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Minutes

To: NCPA Facilities Committee
From: Cheryl Bolt
Subject: October 1, 2025 Facilities Committee Meeting Minutes

- 1. Call Meeting to Order & Roll Call** – The meeting was called to order by the Facilities Committee Chair Nick Rossow at 9:03 am. Attending via teleconference and on-line presentation were Midson Hay and Ben Rings (Alameda), Michael Luther (Lompoc), Lena Perkins, Jim Stack, and Vicente Rios (Palo Alto), Nathan Tang and Liem Nguyen (Port of Oakland), Nick Rossow (Redding), Basil Wong and Pia Sok (Santa Clara), Pete Lorenz (TID non-voting Member) and Cindy Sauers (Ukiah). Those attending in person are listed on the attached Attendance List. At the time of roll call, Committee Representatives from BART, Biggs, Gridley, Healdsburg, Plumas Sierra, Shasta Lake, and TID were absent. A quorum of the Committee was established at the time of roll.

PUBLIC FORUM

No public comment.

OPEN SESSION

DISCUSSION / ACTION ITEMS

2. Approval of Minutes from the October 1, 2025 regular Facilities Committee meeting.

Motion: A motion was made by Midson Hay and seconded by Cindy Sauers recommending approval of the minutes from the October 1, 2025 regular Facilities Committee meeting. The motion carried by a majority of those Committee Members present on a roll call vote as follows: YES = Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara and Ukiah. The motion passed.

- 3. All NCPA Facilities, Members, SCPPA – Utility System Efficiencies, Inc. MTPSA** – The CT Plant Manager presented background on this current NCPA vendor whose current agreement with NCPA is expiring. This current vendor provides various consulting services related to WECC and NERC reliability criteria. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task Professional Services Agreement between NCPA and Utility System Efficiencies, Inc. in an amount not to exceed \$500,000, for use at any facilities owned and/or operated by NCPA, NCPA Members, SCPPA and SCPPA Members.

NCPA does not have any similar agreements in place at this time. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$500,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Weston Groves and seconded by Jiayo Chiang seeking a recommendation for Commission approval of five-year MTPSA with Utility System Efficiencies, Inc. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES** = Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara and Ukiah. The motion passed.

- 4. NCPA CT Facilities – Pure Process Filtration, Inc. MTEMS** - The CT Plant Manager presented background information on this current NCPA vendor whose current agreement with NCPA is expiring. This vendor provides filter purchases, and the storage of goods. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task Agreement for Purchase of Equipment, Materials and Supplies between NCPA and Pure Process Filtration, Inc., in an amount not to exceed \$1,500,000, for use at the NCPA CT facilities. NCPA does not currently have any agreements for similar purchases and/or storage services at this time. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$1,500,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Midson Hay and seconded by Nick Rossow seeking a recommendation for Commission approval of a five-year MTEMS Agreement with Pure Process Filtration, Inc. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES** = Alameda, Lodi, Lompoc, Santa Clara and Ukiah. **ABSTAIN** = Palo Alto, Port of Oakland, Redding, and Roseville. The motion passed.

- 5. All NCPA Facilities – All NCPA Facilities – Pacific Star Chemical, LLC dba Northstar Chemical MTEMS** - The CT Plant Manager presented information on this current NCPA vendor who provides various chemicals for the operation and maintenance of NCPA's facilities and whose agreement with NCPA is expiring. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task Agreement for Purchase of Equipment, Materials and Supplies between NCPA and Pacific Star Chemical, LLC dba Northstar Chemical, in an amount not to exceed \$2,500,000, for use at any facilities owned and/or operated by NCPA. NCPA has similar agreements in place with Brenntag Pacific, Inc., Hill Brothers Chemical Company, Industrial Solution Services, Thatcher Company of CA, Inc. and Univar Solutions. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$2,500,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Weston Groves and seconded by Cindy Sauers recommending Commission approval of a five-year MTEMS Agreement with Pacific Star Chemical, LLC dba Northstar Chemical. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES** = Alameda, Lodi, Lompoc, Palo Alto, Roseville, Santa Clara, and Ukiah. **ABSTAIN** = Port of Oakland and Redding. The motion passed.

