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San Diego Community Power Request for Information for Local Renewable Energy and Energy Storage ("Local RFI")

I. INTRODUCTION

San Diego Community Power ("Community Power") is a Community Choice Aggregation program ("CCA") that commenced service in March 2021. Its membership is comprised of the following municipalities: Chula Vista, Encinitas, Imperial Beach, La Mesa, National City and San Diego as well as the County of San Diego which serves unincorporated areas (the "Member Agencies"). Community Power provides service to approximately 1,000,000 service accounts totaling 8,000 GWh annually.

Community Power's Joint Power Authority ("JPA") is the first CCA in California with a goal to achieve 100 percent renewable energy availability and usage by no later than 2035, in advance of current state compliance requirements. Through this Request for Information ("RFI"), Community Power is requesting information for renewable energy and/or energy storage products located within and near San Diego Community Power's member communities.

By participating in this Local RFI, each respondent acknowledges that it has read, understands, and agrees to the terms and conditions set forth in these instructions. This Local RFI does not constitute an offer to buy or create an obligation for Community Power to enter into an agreement with any party, and Community Power shall not be bound by the terms of any response unless Community Power has entered into a duly authorized and fully executed agreement. Community Power may, in its sole discretion and without notice, modify, extend, suspend, or terminate this Local RFI without further obligation or liability to any respondent.

II. PROJECTS REQUESTED

Community Power requests information regarding (a) new and existing, wholesale renewable generation & energy storage projects within San Diego and Imperial Counties that will deliver Portfolio Content Category 1 (“PCC1”) renewable energy that meets California Renewables Portfolio Standard (“RPS”) eligibility requirements and (b) wholesale energy storage projects that will provide for local grid resiliency, including those that will provide San Diego-Imperial Valley (“SD-IV”) Local Resource Adequacy (“RA”). Community Power is not interested in information regarding Portfolio Content Category 2 (“PCC2”) or Portfolio Content Category 3 (“PCC3”) renewable energy products at this time. Community Power is committed to the development of distributed generation and storage resources and programs but is not soliciting information regarding resources smaller than 1 MW at this time; these resources will be sourced via other distributed energy resource (“DER”) procurement initiatives. Proposed projects will be interconnected at either transmission or distribution level voltages in accordance with utility requirements.

III. RFI SCHEDULE

This Local RFI is currently open year-round to submittals. Community Power will confirm receipt within one week of submission, and will provide a more detailed response within one month of confirmed receipt. Community Power reserves the right to revisit the solicitation schedule at any time.

IV. PROJECT ELIGIBILITY

Each respondent should provide information regarding one or more renewable energy, energy storage, or hybrid (renewable energy and energy storage) project(s) conforming to the following eligibility requirements, as applicable:

A. Resource Location:

Renewable Energy and Hybrid Facilities

Within San Diego County or Imperial County

Stand-alone Energy Storage Facilities

Electrically interconnected within the San Diego-Imperial Valley (“SD-IV”) Local Capacity Area as defined by the California Independent System Operator (“CAISO”) and eligible to provide SD-IV Local RA

B. CEC Eligibility:

All proposed renewable generating resources must be certified by the California Energy Commission (“CEC”) as Eligible Renewable Energy Resources prior to the commencement of any energy deliveries proposed in the Offer Form to provide Renewable Energy Credits

as set forth in applicable sections of the California Public Utilities Code (“Code”), as such Code may be amended or supplemented from time to time. Each respondent shall be responsible for certification of the proposed resource through the certification process administered by the CEC and shall be responsible for maintaining such certification throughout the contract term. All Renewable Energy Certificates (“RECs”) must be created by and transferred to Community Power via the Western Renewable Energy Generation Information System (“WREGIS”), or its successor, without any additional costs or conditions to Community Power. Each respondent shall be independently responsible for registering its generating project(s) with WREGIS and for maintaining an active WREGIS account throughout the proposed term of agreement.

