



American Electric Power Service Corporation  
as agent for  
Appalachian Power Company

**Request for Proposals**  
**Purchase and Sale Agreements (PSAs)**

from Qualified Bidders

Totaling up to 800 MW<sub>ac</sub> of nameplate rated  
Wind Energy Resources, Solar Energy Resources with  
Optional Battery Energy Storage Systems, and/or  
Standalone Battery Energy Storage Systems

RFP Issued: May 13, 2024

Proposals Due: July 30, 2024

Web Address: <https://www.appalachianpower.com/rfp>

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## 1. Background

- 1.1. Appalachian Power Company (APCo, Appalachian Power, or Company) is pursuing additional renewable resources via three Requests for Proposals (RFPs), as described in Table 1 below.

**TABLE 1**

<b>RFP</b>	<b>Solicitation Details</b>
<b>PSA</b>	<b>Wind, solar and/or co-located or standalone battery energy storage systems RFP for up to 800 MW via one or more purchase and sale agreements (PSAs) for purchase of 100% equity interest in a project company.</b>
PPA	Wind and solar RFP for up to 300 MW of energy, capacity, and environmental attributes (including renewable energy certificates) via one or more power purchase agreements (PPA) will be issued simultaneously.
REC	RFP for renewable energy certificates (RECs) that qualify under Virginia’s RPS will be issued simultaneously.

This RFP is associated with the PSA RFP only.

- 1.2. APCo has issued this RFP to support its requirement to provide its customers with carbon-free generation, consistent with the requirements of the Virginia Clean Economy Act (VCEA) for a Phase I utility. APCo is required to meet annual targets that reach 100% by 2050. APCo intends to meet its obligations through a portfolio of projects utilizing different ownership models. This RFP is for facilities meeting the definition of renewable energy contained in Section 56-585.5.A of the Virginia Code that are to be acquired by the utility.
- 1.3. APCo has also issued this RFP to solicit proposals in support of West Virginia Senate Bill 583<sup>1</sup>. Senate Bill 583 has created a program to further the development of renewable energy resources and renewable energy facilities for solar energy and energy-storage resources. The program, in part, provides *“an application process and program for multiyear comprehensive renewable energy facilities for electric utilities, as defined, to plan, design, construct, purchase, own, and operate renewable energy generating facilities, energy-storage resources, or both under special conditions, requirements, and limitations.”* Solar facilities or energy-storage resources may become part of certain customer programs in West Virginia-domiciled solar generation.

## 2. Introduction

- 2.1. American Electric Power Service Corporation (AEPSC) and Appalachian Power Company are subsidiaries of American Electric Power Company, Inc. (AEP). AEPSC

<sup>1</sup> [https://www.wvlegislature.gov/Bill\\_Status/bills\\_text.cfm?billdoc=SB583 SUB1 ENR.htm&yr=2020&sesstype=RS&billtype=B&houseorig=S&i=583](https://www.wvlegislature.gov/Bill_Status/bills_text.cfm?billdoc=SB583 SUB1 ENR.htm&yr=2020&sesstype=RS&billtype=B&houseorig=S&i=583)

is administering this RFP on behalf of APCo. Affiliates of AEP and APCo (Affiliate) are not permitted to participate in this RFP.

Appalachian Power serves about 1 million customers in West Virginia, Virginia and Tennessee. APCo’s headquarters is in Charleston, W.Va., with additional regulatory and external affairs offices in Roanoke and Richmond, Va.

Based in Columbus, Ohio, AEP is powering a cleaner, brighter energy future for its customers and communities. The company’s nearly 17,000 employees operate and maintain more than 40,000 miles of transmission lines, the nation's largest electric transmission system, and more than 225,000 miles of distribution lines to deliver power to 5.6 million customers in 11 states. AEP also is one of the nation’s largest electricity producers with approximately 29,000 megawatts of diverse generating capacity, including nearly 6,000 megawatts of renewable energy. The company is investing \$43 billion over the next five years to make the electric grid cleaner and more reliable. AEP is on track to reach an 80% reduction in carbon dioxide emissions from 2005 levels by 2030 and have a goal to achieve net zero by 2045.

AEP is recognized consistently for its focus on sustainability, community engagement, and diversity, equity and inclusion. AEP’s family of companies includes utilities AEP Ohio, AEP Texas, Appalachian Power (in Virginia and West Virginia), AEP Appalachian Power (in Tennessee), Indiana Michigan Power, Kentucky Power, Public Service Company of Oklahoma, and Southwestern Electric Power Company (in Arkansas, Louisiana, east Texas and the Texas Panhandle). AEP also owns AEP Energy, which provides innovative competitive energy solutions nationwide. For more information, visit [aep.com](http://aep.com).

**APCo Service Territory**



### 3. RFP Overview

- 3.1. APCo is requesting Proposals that will result in obtaining up to 800 MWac of nameplate rated Wind Energy Resources (Wind Project, Project), Solar Energy Resources (Solar Project, Project), and/or Standalone Battery Energy Storage Systems (BESS). Depending on the results of the RFP, APCo may pursue additional resources beyond 800 MWac.
- 3.2. A Proposal for a Wind Energy Resource, Solar Energy Resource, or Standalone BESS only (Base Proposal) is required by Bidders to participate in this RFP. Bidders may include an Alternate Proposal for a Solar Energy Resource with a co-located battery energy storage system option which is at least 20% of the nameplate rating of the Solar Energy Resource (Storage Option).
- 3.3. The minimum acceptable nameplate rated Project size for this RFP is as follows:
  - 3.3.1. PJM Resources: 50 MWac minimum for Wind, Solar, and Solar Energy Resources with co-located battery energy storage systems. 10 MWac minimum for Standalone BESS.
  - 3.3.2. APCo Distribution Resources: 10 MWac minimum for Solar, Solar Energy Resources with co-located battery energy storage systems, and Standalone BESS.
- 3.4. APCo is seeking Projects that are 1) in the Development Stage and located in Virginia or West Virginia (see Section 3.7.1) and 2) Completed Projects (see Section 3.7.2) that have an expected Commercial Operation Date (COD) by 12/15/28.
- 3.5. APCo is seeking Projects that are physically located in the PJM Interconnection, LLC Region (e.g., interconnected to the PJM Transmission system) and/or Solar Projects and Standalone BESS Projects that interconnect to APCo's distribution electrical system. APCo has a preference for projects located in the Commonwealth of Virginia or the State of West Virginia on Eligible Sites; however, this is not an Eligibility and Threshold Requirement (Section 9.1) for participation in the RFP.

Eligible Site means any site in the state of West Virginia that has been previously used in electric generation, industrial, manufacturing or mining operations, including, but not limited to, brownfields, closed landfills, hazardous waste sites, former industrial sites, and former mining sites.
- 3.6. APCo is requesting Proposals for both new and operational projects. Any Proposals submitted for operational projects must demonstrate that the underlying asset has a minimum of 10 years of operational life remaining based on initial design standards. Bidders of operational projects must have 100% ownership of the asset or have documented authority to offer the asset into the RFP.

3.7. The Resources requested via this RFP will be acquired via Purchase and Sale Agreements (PSA), subject to regulatory approval, for purchase of 100% of the equity interest of the Project's limited liability company (Project LLC) as follows:

3.7.1. Development Stage Project(s) (VA and WV-sited only): Purchase of the Project LLC at Closing shall include, but not be limited to, the following requirements:

3.7.1.1. 100% Site Control (including easements), with all land title defects cured.

For participation in the RFP, the Bidder must have substantial site control (Section 4.6.1); however, 100% Site Control and land title defects cured is required at Closing.

3.7.1.2. Executed PJM Generation Interconnection and Construction Services Agreement; or executed APCo Distribution Interconnection Agreement.

For participation in the RFP, the Bidder must have a completed PJM System Impact Study (Section 4.7.1) which remains active in the PJM queue, or 2) submitted an application for the Distribution Impact Study no later than April 1, 2024, and receive a completed APCo Distribution Impact Study prior to the Proposal Due Date (Section 4.7.2).

3.7.1.3. Completed Land, Conditional, or Special Use Permit.

3.7.1.4. Completed Preliminary Engineering (10%), including:

- Equipment layout with recommended equipment,
- Ground coverage ratio,
- DC/AC ratio,
- KMZ/KML of the project boundaries,
- General site assumptions including typical avoided features,
- Preliminary geotechnical study,
- Preliminary layouts in PDF and CAD, and
- T&D interconnection and substation preliminary layouts.

3.7.1.5. Completed Permitting (see Appendix O) and required federal, state, local, and other filings as necessary.

3.7.1.6. Completed Phase I Environmental Site Assessment Report.

3.7.2. Completed Project(s): Completed Wind and Solar Projects will be purchased at Substantial Completion. Standalone BESS projects will be purchased at Mechanical Completion.

3.7.2.1. Mechanical Completion is defined as the Project being mechanically completed, assembled, erected and installed in accordance with the terms and conditions of the PSA.

