

**BEFORE THE BOARD OF SUPERVISORS
OF THE COUNTY OF YUBA**

In Re:

**RESOLUTION OF THE BOARD OF SUPERVISORS)
RATIFYING THE COUNTY ADMINSTRATOR'S)
SIGNATURE OF THE LETTER OF AGREEMENT)
(LOA) WITH SITELOGIQ TO SECURE SELF)
GENERATION INCENTIVE PROGRAM FUNDING)
(SGIP) AND FACILTY SOLUTION PROJECT)
FEASABILTY FOR ENERGY IMPROVMENTS**

Resolution No. 2021-025

WHEREAS, the County intends to enter into agreement with SitelogIQ beginning with a Letter of Agreement (LOA) which briefly describes how SitelogIQ and the County will work together during the project development process, as well as the obligations of each party with respect to the development process for energy improvements; and

WHEREAS, SitelogIQ will provide a proposal and facility solution agreement for the implementation of facility improvements, energy conservation, energy generation, and/or energy management services; and

WHEREAS, the attached LOA project scope includes battery storage and LED lighting retrofit improvements to the Yuba County Government Center; and

WHEREAS, SitelogIQ applied for project funding on behalf of the County with Pacific Gas and Electric's (PG&E) Self-Generation Incentive Program (SGIP) which provides cash incentives to cover up to the full cost of a battery storage and installation; and

WHEREAS, the SGIP program is highly competitive and oversubscribed and the County's proposed projects were not selected; and

WHEREAS, SitelogIQ was notified January 30, 2021 some of the applicants in the SGIP dropped out and PG&E held a lottery for the open slots from a wait list and the County's Government Center project was selected; and

WHEREAS, by this selection for approval, the County is able to secure incentive funding for battery storage to help critical facility infrastructure stay online in the event of a power outage in the amount of \$1,275,000.00; and

WHEREAS, the SGIP program requires an immediate deposit for the Government Center project of \$63,750.00 by check with a post mark no later than February 10, 2021; and

WHEREAS, to assist the County in securing the SGIP funding, SitelogIQ offered to make the required deposit on behalf of the County to meet the very short timeframe with the executed LOA and reimbursement; and

WHEREAS, the battery storage and LED lighting retrofit project will come back to the Board for project approval and is estimated at approximately \$1.6 million; and

WHEREAS, SitelogIQ identified other potential County improvements that may come back to the Board for consideration subject to grant and incentive funding availability.

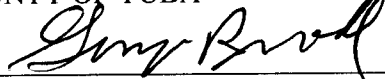
NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of the County of Yuba as follows:

1. The Board hereby ratifies County Administrator's signature of the attached LOA dated February 10, 2021.
2. The County will be invoiced and reimburse SitelogIQ for the required SGIP deposit as described in the LOA.
3. The SGIP deposit funds will belong to the County and will be held with PG&E per the terms of the SGIP.
4. The Board ratifies and authorizes the County Administrator, or his designee, to sign and execute all documents related to the SGIP upon review and approval to form by County Counsel.

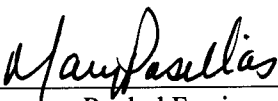
PASSED AND ADOPTED at a meeting of the Board of Supervisors of the County of Yuba on the 23 day of February, 2021 by the following vote:

AYES: Supervisors Vasquez, Blaser, Fuhrer, Bradford, Fletcher
NOES: None
ABSENT: None
ABSTAIN: None

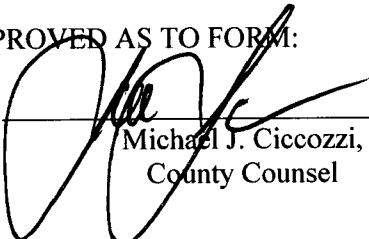
COUNTY OF YUBA

By: 
Chair, Board of Supervisors

ATTEST:

By: 
Rachel Ferris,
Clerk of the Board of Supervisors
Mary Pasillas, Board Clerk

APPROVED AS TO FORM:

By: 
Michael J. Ciccozzi, for
County Counsel



February 10, 2021

Mr. Kevin Mallen
County Administrator
Yuba County
915 Eighth Street, Suite 115
Marysville, CA 95901

RE: Facility Solution Project Feasibility and Letter of Agreement (LOA)

Dear Mr. Mallen:

This Letter of Agreement (LOA) is intended to briefly describe the way SiteLogIQ and Yuba County will work together during the project development process, as well as the obligations of each party with respect to the development process.