C. Energy and Capacity Products:

Renewable Energy and Hybrid Facilities

Responses should reflect the sale of bundled PCC1 renewable energy, RECs, and Capacity Attributes, as applicable.

Stand-alone Energy Storage Facilities

Responses should reflect the sale of one of the following:

1. **RA only;**
2. **Bundled energy and capacity products**, including RA and full output and dispatch of energy storage; and/or
3. **RA and a financially settled energy hedge or swap product;** Community Power prefers settlement at the SDG&E Default Load Aggregation Point (“DLAP”) or SP15 Trading Hub; respondents are encouraged to propose and clearly define pricing structures that allow for the most competitive pricing and best value to Community Power.

D. Pricing:

All proposed pricing should reflect prices that are unchanged throughout the entire contract term and shall not be adjusted by periodic escalators or time of delivery factors.

RPS Resources: A single, flat price (\$/MWh) for energy delivered to the **generator node and/or at the SP 15 Trading Hub, as defined by the CAISO [TH_SP15_GEN-APND]**. This energy price shall include the energy commodity, RECs, and Capacity Attributes (if applicable).

Optional: Respondents may also include an **index-plus** pricing option for the RPS generating facility in which the “plus” component reflects the price to be paid for the REC, expressed a flat/fixed price throughout the contract term.

Storage Resources: Respondents must include a separate capacity price (\$/KW-mo), whether it is for a bundled full-toll agreement, TB4 + RA, or RA-only contract. All pricing

options shall remain unchanged throughout the entire contract term and shall not be adjusted by periodic escalators or time of delivery multipliers/factors. Pricing should incorporate any anticipated ITC or PTC to be secured by the seller, which must be quantified in the Offer Form. Alternative pricing options may be proposed so long as the aforementioned pricing requirements have been satisfied. Community Power will also consider offers for direct ownership of the proposed resource.

E. Capacity:

RPS Resources: Minimum generating capacity of one (1) megawatt (“MW”) alternating current (“AC”).

Storage Resources: Minimum rate of discharge of one (1) MW AC and minimum storage capacity of four (4) MWh AC.

F. Commercial Operation Date: Community Power is seeking projects that offer Commercial Operation Dates prior to December 31, 2032.

G. Contract Types:

Community Power will consider offers for fixed price contracts including as-delivered Power Purchase Agreements (“PPAs”), shaped PCC1-eligible PPAs, index-plus PPAs, RA-only agreements, Energy Storage Service Agreements (“ESSAs”), top-bottom four (“TB4”) hedge agreements or similar.

H. Term of Agreement:

No less than ten (10) years and no more than twenty (20) years following the Commercial Operation Date

I. Development Progress:

Respondents are encouraged to provide the following documentation regarding any facilities that are not yet commercially operational:

1. Site Description and Community Engagement – A detailed description of the site, including any site diligence performed, including title searches, geotechnical and/or hydrology reports, biological and cultural findings. Feasibility studies or other studies required by government agencies (e.g., CEQA and Environmental Assessments) should be provided if available.

In addition, Community Power may require community outreach measures, depending on project details (location, proximity to residences and/or other sensitive

receptors, etc.), even if these are not required per local permitting by the Authority Having Jurisdiction. To the extent that any outreach strategies have been initiated or planned, please provide this detail in the proposal narrative.

2. Site Control - Evidence of site control and a narrative describing the site, including previous uses;
3. Utility Interconnection - Fully executed interconnection agreement, interconnection studies, or evidence that respondent has submitted a generator interconnection application to the appropriate jurisdictional entity. If an interconnection application has not yet been submitted, please outline the expected interconnection process, milestones, timelines, and any assumptions regarding network upgrades or other anticipated risks, including assumptions around deliverability allocation, if applicable;
4. Financing Plan - Description of respondent's intended financing plan for each proposed project in sufficient detail for Community Power to effectively evaluate the viability of such arrangements. To the extent that a respondent anticipates a joint project ownership structure, this structure shall be clearly articulated along with applicable ownership percentages attributable to each partner. Please also include any assumptions regarding incentives, including tax incentives, grants, or any other third-party sources of funding.

J. Scheduling Coordinator

Community Power expects to provide Scheduling Coordinator ("SC") responsibilities for fully bundled PPA and ESSA contracts.

K. Sustainable Workforce

Community Power updated its Inclusive and Sustainable Workforce Policy ("ISWP") and its Energy Proposal Evaluation Criteria ("EPEC") in February 2026 to enhance Community Power's policies and evaluation of long-term contracts for new build resources to further incentivize and codify higher workforce standards. Pursuant to the ISWP, proposals for Utility-Scale solar, battery storage and wind projects are required to utilize a project labor agreement ("PLA").¹

For all other projects, see the section on Project Eligibility Criteria for how projects can earn higher scores in the EPEC.

L. Supplier Diversity:

¹ For purposes of the ISWP, "Utility-Scale" means 10 MW or greater as defined at the point of interconnection (to account for co-located renewable and storage facilities).

Public Utilities Code Section 366.2(m), as amended by Senate Bill 255, requires certain community choice aggregators, including Community Power, to annually submit to the California Public Utility Commission (“CPUC”): (1) a detailed and verifiable plan for increasing procurement from small, local, and diverse business enterprises; and (2) a report regarding its procurement from women, minority, disabled veteran, persons with disabilities, and LGBT business enterprises.

General Order (GO) 156, adopted by the CPUC, requires certain California public utilities to engage in outreach activities and meet specific procurement goals from women, minority, disabled veteran, persons with disabilities, and LGBT business enterprises. Qualified businesses become GO 156 certified through the CPUC and are then added to the GO 156 Supplier Clearinghouse database (www.thesupplierclearinghouse.com). Although Community Power is not subject to GO 156, Community Power supports the goals and principles of GO 156 and desires to obtain information relating to supplier diversity in order to assist Community Power in evaluating its outreach and other activities consistent with applicable law.

To assist Community Power with its reporting obligations under Public Utilities Code Section 366.2(m) and with evaluating its supplier outreach and other activities, proposers that are awarded the contract will be asked to voluntarily disclose their certification status with the CPUC Clearinghouse, as well as their efforts to work with diverse business enterprises, including WBEs, MBEs, DVBEs, and LGBTBEs.

Except as otherwise expressly provided under this Policy and/or required by applicable state or federal law or funding requirements (including, without limitation, any grant or loan conditions), Community Power shall not use any demographic information received from potential vendors in any way as part of its decision-making or selection process. Rather, Community Power will use such information solely for compliance with its reporting obligations to the CPUC and evaluation of Community Power’s outreach and other activities consistent with applicable law. Pursuant to Article I, Section 31 of the California Constitution, Community Power shall not discriminate against or give preferential treatment to any individual or group on the basis of race, sex, color, ethnicity, or national origin except as otherwise allowed therein.

V. PROJECT EVALUATION CRITERIA

Community Power will evaluate responses against a common set of criteria utilizing the Energy Proposal Evaluation Criteria (“EPEC”), including:

A. Economic/Portfolio Value:

1. Project Nodal Economics: Community Power will model the project’s performance at a CAISO proxy node that is representative of the point of interconnection (“POI”) factoring in historical and forecasted pricing, which informs generation curtailment risk, basis risk

against the SP15 trading hub and/or SDG&E's default load aggregation point, and forecasted net revenue potential.