- 3.7.2.2. Substantial Completion is achieved once all of the following has been completed: (i) Mechanical Completion has been achieved, (ii) the Project has been interconnected to the PJM or APCo distribution electrical system (APCo System), and (iii) all startup, commissioning, and satisfaction of all testing as required by all major contracts and interconnection agreements. Punch list related items are not a requirement to achieve Substantial Completion; however, are required to achieve Final Completion.
- 3.8. APCo is seeking projects that will qualify for the full (100%) Federal Production Tax Credit (PTC) or the full (30%) Federal Investment Tax Credit (ITC) (collectively, Federal Tax Credits). While qualifying for these Federal Tax Credits is not an Eligibility and Threshold Requirement (Section 9.1) for participating in the RFP, the value brought to the Proposals in buying down the cost of energy by utilization of these tax credits is significant, and is included in the Company's Economic Analysis (Section 9.2.1) and ranking of each of the respective Proposals.
- 3.9. Affiliates of AEP and APCo (Affiliate) will not participate in this RFP.
- 3.10. APCo may execute one or more PSAs as a result of this RFP.
- 3.11. Any Project(s) with which APCo moves forward as a result of this RFP will be subject to APCo's receipt of the necessary regulatory approvals. If the Project is domiciled in Virginia, APCo can seek a prudency determination at the Virginia State Corporation Commission (VA SCC) and will subsequently seek a certificate to own and operate the facility from the VA SCC and, depending on the project, from the West Virginia Public Service Commission (WV PSC). For both Virginia domiciled and non-domiciled Projects, APCo will seek approval of cost recovery from the VA SCC and the WV PSC. If the WV PSC denies cost recovery or, as applicable, approval of the certificate to own and operate a facility, all of the associated costs and benefits will be allocated to APCo's Virginia customers. Thus, approvals from the VA SCC are necessary for APCo's acquisition of any Project(s), and the WV PSC's decision will determine how APCo recovers the costs related to the Project(s) from its customers.
- 3.12. All questions regarding this RFP should be emailed to: [APCo2024RFP@aep.com](mailto:APCo2024RFP@aep.com)
- APCo will post a list of the non-confidential "Questions and Answers" on its RFP website <https://www.appalachianpower.com/rfp> on a weekly basis following the issuance of the RFP until the Proposal Due Date.
- 3.13. This RFP is not a commitment by the Company to acquire any Project and it does not bind the Company or its Affiliates in any manner. The Company in its sole discretion will determine which Bidders, if any, it wishes to engage in negotiations with that may lead to definitive agreements for the acquisition of one or more selected Projects.

#### 4. Product Description and Requirements

- 4.1. Project Types: APCo is soliciting Proposals for Development Stage Projects and Completed Projects. The following provides a description of these Projects at Closing (purchase of the Project LLC).
  - 4.1.1. Development Stage Project: Each Project must be located in Virginia or West Virginia, have 100% Site Control (including easements), land title defects cured, and executed APCo or PJM Generation Interconnection and Construction Services Agreements, as applicable. In addition, each Project must have completed Preliminary Engineering (10%), Permitting Plan (See Appendix O), and a Phase I Environmental Site Assessment Report.
  - 4.1.2. Completed Project: Each Project must be a complete, commercially operable, integrated wind or solar powered electric generating plant or Standalone BESS, including all facilities that are necessary to generate and deliver energy into PJM (PJM Interconnection L.L.C.) or the APCo System by the Expected Commercial Operation Date.
- 4.2. Expected COD: The Company is pursuing Projects that can achieve an Expected COD by 12/15/2028.
- 4.3. Size: The RFP is seeking up to 800 MWac of nameplate rated Wind, Solar, Solar Energy Resource with a co-located battery energy storage system option, or Standalone BESS resource. The minimum acceptable nameplate rated Project size for this RFP is as follows:
  - 4.3.1. PJM Resources: 50 MWac minimum for Wind, Solar, and Solar Energy Resources with co-located battery energy storage systems. 10 MWac minimum for Standalone BESS.
  - 4.3.2. APCo Distribution Resources: 10 MWac minimum for Solar, Solar Energy Resources with co-located battery energy storage systems, and Standalone BESS.
- 4.4. Location: Projects must be physically located in the PJM Interconnection L.L.C. Region (e.g., interconnect to the PJM Transmission system) or the APCo System. The Company prefers projects located in the Commonwealth of Virginia or the state of West Virginia on Eligible Sites (Section 3.5). Development Stage Projects must be located in Virginia or West Virginia (Section 3.4).
- 4.5. Local Goods & Services: APCo encourages the use of local goods or services sourced, in whole or in part, from one or more Virginia or West Virginia businesses in the construction and/or operation of the Project or United States-based manufacturers using materials or product components made in Virginia, West Virginia or the United States.



4.6. Project Development:

- 4.6.1. Bidder must have established substantial site control of the proposed Project for participation in this RFP. Site control must be in the form of direct ownership, land lease, land lease option or easement for at least a 35-year period for Wind and Solar Projects, and at least a 25-year period for Standalone BESS. A letter of intent will not be an acceptable form of demonstrated site control.
- 4.6.2. Each Completed Project must satisfy the applicable AEP Generation Facility Standard (Appendix F), including the following requirements, as applicable:
- 4.6.2.1. Solar panels, inverters, trackers, storage equipment, and main power transformers (if included), must be manufactured by those approved vendors in the applicable AEP Generation Facility Standard (Appendix F).
- 4.6.2.2. Wind Project turbines must be manufactured by GE, Vestas, or Siemens-Gamesa (Appendix F).
- 4.6.2.3. Battery energy storage system option shall comply with the AEP Technical Specification and Design Criteria for Battery Energy Storage Systems (Appendix F).
- 4.6.3. Resource Analysis: Each project must provide a robust resource analysis as follows:
- 4.6.3.1. Solar Projects: Each Solar Project must submit all Solar Resource Information (Appendix H).
- 4.6.3.2. Wind Projects: Each Wind Project must have a robust wind resource analysis/study prepared by an independent consultant which shows the expected energy output from the Project utilizing the turbines that will be used for the Project. Such analysis should include P50, P75, P90, P95 and P99 output with 1-year, 5-year, 10-year, 20-year and 30-year estimates. Bidders are required to provide site information, including raw meteorological data to the Company for use by the Company's independent consultant (Appendix I).
- 4.6.3.3. BESS Projects: Solar Energy Resource with a co-located battery energy storage system or Standalone BESS Projects are required to submit all BESS Resource Information (Appendix J).
- 4.6.4. Alternate Proposals (Solar Energy Resource with Storage Option). The Storage Option component of any Proposal must be 1) be integrated with the solar facility and substation, 2) at least 20% of the nameplate rating of the

Solar Energy Resource and, 3) for up to 8 hours of capacity. Bidders are required to submit all required Battery Energy Storage Resource Information (Appendix J).

- 4.6.5. New Wind or Solar Projects must have a minimum design life of 30 years and battery energy storage system projects must have a minimum design life of 20 years. Operational Projects must have a minimum of 10 years of operational life remaining based on initial design standards.
- 4.6.6. Proposals that include the use of Union Labor are preferred by APCo, but Proposals with non-Union Labor will be accepted. Bidders must indicate if Projects will comply with Prevailing Wage and Apprenticeship Requirements (PWAR) tied to the full PTC (100%) or the full ITC (30%) provided under the Inflation Reduction Act of 2022.
- 4.6.7. Bidder shall use reasonable efforts to utilize and adopt a subcontracting plan to use small and diverse suppliers as subcontractors for work.
- 4.6.8. Bidder shall review and follow AEP's Supplier Code of Conduct. The Supplier Code of Conduct can be found at: [AEP Code of Conduct](#)

4.7. Interconnection:

- 4.7.1. Projects must be interconnected to PJM and have a completed PJM System Impact Study. A copy of the study must be included with the Bidder's Proposal.  
OR
- 4.7.2. Projects must be interconnected to APCo's distribution electrical system and must have a completed Distribution Impact Study from the APCo Distribution Planning Group prior to the Proposal Due Date. In addition, the application for the Distribution Impact Study shall have a utility date and time-stamp no later than April 1, 2024, as detailed in Virginia's Administrative Code Section 20VAC5-314-50-A. More information can be found via the following link:  
[Chapter 314 - Regulations Governing Interconnection of Small Electrical Generators and Storage](#)
- 4.7.3. If Bidder is pursuing interconnection to the APCo System only, Bidder must provide documentation that it is not required by the PJM Rules to interconnect with PJM due to backfeed into PJM or as otherwise required by PJM.
- 4.7.4. Bidders are responsible for following the established policies and procedures that are in effect regarding facility interconnection and operation with the interconnecting utility and PJM.

4.7.5. The Bidder is responsible for all costs associated with transmission or distribution interconnections and system upgrades as required by the interconnecting utility and PJM.

## 5. Bid Price and Structure:

5.1. Development Stage Projects: Development Stage Project Proposals will include a two-component pricing structure (Appendix C) as follows:

5.1.1. Closing Price: The Closing Price will be for the purchase of 100% of the equity interest of the Project's limited liability company (Project LLC). The Closing Price will be paid upon the Bidder satisfying the conditions included in Section 4.1.1. The Closing Price shall also include any costs associated with meeting the credit requirements stated in the Form PSA.

5.1.2. Build-Out Cost Estimate: A Build-Out Cost Estimate, utilizing the Bid Price Breakdown (See Appendix N), shall be provided by the Bidder and is a good faith estimate which will include, but is not limited to, all estimated direct costs to further develop, permit, engineer, procure equipment, construct, startup and commission the facility.

5.2. Completed Projects:

5.2.1. Proposal pricing must be for the Company's acquisition of a turnkey Project that is a complete, commercially operable, and integrated wind or solar powered electric generating plant or standalone BESS (Appendix C).

5.2.2. Seller shall use Appendix C, and any other attachments as needed, to fully articulate the pricing of its Proposal.

