



Administrative Report

H.8., File # 25-1549

Meeting Date: 11/18/2025

To: MAYOR AND CITY COUNCIL
From: ANDREW WINJE, PUBLIC WORKS DIRECTOR

TITLE

APPROVE A CHARGE READY TRANSPORT PROGRAM PARTICIPATION AGREEMENT WITH SOUTHERN CALIFORNIA EDISON FOR INSTALLATION OF ELECTRIC VEHICLE CHARGING INFRASTRUCTURE AT THE CITY'S PUBLIC WORKS YARD AT 531 NORTH GERTRUDA

APPROVE THE GRANTING OF AN EASEMENT TO SOUTHERN CALIFORNIA EDISON AT THE CITY'S PUBLIC WORKS YARD TO ALLOW FOR CONSTRUCTION AND MAINTENANCE OF THE NEW ELECTRIC VEHICLE CHARGING INFRASTRUCTURE

EXECUTIVE SUMMARY

Staff recommends approving an agreement with Southern California Edison (SCE) to participate in the Charge Ready Transport (CRT) Program. The proposed project would provide electric vehicle charging infrastructure for medium to heavy-duty Public Works fleet vehicles at no cost to the City. Specifically, the Agreement would allow for SCE's installation of necessary infrastructure to supply power to charging ports at the City's Public Works Yard. Staff also recommends approval of a necessary easement that would allow SCE access to the Yard to install and maintain the electric charging infrastructure. Once SCE constructs the electric infrastructure, the City would purchase and install the charging port equipment. Funding for purchase and installation of the charge port equipment is available from a recently awarded Clean Power Alliance grant.

BACKGROUND

The SCE CRT Program is intended to provide infrastructure for electric vehicle charging for SCE customers operating medium to heavy-duty vehicles. The CRT Program is available to qualifying customers to assist with the transition to electric vehicles by reducing costs associated with the purchase and installation of electric vehicle charging infrastructure. As part of the program, SCE designs, constructs, and installs the infrastructure on both the utility and customer sides of the electric meter including, electrical design, permits, construction, transformers, trenching, and pedestals for the charging stations at no direct cost to the City.

SCE has advised that both the CRT Agreement and the Grant of Easement are standard non-negotiable documents that are required for participation in the Program. The CRT Agreement would be executed electronically through SCE's online portal using the approved template. SCE would issue the final version of the Grant of Easement following City Council approval of the CRT Agreement and upon identification of the needed footprint to install and maintain their equipment.

SCE worked with City staff to identify a number of possible sites for the CRT Program including, the Public Works Corporation Yard (531 N. Gertruda) and Parks Services Yard (1513 Beryl). Following coordination with SCE’s CRT Program personnel, City staff are recommending an SCE Program Participation Agreement for the Public Works Corporation Yard which houses more of the Department’s vehicles. A site assessment was conducted on April 16, 2025 and a conceptual design plan was subsequently created by SCE (included in the CRT Program Participant Agreement). The City is now at Phase B, Step #6 in the SCE CRT Activity Plan shown below.

Figure 4: Program Design - Activity Flow Chart



Figure1: SCE CRT Activity Plan

If Council approves the proposed Agreement, the City would be responsible to purchase and install the charging stations. Once the SCE work is complete, the City would contract with a certified installer to complete the station installations. The proposed ten ports would consist of four ChargePoint Level 2 charging stations and one DC fast charger. If the Agreement is approved, the City is obliged to meet all SCE requirements as follows:

- Purchase and install charging equipment listed in the SCE Approved Product List or that otherwise meets SCE requirements

- Maintain charging stations in good working order for a period of 10 years
- Adopt a vehicle acquisition plan and procure 10 medium to heavy-duty electric vehicles over the duration of the 10-year program participation agreement. At least two of the required units must arrive on-site within 18 months of application submission. (SCE has approved the City's two recent purchases of F-150 Lightnings as satisfying this initial requirement)
- Authorize the Mayor to sign the CRT Agreement on the SCE portal, and agree to all terms, which includes SCE's standard, non-negotiable terms and indemnity language that differ from the City's standard form
- Grant SCE an easement for installation and maintenance of charging infrastructure in perpetuity, or until the City requests to cancel the program and petitions SCE to quitclaim and release the easement (please see the FAQ provided by SCE regarding the need for an easement). The easement document would be prepared by SCE for City signature upon receipt of the fully executed SCE CRT Program Participation Agreement

