



**Work Session Meeting Agenda**  
**2 Park Drive South, Great Falls, MT**  
**Gibson Room, Civic Center**  
**August 15, 2023**  
**5:30 PM**

The agenda packet material is available on the City's website: <https://greatfallsmt.net/meetings>. The Public may view and listen to the meeting on government access channel City-190, cable channel 190; or online at <https://greatfallsmt.net/livestream>.

Public participation is welcome in the following ways:

- Attend in person.
- Provide public comments in writing by 12:00 PM the day of the meeting: Mail to City Clerk, PO Box 5021, Great Falls, MT 59403, or via email to: [commission@greatfallsmt.net](mailto:commission@greatfallsmt.net). Include the agenda item or agenda item number in the subject line, and include the name of the commenter and either an address or whether the commenter is a city resident. Written communication received by that time will be shared with the City Commission and appropriate City staff for consideration during the agenda item, and, will be so noted in the official record of the meeting.

## **CALL TO ORDER**

## **PUBLIC COMMENT**

*(Public comment on agenda items or any matter that is within the jurisdiction of the City Commission. Please keep your remarks to a maximum of five (5) minutes. Speak into the microphone, and state your name and either your address or whether you are a city resident for the record.)*

## **WORK SESSION ITEMS**

1. Energy Consulting Contract - Jim Morin
2. Lead Service Line Replacement (LSLR) Pilot Project - Mark Juras

## **DISCUSSION POTENTIAL UPCOMING WORK SESSION TOPICS**

## **ADJOURNMENT**

*City Commission Work Sessions are televised on cable channel 190 and streamed live at <https://greatfallsmt.net>. Work Session meetings are re-aired on cable channel 190 the following Thursday morning at 10 a.m. and the following Tuesday evening at 5:30 p.m.*

*Wi-Fi is available during the meetings for viewing of the online meeting documents.*

## **UPCOMING MEETING SCHEDULE**

City Commission Work Session - September 5, 2023 5:30 pm

City Commission Meeting - September 5, 2023 7:00 pm



## POWERGAS CORPORATION (PGC)

A PRESENTATION TO THE CITY OF GREAT FALLS COMMISSIONER'S WORK SESSION  
AUGUST 15, 2023

KEY CONSIDERATIONS REGARDING PGC'S ENERGY INTELLIGENCE SUITE (EIS)  
AUTOMATED ENERGY MANAGEMENT PLATFORM AND ADVISORY SERVICES



1

## WHAT WE DO

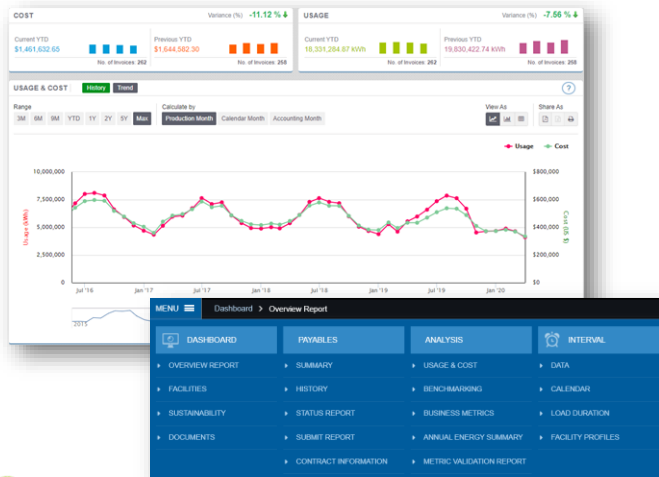
PowerGas Consulting, a division of PowerGas Corporation (PGC), provides energy management advisory services and automated energy management software that delivers actionable data-driven results. This information will assist in directing decisions to create and sustain energy cost and usage mitigation, reduce associated labor cost, and provide long-term strategic energy value.