Client Identification: Yuba County, California

Facility Location(s): Government Center BS, LED

BS = Battery Storage LED = LED Lighting Retrofits

Area of Focus:

SiteLogIQ will provide a proposal and Facility Solution agreement for the implementation of facility improvements, energy conservation, energy generation, and/or energy management services.

SiteLogIQ has performed a preliminary review of data and has represented to the County that SiteLogIQ's review of the preliminary data supports the County moving forward with the Project. County is relying upon the expertise and representations of SiteLogIQ in entering into this LOA and agreeing to the reimbursement of the initial SGIP deposit on that basis.

Scope of Services:

- A. SiteLogIQ will conduct a site visit to the Facilities to perform a physical audit and collect data. The County will cooperate and collaborate with SiteLogIQ during this phase by providing copies of requested data, including (if available): Site and/or system drawings, historical operating data produced or recorded by existing controls or meters, manual logs, and any other data that may be pertinent to this evaluation.
- B. County will also make operational personnel available at reasonable times for in-person and telephone interviews with SiteLogIQ to answer questions about existing facilities conditions, operating profile and existing equipment operation.
- C. Where operational data is not available to support the analysis, SiteLogIQ will utilize standard engineering practices and assumptions to provide a conservative analysis on the potential energy

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www.sitelogiq.com • CA License #646794



savings from installing the energy conservation measures.

- D. SitelogIQ will also analyze the potential for energy generation measures.
- E. SitelogIQ will recommend energy management and/or on-going monitoring services.
- F. For each of the targeted Energy Conservation Measures (ECMs), estimated (projected) operating costs will be calculated and then compared to existing operating costs. Existing conditions will be evaluated using data-logged or stipulated and mutually agreed operational schedules.
- G. SitelogIQ will prepare a return on investment analysis (consistent with the County's preferred evaluation methods based on agreed upon Economic Criteria noted below).
- H. SitelogIQ will provide budgetary construction costs estimates and a summary Scope of Work for all recommended ECMs. Cost estimates will represent a "turnkey" solution.
- I. The results will be presented to County as a recommended Scope of Work and a financial proforma (such as a Cash Flow) which will include costs and energy savings for the next 30 years with escalation of no more than 5% and including future maintenance & repair costs. As a result, *True Cost of Ownership* is presented to the County for their review and consideration.

County Responsibilities:

In order for SitelogIQ to provide the services described in this LOA, the County agrees to provide (or cause its energy suppliers to provide) SitelogIQ with utility usage data. County agrees to provide As-built plans as needed to facilitate the completion of the scope. The As-built plans shall be treated as confidential documents and shall not be disseminated by SitelogIQ without the prior written consent of the County. Upon completion of the work performed by SitelogIQ, the plans shall be returned to the County or destroyed.

Program Development Efforts:

County acknowledges that SitelogIQ will incur considerable expense in developing the Project. This expense includes the cost to provide professional services by SitelogIQ's development team, the cost to visit the Site, the deposit cost to secure the Self Generation Incentive Program (SGIP) funding and the cost to prepare the deliverables.

Ownership of Work:

All work products, including all proforma's, schedules, and scope of work documentation provided by SitelogIQ, will only become the property of the County upon execution of a binding, irrevocable contract between the County and SitelogIQ for the implementation of the ECMs proposed by SitelogIQ. Notwithstanding the foregoing, to the extent that any tangible work documentation produced by SitelogIQ contains SitelogIQ's pre-existing materials (including but not limited to templates, forms, and other SitelogIQ -created materials), SitelogIQ will remain the sole and exclusive owner of all such pre-existing materials.

