

[REDACTED]

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**From:** [REDACTED]  
**Sent:** Monday, March 6, 2023 9:58 AM  
**To:** Root, Christine; Borak, Mary Jo; Rosauer, Michael; Forsythe, John; Abadjian, Kristina  
**Cc:** [REDACTED]  
**Subject:** SoCalGas Ventura Compressor Modernization: Short Project Description, Maps, & Open House Invitation for CPUC CEQA  
**Attachments:** N23G016A\_Ventura Open House Invite - EMAIL.pdf; SoCalGas\_Ventura Compressor Modernization\_Project Description 030623.pdf; SoCalGas\_Ventura Compressor Modernization\_Project Description-Maps 030623.pdf

Good morning,

In follow up to our February 23 Ventura Compressor Modernization Project PEA Pre-Filing Meeting, attached please find our deliverables.

- Short project description
- Project description maps
- Invites/Information on the upcoming open houses

Also, as mentioned in the Pre-Filing Meeting, wanted to remind folks your SoCalGas contacts for this project are myself and [REDACTED]. [REDACTED] is copied here and his information is below.

[REDACTED], Regulatory Business Manager  
[REDACTED]

If you ever have any questions, please reach out to Jeff and I.

Thanks,  
[REDACTED]

[REDACTED]  
Regulatory Affairs, San Francisco  
SDG&E and SoCalGas

[REDACTED]  
[REDACTED]

Project Description for the  
**Ventura Compressor Station  
Modernization Project**

**MARCH 2023**



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# 1 Introduction

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As the nation's largest natural gas distribution utility, SoCalGas serves 21.8 million consumers through 5.9 million meters in more than 500 communities within its 24,000-square-mile service territory, including more than a quarter million people on the Central Coast of California. Southern California Gas Company (SoCalGas) owns and operates an integrated energy delivery system composed of pipelines, compressor stations, and storage fields, designed to provide safe and reliable service to its customers. SoCalGas relies on this as part of a network to deliver energy to residential, business, industrial, and agricultural customers throughout Southern California. The Ventura Compressor station modernization project is a critical upgrade that will help keep homes warm and the lights on in Ventura, and up and down the Central Coast. It also delivers affordable and reliable energy to critical facilities like schools, hospitals, and local industry and supports electric system reliability in Southern California. In order to maintain safe and reliable service, SoCalGas performs routine safety inspections, operational maintenance, and critical facility enhancements.

The Ventura Compressor Station is used to support natural gas deliveries to customers north of Ventura (the "North Coastal System") and supply the La Goleta Storage Field with gas for storage. The Ventura Compressor Station Modernization Project (Project) is needed for system reliability. The proposed Project will modernize the facility by replacing the three existing aging natural gas compressors with two new electric-driven compressors and two new natural gas compressors. In addition, the Project is needed to support system integrity. Locally produced gas supplies have decreased significantly over the last ten years,<sup>1</sup> which has required gas supplies transported through the Ventura Compressor Station to now be the primary source of supply for customers on the North Coast System and for the La Goleta Storage Field. This has placed a greater burden on the aging equipment. Further, while the existing station is compliant with air quality regulations, replacing the aging equipment will improve local air quality by reducing permitted Nitrous Oxides (NOx) emissions by approximately 75% when compared to the existing units at the facility today.

## 1.1 Site Information

The Ventura Compressor Station (project site) is an approximately 8.4-acre property at 1555 North Olive Street in the City of Ventura, California (Assessor Parcel Number [APN] 0680142030). The project site is currently developed with a natural gas compressor station that has been in operation since 1923, with the current equipment in place since the 1980s. The site is designated by the Ventura City General Plan as "Industry" and is zoned by the Ventura City municipal code as "M-2 General Industrial." Industrial uses surround the site on the north, west, and south. The EP Foster Elementary School is located across Olive Street to the east of the site. Primary site access is provided by North Olive Street and regional access by US Highway 101 and State Route 33. Refer to Figures PD-1: *Regional Location and Vicinity* and PD-2: *Surrounding Land Use* and PD-3: *SoCalGas Gas Transmission System*.

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<sup>1</sup> Over time, locally produced gas supplies on SoCalGas's transmission system downstream of the Ventura Compressor Station have dropped from approximately 15,029,633 thousand cubic feet (MCF) in 2011 to 1,534,807 MCF in 2020.