2. Resource Adequacy value: Community Power will evaluate the project's expected Qualifying Capacity and Net Qualifying Capacity and the project's fit in Community Power's resource adequacy compliance portfolio.
 3. Renewable attribute value: Community Power will consider the volume of PCC1 energy that the project contributes toward Community Power's renewable targets.
 4. Project Technology and Product Diversity: Community Power will consider whether the project's technology will add to the diversity of Community Power's portfolio. For example, Community Power strongly encourages participation by long-lead-time resources such as long-duration storage and clean firm resources.
- B. Project Development Status:** Community Power will consider whether a project has secured site control or options for site control. Prior to shortlisting, Community Power will require documentation for any secured site control. Any incremental project development progress will be considered as a measure of viability, including site feasibility studies, permitting progress and complexity, and community outreach.
1. Developer Experience: Community Power will evaluate the respondent's direct organizational experience with developing projects of similar scale and technology within CAISO's area. Respondents should also provide sufficient detail on efforts to assess the project POI's capacity potential as well as its high-level procurement and deployment strategy to date for major equipment, including main power transformers and other high-voltage equipment, photovoltaic panels, wind turbines, generators, and battery modules, as applicable.
 2. Developer/Project Financials: Community Power will consider the anticipated financing structure of the project and the primary developer/owner's current financial standing.
- C. Workforce Development:** Community Power considers the project's expected benefits to the local economy and workforce. As outlined in Section IV on Project Eligibility, proposals for Utility-Scale solar, battery storage and wind projects are required to commit to a PLA for construction of the project. For all other projects, Community Power expects projects to pay prevailing wages and commit to working with union labor and apprenticeship programs. The highest scores in this category are given to projects that utilize a PLA. If PLAs are not utilized, proposals can earn higher scores that meet or exceed targeted workforce standards by undertaking certain actions, including:
- a. Utilizing a skilled and trained workforce or joint labor-management partnership/apprenticeship/and training committees in states without skilled and

trained workforce legislation as well as local apprentices, and graduates of San Diego and Imperial County pre-apprenticeship programs;

- b. Utilizing union maintenance agreements in operations;
- c. Committing to at least 50% union labor; or
- d. Committing to at least 80% local hiring.

Proposals that fail to provide details regarding their anticipated workforce commitments will be scored lower in this category.

- D. **Community Benefits:** Community Power prefers projects that provide environmental and economic benefits to communities afflicted with poverty or high unemployment, or that suffer from high emission levels of toxic air contaminants, criteria air pollutants, and greenhouse gases. Preference is given to projects located within a Disadvantaged Community (DAC), Community of Concern (COC), a region otherwise designated by local jurisdiction or permitting agency as prioritized for renewable energy development (“Renewable Energy Development Zone” or “REDZ”), or on tribal land with consent.

To assist Community Power in assessing such benefits, each respondent should address the following question in its offer: is the proposed facility located (or will it be located) in a community afflicted with poverty or high unemployment or one that suffers from high emission levels? If so, describe how the facility can provide the following benefits to adjacent communities:

- Emissions reduction – identify existing generation sources by fuel source within 6 miles of proposed facility and indicate whether the proposed facility will replace/supplant the identified generation sources;
- To the extent that the proposed generating facility is expected to replace/supplant an existing generating facility, respondent should quantify the associated emission impacts of this transition.

Community Power also encourages contributions to a community benefit fund that benefits Community Power customers.

In addition, Community Power may require community outreach measures, depending on project details (location, proximity to residences and/or other sensitive receptors, etc.), even if these are not required per local permitting by the Authority Having Jurisdiction. To the extent that any outreach strategies have been initiated or planned, please provide this detail in the proposal narrative.

- E. **Environmental Stewardship:** Community Power prefers projects that are located on currently or previously developed land (including agricultural land no longer suitable for

farming) or brownfield lands, in addition to projects that can demonstrate additional societal, economic, water-saving, or environmental benefits beyond the climate and GHG reduction benefits of renewable energy. Community Power encourages respondents to provide information on organizational initiatives for environmental stewardship, including how it informs project site selection as well as construction and operational activities.

VI. INSTRUCTIONS

A. Questions

Respondents may submit questions regarding this Local RFI via the question submission form available on Community Power's website specific to this Local RFI. The question form can be accessed by using the following link: Local RFI [Questions Submission Form](#).