Program Development Fee:



SitelogIQ will develop the Project for the firm, fixed fee/rate as listed below:

- 1. Program Development Fee / Rate not to exceed: \$84,767.00
- 2. Self-Generation Incentive Program (SGIP) Deposit: \$63,750.00

The Self Generation Incentive Program (SGIP) Deposit Fee in the amount of \$63,750.00 will be invoiced to Yuba County on February 26th, 2021 and shall be paid by Yuba County with NET 30 payment terms, regardless if the County elects not to move forward with the project. Yuba County acknowledges that the PG&E Self Generation Incentive Program (SGIP) Deposit is non-refundable once made by SitelogIQ on Yuba County's behalf. Yuba County may seek refund of the Self Generation Incentive Program deposit if available, directly through PG&E if Yuba County does not move forward with the project.

The Program Development Fee shall only be paid by Yuba County as per the Terms stated below.

In the event that Yuba County enters into a contract with SitelogIQ for the implementation of the Energy Conservation Measures (ECM's) within 60 days after presenting the Proposal, then SitelogIQ's cost to develop the Proposal will not be invoiced. If the County enters in a contract with SitelogIQ at a later date, the Development Fee paid by the County will be credited toward the project's total implementation cost. If the proposed project fails meet the requirements of California Government Code 4217.10 et seq. within the terms set out below, Yuba County shall not be charged the Program Development Fee and The County shall have no further obligation to SitelogIQ.

Economic Criteria:

Yuba County has represented to SitelogIQ that Yuba County agrees to move forward with the project if the project is shown to reduce the operational expenses at the site over the useful life of the project and otherwise complies with California Government Code section 4217.10 et seq.. The main financial objectives of the project are as follows:

- 1. Secure incentive funding available through PG&E's Self Generation Incentive Program (SGIP) for battery storage to help critical facility infrastructure stay online in the event of a power outage in the amount of \$1,275,000.00.
- 2. Battery Storage and LED Lighting Retrofit Project shall not exceed \$1,564,179.00
- 3. Provide a self-funded program, which pays for itself through expense reductions and minimizes the County's contribution and meets the requirements of California Government Code 4217.10 et seq.
- 4. Yuba County having no expertise in energy savings programs including such programs pursuant to Government Code section 4217.10 et seq. nor expertise in the operation of PG&E's SGIP , is solely reliant upon the determinations of SitelogIQ related to technical compliance. SitelogIQ, will defend, indemnify and hold harmless the Yuba County, its officers, elected or appointed officials, employees, agents and volunteers from and against any and all claims, damages, losses, expenses, fines, penalties, judgments, demands and defense costs (including, without limitation, actual, direct, out-of-pocket costs and expenses and amounts paid in compromise



or settlement and reasonable outside legal fees arising from litigation or liability for any claim(s) which arises challenging the projects compliance with California Government Code 4217.10 et seq.

This LOA shall be construed and enforced in accordance with the laws of the State of California without regard to principles of conflicts of law.

If you agree with the provisions set forth in this LOA, kindly sign and date the LOA below and return one fully executed copy to my attention. Thank you again for providing SiteLogIQ with the opportunity to serve Yuba County on this important initiative.

Acceptance of Letter of Agreement

This agreement is between the Yuba County and SiteLogIQ, Inc.

Yuba County

Name: Kevin Mallen

Title: County Administrator

Date: 2-10-21

SiteLogIQ

Name: Kecia Davison

Title: Vice President

Date: 02/10/2021



Pacific Gas and Electric
selfgen@pge.com

Application ID:

Date Printed: 05/06/2020

Program Year: 2020

NOTE: Your application is not submitted until you upload this form and all other required documentation and click on "Submit" via the online system.

Application Type

Application Type: Energy Storage
Budget Category: Non-Residential Storage Equity

Host Customer

Contact Name: Perminder Bains
Company Name: Government Center
Parent Company Name: Yuba County
NAICS: 921110
Is this a public institution? N/A
Sector: State or Local Government
Sector definition: Agreed

Is Household Low-Income Status?

Is the Host Customer enrolled for the medical baseline program?