## 2 Project Information

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The Proposed Project is necessary to continue to provide system reliability and integrity by modernizing the existing equipment and adding additional horsepower in order to maintain adequate inventory in the La Goleta storage field. The Proposed Project includes 1) replacing three existing aging natural gas compressors with two new natural gas and two electric motor-driven compressors; 2) erecting a new 10,458 square foot (sf) compressor building; 3) erecting a new 4,641 sf permanent office building; 4) erecting a new 5,459 sf warehouse; 5) other ancillary site improvements, such as piping interconnection and storage tanks; 6) installation of a new 8-foot perimeter block wall to replace the existing chain-link fence/block wall. Activities would occur within the property boundary of the existing compressor station. The existing compressor plant would be dismantled, demolished, and decommissioned once the new compressor plant is fully operational. The existing concrete slab and foundation will remain. Construction is anticipated to take approximately 24 to 36 months from mobilization to demobilization and employ approximately 200 construction workers during peak construction activity. Operation of the new facility will require 4 employees who will be on site during normal business hours, and the facility will be monitored remotely 24/7/365. To minimize potential operating emissions, the compression equipment under normal operations will operate such that the electric compressors will be the first on and the last off. Refer to Figures PD-4: *Conceptual Site Plan* and PD-5: *Street Level View*.

Recently adopted General Order (GO) 177<sup>2</sup> requires regulated gas corporations to file an application for a Certificate of Public Convenience and Necessity (CPCN) and associated Proponent's Environmental Assessment (PEA) with the California Public Utilities Commission (CPUC or Commission) prior to commencing construction on any gas infrastructure when certain criteria are met. The Proposed Project exceeds the threshold amount of \$75 million and is not otherwise exempted from GO 177's CPCN requirements. The CPUC is the regulatory agency with authority to review of the CPCN Application and is also the California Environmental Quality Act (CEQA) lead agency.

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<sup>2</sup> On December 8, 2022, the Commission issued Decision 22-12-021 adopting GO 177. The decision, among other things, adopts a gas infrastructure GO which requires regulated gas corporations to file an application for a CPCN prior to commencing construction on any gas infrastructure that meets either of these criteria: the project cost exceeds \$75 million; or, (1) project is located within 1,000 feet of a "sensitive receptor" (including housing, educational institutions or health care facilities) and (2) operation of the completed project by the gas corporation requires a permit from the relevant local air quality district for an increase in levels of (a) a toxic air contaminant or (b) a criteria air pollutant, if the area is listed as a serious, severe, or extreme non-attainment area for that pollutant.

## 2.1 Project Objectives

The objectives<sup>3</sup> of the Proposed Project are to:

- Meet system operational requirements by providing sufficient gas supply to the North Coastal System at adequate pressures year-round to reliably serve customers and the La Goleta Storage Field.
- Promote system reliability and affordability by restoring the capability of replenishing the entire La Goleta Storage Field inventory during the injection season, which has declined as a result of the loss of coastal producer supply.
- Modernize the aging Ventura Compressor Station infrastructure in support of year-round system reliability and resiliency.
- Reduce Nitrogen Oxides (NOx) emissions, which improves local air quality.
- Execute the project in a timely manner to minimize risk of not meeting system operational requirements.
- Maintain continuity of operations of the compressor station and the North Coastal System while executing the project.
- Minimize the need to relocate pipelines and infrastructure to maintain adequate separation to reduce potential landslide risk and maintain resiliency.
- Safeguard ratepayer funds by evaluating project costs in a prudent manner and in accordance with CPUC direction.

## 2.2 Alternatives to the Project

SoCalGas considered a reasonable range of alternatives to the Proposed Project. Through extensive stakeholder engagement with the local community, including public meetings, community canvassing, stakeholder briefings, station tours for local officials, informational newsletters, social media posts, and updates on a dedicated project website, SoCalGas developed a feasibility study of project alternatives. The Proposed Project and three alternative site locations have been carried forward for environmental analysis in the PEA. Table PD-1: *Ventura Compressor Modernization Project Potential Alternatives* provides an overview of alternatives. Refer to Figure PD-6: *Project Alternative Sites*.

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<sup>3</sup> As noted in the CPUC's PEA guidelines, SoCalGas's project objectives account for basic foundational principles of minimizing environmental impacts, using existing ROWs and disturbed land to the maximum extent feasible, ensuring safety during construction and operation, and building on property already controlled by the Applicant/existing site control since they are good general practices for all projects.

**Table PD-1. Ventura Compressor Modernization Project Potential Alternatives**

<b>Alternative</b>	<b>Identified By</b>	<b>Location</b>
Avocado Site	Community	Approximately 15-acre agricultural site designated for open space uses and zoned for agriculture located approximately 3,000 feet west of the compressor station within the County of Ventura
Ventura Steel	SoCalGas	Approximately 10-acre industrial site with oil extraction infrastructure designated and zoned for industrial uses located approximately 8,000 feet north of the compressor station within the County of Ventura
Devil’s Canyon Road	Community	Approximately 12.88-acre oil extraction site located approximately 6,000 feet to the north of the compressor station on west side of SR-33 within the County of Ventura
Electric Compressor Plant Integration	SoCalGas	Install and integrate new electric driven compressors to the existing Ventura Compressor Station. Maintain the existing three natural gas compressors to meet the design conditions and have resiliency at the existing Ventura Compressor Station.

