



CITY OF ELLENSBURG

Energy Services Department

501 North Anderson Street; Ellensburg, WA 98926

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www.ci.ellensburg.wa.us

Memorandum

Date: September 21, 2017

To: Kittitas County, Office of Community Development

From: Julie Coppock, Light Engineering Specialist *JC*

Thru: Paul Meyer, Senior Electrical Engineer *PM*

Re: BL-17-00006 IOOF BLA Comments

The following are the Energy Services Light Department comments for the proposed boundary line adjustment application affecting parcels 503634, 513634, 744134 and 474134.

The applicant can view the City of Ellensburg's Energy Services Electrical Specifications on the City's website for more information.

Electric:

The City of Ellensburg has existing underground primary facilities which appear to run in an easement through existing parcels 744134 and 474134 on the south side of the office building, originating at a pole on Pfenning Road and cutting over near Brick Road to the neighboring church building. While these facilities are not shown on the drawings submitted, it appears that they will be on resultant parcel 513634 once the BLA is complete.

The City also has overhead electric facilities on the Bonneville Power Administration (BPA) pole line on the west side of Pfenning Road.

If development occurs and City electric service is requested on the resultant parcels, we will need to verify whether an outside utility and pre-annexation agreement is in place or create one. The cost to extend electric facilities falls to the applicant and details of the development requirements are below.

CITY OF ELLENSBURG
ENERGY SERVICES – ELECTRIC DIVISION
501 N. ANDERSON ST
ELLENSBURG, WA 98926
TEL: (509) 962-7124

This information summarizes the requirements to provide electrical utility equipment in the City of Ellensburg and Urban Growth Area.

Developer will be required to provide electrical facilities to all resulting lots in the proposed development according to the following specifications and provide easement for those facilities that will be used to serve the development. For multi-family dwelling developments, the scope of design will cover all the electrical facilities up to the meter locations on or near the building(s) within the development. If this plat is not annexed into the City, we will need City Council approval to provide electrical service to the plat and we will require a signed agreement with the developer to establish the future terms of monthly billing to the City Light division for street light operation, maintenance, and daily street light energy usage payment prior to construction.

A completed Residential Plat Application will help facilitate us getting an electric system designed for this plat and tell us more about the homes proposed to be built and whether they will have electric or gas heat, among other things.

DESIGN

The City of Ellensburg will furnish the electrical design for your development within the City of Ellensburg service area.

To facilitate the design process, Developer must furnish the following information to Energy Services:

- Plans showing existing conditions, with proposed development "grayed-out".
- "Cut-and-Fill" plan showing any proposed changes in finished grade.
- All proposed loads should be provided. (Include irrigation pumps).

The above should be provided in digital format, preferably in AutoCAD2010 or later version.

For apartment complexes, or multifamily dwellings, you will also need to include:

- Proposed building locations
- All proposed meter locations.
- Service application including proposed electrical loads and panel size.

Contact City of Ellensburg, Energy Services Department for the following specifications you will need for your project. Some of these will be included with your application for electrical service.

1. A standard trench profile, outlining the depths & separations between utilities.
2. Permanent electrical meter specifications if applicable.
3. Temporary power for construction - meter specifications, if applicable.
4. Vault pit dimensions for electrical vaults.

Contact City of Ellensburg, Public Works Department for all specifications for street lights you are required to furnish and install. Public Works will also determine the number, location, and type of street lights you will be required to install.

Communications facilities will typically follow the electrical design layout, and will most likely be installed jointly in the same trench with electrical.

A complete drawing set showing plans for electrical layout will be e-mailed to your engineering consultant, for inclusion in the bid packages. These will be in the latest version of AutoCAD. If necessary, we can e-mail an earlier version or mail hard copies.

Following this electrical design work, the design, inspection, and installation costs will be invoiced to the developer per City Code. For developments, the scope of the design will include facilities in the proposed City right-of-way in order to serve each proposed lot. For multi-family dwelling developments, the scope of design will cover all the electrical facilities up to the meter locations on the building(s) within the development.

After the City of Ellensburg receives payment for the invoiced amount, Energy Services will consider the project active, and will order all materials required for the project. (except vault, conduit & street lighting materials, which must be furnished by the developer).