Has the Host Customer notified their utility of serious illness or condition that could become life-threatening if electricity is disconnected?

Has the Host Customer received an incentive reservation letter from either the MASH, SASH, DAC-SASH, or SOMAH programs?

Self Generation Incentive Program

Reservation Request Form

Instructions: This Self-Generation Incentive Program (SGIP) Reservation Request Form is reflective of the information entered in the online form process. Please review thoroughly for accuracy of information before signing. Once the form has been signed by all parties, scan and upload this document under the Reservation Request header in the Documents section of the online application. Incomplete applications will result in a suspended application. Upon successful submission of all reservation request information and documents, the Applicant will receive notice from the SGIP Program Administrator that their rebate request has been received.

Incentive Step: 5
Incentive Rate: \$0.85

Mailing Address: 915 8th Street
City, State, Zip: Marysville, CA, 95901
Phone: 916-988-8808
Email: james.biggs@sitelogiq.om

Has applicant coordinated with their local governments and the California Office of Emergency Services?	N/A
Does the host customer provide critical services or infrastructure during a PSPS event to a community that is at least partially located in a Tier 2 or Tier 3 HFTD and eligible for the equity budget?	
1. 911 call center/Public Safety Answering Point	N/A
2. Cooling center designated by state, local, or tribal government	N/A
3. Emergency operations center	N/A
4. Emergency response provider with the addition of tribal government providers	N/A
5. Fire station	N/A
6. Food bank	N/A
7. Independent living center	N/A
8. Jail or prison	N/A
9. Homeless shelters supported by federal, state, local, or tribal governments	N/A
10. Medical facility (hospital, skilled nursing facility, nursing home, blood bank, health care facility, dialysis center, or hospice facility)	N/A
11. Police station	N/A
12. Public and private gas, electric, water, wastewater or flood control facility	N/A
13. Location designated by an IOUs to provide assistance during PSPS events	N/A
Is this public or tribal government agency serving 50% of a low-income or disadvantaged community census tract?	Yes

System Owner

Contact Name:	Perminder Bains	Mailing Address:	915 8th Street
Company Name:	Government Center	City, State, Zip:	Marysville, CA, 95901
Parent Company Name:	Yuba County	Phone:	916-988-8808
		Email:	james.biggs@sitelogiq.om

Developer

Contact Name:	James Biggs	Mailing Address:	1512 Silica Ave
Company Name:	SitelogIQ	City, State, Zip:	Sacramento, CA, 95815
		Phone:	510-299-5813
		Email:	james.biggs@sitelogiq.com

1. Approaching or communicating with the host customer about the project and learning about its needs and energy profile	1. Yes
2. Developing the specifications for a system based on the customer's needs and interests	2. Yes

- | | |
|---|---------|
| 3. Soliciting bids from multiple manufacturers for the specified system | 3. Yes |
| 4. Gaining the customer's commitment to purchase or lease the specified system, usually but not necessarily by signing a purchase order with a customer or other form of agreement | 4. Yes |
| 5. Purchasing the specified system from the manufacturer to fulfill the obligation to provide a system to the customer | 5. Yes |
| 6. Securing permits for the system on behalf of the customer | 6. Yes |
| 7. Securing interconnection permission for the system on behalf of the customer | 7. Yes |
| 8. Submitting SGIP applications on behalf of the customer | 8. Yes |
| 9. Liaising with the SGIP administrators on incentive reservations | 9. Yes |
| 10. Liaising with the SGIP administrators on data reporting requirements | 10. Yes |
| 11. Supplying project data to SGIP evaluators | 11. Yes |
| 12. Physically constructing the system at the customer's premises | 12. Yes |
| 13. Installing the system at the customer's premises | 13. Yes |

Who is performing the other activities?**Applicant**

Contact Name:	James Biggs	Mailing Address:	1512 Silica Ave
Company Name:	SitelogIQ	City, State, Zip:	Sacramento, CA, 95815
Parent Company Name:		Phone:	916-988-8808
		Email:	james.biggs@sitelogiq.com