Submitted questions will be answered in a timely manner, no later than a week after receipt.

B. Offer Submittals

Only electronic submittals will be accepted. Responses should be submitted via an online form available on Community Power's website, which can be accessed by using the following hyperlink: [Local RFI Offer Submittal](#). This form should be submitted for each unique project submitted via the standardized offer form (Attachment A).

Standardized offer form: All respondents must provide a project narrative and complete the standardized offer form template provided by Community Power (Attachment A). Community Power has posted the Excel template on its website and will require respondents to independently access and download the template for response preparation. An unmodified version of the template must be completed in its entirety based on instructions provided in the template. Community Power may update the RFI template from time to time, so respondents are encouraged to periodically visit the Community Power website to determine if any changes have been posted.

Community Power may submit clarifying questions to certain respondents or conduct interviews, as appropriate, based on information provided in the Offer Form or supporting materials.

VII. RESERVATION OF RIGHTS

This Local RFI is a solicitation for offers only and is not intended as an offer to enter into a contract or as a promise to engage in any formal competitive bidding or negotiations. Community Power may, at its sole discretion, accept or reject any or all offers submitted in response to this Local RFI. In addition, Community Power may, at its sole discretion, only elect to proceed with contract

negotiations for some of the product included in the offers. Community Power further reserves the right to cancel this Local RFI at any time prior to contract award without obligation in any manner for offer preparation, interview, fee negotiation or other marketing costs associated with this Local RFI. Community Power also reserves the right to waive minor errors and omissions or inconsequential disparities in offers, request additional information or revisions to offers, and to negotiate with any or all respondents.

Community Power shall not be liable for any costs incurred by the respondent in connection with the preparation and submission of any offer. Community Power has the right to amend the Local RFI, in whole or in part, by written addendum, at any time. Community Power is responsible only for that which is expressly stated in the solicitation document and any authorized written addenda.

VIII. CONFIDENTIALITY AND PUBLIC RECORDS

Offers submitted in response to this Local RFI shall become the exclusive property of Community Power. Community Power is subject to the California Public Records Act (“CPRA”). The offer will become a matter of public record when contract negotiations are complete and when an agreement is executed by Community Power. Exceptions to disclosure may be available to those parts or portions of offers that are justifiably and reasonably exempted under the CPRA, such as trade secrets. If a respondent desires to exclude a portion of its offer from disclosure under the CPRA, the respondent must prominently mark it “confidential” and state the specific provision in the CPRA that provides the exemption as well as the factual basis for claiming the exemption. A blanket statement of confidentiality or the marking of each page of the offer as confidential shall not be deemed sufficient notice of a CPRA exemption. A respondent who indiscriminately and without justification identifies most or all of its offer as exempt from disclosure or submits a redacted copy may be deemed non-responsive.

Although the CPRA recognizes that certain confidential information or other exempt records may be protected from disclosure, Community Power is not in a position to establish that the information that a respondent submits is exempt. If a request is made for information marked “Confidential,” Community Power will provide the respondent who submitted the information with reasonable notice to seek protection from disclosure by a court of competent jurisdiction.

Community Power shall not, in any way, be liable or responsible for any resulting disclosure of any such record or any parts thereof pursuant to the CPRA or otherwise by law.

IX. CONFLICTS OF INTEREST

Community Power is governed by the Political Reform Act, Government Code Section 1090, Government Code Section 84308, and other requirements governing conflicts of interest, campaign contributions, and gifts. Respondents are required to review all applicable conflict of interest laws. In addition, Community Power has adopted policies governing procurement. Respondents are advised to review all policies, including the Procurement Policy, available at: <https://sdcommunitypower.org/resources/key-documents/>.

