



California Public Utilities Commission



August 12, 2025

Notice of Availability of a Draft Environmental Impact Report for the PG&E Moraga-Oakland X 115 Kilovolt Rebuild Project (A. 24-11-005); State Clearinghouse No. 2025-02-0944

The California Public Utilities Commission (CPUC) has prepared a Draft Environmental Impact Report (EIR) pursuant to the California Environmental Quality Act (CEQA) to evaluate the potential environmental effects associated with Pacific Gas and Electric Company's (PG&E's) application (A.24-11-005) for a Permit to Construct (PTC) to construct, operate, and maintain the Moraga-Oakland X 115 Kilovolt (kV) Rebuild Project (Project).

Lead Agency: California Public Utilities Commission

Project Title: Moraga-Oakland X 115 Kilovolt Rebuild Project.

Project Summary:

The Project would involve proposed upgrades to approximately 5-miles of four overhead 115 kV power lines between Moraga and Oakland X substations in the City of Orinda, unincorporated areas of Contra Costa County, and the cities of Oakland and Piedmont within Alameda County. The two existing parallel double-circuit power lines are located within existing PG&E land rights, and the Project would rebuild the four overhead lines into four hybrid lines, with both overhead (~4 miles) and underground (~1 mile) segments.

Existing towers, poles and conductors would be replaced either with overhead rebuild or underground components, and minor modifications would occur within the existing substations. Some recently replaced power line structures would be reused or reused with some modification. Single circuit transition structures would support the connection between the overhead and underground portions of each line. Double-circuit transition structures would be used to connect the underground portion to existing overhead line terminals at Oakland X Substation. Additionally, the rebuild would include the installation of optical ground wire on aboveground structures with a communication cable continuing within the underground portion.

Environmental Effects of the Proposed Project:

The CPUC has prepared a Draft EIR to analyze the proposed Project's potential environmental effects. The Draft EIR has identified five significant and unavoidable impacts related to Transportation and one significant and unavoidable impact to Wildfire during construction that cannot be mitigated to a less-than-significant-impact level. These impacts are listed below.

- **Impact T-1:** Conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities.
- **Impact T-4:** Result in inadequate emergency access.
- **Impact T-5:** Create potentially hazardous conditions for residents, people walking, bicycling, or driving or for public transit operations.
- **Impact T-6:** Interfere with walking or bicycling accessibility.
- **Impact T-7:** Substantially delay public transit.
- **Impact WF-1:** Substantially impair an adopted emergency response plan or emergency evacuation plan.

The proposed Project is a maintenance project needed to replace older existing 115 kV power line equipment that has reached the end of its useful life. Upon completion of construction, the aging structures currently in place would be replaced with stronger, safer, more fire-resistant structures and conductors. Overall, the operation of new overhead and underground power lines and structures would reduce the risk of wildfire compared to existing conditions. Impacts would be beneficial.

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The CPUC regulates privately owned electric, natural gas, telecommunications, water, railroad, rail transit, and passenger transportation companies.



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Likewise, the overhead power line removal between Estates Drive and Oakland X Substation would include removing existing structures out of a seismically active area and areas with localized liquefaction potential. Therefore, this Project component would result in beneficial geology and soils impacts since this portion of the Project area would no longer include any structures that would be susceptible to adverse effects or create adverse effects.

The EIR has determined that all other potential direct, indirect, and cumulative environmental impacts of the proposed Project would be less than significant or less than significant with the implementation of mitigation measures.

Alternatives:

Numerous public and agency scoping comments requested that all of the overhead 115 kV lines be removed and installed underground. Therefore, the EIR team evaluated multiple routing options for underground installation of the 115 kV lines east of Estates Drive.

Availability of Draft EIR:

The Draft EIR and appendices, along with information regarding PG&E's application and the CPUC's environmental review process, are posted online at: <https://ia.cpuc.ca.gov/environment/info/aspen/moraga-oakland/moraga-oakland.htm>

To request a hardcopy of the Draft EIR, please email MOX@aspeneg.com or leave a voicemail at (877) 225-2127.

Public Comment Period:

A 45-day comment period for the Draft EIR begins Tuesday, August 12, 2025, and ends at 5:00 p.m. Friday, September 26, 2025. Written comments should reference the Moraga-Oakland X Project, A.24-11-005. Include your name, organization (if applicable), mailing address, and email address of the contact person for all future notifications related to this process. Please send your comments by email to:

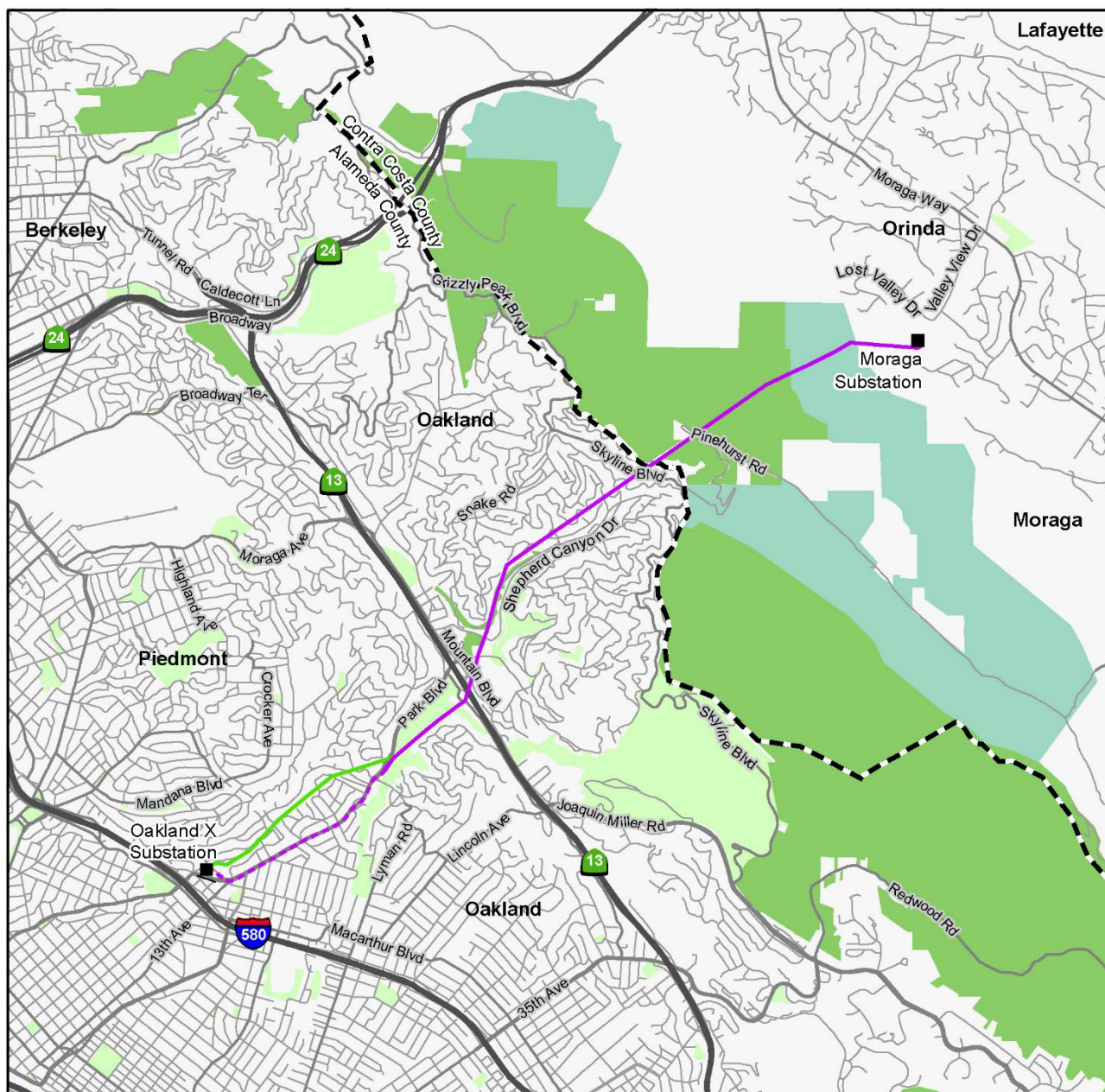
Tharon Wright, CPUC
Moraga-Oakland X Project
MOX@aspeneg.com

Before including your address, phone number, email address, or other personal identifying information in your comment, you should be aware that your entire comment—including your name, address, or other contact information that you provide, including your email address—will be placed in the Project file and shall become part of the public record. Comments are also posted online as part of the public record. The CPUC cannot approve requests to withhold contact information from the public record.

Public Meeting:

To provide information about the proposed Project, CEQA process, and provide an opportunity to submit verbal comments on the Draft EIR, the CPUC will hold two virtual scoping meetings on September 3, 2025.

Afternoon Virtual Public Meeting	Evening Virtual Public Meeting
Thursday, September 3, 2025 @ 2:00 p.m.	Thursday, September 3, 2025 @ 5:30 p.m.
Attend via Zoom: https://us02web.zoom.us/j/84794642276	Attend via Zoom: https://us02web.zoom.us/j/89981865478
Attend via phone: +1 (669) 444-9171 Webinar ID: 847 9464 2276	Attend via phone: +1 (669) 444-9171 Webinar ID: 899 8186 5478



Legend

- Substation
- Existing 230 kV Transmission Line
- State Route/Highway
- Arterial
- Local Street

Source: Pacific Gas & Electric Company

Moraga-Oakland X 115 kV Rebuild Project

- Four Existing Overhead 115 kV Lines to be Rebuilt in Same Overhead Configuration
- Four New Underground 115 kV Lines
- Four Existing Overhead 115 kV Lines to be Removed