2

# What We Provide - Energy Intelligence Suite (EIS)

SaaS Platform for centralized access to utility data across all commodities & location



- Bill Acquisition, Validation, & Variance Reporting
- Invoice/AP Processing & Bill Pay Services
- Disaggregated Usage & Cost Reporting Tools
- Facility Benchmarking & ENERGYSTAR Services
- Weather Normalization Logic
- Greenhouse Gas & Emissions Reporting
- Custom Grouping & Hierarchy Reporting Logic
- Internal Data Automation & Reporting Suite



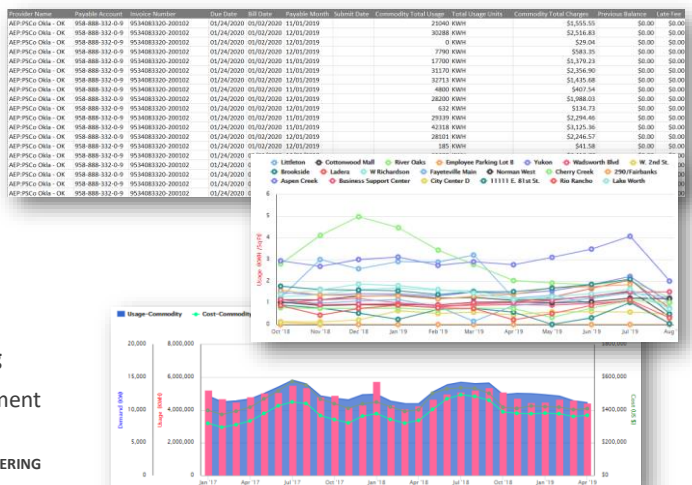
# What We Deliver - Areas of immediate impact, and long-term value

- Centralized access to all energy & utility information in standardized formats
- Reporting filters & groupings for meters, accounts, and facilities
- 30-point invoice audits and alerts based on variations in usage, demand, cost, etc.
- Customized services for RT metering & submetering, tariff research, invoice processing & payment, ENERGY STAR<sup>®</sup> (SEE NOTE), demand response, and more

### Accurate data supports effective decision-making

- Simplify the collection of material for management presentation & reports

NOTE: ENERGY STAR CERTIFICATION IS NOT PART OF THIS CONTRACT OFFERING



# EIS Users & Primary Stakeholders

- As the energy landscape evolves, a broad set of stakeholders benefit from a complete and standardized data-set
- Dedicated functionality and solutions for a broad base of stakeholders
- Reduce duplicative tasks, and promote alignment across multiple focuses and disciplines

Energy	Accounting	Sustainability
Robust reporting structures that provide enhanced insights into energy & utility usage, cost disaggregation, facility & operating performance, interval & submetering data, benchmarking, business metric reporting, and more	Centralized and up-to-date repository for all invoice data and exportable templates across all utilities, suppliers – regardless of commodity. Advanced services include AP Processing and Bill Pay solutions	Whether it's simply benchmarking and ENERGY STAR scoring, or more advanced analysis around emissions and greenhouse gas reporting for ESG initiatives, EIS has solutions for sustainability stakeholders



# For Energy & Utility Stakeholders

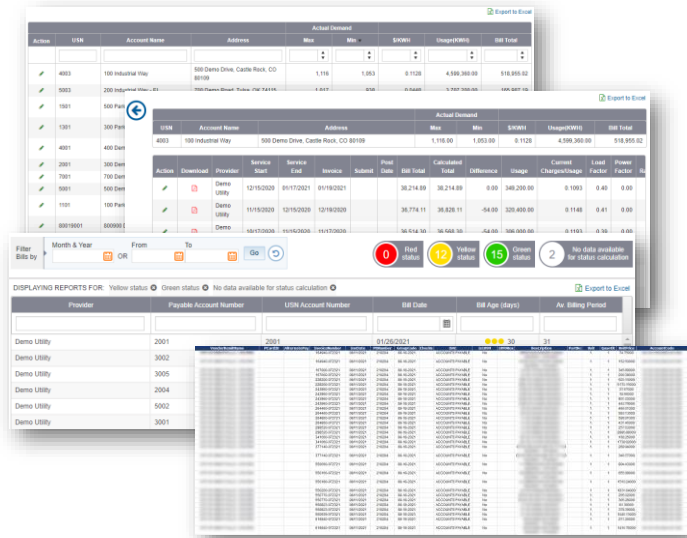


- Leverage accurate and up-to-date usage & cost data to make decisions, and validate results of projects or initiatives (past or present)
- Create customized groupings of datasets and to better leverage desired performance metrics
- Grant tiered levels of access to team members and stakeholders
- Save reporting formats for easy access and exports in the future