Contractor/Installer Contact

Contact Name:	James Biggs	Mailing Address:	1512 Silica Ave
Company Name:	SitelogIQ	City, State, Zip:	Sacramento, CA, 95815
Contractor License Number (CSLB):	646794	Email:	james.biggs@sitelogiq.com
Contractor License Type:	C-10	Phone:	916-988-8808

Project Site Information

Site Address:	915 8th Street	
City, State, Zip:	Marysville, CA, 95901	
Project site within the SCE-defined local reliability area?		N/A
Disadvantaged Community or Low-Income Community according to the CalEnviroScreen?		Both
Is the site located in a high fire threat district (HFTD)?		Not Applicable
Has experienced at least two discrete PSPS events?		Not Applicable
Household relies on electric pump wells for their water supplies?		Not Applicable
Participating San Joaquin Valley Pilot area?		

Agrees to location Eligibility:

Yes

Utility Information

Electric Utility:	Pacific Gas and Electric	Peak Annual Demand (kW):	402
Is the Host on an SGIP-Approved Rate?	Other Non-Approved Rate	Other Rate:	A-6
Electric Utility is Municipal?	N/A	Demand Response Participant?	N/A
Account Name:	Yuba County	Demand Response Program Name:	
Is Existing Service?	Yes	Demand Response Obligation (kW):	
Utility Account ID:	8292057720	System Size Based on Load Growth?	No
Utility Meter ID:	1010436242	Estimated Future Additional Demand (kW):	
Gas Utility:			
Gas Utility is Municipal?	N/A		
Account Name:			
Is Existing Service?	N/A		
Utility Account ID:			
Utility Meter ID:			

Proposed System Information

Equipment Technology:	Electrochemical Storage	Total Rated Capacity (kW):	375
System Manufacturer:	Chint Power Systems	Total Energy Storage Capacity (kWh):	1500
System Model:	CPS 125kW/536kWh	Discharge Hours Duration:	4
Other self-generation or storage equipment onsite?			
Charged at least 75% from renewables?	Yes		

Other Onsite System Information

SGIP Incentivized System(s) Onsite:

Technology	Make/Model	Project Code	Installed	Energy Storage Capacity (kWh)	Total Rated Capacity (kW)
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Non-Incentivized System(s) Onsite:

Technology	Make/Model	Year Installed	Energy Storage Capacity (kWh)	Total Rated Capacity (kW)
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Photovoltaic	Unknown Unknown	2013	550
Previous SGIP Generator Capacity (kW):	0		
Previous SGIP Storage Capacity (kWh):	0		
Project Finance			
Total Eligible Project Cost (TEPC):	\$1,305,179.00	Taking Federal Investment Tax Credits (ITC):	No
Ineligible Project Cost:		ITC as a % of TEPC:	%
		Approved California Manufacturer Equipment:	No

Other Incentives Received Incentive Type Incentive Amount Description

Incentive Results

Incentive Calculation Equity	Current Step 5			Incentive Rate: \$0.85
Reference Table	0-2 MWH	>2-4 MWH	>4-6 MWH	
0-2 HOURS	100%	50%	25%	
2-4 HOURS	100%	50%	25%	
4-6 HOURS	50%	25%	12.50%	
	0-2 MWH	>2-4 MWH	>4-6 MWH	
Existing Onsite Equipment Offset	-	-	-	
0-2 HOURS	750,000	-	-	
2-4 HOURS	750,000	-	-	
4-6 HOURS	-	-	-	
Base Equipment Incentive				\$1,275,000.00
CA Manufacturer Adder				
Max Equipment Incentive				a) \$1,275,000.00
Other Incentives	Total Dollars			Impact on SGIP Incentive
Other IOU Incentive	0			b) \$0.00
Other Non-IOU Incentive	0			c) \$0.00
Non-Ratepayer Incentive	0			
Investment Tax Credit (0%)	0			
Adjusted Equipment Incentive				a+b+c = d) \$1,275,000.00
Total Other Incentives	e) 0			
SGIP Incentive Adjustments	Equipment Incentive +	Total Other Incentives <=	Incentive Cap(s)	Incentive Adjustment
Project Incentive Cap (Equipment)	f) \$1,275,000.00		\$5,000,000.00	*g) 0

