

**PUBLIC UTILITY DISTRICT NO. 1 OF CHELAN COUNTY
327 N WENATCHEE AVENUE
WENATCHEE WA 98801**

REGULAR COMMISSION MEETING

AUGUST 1, 2022

STUDY AND BUSINESS SESSION

10:00 AM

1. Pledge of Allegiance and Safety/HPI Minute – Maura Gillin
2. Approval of the Agenda
Any item on the Consent Agenda shall be subject to transfer to the Regular Agenda upon request of any Commission member
3. Quarterly Electric Load Growth Update
4. 5th Street Redevelopment
Proposed motion: To approve the recommendation of the Fifth Street Redevelopment Evaluation Team to shortlist Steinhauer Properties Inc and GTS Development LLC for further development and evaluation of their proposals for the Fifth Street PUD Campus Redevelopment Project
5. Puget Power Sales Agreement Update
6. Confluence Parkway Due Diligence
7. Public Comment

Consent Agenda

8. Minutes of the July 18, 2022 Regular Meeting
9. Vouchers: Accounts Payable Summary Report dated July 27, 2022:
 - a. Vouchers totaling \$21,867,802.98;
 - b. Approval of Customer Deposit Returns and Conservation Incentive payments for the period July 13, 2022 through July 26, 2022 in the amount of \$14,234.67.

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- c. Approval of the net Payroll, Warrant Nos. 237892 through 237902 and Advice Nos. 738949 through 739775 for the pay period ending July 17, 2022 in the amount of \$2,442,030.54.
- d. Approval of Warrant Nos. 28663 through 28701 totaling \$30,462.53 for claim payments from the workers' compensation self-insurance fund for the period ending July 25, 2022.
- e. Approval of Parks Reservation System customer refunds for the period July 13, 2022 through July 26, 2022 in the amount of \$1,435.00.

Regular Agenda

- 10. A RESOLUTION APPROVING BID ADVERTISEMENT, AWARD AND CONTRACT EXECUTION FOR THE SUPPLY OF THE POWER TRANSFORMERS FOR THE SUBSTATION TO SERVE MICROSOFT (BID NO. 22-12422)
- 11. A RESOLUTION APPROVING BID ADVERTISEMENT, AWARD AND CONTRACT EXECUTION FOR THE SUPPLY OF CIRCUIT BREAKERS FOR THE SUBSTATION TO SERVE MICROSOFT (BID NO. 22-12423)
- 12. Manager Items
- 13. Commissioner Travel
- 14. Commission Items
 - a. Mid-C General Managers & Commissioners Meeting
Proposed motion: To set a special meeting on Thursday, August 11, 2022 @ 5:30 pm at Orchard Bar + Bites, 1229 Walla Walla Avenue, Wenatchee for the purpose of holding a Mid-C Commissioners and General Managers meeting
- 15. Follow-up on Delegation of Action Items from Previous Board Meeting
- 16. Delegation of Action Items
- 17. Additional Public Comment
Members of the public are encouraged to ask specific questions after each item presented. This agenda item is for additional comments/questions related to matters not on the agenda.
- 18. Matters of general business as may necessarily come before the Commission

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19. Executive Session: To discuss with legal counsel agency enforcement actions, litigation, potential litigation to which the District or its board is, or is likely to become, a party, and/or legal risks, as authorized by RCW 42.30.110(1)(i), to consider the minimum price at which real estate will be offered for sale or lease when public knowledge regarding such consideration would cause the likelihood of decreased price, as authorized by RCW 42.30.110(1)(c) and to review the performance of a public employee, as authorized by RCW 42.30.110(1)(g) for ___ minutes

This agenda and resolutions (if any) may be revised by the Commission as appropriate.

RESOLUTION NO. _____

A RESOLUTION APPROVING BID
ADVERTISEMENT, AWARD AND CONTRACT
EXECUTION FOR THE SUPPLY OF THE POWER
TRANSFORMERS FOR THE SUBSTATION TO
SERVE MICROSOFT (BID NO. 22-12422)

FACTUAL BACKGROUND AND REASONS FOR ACTION

In 2021, the Commission approved Resolution No. 21-14585, which adopted template interconnection agreements for large loads and large generators, and Resolution No. 21-14611, which incorporated those templates into an adopted transmission tariff. On June 20, 2022, the Commission approved Resolution 22-14672, which authorized the General Manager to enter into a Large Load Interconnection Agreement with the District's first customer under these new policies. Since approval of Resolution 22-14672, District staff has been working on design documents and specifications for long-lead equipment, specifically 115kV and 230kV power transformers, which are required to support this new service load.

Resolution No. 17-14215 requires Commission authorization to invite bids that are estimated to exceed \$3,000,000. Solicitation documents for Bid No. 22-12422, including specifications are being prepared by the District and once complete will be on file in the offices of the District.