6. **All NCPA Facilities, Members, SCPPA – Evoqua Water Technologies, LLC MTGSA –** The CT Plant Manager presented information on this current NCPA vendor who provides various water treatment support services, including condensate polisher resin regeneration, DI mixed bed vessel rental and regeneration, and RO & UF membrane cleaning and whose agreement with NCPA is expiring. The CT Facilities went out to bid for the next five-year term for these services and Evoqua was the winning bidder based on pricing and a good safety record. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task General Services Agreement between NCPA and Evoqua Water Technologies, LLC, in an amount not to exceed \$1,000,000, for use at any facilities owned and/or operated by NCPA, NCPA Members, SCPPA and SCPPA Member facilities. NCPA does not have any similar agreements in place at this time. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$1,000,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Jiayo Chiang and seconded by Weston Groves recommending Commission approval of a five-year MTGSA with Evoqua Water Technologies, LLC. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES =** Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara, and Ukiah. The motion passed.

7. **All NCPA Facilities (Except LEC), Members, SCPPA – Sulzer Turbo Services Houston, Inc. MTGSA –** The CT Plant Manager provided the Committee with background on this existing vendor who provides various inspections and maintenance related services and whose current agreement with NCPA is expiring. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task General Services Agreement between NCPA and Sulzer Turbo Services Houston, Inc., in an amount not to exceed \$5,000,000, for use at any facilities owned and/or operated by NCPA (except LEC), NCPA Members, SCPPA and SCPPA Member facilities. NCPA has agreements in place for similar services with Cisco Air Systems, KSB, Inc., and Northwest Industrial Engine and Compressor Company. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$5,000,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Weston Groves and seconded by Basil Wong recommending Commission approval of a five-year MTGSA with Sulzer Turbo Services Houston, Inc. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES =** Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara, and Ukiah. The motion passed.

8. **All NCPA Facilities, Members, SCPPA – Rege Construction, Inc. MTGSA –** The GEO Plant Manager provided the Committee with background on this existing vendor who provides general maintenance services that include grading, excavation, paving, concrete, gravel and water hauling, seal coating, which are required for the operation and maintenance of NCPA plant facilities. The current agreement with Rege construction is expiring and staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task General Services Agreement between NCPA and Rege Construction, in an amount not to exceed \$1,000,000 for use at all facilities owned and/or operated by NCPA, NCPA Members, SCPPA, and SCPPA Member facilities. NCPA has similar agreements in place with Epidendio

Construction, Inc., Brian Davis dba Northern Industrial Construction, Gifford's Backhoe Service, and Granite Construction Company. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$1,000,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA's procurement policies and procedures.

MOTION: A motion was made by Weston Groves and seconded by Jiayo Chiang recommending Commission approval of a five-year MTGSA with Rege Construction, Inc. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES** = Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara and Ukiah. The motion passed.

- 9. All NCPA Facilities, Members, SCPPA – Radian Generation LLC MTPSA –** The Compliance Manager provided information on this new NCPA vendor who will provide NERC low impact distribution providers with Critical Infrastructure Protection (CIP), Operations and Planning (O&P), and Under Frequency Load Shedding O&P compliance programming tools to support with NERC related tasks, along with NERC consulting services. Staff is seeking a recommendation from the Facilities Committee for Commission approval of the five-year Multi-Task Professional Services Agreement between NCPA and Radian Generation, LLC, in an amount not to exceed \$250,000, for use at any facilities owned and/or operated by NCPA, NCPA Members, and SCPPA Member facilities. NCPA has a similar NERC Software Professional Services Agreement in place with NovaSync, and Consulting Services Agreements in place with AESI-US, Inc., Archer Energy Solutions LLC, and Utility System Efficiencies. The Committee had no further questions on this item.

FISCAL IMPACT:

Upon execution, the total cost of the agreement is not to exceed \$250,000 over five years. Purchase orders referencing the terms and conditions of the agreement will be issued following NCPA procurement policies and procedures.