Several non-pipeline alternatives have also been identified for analysis in the CPCN Application. As described in GO177, non-pipeline alternatives should include electrification, consumption reduction (energy efficiency, conservation and demand response) and alternative methods to provide necessary energy supplies to customers. These are shown in Table PD-2: *Ventura Compressor Modernization Project Potential Non-Pipeline Alternatives*.

**Table PD-2. Ventura Compressor Modernization Project Potential Non-Pipeline Alternatives**

<b>Non-Pipeline Alternative</b>	<b>Description</b>
Electrification	Reduce North Coastal System summer natural gas demand to a point where the VCM Project is not needed due to electrification of all customer demand
Energy Efficiency	Reduce North Coastal System summer natural gas demand to a point where the VCM Project is not needed due to improvement of customer energy efficiency
Renewable Natural Gas Supply	Improve energy supply by procuring renewable natural gas supply in the North Coastal System
CNG/LNG Deliveries (Virtual Pipeline)	Improve energy supply by procuring and delivering liquified natural gas to the North Coastal System
Gas Market Mechanisms	Improve energy supply by instituting market mechanisms to deliver the necessary gas supply and support system reliability

**Table PD-2. Ventura Compressor Modernization Project  
Potential Non-Pipeline Alternatives**

<b>Non-Pipeline Alternative</b>	<b>Description</b>
Clean Fuel Transition	Replace demand with clean fuel

### **3 Permitting & Environmental Review**

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The CPUC is the lead agency for the Proposed Project as required by GO 177, which states that “no gas utility as defined in Public Utilities Code Section 891, now subject, or which hereafter may become subject, to the jurisdiction of this California Public Utilities Commission, shall begin construction in this state of any new plant, or modification, alteration, or addition to an existing plant, or facilities, without first complying with the provisions of this General Order.”

Other permits anticipated for the project are identified below.

**Federal:**

None. There is no federal action and, as such, no NEPA review is required.

**State:**

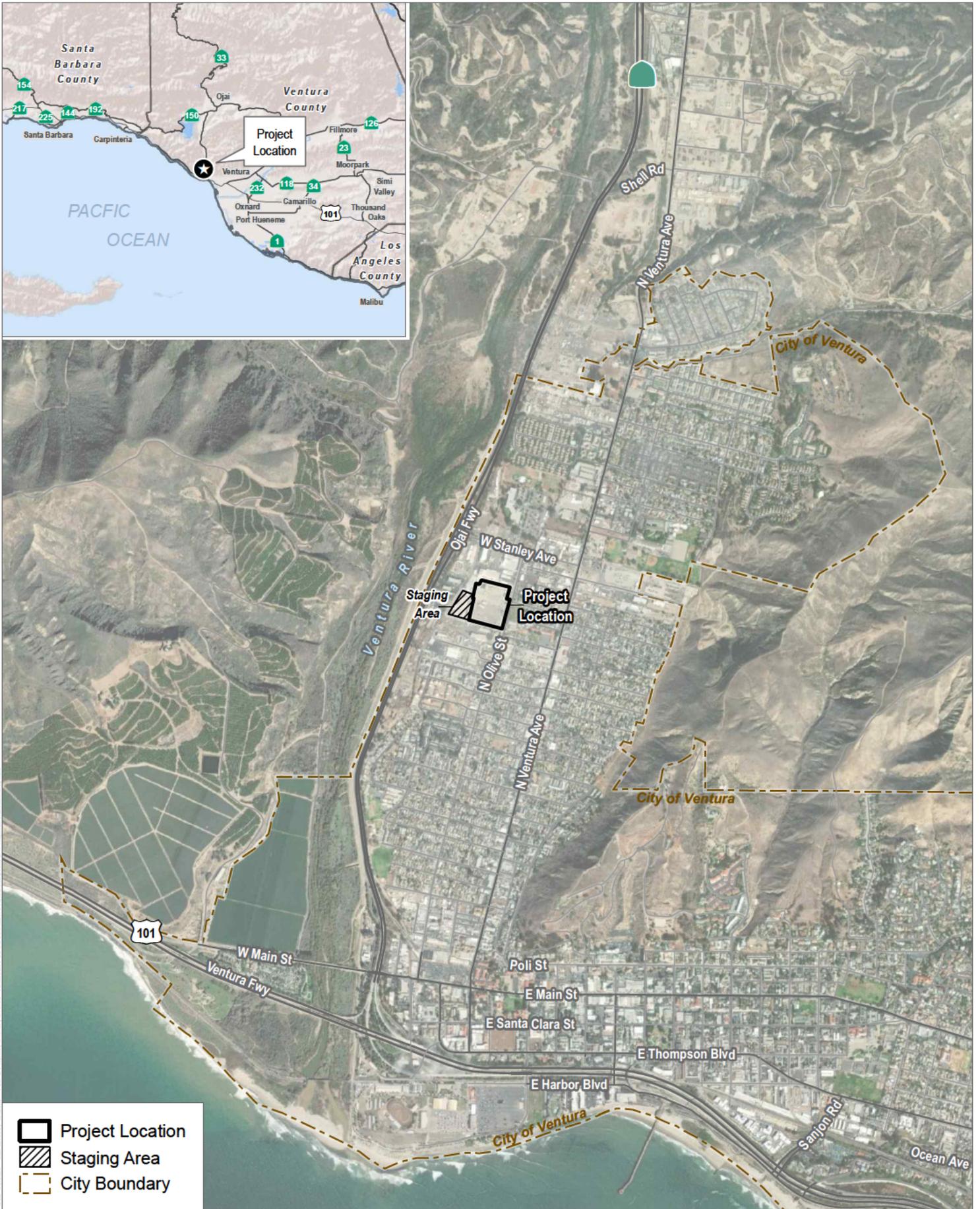
- Certificate of Public Convenience and Necessity
- State Water Resources Control Board (SWRCB), Construction General Permit 2009-0009-DWQ (as amended). Requires preparation of a Stormwater Pollution Prevention Plan (SWPPP) and filing a Notice of Intent (NOI) through the Stormwater Multiple Application and Report Tracking System (SMARTS) for disturbance over an acre.
- SWRCB Statewide General Order for Discharges from Natural Gas Utility Construction, Operations and Maintenance Activities (Order WQ 2017-0029-DWQ) (Water Discharge Permit). SoCalGas already has obtained this permit for post hydrostatic test water and groundwater discharge that would address water discharges for the Proposed Project.

**Regional:**

- Ventura County Air Pollution Control District (VCAPCD) Authority to Construct (ATC)/Permit to Operate (PTO)

**Local (City of Ventura):**

- Grading Permit
- Demolition Permit for existing chain link fence
- Building and Safety Permits for:
  - Office building (includes mechanical, electrical, plumbing)
  - Warehouse building (includes mechanical, electrical, plumbing)
  - Compressor building (includes mechanical, electrical, plumbing)
- Occupancy Permit for Office Building

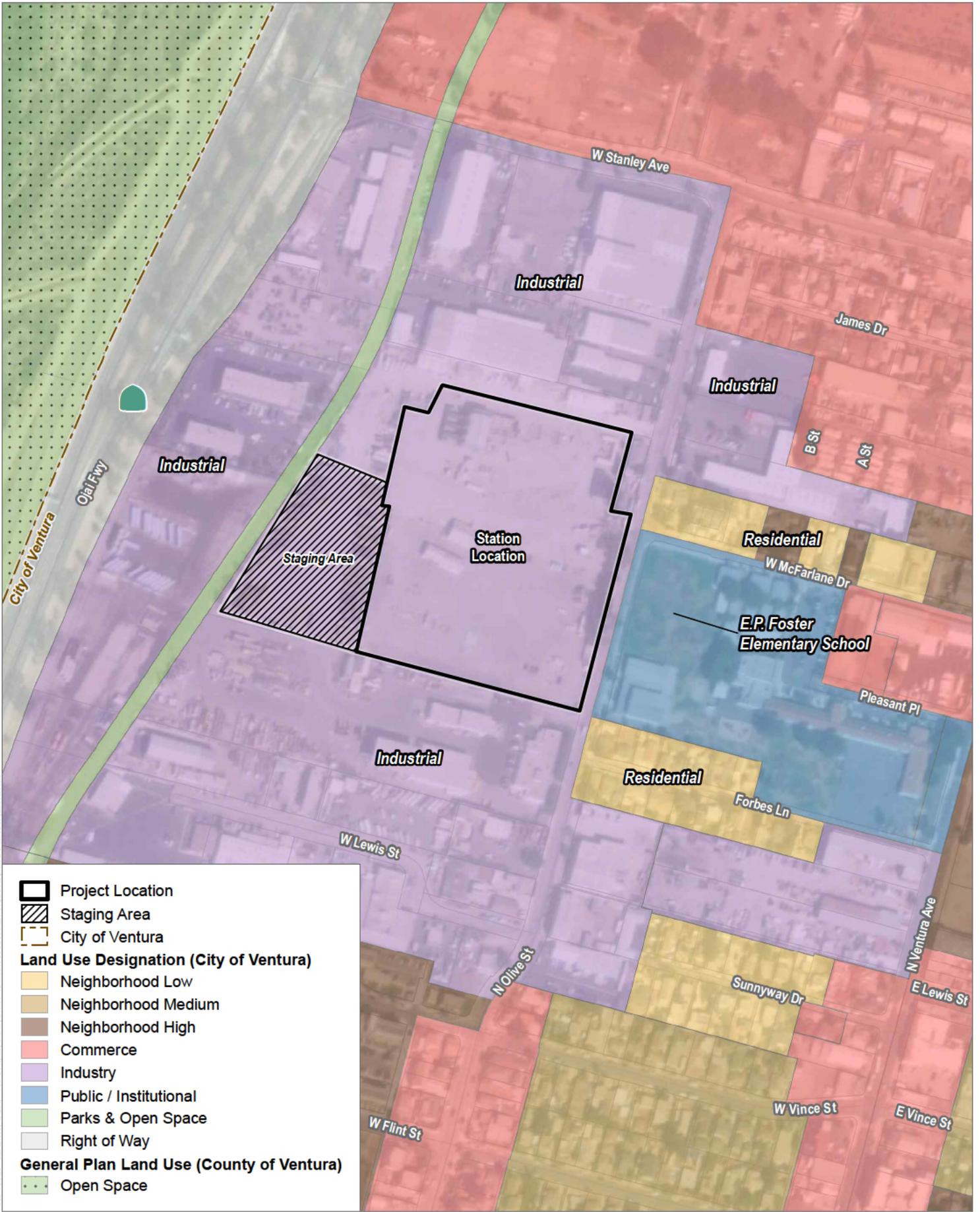


