

ATTACHMENT J61

Spofford AAF ROW Exhibits

This attachment includes the exhibits (A through D) for the Grant of Right-of-Way (Attachment J51) and specific to the utility systems on Spofford AAF. This attachment is divided into four exhibits specific to the electric distribution system. Each exhibit provides descriptive information for the utility system Right-of-Way. The exhibits are; Exhibit A (maps), Exhibit B (points of demarcations), Exhibit C (physical condition reports), and Exhibit D (environmental baseline survey).

PART 1, EXHIBIT A

Spofford AAF Electric System Maps

There are no maps of the Seguin AAF electric system.

PART 1, EXHIBIT B

Spofford AAF Electric System Description of Premises

Electric Distribution System Description

The electric distribution system at Spofford AAF may be composed of substations with outdoor switchgear, overhead and underground conductors, utility poles, duct lines, raceways, manholes, pad-mount and pole-mount transformers, transformer pads, meters, and instrumentation related to metering of electricity delivered to end users throughout the Air Field.

Electric Distribution System Rights-Of-Way

Subject to all conditions set forth in the Grant of Rights-Of-Way the Grantor grants to the Grantee a right-of-way for electric distribution as described in the following paragraphs.

Where the utility is installed overhead, a 26-foot-wide right-of-way extending 13 feet on each side of the utility, as installed, is hereby granted to the Grantee to construct, reconstruct, inspect, patrol, maintain, operate, repair, add, remove and replace utility facilities and appurtenances thereto in, over, and through the right-of-way.

Where the utility is installed underground, a 26-foot-wide right-of-way extending 13 feet on each side of the utility, as installed, is hereby granted to the Grantee to construct, reconstruct, inspect, patrol, maintain, operate, repair, add, remove and replace utility facilities and appurtenances thereto in, over, and through the right-of-way.

Authorization is hereby granted to the Grantee to continue operation and a right-of-way is granted for the utility to remain under, on, or through any building. Included is the right to inspect, patrol, maintain, operate, repair, add, remove and replace said utility as long as no undue interference with normal building operations occur. If the building owner modifies the building in a way such that utility operation is impaired, the Grantee shall relocate a part or all of its utility, at the expense of the Grantee, to separately negotiated rights-of-way. When the Grantee is required to relocate at the request of the building owner and the owner has not modified the building in a way that impairs utility operation the sole expense of relocating the utility shall be paid by the building owner. The Grantee may relocate to separately negotiated rights-of-way at any time at its own expense.

Electric Distribution System Points of Demarcation

The points of demarcation (where ownership starts and stops) are the first pole past the meter (where service enters the site) and line side of the disconnect switch or junction box located on the fire station and Runway Supervisory Units (RSUs). Where a disconnect

switch or junction box does not exist, the point of demarcation is the line side of the transformers that feed the fire station and two RSUs.

Plants and Substations

Subject to all conditions set forth in the Grant of Rights-Of-Way the Grantor grants to the Grantee an exclusive right-of-way for electrical plants and substations as described below.

Description	Facility Number	State Coordinates	Other Information
None			

PART 1, EXHIBIT C

Spofford AAF Electric System Physical Condition Report

The Physical Condition Report will be completed at the time of privatization award and will be documented in the form of a video prepared by the Government and successful Offeror.

PART 1, EXHIBIT D

Spofford AAF Electric System Environmental Baseline Survey

The following Environmental Baseline Surveys were prepared by Parsons ES. These documents are under separate cover and titled:

- “Utility System Privatization Environmental Baseline Survey for Spofford Auxiliary Airfield, Spofford, Texas”, September 1999.

Table of Contents

SPOFFORD AAF ROW EXHIBITS.....	J61-1
SPOFFORD AAF ELECTRIC SYSTEM MAPS	J61-2
SPOFFORD AAF ELECTRIC SYSTEM DESCRIPTION OF PREMISES	J61-3
ELECTRIC DISTRIBUTION SYSTEM DESCRIPTION.....	J61-3
ELECTRIC DISTRIBUTION SYSTEM RIGHTS-OF-WAY	J61-3
ELECTRIC DISTRIBUTION SYSTEM POINTS OF DEMARCATION	J61-3
PLANTS AND SUBSTATIONS.....	J61-4
SPOFFORD AAF ELECTRIC SYSTEM PHYSICAL CONDITION REPORT.....	J61-5
SPOFFORD AAF ELECTRIC SYSTEM ENVIRONMENTAL BASELINE SURVEY	J61-6
TABLE OF CONTENTS	J61-I