5.2.3. The PSA will be for the purchase of 100% of the equity interest of the Project LLC at the completion and commissioning of new Projects. Payment by APCo to the Bidder will be at or near Substantial Completion for Wind and Solar Projects and at Mechanical Completion for BESS Projects. The Company will not make any progress payments.

5.2.4. The following sub-sections are specific Bid Price requirements for Wind, Solar, and BESS.

5.2.4.1. Wind Projects: Wind Projects must be designed for a minimum 30-year life (10-years remaining for Operational Resources). Pricing for Wind Projects must include, but not be limited to, approved wind turbine generators with 30-year life certification (as sited) from manufacturer, balance of plant equipment, operations and maintenance (O&M) facilities, project substation, generation tie-line, SCADA, IT, all facilities required to deliver energy into PJM, post-commercial operation testing activities and associated costs, including

the installation and removal of any temporary test meteorological stations.

5.2.4.2. Solar Projects: Solar Projects must be designed for a minimum 30-year life (10-years remaining for Operational Resources). Pricing for Solar Projects must include, but not be limited to, solar modules, inverters, racking, tracking system, balance of plant equipment, O&M facilities (if applicable), project substation, generation-tie line, SCADA, IT, and all facilities required to deliver energy into PJM or APCo's distribution electrical system.

5.2.4.3. BESS Projects: BESS Projects must be designed for a minimum 20-year life (10-years remaining for Operational Resources). Pricing for BESS Projects must include, but not be limited to, battery storage containers, O&M facilities (if applicable), project substation, generation-tie line, SCADA, IT, and all facilities required to deliver energy into PJM or APCo System.

5.2.5. In addition to Sections 5.2.1 – 5.2.4 above, Proposal pricing must include the costs associated with the following:

5.2.5.1. Costs associated with ALTA/title insurance and construction financing.

5.2.5.2. A minimum of two-year comprehensive warranty from a creditworthy entity for all work and equipment including design, labor and materials, and fitness for purpose;

5.2.5.3. Transmission and interconnection facilities required for the Project, including system or network upgrades, as required by the interconnecting utility and PJM;

5.2.5.4. All costs associated with the development, engineering, procurement, construction, commissioning and testing of the facility;

5.2.5.5. Transfer of all property rights and/or any land lease(s) / easements. The Bidder must own the land hosting the O&M facility and the project substation in fee simple and not leased;

5.2.5.6. Any costs associated with meeting the credit requirements stated in the Form PSA.

5.3. Project Payment Schedule:

5.3.1. Development Stage Projects: The PSA will be for the purchase of 100% of the equity interest of the Project LLC. One payment under the PSA will be made at Closing.

5.3.2. Completed Projects: The PSA will be for the purchase of 100% of the equity interest of the Project LLC. Two payments under the PSA will be made at

Substantial Completion and Final Completion. (See Appendix E – Form Purchase and Sale Agreement for definitions and additional details). The Company will not make any progress payments prior to Substantial Completion.

- 5.4. Prices must be firm, representing best and final bid. Proposals and bid pricing must be valid for at least 150 days after the Proposal Due Date.
- 5.5. The Proposal shall not be contingent upon awarding an operations and maintenance agreement for the Project and Proposal Bid Price shall not be contingent upon an operations and maintenance agreement for the Project.

## 6. RFP Schedule

- 6.1. The schedule and deadlines set out in this section apply to this RFP. APCo reserves the right to revise this schedule at any time and at its sole discretion.

<b>RFP Schedule</b>	<b>Target Date</b>
RFP Issued	05/13/24
Proposal Due Date	07/30/24 (3 p.m. EST)
Final Project Selection	10/11/24
Contract Execution	By 04/25/25
Submit Petition to State Regulatory Commissions for Approval	By 05/02/25
Receipt of Regulatory Approval Order(s)	By 11/03/25
Closing (Development Stage Projects)	By 01/09/26
Notice to Proceed (NTP) (Completed Projects)	By 01/09/26
Commercial Operation	By 12/15/28

## 7. Proposal Submission

- 7.1. Bidders will be required to sign a Confidentiality Agreement (CA) prior to receiving detailed instructions on how to access the following documents and submit Proposals.
  - Form PSA (Appendix E)
  - AEP Generation Facility Standards (Appendix F)
  - Solar Resource Information (Appendix H)
  - Wind Resource Information (Appendix I)
  - Battery Energy Storage Resource Information (Appendix J)
  - “Project Land Decom Property Taxes” spreadsheet (Appendix K)
  - “Bid Price Breakdown” spreadsheet (Appendix N)
  - Permitting Plan (Appendix O)

- 7.2. Bidder should request APCo's Form CA by emailing ([APCo2024RFP@aep.com](mailto:APCo2024RFP@aep.com)) and including the following documentation:
- Supporting documentation of Bidder's experience in developing, engineering, procuring equipment, constructing and commissioning similar wind, solar powered electric generation facilities or Standalone BESS in the United States or Canada of a size comparable to that of the Bidder's proposed Project and/or otherwise have demonstrated appropriate experience.
  - Verification of substantial Site Control as required by Section 4.6.1.
  - Completed PJM System Impact Study as required by Section 4.7.1 or has an existing APCo distribution interconnection application (submitted no later than April 1, 2024) with the APCo Distribution Planning Group as required by Section 4.7.2.
- 7.3. Proposals must be complete in all material respects and shall be submitted electronically no later than 3 p.m. EST on the Proposal Due via a Box site. Detailed instructions on how to submit Proposals will be provided upon signing a CA.
- 7.4. The Company reserves the right to solicit additional Proposals, if it deems necessary to do so, and the right to submit additional information requests to Bidders during the Proposal evaluation process.
- 7.5. Proposals and bid pricing must be valid for at least 150 days after the Proposal Due Date at which time Proposals shall expire unless the Bidder has been notified that its Proposal has been included in the Final Project Selection.
- 7.6. A Proposal should be as comprehensive as possible to enable the Company to make a definitive and final evaluation of the Proposal's benefits to its customers without further contact with the Bidder.

## 8. Proposal Content

Bidders must submit the following information for Proposals. All electronic versions of the Appendices shall be uploaded to the designated folders in the Box site.

- 8.1. A completed Proposal Content Check Sheet (Appendix A).
- 8.2. An executive summary of the Project's characteristics and timeline, including any unique aspects and benefits.
- 8.3. A completed Project Summary (Appendix B) for Solar Projects, Wind Projects, or Standalone BESS, including the electronic Project Summary Form (link to form in the Box site), which must also include the following attachments:
- PTC/ITC Strategy: Summary of how the Project will qualify for Federal Tax Credits including:

- A detailed description of how Projects intend to comply with PWAR tied to full (100%) PTC or full (30%) ITC provided under the Inflation Reduction Act of 2022. This includes the Bidder's process and tools (e.g., software) for collecting, organizing, and retaining sufficient records to establish compliance with PWAR and ability to timely deliver records for review during a Project. These records are expected to provide information necessary to make a determination as to whether the Project satisfies PWAR under current IRS guidance.
  - Detailed information regarding the Project's ability to qualify for bonus credits provided under the Inflation Reduction Act of 2022 (i.e., Domestic Content Bonus Credit and Energy Community Bonus Credit).
  - Interconnection Studies: Include a copy of all completed interconnection studies (i.e., System Impact Study, Facilities Study, etc.).
  - Site Layout: Include a diagram or map identifying the Project boundary with anticipated placement of major equipment and other project facilities, including transmission layouts and point of interconnection.
  - Site Control Documents: Attach a copy of all leases, easements or other ownership documentation including to the point of interconnection.
  - Environmental Report Summary: Attach a summary of all environmental studies, reports and agency meetings associated with the Project.
  - Equipment Warranty Information: Include detailed information regarding the equipment (i.e., wind turbine, solar module, inverter, battery energy storage resource, etc.) manufacturer's warranty offering including parts and labor coverage and other key terms.
- 8.4. A completed Proposal Bid Pricing (Appendix C).
- 8.5. A completed Bidder's Credit-Related Information and Bidder Profile (Appendix D), which must include:
- The identity of all persons and entities that have a direct or indirect ownership interest in the Project.
  - Copies of the Annual Reports for the three most recent fiscal years and quarterly reports for the most recent quarter ended, if available.
  - At least three third-party references.
- 8.6. Acknowledgement that the applicable Form PSA is acceptable to Bidder or a comprehensive list of exceptions to the terms and conditions contained in the Form PSA (Appendix E).
- 8.7. Acknowledgement that the applicable AEP Generation Facility Standard and Scope of Work are acceptable to Bidder or a list of any proposed comments or exceptions it

takes to the applicable AEP Generation Facility Standard and Scope of Work (Appendix F).