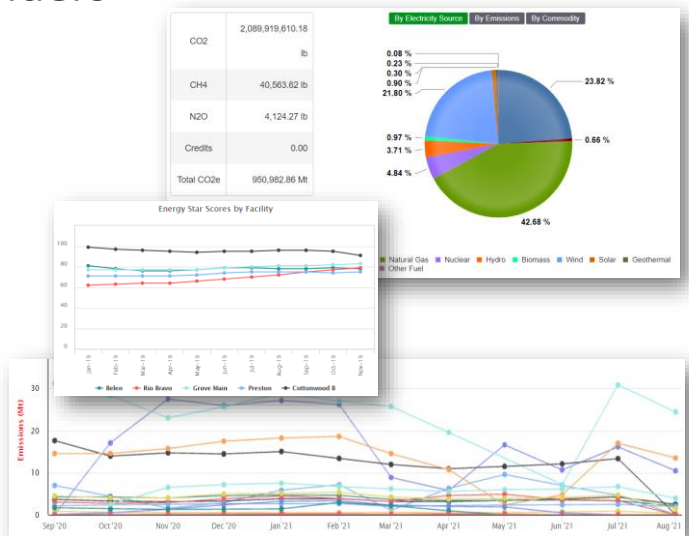
# For Accounting Professionals

- View and download invoice data and PDF images as new data is made available from your utilities and suppliers; all in one place
- Track expected invoice dates and status
- Customized solutions for AP Processing – delivery of customized file that is matched to your accounting system
- Optional bill payment solutions



# For Sustainability Stakeholders

- EIS automatically integrates with EPA to allocate facilities to regional emission datasets by service address
- Measure CO2e and other scope 2 emissions easily – by facility, region, business unit, or corporate wide
- Work with EIS team to create customized emissions profiles that represent renewable purchasing strategies, and automate the entry and collection of other external data sources like ENERGY STAR



# EIS Use-Cases: Problems We See & Solve

Stakeholder	Prior to EIS	After EIS
Energy Manager	Accounting doesn't track usage/demand metrics; multiple different systems to access energy information; difficult to standardize invoice information to create actionable insights	All metrics centralized and standardized; single platform for all key usage & cost information from all utilities/suppliers; easy to aggregate, benchmark, and easily leverage current vs. historical data
Accounting	Multiple logins & tasks before even scheduling payment of bill; previous invoices from suppliers/utilities not easily available (and if they are, it's a considerable effort)	Invoices centrally available within 2-4 business days of issuance (depending on method); invoices already sorted by vendor, account, budget, etc.; invoices are delivered coded to general ledger codes and easily integrated into ERP/AP system
Operations/Facility Managers	Invoices & usage data specific to your site(s) are not easily available; being tasked to improve metrics that aren't transparent	Stakeholders have tiered levels of access to all data that is applicable to their role
Enterprise	Corporate budgets are often using delayed data, and lack insight into how growth impacts utility costs (new sites, new divisions, KPI's, etc.)	Standardized data is current, accurate, and available; all reports are fully exportable; API available for communication to internal centralized system(s)



## Thank you for your time!

**JAMES E. MORIN**  
**PRESIDENT**  
**POWERGAS CORPORATION – GREAT FALLS MONTANA 59404**

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## POWERGAS CORPORATION (PGC)