SOURCE: Esri and Digital Globe, Open Street Map

FIGURE PD-1

Regional Location and Local Vicinity

Ventura Compressor Station Modernization Project



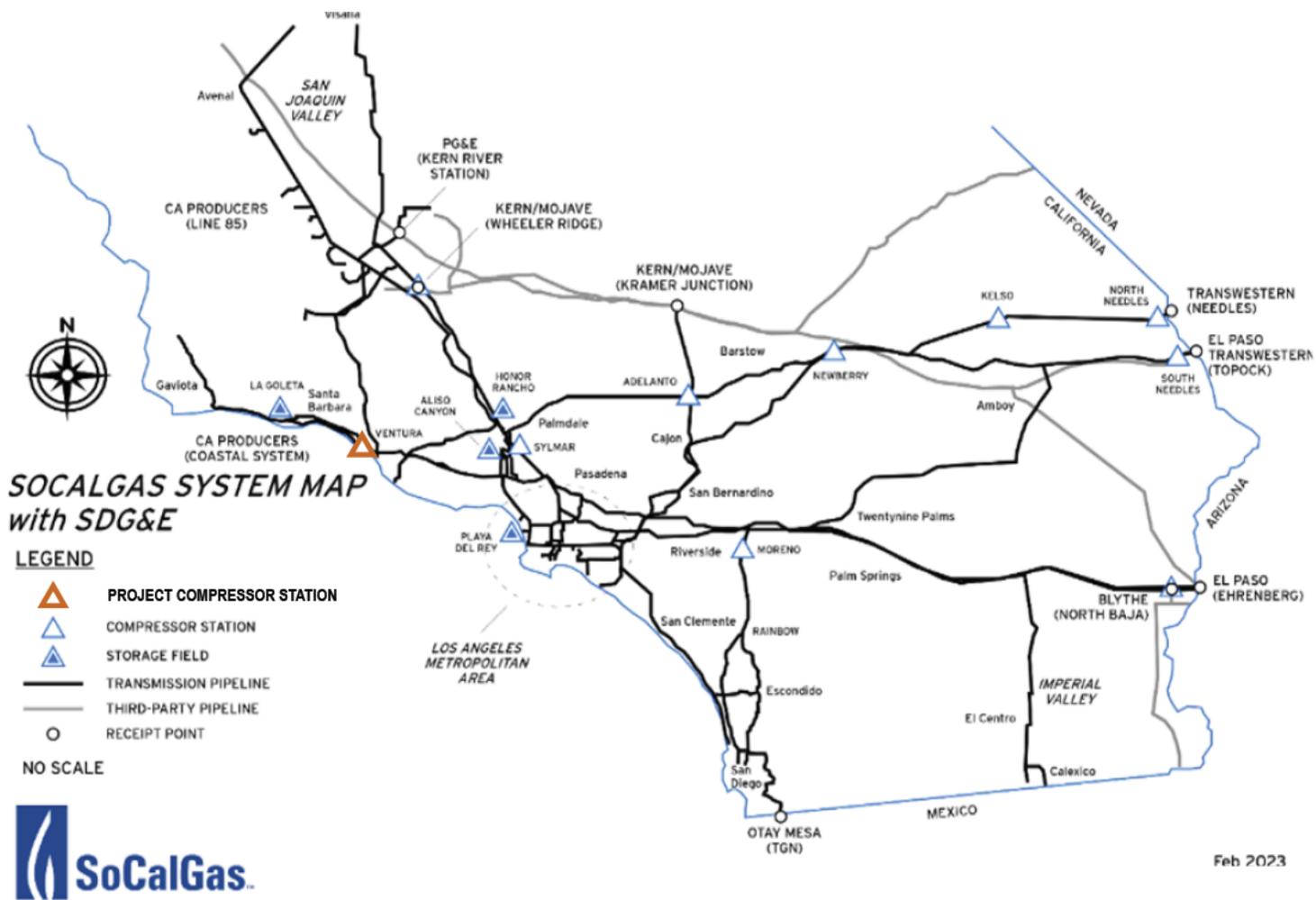
Project Location  
 Staging Area  
 City of Ventura  
**Land Use Designation (City of Ventura)**  
 Neighborhood Low  
 Neighborhood Medium  
 Neighborhood High  
 Commerce  
 Industry  
 Public / Institutional  
 Parks & Open Space  
 Right of Way  
**General Plan Land Use (County of Ventura)**  
 Open Space