- 8.8. Acknowledgement that the AEP Requirements for Connection of Facilities are acceptable or a list of any proposed exceptions to the AEP Requirements for Connection of Facilities (Appendix G).
- 8.9. All required Resource Information for the corresponding resource type (Appendix H, Appendix I, Appendix J).
- 8.10. Battery Energy Storage System Option: Bidders providing an alternate Proposal for a Solar energy resource with a co-located battery energy storage system shall provide this option separate from the base Solar energy resource Proposal. This optional Proposal shall include all applicable information from this section in addition to technical, operating, performance, and warranty details associated with the battery energy storage system. Any battery energy storage project offered shall comply with the AEP Technical Specification and Design Criteria for Battery Energy Storage Systems (Appendix J).
- 8.11. A completed Appendix K, which must include:
  - Expected Land Lease Costs by year for at least a 35-year operating period for Wind and Solar Projects, and at least a 25-year period for Standalone BESS. Projects must report all land obligations (e.g., options to lease or purchase land, royalties, easement payments, etc.) to ensure APCo has a full understanding of the all-in costs to support the land rights needed for the Project. Any leases that include revenue-based royalty structures will need to be amended prior to closing any PSA transaction. Land Lease Costs will be used in the Company's Economic Analysis (Section 9.2.1);
  - Estimated decommissioning costs including typical costs to remove the facility and restore the site, any bond release or other end-of-life payment obligations, and any expected salvage value. In addition, Bidder shall provide any completed decommissioning studies;
  - Expected Property Taxes, including any abatements or payments in lieu of taxes (PILOTs). In addition, Bidder shall provide a written description of the current status of efforts to secure abatements or PILOTs being sought, details about any local or state abatement programs available and restrictions on such programs, and how such figures were determined and calculated.
- 8.12. Bidder shall provide basic project technical due diligence material (Appendix L).
- 8.13. A completed Appendix M, which must include:
  - Use of Local Goods & Services: Plan for the use of local goods or services sourced, in whole or in part, from one or more Virginia or West Virginia businesses in the construction and/or operation of the Project. The bidder



should identify these Virginia or West Virginia resources in its Proposal. (Section 4.5).

- Use of Small & Diverse Suppliers: Plan to use reasonable efforts to utilize and adopt a subcontracting plan to use small and diverse suppliers as subcontractors for work (Section 4.6.7).
- Environmental Justice: A description of environmental justice factors by the Environmental Justice Act (Virginia Code §§ 2.2-234, et. Seq.) that are relevant to the Project. If an Environmental Justice or Fenceline community is potentially affected by the Project, list the steps taken by the Project regarding the Commonwealth of Virginia's environmental justice policy.

8.14. Bid Price Breakdown: Bidder shall provide a completed Bid Price Breakdown (Appendix N).

8.15. Permitting Plan: Attach a comprehensive permit matrix that lists and describes all required permits, including, but not limited to, Federal (USFWS, FAA), State, County, City, etc. as detailed in Appendix O. For each permit, include the status, duration, planned steps, any known mitigation requirements, critical milestones and timelines.

8.16. Development Stage Projects: Bidders submitting a Development Stage Project Proposal for ownership transfer to APCo as described in Section 4.1.1 shall include:

- Build-Out Cost Estimate, utilizing the Bid Price Breakdown (Appendix N);
- Additional Proposal Content (Appendix P);
- Optional Development Services Agreement (Appendix Q): Bidder may provide a proposal for a Development Services Agreement to complete development (e.g., permitting, land title perfection, interconnection studies, etc.) of the proposed Development Stage Project for ownership transfer at or near the time that Notice to Proceed would occur. For avoidance of doubt, APCo will consider Proposals for sale of Development Stage Projects with and without a Development Services Agreement. Interested Bidders are requested to provide a term sheet or draft form of Development Services Agreement.

8.17. Operational Projects: Bidders submitting Operational Project Proposals shall include Additional Proposal Content detailed in Appendix R.

## 9. Proposal Evaluation

Proposals must include all applicable content requirements as described in Section 8. APCo will consider bids that are reliable, feasible and represent a reasonable cost means of satisfying the requirements of this RFP. The Evaluation Process, which includes three phases, is central to the success of APCo's RFP process.

Section 9.1: Eligibility and Threshold Requirements

Section 9.2: Detailed Analysis

### Section 9.3: Final Project Selection

- 9.1. Eligibility and Threshold Requirements: A preliminary screening of each Proposal will be undertaken by the Company to determine if the Proposal is eligible to proceed to the Detailed Analysis phase. Bidders and their associated Proposals must satisfy the following Eligibility and Threshold Requirements:
- 9.1.1. Base Proposal must be for a Purchase and Sale Agreement for a Solar Project, Wind Project, or a Standalone BESS (Section 3.7).
  - 9.1.2. Development Stage Projects must be located in Virginia or West Virginia. Bidder must provide a detailed plan for achieving the criteria detailed in Section 4.1.1 regarding 100% Site Control (including description of known land title defects and plan for curing), PJM Agreements, Preliminary Engineering, Permitting, and completion of Phase I Environmental Site Assessment Report.
  - 9.1.3. Projects must have an Expected COD by 12/15/2028 (Section 4.2).
  - 9.1.4. Project must have a minimum nameplate rating as follows (Section 4.3):
    - PJM Resources: 50 MWac minimum for Wind, Solar, and Solar Energy Resources with a co-located battery energy storage system. 10 MWac minimum for Standalone BESS.
    - APCo Distribution Resources: 10 MWac minimum for Solar, Solar Energy Resources with a co-located battery energy storage system, and Standalone BESS.
  - 9.1.5. Projects must be physically located in the PJM Interconnection L.L.C. Region (e.g., interconnect to the PJM Transmission system) or the APCo System (Section 4.4).
  - 9.1.6. Bidder must have established substantial Site Control (Section 4.6.1).
  - 9.1.7. Equipment Supplier Requirements: Wind Projects, Solar Projects, and BESS must be manufactured by those approved vendors in the applicable AEP Generation Facility Standard (Section 4.6.2).
  - 9.1.8. Resource Information: Bidder must submit all required Resource Information listed in Appendix H (Solar), Appendix I (Wind) and Appendix J (Battery Energy Storage) for the proposed resource type (Section 4.6.3).
  - 9.1.9. New Solar or Wind Projects must have a minimum design life of 30 years and Battery Energy Storage Projects must have a minimum design life of 20 years. Operational Projects must have a minimum of 10 years of operational life remaining based on initial design standards (Section 4.6.5).

- 9.1.10. Bidder must have 1) a completed PJM System Impact Study (Section 4.7.1) which remains active in the PJM queue, or 2) submitted the application for the Distribution Impact Study no later than April 1, 2024, and received a completed APCo Distribution Impact Study prior to the Proposal Due Date. (Section 4.7.2).
- 9.1.11. Bidder is required to include requested financial information (Appendix D) so that the Company can conduct a financial wherewithal assessment. The Proposal Bid Price shall include any costs associated with meeting the credit requirements stated in the Form PSA (Section 5.2.5.6).
- 9.1.12. Proposal Bid Price shall not be contingent upon an operations and maintenance agreement for the Project (Section 5.5).
- 9.1.13. Bidder or its affiliates shall have completed the development, engineering, equipment procurement and construction of similar solar, wind, or BESS projects within the United States or Canada of a size comparable to that of the Bidder's proposed Project and/or have demonstrated appropriate experience (Section 7.2).
- 9.1.14. Bidder's exceptions to the Form PSA, considered individually or in the aggregate, are minimally acceptable to the Company as a basis for further discussions (Section 8.6).
- 9.1.15. Proposal must include detailed exceptions, if any, to the applicable AEP Generation Facility Standard and Scope of Work in Appendix F (Section 8.7).
- 9.1.16. Bidder must address Environmental Justice requirements (Section 8.13).
- 9.1.17. The Company reserves the right to reject any Proposal which proceeded to the Detailed Analysis phase but which is subsequently determined by the Company not to satisfy the Eligibility and Threshold Requirements.
- 9.2. Detailed Analysis: Proposals meeting the Eligibility and Threshold Requirements in Section 9.1 will move to the Detailed Analysis phase, which is comprised of the Economic Analysis and the Non-Price Factor Analysis set forth below.
- 9.2.1. Economic Analysis: The Economic Analysis will include the calculation of the following financial metrics, which will provide multiple perspectives on cost and value:
- Levelized Adjusted Net Cost of Energy (LANCOE),
  - Levelized Adjusted Net Cost of Capacity (LANCOC), and
  - Value to Cost (V/C) Ratio.

LANCOE and/or LANCOC will be the primary ranking of projects. The consideration of each will be based on nature of the project as predominantly providing energy or capacity value or some comparable amount of each.

V/C Ratio will be the primary ranking metric for comparing across generation of different types. Additional details of the three financial metrics described above are as follows with supporting definitions below:

$$\text{LANCOE } (\$/\text{MWh}) = \frac{\text{Total Cost } (\$) - \text{Total Value } (\$)}{\text{Present Value of Projected Energy Production (MWh)}}$$

$$\text{LANCOC } (\$/\text{MW-Day}) = \frac{\text{Total Cost } (\$) - \text{Total Value } (\$)}{\text{Present Value of Projected PJM Accredited Capacity (MW)}}$$

$$\text{V/C Ratio} = \frac{\text{Total Value}}{\text{Total Cost}}$$

Total Cost: The Company will determine the present value of the costs of each qualifying Proposal. This Total Cost calculation is based on a PSA Proposal's Bid Price (\$M)<sup>2</sup> plus projected operations and maintenance costs (including land lease costs), Transmission and Congestion costs, tax expenses, decommissioning costs (including expected salvage), terminal value, and applicable Federal Tax Credits. Other costs may be included based on the Company's discretion to appropriately evaluate each Proposal to ensure the Company is comparing all qualifying Proposals on an equivalent basis.

Total Value: The Company will determine the present value of all the value streams of each qualifying Proposal. The value streams include the expected PJM revenues for the Proposal's energy and ancillary services, the expected value of renewable energy certificates (RECs), capacity value, and any applicable terminal value. Additionally, other value streams and financial metrics may be included based on the Company's discretion to appropriately evaluate each Proposal to ensure the Company is comparing all qualifying Proposals on an equivalent basis.