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### APPENDIX



11

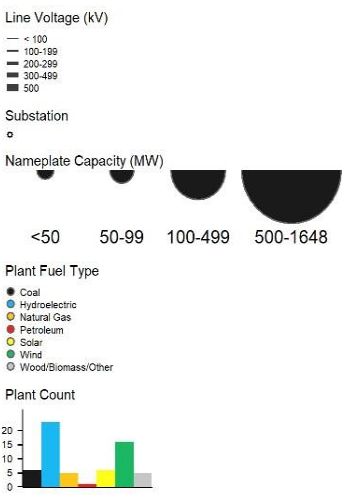
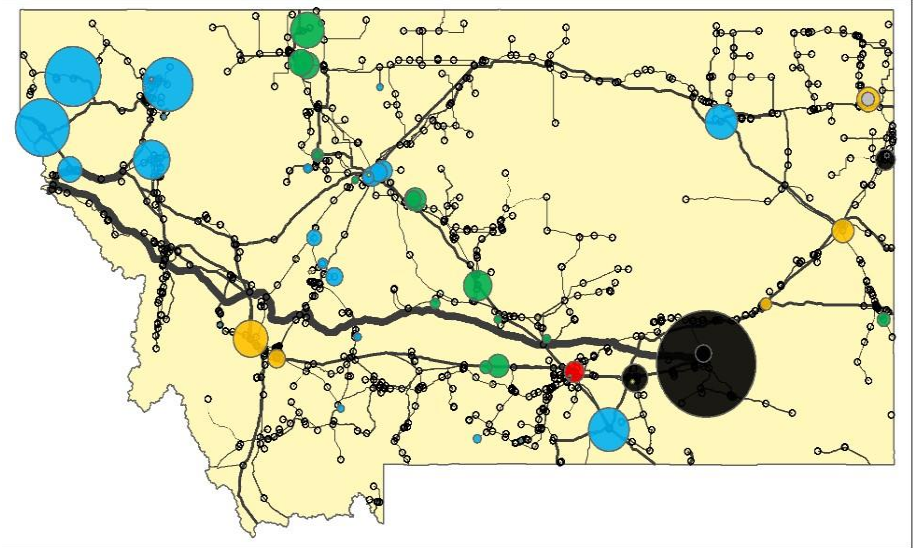
## STRATEGIC CONSIDERATIONS

- I. CHANGING REGULATORY ENVIRONMENT – NORTHWESTERN RATE STRUCTURE
- II. TECHNOLOGY THAT MAY APPLY AND ASSIST IN COST MITIGATION
  - AUTOMATED DR RESPONSE – LIMITED TO INTERVAL METERS AND LARGE SF APPLICATIONS
- III. POWER PROCUREMENT – 2024
  - TERM
  - STRUCTURE
  - SOURCE
  - PRICING – Late July pricing: Est. Waited Average \$105-115: Current Contract Price \$89.95
    - Q423 @ \$105
    - Q124 @ \$105
    - Q224 @ \$75
    - Q324 @ \$150
- IV. TRENDS – Bureau of Business and Economic Research – University of Montana (4 slides)

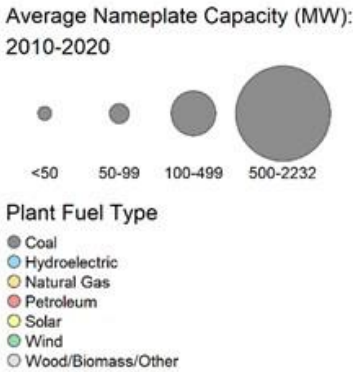
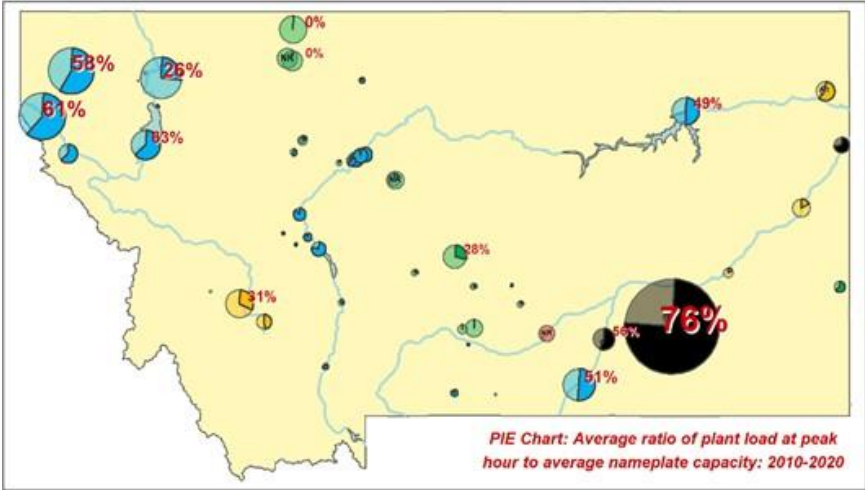