Eligible Cost Cap (All Incentives)	f+g=h)	\$1,275,000.00	0	\$1,305,179.00	**i)	0
Equipment Incentive					***j)	\$1,275,000.00
Calculated SGIP Incentive						\$1,275,000.00

* g = 0 if f <= \$5M, otherwise g = \$5M - f

** i = 0 if h + e <= Total Eligible Cost, otherwise i = Total Eligible cost - (h + e)

*** j = h + i

The incentive adjustments shown above are based on the Total Eligible Project Cost, the Maximum Incentive Cap, and the Minimum Customer Investment. See the SGIP Handbook for more information on incentive limitations.

Calculated Incentive: \$1,275,000.00

If changes have been made to your project since it was originally submitted, the calculated incentive amount above may differ from the requested incentive amount. The final incentive amount is subject to Program Administrator approval.

Projected PBI Calculation

Expected Total Production:	156,000 kWh
Total Incentive:	\$1,275,000.00
Initial Payment:	\$637,500.00
Performance Based Incentive:	\$637,500.00
PBI Rate (\$/kWh):	\$0.8173077

Residential Energy Storage Eligibility Affidavit Requirements of Host Customers and System Owners

- o The energy storage system owner and/or Host Customer have the tools to control the usage of the energy storage system when operating parallel with the grid.
- o Provide performance data to the Program upon request (emailed, zipped file of 15 minute interval data) for a period of five (5) years.
- o Pass the energy storage Field Verification Inspection.
- o Host Customer and/or System Owner are required to discharge the energy storage system a minimum of 52 full discharges per year. A "full discharge" is the equivalent of discharging the SGIP-incentivized energy capacity, whether it is during a single or multiple discharges.
- o Fulfill either of the two following conditions:
 - o Option A: the Host Customer is on a TOU tariff, dynamic tariff (e.g. PG&E's SmartRate or SDG&E's Reduce Your Use), or agrees to integrate load through the California Independent System Operator's Proxy Demand Response, or equivalent tariff, prior to receiving the SGIP incentive and for five (5) years thereafter. Note that in the event that the Host Customer changes to a non-TOU tariff or is no longer enrolled in a demand reduction program, the energy storage System Owner is required to notify the Program Administrator within 30 days of change, and will be subject to Option B for the required five year period.

- o Option B: the Host Customer and/or System Owner agrees, for a minimum period of five (5) years, to discharge the energy storage system in an amount equivalent to 52 complete cycles per year of the incentivized energy capacity, which is defined as two hours of discharge at the SGIP incentivized power capacity rating, with discharges occurring during peak hours or peak day events (such as those called by PG&E's SmartRate program or SDG&E's Reduce Your Use), of the applicable IOU service territory.

Declarations by Host Customer and System Owner

By Execution of this document, System Owner and Host Customer each certify that the Project meets all program eligibility requirements and that the System Owner and Host Customer agree to abide by the rules and requirements set forth in the SGIP Handbook and SGIP Contract. The undersigned declare under penalty of perjury under the laws of the State of California that 1) The information provided is true and correct, and 2) the above-described generating system is new and intended to offset part or all of the Host Customer's electrical requirements at the site of installation. For residential energy storage projects, the Host Customer and System Owner certify that they have read and agreed to the terms of the Residential Energy Storage Eligibility Affidavit.

The Host Customer and System Owner are committed to completing this project, and by signing below, are starting their intent to contract with individual(s) necessary for completion of the project. The Host Customer is the reservation holder and reserves the right to submit new project specifications, including a new application with alternative System Owner and/or Applicant designations, upon withdrawal from the project and cancellation of this Agreement.

Host Customer Signature

Print Name:

Signature:

Title:

Date:

System Owner (if not Host Customer)

Print Name:

Signature:

Title:

Date:

Applicant (if not Host Customer)

Print Name:

Signature:

Title:

Date:

Developer

Print Name:

Signature:

Title:

Date: