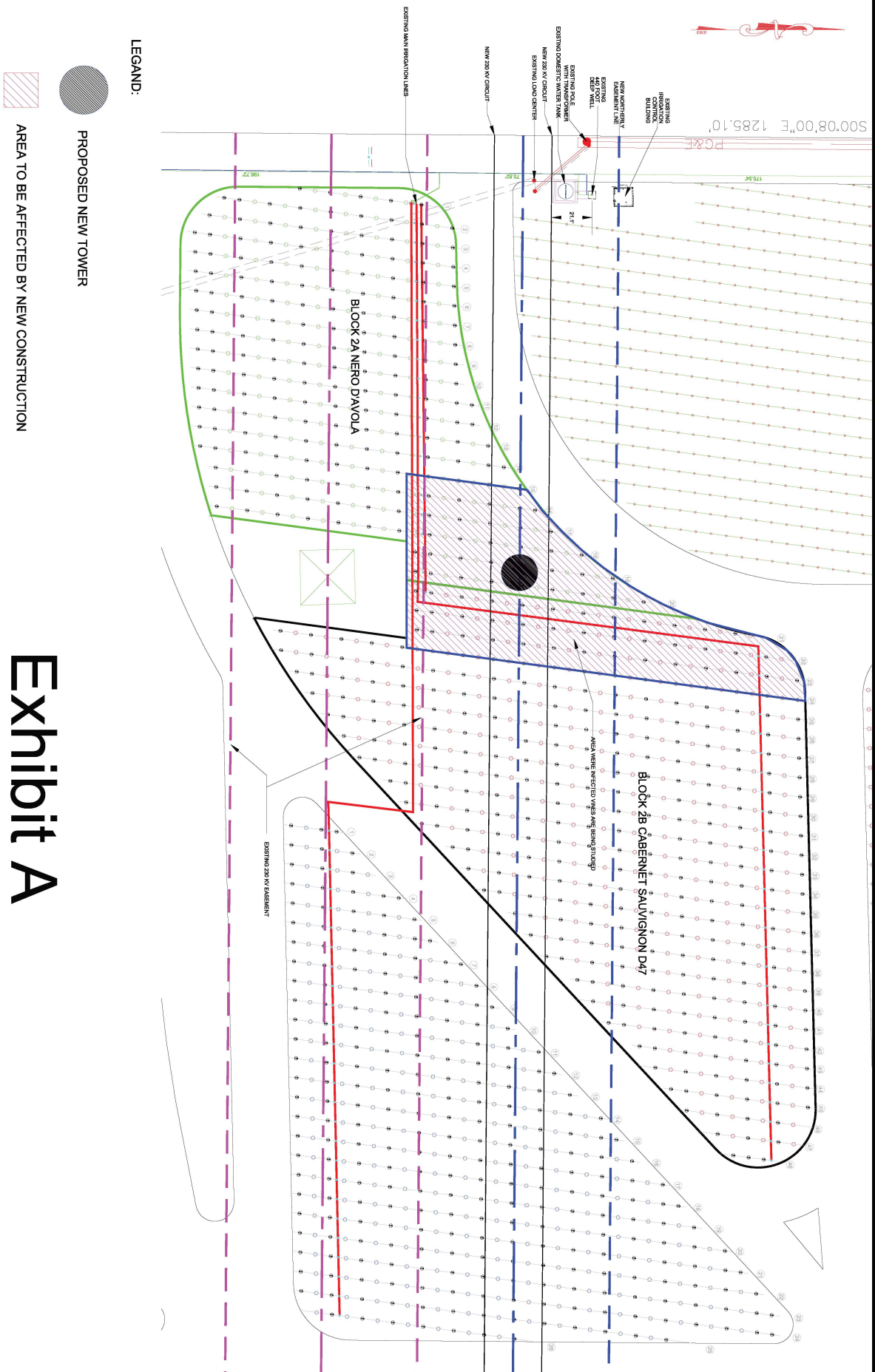



Exhibit A

SHOWING THE NORTHERLY PORTION OF LOT 16 OF LOCKEFORD-LODI FARMS, BLOCK 1 AS SHOWN IN BOOK 6, PAGE 34, SAN JOAQUIN COUNTY RECORDS

NO.	REVISIONS	DATE	APPR.	REFERENCE INFORMATION AND NOTES	DATE		Vineyard 15467 E. Kettelman Road Lodi, CA For Mr. & Mrs Dwight J. Busalacchi 8075 Wayland Rd. Loomis, CA 95650 Mobile (415) 531-6450	SHEET
								1 1 OF 1 NTS DATE: 11/25/2023
					DESIGN			
					DRAWN			
					CHECKED			



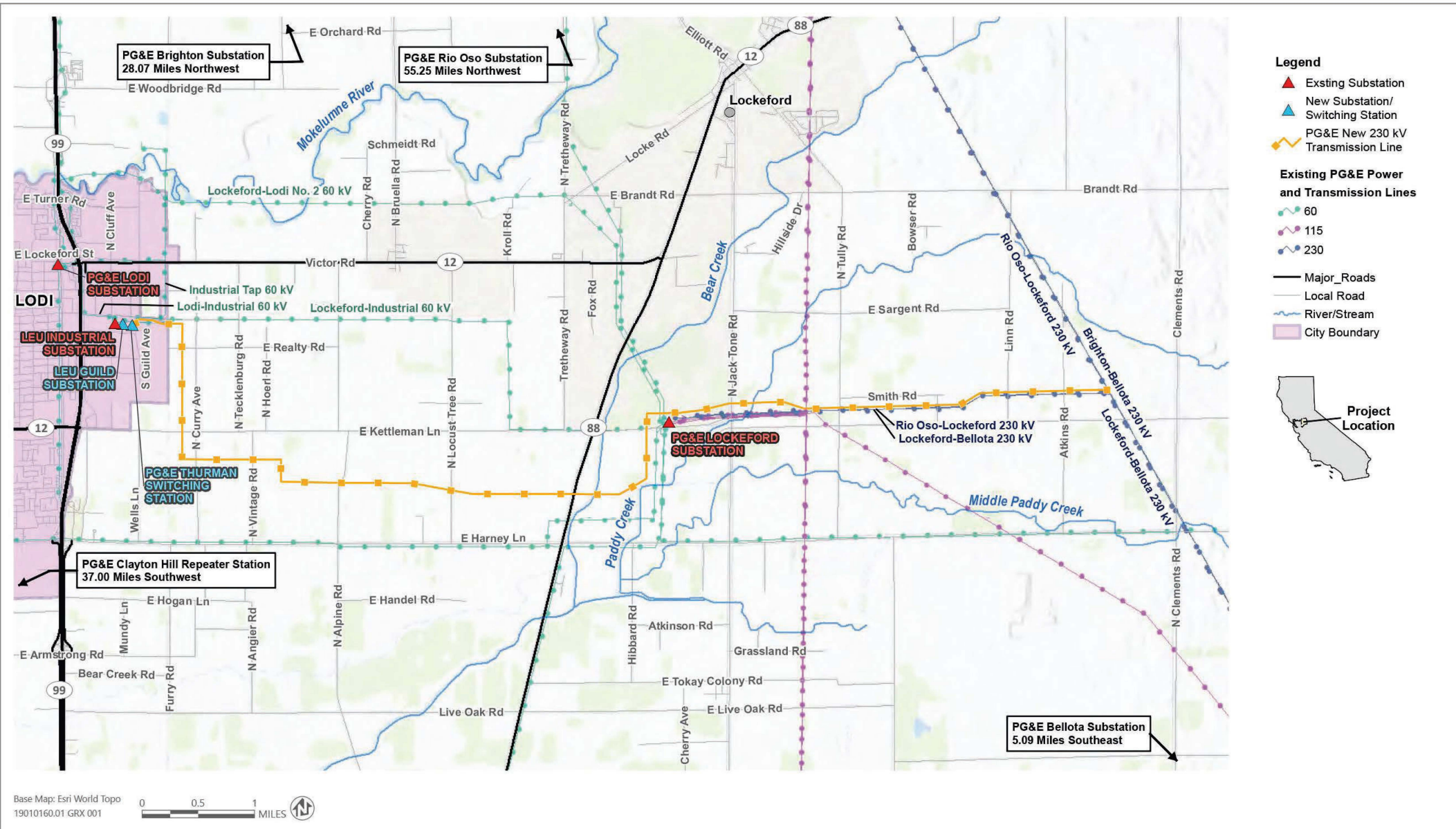
REV	DESCRIPTION	DATE	APPR		DATE		
					DESIGN		
					DRAWN	MAPPING CERTIFICATION	ENGINEERING CERTIFICATION
					CHECKED	Surveyor L.S. NO.	Engineer R.C.E. NO.

LOCKEFORD LAND SURVEYOR
DWIGHT J. BUSALACCHI
L.S. 7903
EXP. 12-31-07
STATE OF CALIFORNIA

VERIFY SCALES
0 1"
VERT. SCALE 2
ORIGINAL DRAWING
VERT. SCALE 2
THIS SHEET, ADJUST
SCALES ACCORDINGLY

SCALE
SHEET
1
SHEET OF SHEET

SECOND CT Land Project 3, Lodi, CA 95240; 11/1/2001; E Kettleman Ln 183.5' long



From: [dwightb](#)
To: [NSJTP](#)
Cc: "[Karen Mills](#)"; "[Amy Blagg](#)"
Subject: CPCN Application No. A2309001
Date: Tuesday, January 30, 2024 11:04:11 AM
Attachments: [PGE ROW Options.pdf](#)
[15467 E Kettelman Lane Vineyard Proposed PGE ROW.pdf](#)
[15601 E Kettelman Lane \(83\)-D-Size.pdf](#)
[PGE Proposed ROW Issues.pdf](#)

Dear Ms. Blair,

My Wife and I own the 20 acre parcel located on 15467 E. Kettleman Lane, Lodi Calif, 95240. We are a small lot grape grower serving premium wineries throughout California. The proposed project will have a severer consequences to our living and property value.

Please forward the attached document to the committee for review.

Attachments:

PGE ROW Options.pdf (Alternative routing ideas)

15467 E. Kettleman Lane Vineyard Proposed PGE ROW.pdf, (Topographical map of how the new easement will affect my property)

15601 E. Kettleman Lane (83)-D-Size.pdf, (Shows all the proposed ROW will affect the adjoining parcel to the west)

PGE Proposed ROW Issues.pdf, (Letter explaining how the proposed ROW will affect PGE and us.)

Best Regards,

Dwight J. Basalacchi

Phone:(415) 531-6450

Email: dwightb@miovigneto.com

Dwight & Sharon Busalacchi

Vineyard and Winery:

15467 E. Kettleman Lane
Lodi, CA 95240

Residence:

8075 Wayland Rd.
Loomis, CA 95650
Cell: 415 531-6450

Our property at 15467 E. Kettleman Lane, Lodi, California is noted as Parcel 16 of the Lockeford-Lodi Farms Subdivision, Unit 1. This subdivision is made up of 10 to 40 acre parcels, see "Exhibit B."

As shown on Exhibit B, the proposed new 230kv transmission line will cause severe property value loss to the most North Westerly parcel as shown on said map. With the current building offset requirements up to 175 feet along with the added 100 foot wide easement make it impossible to develop as a home site and vineyard as being done on several parcels in Lodi.

All the blocks of the Lockeford-Lodi Farm Subdivision have been noted on the San Joaquin GIS data server as a "Special Soils Area."

Our Property

Looking at Exhibit B, you can see how we planted our vineyard. This was to take advantage of the different soil types on our farm. Because of the soils on the northern end of our parcel, we planted small blocks of both Bordeaux and Italian wine grapes. The usual block size is one to two acres.

Besides taking advantage of the soil types, the production of around 4-5 tons per acre was perfect for our business plan to share these unique grapes with our customers while being able to produce the needs of our winery and tasting room currently in construction.

As with our neighbors parcel to the West, the proposed easement would also prevent us from building our home with access to Smith Road.

The proposed pole location will remove 24% of our Nero d'Avola and 16% of our very rare Cabernet Sauvignon grapes out of production. Looking at this year's price per ton, we would have lost \$6,000 if this project was in place. Currently we receive anywhere from 5 to 6 times the average price for our Lodi districts grapes. Based on our 2023 harvest income, this potential loss represents about 13% of our grape income.

The reason our Cabernet grapes are so rare, is that UC Davis pulled this clone out of their nursery several years ago due to its susceptibility to viruses. Most vineyards having this clone, have pulled it out due to rapid loss of quality and production. What is unique about our Cabernet, is that it has the fatal virus but shows no decline at all. The question is, is "are our grape vines holding the DNA that will make all grape vines in the future be disease resistant?"

Looking at Exhibit A

As you can see on the attached Exhibit A, the proposed new ROW will cause the following issues.

1) The existing 440 foot deep AG and Domestic water well is now only 21.2 feet away from the 230kv conductors. This will require the well to be abandoned and a new well to be drilled. Our current well has been tested at the time of development, tested at 700gpm.

(Estimated cost for a new well, \$160,000). That does not include the abandonment of the existing well.

Please also note that the proposed conductors will impact my neighbors well located adjacent to Jory Road. Using Goggle Earth, I measure about 32 feet distance.

2) The Irrigation Control Building were all my internet, irrigation controller and wireless communication to remote sensors in the field will need to be moved to the new well location due to interference from being close to the proposed lines.

3) All the main and submain irrigation lines, irrigation valve control circuits along with the domestic water storage tank will have to be relocated to the new well site.

4) The existing power pole with stepdown transformer is too close to the 230kv lines and will have to be moved.

5) Our electrical distribution system has to move to the new well location. This will be very costly due to the need to re-route existing double 4" PVC conduits containing 500mcm conductors in a direct line from the winery to the distribution panels.

6) We would need new blocks to be planted to meet our existing production requirements to fulfill our customers' needs and our model for wine production at our new winery.

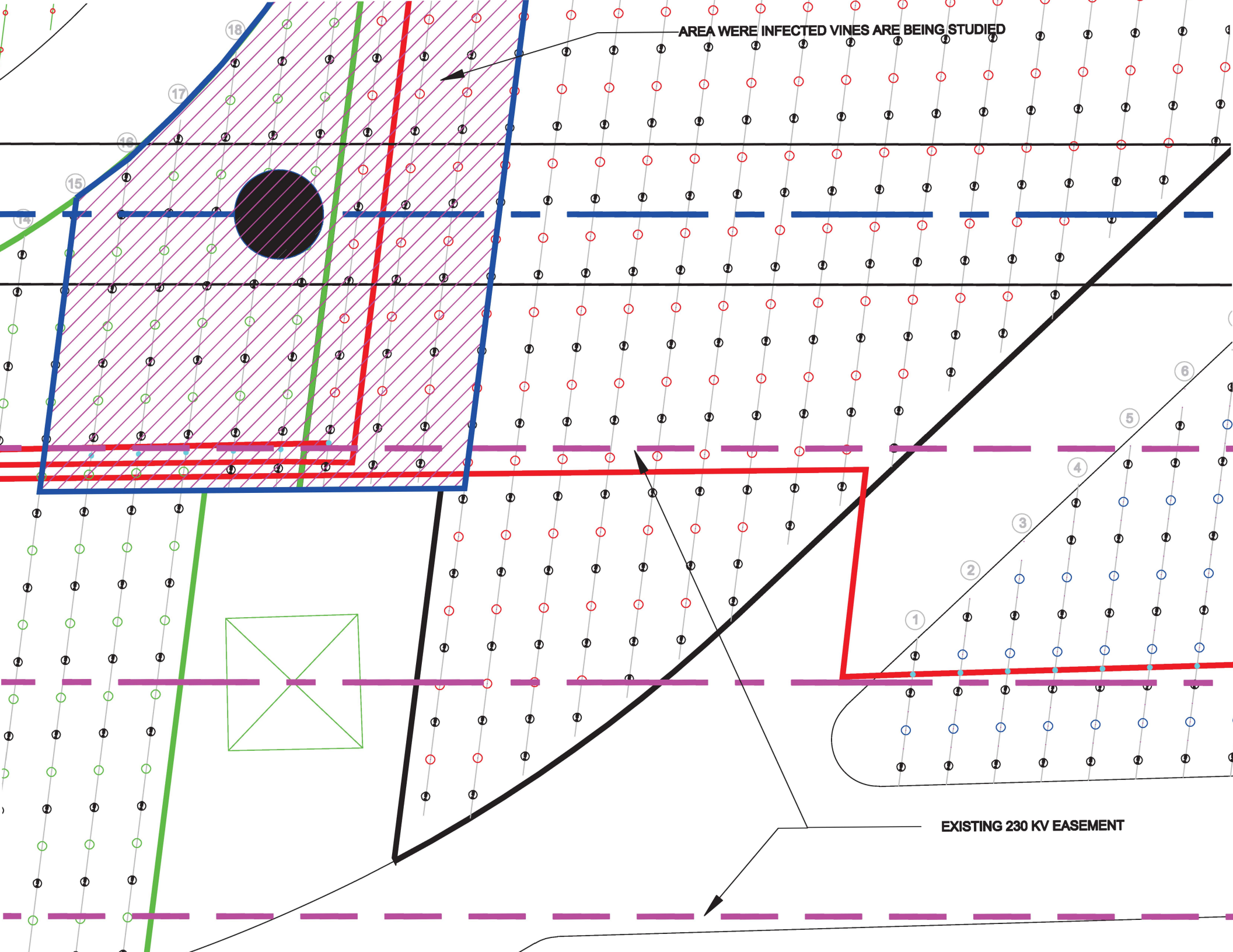
If you look at the current PG&E routing map, you will notice that the main line tying in from the South shows double dots along the transmission line path to the intersection of the current line heading west to the Lockeford sub-station. The drawing does not show this in the drawing notes, but as a Land Surveyor that worked for a Public Utility, means to me as the conductors are being doubled per phase.

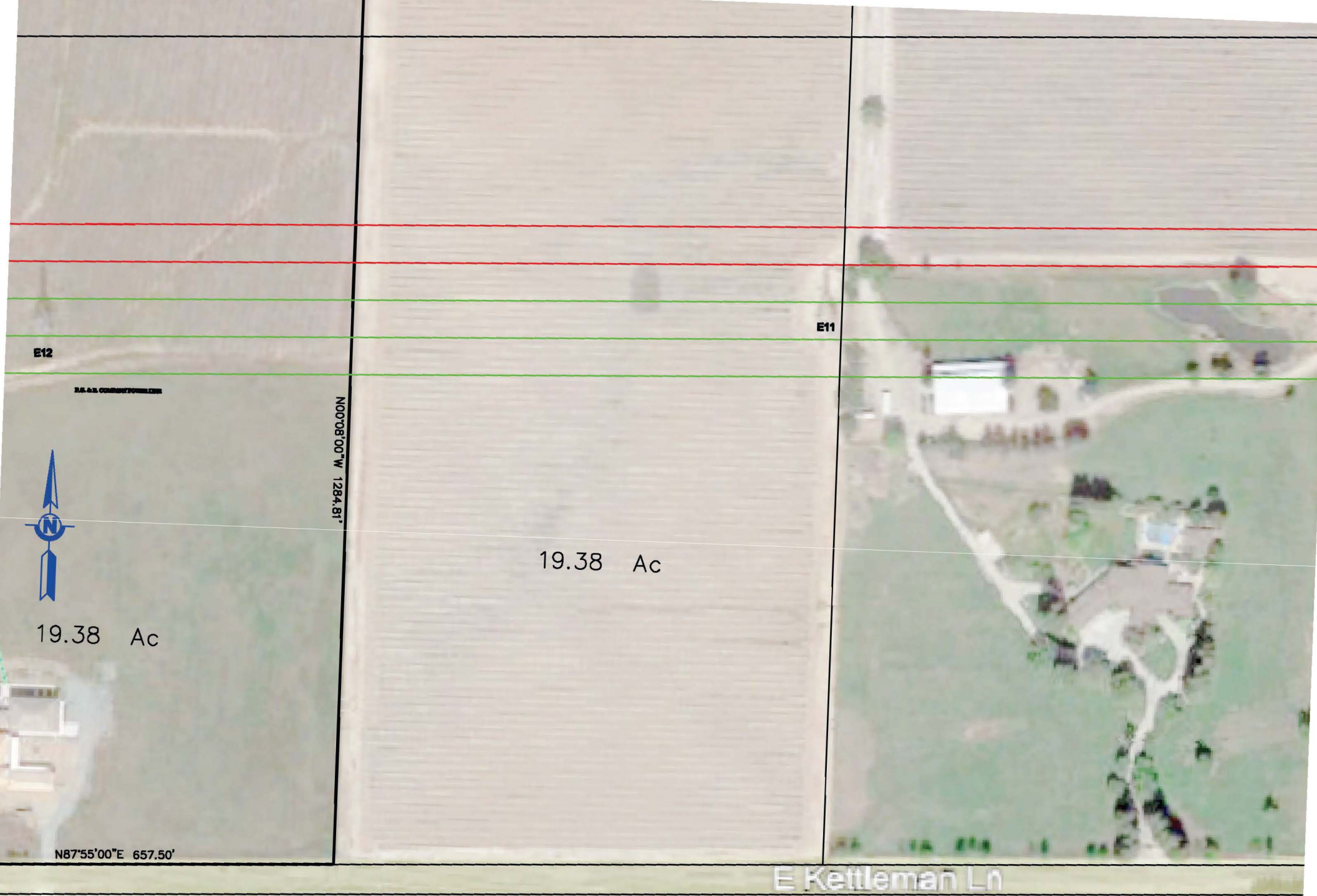
Since the main transmission line that PG&E is tying into is a two circuit single conductor per phase line and that the Lockeford substation looks like it has a common bus feeding all the switches along with transformers, can't PG&E double the existing conductors on the existing towers? Current is current. This would have very little impact to all parcels under said ROW.

In closing, using the current proposed route through these small parcels will have a much greater environmental and economic impact to the owners of said parcels than using either the Northern or Southern route which go through large tracks of land.

Regards,

Dwight J. & Sharon A. Busalacchi





CK 1 AS SHOWN IN BOOK 6, PAGE 34, SAN JOAQUIN COUNTY RECORDS

PG&E ROW Options

1) The City of Lodi receives 70% of the new capacity, the rest to Northern San Joaquin County.

OPTION 1:

There are two main transmission Lines running north and South. The first set of transmission lines runs along Hwy 5 from Stockton northward and crosses Hwy 5 at the intersection of Grant line road and Hwy 5. It then crosses the railroad right of way that runs northbound from Lodi.

What makes this route more beneficial as a power source for Lodi is:

This set of transmission lines tie into the Stockton co-generation plant just North of City of Stockton and runs along Hwy 5. Thus tapping into the transmission line at the junction of where it crosses the railroad ROW than running south along said ROW which runs East of Hwy 99 will keep the transmission line away from crossing small farms to a location adjacent to the two substations that are shown as the terminus of the proposed 230kv line running through small farms and homes. PG&E can then use the existing 69kv lines to tie Lockeford substation to the other two in the city limits of Lodi if necessary.