Resolution No. 17-14215 also requires Commission approval to award bids estimated to exceed \$3,000,000. Bid No. 22-12422 is currently budgeted with an engineer's estimate which exceeds \$3,000,000. Should all Bids exceed the engineer's estimate by more than 15%, excluding sales tax, an award will not be issued pursuant to RCW 54.04.070.

District staff is of the opinion that issuing Bid No. 22-12422 is in the best interests of the District and recommends that said bid documents be approved and that the invitation for bids be published.

District staff also recommends that it is in the District's best interest to authorize staff to award Bid No. 22-12422 in an amount not to exceed the authorized Project budget nor more than 15% above the engineer's estimate, excluding sales tax, whichever may be less, and to authorize the General Manager or his designee to enter into a contract with the lowest responsive and responsible bidder with a legally compliant bid that meets the District's terms and conditions.

The General Manager of the District has reviewed District staff's recommendations and concurs in the same.

ACTION

IT IS RESOLVED BY THE COMMISSION OF PUBLIC UTILITY DISTRICT NO. 1 OF CHELAN COUNTY, as follows:

Section 1. The bidding documents (Bid No. 22-12422) for the supply of the Power Transformers for the substation to serve Microsoft are hereby approved and the General Manager of the District is hereby authorized to invite sealed proposals for furnishing said material.

Section 2. The Commission hereby authorizes staff to award Bid No. 22-12422 for the supply of the Power Transformers for the substation to srve Microsoft to the lowest responsive and responsible bidder in an amount not greater than the authorized project budget or in excess of 15% above the engineer’s estimate, excluding sales tax. Furthermore, the General Manager of the District is hereby authorized to enter into a contract with the lowest responsive and responsible bidder with a legally compliant bid that meets the District’s terms and conditions. A copy of the contract will be on file in the offices of the District.

DATED this 1st day of August 2022.

President

ATTEST:

Vice President

Secretary

Commissioner

Commissioner

Seal

RESOLUTION NO. _____

A RESOLUTION APPROVING BID ADVERTISEMENT, AWARD AND CONTRACT EXECUTION FOR THE SUPPLY OF CIRCUIT BREAKERS FOR THE SUBSTATION TO SERVE MICROSOFT (BID NO. 22-12423)

FACTUAL BACKGROUND AND REASONS FOR ACTION

In 2021, the Commission approved Resolution No. 21-14585, which adopted template interconnection agreements for large loads and large generators, and Resolution No. 21-14611, which incorporated those templates into an adopted transmission tariff. On June 20, 2022, the Commission approved Resolution 22-14672, which authorized the General Manager to enter into a Large Load Interconnection Agreement with the District's first customer under these new policies. Since approval of Resolution 22-14672, District staff has completed 30% design documents and is working to complete material bid specifications for long-lead equipment, specifically 115kV and 230kV circuit breakers, which are required to support this Large Load Interconnection.

Resolution No. 17-14215 requires Commission authorization to invite bids that are estimated to exceed \$3,000,000. Solicitation documents for Bid No. 22-12423, including specifications have been prepared by the District and once complete will be on file in the offices of the District.

Resolution No. 17-14215 also requires Commission approval to award bids estimated to exceed \$3,000,000. Bid No. 22-12423 is currently budgeted for an amount exceeding \$3,000,000, based upon the current engineer's estimate. As such, District staff is seeking authorization to publicly advertise the project for contractor bids. Should all bids exceed the engineer's estimate by more than 15%, excluding sales tax, an award will not be issued pursuant to RCW 54.04.070.

District staff is of the opinion that issuing Bid No. 22-12423 is in the best interests of the District and recommends that said bid documents be approved and that the invitation for bid be published.

District staff also recommends that it is in the District's best interest to authorize staff to award Bid No. 22-12423 in an amount not to exceed the authorized Project budget nor more than 15% above the engineer's estimate, excluding sales tax, whichever may be less, and to authorize the General Manager or his designee to enter into contract with the lowest responsive and responsible bidder with a legally compliant bid that meets the District's terms and conditions.

The General Manager of the District has reviewed District staff's recommendation and concurs in the same.

ACTION

IT IS RESOLVED BY THE COMMISSION OF PUBLIC UTILITY DISTRICT NO. 1 OF CHELAN COUNTY, as follows:

Section 1. The bidding documents (Bid No. 22-12423) for the supply of the Circuit Breakers for the substation to serve Microsoft are hereby approved and the General Manager of the District is hereby authorized to invite sealed proposals for furnishing said material.

Section 2. The Commission hereby authorizes staff to award Bid No. 22-12423 for the supply of the Circuit Breakers for the substation to serve Microsoft to the lowest responsive and responsible bidder in an amount not greater than the authorized project budget or in excess of 15% above the engineer’s estimate, excluding sales tax. Furthermore, the General Manager of the District is hereby authorized to enter into a contract with the lowest responsive and responsible bidder with a legally compliant bid that meets the District’s terms and conditions. A copy of the contract will be on file in the offices of the District.

DATED this 1st day of August 2022.

President

ATTEST:

Vice President

Secretary

Commissioner

Commissioner

Seal