SOURCE: Esri and Digital Globe, Open Street Map

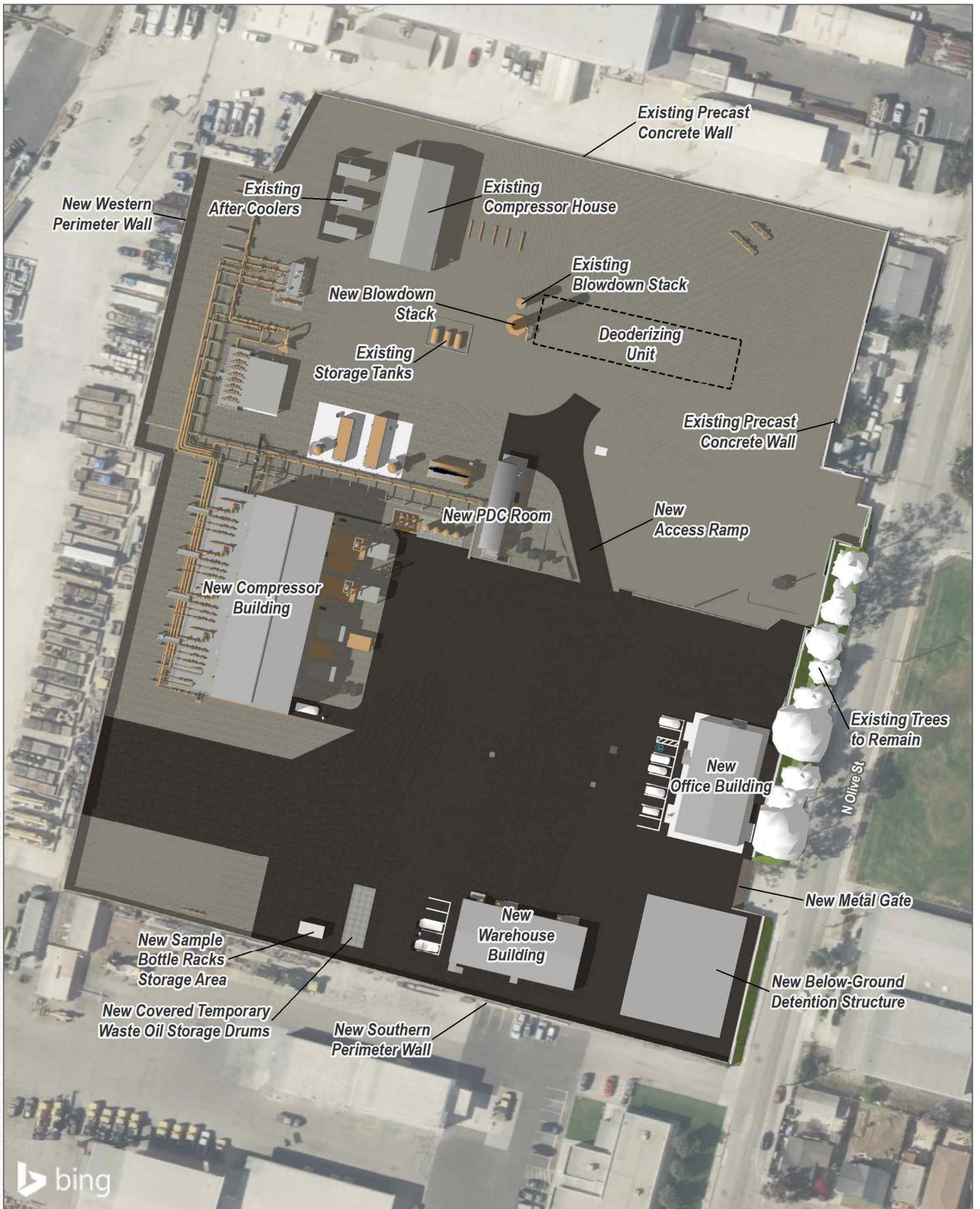
FIGURE PD-2

Surrounding Land Use

Ventura Compressor Station Modernization Project



SOURCE: SoCalGas Feb. 2023



SOURCE: Bing Maps, Burns & McDonnell 2023

**FIGURE PD-4**

**Conceptual Site Plan**

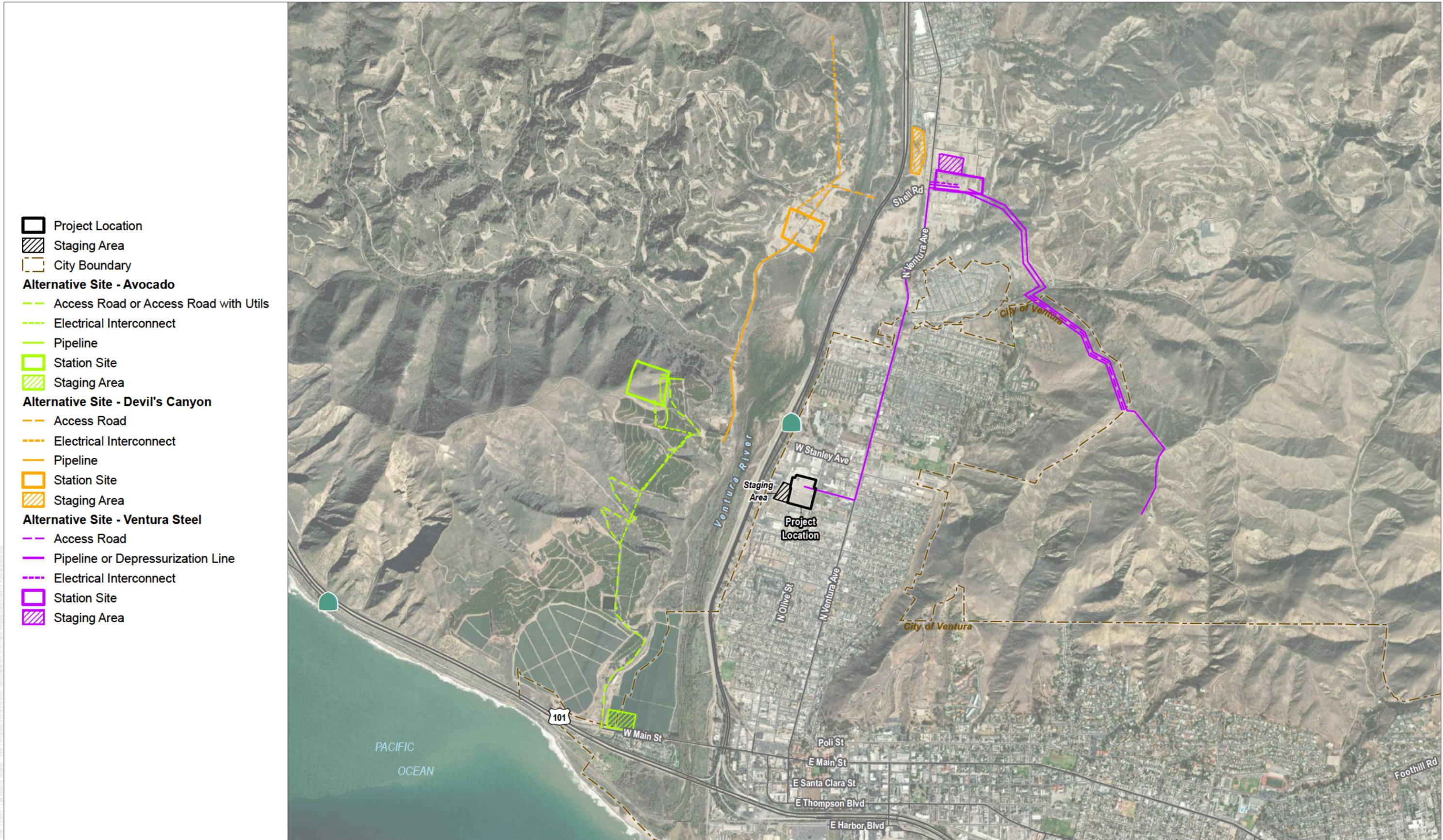


SOURCE: Burns & McDonnell 2023

FIGURE PD-5

Street Level View - Looking West from North Olive Street

Ventura Compressor Station Modernization Project



- Project Location
- Staging Area
- City Boundary
- Alternative Site - Avocado**
- Access Road or Access Road with Utils
- Electrical Interconnect
- Pipeline
- Station Site
- Staging Area
- Alternative Site - Devil's Canyon**
- Access Road
- Electrical Interconnect
- Pipeline
- Station Site
- Staging Area
- Alternative Site - Ventura Steel**
- Access Road
- Pipeline or Depressurization Line
- Electrical Interconnect
- Station Site
- Staging Area

SOURCE: Esri and Digital Globe, Open Street Map

**FIGURE PD-6**

**Project Alternative Sites**

Ventura Compressor Station Modernization Project

# YOU'RE INVITED TO A COMMUNITY OPEN HOUSE

about the Ventura Compressor Modernization Project