Transmission and Congestion Costs: Transmission and Congestion Costs will be determined by the Company's transmission screening analysis. The transmission screening analysis will evaluate (i) transmission facilities cost and the network upgrade cost allocated to the Proposal, (ii) expected cost of transmission congestion and losses to the APCo load zone and (iii) cost of deliverability and curtailment risk mitigation that the Company calculates to

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<sup>2</sup> Bid Price for Development Stage Projects will include the Proposal's Closing Price in addition to the Proposal's Build-Out Cost Estimate, which may be modified by APCo in its sole discretion.

ensure that the resources can be designated as firm resources to meet Company's capacity obligations. Transmission and Congestion Costs will be included in Total Cost calculations.

Accredited Capacity: Accredited Capacity shall be computed by adjusting a qualifying Proposal's applicable nameplate by the forecasted adjustments that are used, or are expected to be used, by the PJM RTO to determine the number of MW that the Company will be credited for use in meeting applicable capacity obligations. These adjustments will include, but are not limited to, summer and winter Effective Load Carrying Capability (ELCC) adjustments and forced outage rate adjustments.

9.2.2. Non-Price Factor Analysis: The Non-Price Factor Analysis will be comprised of the following factors:

9.2.2.1. Project Location. The Company has a preference for Projects that are located in VA or WV, on Eligibles Sites (See Section 3.5) and interconnected to APCo's Transmission or Distribution System.

9.2.2.2. Project's (including associated transmission and interconnection facilities) impact on wildlife, the environment and other natural and cultural resources.

9.2.2.3. Project's (including associated transmission and interconnection facilities) impact on Environmental Justice and Fenceline communities.

9.2.2.4. Bidder's exceptions to the Form PSA. The Company will review the exceptions the Bidder proposed to the Company's form agreement with a focus on risks or additional costs to the Company. Prior agreement by AEP in previous negotiations does not constitute acceptance of an exception.

9.2.2.5. Bidder's exceptions to the applicable AEP Generation Facility Standard and Scope of Work.

9.2.2.6. The development status of Bidder's generation facility including, but not limited to, site control, permitting status, design, engineering, major equipment and construction labor arrangements (e.g., wind turbines, solar panels, inverters, racking and tracking, main power transformers, collector station breakers, BESS, other equipment, and BOP agreements), community relations, etc.

9.2.2.7. Status of interconnection process with PJM or APCo distribution, as applicable.

- 9.2.2.8. Bidder's ability to meet contractual credit requirements through the review of recent financial statements, ability to post collateral and raise capital, and any other relevant financial information including current credit ratings will also be assessed.
- 9.2.2.9. Community relations and economic development considerations, including Bidder's plan to use small and diverse suppliers as subcontractors.
- 9.2.2.10. Bidder's use of 1) Virginia or West Virginia sourced goods or services or, 2) Virginia, West Virginia or United States-based manufacturers using materials or product components made in Virginia, West Virginia or the United States.
- 9.2.2.11. Bidder's experience in developing similar projects as included in the Proposal as well as Bidder's operating history of similar generation facilities.

9.3. Final Project Selection: APCo will consider bids that are reliable, feasible and represent a reasonable cost means of satisfying the requirements of this RFP. Based on the results of the Detailed Analysis described above, the Company will determine which Projects will be included in the Final Project Selection. The Company will notify Bidders whether or not their Proposal has been selected and negotiation of definitive agreements will commence with Bidders whose Proposals have been selected.

## **10. Reservation of Rights**

A Proposal will be deemed accepted only when the Company and the successful Bidder have executed definitive agreements for the Company's acquisition of the Project. The Company has no obligation to accept any Proposal, whether or not the stated price in such Proposal is the lowest price offered, and the Company may reject any Proposal in its sole discretion and without any obligation to disclose the reason or reasons for rejection.

By participating in the RFP process, each Bidder agrees that any and all information furnished by or on behalf of the Company in connection with the RFP is provided without any representation or warranty, express or implied, as to the usefulness, accuracy, or completeness of such information, and neither the Company nor its Affiliates nor any of their personnel or representatives shall have any liability to any Bidder or its personnel or representatives relating to or arising from the use of or reliance upon any such information or any errors or omissions therein.

The Company reserves the right to modify or withdraw this RFP, to negotiate with any and all qualified Bidders to resolve any and all technical or contractual issues, or to reject any or all Proposals and to terminate negotiations with any Bidder at any time in its sole discretion. The Company reserves the right, at any time and from time to time, without

prior notice and without specifying any reason and, in its sole discretion, to (a) cancel, modify or withdraw this RFP, reject any and all Proposals, and terminate negotiations at any time during the RFP process; (b) discuss with a Bidder and its advisors the terms of any Proposal and obtain clarification from the Bidder and its advisors concerning the Proposal; (c) consider all Proposals to be the property of the Company, subject to the provisions of this RFP relating to confidentiality and any confidentiality agreement executed in connection with this RFP, and destroy or archive any information or materials developed by or submitted to the Company in this RFP; (d) request from a Bidder information that is not explicitly detailed in this RFP, but which may be useful for evaluation of that Bidder's Proposal; (e) determine which Proposals to accept, favor, pursue or reject; (f) reject any Proposals that are not complete or contain irregularities, or waive irregularities in any Proposal that is submitted; (g) accept Proposals that do not provide the lowest evaluated cost; (h) determine which Bidders are allowed to participate in the RFP, including disqualifying a Bidder due to a change in the qualifications of the Bidder or in the event that the Company determines that the Bidder's participation in the RFP has failed to conform to the requirements of the RFP; (i) conduct negotiations with any or all Bidders or other persons or with no Bidders or other persons; (j) execute one or more definitive agreements with any Bidder, and (k) utilize a Bidder's completed Appendices and any supplemental information submitted by the Bidder in any its regulatory filings.

## **11. Confidentiality**

APCo will take reasonable precautions and use reasonable efforts to maintain the confidentiality of all bids submitted. Bidders should clearly identify each page of information considered to be confidential or proprietary. APCo reserves the right to release any Proposal to agents or consultants for purposes of Proposal evaluation. APCo's disclosure policies and standards will automatically bind such agents or consultants. Regardless of the confidentiality, all such information may be subject to review by or in proceedings before the appropriate state authority, or any other governmental authority or judicial body with jurisdiction relating to these matters and may be subject to legal discovery. Under such circumstances, APCo and AEPSC will make reasonable efforts to protect Bidder's confidential information.

## **12. Bidder's Responsibilities**

- 12.1. It is the Bidder's responsibility to submit all requested material by the deadlines specified in this RFP.
- 12.2. The Bidder should make its Proposal as comprehensive as possible so that APCo may make a definitive and final evaluation of the Proposal's benefits to its customers without further contact with the Bidder.
- 12.3. Bidders are responsible for the timely completion of the project and are required to submit proof of their financial and technical wherewithal to ensure the successful completion of the project.

12.4. The Bidder will be responsible for any expenses Bidder incurs in connection with the preparation and submission of a Proposal and/or any subsequent negotiations regarding a Proposal in response this RFP. APCo will not reimburse Bidders for their expenses under any circumstances, regardless of whether the RFP process proceeds to a successful conclusion or is abandoned by APCo at its sole discretion.

### **13. Contacts**

13.1. General RFP Questions: All correspondence and questions regarding this RFP, with the exception of interconnection-related questions, should be directed to:

[APCo2024RFP@aep.com](mailto:APCo2024RFP@aep.com)

13.2. PJM Interconnection: All correspondence and questions regarding the PJM Interconnection process can be found at:

[PJM Interconnection](#)

13.3. APCo Distribution Interconnection: All correspondence and questions regarding interconnection to the APCo System should be directed to:

[APCoDGCoordinator@aep.com](mailto:APCoDGCoordinator@aep.com)



## Appendix A

### Proposal Content Check Sheet

Section	Item	Completed
8.2	Executive Summary	
8.3	Appendix B (Project Summary)	
	- Completed Electronic Project Summary Form (Link in Box Site)	
	- Company & Project Information	
	- Interconnection (PJM or APCo Distribution)	
	- Site Information / Preliminary Site Questions	
	- Solar / Wind / Battery Energy Storage Projects Completed	
	Attachments Required:	
	- PTC/ITC Strategy	
	- Interconnection Studies	
	- Site Layout	
	- Site Control Documents	
	- Environmental Report Summary	
	- Equipment Warranty Information	
8.4	Appendix C (Proposal Bid Pricing)	
8.5	Appendix D (Bidder's Credit-Related Information)	
8.6	Appendix E (Form Purchase and Sale Agreement)	
8.7	Appendix F (AEP Generation Facility Standard)	
8.8	Appendix G (AEP Requirements for Connection of Facilities)	
8.9	Appendix H (Solar Resource Information)	
	Appendix I (Wind Resource Information)	
	Appendix J (Battery Energy Storage Resource Information)	
8.10	Battery Energy Storage System Option Information	
8.11	Appendix K (Projected Land Lease / Decom. Costs / Property Taxes)	
8.12	Appendix L (Project Technical Due Diligence Material)	
8.13	Appendix M (Local Goods/Services / Small & Diverse Suppliers / EJ)	
8.14	Appendix N (Bid Price Breakdown)	
8.15	Appendix O (Permitting Plan)	
8.16	Appendix P (Development Stage Projects Add'l Proposal Content)	
	Appendix Q (Optional Development Services Agreement)	
8.17	Appendix R (Operational Projects Add'l Proposal Content)	

## Appendix B

### Project Summary

#### Company Information

Bidder (Company):		
Contact Name:		
Contact Title:		
Address:		
City:	State:	Zip Code:
Work Phone:	Cell Phone:	
Email Address:		
Is the Proposal being submitted through a partnership, joint venture, consortium, or other association (Y/N)?		
If so, please identify all partners, joint ventures, members, or other entities or persons comprising same:		

#### General Project Information

Project Name:
Resource Type (Wind, Solar (Storage Option), Standalone BESS):
Project Site Location (County, State):
Expected Commercial Operation Date:
Indicate if Project has substantial site control including to Point of Interconnection (Y/N):
Indicate if Project will qualify for Federal PTC or ITC and applicable percentage (%):
Indicate if Project will comply with Prevailing Wage and Apprenticeship Requirements (PWAR) (Y/N):
<i>Refer to Appendix B (Attachments Required) for PTC/ITC Strategy requested.</i>

#### Solar Project Information

Module Manufacturer / Model:	Annual Degradation (%):
Configuration (Fixed Tilt / Single Axis):	Design Life (Yrs.):
Inverter Manufacturer / Model:	Expected Annual Availability (%):
Solar Project Nameplate (MWac):	Remaining Useful Life if Operational (Yrs.):
Solar Project Nameplate (MWdc):	
Expected Annual Energy (MWh):	Capacity Factor (%):
Appendix H (Item 4) 8760 Total (MWh): (Value MUST match Expected Annual Energy above)	
<i>Refer to Appendix H (Solar Resource Information) for additional solar information requested.</i>	

### Wind Project Information

Wind Turbine Manufacturer:	Model:
Wind Project Nameplate (MWac):	Design Life (Yrs.):
Number of Turbines:	Remaining Useful Life if Operational (Yrs.):
Independent Wind Resource Study Included (Y/N):	Source of Independent Wind Resource Study:
Indicate if turbine-specific site suitability report completed/included in Proposal (Y/N):	
Indicate if turbines have a cold weather package included (Y/N):	
Year 1 Expected Annual Energy (MWh) <sup>1</sup> :	Year 1 Capacity Factor (%) <sup>1</sup> :
Expected Annual Energy (MWh) <sup>2</sup> :	Capacity Factor (%) <sup>2</sup> :
	Expected Annual Availability (%):
Appendix I (Item 8) 8760 Total (MWh): <i>(Value MUST match Expected Annual Energy above)</i>	
<i>Note 1: Year 1 production data is required to account for potential lower Year 1 production due to routine maintenance associated with the break-in period.</i>	
<i>Note 2: Expected Annual Energy (MWh) represents a typical year's production following Year 1.</i>	
<i>Refer to Appendix I (Wind Resource Information) for additional wind information requested.</i>	

### Battery Energy Storage Information (if applicable)

Battery Storage Resource Description:
Battery Storage Project Nameplate Rating (MWac):
Battery Storage Project Winter Rating (MWac):
Battery Storage Project Summer Rating (MWac):
Battery Storage Project PJM Capacity Value (MWac):
Nameplate rating (MWac) of the co-located battery energy storage system as a percentage of the nameplate rating (MWac) of the Solar Energy Resource (%), if applicable:
Duration (Hours):
Economic Life (Years):
<i>Refer to Appendix J (Battery Energy Storage Resource Information) for additional information requested.</i>

### Interconnection (PJM)

PJM Queue #:	Substation Name / Voltage:
Transmission Provider:	
Point of Interconnection with:	
Feasibility Study Complete (Y/N):	Feasibility Study Report Date:
System Impact Study Complete (Y/N):	System Impact Study Report Date:
Facilities Study Complete (Y/N):	Anticipated Facilities Study Completion Date:
PJM Interconnection Status (describe):	
<i>Refer to Appendix B (Attachments Required) for Interconnection Studies requested.</i>	

### Interconnection (APCo Distribution)

Application #:	Substation Name / Voltage:
Distribution Impact Study Complete (Y/N):	Distribution Impact Study Report Date:
Interconnection Cost Estimate:	
APCo Distribution Interconnection Status (describe):	
<i>Refer to Appendix B (Attachments Required) for Interconnection Studies requested.</i>	

### Site Information

Site Legal Description:		
Address:		
City:	State:	Zip Code:
County:	Latitude:	Longitude:
Site Control (lease, easement, own, site purchase pending, etc.):		
Site Acres Required:	Site Acres Secured:	
	Site Acres Secured (as % of Req.):	
Is there potential for expansion (Y/N):	If yes, acres available:	
<i>Refer to Appendix B (Attachments Required) for Site Layout and Site Control Documents requested.</i>		

### Preliminary Site Questions (Y/N)

Has the site been assessed for any environmental contamination? Describe any known environmental issues on a separate attachment.	
Are there any Tribal Lands or Tribal mineral ownership rights within Project boundary or vicinity?	
Are there any Federal or State owned or controlled lands within Project boundary or vicinity?	
Is the Project located on currently or formally mined lands?	
Is the site adjacent or near an Environmental Justice or Fenceline community?	
Have any Federal or State wildlife resource agencies been consulted for the Project?	
Has The Nature Conservancy or any non-governmental environmental organizations been engaged?	
Are there Conservation Reserve Program, Wetland Reserve Program or other conservation easements within the Project boundary or vicinity?	
Are there any pollinator vegetation requirements associated with the project?	
Is there any Federal nexus to the Project, including Federal loans?	
<i>Refer to Appendix B (Attachments Required) for the Environmental Report Summary requested.</i>	

### Solar Projects Completed

Provide a summary of all solar projects that Bidder has successfully developed and completed in the United States or Canada of a size comparable to that of the Bidder's proposed Project. For each project, describe the Bidder's specific role in the project.

Project	Location	MW	COD	Bidder's Role
Total MW =				

### Wind Projects Completed

Provide a summary of all wind projects that Bidder has successfully developed and completed in the United States or Canada of a size comparable to that of the Bidder's proposed Project. For each project, describe the Bidder's specific role in the project.

Project	Location	MW	COD	Bidder's Role

Total MW =

### Battery Energy Storage Projects Completed

Provide a summary of all battery energy storage projects that Bidder has successfully developed and completed in the United States or Canada of a size comparable to that of the Bidder's proposed Project. For each project, describe the Bidder's specific role in the project.

Project	Location	MW	COD	Bidder's Role

Total MW =

## Attachments Required

**PTC/ITC Strategy:** Summary of how the Project will qualify for Federal Tax Credits (e.g., PTCs or ITCs) including:

- A detailed description of how Projects intend to comply with PWAR tied to full (100%) PTC or full (30%) ITC provided under the Inflation Reduction Act of 2022. This includes the Bidder’s process and tools (e.g., software) for collecting, organizing, and retaining sufficient records to establish compliance with PWAR and ability to timely deliver records for review during a Project. These records are expected to provide information necessary to make a determination as to whether the Project satisfies PWAR under current IRS Guidance.
- Detailed information regarding the Project’s ability to qualify for bonus credits provided under the Inflation Reduction Act of 2022 (i.e., Domestic Content Bonus Credit and Energy Community Bonus Credit).

**Interconnection Studies:** Include a copy of all completed interconnection studies (i.e., System Impact Study, Distribution Impact Study, Facilities Study, etc.).

**Site Layout:** Attach a diagram or map identifying the Project boundary with anticipated placement of major equipment and other project facilities, including transmission layouts and Point of Delivery.

**Site Control Documents:** Attach a copy of all leases, easements or other ownership documentation including to the point of interconnection.

**Environmental Report Summary:** Attach a summary of all environmental studies, reports and agency meetings associated with the Project. Summarize the following reports (including data summaries, results and findings) as applicable, which will be requested at a later time, including, but not limited to:

- Critical Issues Analysis, Site Characterization Assessment, Environmental Work / Survey Plan, Federal / State Rare, Threatened or Endangered Species Assessments and Surveys, Bat Acoustic Survey Report, Avian Use Survey Report, Raptor Nest Survey Report, Prey-based Survey Report, Wetland and Waters Delineation / Assessment Report, Phase I Environmental Site Assessment Report, Historical and Cultural Resource Survey / Assessment Report, All Other Environmental Resource Surveys, Assessments and Study Reports, Record and Notes of all Federal and/or State Resource Agency Correspondence and Meetings, Environmental Justice Analyses, Aviation / FAA and Glare Studies, Radar Study, Noise and Shadow Flicker Study, Associated Project Infrastructure and Environmental Resource Shapefiles (.kmz format), and Bird and Bat Conservation Strategy and Eagle Conservation Plan (if available).

**Equipment Warranty Information:** Include detailed information regarding the equipment (i.e., solar module, inverter, battery energy storage resource, etc.) manufacturer’s warranty offering including parts and labor coverage and other key terms.

## Appendix C

### Proposal Bid Pricing

#### Completed Project: Base Proposal Bid Pricing

<b>Project Name</b>	
<b>Resource Type (Wind, Solar, BESS)</b>	
<b>Expected COD by</b>	
<b>Equipment Manufacturer</b>	
<b>Expected Annual Energy (MWh)</b>	
<b>Capacity Factor (%)</b>	
<b>Bid Price (\$)</b>	

Does Bid Price include use of union labor (Y/N)?	
Does Bid Price include an O&M building (Y/N)?	
Does Bid Price take into consideration the AEP Requirements for Connection of Facilities (Appendix G) (Y/N)?	

#### Completed Project: Alternate Proposal Bid Pricing (Base Proposal w/ Storage Option)

<b>Project Name</b>	
<b>Resource Type (Solar w/ BESS)</b>	
<b>Expected COD by</b>	
<b>Equipment Manufacturer</b>	
<b>Expected Annual Energy (MWh)</b>	
<b>Capacity Factor (%)</b>	
<b>Bid Price (\$)</b>	

Does Bid Price include use of union labor (Y/N)?	
Does Bid Price include an O&M building (Y/N)?	
Does Bid Price take into consideration the AEP Requirements for Connection of Facilities (Appendix G) (Y/N)?	



### Development Stage Project: Base Proposal Bid Pricing

<b>Project Name</b>	
<b>Resource Type (Solar, BESS)</b>	
<b>Expected COD by</b>	
<b>Equipment Manufacturer</b>	
<b>Expected Annual Energy (MWh)</b>	
<b>Capacity Factor (%)</b>	
<b>Closing Price (\$)</b>	
<b>Build-Out Cost Estimate (\$)¹</b>	

Does Bid Price include use of union labor (Y/N)?	
Does Bid Price include an O&M building (Y/N)?	
Does Bid Price take into consideration the AEP Requirements for Connection of Facilities (Appendix G) (Y/N)?	

### Development Stage Project: Alternate Proposal Bid Pricing (Base Proposal w/ Storage Option)

<b>Project Name</b>	
<b>Resource Type (Solar w/BESS)</b>	
<b>Expected COD by</b>	
<b>Equipment Manufacturer</b>	
<b>Expected Annual Energy (MWh)</b>	
<b>Capacity Factor (%)</b>	
<b>Closing Price (\$)</b>	
<b>Build-Out Cost Estimate (\$)¹</b>	

Does Bid Price include use of union labor (Y/N)?	
Does Bid Price include an O&M building (Y/N)?	
Does Bid Price take into consideration the AEP Requirements for Connection of Facilities (Appendix G) (Y/N)?	

*Note 1: Build-Out Cost Estimates shown must match totals included in Bid Price Breakdown (Appendix N).*

## Appendix D

### Bidder's Credit-Related Information

Full Legal Name of the Bidder:
Type of Organization (Corporation, Partnership, etc.):
Bidder's % Ownership in Proposed Project (as of Proposal submittal date):
If Bidder's Ownership is <100%, identity of all persons and entities that have a direct or indirect ownership interest in the Project:
Full Legal Name(s) of Parent Corporation: <ol style="list-style-type: none"> <li>1.</li> <li>2.</li> <li>3.</li> </ol>
Entity Providing Credit Support on Behalf of Bidder (if applicable): Name: Address: City: Zip Code:
Type of Relationship of Credit Support Provider:
Current Senior Unsecured Debt Rating (if unavailable, Issuer Rating): <ol style="list-style-type: none"> <li>1. S&amp;P:</li> <li>2. Moody's:</li> </ol>
Bank References & Name of Institution:
Bank Contact: Name: Title: Address: City: Zip Code: Phone Number:
Legal Proceedings: As a separate attachment, please list all lawsuits, regulatory proceedings, or arbitration in which the Bidder or its affiliates or predecessors have been or are engaged that could affect the Bidder's performance of its bid. Identify the parties involved in such lawsuits, proceedings, or arbitration, and the final resolution or present status of such matters.
Financial Statements: Please provide copies of the Annual Reports for the three most recent fiscal years and quarterly reports for the most recent quarter ended, if available. If available electronically, please provide link:

## Bidder Profile

Please list Bidder's Affiliate companies:

- 1.
- 2.
- 3.
- 4.

Please list Bidder's references:

1. Company:
  - a. Contact Name:
  - b. Contact Number:
  - c. Project:
2. Company:
  - a. Contact Name:
  - b. Contact Number:
  - c. Project:
3. Company:
  - a. Contact Name:
  - b. Contact Number:
  - c. Project:
4. Company:
  - a. Contact Name:
  - b. Contact Number:
  - c. Project:

## Appendix E

### Form Purchase and Sale Agreement

*See Section 7.2 for instructions to obtain the applicable Form Purchase and Sale Agreement.*

Completed Projects: The Form Purchase and Sale Agreement (PSA) is structured for a Completed Project (Section 4.1.2) and purchase of the Project LLC at Substantial Completion.

Development Stage Projects: The Form PSA will be modified for a Closing to occur at or near the time that Notice to Proceed would occur under the Form PSA. The conditions to Closing under such a PSA would depend on the stage of development of the Project and the results of APCo's due diligence, but at a minimum, the requirements will include:

- (i) regulatory approval shall have been obtained (Section 3.11),
- (ii) 100% Site Control (including without limitation any necessary crossing agreements and resolution of any land title defects or encumbrances that are not acceptable to APCo) (Section 3.7.1.1),
- (iii) the final title policy for the Project real property and the preliminary survey shall have been issued and be acceptable to APCo,
- (iv) the final PJM interconnection service agreement and interconnection construction service agreement shall have been fully executed and, to the extent required, approved by FERC (Section 3.7.1.2),
- (v) completion of Preliminary Engineering (10%) (Section 3.7.1.4),
- (vi) completion of Permitting (Appendix O) appropriate for the development stage of the Project necessary to construct, install, assemble, interconnect, own, operate and maintain the Project (Section 3.7.1.5), and
- (vii) delivery of a Phase I environmental assessment with respect to the Project real property dated within 180 days of the Closing Date, together with a reliance letter in favor of and acceptable to APCo, that either (1) confirms that no Recognized Environmental Conditions exist or (2) is accompanied by Seller's plan for removal, remediation or avoidance of such Recognized Environmental Conditions that is acceptable to APCo (Section 3.7.1.6).

Other conditions to Notice to Proceed, and conditions to Closing that are applicable to closing at or near Notice to Proceed, will be consolidated as conditions to Closing. In addition to the foregoing, the covenants, representations and warranties in the Form PSA will need to be updated to reflect a Closing at or near Notice to Proceed including, among other changes, deleting Section 3.12 (Force Majeure) and Section 3.19 (Change in Law) from the Form PSA because the Seller will not be responsible for the construction of the Project. Other conforming changes will be made to the Form PSA as appropriate.

Bidder must provide 1) acknowledgement that the Form PSA is acceptable, or 2) a compressive list of exceptions to the terms and conditions contained in the Form PSA.

## Appendix F

### AEP Generation Facility Standards

*See Section 7.2 for instructions to obtain the applicable AEP Generation Facility Standard and Scope of Work.*

- Solar:
  - GEN-4550 Solar Projects Technical Spec Rev 14
  - APCo 2024 RFP Technical Addendum 1
  - Solar SOW (Scope of Work) R10
  - Environmental Vegetation Management Plan Expectations and Template
  - Renewable Projects Quality Assurance Plan Requirements
- Wind
  - GEN-4560 Wind Farm Technical Spec Rev 9
  - APCo 2024 RFP Technical Addendum 1
  - Wind SOW (Scope of Work) R10
  - Environmental Vegetation Management Plan Expectations and Template
  - Renewable Projects Quality Assurance Plan Requirements
- Battery Energy Storage:
  - GEN-4570 BESS Technical Spec Rev 6
  - APCo 2024 RFP Technical Addendum 1
  - BESS SOW (Scope of Work) R2
  - Environmental Vegetation Management Plan Expectations and Template
  - Renewable Projects Quality Assurance Plan Requirements

Bidder must provide acknowledgement that the applicable AEP Generation Facility Standard and Scope of Work are acceptable or a list of any proposed comments or exceptions it takes to the applicable AEP Generation Facility Standard and Scope of Work.

## Appendix G

### AEP Requirements for Connection of Facilities

Please follow the link below to access the AEP Requirements for Connection of Facilities (“Requirements for Connection of New Facilities or Changes to Existing Facilities Connected to the AEP Transmission System”).

[https://www.aep.com/assets/docs/requiredpostings/TransmissionStudies/Requirements/AEP\\_Interconnection\\_Requirements\\_Rev5.pdf](https://www.aep.com/assets/docs/requiredpostings/TransmissionStudies/Requirements/AEP_Interconnection_Requirements_Rev5.pdf)

Bidder must provide acknowledgement that the AEP Requirements for Connection of Facilities are acceptable or a list of any proposed exceptions to the AEP Requirements for Connection of Facilities.

## Appendix H

### Solar Resource Information

*See Section 7.2 for instructions to obtain any of the forms/documents identified below:*

1. Proposal must provide the source and basis of the solar irradiance data used in the development of energy projections for the Project. Explain all assumptions used in forecasted generation calculations.
2. Bidder must provide the PVsyst, .PAN, and .OND files.
3. Bidder must populate the data required in the Company's "SolarModelingInputSheet\_2024" spreadsheet.
4. Bidder must populate the 8760 calendar year hourly energy forecast (P50), net of all losses using the Company's "EnergyInputSheet\_2024" spreadsheet.
5. Bidder must provide manufacturer data sheets for the Project's solar modules, inverters, racking, and tracking system.
6. If Bidder has not finalized the solar module manufacturer, they must identify the module options and provide the applicable production data (Expected Annual Energy, Capacity Factor) for each module manufacturer.
7. Bidder must provide the Project Layout along with the contour and elevation data in CAD format.
8. Bidder shall attach module and inverter warranty information with its Proposal.