The above route will provide better source of power than the very long Brighton – Bellota transmission line which has the same ampacity as the existing line that ties in the Lockeford substation. **Route Length 17 miles**

OPTION 2:

Option 2, is a less invasive than the current proposal, but can be made a little more potable by doing some modifications to the current design.

If you take a ride down Kettleman Lane toward Clements Road until you see the 230kv transmission line traverse Kettleman Lane. If you look to the North along that transmission line you will notice two massive towers that tap the main line in a vineyard. If they go ahead with running separate towers they will have to install two more massive towers in that vineyard. You can also see them using Google Earth.

If you look at the PG&E “Project Location Overview” map supplied in the Zoom meeting announcement letter, and follow the Brighton-Bellota line from the lower right corner going northward to the intersection of the existing line going to the Lockeford substation. You will notice that line has what seems to be double blue dots. Thence going northward only single dots as shown on their legend as “Existing 230kv” transmission line. Currently the whole line is just a single conductor line. They don’t show a new set of towers, but I think the plan is to

double the conductors on that line. If so, then why do they need a new set of 230kv towers from the main line to the Lockeford station?

My proposed option is double the conductors as I think they plan to do on the main line, from the main line to the Lockeford substation. Than from that station to the new station and existing substations converting the 69kv lines to 110kv lines, they can use the same poles and if necessary double the conductors to give them the same kilowatts as a single 230kv conductor. This would be more pleasing to the eyes.

In closing, the current proposed new 230kv line, excluding the modifications to the Brighton-Bellota line would be **9 miles**

OPTION 3:

Option 3 is a direct line between the main transmission line running along Hwy 5 and the substation. It is around 7 miles. They would need to jog around a little.

Best Regards,

Dwight Busalacchi

(415) 531-6450

From: cstarr@cropsolutions.farm
To: [NSJTP](#)
Subject: PG&E Norther San Joaquin 230KV Transmission Project
Date: Thursday, February 8, 2024 7:58:27 AM

Dear CPUC,

I am writing to express my concerns regarding the proposed installation of new power transmission lines in the Lodi/Lockeford area, particularly in the context of the area's burgeoning reputation as an agrotourism destination. As a member of the community, I am deeply invested in preserving the aesthetic beauty and unique character of our region while also fostering economic development and tourism opportunities.

It is my understanding that the proposed power transmission lines would span approximately 11 miles through our area. While I acknowledge the necessity of such infrastructure projects, I believe it is crucial to consider alternatives that minimize the visual impact on our landscape and contribute positively to our community's goals.

One alternative that I would like to propose is the consideration of underground power lines. By burying the transmission lines underground, we can preserve the scenic beauty of our surroundings and maintain the integrity of our agrotourism efforts. Additionally, the space above ground could be repurposed as public bike and path trails, further enhancing our community's recreational offerings and attracting tourists.

Investing in underground power lines and transforming the surface area into public trails aligns with our community's values of sustainability, environmental stewardship, and economic vitality. Not only would this alternative mitigate the visual blight of overhead power lines, but it would also create new opportunities for outdoor recreation and enjoyment for residents and visitors alike.

I urge Pacific Gas and Electric Company to carefully consider the esthetic and long-term impacts of the proposed power transmission lines on our community. I believe that by exploring alternatives such as underground installation and repurposing the surface area for public trails, we can achieve a win-win solution that benefits both the utility's needs and the well-being of our community.

Thank you for considering my input on this matter.

Sincerely,
Charles Starr IV

From: [Chris Machado](#)
To: [NSJTP](#)
Subject: North San Joaquin 240 KV Transmission Project
Date: Thursday, February 8, 2024 10:16:26 AM

Dear Sirs, my name is Chris Machado, I own a 140 acre Vineyard at 17800 East Kettleman Ln. Lodi. Currently I have one high transmission tower located in the middle of my Vineyard and this project proposes to add a second tower 100 feet to the north of this existing tower taking vineyard land out of production along with the access road to build the proposed tower. I am an extreme opposition to this project as is being proposed. Number one why couldn't the current outdated old tower be replaced with a newer tower and heavier wire to transmit the additional needed electricity rather than taking more land from landowners to build the new proposed line. Second an even better proposal would be if PG&E needs more power for the Lockeford area and Lodi needs more power than why do they not purchase a piece of property next to the Lockeford substation on Kettleman Lane and install a large solar generation farm there and produce their own power on site rather than transmitting it from the north south Bellota line over to the Lockeford substation?? This proposal would not affect all the landowners in their current proposed project and it would be safe clean solar energy for the future and also add to PG&E's E.S.G. corporate profile. The Lodi substation could do the same also to meet its growing electrical needs. When PG&E held their community informational meeting at the Lodi Grape festival grounds on November 29th, the PG&E employees presenting the meeting could not answer any of these questions. They did not have an engineer on hand, they did not explain the need for more power nor could they answer how landowners would be compensated. They did a terrible job explaining the need for this new power line which turned all the participants against them. The presenters answer to most questions was: this is what we're doing and if you don't like it write to the CPUC. Please respond that you have received my opposition letter to this project and that you will consider the above alternatives to building this new power line, thank you. Sincerely, Chris Machado

February 9, 2024

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814
Email: NSJTP@ascent.inc.

Re: Northern San Joaquin 230 kV Project, Application Number: A.23-09-001

Dear Mr. Sanchez:

I am writing in regards to the Notice of Preparation of Draft EIR for the proposed Northern San Joaquin 230 kV Project, Application Number: A.23-09-001 (the “Project”). Our office represents Mr. Robert Batch, who is the owner of Assessor’s Parcel No 061-133-060-000 located at 14384 N Vintage Rd Lodi, which is likely to be significantly impacted from the Project.

We have reviewed the Proponent’s Environmental Assessment for Pacific Gas and Electric Company’s Northern San Joaquin 230 kV Transmission Project and have prepared the following comments regarding the scoping of the proposed Project that are being submitted on behalf of our client. Going forward, we would request special notice of all environmental and public participation hearings, if any, of the remaining aspects of the general proceedings to ensure that our client is provided with the fair opportunity to participate in CPUC’s evaluation processes or provide perspectives on the project alternatives.

Overall, we do not believe that PG&E can satisfy its duty in evaluating the impacts caused by the proposed Project or those of General Order 131-D, based on Public Utilities Code §1001, which generally requires the CPUC to certify that the “public convenience and necessity” requires such construction. Here, my client maintains that PG&E cannot reasonably justify its chosen alternative because it has not fully and fairly evaluated the impacts of the Project and that there are less impactful means of achieving the Project’s objectives.

A. CPUC’s Mandates and Statutory Duties.

As you know, the CPUC evaluates applications by using an environmental evaluation and general proceeding. In the environmental evaluation, CPUC has an independent obligation and responsibility to properly evaluate all of the potential impacts caused by a project to the

Boris Sanchez, CPUC

February 9, 2024

Page 2

surrounding environment and communities. This is done in accordance with both the California Environmental Quality Act (CEQA) and with its own environmental rules, which includes evaluations of environmental issues such as water and air quality, noise, land uses, agricultural, biological, and cultural resources, mineral resources, public services, recreation, population, housing, transportation and aesthetics.

At the same time, CPUC is charged with ensuring that public utilities “furnish and maintain such adequate, efficient, just, and reasonable service, instrumentalities, equipment, and facilities ... as are necessary to promote the safety, health, comfort, and convenience of its patrons, employees, and the public.” (Public Utilities Code § 451.) Thus, no electrical corporation may begin construction or extension of lines “without having first obtained from the commission a certificate that the present or future public convenience and necessity require or will require such construction.” (Public Utilities Code § 1001.) In granting the CPCN pursuant to section 1001, the Commission “shall give consideration to the following factors:

“(1) Community values.

“(2) Recreational and park areas.

“(3) Historical and aesthetic values.

“(4) Influence on environment....”

(Public Utilities Code § 1002.)

In addition, when considering an application for an electric transmission facility, “the commission **shall** consider cost-effective alternatives to transmission facilities that meet the need for an efficient, reliable, and affordable supply of electricity, including, but not limited to, demand-side alternatives such as targeted energy efficiency, ultraclean distributed generation, as defined in Section 353.2, and other demand reduction resources.” (Public Utilities Code § 1002.3 (Emphasis added).) The electric corporation's application for a CPCN “**shall** include ... [a] cost analysis comparing the project with any feasible alternative sources of power. The corporation shall demonstrate the financial impact of the plant, line, or extension construction on the corporation's ratepayers, stockholders, and on the cost of the corporation's borrowed capital.” (Public Utilities Code § 1003, subd. (d)(Emphasis added).)

The CPUC’s general proceeding, as a formal review process, considers how projects could potentially benefit or harm the public, including its potential effects on utility ratepayers and seeks to strike a balance among power production, land use, and environmental stewardship.

Boris Sanchez, CPUC

February 9, 2024

Page 3

Commission's Rules of Practice and Procedure, section 14.3, governing written comments made by the parties on proposed or alternate decisions reads in part: "Comments shall focus on factual, legal or technical errors in the proposed or alternative decision and in citing such errors shall make specific references to the record or applicable law." (Cal.Code Regs., tit. 20, § 14.3, subd. (c), italics added.)

With this in mind the following comments concerning siting, alternatives, environmental impacts and concerns are submitted with the argument that they must be fully investigated and fairly evaluated as part of the anticipated Draft EIR. (CEQA, Section 15082 (b).)

B. *Failure To Provide Adequate Notice.*

As an initial matter, it should be noted that my client was not provided with notice of the pending Project or CPUC's evaluation processes, despite being directly impacted by one of the Project alternatives. The PG&E PEA states that "Pre-filing consultation and public outreach has occurred with CAISO, California Public Utilities Commission (CPUC), public agencies with jurisdiction over the project area, Native American tribes affiliated with the project area, other utility owners and operators, and the local community and public." (Proponent's Environmental Assessment ("PEA") at § 2.2.)

Inexplicably, my client's property, Assessor's Parcel No 061-133-060-000, is located adjacent to the proposed preferred alternative and in fact the Project documents appear to show a pulling station that would be placed right in the middle of his cherry orchard requiring the removal of a number of his cherry trees, yet his APN is not listed on Appendix 1A of the List of Parcels Within 300 Feet of the Project. This raises serious questions about the adequacy of the notice that has been given not only to my client but to other surrounding land owners.

Public participation and the fair opportunity to provide comments to a Project of this nature that would have direct impacts on a landowner's property is fundamental to ensuring a fair process and just decision.

C. *The PEA's Aesthetics Evaluation is Insufficient Given the Unique Nature of the Surrounding Properties Impacted by the Proposed Location of the Project.*

The PEA's methodology for evaluating aesthetic impacts is a visual analysis, based in part on guidance from the Federal Highway Administration and CEQA Guidelines. Notably, CEQA does not exempt aesthetic evaluations where there are potentially significant aesthetic effects on an official state scenic highway or on historical or cultural resources. (Public Resources Code §21081.3(b).) Nor does it alter, affect, or otherwise change the authority of a lead agency to consider aesthetic issues and to require the mitigation or avoidance of adverse aesthetic effect pursuant to other laws. (Public Resources Code §21081.3(c).) CEQA regulations specifically

Boris Sanchez, CPUC

February 9, 2024

Page 4

include aesthetics in the definition of “environment” under CEQA. (See, CEQA Guidelines at §15360.)

The PEA’s discussion on aesthetics generally recognizes the Project is “situated at the north end of Central California’s San Joaquin Valley, bordered by the Sierra Nevada foothills on the east and the inner Central Coast Range on the west. Located in San Joaquin County near the confluence of the Sacramento River to the north and the San Joaquin River to the south that drain the western flank of the Sierra Nevada mountains, the regional landscape includes a complex network of water conveyance and flood control infrastructure, as well as large riparian areas that connect the San Joaquin Valley with the San Francisco Bay to the west.” (PEA at §5.1.1.1.) Further noting that at least two roads are close to the new 230 kV double-circuit line, including Clements Road, and North Jack Tone Road, as County-designated scenic routes. (*Id.*) Yet the analysis thereafter goes on to downplay the visual impacts from developing additional 230kV double-circuit lines by stating that “[b]ecause of the predominantly flat terrain and prevailing poor visibility, scenic resources in the project area generally are limited to near- and medium-range viewpoints available within public recreation areas within the City of Lodi and from several public roadways. The foothills of the Sierra Nevada mountains begin to rise approximately 6 to 8 miles east of the project connection with the PG&E Brighton-Bellota 230 kV transmission corridor and occasionally they can be seen from some locations within the project vicinity during winter months; however, views of the mountains are largely obscured by atmospheric haze that persists in the area throughout much of the year.” (PEA at §5.1.1.2.)

Similarly, in the “Viewshed Analysis”, while acknowledging that project structures could be visible from most of the surrounding area because of the relatively flat terrain in the project area, the PEA downplays that impact by suggesting that “intervening structures, consisting mainly of rural and suburban residences and farm utility buildings, typically are surrounded by stands of tall trees, which – along with the preponderance of orchards and vineyards in many locations – constrains distant views across the landscape. Additionally, the presence of persistent temperature inversions, which prevents the dispersion of atmospheric pollutants within the valley environment, results in generally poor visibility within the project area for much of the year and, for the most part, this limits visual details to short-range perspectives.” (PEA at §5.1.1.3.) As a result, “the primary focus of the visual analysis included in this PEA is the foreground viewshed zone, where project-related visual effects would be most apparent, particularly those areas within 0.5 mile of project elements.” (*Id.*)

The PEA admits that “[t]hroughout the project area, the visual modifications to the landscape resulting from PG&E project construction would be experienced by motorists, residents, and visitors to area wineries and would be seen within the context of a working landscape with considerable modification related to agricultural activity, and where irrigation infrastructure along with agricultural processing, storage, and transport facilities are established visible landscape features.” (PEA at p.5.1-16.) By attempting to reduce the viewshed analysis due to sporadic

Boris Sanchez, CPUC

February 9, 2024

Page 5

pollution and haze, and surrounding landscape, much of which will be removed from the areas surrounding the project, this is highly disingenuous and biased analysis of visual impacts from the Project and is not consistent with the type of adequate analysis one would expect in a CEQA type of document.

The inadequacy of the analysis is only heightened by the recognition that this area is well known for its wineries and agriculture. (PEA at §5.1.1.5.) Building a large electrical transmission line right in the middle of this type of landscape is certain to reduce the visual aesthetic and character of the surrounding properties and those who travel to this area to go wine tasting. In fact, the PEA notes that “[t]hree wineries are situated within 0.5 mile of the project corridor and visitors may see portions of the new PG&E transmission line from some outdoor locations at winery tasting rooms.” Preserving visual aesthetics in an area known for wine tasting and surrounding agriculture should be a high priority and mitigating those impacts using alternatives, like burying electrical lines, even though more expensive, should still be considered as feasible alternatives under these circumstances. Yet the underground alternative was rejected because of the costs. The conclusion that the visual impacts are less than significant are not supported by substantial evidence under these circumstances and should be re-evaluated along with the alternatives to bury portions of the lines to mitigate those impacts.

D. The Project’s Impacts to Agricultural Resources are Inadequately Addressed in the PEA.

The PEA’s discussion of the Project’s impacts on agricultural resources is insufficient. The PEA recognizes that “San Joaquin County is in the center of California’s vast agricultural heartland, commonly known as the Central Valley. San Joaquin County encompasses approximately 921,600 acres (or about 1,440 square miles) of relatively level, agriculturally productive lands. Agriculture remains the economic base of the County and is a \$6.6 billion industry that employs nearly 17% of the County’s population (San Joaquin County 2016). San Joaquin County is the top producer, statewide, of asparagus with 24,000 acres of farmland dedicated to this single crop. In recent years, the leading crop in San Joaquin County has shifted to wine grapes (San Joaquin County 2022a). The project alignment would cross through agricultural resources, including grapes, cherries, forage hay, oats, walnut, corn and oats, almonds, and other crops”. (See, PEA at §5.2.1.3.) Notably, one of those cherry orchards impacted belongs to my client who was not properly notified about the proposed impacts as noted above.

The PEA also admits that 43.67 acres of farmland will be temporarily impacted while 1.41 acres will be permanently disturbed as “[t]he proposed PG&E 230 kV transmission line footprint will permanently intersect approximately 0.44 acre of existing Prime Farmland, approximately 0.16 acre of Unique Farmland, and approximately 0.14 acre of existing Farmland of Statewide Importance.” Some of that property is Williamson Act parcels, which are designed to preserve agricultural and open space lands. (See, PEA at §5.2.1.3.)

Boris Sanchez, CPUC

February 9, 2024

Page 6

Notably, there is no discussion in the PEA about the impacts on the 230kV line extension on cultivation practices of local farmers, which includes cultivation practices, loss of implement turning radius from the Project impacts, limits to future crop-dusting, helicopter drying, spraying and fertilizing practices, including temporary impacts to scheduling those activities that can be done with adequate re-entry intervals.

Section 15002(g) of the CEQA Guidelines, “a significant effect on the environment is defined as a substantial adverse change in the physical conditions which exist in the area affected by the proposed project.” As stated in Section 15064(b) of the CEQA Guidelines, the significance of an activity may vary with the setting. Yet despite this definition and the noted significance of agricultural resources being impacted by the line extension, the agricultural impacts are noted to be either “Less-Than-Significant” to “No Impact”. Section (e) of table 5.2.4 specifically asks would the project “[i]nvolve other changes in the existing environment, which, due to their location or nature, could result in the conversion of farmland to nonagricultural use.” The reality of the Project is that it will have the direct effect of impacting the surrounding farms to the point where, over time, it is more likely that those agricultural uses will be pushed out by residential expansion as a result of making it more difficult to farm those parcels in the immediate areas of the Project. This includes the results from installing new tubular steel poles and conductors for approximately 11 miles where PG&E will be extending an existing 230 kV transmission line through PG&E Lockeford Substation to a new PG&E Thurman Switching Station in Lodi. The PEA’s conclusions in this regard are not supported by substantial evidence and must be re-evaluated with any substantial impacts fully mitigated.

E. Green House Gas (GHG) Impacts Must Be Adequately Addressed.

In 2006, the Legislature adopted Assembly Bill 32, which required California to reduce its greenhouse gas (GHG) emissions to 1990 levels by 2020. (Health & Saf.Code § 38550, including Historical and Statutory Notes, 41B West's Ann. Health & Saf.Code (2010 supp.) foll. § 38550, p. 13.) The Commission adopted policies and rules designed to achieve these goals in the energy sector, including the recommendation that the electricity sector achieve renewable procurement at 33 percent renewable portfolio standard (RPS) by 2020. The California Air Resources Board (CARB) was tasked with implementing those rules. The CARB 2017 Scoping Plan states that “achieving no net additional increase in GHG emissions, resulting in no contribution to GHG impacts, is an appropriate overall objective for new development.” (p. 101.)

Greenhouse gas emissions from buildings, including indirect emissions from offsite generation of electricity, direct emissions produced onsite, and from construction with cement and steel, amounted to 21% of global GHG emissions in 2019. (IPCC Sixth Assessment Report, Climate Change 2022, WGIII, Mitigation of Climate Change, p. 9-4.)

Boris Sanchez, CPUC

February 9, 2024

Page 7

On December 30, 2009, the California Resources Agency adopted amendments to the CEQA guidelines to include analysis of GHG emissions in CEQA documents, deferring significance thresholds to the lead agency. The amendments became effective on March 18, 2010. Appendix G of the CEQA guidelines, defines GHG emissions as significant if a project would: (a) generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment; or (b) conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases.

The most recent California state policy requires the state to be net-zero by 2045. (See, AB 1279, signed into law on September 16, 2022, - requiring the state to achieve net zero GHG emissions as soon as possible, but no later than 2045, and achieve and maintain net negative GHG emissions thereafter. It also requires the state to reduce statewide GHG emission by 85% compared to 1990 level and directs CARB to work with relevant state agencies to achieve these goals.) Therefore, any chosen alternative must meet California's broader policy goals of facilitating renewable energy development and reducing GHG emissions in the energy sector. I would urge the CPUC to adopt net-zero as the GHG significance threshold for this Project, and require full fair-share mitigation. (See, *Napa Citizens for Honest Gov't v. Napa County Board of Supervisors* (2001) 91 Cal.App.4th 342, 364.) Here, this means mitigation of all of the Project's GHG impacts.

However, the PEA notes that full mitigation is not being required. Instead, it states the following:

in several recent CEQA documents, the CPUC has elected to use an approach to determine the significance of GHG construction emissions based on guidance developed by the South Coast Air Quality Management District (SCAQMD). For construction related GHGs, SCAQMD recommends that total emissions from construction be amortized over 30 years and added to operational emissions, and then compared to the operation-based significance threshold of 10,000 metric tons CO₂e per year. The 10,000 metric tons CO₂e per year threshold was derived from emissions data from the four largest air districts in California and is based on the Executive Order S-3-05 GHG emissions reductions goal of 80% below 1990 levels by 2050, which is roughly equivalent to 90% below current levels by 2050. This emissions reduction goal goes beyond the AB 32 emissions reduction goal established for 2020. The emissions data suggest that approximately 1% of all stationary sources emit greater than 10,000 metric tons of CO₂e per year and are responsible for 90% of GHG emissions. This significance threshold represents a capture rate of 90% of all new and modified stationary source-related projects. A 90% emissions capture rate means 90% of the total emissions from all new or modified stationary source projects would be subject to analysis in an environmental impact report prepared pursuant to CEQA, including analysis of feasible alternatives and imposition of feasible mitigation measures (SCAQMD 2008).

The PEA narrowly focuses its analysis on the construction phase of the project for 34 months and then amortizes that over 30 years. Focusing only on the construction phase of the project for GHG analysis entirely misses the broader and cumulative impacts of additional growth that will be induced from the increased electrical capacity. The PEA recognizes that “San Joaquin County has 26 power plants generating electricity, most operating on natural gas” (PEA at 5.6.1.3), yet there is no discussion about what impacts the increasing electrical supply capacity will have on GHGs from the power supplies. Methane is a relatively potent greenhouse gas (GHG). Although methane has a relatively short atmospheric lifetime of 10-12 years, when integrated over 100-years, methane is over 20 times more effective than carbon dioxide (CO₂) at trapping heat in the atmosphere. In 2012, on a CO₂ equivalency basis, methane contributed to roughly 9 percent of total greenhouse gas emissions from U.S. anthropogenic sources, roughly a quarter of which was emitted by natural gas systems¹. Therefore, if the increasing size of the transmission lines will lead to increased consumption of electricity from non-renewable sources like natural gas, those impacts should be evaluated and fairly considered as part of the project’s CEQA analysis.