12

# Montana's Electricity Supply: Generation and Transmission



## Some resources provide little supply during times of peak



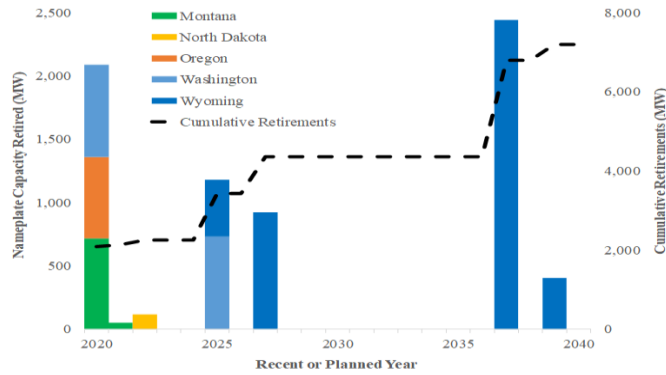
PIE Chart: Average ratio of plant load at peak hour to average nameplate capacity: 2010-2020

Source: U.S. EIA (2021); U.S. FERC (2022)





Over 7,000 MW of region's coal-fired generation could retire within next two decades

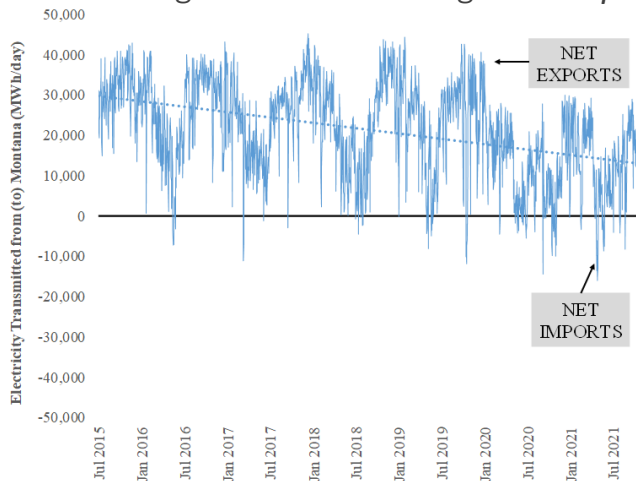


Planned Retirements of Coal-fired Power Plants

Source: U.S. EIA (2021)



Montana is trending towards becoming a net *importer* of electricity...



Electricity Sent from (to) Montana

Source: U.S. EIA (2021)



# CITY OF GREAT FALLS LEAD SERVICE LINE REPLACEMENT (LSLR) PILOT PROJECT

August 15, 2023

Mark Juras, PE  
Engineering Division - Public Works Department

## Goals

- ID objective/scope of pilot project
- Recommend method of participant selection
- Recommend funding sources
- Discuss recommendations and project timeline

OCCGF 13.6.010 "All the expense of laying and maintaining the service pipes from the mains to the consumer's premises must be borne by the consumer."