The respondent may not contact or receive information outside of this RFI process. If it is discovered that the respondent contacted and received information from anyone other than the mediums used to share information about this solicitation specified above and under the process specified herein regarding this solicitation, Community Power may, in its sole discretion, disqualify the offer from further consideration. All contact regarding this Local RFI or any matter relating thereto must be in writing and submitted using the Questions Submissions Form.

X. REPORTING OF SUPPLIER DIVERSITY INFORMATION

Public Utilities Code Section 366.2(m) requires certain community choice aggregators, including Community Power, to annually submit to the California Public Utility Commission (“CPUC”): (1) a detailed and verifiable plan for increasing procurement from small, local, and diverse business enterprises; and (2) a report regarding its procurement from women, minority, disabled veteran, persons with disabilities, and LGBT business enterprises.

General Order (GO) 156, adopted by the CPUC, requires certain California public utilities to engage in outreach activities and meet specific procurement goals from women, minority, disabled veteran, persons with disabilities, and LGBT business enterprises. Qualified businesses become GO 156 certified through the CPUC and are then added to the GO 156 Supplier Clearinghouse database.

To assist Community Power with its reporting obligations under Public Utilities Code Section 366.2(m) and with evaluating its supplier outreach and other activities, the successful respondent(s) that is/are awarded the contract(s) will be asked to voluntarily disclose their certification status with the CPUC Clearinghouse, as well as their efforts to work with diverse business enterprises, including women business enterprises (WBEs), minority business enterprises (MBEs), disabled veteran business enterprises (DVBES), and lesbian gay bisexual transgender business enterprises (LGBTBES).

Except as otherwise expressly provided under Community Power’s Procurement Policy and/or required by applicable state or federal law or funding requirements (including, without limitation, any grant or loan conditions), Community Power shall not use any demographic information received from respondents in any way as part of its decision-making or selection process. Rather, Community Power will use such information solely for compliance with its reporting obligations to the CPUC and evaluation of Community Power’s outreach and other activities consistent with applicable law. Pursuant to Article I, Section 31 of the California Constitution, Community Power shall not discriminate against or give preferential treatment to any individual or group on the basis of race, sex, color, ethnicity, or national origin except as otherwise allowed therein.

XI. NON-DISCRIMINATION

Community Power will not discriminate and will require its contractors to not discriminate on the basis of race, gender expression, gender identity, religion, national origin, ethnicity, sexual orientation, age, or disability in the solicitation, selection, hiring, or treatment of contractors, subcontractors, vendors, or suppliers. The successful respondent shall provide equal opportunity for subcontractors to participate in subcontracting opportunities.

XII. PROTESTS

- A. Protest Contents: A respondent may protest a contract award if the respondent believes that the award was inconsistent with Community Power Procurement Policy or if this RFI is not in compliance with applicable law. A protest may be submitted electronically to cstephens@sdcommunitypower.org within five (5) business days after receipt of notification of the contract award. Any protest submitted after 5:00 PM of the fifth business day after notification of the contract award will be rejected by Community Power as invalid and the respondent's failure to timely file a protest will waive the respondent's right to protest the contract award. The respondent's protest must include supporting documentation, legal authorities in support of the grounds for the protest and the name, mailing address and telephone number of the person representing the respondent for purposes of the protest. Any matters not set forth in the protest shall be deemed waived.
- B. Community Power Review: Community Power will review and evaluate the basis of the protest provided the protest is filed in strict conformity with the foregoing. Community Power shall provide the respondent submitting the protest with a written statement concurring with or denying the protest. Action by Community Power relative to the protest will be final and not subject to appeal or reconsideration. The procedure and time limits set forth in this section are mandatory and are the respondent's sole and exclusive remedy in the event of protest. Failure to comply with these procedures will constitute a waiver of any right to further pursue the protest, including filing a government code claim or legal proceedings.

XIII. ATTACHMENTS

- A. Offer Form: Standalone Storage or RA
- B. Offer Form: Renewable Energy Only or Renewable Energy + Storage