The City continues to advance its objective of maintaining an efficient and environmentally sustainable vehicle fleet that meets operational requirements while ensuring compliance with State mandates. A key component of the City's vehicle acquisition plan is the phased transition to zero-emission vehicles (ZEVs), including the procurement of medium and heavy-duty electric vehicles where commercially viable models are available.

Pursuant to the California Air Resources Board's (CARB) Advanced Clean Fleets (ACF) regulation, State and local government agencies are required to integrate ZEVs into their fleets in accordance with established acquisition schedules. The City is currently implementing the 50% ZEV Purchase Plan which mandates that for every internal combustion engine (ICE) vehicle exceeding the 8,500 pounds gross vehicle weight rating (GVWR)-whether powered by gasoline, diesel, or compressed natural gas (CNG), a corresponding ZEV must be acquired.

Approval of the Southern California Edison SCE CRT Agreement would enable the City to install the electric vehicle charging infrastructure necessary to support fleet electrification at the Public Works Yard. Under this Agreement, the City would be responsible for procuring and installing 10 charging ports, which staff intends to fund using a recently awarded Clean Power Alliance grant. This infrastructure investment represents a critical step toward meeting ACF compliance requirements and advancing the City's broader sustainability and emissions reduction goals. While SCE has not provided an exact dollar amount for the work they are responsible to perform under this Agreement, staff estimates it would cost the City between \$300,000 and \$400,000 to complete the work independently.

Agreement/Easement Risks

The proposed CRT Agreement and SCE's standard Grant of Easement shift several legal risks and administrative burdens to the City. The indemnity language is not as protective for the City as the City's typical and preferred language. SCE insists the easement is necessary and unavoidable to allow SCE to access the City Yard to install and maintain their equipment while in service. No one but SCE can bring the distribution line and meter onto the City's property and to participate in the grant Program, approval of an easement without a predefined termination date is required. The agreement places the burden to disclose material facts about the property on the City and does not require Edison to obtain a title report, ALTA survey, or conduct environmental review. Additionally, if the City elects to terminate the use of the charging stations within ten years, the City has certain

financial obligations associated with the initial cost of installation. The service and a request to terminate the easement however can be made without cost after the initial ten-year period.

While the proposed shift of risk is not typical for a City-initiated project, these are the terms offered under Edison's grant program and are non-negotiable. To benefit from this program, the City is required to accept this shift of risk. On balance, given the City goals of increasing EV charging capacity and the opportunity to do so at no cost to the City, the State's requirements for fleet electrification, SCE's long service history and business interests in the City, and the regulatory oversight of SCE by the California Public Utilities Commission, staff recommends utilizing SCE's CRT program despite the risks and noted departures from the City's standard contract terms.

COORDINATION

Development of the grant opportunity was coordinated by the Public Works Department and Southern California Edison. The City Attorney's Office reviewed the proposed Agreement and identified the risks detailed above.

FISCAL IMPACT

The SCE CRT Program Participation Agreement would allow for the construction of electric vehicle charging infrastructure at no cost to the City. Following installation of the supporting infrastructure, the City would be required to purchase and install the charging equipment needed to activate/utilize the 10 charging parts energized by SCE. Funding for the charging equipment is available through a Clean Power Alliance grant recently awarded to the City. No General Funds would be used to complete the City's portion of the CRT Program Participation Agreement.

APPROVED BY:

Mike Witzansky, City Manager

ATTACHMENTS

- Agmt - SCE Charge Ready Transport Program Participation Agreement
- SCE Sample Grant of Easement Requirements
- SCE FAQ Regarding Need for Easement
- SCE Charge Ready Transport Program Handbook
- SCE Charge Ready Transport Quick Reference Guide
- SCE Tariff Book with Links