2


## Why is Public Works considering a LSLR Pilot Project?


### LSLR likely mandated by EPA in 2025

- 2024 Lead and Copper Rule Improvements (LCRI)
  - Likely more stringent than LCRR


### Make use of available funding

- Infrastructure bill ~\$28m / year to MT for 5 years
- SRF loan w/60% forgiveness (up to \$2m per project)




**Lead Pipe** 

- A magnet will not stick to a lead pipe.
- Scratch the pipe with a coin. If the scraped area is shiny silver and flakes off, the service line is lead.

**Copper Pipe** 

- A magnet will not stick to a copper pipe.
- Scratch the pipe with a penny. If the scraped area is copper in color, like a penny, your service line is copper.

**Galvanized Steel Pipe** 

- If a magnet sticks to the surface, your service line is galvanized steel.
- A scratch test is not needed. If you scratch the pipe, it will remain a dull gray.

## Why is Public Works considering a LSLR Pilot Project?

### Prudent planning for the future

- Develop templates, agreements, etc.
- Refine process for future projects
- Remove Tier 1 sampling locations

Approximate Totals as of May 2023		
• Non-Lead	14,846	(67.8%)
• Lead	142	(0.6%)
• Galvanized	502	(2.3%)
• *Unknown	6,423	(29.3%)
• Total	21,913	

\*Unknown lines are considered as lead until proven otherwise

## LSLR Pilot Project

### Scope

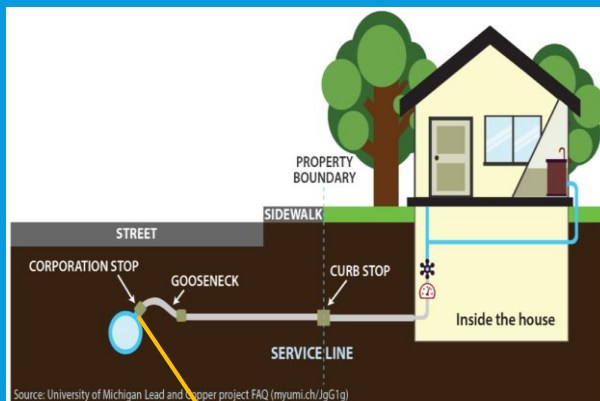
- Full replacement of 20 known LSLs

### \$300,000 budget estimate

- Design ~\$70,000
  - Coordination ~\$20,000
  - Design & Bidding ~50,000
- Construction ~\$200,000
- Admin & Inspection ~\$30,000

### Schedule

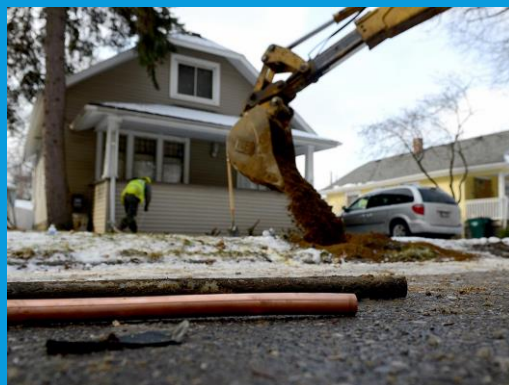
- Design late 2023
- Bid early 2024
- Build summer 2024



## LSLR Pilot Project

### Recommended Participant Selection

1. 30 tap sampling volunteers
2. Highest 20 lead concentrations
3. CDBG eligible, grant 40% match
4. Non-CDBG, owner 40% match
5. If less than 20 volunteers, mail letters, first come first serve basis



## Pilot Project Cost Estimate Breakdown

Cost Estimates				
	SRF Loan Forgiveness (60%)	Water Enterprise Fund	CDBG Grant or Homeowner	Total Per Home
Design	\$2,100	\$1,400	-	\$3,500
Construction	\$6,000	-	\$4,000	\$10,000
Admin & Inspection	\$900	\$600	-	\$1,500
Totals				
Per Home	\$9,000	\$2,000	\$4,000	\$15,000
Total Project (20 Homes)	\$180,000	\$40,000	\$80,000	\$300,000