The following information should be available upon request; however, is not required with the submission of the Proposal.

- All documents related to module availability and electrical system design with losses.
- Any other material that Bidders have used to inform infrastructure setbacks and layout.

# Appendix I

## Wind Resource Information

See Section 7.2 for instructions to obtain any of the forms/documents identified below:

### Required Information

1. Attach the independent wind energy report.
  - Wind report shall also include P50, P75, P90, P95 and P99 production estimates with 1-, 5-, 10-, 20- and 30-year timeframes.\*
  - Independent consultant information (resume, contact information) if not included in the wind energy report.
2. Describe on-site meteorological campaign including:
  - Number of met towers
  - Height of met towers
  - Remote sensing (lidar and/or sodar)
  - Number of years of data for each tower/remote sensing device
3. Identify any wind direction sector management or other operation restrictions.
4. Experience of developer in PJM. Identify the number of projects, years each project has been operating, turbine models and capacity rating.
5. Source and basis of the wind speed data used in the development of energy projections for the project. Explain all assumptions for wake losses, line losses, etc. and the location where the data was measured.
6. Wind turbine power curve adjusted for the site's specific air density.
7. Provide a description of the system intended to provide real-time telemetry data.
8. Attach an 8760 calendar year hourly energy forecast (P50), net of all losses, and Auxiliary Load and Station Power the Project expects to consume (See Section 7.2 for instructions to obtain the Company's "EnergyInputSheet\_2024" spreadsheet).
9. Bidders shall provide a summary of representative wind data with measurement height referenced and any extrapolations used to estimate the wind speeds at the proposed hub height.
10. Proposed turbine locations (shape file, .kmz file, Excel file with coordinates, including map datum (e.g., WGS84, NAD83).

\* Production numbers should reflect Projects built to the AEP Generation Facility Standard (e.g. leading edge protection installed on blades)

The following information should be available upon request; however, is not required with the submission of the Proposal.

- Met tower installation commissioning sheets and all subsequent maintenance documents.
- Raw data files for all on-site met towers.
- If applicable, sodar or lidar documentation and raw data files.
- All documents related to turbine availability, electrical system design with losses.
- Any other material that Bidders have used to inform infrastructure setbacks and layout.



## **Appendix J**

### **Battery Energy Storage Resource Information**

*See Section 7.2 for instructions to obtain any of the documents identified below:*

1. Bidder must populate the data required in the Company’s “Battery Energy Storage Design Criteria Data Sheet” spreadsheet if providing an alternate Proposal for a co-located battery energy storage system.

## Appendix K

### Projected Land Lease / Decommissioning Costs / Property Taxes

*See Section 7.2 for instructions to obtain any of the documents identified below:*

Bidder must populate the data required in the Company's "Project Land Decom Property Taxes" spreadsheet. Information provided shall include:

- a. Expected Land Lease Costs by year for at least a 35-year period for Wind and Solar Projects, and a 25-year period for Standalone BESS. Projects must report all land obligations (e.g., options to lease or purchase land, royalties, easement payments, etc.) to ensure APCo has a full understanding of the all-in costs to support the land rights needed for the Project. Any leases that include revenue-based royalty structures will need to be amended prior to closing any PSA transaction. Land Lease Costs will be used in the Company's Economic Analysis (Section 9.2.1).
- b. Estimated decommissioning costs including typical costs to remove the facility and restore the site, any bond release or other end-of-life payment obligations, and any expected salvage value. In addition, Bidder shall provide any completed decommissioning studies.
- c. Expected Property Taxes, including any abatements or payments in lieu of taxes (PILOTS). In addition, Bidder shall provide a written description of the current status of efforts to secure abatements or PILOTS being sought, details about any local or state abatement programs available and restrictions on such programs, and how such figures were determined and calculated.

## Appendix L

### Project Technical Due Diligence Material

Bidders must provide the following basic technical due diligence material to allow the Company to perform an initial technical due diligence of the Project.

1. Preliminary Site Layout: Provide a diagram or map identifying the Project boundary with anticipated placement of major equipment and other project facilities, including project gen-tie line, point of interconnection, and project access roads.
2. Preliminary Electrical One Line: Provide a preliminary substation and collector system electrical one-line diagram of the Project.
3. NERC Compliance Description: If the proposed Project site and equipment is defined as an Element of the Bulk Electric System, provide a description or plan for compliance to the applicable standards (if one is available prior to the Proposal Due Date).
4. Quality Control Plan: Provide a description or a quality control plan from a recent project for major equipment supplier surveillance (i.e., fabrication inspections and testing) and solar facility construction (i.e., inspections and testing).
5. Proposed Relay Protection Scheme: Provide a description or a relay protection one-line diagram of the project substation relay protection schemes including gen-tie to the point of interconnect (if one is available prior to the Proposal Due Date).
6. SCADA Network One Line: Provide a description or a block diagram of the SCADA and communication network configuration and a description of cyber security features.
7. Main Power Transformer: Provide a description and the manufacturer of the main power transformer included in the Proposal.
8. Geotechnical Reports: Provide copies of all completed geotechnical reports and accompanying data and attachments (if available prior to the Proposal Due Date).
9. Construction Milestone Estimates: Bidder must populate the estimated construction milestone dates in the applicable “Construction Milestones” spreadsheet.

## Appendix M

### Local Goods & Services

Describe how the Bidder will be using local goods or services sourced whole or in part from one or more Virginia or West Virginia businesses, as applicable, to the extent practical in the purchase of equipment and material, or services for the Project.

### Use of Small & Diverse Suppliers

Describe Bidder's plan to use small and diverse suppliers as subcontractors for work (<https://www.aep.com/b2b/suppliers>).

### Environmental Justice

Provide a description of environmental justice factors by the Environmental Justice Act (Virginia Code §§ 2.2-234, *et. seq.*) that are relevant to the Project. If an Environmental Justice or Fenceline community is potentially affected by the Project, list the steps taken by the Project regarding the Commonwealth of Virginia's environmental justice policy. In addition, complete and include an EPA EJScreen Report using the EJScreen Tool (<https://www.epa.gov/ejscreen>), or if the project is located in Virginia, refer to the Virginia Environmental Data Hub (<https://geohub-vadeq.hub.arcgis.com>).

## Appendix N

### Bid Price Breakdown

*See Section 7.2 for instructions to obtain any of the documents identified below:*

Bid Price Breakdown: A Bid Price Breakdown spreadsheet shall be provided by the Bidder for both Completed Projects and Development Stage Projects. The Bid Price Breakdown spreadsheet is a good faith estimate which will include, but is not limited to, all estimated direct costs to further develop, permit, engineer, procure equipment, construct, startup and commission the facility.

Bidder must populate the data required in the Company's "BidPriceBreakdown\_2024" spreadsheet.

# Appendix O

## Permitting Plan

*See Section 7.2 for instructions to obtain any of the documents identified below:*

Permitting Plan: Attach a comprehensive permit matrix that lists and describes all required permits, including, but not limited to, Federal (USFWS, FAA), State, County, City, etc., using the Company's "PermittingPlan\_2024" spreadsheet. For each permit, include the status, duration, planned steps, any known mitigation requirements, critical milestones and timelines.

## **Appendix P**

### **Development Stage Projects Additional Proposal Content**

Bidders submitting a Development Stage Project Proposal shall include the following:

- Detailed list identifying critical risks associated with the Development Stage Project and strategy to avoid or mitigate each risk.
- High level execution plan and roadmap outlining how to complete activities, required inputs, contacts and general sequence of events required to complete or perform development work (i.e., work outside of engineering, design, procurement, construction, and commissioning).
- Major equipment available to be furnished by Bidder as part of Development Stage Project.
- Detailed list of in-progress or completed contracts that the Company can take on (and complete, as necessary) or relationships that can be leveraged to obtain materials, services, and equipment such as main power transformer, inverters, modules, racking and tracking.

## Appendix Q

### Optional Development Services Agreement

Optional Development Services Agreement: Bidder may provide a proposal for a Development Services Agreement to complete development (e.g., permitting, land title perfection, interconnection studies, etc.), of the proposed Development Stage Project for ownership transfer as highlighted in Section 4.1.1. For avoidance of doubt, APCo will consider Proposals for sale of Development Stage Projects with and without a proposed Development Services Agreement. Interested Bidders are requested to provide a term sheet or draft form of Development Services Agreement with their Proposal.



## Appendix R

### Operational Projects Additional Proposal Content

Bidders of Operational Projects must provide the following information. If the information pertains to operational data, provide the previous five years (or less if the commercial operation date was more recent):

- Commercial operation date
- Production data (8760) and availability as well as downtime issues and outlook
- Forced Outage and unit trip information, including root cause
- Congestion and curtailment
- Environmental issues and violations
- Safety issues
- NERC violations and resolution
- Major scheduled and unscheduled maintenance matters as well as resolution
- Community relations and external affairs issues
- Detailed annual operations budgets, including forecasted versus actual budgets
- Environmental and permitting summary
- List and description of any outstanding legal matters
- Facility Site Plan and General Arrangement
- List of all warranties
- Staffing
- Summary of material contracts (including, but not limited to, PJM interconnection agreement, operations and maintenance agreements, site control documents, etc.) and confirmation that the project is in compliance with all such contracts
- Confirmation of whether the project holds firm transmission service
- Property tax abatements and/or payments in lieu of taxes
- Description of the tax qualification strategy used to secure Federal Tax Credits for the project