BEFORE THE PUBLIC UTILITIES COMMISSION OF NEVADA

Petition of Southern Nevada Home Builders Association, Inc. for a Declaratory Order or, in the alternative, a Petition for an Investigation and Rulemaking, finding that townhomes should be classified as single-family dwellings for purposes of Nevada Power Company d/b/a NV Energy's and Sierra Pacific Power Company d/b/a NV Energy's (together "NV Energy") Rule 9 Line Extension Allowances and that NV Energy should reimburse builders accordingly.	)	Docket No. 22-08004

PROCEDURAL ORDER

The Presiding Officer in this Docket makes the following findings and conclusions:

1. On August 5, 2022, the Southern Nevada Home Builders Association, Inc. ("SNHBA") filed with the Public Utilities Commission of Nevada ("Commission") a petition, designated as Docket No. 22-08004 ("Petition"), for a Declaratory Order or, in the alternative, for an Investigation and Rulemaking, finding that townhomes should be classified as single-family dwellings for purposes of Nevada Power Company d/b/a NV Energy's and Sierra Pacific Power Company d/b/a NV Energy's (collectively, "NV Energy") Rule 9 Line Extension Allowances and that NV Energy should reimburse builders accordingly. SNHBA filed the Petition pursuant to the Nevada Revised Statutes ("NRS") and the Nevada Administrative Code ("NAC") Chapters 703 and 704, including, but not limited to, NAC 703.825.

2. The Regulatory Operations Staff of the Commission ("Staff") participates as a matter of right pursuant to NRS 703.301.

3. On August 5, 2022, SNHBA filed an amendment to the Petition.

4. On August 9, 2022, the Commission issued a Notice of Petition.

5. On August 31, 2022, Staff, NV Energy, and the Nevada Bureau of Consumer Protection ("BCP") filed Comments.

6. On September 27, 2022, the Commission's Office of General Counsel ("General Counsel") filed a Briefing Memorandum with the Commission, recommending that the Petition be set for further proceedings.

7. On October 11, 2022, the Commission issued an Order adopting General Counsel's recommendation setting this matter for further proceedings and waiving NAC 703.540(4).

8. On October 27, 2022, the Commission issue a Notice setting a Prehearing Conference for November 17, 2022.

9. On November 9, 2022, the Commission issue a Notice setting a Prehearing Conference for November 29, 2022.

10. On November 29, 2022, the Commission held a prehearing conference, at which the SNHBA, Staff, BCP, and NV Energy all made appearances. The scope and next steps in this proceeding were discussed.

11. On January 5, 2023, the Commission held a continued prehearing conference wherein all parties were excused and this matter was continued until January 12, 2023, at 1:30 p.m.

Procedural Schedule

12. The Presiding Officer finds that additional information is necessary in order to address the Petition filed in this docket. The purpose of this Procedural Order is to elicit information from NV Energy and any interested persons responsive to the following inquiries:

i. Please provide the monthly bill total at current rates for a multi-family and single-family residential customer at the following monthly consumption levels:

a) Multi Family Rate	750	1,500	Monthly kWh total
b) Single Family Rate	750	1,500	Monthly kWh total

ii. Please provide or estimate the Rule 9 allowance applicable to a 1,100 square foot townhome under the following scenarios:

a) Application of the multi-family Rule 9 allowance to the 1,100 square foot townhome.
b) Application of the single-family residential allowance to the 1,100 square foot townhome.

iii. Provide a data set that identifies the total number of individual customers/meters in the multi-family customer classification as of December 31, 2022.

iv. Subdivide or segregate the multi-family customer data set identified in Section iii into the following data subsets:

a) Properties or addresses with more than one customer or meter per property/address (proxy for apartments).
b) Properties or addresses with one customer or meter per property/address (proxy for townhomes).

v. Using the data subset of customers identified in Section iv(b) as a proxy for "townhomes", provide the following:

a) A count of the total number customers or meters within the multi-family rate class that meet the criteria identified in Section iv(b).
b) A grouping of the data set of customers identified in Section iv(b) by the year service was first established at the premise/location.
c) A count of the total number of customers identified in Section v(a) with a service first established date of January 1, 2018 through December 31, 2022.

vi. What is an appropriate definition under current conditions for the multi-family rate class for NV Energy? What would be the appropriate definition for the multi-family rate class if the Commission determined that townhomes were more appropriately single family customers and not multi-family customers?

vii. If the Commission adopts a change to townhomes for Rule 9 allowances, how would that be best implemented?

viii. If information regarding the calculation of Rule 9 allowances is available in Docket No. 22-06014, please provide a reference to where that information is available in that docket.

ix. Provide more detail to explain the chart on the bottom of page 8 of NV Energy's Comments filed on August 31, 2022.

13. The following procedural schedule is hereby established:

a. The Presiding Officer will hold a continued PREHEARING CONFERENCE in person and via Microsoft Teams on THURSDAY, JANUARY 12, 2023, at 1:30 p.m.

b. The Commission directs NV Energy and any interested person to file WRITTEN COMMENTS with the Commission on or before FRIDAY, FEBRUARY 10, 2023, before 2:00 p.m.

14. The parties will appear and otherwise participate in the prehearing conference either in person or remotely via Microsoft Teams. The purpose of the prehearing conference is to discuss and answer questions regarding this Procedural Order.

15. The parties should provide the email address, title/role in associated business or organization, and business address for each person who intends to participate in the prehearing conference via Microsoft Teams to Administrative Attorney Yusuf Parray at yparray@puc.nv.gov no later than WEDNESDAY, JANUARY 11, 2023, at 2:00 p.m.

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THEREFORE, it is ORDERED:

1. The procedural processes and schedule set forth in paragraphs 11 -13 are adopted.

By the Commission,

TAMMY CORDOVA
Presiding Officer

Attest:

TRISHA OSBORNE
Assistant Commission Secretary

Dated: Carson City, Nevada

01/11/2023

(SEAL)