



December 7, 2020

Public Utility Commission of Oregon

Attn: Filing Center  
201 High Street, S.E.  
PO Box 1088  
Salem, OR 97308-1088

Re: UM 1020 -PGE 2020 Renewable Development Fund (Over \$400,000 and For-Profit Awardees)

On behalf Portland General Electric Company (PGE), Spark Northwest submits the 2020 Renewable Development Fund (RDF) awardees who have been selected for RDF grants, each grant being more than \$400,000 and/or directed to for-profit companies. Spark Northwest is submitting this pursuant to Public Utility Commission of Oregon (Commission) Order Numbers 16-1561 and 17-455<sup>1</sup>, both filed in Docket Number UM 1020 (Guidelines for Renewable Grants). PGE has already submitted to Staff, via email, awardees of projects with funding less than \$400,000 for Staff review.

PGE has engaged Spark Northwest to evaluate and recommend renewable energy projects for funding from the RDF.

Enclosed is the following:

- Attachment A-Summary of Department of Administrative Services Project;
- Attachment B -Department of Administrative Services Application documents;

Should you have any questions or concerns regarding this filing, please contact Casey Manley, PGE's Rates and Regulatory Affairs department, at (503) 464-8258. Please direct all formal correspondence and requests to the following email address [pge.opuc.filings@pge.com](mailto:pge.opuc.filings@pge.com)

Sincerely,

Jill Eikenhorst, Project Manager  
Spark Northwest

<sup>1</sup> See Appendix A, pages 12-13, which provides the revised renewable fund review process.









# Spark NW PUC Letter 2020 RDF

Final Audit Report

2020-12-07

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# Salem Motor Pool

# Salem

Project Summary			
Project Size	250.04 kW	Estimated Annual Generation	280,000 kWh
Technology	Solar PV	Estimated Generation as % of Site Electricity Use	55%
Capacity Factor	13%	Anticipated On-Line Date	Jan-22
Project Cost Summary			
Renewable Project Cost	\$531,000	Project Cost per Watt	\$2.12
RDF Funding Request	\$416,610	Request as a % of Total Project Cost	78%
Education Funding Request	\$0	Education Funding as a % of Total Project Cost	0%

## ORGANIZATION AND PROJECT OVERVIEW

The Department of Administrative Services (DAS) is the central administrative agency of Oregon state government, with a mission is to support state government to serve the people of Oregon. The Salem Motor Pool consists of 100-120 light-duty vehicles available to state agencies, as well as other entities with an agreement, such as universities, Marion County, City of Salem and others. The site also has the vehicle repair shop and parking office where state permits are issued. DAS also plans to install 50 dual-head Level 2 EV chargers to support the planned transition of the fleet to EVs over the coming years.

**Location:** Ground mount system to the south of the parking lot

**Visibility:** Highly visible to visitors and from the road, including Airport Rd.

**Equipment:** 658 Hyundai 380W 72-cell modules or similar, and 4 Solectria 60W inverters. This is proven equipment.

### Key Strengths:

- Applicant is positioned to educate government decision-makers, students and others about solar and EV fleet.
- Solar paired with EV fleet makes a good case study for technical learnings.

### Key Weaknesses:

- A contractor has not yet been selected and the system details have not been finalized.
- Other than educational benefits, community impact is limited.

## PROJECT FEASIBILITY & READINESS

- **Project Team.** The applicant's project team is qualified with significant experience in capital projects. The design and installation contractors will be selected through a competitive bidding process upon award. Elemental Energy, a qualified contractor, provided the feasibility study.

- **Project Site.** The site is deemed viable with correct exposure. Trees will be removed to minimize shading. The project is adjacent to a wetland and in a flood-plain, but the applicant believes a solar system can be permitted there and avoided critical wetland areas in the design.
  - **Energy Estimate.** Energy production was estimated using industry-standard software and on-site measurements. There is a small amount of shading from a tree that will not be removed. The TSRF is 93% and the capacity factor is 13%.
  - **Timeline.** The required permit applications will be submitted upon notice of funding, including zoning, flood permit and environmental impact with the City of Salem. Installation will begin by January 2022, with estimated completion by April 2022 at the latest. New electrical service will be installed in August 2021 as part of the EV project.
  - **O&M.** All operations and maintenance will be the responsibility of the applicant's facilities department as part of their routine maintenance activities. Labor and equipment warranties are expected to be industry-standard.
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## COMMUNITY IMPACT & RECOGNITION

- **Community Benefits.** The project will provide community benefits by decreasing electrical costs to state government. There is a good opportunity for supporting community resilience with a microgrid to provide EV charging in an extended outage, but no battery storage is planned. The applicant was interested in exploring resilience options and pollinator plantings between the arrays but had no plans or budget yet.
  - **Educational Benefits.** DAS will provide tours, publish a newsletter and create a page on it's website with the goal of educating state agencies and local governments as well as the public about solar and EV projects. DAS will partner with Chemeketa Community College to use the site in a Renewable Energy Course and plans to reach out to Willamette University as well. DAS is not requesting any funds for these educational efforts.
  - **RDF Recognition.** The project will provide RDF recognition through onsite signage, a website with monitoring data, media outreach, and newsletters. The system will be visible to about 1,000 monthly visitors and from Airport Way, with 7,000 vehicles per day.
  - **Publicity.** DAS has not completed any community outreach about the project to date, and would present to the Southeast Salem Neighborhood Associate. No negative impacts are anticipated.
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## PROJECT COSTS & FINANCING

- **Financial Structure.** DAS will pay for and own the project, and receive associated financial benefits.
- **Funding Sources.** The applicant is requesting 78% funding from RDF (\$416,610) and 7% from ETO (\$35,000), with the remainder coming from the applicant's own funds, which have been budgeted for the project. They have not applied for any other external funding sources.
- **Additionality.** RDF funding is necessary for the project to proceed within the next 3 years. Partial funding may result in a smaller project.

- **Project Budget.** The proposed budget is within a reasonable range for this type and size of project. The budget includes sufficient contingency. Costs are a preliminary estimate as DAS must complete competitive bidding for design first, and then for installation.