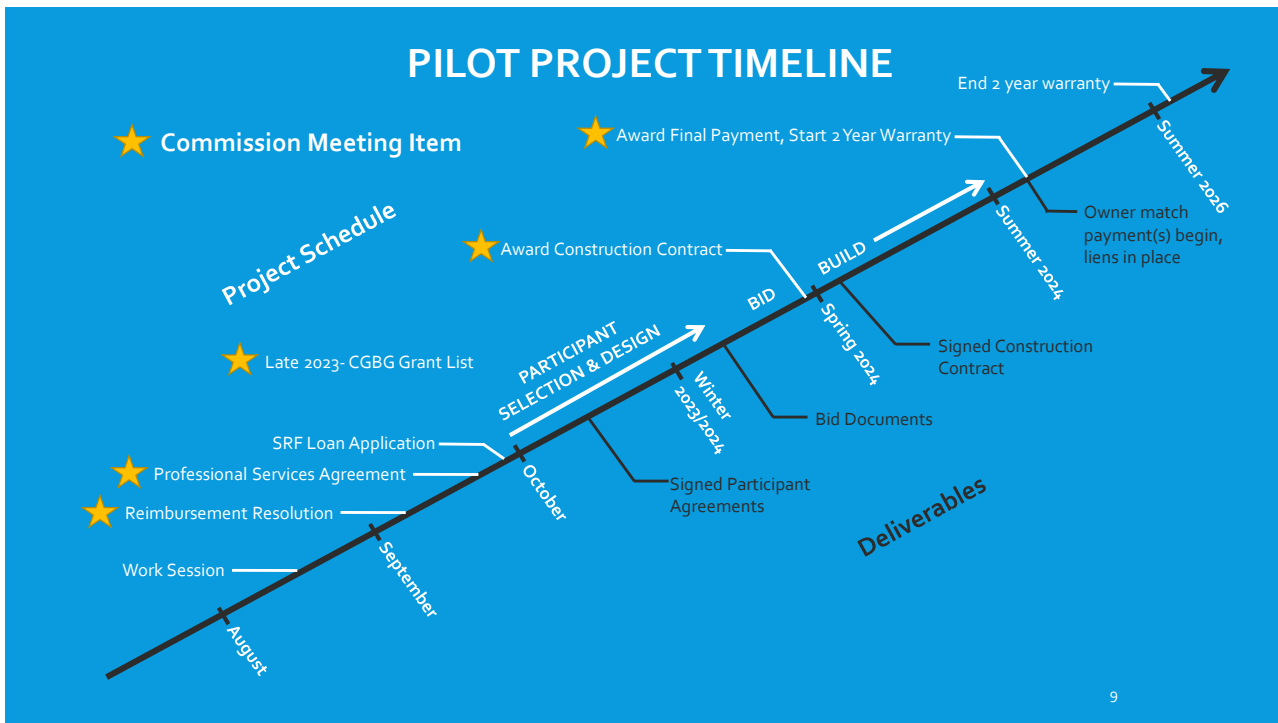
7

## LSLR Pilot Project

### Recommended Participant Payment Logistics

- Signed owner/City Agreement
- Bid information delivered to owner
- Final owner cost share (40%) based on actual quantities and payment terms:
  - Interest free loan assessed on monthly water bill or paid in full at completion
  - Agreement terms filed as lien on property (unless paid in full)

8



9

## Future Hypothetical Scenarios (Pending EPA Final Policy)

### Assume 200 Lead, 800 Galvanized Service Lines

#### 1) Maximize SRF Loan Forgiveness

- \$15m SRF Loan for 1000 lines, \$15,000/line
  - \$9m forgiveness (5 projects)
  - \$2m water enterprise fund
  - \$4m CDBG grant or owner

#### 2) Known Lead Removal w/ SRF Forgiveness

- \$3m SRF Loan for 200 lines, \$15,000/line
  - \$1.8m forgiveness
  - \$0.4m water enterprise fund
  - \$0.8m CDBG grant or owner

#### 3) Other



10