Please join us for a series of community open houses to provide information and updates on the Ventura Compressor Station Modernization Project. You are encouraged to attend and learn more about the proposed project including, recent regulatory changes that require SoCalGas to submit an application for a Certificate for Public Convenience and Necessity to the California Public Utilities Commission prior to beginning the project, compliance with the California Environmental Quality Act and analysis of alternatives. The community is invited to participate, ask questions, and offer comments.



Register for in-person meetings or join a virtual meeting at: [SoCalGas.com/VenturaOpenHouse](https://www.socalgas.com/VenturaOpenHouse)

- Spanish language translation will be available

## IN-PERSON MEETINGS (Registration required\*)

**Thursday, March 9:** 6:30 p.m. – 7:30 p.m.

**Saturday, March 11:** 10 a.m. – 11 a.m.

**De Anza Middle School**

**2060 Cameron St. Ventura, CA 93001**

- Day of registration may be accommodated, capacity permitting

## VIRTUAL MEETINGS (No registration required)

**Thursday, March 9:** 10 a.m. – 11 a.m.

**[SoCalGas.com/VenturaOpenHouse](https://www.socalgas.com/VenturaOpenHouse)**

**For more information, contact:**  
**[projectinfo@socalgas.com](mailto:projectinfo@socalgas.com) or 805-681-7937**

# ESTÁ INVITADO AL EVENTO DE PUERTAS ABIERTAS CON LA COMUNIDAD

sobre el Proyecto de Modernización de Compresores Ventura