MOTION: A motion was made by Weston Groves and seconded by Basil Wong recommending Commission approval of a five-year Multi-Task Professional Services Agreement with Radian Generation LLC. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES** = Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara and Ukiah. The motion passed.

- 10. Property Insurance Program Renewal for CY2026 –** The Risk Management Manager shared with the Committee the strategic plans that are involved in developing long term and cost-effective insurance programs, while developing solid business relationships with its insurers. FM Global, who is the incumbent property insurance provider, will not increase premiums from last year. The primary factors contributing to this decision was the risk reduction efforts that have been undertaken at the plants, as well as the property insurance market entering into a softening market. NCPA is due to receive a 5% membership and resiliency, which represents a 10% return on the previous year's total premium. Staff requests that the Facilities Committee recommend the Commission delegate authority to the General Manager to negotiate and bind Property coverage with FM Global at a not-to-exceed premium of \$5,400,000 (\$3,500,000 NCPA, \$1,900,000 LEC). This NTE does not include expected credits. There were no further questions on this item.

FISCAL IMPACT:

The total cost to renew the Property Insurance program with FM Global is not to exceed \$5,400,000 and will be allocated to the specific project locations on an assessed value basis.

MOTION: A motion was made by Weston Groves and seconded by Cindy Sauers recommending Commission approval to renew the Agency's property insurance program for CY2026. The motion carried by a majority of those Committee Members present on a roll call vote as follows: **YES =** Alameda, Lodi, Lompoc, Palo Alto, Port of Oakland, Redding, Roseville, Santa Clara and Ukiah. The motion passed.

11. NCPA Geo Facilities – Collective Southeast Geysers Effluent Pipeline Agreements –
This item was pulled from the agenda and no action was taken.

INFORMATIONAL ITEMS

12. NCPA Program Agreement Update Project – Power Management's Assistant GM provided the Committee with an outline of the Power Management and Administrative Services Agreement and provided a high-level overview of the non-service agreements and their cost allocations. A brief outline of the many service agreements were shared, along with many of the underlying agreements and programs. All of these agreements are under review to ensure that the agreements are consistent with NCPA's current business practices, along with numerous updates to collateral and key cost allocation provisions, as well to ensure pertinent operational updates are addressed. PM is close to delivering an initial draft for Committee Members to review and will ask for Member input and recommendations before any documents are finalized. An inquiry was made about whether it is anticipated that this project could develop into a larger cost allocation study, in which the general consensus is that the goal is to avoid any involvement on a larger scale. The Committee members had no further questions on this item.

13. New Business Opportunities – Power Management Staff reviewed key projects from the proposals received for the Renewable Energy Resources and Energy Storage Resources. The projects and their updates are listed below.

▪ **Trolley PASS Project (BESS)**

- **Status:** ESSA and Third Phase Agreement were approved June 24, 2025. This is now a 400 MW project. There are eight (8) Members participating in the project in which six (6) Members have signed. All participants have gained approval through their governing bodies
- **Next Steps:** Once all Third Phase Agreements have been signed, NCPA will begin working on scheduling

14. Planning and Operations Update –PM staff shared with the Committee the Resource Integrations projects and their status. Staff is working on incorporating these projects into the portfolio.

15. FY2025 Annual Billing Settlements Review – NCPA's Controller presented a draft of the FY2025 Annual Billing Settlements and Encumbrances for the period of July 1, 2024, through June 30, 2025. The draft results include an approximate \$4.5 million refund from plant operations, and approximately \$0.5 million refund coming from management services. Pass-through costs, and third-party revenues still need to be determined. Encumbered funds for FY 2025 total \$5.4 million. These draft results will be presented to the LEC PPC on October 6, 2025. The next step is to present this to the Utility Directors at the October 9, 2025 meeting. The final version of the FY 2025 Annual Billing Settlements will be presented in November to the Facilities and LEC PPC Committees, as well as to the Utility Directors. Staff will be asking for a recommendation for Commission approval from these Committees and present the final FY 2025 Annual Billing Settlements to the Commission for approval on December 4, 2025.

