

CALIFORNIA ENERGY COMMISSION1516 NINTH STREET
SACRAMENTO, CA 95814-5512

June 3, 2011

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11-AFC-1DATE JUNE 03 2011
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Tom Lemmon
Business Manager
San Diego County Building and Construction Trades Council
3737 Camino del Rio South, Suite 202
San Diego, CA 92108

RE: Construction workers for the Proposed Pio Pico Energy Center Project (11-AFC-01)

Dear Mr. Lemmon:

Lisa Worrall, a member of my staff spoke with you in August 2010 about the Pio Pico Energy Center project proposed in the City of Chula Vista, CA. Since then, Pio Pico Energy Center, LLC has submitted a new Application for Certification (AFC) for a simple-cycle power generation plant within the unincorporated area of Otay Mesa in San Diego County.

The Pio Pico Energy Center (PPEC or proposed project) is a simple-cycle power generation plant with three General Electric LMS 100 natural gas-fired combustion turbine generators with a total net generating capacity of 300 megawatts (MW). The project site is located in the southeast corner of the Alta Road and Calzada de la Fuente intersection within the Otay Mesa Business Park and adjacent to the existing Otay Mesa Generating Project. A map of the project site is enclosed.

As part of the environmental review and licensing process for the proposed project, California Energy Commission (Energy Commission) staff evaluates the potential for the construction workforce to impact population, housing, and public services (e.g., police protection and schools) in the area where the project is proposed. Information on the construction workforce in the region is extremely useful in the analysis of potential impacts to these resources. Information needs generally concern the known or estimated commute habits and housing preferences for construction workers.

Construction of the power generating facility, from site preparation and grading to commercial operation, would take approximately 16 months. If approved, construction would begin February 2013, commissioning and initial startup would begin March 2014, and commercial operation would begin May 2014. The number of workers per day range from 50 to 284, with the highest numbers predicted during construction months six through ten.

The project applicant's entire AFC is available at the Energy Commission's website: <http://www.energy.ca.gov/sitingcases/piopico/documents/applicant/afc/>. Section 5.10 Socioeconomics, would be the most pertinent section to review.

It appears that much of the information you relayed last year for the previous project in Chula Vista would remain true for the new project site. A copy of the record of your conversation with Ms. Worrall is enclosed for your reference. Please provide any updated information and new considerations. Please consider the following list of questions as you review and comment on the project. This information will be useful to Energy Commission staff evaluating the potential effects of the proposed PPEC project on population, housing, and public services:

1. What is the maximum distance construction workers would be willing to travel from their homes to the job site? Please explain if the travel distance is estimated and/or whether documentation is available.
2. What circumstances might induce construction workers to relocate individually or with their families nearer to the job site rather than commute?
3. Can the lodging choices of construction workers who may temporarily relocate nearer to the project site be described? For example, could they be categorized to include (1) workers who will collectively or individually rent an apartment or motel room, (2) mobile workers who will camp nearby at recreational vehicle parks, (3) workers who will establish part-time residency to return home on weekends or during breaks in the construction schedule, and (4) workers who will bring their families and establish temporary residency. Please explain.

If you are aware of any other organizations or individuals who may have information on these topics, please let us know. We would appreciate receiving any comments by August 18, 2011. If you have any questions, please contact Lisa Worrall of my staff. Ms. Worrall can be reached by telephone at (916) 654-4545 or by e-mail at lworrall@energy.state.ca.us. Any information that the Building and Trades Council can provide to answer this information request is appreciated. Thank you in advance for your time and assistance.

Sincerely,

Amanda Stennick
Planner III/Supervisor
Siting, Transmission, and Environmental Protection Division
Environmental Office

Enclosures: Map showing the approximate location of the project site (from the AFC)
Proposed construction schedule (from the AFC)
Record of Conversation

cc. Eric Solorio, Energy Commission Project Manager