Por favor únase a nosotros para una serie de eventos de puertas abiertas para la comunidad con el objetivo de proporcionar información y actualizaciones sobre el Proyecto de Modernización de la Estación de Compresores de Ventura. Le invitamos a asistir y obtenga más información sobre el proyecto propuesto, incluidos los cambios regulatorios recientes que requieren que SoCalGas presente una solicitud de Certificado de Conveniencia y Necesidad Pública a la Comisión de Servicios Públicos de California antes de comenzar el proyecto, el cumplimiento de la Ley de Calidad Ambiental de California y el análisis de alternativas. La comunidad está invitada a participar, hacer preguntas y ofrecer comentarios.



Regístrese para reuniones en persona o únase a la reunión virtual en: [SoCalGas.com/VenturaJunta](https://www.socalgas.com/VenturaJunta)  
Interpretación al idioma español estará disponible

## REUNIONES PRESENCIALES (es necesario registrarse\*)

**Jueves 9 de marzo:** 6:30 p.m. – 7:30 p.m.

**Sábado 11 de marzo:** 10 a.m. – 11 a.m.

**Escuela Secundaria De Anza  
2060 Cameron St. Ventura, CA 93001**

Se puede acomodar participantes el día del registro, si la capacidad lo permite

## REUNIONES VIRTUALES (no es necesario registrarse)

**Jueves 9 de marzo:** 10 a.m. – 11 a.m.

**[SoCalGas.com/VenturaJunta](https://www.socalgas.com/VenturaJunta)**

Para mayor información, comuníquese a:  
[projectinfo@socalgas.com](mailto:projectinfo@socalgas.com) o al 805-681-7937.