16. Overview of FY2027 Budget Process and Approach - NCPA's Controller presented an overview of the FY2027 budget process and recommended operating budget directions. The proposed budget approach will continue with review of the draft budgets through the Facilities,

LEC PPC, and L&R Committees, and UD meetings, to seek a recommendation for Commission approval. The February 2026 review will be a combined special meeting with the Facilities and Finance Committees. The budget is prepared on a project/program basis. Allocation for all allocated costs are Power Management, Legislative and Regulatory, Judicial Action, Administrative and General, and direct allocations. Previously approved methods will continue to be used at this time with focus on NCPA controllable costs and aligning budgets with expectations and previous actuals. Reserves and Program Security Deposits will be based on agreements and/or Commission direction. Staff will continue to focus on NCPA controllable costs and aligning budgets with expectations and previous actuals. There were no questions from the Committee.

17. NCPA Hydro Facilities – FERC Project #11197 Transmission Lines Relicensing – The Hydro Plant Manager shared maps of the transmission lines, which show approximately 40 miles of the transmission lines being above ground and the lines running from the Cabbage Patch Substation to the Spicer Meadow Powerhouse are underground. An overview of the P11197 generation tie lines interconnecting Collierville and New Spicer house to PG&E was provided. P11197 is one of the three projects that NCPA operates. Although the FERC relicense expires in 2032, NCPA must file a Notice of Intent whether or not there is intent to seek a new license, which must be done five (5) years prior to the license expiring. Vendor Mead & Hunt have been hired to assist in the phase one relicensing. NCPA prefers to utilize the Integrated Licensing Process (ILP) rather than the Traditional Licensing Process (TLP). Although using the ILP would cost slightly more than using the TLP, the ILP is a newer process and the more commonly used in the industry. Staff sees the ILP as an appropriate licensing path for Project 11197 due to the system complexity and existing environmental resources. There were no questions from the Committee on this item.

18. CT2 Repower / Phoenix Project Update – Generation Services staff provided the Committee with the latest updates on the project:

- The CAISO Power Plant Repower forms are on track to be submitted this week
- Ads scheduled to be published on Oct 6 and Oct. 20, 2025
- First Bid Walk is scheduled for Oct. 27, 2025 followed by Bid Walk number two on Oct. 30, 2025. Final bid submissions are due no later than December 1, 2025 at 1:00 pm
- Awaiting Air District permitting update on their modeling of the site and receptor impacts
- Draft Third Phase and Termination Agreements are in process
- No changes to the project budget

19. NCPA Generation Services Plant Updates – Plant Staff provided the Committee an update on current plant activities and conditions.

CTs

CT1 had 1 Ghost start and 6 actual of 20 forecasted. FYTD total is 36 starts.

▪ Outages

CT1 Lodi - Available

CT1 Alameda U1/U2 – Available

- On September 28, 2025 @ 0930 to 1405, Alameda U1 was forced out due to hydraulic pump relief valve lifting prematurely. Replaced relief valve with spare and returned unit to service

▪ CT1 Lodi Run Hours

- YTD hours **88.25 of 200** allowed (based on calendar year)

▪ CT1 Alameda Diesel Run Hours

- U1= 8.93 hrs. of 42 (in any consecutive 12-month period)

- U2= 4.31 hrs. of 42 (in any consecutive 12-month period)
- **2026 Planned Outages**
 - CT1 Alameda – February 1, 2026 – February 28, 2026
 - CT1 Lodi – May 1, 2026 – May 31, 2026
- **Safety**
 - No issues to report
- **Environmental**
 - No issues to report
- **CT1 Facilities Inventory Parts Purchase Program**
 - Lodi staff have had two meetings with the City of Roseville. Work to begin harvesting parts November 8-10, 2025

Geo

The **Average Net Generation** for the month of September was 75.8 MW. The **Total Net Generation** was 54.6 GWhrs. The **CY 2025 Forecasted Net Generation** = 514.9 GWh YTD. The **CY 2025 Actual Net Generation** = 493.2 GWhrs YTD, which is -5.0% below forecast.

Note: Unit #2 has been down for turbine repair since May 11, 2025.

