

July 22, 2021

VIA ELECTRONIC MAIL

Linda Bridwell, P.E.
Executive Director
Kentucky Public Service Commission
211 Sower Blvd.
Frankfort, KY 40601

RE: *In the Matter of: Electronic Application of Jackson Purchase Energy Corporation for a Certificate of Public Convenience and Necessity to Construct a New Headquarters Facility—Case No. 2019-00326*

FOR FILING IN POST-CASE CORRESPONDENCE FILE

Dear Ms. Bridwell:

In the Commission's January 14, 2020 final order approving Jackson Purchase Energy Corporation's (Jackson Purchase) request for approval to construct a new headquarters facility, the following post-completion items were directed to be furnished:

- 5. Jackson Purchase Energy shall furnish documentation of the total costs of this project, including the cost of construction and all other capitalized costs, together with, but not limited to, engineering, legal, and administrative expenses, within 60 days of the date of construction is substantially completed. Construction costs shall be classified into appropriate plant accounts in accordance with the Uniform System of Accounts for electric utilities as prescribed by the Commission.**

In response to this information request, Jackson Purchase states that substantial completion of the headquarters facility occurred on May 4, 2021¹. Accordingly, please see the schedule below detailing costs classified into the appropriate plant accounts. Additionally, please refer to the attached Excel workbook 'Summarized Project Cost Detail & Summary' that includes detail by work order. The total cost shown below and in the aforementioned Excel

¹ The information sought by the Commission's Order is substantial and detailed and is being provided slightly more than 60 days following completion of the headquarters facility because it has taken Jackson Purchase additional time to collect and summarize it in an easily understandable and reviewable format and to also address certain security concerns referenced later in this correspondence.

workbook includes the subsequent purchase of additional land adjacent to the headquarters footprint, notice of which was filed with the Commission on April 9, 2021.

| <u>Detail by RUS major account</u> | <u>RUS Account</u> | <u>Amount</u> |
|--------------------------------------|--------------------|-------------------------|
| Land | 389 | \$ 298,688.51 |
| Structure | 390 | \$ 3,757,428.36 |
| Legal | 390 | \$ 88,519.26 |
| BFW Engineering | 390 | \$ 1,950.00 |
| Appraisal | 390 | \$ 6,000.00 |
| Tech Equipment | 391 | \$ 18,772.43 |
| Catalyst Consulting | 390 | \$ 1,202.50 |
| Realtor | 390 | \$ 1,412.50 |
| CBS | 390 | \$ 14,570,635.06 |
| CBS Furniture & Equipment | 391 | \$ 627,303.00 |
| CBS Misc. Equipment | 398 | \$ 46,396.00 |
| Total | | \$ 19,418,307.62 |
| | | |
| <u>Summary by RUS major account:</u> | <u>RUS Account</u> | <u>Amount</u> |
| Land | 389 | \$ 298,688.51 |
| Structures & Improvements | 390 | \$ 18,427,147.68 |
| Furniture and Equipment | 391 | \$ 646,075.43 |
| Misc. Equipment | 398 | \$ 46,396.00 |
| Total | | \$ 19,418,307.62 |

6. Jackson Purchase Energy shall file with the Commission a copy of the “as-built” drawings and a certified statement that the construction has been satisfactorily completed in accordance with the contract plans and specifications within 60 days of the substantial completion of the construction certified herein.

In response to this information request, Jackson Purchase states that the “as-built” drawings contain locations of certain sensitive and vulnerable building infrastructure, including private entrances and exits utilized by Jackson Purchase staff and employees, critical infrastructure such as the locations of essential building utilities including electrical, gas, water, fire suppression, ventilation, security and other essential systems, information technology closets, internal meeting rooms and communications, dispatch and operations centers, and storage areas containing expensive and potentially dangerous equipment and supplies necessary to maintain service reliability throughout the Cooperative’s distribution system. Due to the sensitive nature of this infrastructure, Jackson Purchase has filed a dual motion for deviations from the January 14, 2020 final order requiring that paper or electronic copies of the as-built drawings be provided for public view and from the requirement to file one (1) paper copy of the unredacted material under seal with the Confidential Information highlighted or otherwise denoted, along with a request for confidential treatment of the “as-built” drawings due to the aforementioned security concerns. In lieu of providing a paper or electronic copy of the “as-built” drawings Jackson Purchase has provided a Dropbox link to the Commission’s Executive Director at PSCED@ky.gov where the final “as-built” drawings can be viewed by the Commission. The requested certification in the form of a final inspection and certification of

occupancy from the Commonwealth of Kentucky, Department of Housing, Buildings and Construction is provided as an additional attachment to this letter in response to item 7 below.

7. **Jackson Purchase Energy shall file with the Commission, within 10 days of receipt from the proper authority, copies of all required permits referenced in paragraph 18 of the application.**

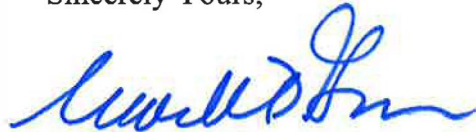
In response to this information request, Jackson Purchase provides a copy of the aforementioned final inspection and certification of occupancy from the Commonwealth of Kentucky, Department of Housing, Buildings and Construction.

Per the Commission's final order the above items were directed to be filed in the post-case correspondence file under the captioned case. Jackson Purchase believes the information referenced and provided here satisfies all outstanding reporting requirements contained in the final order, subject to the dual motion for deviation and confidential treatment filed herewith.

Jackson Purchase appreciates the Commission's attention and approval of the request to construct the headquarters facility. It is a very attractive and functional space within which to conduct business for the benefit of Jackson Purchase's approximately 30,000 members.

Should the Commission have any remaining questions or desire further clarification on any of the matters addressed in this correspondence, please do not hesitate to contact me or Jackson Purchase Executive Staff.

Sincerely Yours,



Mark David Goss
Counsel to Jackson Purchase Energy

enclosures