Further, there is no discussion on facilitating renewables and does not require full mitigation of GHG impacts necessary to achieve the State’s broad policy goals of net zero. Renewable systems with abundant availability and zero carbon footprint are ideal for addressing and reducing GHG impacts. However, they have problems, including low energy density, instability, and unpredictability. In order to develop a robust, sustainable, and cost-effective energy system, the integration of diverse energy sources into an electric power grid has shown to have a contribution to address fossil fuel and renewable energy related concerns. There has been a considerable increase in the green energy integration with the conventional energy systems around the world. In fact, two of the alternatives proposed, but rejected, were a Battery Energy Storage Solution (“BESS”), which involved the installation of two blocks of 50-MW batteries and a new PG&E 60 kV switching substation at LEU Industrial Substation requiring no changes or additions to power or transmission lines, and reconductoring existing PG&E 60 kV lines and installing a BESS. (See, PEA at §§4.4.8 & 4.4.9.) The BESS alternative was requested to be reconsidered by CPUC. The PEA notes that both of these alternatives were rejected because they supposedly did not meet project purpose and most objectives, including mitigating thermal overloads. However the PEA also states that “[i]n 2017, CAISO evaluated the NEER – Lodi 40 MW BESS Project as an alternative and determined that it would address thermal overloads but there were other lower-cost alternatives.” Yet the potential GHG reductions of this alternative were not fairly considered despite California’s broader policy goals of facilitating renewable energy development with energy storage as one of those potentially viable options.

¹ See, *Methane Emissions from all Anthropogenic Sources in the U.S. Data source is the Inventory of U.S. Greenhouse Gas Emissions and Sinks: 1990-2012, Environmental Protection Agency (2014).*

Boris Sanchez, CPUC

February 9, 2024

Page 9

F. Conclusion.

Aside from ensuring that the impacted parties have been given fair and proper notice in this case, the CPUC has the fundamental duty and responsibility ensure that the environmental impacts on the surrounding environment and the community from this Project have been fully evaluated and fairly considered. I would urge the CPUC not to simply adopt PG&E's biased and incomplete environmental analysis as part of its own CEQA review, but to address the issues raised above to fully analyze and consider the potential impacts that the proposed Project will have. As it stands, there analysis by PG&E in this regard is woefully inadequate and would not likely pass judicial scrutiny. The CPUC must further evaluate the issues identified above as part of the Draft EIR.

Sincerely,

FENNEMORE DOWLING AARON



Daniel C. Stein

DCST/dcst

Project Name: **Northern San Joaquin 230 KV Transmission Project**

CPCN Application Number: A23-09-001

FOLLOW UP COMMENTS TO 1/30/24 SCOPING MEETING

To:

Boris Sanchez, CPUC

c/o Ascent, Attn: Heather Blair

455 Capitol Mall, Suite 300

Sacramento, CA 95814

Submitted by:

David R. and Sandra A. Simpson

14206 N Vintage Rd.

Lodi, CA 95240

209.479.0653

simpson4grapes@yahoo.com

APN 061-133-320

Comments submitted by mail and email 2-4-2024

1. Route Selection – use existing power corridors, not new corridors

The proposed route appears to miss our property (APN 061-133-320). However, the route intersects the northeast corner of our property. The route will create a “new” power corridor rather than using an existing power corridor. This “new” corridor will pass over and adjacent to orchards and vineyards.

We strongly believe routes should follow existing power corridors, major highways, paved roads, rail lines and property lines rather than going “cross country” which will impair the landowner’s ability to plant and manage orchard under power lines.

2. Need to describe impact of “construction pads”

No information has ever been presented or discussed of the disruption to normal farming practices from the construction pads or temporary areas used to build the lines. Will the construction pad proposed on my property make it impossible to farm the vineyard and result in crop loss? When will the construction pad be used and for how long?

3. Conditions have changed and re-evaluation of routes necessary

The City of Lodi built a new 48 megawatt power plant further calling into question the wisdom of building a new power corridor versus maintaining and upgrading an existing one.

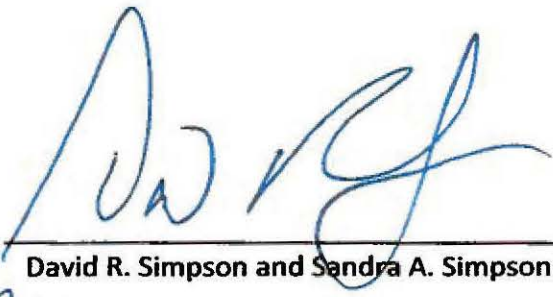
4. Re-Evaluation of construction method necessary

Why assume the transmission lines have to be overhead and not buried? We agree buried transmission lines are more expensive but that should not be the sole reason for excluding the option any more than excluding solar power because it is more costly. We recommend continuing to work with the Lodi Winegrape Commission, Lodi District Grape Growers Assoc, Visit Lodi and the Lodi Chamber of Commerce, all of which are trying to promote the rural ambiance and beauty of one of California’s premier wine grape growing regions.

5. Impact on property value

The construction of a new overhead power corridor will lower property value of surrounding properties as well as those crossed by powerlines. The visual impact of overhead power corridors is undeniable and damaging to the rural agricultural values.

Thank you for your consideration.

A large, stylized handwritten signature in blue ink, appearing to read 'David R. Simpson and Sandra A. Simpson', written over a horizontal line.

David R. Simpson and Sandra A. Simpson

A smaller, stylized handwritten signature in blue ink, possibly reading 'for', located to the left of the printed names.

From: [KATHY PERRY](#)
To: [NSJTP](#)
Subject: Northern San Joaquin 230 KV Project Application number A.23-09-001
Date: Friday, February 9, 2024 4:17:57 PM

Boris Sanchez, CPUC
% Ascent, Attn: - Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Mr. Sanchez,

2/9/24

I am writing this letter not as a farmer, grower, or businessperson, but as a private individual who has lived in Lodi for 46 years and in this particular area for 35 years. I owned a 5-acre parcel here in the area where I built a home and raised my four children. My wife and I thoroughly enjoyed living there for 30 years, raising our children and caring for our grandchildren. Five years ago we sold it to our son who also loves this area and wanted to raise his own family there. Our current residence is approximately ½ mile from our previous residence and so it is still in the area adversely affected by the proposed towers and transmission lines.

In addition to the personal benefits we and all our neighbors have enjoyed, we have realized over the years just how special this part of Lodi is. There are very few vicinities, especially in the wine country, which can compare to this unique area. We are very troubled that if this project is approved it will have a severe negative and far-reaching impact on all the families here as well as this remarkable environment. We understand that there are other possible alternatives for this project, IE going underground, placing new transmission lines along the existing power line on HI way 12 (Victor Rd.), or placing them in another area less populated by families, farms, vineyards and wine related businesses. We hope the California Public Utilities Commission members will take a very thorough look at what P.G.&E. has proposed and how it will negatively impact the lives of so many as well as this wonderful environment as a whole.

Thank you so much for your time and attention to this very important matter. Please reply to confirm you received this email.

Doug and Kathy Perry
15317 N. Curry Ave.
Lodi, CA 94240
(209) 334-5529
Perryc70@comcast.net

From: [Shannon Oxford](#)
To: [NSJTP](#)
Subject: North San Joaquin 230kv Transmission Project
Date: Sunday, February 4, 2024 1:53:30 PM
Attachments: [Letter to CPUC Boris Sanchez.docx](#)
[4 back proposed area for new lines.jpg](#)
[5 view from guest house deck for proposed pole.jpg](#)
[2 front existing towers.jpg](#)
[3 front existing lines.jpg](#)
[1 project map.jpg](#)
[6 from back of main house.jpg](#)
[Request for Pubic Meetings PG&E.docx](#)
[Request for Pubic Meetings PG&E 2nd letter.docx](#)

Dear Boris Sanchez

Please Find attached our letter of response for the above mentions project. I've included the two letters that we sent back in October to PG&E and photos. I will also be sending all this information hard copy to the Ascent Address.

Sincerely,
Gayle Oxford

--

Oxford Ranch

God, Family and Purpose

Horse Boarding, Dorper Meat Sheep, Home of the DOVES Guidance Program

From: [Shannon Oxford](#)
To: [NSJTP](#)
Subject: North San Joaquin Co. 230kV Project concerns letter
Date: Monday, February 5, 2024 4:23:01 PM
Attachments: [Letter to CPUC Boris Sanchez.pdf](#)
[4 back proposed area for new lines.jpg](#)
[5 view from guest house deck for proposed pole.jpg](#)
[3 front existing lines.jpg](#)
[2 front existing towers.jpg](#)
[1 project map.jpg](#)
[6 from back of main house.jpg](#)

To: Boris Sanchez,
Please find attached our letter and photos with our comments and concerns on the NS Co
230kV proposed project.
Regards,
Gayle Oxford

--

Oxford Ranch

God, Family and Purpose

Horse Boarding, Dorper Meat Sheep, Home of the DOVES Guidance Program

Project Name: Northern San Joaquin 230kV Transmission Project

Application Number: CPCN Application No. A2309001

Comments and concerns with the proposed Northern San Joaquin 230kV Transmission Project

To: Boris Sanchez, CPUC

Submitted by:

Shannon R. and Gayle L. Oxford

Oxford Ranch and The DOVES Guidance Program School

13749 E. Kettleman Lane

Lodi, Ca. 95240

(209) 329-7034 or (209) 329-7035

ox4ranch@gmail.com

Comments and concerns submitted by mail and email 2/5/2024

It is my understanding that the CPUC exist to “ protect consumers and ensure the provision of safe, reliable utility service and infrastructure at reasonable rates, with the commitment to environmental enhancement and a healthy California economy”. To protect the public interest, safety and health in regards to utility projects. Therefore we are writing this letter of concerns about the proposed Northern San Joaquin 230kV Transmission Project which includes concerns of public and private interest, safety and health. Our hope is that CPUC will opt to do the right thing in protecting farmer’s, rancher’s and resident’s property ownership from over reaching utility companys.


- 1. Location/Aesthetics/Land use/ Health/loss of land –** All three proposed tower and line routes run parallel to our property line at the north side of our property, (see attached map and photos), 13749 E. Kettleman Lane, Lodi (We have lived on this property since 1978 and it had been in our family since 1970). The proposed lines have been indicated to be approximately 50’ from our property line to the north, which will make these lines less than 75’ to 100’ from the back door of our homes (see attached photos #s 4, 5 & 6). We already have three very large lattice towers on our property to the west of our house, (see attached photos #s 2 & 3) and three sets of lines that run across our 8.35 acres west to east. These lines are about 200’ from our front door and are visually ugly! As well, proposed lines and poles will affect our wonderful view of the farm land and Sierra Mountains that we enjoy from our windows to the north. We are also concerned for ourselves, our students, guests and livestock, about the health issues, (EMF and

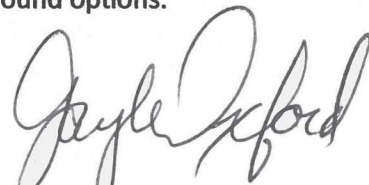
Corona effects) and possible other health concerns. The additional lines and poles to the north will sandwich us in between these monstrosities. The noise from these lines is sometimes overwhelming and very irritating and also interferes with our phones and electronics. Additionally we have lost the use of about 2 to 3 acres of our land due to building restrictions under or near the existing towers and lines. The corner of Jack Tone and Kettleman Lane, which is the intersection near us, already has too many towers and lines. It is ugly and hazardous. **Why not go underground or use the existing Lattice Towers?**

2. **Impact during construction, after and ongoing** - It has also come to our attention that our private driveway is being targeted as an access and easement road during construction of this proposed project. We have not been contacted personally to get permission for this, and we will not give permission for use in the project, for many reasons; loss of privacy, dust, damage to road, trees, fences and noise to mention a few. The potential negative impact of ongoing and future maintenance will impact us personally, our students, livestock and guest not to mention financially.
3. **Benefits?** - We see no benefits for us personally or the properties owners along the proposed routes, this project is only benefitting parts of Lodi as our P G & E rates continue to raise exponentially! We will have loss of property use and loss of property value along with negative visual, potential health and wellbeing impacts.

We respectfully urge the CPUC to deny this project based on the proposed routes and negative impacts to the farmers and residents within the scope of this project, or at least find less impactful routes or use existing towers and/or consider underground options.

Respectfully Submitted,


Shannon R. Oxford
2/5/2024


Gayle L. Oxford
2/5/2024

Project Name: Northern San Joaquin 230kV Transmission Project

Application Number: A23-0918-23

REQUEST FOR PUBLIC MEETINGS AND HEARING IN LODI-LOCKEFORD AREA

Submitted by:

Shannon R. and Gayle L. Oxford

Oxford Ranch and The DOVES Guidance Program School

13749 E. Kettleman Lane

Lodi, Ca. 95240

(209) 329-7034 or (209) 329-7035

ox4ranch@gmail.com

ASMT 053-040-280-000

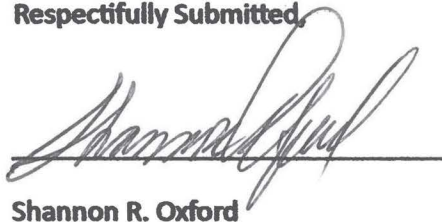
Comments and concerns submitted by mail 9-19-23

1. We never received personal notice of this project nor any follow up letters including the September 8th 2023 Letter from P.G.& E. RE: **Notice of Application A.23-09-001 for Authorization from the California Public Utilities Commission to Construct the Northern San Joaquin 230kV Transmission Project.** Which, by the time most residence in the area of the project received this letter, had only two weeks to respond with a protest.

2. Route Selection – Why not use existing power towers and lines versus new corridors. We already have 3 huge power towers and multiple lines on our property that is approximately 300 feet from our home. We are concerned about the effect of new poles and lines on or near our property. We have livestock that graze under the existing lines and do not want any more. We are also concerned of the effect of EMFs on our livestock and on the special needs children that attend our non-profit program/school The DOVES Guidance Program tax ID #26-3251554. Adding additional lines would be an encroachment on our personal health and safety and adding a visual eyesore and a component that will bring down our property value. We feel that adding new poles and line to our property when there are already 3 existing towers and lines, would be unfair, unjust and unwarranted. We feel there are ample alternative routes and solutions.

We respectfully urge the CPUC to require PG&E to conduct public meetings and hearing(s) in the Lodi and Lockeford area.

Respectfully Submitted,



Shannon R. Oxford



Gayle L. Oxford

Project Name: Northern San Joaquin 230kV Transmission Project

Application Number: A23-0918-23

REQUEST FOR PUBLIC MEETINGS AND HEARING IN LODI-LOCKEFORD AREA

Submitted by:

Shannon R. and Gayle L. Oxford

Oxford Ranch and The DOVES Guidance Program School

13749 E. Kettleman Lane

Lodi, Ca. 95240

(209) 329-7034 or (209) 329-7035

ox4ranch@gmail.com

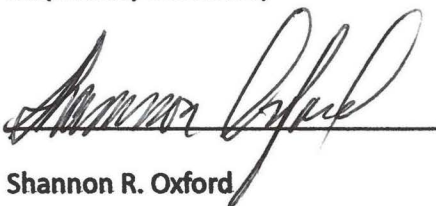
ASMT 053-040-280-000

Comments and concerns submitted by mail 9-20-23

1. This is an additional letter to the letter we sent on 9-19-23, as we have received new information since, involving our property.
2. We have learned from a conversation with the PG&E Representative Erin Rice, that the proposed new 230 kV lines will be approximately 50' from our property to the north; our home is only about 50' from that property line which will put our home very close to these lines. We have not received written notice of this fact. We are concerned about the health risk, the ascetics and the potential depreciation of our property. If these lines go in we will be sandwiched between 4 high voltage lines as there are already 3 tower lines to the south of our home. This proposed route is in a very large acreage field; couldn't this route be moved further into that field?
3. We have also learned that our private driveway to our home is being considered as a proposed access road to the proposed new lines – fig 3.5-1 project components and Construction Elements page 8 f 26 in Northern San Joaquin 230vK Transmission Project Application. Using our private driveway is unacceptable as it would not be able to handle heavy equipment, traffic and the fact that it floods in the winter during heavy rains makes it inaccessible. Our trees on the driveway are noted for possible trimming or removal, these trees provide shade and shelter for our livestock. We are also concerned with the potential of noise, dust and hazard to children and livestock. With the previous installation of a tower installed on our property we know the damage that can be done to the property. There are better alternatives then using our private driveway, such as the Paddy Creek Levee road or the farm road to the east of our property.

We respectfully urge the CPUC to require PG&E to conduct public meetings and hearing(s) in the Lodi and Lockeford area.

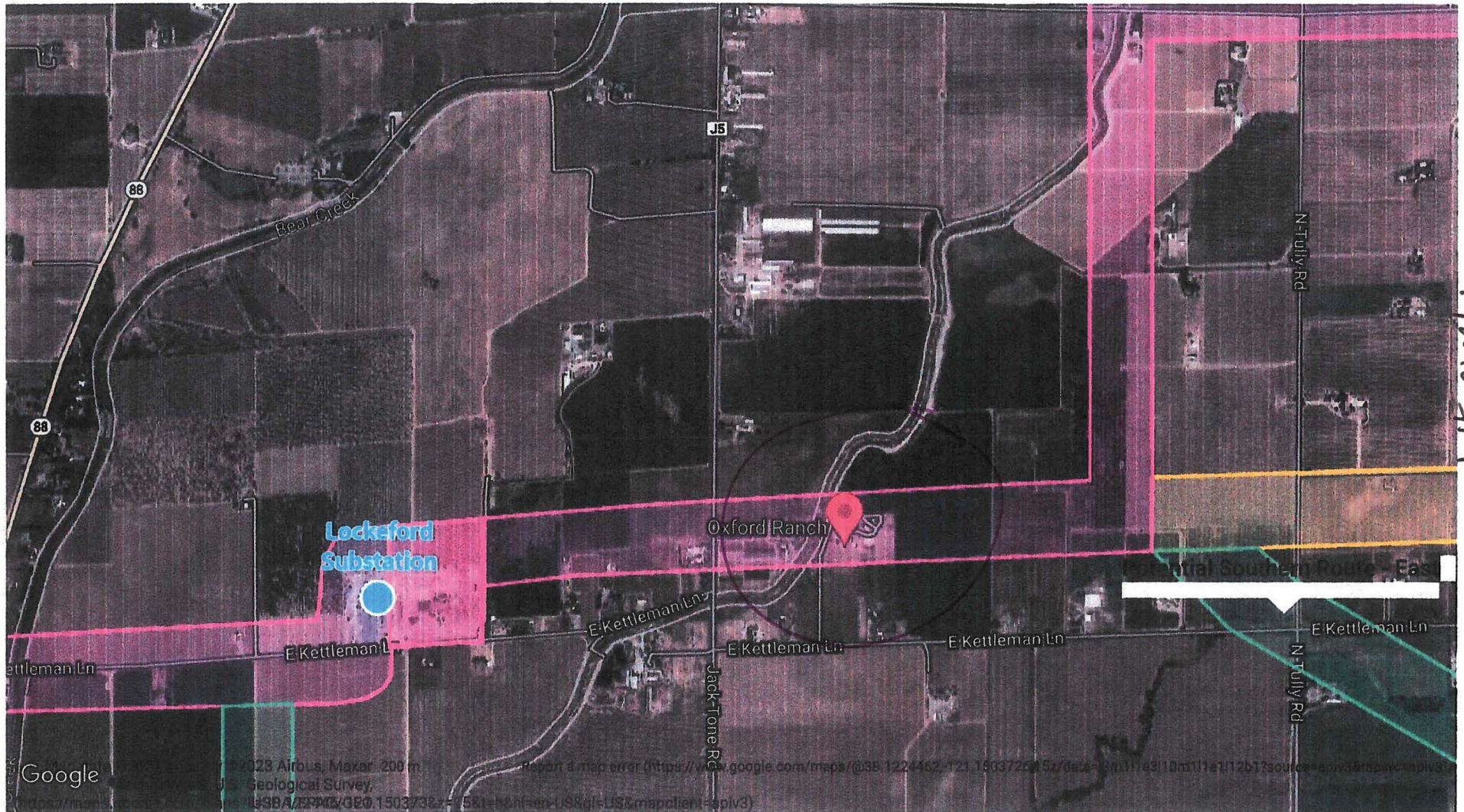
Respectfully Submitted,



Shannon R. Oxford

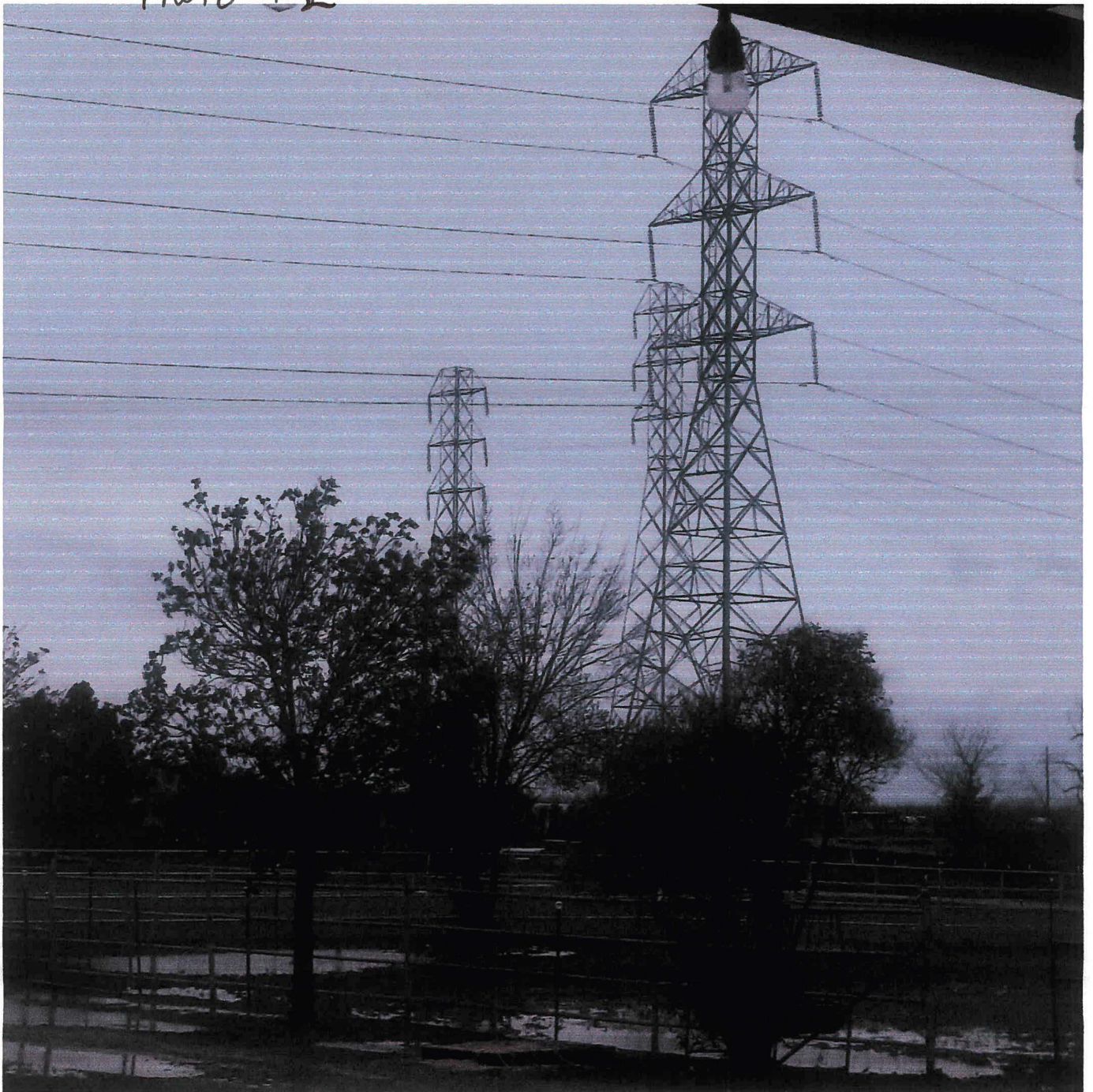


Gayle L. Oxford



all 3 proposed routes follow our property line
just 50' from our homes.

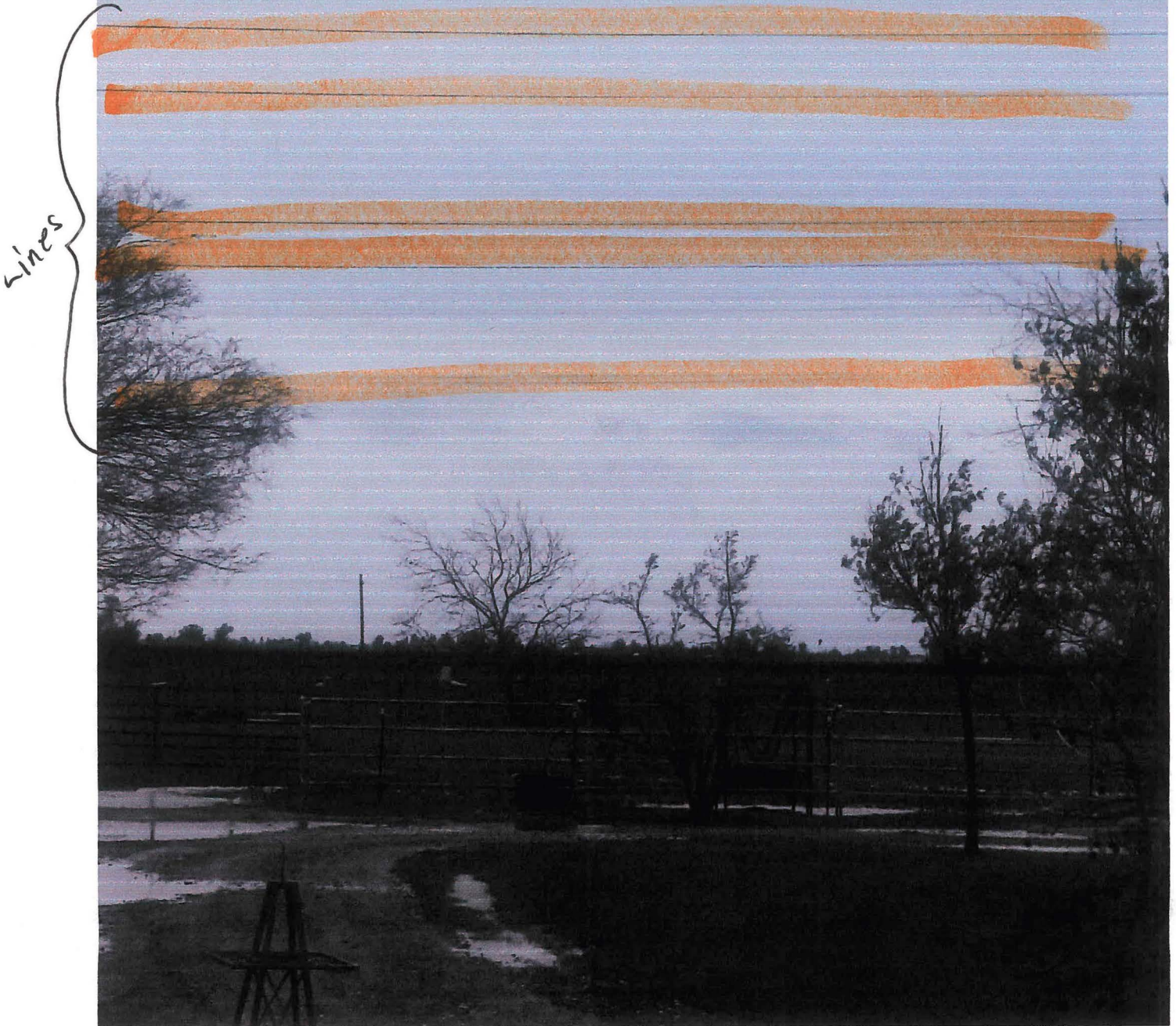
Photo #1



Existing Power Lattice Towers & lines, 150' to 200' from
our sitar on property of S&G Oxford 8.35 acre parcel
13749 E. Kettleman, Lane, Lodi, Ca. 95240

Loss of Land use, approx. 1 acre

Photo # 3

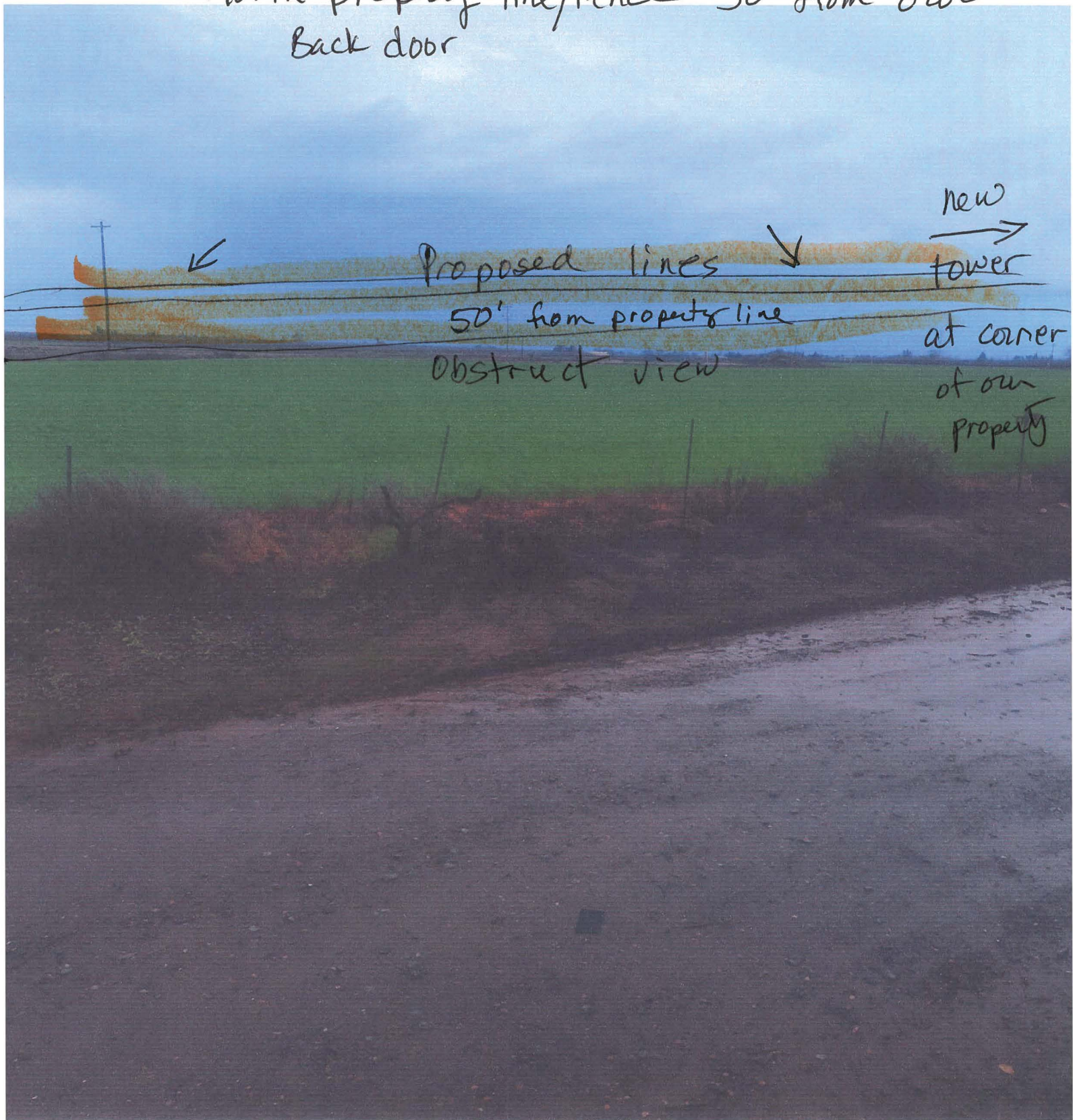


Exiting Power lines across property just approx
150' to 200' from our front door

Loss of land use $1\frac{1}{2}$ to 2 acres

#4

North property line/fence 50' from our
Back door



#5

Rental on our property

North view 90' from new proposed lines



#6

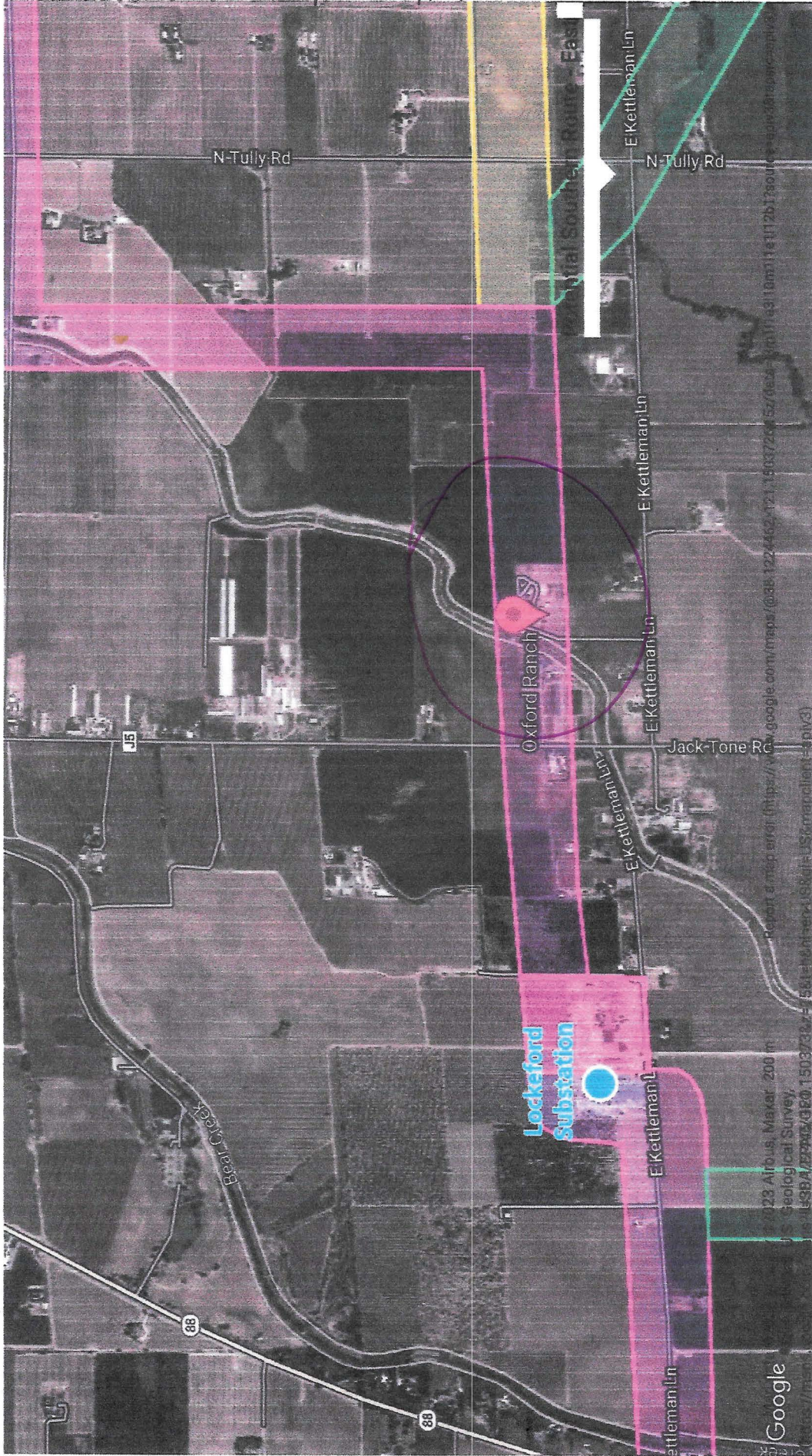
Looking from our Back Door



9/17/23, 12:49 PM

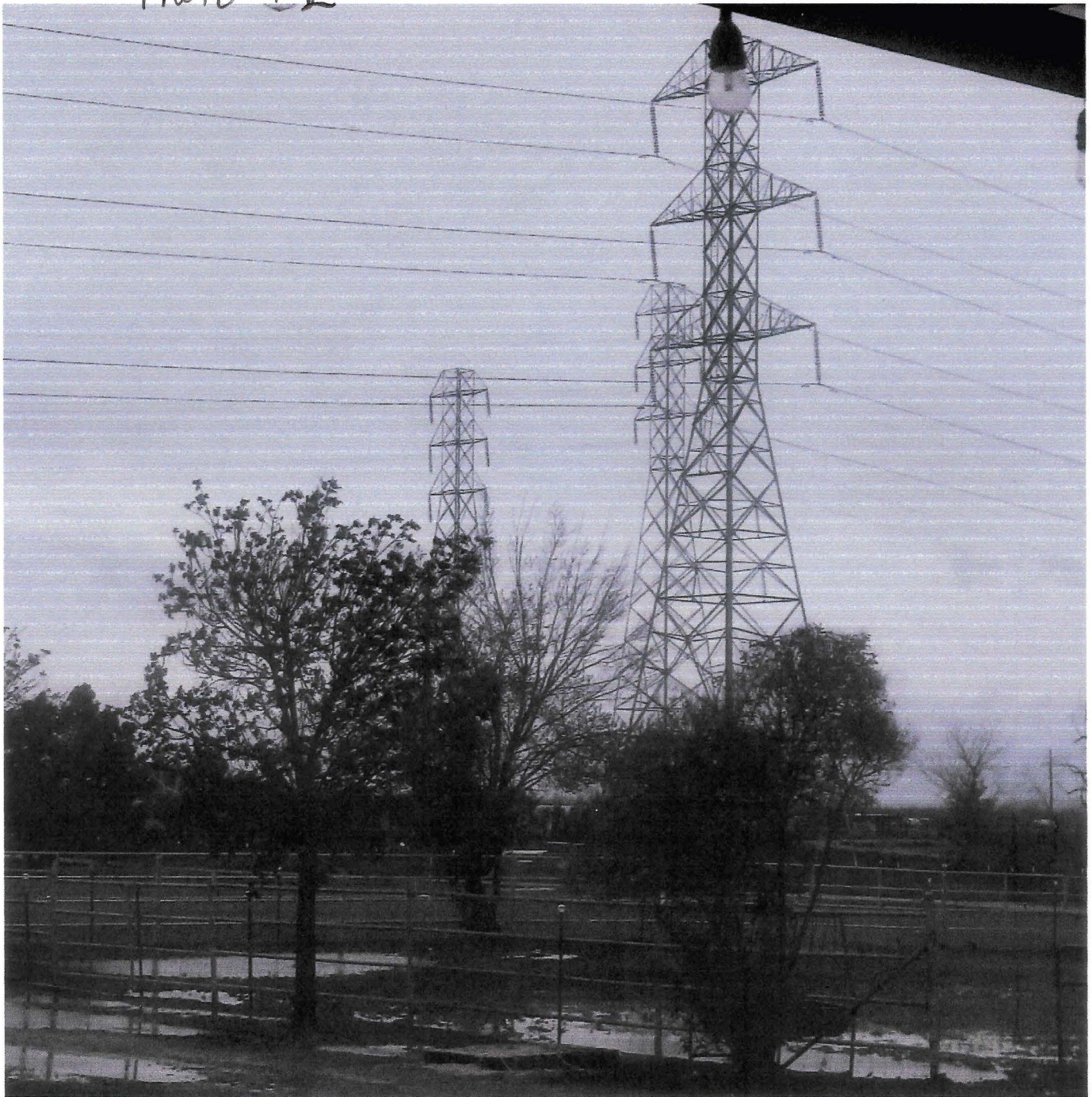
PG&E - Northern San Joaquin 230kV Transmission Project

Photo #1



all 3 proposed routes follow our property line
just 50' from our homes.

Photo #1



Existing Power Lattice Towers & lines, 150' to 200' from
our first down property of S&G Oxford 8.35 acre parcel
13749 E. Kettleman, Lane, Lodi, Ca. 95240

Loss of Land use, approx. 1 acre

George and Angeliki Perlegos 155506 N Curry Ave , Lodi, Ca. 95240
45863 Bridgeport Pl
Fremont Ca 94539
408497 4754 / gperlegos@yahoo.com

February 7, 2024

CPUC, Boris Sanchez,
c/o Ascent, Att Heather Blair
455 Capital Mall , Suite 300
Sacramento , Ca 95814

Re: Northern San Joaquin 230 KV Transmission Project,

Dear CPUC Commissioner's

I attended the January sponsored Zoom meeting and objected to the PGE 230 KV power lines and was asked to submit my previous objection letters I had sent to the CPUC and I attached here. Also the potential Northern Route had big impact on the PERLEGOS FARMS (APN : 04923004, 04922009, 04922008, 04922006) and the present Southern Route has a big Impact on APN 06113117 and APN 06113227 and APN 06113228 all on Curry Ave , Lodi Ca. As I said in the January 30, meeting the 230 KV PGE power lines do not belong in this part of Lodi. This is an established over 100 years Farm Lands , Vineyards, Cherries, Wineries , etc. We have homes pumps, shops, barns, kids and etc and all will all be impacted as we said in our attached letter.

FEASIBLE ALTERNATIVES TO THE PROPOSED PROJECT

- #1 PGE needs to stay on their existing CENTRAL ROUTE to either Doubling the 60 KV lines to 115 KV which as we understand will meet most if not all of the projects objectives.
- Or go Underground on their existing easement Central route.
- Or bring 230 KV lines on the existing easement Central Route.

#2 Altrnative -- " NO PROJECT"

Given the many potential negative impacts , there is a clear case against pursuing any version of the project. The project site will remain unchanged and no transmission lines will be developed. As a result there will be no visual, no noise, no geologic, air, health , habitat, or economic impact, among others .

The PERLEGOS FAMILY and Every property Owner along the Southern Route prefer that PGE stays in their CENTAL ROUTE along Victor Road .

Even though LODI has not Annexed this section of lands we are well established for over 100 years and it never happened before that PGE will bring 230 KV power lines in an establish area , established part of the City of Lodi even though we are not Annexed yet.

Thank you

George and Angeliki Perlegos

408 497 4754

gperlegos@yahoo.com



LUBIN OLSON & NIEWIADOMSKI LLP

THE TRANSAMERICA PYRAMID

600 MONTGOMERY STREET, 14TH FLOOR SAN FRANCISCO, CALIFORNIA 94111

TEL 415 981 0550 FAX 415 981 4343 WEB lubinolson.com

April 21, 2022

GERALD M. MURPHY
Direct Dial: (415) 955-5091
Email: gmurphy@lubinolson.com

SENT VIA E-MAIL [MTSN@pge.com]

Matthew Swain, Esq.
Russ Building
235 Montgomery Street, 17th Floor
San Francisco, CA 94104

Re: Northern San Joaquin 230 kV Transmission Project, formerly known as Northern San Joaquin Power Connect ("Project")

Dear Mr. Swain:

This law firm represents George Perlegos and Angeliki Perlegos (the "Perlegos Family") with regard to the above-referenced Project under consideration by the Pacific Gas & Electric Company ("PG&E"). It is our understanding that PG&E is preparing a Project application for submittal to the California Public Utilities Commission ("CPUC") in mid-May, 2022. The Perlegos Family submits the below comments for consideration in PG&E's preparation of its application and urges PG&E to reconsider how the routing options will be characterized in the application filing, as the Project poses significant wildfire dangers and health risks, would drive up energy rates and threaten sensitive resources, environmental communities, and over 100 years of winegrowing and agricultural history, including any future development of the land.

We are hopeful that the concerns of the Perlegos Family can be addressed at this initial stage of the pre-application process, and appreciate PG&E's careful consideration of the following issues.

PG&E'S INADEQUATE PRIOR PUBLIC NOTICE OF THE PROJECT AND REQUEST FOR FURTHER PUBLIC HEARING

As a preliminary matter, PG&E's web page for this Project has not been updated since the 2019 public open house. Although the Project website includes prior "fact sheets," a Project map, and old materials from previous open houses, our clients were never consulted or notified about these open houses from several years ago. We are concerned that similarly-situated members of the community also were not adequately notified by PG&E about the Project and therefore were denied an opportunity to comment on how the Project might impact their properties. To provide a more thorough public review process, we ask that the Project go through further public hearing before the Project application is submitted to the CPUC. Please

additionally ensure that any future notice of open houses or public workshops for the Project, or any variation of it, are also directed to our law firm so the Perlegos Family—and other community members—may actively participate in what should be an open and fully transparent public review process.

THE PROJECT'S DIRECT ADVERSE IMPACTS ON THE PERLEGOS FAMILY PROPERTIES AND SURROUNDING AREA

If approved by the CPUC, the state agency with jurisdiction over the siting of this type of project, our current understanding is that the Project would include connecting PG&E's existing Brighton-Bellota 230 kV Transmission Line into PG&E's Lockeford Substation and building a new 230 kV double circuit transmission line from PG&E's Lockeford Substation to a new 230 kV switching station on Thurman Street in Lodi. The study area on the Project's website includes three potential transmission line routes: (1) Northern Route; (2) Central Route; and (3) Southern Route.

It is our understanding that the potential Northern Route is PG&E's preferred route. Such alignment, however, would cross four parcels owned by the Perlegos Family [APN 04923004; APN 04922009; APN 04922008; and APN 04922006]; whereas, the potential Southern Route would cut across one of their properties [APN 06113117] (collectively, the "Perlegos Family Properties").¹

The affected properties are all located in a secluded, nature-based setting, and have been in the Perlegos Family for generations.



[Peter and Helen Perlegos with a family friend in front of their vineyards circa 1990]

¹ The map enclosed herein depicts the impacted properties in relation to the proposed Northern and Southern transmission routes.

After immigrating from Greece in the 1950s, Peter Perlegos, George Perlegos' father, purchased the properties and built his family home at 15506 N. Curry Ave., where he raised his family. The Perlegos Family has continued Mr. Perlegos' legacy, establishing their home and raising their children in the area. Like Mr. Perlegos before them, the family today actively cultivates Zinfandel vineyards on their properties—a varietal that has thrived in Lodi as far back as the late-1880s—as well as mature cherry trees.

All of this is at risk by the Project's proposed Northern or Southern alignments, which propose constructing transmission lines and towering steel poles across the Perlegos Family Properties. Impacts from either potential route would scar the views and skyline, destroy the tranquil, natural setting of the area, and devastate the Perlegos Family Properties and surrounding areas, including but not limited to the following:

- The proposed transmission lines would have adverse aesthetic impacts and be out of scale with the area and community; would clash with established infrastructure and land uses, including agricultural land uses such as vineyards and orchards; and would degrade the foreground character or scenic quality of a visually-important landscape by introducing dominant visual changes in the landscape with special scenic and natural qualities.
- The Project would potentially conflict with sensitive resources and habitat areas and run counter to existing and proposed land uses.
- There is significant concern over the potential for health risks associated with the electromotive force emitted from the transmission lines.
- The overhead power lines also would have noise impacts from the “buzzing” during operation.
- The overhead power lines present a significant and unavoidable fire hazard risk in the area (e.g., if they were downed in an earthquake or in high winds).
- Moreover, the transmission lines potentially expose sensitive receptors to detrimental pollution concentrations and may further contribute to a collective or combined air quality effect, including in combination with existing and foreseeable other projects, that leads to violation of air quality standards, even if the individual effect of the Project/activity is relatively minor compared with other sources.
- The Project may additionally adversely affect a listed endangered, threatened or proposed species or designated critical habitat, or a non-listed special-status plant or animal species either directly or through habitat loss or modification, as well as native plant communities, including riparian areas that deposit the fertile soils so ideal for agriculture in Lodi, as well as other sensitive communities.

- The Project would drive up energy rates. The cost of electricity service is rising in California, and this Project—including any pass through of land acquisition costs²—would significantly add to that burden and increase the cost of electrical service and rates in the area.
- Constructing transmission lines would also substantially decrease property values for the Perlegos Family Properties and other nearby properties, and would make any property it touches commercially worthless. Properties in the area are being rezoned due to housing shortages, and the potential value of the land is considerable, which PG&E should take into account.

Of course, the Project's devastating potential impacts—under either the Northern or Southern alignment—are not limited to the Perlegos Family Properties alone. The Project would have similarly detrimental impacts on numerous area farms, wineries, and tasting rooms, and our understanding is that widespread opposition to the Project, as currently proposed, is considerable among members of this community.

FEASIBLE ALTERNATIVES TO THE PROPOSED PROJECT

One of the most important aspects of this pre-application processes is identification and assessment of reasonable siting alternatives that potentially avoid or minimize impacts of a project. Below is a non-exhaustive range of alternatives for consideration that would avoid or substantially lessen the Project's potential adverse impacts.

Alternative #1 – No Project

Given its many potential negative impacts, there is a clear case against pursuing any version of the Project. Under the “no project” alternative, the Project site would remain unchanged, and no new transmission line development would occur. As a result, there would be no visual, noise, geologic, air, habitat, health, or economic impacts, among others, under this alternative. This is the preferred alternative of the Perlegos Family.

Alternative #2 - Upgrade Existing Transmission Lines Along the Central Route

The second alternative involves upgrading the multiple existing 60kV rights of way along the “potential Central Route,” which would meet most, if not all, of the Project objectives, as far as we understand them.

In our assessment, upgrading Lockeford-Industrial to 115kV would be an easier staged upgrade than what is proposed by the Project. Using a single pole 115kV would likely take the same right-of-way, and subsequent upgrades to 115kV could also happen at Lockeford-Lodi #2

² The Perlegos Family intends to vigorously oppose any version of the Project resulting in condemnation of any portion of their properties.

& #3. Any and all of these upgrades could occur within the proposed 2026 timeline at lower cost and would likely be a more welcomed alternative among community members.

This second alternative is favored because it would completely resolve numerous of the environmental and economic impacts, including but not limited to the concerns raised in this letter. For example, this alternative would avoid the significant, permanent aesthetic impacts along the Perlegos Family Properties and other properties. Instead of constructing a full-blown 230kV transmission line through the middle of Lodi, impacting sensitive natural lands and important farm land, and other communities and attractions within the area, Alternative #2 would substantially maintain the status quo.

PG&E should consider putting out a proposal to upgrade a 60kV line to 115kV in the shorter term rather than pursue the currently contemplated Project. At minimum, PG&E should provide a more robust and thorough assessment of the feasibility of this alternative.

REQUEST FOR PROJECT INFORMATION

On behalf of the Perlegos Family, we request the following information and materials concerning the Project:

1. A clear explanation of why the Project is considered by PG&E to be necessary, including the assumptions and calculations on which the Project is based, and why the power would need to be run through the Westside of Lodi.
2. Identification of the intended customers for this Project.
3. A specific description of PG&E's distribution needs in the area that would be addressed by the Project and how an upgrade of the existing transmission lines would or would not meet those needs.
4. Any technical analysis of the proposed transmission line routes and study of feasible alternatives, including but not limited to a robust assessment of upgrading the existing Central Route.

*

We are optimistic that the Perlegos Family, community, and PG&E can find a mutually agreeable path forward that provides reliable energy transmission while minimizing impacts and cost to ratepayers. On behalf of the Perlegos Family, we warmly invite your principal decisionmakers to tour the potentially-impacted properties. We believe a tour of the properties would help provide PG&E with a different view of the affected landscape, farms, and natural scenery so worthy of preservation.

Matthew Swain, Esq.
April 21, 2022
Page 6

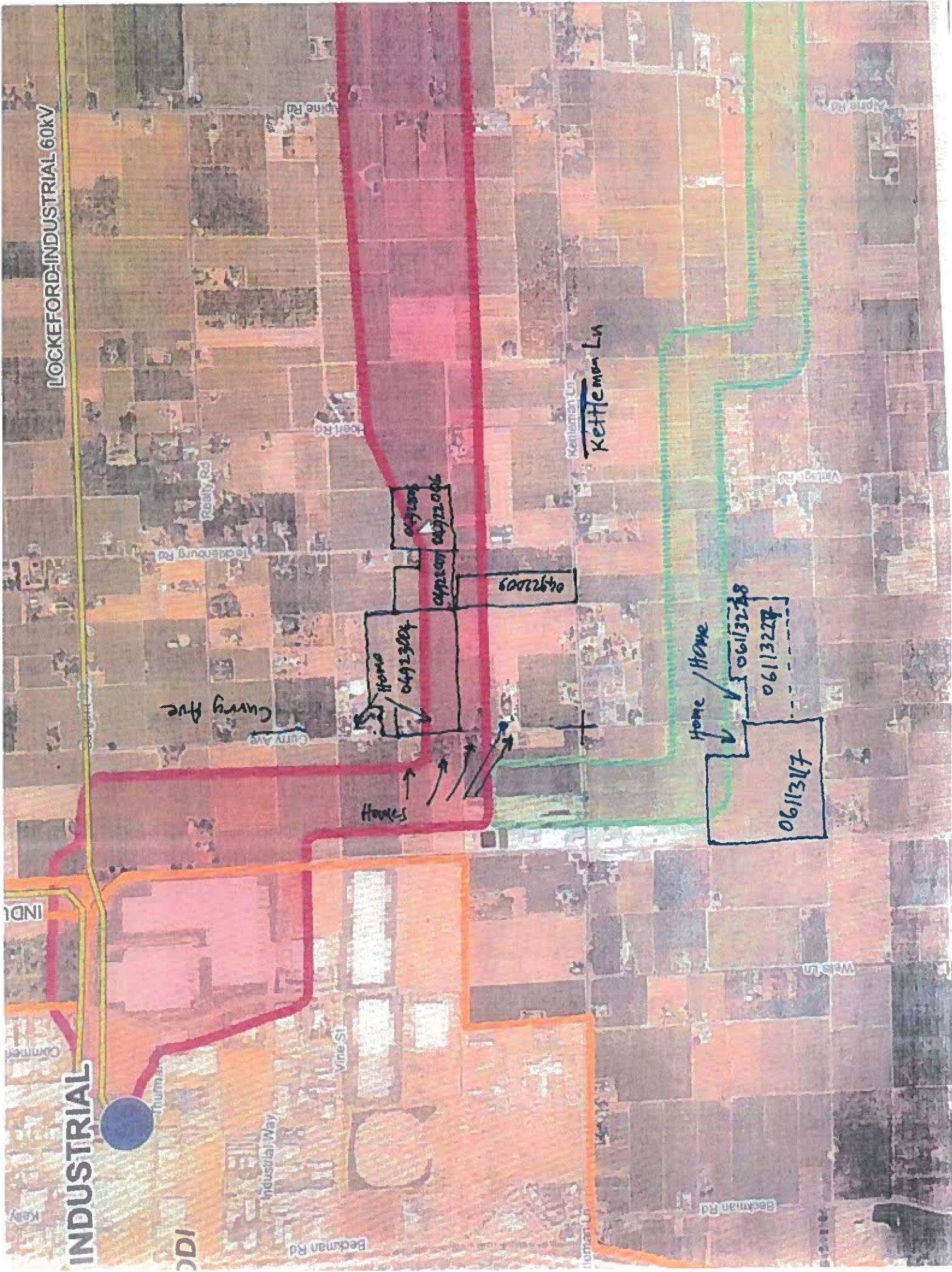
Please let me know when you are available to meet and discuss these issues further. You may contact me directly at (415) 955-5091, or by e-mail at gmurphy@lubinolson.com.

Very truly yours,


Gerald M. Murphy

Encl. (1)

cc: The Honorable Eleni Kounalakis, Lieutenant Governor (by e-mail: eleni.kounalakis@lgt.ca.gov)
Supervisor Chuck Winn – San Joaquin County Board of Supervisors, District 4 (by e-mail: cwinn@sjgov.org)
Denise Warmerdam, Chief of Staff for Supervisor Winn (by e-mail: dwarmerdam@sjgov.org)
Lodi City Mayor Mark Chandler (by e-mail: mchandler@lodi.gov)
Lodi City Council (by e-mail: citycouncil@lodi.gov)
Rachel Peterson, CPUC Executive Director (by e-mail: rachel.peterson@cpuc.ca.gov)
John Ketcherside, PG&E Sr. Electric Outreach Specialist (by e-mail: JPKa@pge.com)
Qing Zhang, PG&E Transmission Planning Engineer (by e-mail: QXZ5@pge.com)
George Perlegos (by e-mail: gperlegos@yahoo.com)
Pete Perlegos (by e-mail: peteperlegos@gmail.com)
Shawn Zovod, Esq. (by e-mail: szovod@lubinolson.com)
Philip Sciranka, Esq. (by e-mail: psciranka@lubinolson.com)
Susan Schneider (by e-mail: schneider@phoenix-co.com)



LOCKEFORD INDUSTRIAL 60kV

INDUSTRIAL

IND

Industrial Way

Beckman Rd

Vine St

Curry Ave

Home

Home

04922009

04923004

04921007

04922006

Kettleman Ln

Home / Home

06113278

06113279

06113190

From: Gust Perlegos (Farm Owner, 5102269585)

To: CPUC

Date: February 8, 2024

Subject: PG&E's Northern San Joaquin 230KV Transmission Project (Application No. A.23-09-001)

PG&E has filed an application for a new 230KV transmission line from Lockeford to Lodi. The rationale for tripling the current power capacity with this new 230KV double circuit line is unclear. It seems unlikely that PG&E will acquire three times their current customer base to justify such an increase.

PG&E's plan is to make the new 230KV line fully operational to the point where the 60KV lines are not needed. Then PG&E can disconnect these and reconfigure them.

Addressing overheating and reliability issues caused by overloading could be more efficiently managed by upgrading one of the four existing 60KV lines to a double circuit, thereby enhancing capacity by 20%. Should there be a need for greater transmission power, converting a 60KV line to a 138KV double circuit line—utilizing either single wood or steel poles—would result in a 75% increase in capacity. This solution would not only sufficiently exceed their capacity requirements but also reduce the right-of-way impact concerning radiation. By using existing easements, PG&E could avoid introducing 230KV overhead power lines across numerous farms to the east of Lodi, which are currently not near any such lines; the nearest are at least 10 miles away on both the east and west sides of Lodi.

Employing existing easements would also sidestep the potential financial and moral implications for property owners considering selling their land due to the installation of new lines, as well as concerns about excessive EMR exposure.

The proposed new line presents several issues:

1. Property owners, especially those with small parcels ranging from 10-20 acres, will strongly oppose having these lines cross their land due to potential financial losses and ethical concerns.
2. The exposure to electromagnetic radiation (EMR) is worrisome for many farmers who spend extensive periods working in the fields—pruning, weeding, removing leaves, thinning, and tying vines—all in close proximity to these lines. Moreover, there is apprehension that laborers may be reluctant to work near these lines, which could significantly affect farming operations.
3. Residing on farms within 1200 meters of high voltage lines or where magnetic radiation exceeds 1.0 mG may elevate the risk of leukemia or other health issues in children, as indicated by research on the health impacts of living near such power lines.
4. Additionally, the hazards posed by fallen high voltage lines or fires, which can occur during the dry season, should not be underestimated. In addition, threatened and endangered species maybe displaced, harmed or affecting breeding from the project. These species would include but not limited to, Owls(Elf and Grey), Large-Flowered Fiddleneck, California Tiger Salamander, Tricolored Blackbird, Swainson's Hawk, Giant Garter Snake and riparian brush rabbit. A full list of these can be found at <https://wildlife.ca.gov/Conservation/CESA>.

We appreciate your attention to these considerations.

Gust Perlegos

From: [Jim Grady](#)
To: [NSJTP](#)
Subject: PG&E Power Line Project
Date: Friday, February 9, 2024 1:22:14 PM

To Whom It May Concern: I

My name is James Grady Jr.

I own vineyards at 14051 N. Hwy 88 in Lodi.

I first became aware of this project when I received a letter from PG&E approximately a year ago.

My son and I have farmed winegrapes at this location for the past 20 years.

My son lives in a home on the property and we also have a large storage building for our vineyard equipment.

As we have been told the line is planned to go down a dirt road that bisects our ranch with vineyards to the north and south of the road.

Our farming will be impacted significantly. There are years when the rains cause the clay soil to be too wet for the tractor to apply sulfur dust to prevent mold and mildew in the grapes and we have dust applied via crop duster. Once the line is placed if it is done as proposed down the middle of our ranch the planes will likely not be able to do so.

My son's house is on that lane and I believe the line is planned for approximately 75 feet in front of his home. That will make his home which he has invested in for 20 years as well as the surrounding yard likely worthless. I don't think there will be a market for a home to be purchased with power lines such as these in the front yard!

Our vineyard was purchased and has been developed at considerable expense over the past 20 years and we just are in the 2nd year of a 20 acre replant of the south half of our field. The value of the vineyard property will be significantly reduced if the power line is allowed to go in down the middle of the property.

Suggested solutions:

I would like to see the power line placed underground. I know that is more expensive, but PG&E will be making significant income from the delivery of the power and I am sure will just increase electric rates to whatever amount is necessary to remain profitable. That would spread the cost of undergrounding the line over all the consumers, thus sharing the expense with everyone instead of just destroying local property owners land values.

A much better route would be to use existing power line right of ways. Perhaps the line could be undergrounded down the middle of kettleman lane or harney lane and not cause anyone hardship.

At the very least the line should be moved to the north or south edge of our vineyard so it does not impact farming as much. That would also mitigate the problem of

conflicting with my son's home.

Should this project proceed as planned, I see little option for me other than to sue PG&E and the City of Lodi Power Company for the lost value of my vineyard property and the value of my son's home.

I get the need for electricity for the City of Lodi to grow, but destroying land owner and home owners property values and destroying the aesthetics of living on said land is not an acceptable cost. Undergrounding the line avoids all the aesthetic damage as well as land devaluation and would be paid for ultimately by all citizens to spread the cost.

Thank you for your attention to my letter,

James J. Grady MD

From: [Jim Natsis](#)
To: [NSJTP](#)
Subject: PG&E Northern San Joaquin 230 KV Transmission Project
Date: Wednesday, February 7, 2024 10:57:42 AM

Dear Mr. Sanchez/Ms. Blair,

My parents and sister live at 13960 N. Locust Tree Road and 13972 N. Locust Tree Road, respectively. Both homes are dangerously close to where the proposed towers and transmission lines will be situated, not to mention that they will be going through a large section of our vineyard located just north of the two homes.

We strongly oppose this project. It is an unacceptable infringement on my parents and sister's quality of life and is detrimental to their health and property values. We are especially concerned about any long-term health issues that will arise from the high-voltage transmission lines due to the proximity of the homes to the location of the towers that will run through our property.

Furthermore, the project will decrease our property values because of these potential long-term health issues, and the overhead transmission lines and towers will also degrade the environment, further erode property values, and severely impact our ability to farm our vineyard.

This project should continue running west along Kettleman Lane instead of being routed south at Highway 88 to then run west through multiple farms and vineyards as currently proposed. The current proposed route/path is unacceptable.

Sincerely,

Jim Natsis
(408) 857-7332

From: [Joe Petersen](#)
To: [NSJTP](#)
Cc: [Jeannette Petersen](#)
Subject: Lodi PG&E project
Date: Monday, February 5, 2024 12:17:25 PM

Boris:

The lines go down the center of my already narrow vineyard creating an unnecessary impact on my ability to farm it. It unnecessarily increases the amount of farmland that will be lost due to the project. This central location further diminishes if not eliminates the highest and best use of the property, building 2 homes on it.

By slightly extending the angle after crossing Locust tree road (heading west) would put the line at the northern edge of my property as it heads west. Slightly shortening the line at the same location would put the lines at the southern boundary of my property. Either option would have less of an impact on my property and the use of it. These slight changes would reduce the loss of prime farmland because existing service roads would be used to access the poles.

It would be best if you chose the shorter angle because there is an existing PG&E easement on the south side of my field - ultimately saving the ratepayers from purchasing the whole easement.

In terms of impact to my operation and land, going to the north or south edge of my field reduces the impact.

I am not against the project, I am asking you to reduce its impact.

The property being impacted is located approximately 1/2 mile south of Kettleman lane and extends from the east side of Alpine road easterly to the half way point between alpine road and Locust tree road.

I do not have the APN with me. If you need it, let me know and I will provide it.

Thank you for your time.

Joe

Joe Petersen
Petersen & Company
(209) 368-8010
Joe@AgLand.org
BRE# 01489372



Sent Via Email

February 9, 2024

Boris Sanchez
California Public Utilities Commission
Energy Division - Infrastructure Permitting & CEQA
505 Van Ness Avenue, 4th Floor
San Francisco, CA 94102
Email: boris.sanchez@cpuc.ca.gov

RE: PG&E's Northern San Joaquin 230 kV Transmission Project / A. 23-09-001

Dear Mr. Sanchez:

The California Farm Bureau Federation ("Farm Bureau")¹ submits these comments in response to the lead agency review under the California Environmental Quality Act (CEQA) by the CPUC regarding an Environmental Impact Report (EIR) to conduct an objective analysis of the effects of the proposed Project in compliance with CEQA. These comments are intended to address the scoping process with a scoping period from January 10 through February 9, 2024,² and are responsive to the Proponent's Environmental Assessment (PEA).

Farm Bureau represents farmers and ranchers throughout California, including members in San Joaquin county, who would be directly impacted by the Project based on the proposed scope. Farm Bureau presents its comments as augmentation to the comment letters which have been submitted by members of the community.

¹ The California Farm Bureau Federation is California's largest farm organization with approximately 26,000 agricultural and associate members in 54 county Farm Bureaus. Farm Bureau strives to protect and improve the ability of farmers and ranchers engaged in production agriculture to provide a reliable supply of food and fiber through responsible stewardship of California's resources. Farm Bureau also aims to improve the ability of individuals engaged in production agriculture to utilize California's resources to produce food and fiber in the most profitable, efficient, and responsible manner possible guaranteeing our nation a domestic food supply. San Joaquin County Farm Bureau and its members have provided input, that is reflected in these comments.

² <https://ia.cpuc.ca.gov/environment/info/ascent/NSJTP/index.html> for timeline requirements for comments.

Farm Bureau recognizes and generally supports the need for appropriate energy infrastructure to assure consistent, reliable supplies of power. That recognition, however, does not translate into an assumption that every project proffered meets appropriate need tests without question. The Project, in fact, raises many questions and concerns, which should be examined both in the context of statewide resources and opportunities, as well as the implications to the local community where the Project will be located. It is incumbent upon the Project proponents to scrutinize all available options to obtain the needed capacity in light of the information it has and will receive about the effects of the Project as proposed. Set forth within these comments are issues, concerns and opportunities, which emphasize a broader review than that which PG&E conducted in minimizing impacts on many agricultural resources.

With the recommendations regarding how to better configure the Project our observation is that if they are adopted it would expedite the completion of the Project and minimize impacts to the community. Had PG&E spent more time working with the community to identify how to address impacts, the solutions could have already been reflected in the Project documents.

I. The Project Should Include the Perspective of the Impacted Communities From the Outset

It is necessary and relevant to consider the long-term economic and operational impacts to those residents forced to sustain the Project, in this instance the predominately agricultural landowners in San Joaquin county. The Project area to be studied and evaluated includes many, many small businesses comprised of farming operations. Those operations and the supporting services that depend upon them would be directly and permanently negatively affected by the construction and installation of new transmission lines, depending upon how the Project is ultimately comprised.

We recommend that this opportunity for reviewing the Project impacts seriously analyze the comments received by local community residents who are far more familiar with the area to be built out. Already we are aware that substantive and technical proposals have been made at the Public Scoping Hearing held on January 30, 2024, that will also be provided in written comments and are outlined below as well. Unfortunately, PG&E seemed to take an easy approach to connecting the dots to achieve what it has deemed to be the Project goals. That means that it is up to the CEQA process to overcome the deficiencies in what has been presented to date and there are multiple avenues to build out the Project in a manner that better respects the existing and potential viability of the agricultural businesses in its path.

The challenge of building the Project in an established agricultural community will be overcoming the important values that have been developed. With about 40% of the state's premium grapes grown in Lodi, the viticultural area is touted as the "winegrape capital of the world." Lodi growers produce more than \$450 million in winegrapes annually. These and other crops grown in the area are very high value and every effort should be made

to minimize effects on acreage. Although reducing permanent footprints on such areas will reduce the overall cost of the Project, because less remuneration will have to be paid, more importantly such reductions will benefit the community.

Agricultural landowners sustain much energy infrastructure on their property that serves the communities far and wide. In asking or in many cases forcing them to provide for such infrastructure, it is expected that every effort will be made to ameliorate the Project's effects.

II. Long-Term Impacts of Future Transmission Lines Can Be Understood from Effects of Existing Lines

Agricultural lands sustain vast amounts of utility service infrastructure. Agricultural landowners and operators have learned what to expect from living with that infrastructure on a daily basis. Education about the mandates associated with the operation and maintenance of the infrastructure, and limitations on the surrounding land, has been decades in the making. Landowners know that the burdens associated with managing land around the lines will continue to grow, and that the flexibility of operating around and under the lines will be more limited over the course of time. Assessment of impacts and appropriate treatments to impacts on agricultural lands based on the conditions which currently exist would be a severely inadequate measure. Agriculture must be able to adapt crops and management practices to remain viable. The project is happening at a time when farmers are having to make hard decisions about their futures. A lot of growers right now, just as markets change, are looking at pulling out a vineyard and determining what alternative crops they could grow. The overhead lines limit their ability to plant alternative crops such as trees.

Vegetation management around transmission lines provides an important example of the challenges faced by agricultural landowners. The trend over the years has been for utilities to ask for ever increasing clearances between trees and lines. The key variability in trimming requirements has been what the utility mandates at time of trim, rather than the clearance that must be maintained. It is recognized that new and different requirements established by the North American Electric Reliability Corporation impact how the utilities administer their programs. Whatever the causes, the fact remains the rules and requirements associated with sustaining the infrastructure on the property changes, sometimes without regard to the commitments made when the infrastructure was installed. In addition, the height and operation of mechanical grape harvesting equipment will have to be considered.

Agricultural landowners must be able to adjust to changing economic conditions by being able to plant appropriate crops on their land; permanent infrastructure severely constrains that ability unless appropriate planning and placement of the lines is conducted.

III. Significant Impacts to Crops Must Be Accounted For

1. Disruption of Soil During Construction

The Project will subject various levels of high-quality soils in the construction area to disruption. There is a significant risk that soils cannot be properly restored to the current status that signifies it as capable of high-quality production. Such concern is especially true of the operations in the Project area, since the farms have small acreage and depend on high value returns to sustain their operations. There is a possibility permanent impacts could be sustained long after construction and remediation. The extensive description of the construction activities highlights the long-term effects of changes to soils in the limited area.³

2. Dust Emission Impacts to Crops

Dust control is an issue not only as an air quality concern but as a pest control issue in orchards, vineyards, and other crops. Uncontrolled dust results in increased use of pesticides, because dust acts as a carrier for pests and diseases. In organic operations extensive use of approved materials is needed and water is used to wash the leaves of the crops. Dust is not only a concern during construction, but also as a result of vehicle access in the right of way for maintenance. Insufficient attention is given to the impacts to crops from dust during and after construction.⁴

Dusty conditions and their severity depend on the soil type, speed of vehicles using adjacent roads and the frequency of watering the dirt roads. Reduction of the speed of vehicles is the most cost-effective action, especially during drought conditions when water is in short supply. Where private ranch roads are used as access roads it will be nearly impossible to monitor the speed of the traffic or who uses the roads.

Discussion of methods to reduce dust needs to take into account the impact to crops and the related cultural practices, whether treatment is a suppressant, additives or vegetation. Agricultural operations are subject to some very strict regulations regarding chemical use. Materials appropriate for use in one context may not be appropriate near food production. Vegetation as a suppressant, unless properly managed, can create ancillary problems to crop production, as it may propagate weed problems for the operation.

The types of crops grown in the Project area are highly specialized and carefully managed. Thoughtful review of any changes to the area from a construction project is required in reviewing impacts. It can't be assumed that what works to maintain dust for air quality will work for neighboring crops.

³ PEA, page 3-42

⁴ PEA, page 3-73

Limiting impacts to crops from dust will depend on who and how access roads are used. It is not possible to monitor traffic on additional access roads. Although in some cases gates would be installed, much agricultural land is not fenced. For example, fences are not a common sight in orchards. The alternatives that create new easements and access roads also create greater impacts to crops.

3. Compatibility of Agricultural Activities With the Line is Limited

It should be taken into account that the placement of a line in areas that can support orchards will constrain future opportunities, as well as affect current operations. Constraints for vegetation management make vulnerable orchard crops and machine harvested grapes in the potential ROW. Transmission lines create greater impacts to these crops because of the requirements for maintaining vegetation clearances around the lines. With the changes over the years to vegetation management requirements, it cannot be assumed that the authorization for planting of any particular tree crop will continue for a defined period. The limitations imposed on landowners from such regulations should be understood and taken into account in assessing the impacts from the line and how to properly route it. The extensive limitations to permanent crops, especially orchards, do not bode well for landowners in the Project path.⁵

CFBF has been engaged for decades with utilities to find workable solutions to the requirements established by the CPUC and NERC for ensuring vegetation does not affect the transmission system. The trend over the years has been for the utilities to ask for ever increasing clearances between trees and lines. The key variability in trimming requirements is what the utilities mandate at time of trim rather than the clearance that must be maintained. Utilities have also been stricter about conducting the trimming under their direction, in contrast with periods when landowners did much of the pruning themselves. New requirements authorized by the North American Electric Reliability Corporation establish standards and penalties and also created vegetation management standards with which the utilities must comply.

Although the planning document suggests that ongoing vegetation management should not be required around the lines, the CPUC's standards for vegetation management as set forth in General Order 95 anticipate ongoing trimming under and around the lines. That practice has existed and continues to be in place, because PG&E is provided authorized revenues to conduct those activities. However, the most expeditious solution to prevent conflicts with current and future orchards is to site the lines so that agricultural parcels can be avoided.

⁵ PEA, page 3-54

4. Water Availability and Quality are Important Factors in the Sustainability of Crops

The categories of Farmland defined by the Department of Conservation⁶ are listed on its website and can be viewed on the link below. Key to the categories of Farmland which are capable of supporting the widest variety of crops is water availability and as a corollary water quality. Irrigation of Farmland will be significantly impacted on certain properties, either through the disruption of irrigation systems or the need to replace existing wells that are in too close of proximity to the proposed lines. The feasibility of replacing and relocating wells may not only be costly, but infeasible to replicate existing water availability and quality. The PEA addresses existing wells⁷, but provides an uneducated conclusion about the impacts between wells and lines, not taking into account the limitations that well servicing companies will contend with in addressing maintenance requirements.

If wells must be replaced in any of the proposed routes, there will be significant impacts to agricultural resources. Replacement of a well and water availability is not simply a matter of moving the source from one location to another. Significant analysis is required to assure that any new well would have comparable water resources. Because many of the parcels impacted by the Project are limited in acreage, so too are the options for locating a new well site.

5. Effects From the New Lines on Aerial Spraying Creates a Hazard and Affects the Sustainability of Farmland

Cultural practices of agriculture in San Joaquin County are dependent upon aerial application of materials to maintain the viability of the crop. Measures to assure the safety of the pilots for any new lines is important, but cropland subjected to new lines may be compromised as well. Because crops such as vineyards and orchards may require aerial application of products to protect crops, restrictive placement of lines may prevent applicators from being able to provide that much needed protection. In many instances aerial application will not be possible, because flight patterns that avoid the lines cannot be identified.

IV. San Joaquin County Agricultural Resources are Irreplaceable

As a finite resource and the backbone of every farming operation, agricultural land is carefully guarded. For environmental review purposes under CEQA, the categories of Prime Farmland, Farmland of Statewide Importance, Unique Farmland, Farmland of Local Importance, and Grazing Land constitute 'agricultural land' (Public Resources Code

⁶ <https://www.conservation.ca.gov/dlrp/fmmp/Pages/Important-Farmland-Categories.aspx>

⁷ See PEA at page 3-30.

Section 21060.1).⁸ However, it is the interrelationship of all types of agricultural resources in the counties, which enable the supporting businesses and activities to thrive.

Any decision to remove the significant amounts of highly productive agricultural land as contemplated from the Project must be subjected to the strictest scrutiny. It is evident that the Project proponents fully assessed neither the financial impacts to the communities nor the long-term operational impacts to the agricultural resources. Not only do such resources provide valued food and fiber production, they are also invaluable resources for wildlife. If the proponents are truly committed to good stewardship, they should take a step back and treat the agricultural lands as an important piece of the equation and not a mere afterthought.

V. Options Other Than New Lines on Agricultural Land Should be Explored

During the scoping meeting held on January 30, 2024, a number of parties mentioned the option of undergrounding a portion of the line. The most expeditious area for undergrounding that would significantly minimize impacts to agricultural land is on Kettleman Lane. We encourage this process to investigate and consider that option, since it is an existing public use. Although undergrounding is more expensive, which fact will be raised at some point, it may be comparable to the other alternatives when land acquisition and long term impacts to the community are weighed.

Another important alternative that should be pursued is the subject of a recent analysis by the Energy Institute at Haas, University of California at Berkeley, **Accelerating Transmission Expansion by Using Advanced Conductors in Existing Right-of-Way**.⁹ They found that large-scale reconductoring with advanced composite-core conductors can cost-effectively double transmission capacity within existing right-of-way (ROW), with limited additional permitting.

VI. Conclusion

The California Farm Bureau Federation appreciates your consideration of the concerns and issues raised by the agricultural community in San Joaquin county. Many landowners in the Project area know first-hand that placement of a high voltage line on productive land forever changes the owner's ability to manage the resources. Because

⁸ <https://www.conservation.ca.gov/dlrp/finmp/Pages/Important-Farmland-Categories.aspx>

⁹ <https://nam10.safelinks.protection.outlook.com/?url=https%3A%2F%2Fberkeley.us13.list-manage.com%2Ftrack%2Fclick%3Fu%3Ded42abc90348afd39994b0fbb%26id%3Db7003df12a%26e%3Db0b8a993a7&data=05%7C02%7Ckmills%40cfbf.com%7C9b133f0c28b24e58a28108dc243a5308%7C8213ac7c9da54f9b9c40e0372e5a7659%7C0%7C1%7C638425080208525110%7CUnknown%7CTWFpbGZsb3d8eyJWlJoiMC4wLjAwMDAiLCJQIjoiV2luMzliLCJBTiI6IklhaWwiLCJXVCi6Mn0%3D%7C0%7C%7C%7C&sdata=R%2FXNWvpdWn8Xlpb%2FyDysJ3%2FndmCO1YLu9a2KCQbvWJA%3D&reserved=0>

Mr. Boris Sanchez
February 9, 2024
Page 8

impacted landowners are quite knowledgeable about the long-term impacts of the lines, the lack of effort by PG&E to engage with the community was not only disappointing but did not facilitate effective solutions. In our experience, project proponents are prone to complain about delays for building out infrastructure; however, if more than required outreach to the affected community were conducted better planning would be accomplished with more expeditious completion of the project.

Decisions will constantly be gauged by how a large, dangerous piece of infrastructure on the property will impact the business operations. Until better methods are developed for agricultural crops and operations to co-exist there will be significant questions about long-term implications of new transmission lines on agricultural lands. We hope and expect that other options are fully explored, including substantive consideration to the recommendations contained in this letter and those that members of the community have provided.

Respectfully submitted,



Karen Norene Mills
Director of Legal Services
California Farm Bureau Federation
2600 River Plaza Drive
Sacramento, California 95833
Telephone: (916) 561-5655
Facsimile: (916) 561-5691
E-mail: kmills@cfbf.com

cc: NSJTP@ascent.inc

Andrew Genasci, Executive Director, San Joaquin Farm Bureau Federation

From: katiekoeplin@gmail.com
To: [NSJTP](#)
Subject: CPUC Preparation and Scoping Project - # A.23-09-001 PG&E Northern San Joaquin 230kV Transmission Project
Date: Friday, February 9, 2024 7:01:10 AM

February 7, 2024

To Whom it May Concern,

I am reaching out as a concerned homeowner explaining our concerns and frustrations with the proposed High Tension power lines project number A.23-09-001 (**Northern San Joaquin 230kV Transmission Project**) projected to impact our area and our property east of Lodi, CA.

We are deeply concerned. Our residence will be within the 300' of these lines and possibly within the "fall zone". Our second home across Curry Ave from our main residence will be right at the 300' distance from the lines. We will probably lose half of our cherry orchard and have clear site of the lines and poles from both homesites to the north.

Much of the frustrating part is that we were not aware of any of this happening until about 4 years ago, thus only able to attend one of the community meetings that were held in Lockeford, CA. I was lucky that a neighbor one street over actually called and asked if we knew about it and that there was going to be a meeting for all of us in Lockeford. By that point PG&E had already made a decision to abandon that original route that was going to come from the Spanos Park area near I-5 towards Lodi. We were told by PG&E that those homeowners that were in the path already fought hard against it. Low and behold it was no longer in the running. But we were not told that until this fall. At a recent meeting PG&E had with some of us in Lodi, CA at the Grape Festival Grounds (after they turned all of this over to the CPUC) a rep from PG&E explained that they went through a rigorous process of making sure everyone that might be impacted was sent a notice. Many were dumbfounded since we had not gotten a notice. Wouldn't something of this magnitude deserve to be sent certified or registered mail to ensure that all of us in the direct path of the lines were contacted and notified? Just standing up and saying "Well, we thought we had it all covered" does not really help us much after the fact. And then had the nerve to say "well we should have been at meeting years back so we could speak up". Really?

At the only meeting I was able to go to in Lockeford sponsored by PG&E the reps didn't have any information that anybody was interested in, nor had answers to our questions or any timelines. What was the point of those meetings? We were hoping for a voice back when the decisions were being made. They said to keep checking the website and we kept checking the website for more info and nothing was ever posted for us to see, even though PG&E now states they kept us informed the entire time. They did not. Then out of the blue a couple of months ago we get a flyer stapled to a power pole down the street from our home and about 5 days later get the same info in the mail basically stating "congrats, your route was picked!"

We did not buy our home because it was located next to high tension power lines. We chose this property because of the location near town and yet far enough to enjoy the peaceful country living of vineyards and orchards. I don't understand why we have to suffer consequences of poor planning and failed policies because the State of California can't manage this State in a way that makes logical sense. You don't keep expanding communities/cities with more homes and businesses if you can't provide adequate needed services such as electricity and water. We know these are issues that have affected all of California the past few years with rate hikes and water rationing. All of these new

subdivisions and shopping centers were approved and the City of Lodi didn't even have adequate facilities to support all of the new projects. And more are coming! How does that stuff get approved? Maybe they should have updated the electrical power grid BEFORE they approved all these new projects. Were any of these costs of expanding the power grid passed along to these developers like they do with other issues the city doesn't want to or are unable to pay for? And if so, where did that money go? PG&E did admit that the bulk of the need for additional electricity (70%) is for the City of Lodi. So why do City issues, and poor planning, impact those of us that are not part of the City of Lodi?

Some of the information given to us recently indicates that this has been in the works since 2000, how come we never heard about it? Nobody told us? Maybe we could have sold and moved before any of this ever happened. At least we would have had an option. Now how can we move? Who would buy this place? The option to sell is no longer an option. Nobody wants to live next to High-Tension power lines. I am a Real Estate industry and know for a fact some Lenders won't even loan on a property that would be this close to power lines. Property values plummet with high tension power lines. So now we have to suffer the consequences of these poor decisions by people that these high-tension power lines will never affect.

We understand that PG&E needs to update the grid and try to stay on top of the growing communities. But there has to be a better way. We all know that burying these lines is an option. Yes, the cost is very high. But the cost to us is already very high. We would rather pay more per month for electricity and have a property we can live in and/or sell if necessary than have these lines installed and not be able to sell our place if needed one day. Not to mention that they are not healthy to be around and they make noise. We all know that is true but PG&E will never admit that. Ever!! Will PG&E be willing to buy our properties at current market value? And I do not mean just the portion they need to use. I mean pay what our home is worth before the lines go in? Very sad since we do not want to leave this area. I have talked with friends who are adjacent to high voltage lines and they have nothing positive to say.

Why shouldn't everyone share the costs rather than just those of us that this affects? I mean we are all already paying the cost of old systems and all the fires that were started because of inadequate/dated electrical equipment. We are not even in a fire zone and we suffer those consequences. At least that is what we are being told. PG&E rates are super high and they still can't get a handle on any of this. All those billions in fines should have gone to upgrading the systems and not into attorneys' pockets. We are tired of PG&E and the State getting a pass on this stuff. Tired of the poor decisions/planning by the State and poor decisions by our representatives.

We take pride in our rural location and this is a very productive agricultural area of high producing vineyards, almonds, cherries and such. Lodi is considered a destination in the wine community and who wants to have to look at and/or experience all these power lines going right through the heart of rural East Lodi? There are other options that should be explored. I know this is not PG&E's or the CPUC's first rodeo with having to deal with unhappy homeowners. But we are not going down without a fight. We love living where we live and do not feel that it is fair to have someone come along and just decide the fate of our properties in order to take care of inadequate infrastructure/services that the State and/or City of Lodi should have seen coming 30 years ago.

Please consider another option. We realize that you are wanting suggestions rather than complaints. We just never had an opportunity to relay our feelings until this point. We feel that the fairest way to handle would be to go up a major street such as Victor Rd, Kettleman Lane, Harney Lane etc. or save everyone from complaining and go the underground route. We were told they did this in San Francisco so the skyline wasn't ruined. So obviously it can be done. The cost is extremely expensive, however the loss in value to our properties is way more than the monthly bill increase that should be shared by everyone in Lodi that is going to benefit from this.

Thank you for taking the time to read our concerns.

Katie and Gary Koepplin

(209) 327-5964

The following are the parcels we own that will be impacted by the project listed above:

14541 N. Curry Ave. Lodi, CA - APN: 061-131-02

14501 N. Curry Ave. Lodi, CA - APN: 061-131-01

14550 N. Curry Ave. Lodi, CA - APN: 061-132-30

From: [Kurt Kautz](#)
To: [NSJTP](#)
Subject: FW: Scanner
Date: Tuesday, January 30, 2024 4:22:38 PM
Attachments: [20240130154950714.pdf](#)

Per the directions at today's zoom meeting regarding the proposed Northern San Joaquin 230KV Transmission project, I am resending a letter I mailed to the CPUC Docket office. They had requested comments to be submitted in writing only and sent via regular mail. In addition to the comments included in the attached letter, I have been told that any pumps and wells located close to the proposed line would need to be moved. My pump and well is directly in the path of the proposed line. My parcel sizes are shown on the attached information, the 40 acre parcel has the ability to be split into four 10 acre parcels, making 4 additional home sites. Home site parcels are generally valued at 5-9 times the value of straight AG property. It really does not make sense to run this line through so many small parcels on the entire route. These small parcels are often the only land holdings, usually with their home, of the local residents. Kurt Kautz

-----Original Message-----

From: Debbie Razo <drazo@kautzfarms.com>
Sent: Tuesday, January 30, 2024 4:10 PM
To: Kurt Kautz <kkautz@kautzfarms.com>
Subject: Scanner

Will this work?



KAUTZ FARMS

Diversified Farming

LETTER OF PROTEST OF APP# 23-09-001
Northern San Joaquin 230KV Transmission project

To California Public Utilities Comm Docket Office
505 Van Ness Avenue, Room 2001
San Francisco, Ca 94102

With Copy too.

David Kraska, Law Department P G & E
300 Lakeside Drive
Oakland, CA. 94612

I am protesting the proposed route of the proposed Northern San Joaquin 230KV Transmission project. Specifically, the proposed route is west of Vintage Road in Lodi to west of Curry Road in Lodi.

The proposed route cuts directly across my parcels of grapes and almonds. These are all small parcels with a much-increased value for homesites due to their small size. The transmission lines will destroy the value of the parcels for homesites. This would constitute a taking of private property value and requires just compensation for the landowner.

It would seem much more logical to run this proposed line, along an existing public roadway where there is already power lines. Most properties would be more valuable without these lines going across them, so that would also be a taking of private property.

The specific APNs which I own that the proposed route would cross are as follows. Parcel Map is included.

- 061-132-08 40 acres
- 061-132-10 7.2 acres
- 061-132-41 4.2 acres
- 061-132-31 13.17 acres
- 061-132-32 20 acres

If the route crosses these parcels, I expect to be fully compensated for the loss of value. In addition, at times we apply pesticides via air. These lines would restrict our ability to do that.

Kurt Kautz
5490 Bear Creek Road
Lodi, CA, 95240
209-334-4786

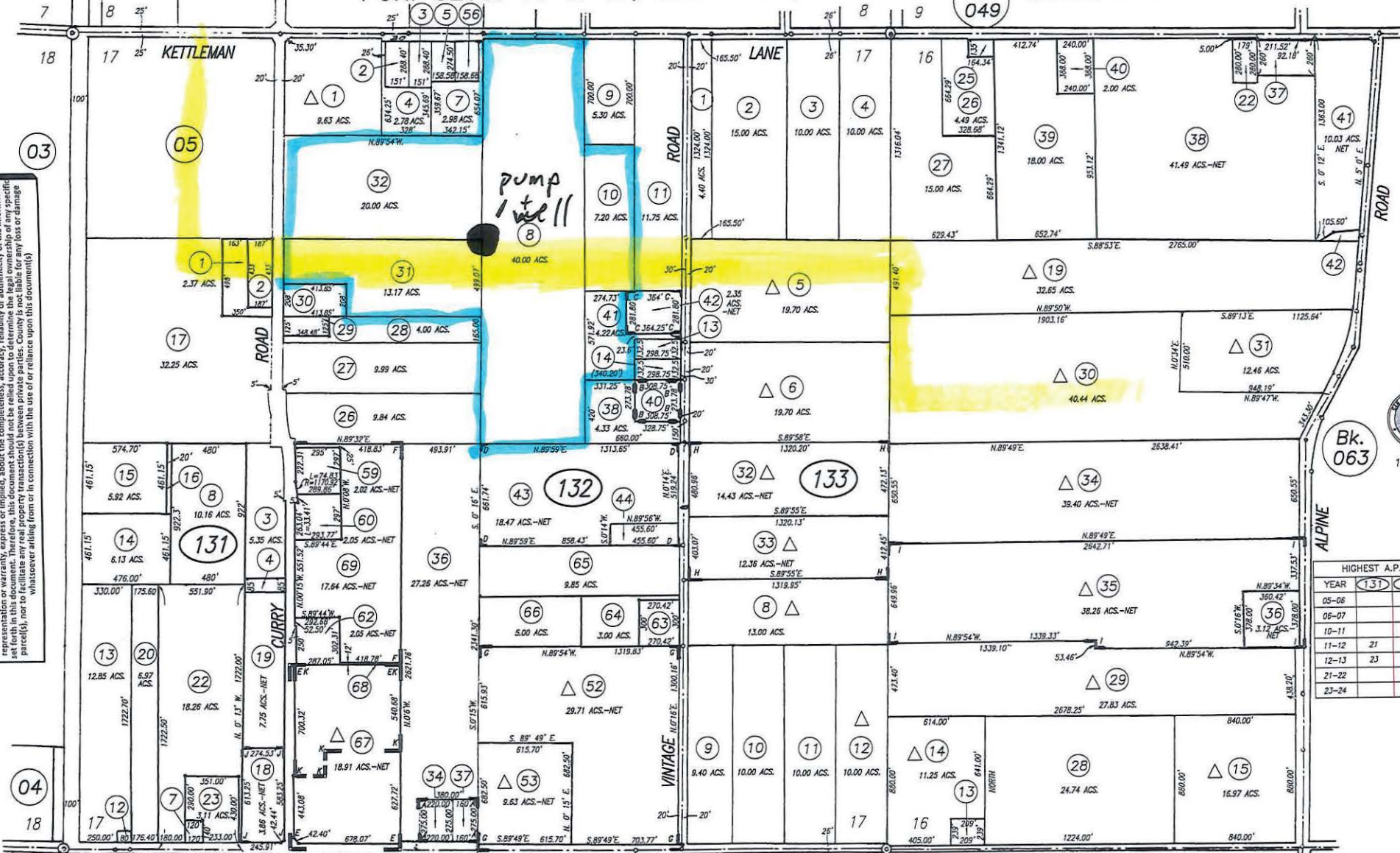
POR. SECS. 16 & 17, T.3N. R.7E., M.D.B.&M.

Bk. 049

THIS MAP IS FOR ASSESSMENT USE ONLY

061-13

DISCLAIMER
The sole purpose of this document is for the assessment and collection of County property taxes. County makes no representation or warranty, expressed or implied, as to the accuracy or completeness of the information provided herein. This document should not be relied upon to determine the legal ownership of any specific parcel(s), nor to facilitate any real property transaction(s) between private parties. County is not liable for any loss or damage whatsoever arising from or in connection with the use or reliance upon this document(s).



HIGHEST A.P.N. USED	131	132	133
05-06		64	
06-07		66	
10-11			40
11-12	21		
12-13	23		
21-22			42
23-24		69	

HARNEY
 D-P. M. BK. 18 - PG. 050
 C-R. S. BK. 30 - PG. 182
 B-P. M. BK. 04 - PG. 182
 A-R. S. BK. 26 - PG. 043
 H-P. M. BK. 20 - PG. 048
 G-R. S. BK. 32 - PG. 167
 F-P. M. BK. 19 - PG. 041
 E-P. M. BK. 18 - PG. 073

K-P. M. BK. 22 - PG. 051
 J-P. M. BK. 22 - PG. 036
 I-P. M. BK. 20 - PG. 089

LANE 20 21
 Δ - Williamson Act Parcels
 NOTE: Assessor's Parcel Numbers Shown in Circles.
 Assessor's Block Numbers Shown in Ellipses.

Assessor's Map Bk.061 Pg.13
 County of San Joaquin, Calif.

proposed Route
 - pump + well Location
 My properties Boundaries



NATIVE AMERICAN HERITAGE COMMISSION

January 13, 2024

Boris Sanchez
California Public Utilities Commission
455 Capitol Mall, Suite 300
Sacramento, CA 95814

Re: 2024010207, Northern San Joaquin 230 KV Transmission Project, San Joaquin County

CHAIRPERSON
Reginald Pagaling
Chumash

VICE-CHAIRPERSON
Buffy McQuillen
Yokayo Pomo, Yuki,
Nomlaki

SECRETARY
Sara Dutschke
Miwok

PARLIAMENTARIAN
Wayne Nelson
Luiseño

COMMISSIONER
Isaac Bojorquez
Ohlone-Costanoan

COMMISSIONER
Stanley Rodriguez
Kumeyaay

COMMISSIONER
Laurena Bolden
Serrano

COMMISSIONER
Reid Milanovich
Cahuilla

COMMISSIONER
Vacant

EXECUTIVE SECRETARY
Raymond C. Hitchcock
Miwok, Nisenan

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

Dear Mr. Sanchez:

The Native American Heritage Commission (NAHC) has received the Notice of Preparation (NOP), Draft Environmental Impact Report (DEIR) or Early Consultation for the project referenced above. The California Environmental Quality Act (CEQA) (Pub. Resources Code §21000 et seq.), specifically Public Resources Code §21084.1, states that a project that may cause a substantial adverse change in the significance of a historical resource, is a project that may have a significant effect on the environment. (Pub. Resources Code § 21084.1; Cal. Code Regs., tit.14, §15064.5 (b) (CEQA Guidelines §15064.5 (b))). If there is substantial evidence, in light of the whole record before a lead agency, that a project may have a significant effect on the environment, an Environmental Impact Report (EIR) shall be prepared. (Pub. Resources Code §21080 (d); Cal. Code Regs., tit. 14, § 5064 subd.(a)(1) (CEQA Guidelines §15064 (a)(1))). In order to determine whether a project will cause a substantial adverse change in the significance of a historical resource, a lead agency will need to determine whether there are historical resources within the area of potential effect (APE).

CEQA was amended significantly in 2014. Assembly Bill 52 (Gatto, Chapter 532, Statutes of 2014) (AB 52) amended CEQA to create a separate category of cultural resources, "tribal cultural resources" (Pub. Resources Code §21074) and provides that a project with an effect that may cause a substantial adverse change in the significance of a tribal cultural resource is a project that may have a significant effect on the environment. (Pub. Resources Code §21084.2). Public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource. (Pub. Resources Code §21084.3 (a)). **AB 52 applies to any project for which a notice of preparation, a notice of negative declaration, or a mitigated negative declaration is filed on or after July 1, 2015.** If your project involves the adoption of or amendment to a general plan or a specific plan, or the designation or proposed designation of open space, on or after March 1, 2005, it may also be subject to Senate Bill 18 (Burton, Chapter 905, Statutes of 2004) (SB 18). **Both SB 18 and AB 52 have tribal consultation requirements.** If your project is also subject to the federal National Environmental Policy Act (42 U.S.C. § 4321 et seq.) (NEPA), the tribal consultation requirements of Section 106 of the National Historic Preservation Act of 1966 (154 U.S.C. 300101, 36 C.F.R. §800 et seq.) may also apply.

The NAHC recommends consultation with California Native American tribes that are traditionally and culturally affiliated with the geographic area of your proposed project as early as possible in order to avoid inadvertent discoveries of Native American human remains and best protect tribal cultural resources. Below is a brief summary of portions of AB 52 and SB 18 as well as the NAHC's recommendations for conducting cultural resources assessments.

Consult your legal counsel about compliance with AB 52 and SB 18 as well as compliance with any other applicable laws.

AB 52

AB 52 has added to CEQA the additional requirements listed below, along with many other requirements:

1. Fourteen Day Period to Provide Notice of Completion of an Application/Decision to Undertake a Project:

Within fourteen (14) days of determining that an application for a project is complete or of a decision by a public agency to undertake a project, a lead agency shall provide formal notification to a designated contact of, or tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, to be accomplished by at least one written notice that includes:

- a. A brief description of the project.
- b. The lead agency contact information.
- c. Notification that the California Native American tribe has 30 days to request consultation. (Pub. Resources Code §21080.3.1 (d)).
- d. A "California Native American tribe" is defined as a Native American tribe located in California that is on the contact list maintained by the NAHC for the purposes of Chapter 905 of Statutes of 2004 (SB 18). (Pub. Resources Code §21073).

2. Begin Consultation Within 30 Days of Receiving a Tribe's Request for Consultation and Before Releasing a Negative Declaration, Mitigated Negative Declaration, or Environmental Impact Report: A lead agency shall begin the consultation process within 30 days of receiving a request for consultation from a California Native American tribe that is traditionally and culturally affiliated with the geographic area of the proposed project. (Pub. Resources Code §21080.3.1, subds. (d) and (e)) and prior to the release of a negative declaration, mitigated negative declaration or Environmental Impact Report. (Pub. Resources Code §21080.3.1 (b)).

- a. For purposes of AB 52, "consultation shall have the same meaning as provided in Gov. Code §65352.4 (SB 18). (Pub. Resources Code §21080.3.1 (b)).

3. Mandatory Topics of Consultation If Requested by a Tribe: The following topics of consultation, if a tribe requests to discuss them, are mandatory topics of consultation:

- a. Alternatives to the project.
- b. Recommended mitigation measures.
- c. Significant effects. (Pub. Resources Code §21080.3.2 (a)).

4. Discretionary Topics of Consultation: The following topics are discretionary topics of consultation:

- a. Type of environmental review necessary.
- b. Significance of the tribal cultural resources.
- c. Significance of the project's impacts on tribal cultural resources.
- d. If necessary, project alternatives or appropriate measures for preservation or mitigation that the tribe may recommend to the lead agency. (Pub. Resources Code §21080.3.2 (a)).

5. Confidentiality of Information Submitted by a Tribe During the Environmental Review Process: With some exceptions, any information, including but not limited to, the location, description, and use of tribal cultural resources submitted by a California Native American tribe during the environmental review process shall not be included in the environmental document or otherwise disclosed by the lead agency or any other public agency to the public, consistent with Government Code §6254 (r) and §6254.10. Any information submitted by a California Native American tribe during the consultation or environmental review process shall be published in a confidential appendix to the environmental document unless the tribe that provided the information consents, in writing, to the disclosure of some or all of the information to the public. (Pub. Resources Code §21082.3 (c)(1)).

6. Discussion of Impacts to Tribal Cultural Resources in the Environmental Document: If a project may have a significant impact on a tribal cultural resource, the lead agency's environmental document shall discuss both of the following:

- a. Whether the proposed project has a significant impact on an identified tribal cultural resource.
- b. Whether feasible alternatives or mitigation measures, including those measures that may be agreed to pursuant to Public Resources Code §21082.3, subdivision (a), avoid or substantially lessen the impact on the identified tribal cultural resource. (Pub. Resources Code §21082.3 (b)).

- 7. Conclusion of Consultation:** Consultation with a tribe shall be considered concluded when either of the following occurs:
- a.** The parties agree to measures to mitigate or avoid a significant effect, if a significant effect exists, on a tribal cultural resource; or
 - b.** A party, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached. (Pub. Resources Code §21080.3.2 (b)).
- 8. Recommending Mitigation Measures Agreed Upon in Consultation in the Environmental Document:** Any mitigation measures agreed upon in the consultation conducted pursuant to Public Resources Code §21080.3.2 shall be recommended for inclusion in the environmental document and in an adopted mitigation monitoring and reporting program, if determined to avoid or lessen the impact pursuant to Public Resources Code §21082.3, subdivision (b), paragraph 2, and shall be fully enforceable. (Pub. Resources Code §21082.3 (a)).
- 9. Required Consideration of Feasible Mitigation:** If mitigation measures recommended by the staff of the lead agency as a result of the consultation process are not included in the environmental document or if there are no agreed upon mitigation measures at the conclusion of consultation, or if consultation does not occur, and if substantial evidence demonstrates that a project will cause a significant effect to a tribal cultural resource, the lead agency shall consider feasible mitigation pursuant to Public Resources Code §21084.3 (b). (Pub. Resources Code §21082.3 (e)).
- 10. Examples of Mitigation Measures That, If Feasible, May Be Considered to Avoid or Minimize Significant Adverse Impacts to Tribal Cultural Resources:**
- a.** Avoidance and preservation of the resources in place, including, but not limited to:
 - i.** Planning and construction to avoid the resources and protect the cultural and natural context.
 - ii.** Planning greenspace, parks, or other open space, to incorporate the resources with culturally appropriate protection and management criteria.
 - b.** Treating the resource with culturally appropriate dignity, taking into account the tribal cultural values and meaning of the resource, including, but not limited to, the following:
 - i.** Protecting the cultural character and integrity of the resource.
 - ii.** Protecting the traditional use of the resource.
 - iii.** Protecting the confidentiality of the resource.
 - c.** Permanent conservation easements or other interests in real property, with culturally appropriate management criteria for the purposes of preserving or utilizing the resources or places.
 - d.** Protecting the resource. (Pub. Resource Code §21084.3 (b)).
 - e.** Please note that a federally recognized California Native American tribe or a non-federally recognized California Native American tribe that is on the contact list maintained by the NAHC to protect a California prehistoric, archaeological, cultural, spiritual, or ceremonial place may acquire and hold conservation easements if the conservation easement is voluntarily conveyed. (Civ. Code §815.3 (c)).
 - f.** Please note that it is the policy of the state that Native American remains and associated grave artifacts shall be repatriated. (Pub. Resources Code §5097.991).
- 11. Prerequisites for Certifying an Environmental Impact Report or Adopting a Mitigated Negative Declaration or Negative Declaration with a Significant Impact on an Identified Tribal Cultural Resource:** An Environmental Impact Report may not be certified, nor may a mitigated negative declaration or a negative declaration be adopted unless one of the following occurs:
- a.** The consultation process between the tribes and the lead agency has occurred as provided in Public Resources Code §21080.3.1 and §21080.3.2 and concluded pursuant to Public Resources Code §21080.3.2.
 - b.** The tribe that requested consultation failed to provide comments to the lead agency or otherwise failed to engage in the consultation process.
 - c.** The lead agency provided notice of the project to the tribe in compliance with Public Resources Code §21080.3.1 (d) and the tribe failed to request consultation within 30 days. (Pub. Resources Code §21082.3 (d)).

The NAHC's PowerPoint presentation titled, "Tribal Consultation Under AB 52: Requirements and Best Practices" may be found online at: http://nahc.ca.gov/wp-content/uploads/2015/10/AB52TribalConsultation_CalEPAPDF.pdf

SB 18

SB 18 applies to local governments and requires local governments to contact, provide notice to, refer plans to, and consult with tribes prior to the adoption or amendment of a general plan or a specific plan, or the designation of open space. (Gov. Code §65352.3). Local governments should consult the Governor's Office of Planning and Research's "Tribal Consultation Guidelines," which can be found online at: https://www.opr.ca.gov/docs/09_14_05_Updated_Guidelines_922.pdf.

Some of SB 18's provisions include:

1. Tribal Consultation: If a local government considers a proposal to adopt or amend a general plan or a specific plan, or to designate open space it is required to contact the appropriate tribes identified by the NAHC by requesting a "Tribal Consultation List." If a tribe, once contacted, requests consultation the local government must consult with the tribe on the plan proposal. **A tribe has 90 days from the date of receipt of notification to request consultation unless a shorter timeframe has been agreed to by the tribe.** (Gov. Code §65352.3 (a)(2)).
2. No Statutory Time Limit on SB 18 Tribal Consultation. There is no statutory time limit on SB 18 tribal consultation.
3. Confidentiality: Consistent with the guidelines developed and adopted by the Office of Planning and Research pursuant to Gov. Code §65040.2, the city or county shall protect the confidentiality of the information concerning the specific identity, location, character, and use of places, features and objects described in Public Resources Code §5097.9 and §5097.993 that are within the city's or county's jurisdiction. (Gov. Code §65352.3 (b)).
4. Conclusion of SB 18 Tribal Consultation: Consultation should be concluded at the point in which:
 - a. The parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or
 - b. Either the local government or the tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning the appropriate measures of preservation or mitigation. (Tribal Consultation Guidelines, Governor's Office of Planning and Research (2005) at p. 18).

Agencies should be aware that neither AB 52 nor SB 18 precludes agencies from initiating tribal consultation with tribes that are traditionally and culturally affiliated with their jurisdictions before the timeframes provided in AB 52 and SB 18. For that reason, we urge you to continue to request Native American Tribal Contact Lists and "Sacred Lands File" searches from the NAHC. The request forms can be found online at: <http://nahc.ca.gov/resources/forms/>.

NAHC Recommendations for Cultural Resources Assessments

To adequately assess the existence and significance of tribal cultural resources and plan for avoidance, preservation in place, or barring both, mitigation of project-related impacts to tribal cultural resources, the NAHC recommends the following actions:

1. Contact the appropriate regional California Historical Research Information System (CHRIS) Center (https://ohp.parks.ca.gov/?page_id=30331) for an archaeological records search. The records search will determine:
 - a. If part or all of the APE has been previously surveyed for cultural resources.
 - b. If any known cultural resources have already been recorded on or adjacent to the APE.
 - c. If the probability is low, moderate, or high that cultural resources are located in the APE.
 - d. If a survey is required to determine whether previously unrecorded cultural resources are present.
2. If an archaeological inventory survey is required, the final stage is the preparation of a professional report detailing the findings and recommendations of the records search and field survey.
 - a. The final report containing site forms, site significance, and mitigation measures should be submitted immediately to the planning department. All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum and not be made available for public disclosure.
 - b. The final written report should be submitted within 3 months after work has been completed to the appropriate regional CHRIS center.

3. Contact the NAHC for:

- a.** A Sacred Lands File search. Remember that tribes do not always record their sacred sites in the Sacred Lands File, nor are they required to do so. A Sacred Lands File search is not a substitute for consultation with tribes that are traditionally and culturally affiliated with the geographic area of the project's APE.
- b.** A Native American Tribal Consultation List of appropriate tribes for consultation concerning the project site and to assist in planning for avoidance, preservation in place, or, failing both, mitigation measures.

4. Remember that the lack of surface evidence of archaeological resources (including tribal cultural resources) does not preclude their subsurface existence.

- a.** Lead agencies should include in their mitigation and monitoring reporting program plan provisions for the identification and evaluation of inadvertently discovered archaeological resources per Cal. Code Regs., tit. 14, §15064.5(f) (CEQA Guidelines §15064.5(f)). In areas of identified archaeological sensitivity, a certified archaeologist and a culturally affiliated Native American with knowledge of cultural resources should monitor all ground-disturbing activities.
- b.** Lead agencies should include in their mitigation and monitoring reporting program plans provisions for the disposition of recovered cultural items that are not burial associated in consultation with culturally affiliated Native Americans.
- c.** Lead agencies should include in their mitigation and monitoring reporting program plans provisions for the treatment and disposition of inadvertently discovered Native American human remains. Health and Safety Code §7050.5, Public Resources Code §5097.98, and Cal. Code Regs., tit. 14, §15064.5, subdivisions (d) and (e) (CEQA Guidelines §15064.5, subds. (d) and (e)) address the processes to be followed in the event of an inadvertent discovery of any Native American human remains and associated grave goods in a location other than a dedicated cemetery.

If you have any questions or need additional information, please contact me at my email address: Pricilla.Torres-Fuentes@nahc.ca.gov.

Sincerely,

Pricilla Torres-Fuentes

Pricilla Torres-Fuentes
Cultural Resources Analyst

cc: State Clearinghouse

From: manroopshergill1@yahoo.com
To: [NSJTP](#)
Cc: [Sanchez, Boris](#)
Subject: PG& E NSJ 230 KV project
Date: Friday, February 9, 2024 1:50:25 PM

Hello,

We have 15 Acres at 15155 N Curry Ave, Lodi, Ca 95240. Proposed project yellow line on the map goes through our field to connect to Lodi Industrial substation. We are DEFINITELY AGAINST the proposed route. Our family would like PG&E to take power lines underground or find another least impacted route. We are a small farmer and our livelihood is on farming. Having a pole in field with wires going overhead will really affect us.

1. Reduce our property value
2. 15 acres of productive land will be reduced in size if pole is put in our field.
3. Working in field will exposed my husband, son and workers to electromagnetic waves.
4. It will be hard to farm around electric pole
5. Aesthetic of our field will change with pole and overhead wires.

We would request California Public Utilities commission to look into this project very closely and make PG&E explore all other options.

Can you please acknowledge that you received my e-mail.

Thank you
Paul and Manroop Shergill

Sent from my iPhone
Manroop Shergill

Central Valley Regional Water Quality Control Board

9 February 2024

Boris Sanchez
California Public Utilities Commission
505 Van Ness Avenue
San Francisco, CA 94102
Boris.Sanchez@cpuc.ca.gov

COMMENTS TO REQUEST FOR REVIEW FOR THE NOTICE OF PREPARATION FOR THE DRAFT ENVIRONMENTAL IMPACT REPORT, NORTHERN SAN JOAQUIN 230 KILOVOLT (KV) TRANSMISSION PROJECT, SCH#2024010207, SAN JOAQUIN COUNTY

Pursuant to the State Clearinghouse's 10 January 2024 request, the Central Valley Regional Water Quality Control Board (Central Valley Water Board) has reviewed the *Request for Review for the Notice of Preparation for the Draft Environmental Impact Report* for the Northern San Joaquin 230 Kilovolt (kV) Transmission Project, located in San Joaquin County.

Our agency is delegated with the responsibility of protecting the quality of surface and groundwaters of the state; therefore our comments will address concerns surrounding those issues.

I. Regulatory Setting

Basin Plan

The Central Valley Water Board is required to formulate and adopt Basin Plans for all areas within the Central Valley region under Section 13240 of the Porter-Cologne Water Quality Control Act. Each Basin Plan must contain water quality objectives to ensure the reasonable protection of beneficial uses, as well as a program of implementation for achieving water quality objectives with the Basin Plans. Federal regulations require each state to adopt water quality standards to protect the public health or welfare, enhance the quality of water and serve the purposes of the Clean Water Act. In California, the beneficial uses, water quality objectives, and the Antidegradation Policy are the State's water quality standards. Water quality standards are also contained in the National Toxics Rule, 40 CFR Section 131.36, and the California Toxics Rule, 40 CFR Section 131.38.

The Basin Plan is subject to modification as necessary, considering applicable laws, policies, technologies, water quality conditions and priorities. The original Basin Plans were adopted in 1975, and have been updated and revised periodically as

required, using Basin Plan amendments. Once the Central Valley Water Board has adopted a Basin Plan amendment in noticed public hearings, it must be approved by the State Water Resources Control Board (State Water Board), Office of Administrative Law (OAL) and in some cases, the United States Environmental Protection Agency (USEPA). Basin Plan amendments only become effective after they have been approved by the OAL and in some cases, the USEPA. Every three (3) years, a review of the Basin Plan is completed that assesses the appropriateness of existing standards and evaluates and prioritizes Basin Planning issues. For more information on the *Water Quality Control Plan for the Sacramento and San Joaquin River Basins*, please visit our website:

http://www.waterboards.ca.gov/centralvalley/water_issues/basin_plans/

Antidegradation Considerations

All wastewater discharges must comply with the Antidegradation Policy (State Water Board Resolution 68-16) and the Antidegradation Implementation Policy contained in the Basin Plan. The Antidegradation Implementation Policy is available on page 74 at:

https://www.waterboards.ca.gov/centralvalley/water_issues/basin_plans/sacsjr_2018_05.pdf

In part it states:

Any discharge of waste to high quality waters must apply best practicable treatment or control not only to prevent a condition of pollution or nuisance from occurring, but also to maintain the highest water quality possible consistent with the maximum benefit to the people of the State.

This information must be presented as an analysis of the impacts and potential impacts of the discharge on water quality, as measured by background concentrations and applicable water quality objectives.

The antidegradation analysis is a mandatory element in the National Pollutant Discharge Elimination System and land discharge Waste Discharge Requirements (WDRs) permitting processes. The environmental review document should evaluate potential impacts to both surface and groundwater quality.

II. Permitting Requirements

Construction Storm Water General Permit

Dischargers whose project disturb one or more acres of soil or where projects disturb less than one acre but are part of a larger common plan of development that in total disturbs one or more acres, are required to obtain coverage under the General Permit for Storm Water Discharges Associated with Construction and Land Disturbance Activities (Construction General Permit), Construction General Permit Order No. 2009-0009-DWQ. Construction activity subject to this permit includes clearing, grading, grubbing, disturbances to the ground, such as stockpiling, or excavation, but does not include regular maintenance activities performed to restore the original line, grade, or capacity of the facility. The Construction General Permit requires the development and implementation of a Storm Water Pollution Prevention

Plan (SWPPP). For more information on the Construction General Permit, visit the State Water Resources Control Board website at:
http://www.waterboards.ca.gov/water_issues/programs/stormwater/constpermits.shtml

Clean Water Act Section 404 Permit

If the project will involve the discharge of dredged or fill material in navigable waters or wetlands, a permit pursuant to Section 404 of the Clean Water Act may be needed from the United States Army Corps of Engineers (USACE). If a Section 404 permit is required by the USACE, the Central Valley Water Board will review the permit application to ensure that discharge will not violate water quality standards. If the project requires surface water drainage realignment, the applicant is advised to contact the Department of Fish and Game for information on Streambed Alteration Permit requirements. If you have any questions regarding the Clean Water Act Section 404 permits, please contact the Regulatory Division of the Sacramento District of USACE at (916) 557-5250.

Clean Water Act Section 401 Permit – Water Quality Certification

If an USACE permit (e.g., Non-Reporting Nationwide Permit, Nationwide Permit, Letter of Permission, Individual Permit, Regional General Permit, Programmatic General Permit), or any other federal permit (e.g., Section 10 of the Rivers and Harbors Act or Section 9 from the United States Coast Guard), is required for this project due to the disturbance of waters of the United States (such as streams and wetlands), then a Water Quality Certification must be obtained from the Central Valley Water Board prior to initiation of project activities. There are no waivers for 401 Water Quality Certifications. For more information on the Water Quality Certification, visit the Central Valley Water Board website at:
https://www.waterboards.ca.gov/centralvalley/water_issues/water_quality_certification/

Waste Discharge Requirements – Discharges to Waters of the State

If USACE determines that only non-jurisdictional waters of the State (i.e., “non-federal” waters of the State) are present in the proposed project area, the proposed project may require a Waste Discharge Requirement (WDR) permit to be issued by Central Valley Water Board. Under the California Porter-Cologne Water Quality Control Act, discharges to all waters of the State, including all wetlands and other waters of the State including, but not limited to, isolated wetlands, are subject to State regulation. For more information on the Waste Discharges to Surface Water NPDES Program and WDR processes, visit the Central Valley Water Board website at:
https://www.waterboards.ca.gov/centralvalley/water_issues/waste_to_surface_water/

Projects involving excavation or fill activities impacting less than 0.2 acre or 400 linear feet of non-jurisdictional waters of the state and projects involving dredging activities impacting less than 50 cubic yards of non-jurisdictional waters of the state may be eligible for coverage under the State Water Resources Control Board Water Quality Order No. 2004-0004-DWQ (General Order 2004-0004). For more

information on the General Order 2004-0004, visit the State Water Resources Control Board website at:

https://www.waterboards.ca.gov/board_decisions/adopted_orders/water_quality/2004/wqo/wqo2004-0004.pdf

Dewatering Permit

If the proposed project includes construction or groundwater dewatering to be discharged to land, the proponent may apply for coverage under State Water Board General Water Quality Order (Low Threat General Order) 2003-0003 or the Central Valley Water Board's Waiver of Report of Waste Discharge and Waste Discharge Requirements (Low Threat Waiver) R5-2018-0085. Small temporary construction dewatering projects are projects that discharge groundwater to land from excavation activities or dewatering of underground utility vaults. Dischargers seeking coverage under the General Order or Waiver must file a Notice of Intent with the Central Valley Water Board prior to beginning discharge.

For more information regarding the Low Threat General Order and the application process, visit the Central Valley Water Board website at:

http://www.waterboards.ca.gov/board_decisions/adopted_orders/water_quality/2003/wqo/wqo2003-0003.pdf

For more information regarding the Low Threat Waiver and the application process, visit the Central Valley Water Board website at:

https://www.waterboards.ca.gov/centralvalley/board_decisions/adopted_orders/waivers/r5-2018-0085.pdf

Limited Threat General NPDES Permit

If the proposed project includes construction dewatering and it is necessary to discharge the groundwater to waters of the United States, the proposed project will require coverage under a National Pollutant Discharge Elimination System (NPDES) permit. Dewatering discharges are typically considered a low or limited threat to water quality and may be covered under the General Order for *Limited Threat Discharges to Surface Water* (Limited Threat General Order). A complete Notice of Intent must be submitted to the Central Valley Water Board to obtain coverage under the Limited Threat General Order. For more information regarding the Limited Threat General Order and the application process, visit the Central Valley Water Board website at:

https://www.waterboards.ca.gov/centralvalley/board_decisions/adopted_orders/general_orders/r5-2016-0076-01.pdf

NPDES Permit

If the proposed project discharges waste that could affect the quality of surface waters of the State, other than into a community sewer system, the proposed project will require coverage under a National Pollutant Discharge Elimination System (NPDES) permit. A complete Report of Waste Discharge must be submitted with the Central Valley Water Board to obtain a NPDES Permit. For more information regarding the NPDES Permit and the application process, visit the Central Valley Water Board website at: <https://www.waterboards.ca.gov/centralvalley/help/permit/>

Northern San Joaquin 230
Kilovolt (kV) Transmission Project
San Joaquin County

- 5 -

9 February 2024

If you have questions regarding these comments, please contact me at (916) 464-4684
or Peter.Minkel2@waterboards.ca.gov.

Peter Minkel

Peter Minkel
Engineering Geologist

cc: State Clearinghouse unit, Governor's Office of Planning and Research,
Sacramento

February 15, 2024

Boris Sanchez
California Public Utilities Commission
Energy Division - Infrastructure Permitting & CEQA
505 Van Ness Avenue, 4th Floor
San Francisco, CA 94102

Project: Notice of Preparation for Northern San Joaquin 230 kV Transmission Project

District CEQA Reference No: 20240058

Dear Mr. Sanchez:

The San Joaquin Valley Air Pollution Control District (District) has reviewed the Notice of Preparation for an Environmental Impact Report (EIR) from the California Public Utilities Commission (CPUC) for the Northern San Joaquin 230 kV Transmission Project proposed by PG&E and Lodi Electric Utility. Per the NOP, the project consists of the construction and operation of a new 230 kV transmission system with approximately 10.6 miles of new double-circuit 230 kV transmission lines, an expanded substation, a modified substation, a new substation, a new switching station, reconfiguration of four existing 60 kV lines, relocation or extension of two existing 12 kV lines, and upgrades at four remote-end substations and one repeater station (Project). The Project is located primarily in northeastern San Joaquin County and in the City of Lodi.

The District offers the following comments at this time regarding the portion of the Project:

1) Project Related Emissions

At the federal level under the National Ambient Air Quality Standards (NAAQS), the District is designated as extreme nonattainment for the 8-hour ozone standards and serious nonattainment for the particulate matter less than 2.5 microns in size (PM_{2.5}) standards. At the state level under California Ambient Air Quality Standards (CAAQS), the District is designated as nonattainment for the 8-hour ozone, PM₁₀, and PM_{2.5} standards.

Samir Sheikh
Executive Director/Air Pollution Control Officer

Northern Region
4800 Enterprise Way
Modesto, CA 95356-8718
Tel: (209) 557-6400 FAX: (209) 557-6475

Central Region (Main Office)
1990 E. Gettysburg Avenue
Fresno, CA 93726-0244
Tel: (559) 230-6000 FAX: (559) 230-6061

Southern Region
34946 Flyover Court
Bakersfield, CA 93308-9725
Tel: (661) 392-5500 FAX: (661) 392-5585

The District's initial review of the Project concludes that emissions resulting from construction of the Project may exceed any of the following significance thresholds as identified in the District's Guidance for Assessing and Mitigating Air Quality Impacts: <https://ww2.valleyair.org/media/g4nl3p0g/gamaqi.pdf>. The District recommends that a more detailed preliminary review of the Project be conducted for the Project's construction and operational emissions.

1a) Construction Emissions

The District recommends, to reduce impacts from construction-related diesel exhaust emissions, the Project should utilize the cleanest available off-road construction equipment.

2) Health Risk Screening/Assessment

The CPUC should evaluate the risk associated with the Project for sensitive receptors (residences, businesses, hospitals, day-care facilities, health care facilities, etc.) in the area and mitigate any potentially significant risk to help limit exposure of sensitive receptors to emissions.

To determine potential health impacts on surrounding receptors (residences, businesses, hospitals, day-care facilities, health care facilities, etc.) a Prioritization and/or a Health Risk Assessment (HRA) should be performed for the Project. These health risk determinations should quantify and characterize potential Toxic Air Contaminants (TACs) identified by the Office of Environmental Health Hazard Assessment/California Air Resources Board (OEHHA/CARB) that pose a present or potential hazard to human health.

Health risk analyses should include all potential air emissions from the project, which include emissions from construction of the project, including multi-year construction, as well as ongoing operational activities of the project. Note, two common sources of TACs can be attributed to diesel exhaust emitted from heavy-duty off-road earth moving equipment during construction, and from ongoing operation of heavy-duty on-road trucks.

Prioritization (Screening Health Risk Assessment):

A "Prioritization" is the recommended method for a conservative screening-level health risk assessment. The Prioritization should be performed using the California Air Pollution Control Officers Association's (CAPCOA) methodology. Please contact the District for assistance with performing a Prioritization analysis.

The District recommends that a more refined analysis, in the form of an HRA, be performed for any project resulting in a Prioritization score of 10 or greater. This is because the prioritization results are a conservative health risk representation, while the detailed HRA provides a more accurate health risk evaluation.

Health Risk Assessment:

Prior to performing an HRA, it is strongly recommended that land use agencies/ project proponents develop and submit for District review a health risk modeling protocol that outlines the sources and methodologies that will be used to perform the HRA.

A development project would be considered to have a potentially significant health risk if the HRA demonstrates that the health impacts would exceed the District's established risk thresholds, which can be found here:

<https://ww2.valleyair.org/permitting/ceqa/>.

A project with a significant health risk would trigger all feasible mitigation measures. The District strongly recommends that development projects that result in a significant health risk not be approved by the land use agency.

The District is available to review HRA protocols and analyses. For HRA submittals please provide the following information electronically to the District for review:

- HRA (AERMOD) modeling files
- HARP2 files
- Summary of emissions source locations, emissions rates, and emission factor calculations and methodologies.

For assistance, please contact the District's Technical Services Department by:

- E-Mailing inquiries to: hramodeler@valleyair.org
- Calling (559) 230-5900

Recommended Measure: Development projects resulting in TAC emissions should be located an adequate distance from residential areas and other sensitive receptors to prevent the creation of a significant health risk in accordance to CARB's Air Quality and Land Use Handbook: A Community Health Perspective located at <https://ww2.arb.ca.gov/our-work/programs/resource-center/strategy-development/land-use-resources>.

3) Ambient Air Quality Analysis

An Ambient Air Quality Analysis (AAQA) uses air dispersion modeling to determine if emissions increases from a project will cause or contribute to a violation of State or National Ambient Air Quality Standards. The District recommends an AAQA be performed for the Project if emissions exceed 100 pounds per day of any pollutant.

An acceptable analysis would include emissions from both project-specific permitted and non-permitted equipment and activities. The District recommends consultation

with District staff to determine the appropriate model and input data to use in the analysis.

Specific information for assessing significance, including screening tools and modeling guidance, is available online at the District's website:
<https://ww2.valleyair.org/permitting/ceqa/>.

4) Voluntary Emission Reduction Agreement

Criteria pollutant emissions may result in emissions exceeding the District's significance thresholds, potentially resulting in a significant impact on air quality. When a project is expected to have a significant impact, the District recommends the EIR also include a discussion on the feasibility of implementing a Voluntary Emission Reduction Agreement (VERA) for this Project.

A VERA is a mitigation measure by which the project proponent provides pound-for-pound mitigation of emissions increases through a process that develops, funds, and implements emission reduction projects, with the District serving a role of administrator of the emissions reduction projects and verifier of the successful mitigation effort. To implement a VERA, the project proponent and the District enter into a contractual agreement in which the project proponent agrees to mitigate project specific emissions by providing funds for the District's incentives programs. The funds are disbursed by the District in the form of grants for projects that achieve emission reductions. Thus, project-related impacts on air quality can be mitigated. Types of emission reduction projects that have been funded in the past include electrification of stationary internal combustion engines (such as agricultural irrigation pumps), replacing old heavy-duty trucks with new, cleaner, more efficient heavy-duty trucks, and replacement of agricultural equipment with the latest generation technologies.

In implementing a VERA, the District verifies the actual emission reductions that have been achieved as a result of completed grant contracts, monitors the emission reduction projects, and ensures the enforceability of achieved reductions. After the project is mitigated, the District certifies to the Lead Agency that the mitigation is completed, providing the Lead Agency with an enforceable mitigation measure demonstrating that project-related emissions have been mitigated. To assist the Lead Agency and project proponent in ensuring that the environmental document is compliant with CEQA, the District recommends the environmental document includes an assessment of the feasibility of implementing a VERA.

5) District Rules and Regulations

The District issues permits for many types of air pollution sources, and regulates some activities that do not require permits. A project subject to District rules and regulations would reduce its impacts on air quality through compliance with the

District's regulatory framework. In general, a regulation is a collection of individual rules, each of which deals with a specific topic. As an example, Regulation II (Permits) includes District Rule 2010 (Permits Required), Rule 2201 (New and Modified Stationary Source Review), Rule 2520 (Federally Mandated Operating Permits), and several other rules pertaining to District permitting requirements and processes.

The list of rules below is neither exhaustive nor exclusive. Current District rules can be found online at: <https://ww2.valleyair.org/rules-and-planning/current-district-rules-and-regulations>. To identify other District rules or regulations that apply to future projects, or to obtain information about District permit requirements, the project proponents are strongly encouraged to contact the District's Small Business Assistance (SBA) Office at (209) 557-6446.

5a) District Rules 2010 and 2201 - Air Quality Permitting for Stationary Sources

Stationary Source emissions include any building, structure, facility, or installation which emits or may emit any affected pollutant directly or as a fugitive emission. District Rule 2010 (Permits Required) requires operators of emission sources to obtain an Authority to Construct (ATC) and Permit to Operate (PTO) from the District. District Rule 2201 (New and Modified Stationary Source Review) requires that new and modified stationary sources of emissions mitigate their emissions using Best Available Control Technology (BACT).

This Project may be subject to District Rule 2010 (Permits Required) and Rule 2201 (New and Modified Stationary Source Review) and may require District permits. Prior to construction, the Project proponent should submit to the District an application for an ATC. For further information or assistance, the project proponent may contact the District's SBA Office at (209) 557-6446.

5b) District Rule 9510 - Indirect Source Review (ISR)

The Project is subject to District Rule 9510 because it will receive a project-level discretionary approval from a public agency and will equal or exceed 9,000 square feet of space.

The purpose of District Rule 9510 is to reduce the growth in both NO_x and PM emissions associated with development and transportation projects from mobile and area sources; specifically, the emissions associated with the construction and subsequent operation of development projects. The ISR Rule requires developers to mitigate their NO_x and PM emissions by incorporating clean air design elements into their projects. Should the proposed development project clean air design elements be insufficient to meet the required emission

reductions, developers must pay a fee that ultimately funds incentive projects to achieve off-site emissions reductions.

Per Section 5.0 of the ISR Rule, an Air Impact Assessment (AIA) application is required to be submitted no later than applying for project-level approval from a public agency. As of the date of this letter, the District has not received an AIA application for this Project. Please inform the project proponent to immediately submit an AIA application to the District to comply with District Rule 9510 so that proper mitigation and clean air design under ISR can be incorporated into the Project's design. One AIA application should be submitted for the entire Project.

Information about how to comply with District Rule 9510 can be found online at: <https://ww2.valleyair.org/permitting/indirect-source-review-rule-overview>

The AIA application form can be found online at: <https://ww2.valleyair.org/permitting/indirect-source-review-rule-overview/forms-and-applications/>

District staff is available to provide assistance and can be reached by phone at (559) 230-5900 or by email at ISR@valleyair.org.

5c) District Regulation VIII (Fugitive PM₁₀ Prohibitions)

The project proponent may be required to submit a Construction Notification Form or submit and receive approval of a Dust Control Plan prior to commencing any earthmoving activities as described in Regulation VIII, specifically Rule 8021 – *Construction, Demolition, Excavation, Extraction, and Other Earthmoving Activities*.

Should the project result in at least 1-acre in size, the project proponent shall provide written notification to the District at least 48 hours prior to the project proponents intent to commence any earthmoving activities pursuant to District Rule 8021 (Construction, Demolition, Excavation, Extraction, and Other Earthmoving Activities). Also, should the project result in the disturbance of 5-acres or more, or will include moving, depositing, or relocating more than 2,500 cubic yards per day of bulk materials, the project proponent shall submit to the District a Dust Control Plan pursuant to District Rule 8021 (Construction, Demolition, Excavation, Extraction, and Other Earthmoving Activities). For additional information regarding the written notification or Dust Control Plan requirements, please contact District Compliance staff at (559) 230-5950.

The application for both the Construction Notification and Dust Control Plan can be found online at: <https://ww2.valleyair.org/media/fm3jrbsq/dcp-form.docx>

Information about District Regulation VIII can be found online at:
<https://ww2.valleyair.org/dustcontrol>

5d) Other District Rules and Regulations

The Project may also be subject to the following District rules: Rule 4102 (Nuisance) and Rule 4641 (Cutback, Slow Cure, and Emulsified Asphalt, Paving and Maintenance Operations).

6) District Comment Letter

The District recommends that a copy of the District's comments be provided to the Project proponent.

If you have any questions or require further information, please contact Michael Corder by e-mail at Michael.Corder@valleyair.org or by phone at (559) 230-5818.

Sincerely,

Brian Clements
Director of Permit Services

A handwritten signature in blue ink, appearing to read 'Brian Clements', with a stylized flourish at the end.

For: Mark Montelongo
Program Manager

From: [Teresa McDonald](#)
To: [NSJTP](#)
Cc: [Jeremy Ballard](#)
Subject: Subject: NOTICE OF PREPARATION OF AN ENVIRONMENTAL IMPACT REPORT AND NOTICE OF PUBLIC SCOPING MEETING FOR THE NORTHERN SAN JOAQUIN 230 KV TRANSMISSION PROJECT
Date: Friday, January 12, 2024 11:25:26 AM
Attachments: [01112024 California Public Utilities Commissioif .pdf](#)

Good morning,

Stanislaus County Planning has reviewed the subject referral and has no comment on the project at this time.

Thank You

Teresa McDonald
Associate Planner

From: liamcvicker@gmail.com
To: [Sanchez, Boris](#); [NSJTP](#)
Cc: ["Shannon Oxford"](#); ["Andi Kutlik"](#); BTranch10@gmail.com
Subject: PG&E --NORTHERN SAN JOAQUIN TRANSMISSION LINES
Date: Friday, February 9, 2024 1:29:47 PM

February 9, 2024

Boris Sanchez, CPUC
c/o Ascent, Attn: Heather Blair
455 Capitol Mall, Suite 300
Sacramento, CA 95814

PG&E application number A-23-09-001

Dear Mr. Sanchez, et al.,

Thank you for this chance to comment on the Northern San Joaquin 230 kV Transmission Lines Project.

While we, my husband and I understand that some things are a necessity for the future, we find that if there is no secrecy, and total transparency with not just us but all fellow ranchers and farmers involved in a “project”, the timing and completion of the project will go much smoother and will not disrupt all our lives.

Please respond when you receive my email.

I do have questions that still an answer, please see below.

Questions:

1. Who and why is ascent.inc involved in this Northern San Joaquin Project and why are we having to email them?
2. How will CPUC and PG&E notify us, and be informed of any future decisions being made, since our lives and livelihood are being affected and disrupted? Such as, Right-of-ways, Easements, and Construction of an access road to our property. How will we be properly notified of when our property will be used for Construction Access, and the property to be used for Staging Access?
3. Will we and other San Joaquin, (S.J.) County ranchers that are being affected by these new transmission lines be compensated for the loss of their income and any of the property acquired by PG&E?
4. Will we, S.J. ranchers and farmers be compensated for the portion of their property that will be acquired as a “Staging Area”?
5. If access is needed for construction who will pay for the insurance in case one of the worker’s or crews becomes injured while entering or working on the property or exiting?
6. Since there is no public access to our property and the only access is though our existing driveway, how does PG&E and any other person(s) or agency or business

propose to get to the property that has been designated as land they will need to acquire for these transmission lines?

7. Who is paying for there to be an access road to be built on the property, when there is no access from the main road? Please understand we will need a minimum of 30 days advanced notice to prepare for access to be built for to our property.
8. Who will pay for any damage done to the existing irrigation system and irrigation pipelines, or wells due to vehicle traffic while the crews and or Inspections that will have to be on our property?
9. Who will be responsible for any damage done to the existing fence lines that surround our property and any of the cross-fencing within the boundaries of the property, which may be damaged due to vehicle traffic?
10. Why are Contra Costa and Sacramento County's, and the town of Rio Oso, (Sutter County) deemed a part of this Northern San Joaquin 230kV Transmission Lines Project?
Why are other counties, and towns being "upgraded" on their communication lines or electrical lines within this project?
11. Will these other counties or towns pay for their own connection and usage of the power and electricity to be tied into these transmission lines?
12. Why are San Joaquin County citizens having an increase in their PG&E bills if these transmission lines are needed to increase the electrical output for the City of Lodi, Lockeford, Sacramento County, Contra Costa County, the town of Rio Oso, (which is in Sutter County) and surrounding areas?
13. When and if any portion of my property/land becomes inaccessible and unusable because of PG&E power lines and the PG&E 230 Monopole structures or other PG&E Electrical Towers, who will be responsible to maintain the insurance and taxes on that portion of the property that we can no longer use?

Please respond to this email when you receive it.

Thank you for your time.

Regards,

Will McVicker and Lia McVicker Home: 209-333-8406
15510 N. Jack Tone Rd.
Lodi, CA 95240

Will McVicker wmcvicke@gmail.com 209-481-1489
Lia McVicker liamcvicker@gmail.com 209-481-4034

Cc: Gayle Oxford, Andi Kutlic, Dan Bartlett, and Maria Tone-Bartlett.

Lia McVicker



Virus-free www.avg.com