Plant 1, U2 Turbine/Phase 2 Update

- Phase 1 - **Completed** (Inspections of the Turbine Rotor, Blades, and Journal areas)
- Phase 2 / Journal Areas Condition & Recommendations – Machining work performed on rotors and journal areas determined that a need for a R1 lock blade, new lock pins and 10 regular blades manufactured
- A schedule was provided depicting items on the project that have been completed and other tasks and their status. Current schedule is through November 2, 2025. Staff reported the possibility of the regularly scheduled Plant 1 outage that may need to be moved to March, and the Plant 2 outage moved to May
- Pictures of the turbine case and main lube oil pump were shared from RTS recent on-site assessment from September
- RTS working on the installation of the hydrogen seals and housing repair

Previously Approved for 2024/2025/2026

- Plant 2 – Chiller – In Planning with CEC /WC3 and NCPA Eng.
- SEGEP Air Compressors – Need to complete Electrical work – Ongoing/scheduling
- Plant 2 – Underground Storage Tank – FY 2025 – The contractor (GEM) broke ground on September 29, 2025
- SEGEP – Amended and Restated Agreements on new contract terms

Future Committee Approval 2026

- Plant 2 – MCC 480V Project – CEC / Eng. Review has been completed. Public bids are due back by October 15, 2025
- Plant 1 – Plant 1 Stretford Oxidizer Tank Replacement – Under CEC / Eng. review

Staff Updates

- Operations Tech – New operator started on September 29, 2025
- Maintenance Supervisor II – Resumes under review. This position has been more difficult to fill
- Mech – Operations Tech – Interviews have been completed. Working with HR on next steps
- Reservoir Engineer – 1st round of interviews have been completed. Additional resumes under review. Next steps to schedule on-site interviews

Hydro

During the month of September, Collierville (CV) Powerhouse was at 100% availability. New Spicer Meadows (NMS) Powerhouse was at 80% availability due to the annual fall outage and a PG&E TIGO.

Hydrology

New Spicer Meadows Reservoir Storage:

- 12,705 af decrease (10%) month-over-month
- 127,700 af to 114,995 af
- 61% capacity
- Draft average ~200 cfs

Current Events

- The Spicer annual outage has been completed
 - Unit #3 – September 2-5, 2025
 - Unit #2 – September 8-12, 2025
 - Unit #1 – September 15-19, 2025
 - Electrical and instrumentation work examples includes IR scans, checking of generator wiring termination points, circuit breaker testing, generator instrumentation calibrations, as well as many other instrument testing
 - Mechanical work examples includes gathering oil samples from generator bearings and governor. Replaced bearing oils on unit #2, replaced hydraulic control valves, as well as opportunities for staff training on unit start ups
- Murphys Fire event – Staff shared that on September 2, 2025, due to the hundreds of lightning strikes around the area, a fire erupted and threatened evacuation in the town of Murphys. The Hydro plant employees were mobilized to evacuate, but fortunately CalFire crews along with multiple ground and air resources built strong containment lines, which contributed to the avoidance of evacuations
- Due to excessive vibration issues, replaced the cooling water pump shaft and motor at Collierville
- Spicer Spillway Maintenance Project is 100% complete for the season. The demolition portion is 65% completed and the concrete work is 60% complete
- The Collierville Stormwater Mitigation project is about 70% complete. Staff shared visual representation of the trenching and large sections of the culvert placement. Crews will be cutting a large trench in the middle of the road to install the last section of the culvert. Project remains on schedule

ADJOURNMENT

The October 1, 2025 Facilities Committee meeting was adjourned at 11:48 am by the Committee Chair Nick Rossow.

**Northern California Power Agency
 October 1, 2025 Facilities Committee Meeting
 Attendance List**

NCPA Facilities Committee Members are requested to sign, but signature by members of the public is voluntary.

<u>MEMBER</u>	<u>NAME</u>
ALAMEDA	
BART	
BIGGS	
GRIDLEY	
HEALDSBURG	
LODI	<i>Grays Clancy</i>
LOMPOC	
PALO ALTO	
PLUMAS-SIERRA REC	
PORT OF OAKLAND	
REDDING	
ROSEVILLE	<i>Weston Weston Groves</i>
SANTA CLARA	
SHASTA LAKE	
TID	
UKIAH	

