AGL ECON-1 Tariff Sheet 27(3)(c)

ECON-1 Project Minimum Economic Development Benefit Requirements ("MBR")	Customer or Project ID	Effingham County	
	Location	Old Augusta Road, Rincon, GA	
	AGL Certificated to Serve Location?	Yes	
	Availability	New Customer	
	Anticipated Rate Schedule	G-11	
	Organization Requesting Service	AGL	
	Customer Name	EQT Exeter (site developer)	
Tariff Sheet 27(3)(c)(i): MBR-1	Estimated Total Customer Capital Investment	$ 211,440,700	qualifies per 3Ci
	Customer Capital Investment Purposes		
	Land	$ 27,380,000	
	Plant	$ 182,560,700	
	Equipment	$ -	
	Vehicles	$ -	
	Other (Explain*)	$ 1,500,000	
	Estimated Meters Addition	5	
	Estimated Billing Units Addition	5	
Tariff Sheet 27(3)(c)(ii): MBR-2	Estimated Job Additions	1,050	qualifies per 3Cii
Tariff Sheet 27(3)(c)(iii): MBR-3	Estimated Local Tax Base Uplift	$1,850,000	qualifies per 3Ciii
Tariff Sheet 27(3)(c)(iv): MBR-4	Estimated Firm Gas Load/Year (Dth)	15,250	qualifies per 3Civ
	Governmental Entity Involved?	Local Development Authority	

*** Road improvements to enhance ingress/egress to the site.**

Tariff Sheet 27(4) Quantification

Tariff Sheet 27(4)(a): Detailed Project Description

This project proposes to serve a multi-unit development in Rincon (Effingham County) located on Old Augusta Road. The development will include five new customers that are expected to be Hyundai suppliers and are expected to add in excess of 1,000 jobs to the local economy. The individual entities are still unknown, and the site developer is the applicant for service.

In order to serve these businesses, AGL proposes to upsize approximately 8,200 feet of 2" steel main with 4" steel main (MAOP 300 psi) along GA 21 between E 9th Street and Town Park Drive. AGL will tie-into existing 4" steel main located along Old Augusta Road, install approximately 1,000 feet of 4" steel main (MAOP 300 psi) and a regulator station. AGL will tie-into the outlet of the regulator station and install approximately 6,700 feet of 4" plastic main (MAOP 60 psi) along Old Augusta Road to reach the site and approximately 1,500 feet of 2" plastic main to serve the five new customers. See attached proposal map. AGL is certificated to serve this area.

Tariff Sheet 27(4) Quantification

Tariff Sheet 27(4)(b) EDC Affirmative Statement

The Effingham County Project qualifies for approval under Section 3.C. of the Econ-1 Tariff as customers in the G-11 rate class.

Tariff Sheet 27(4)(c) Detailed estimated cost of the project in Excel

Southern Company Gas

Atlanta Gas Light

Summary: **Install 9200' x 4" HP STL Main, 6700' x 4" MHP PLS Main and 1500' x 2" MHP PLS Service**
Project Name: **Effingham County Econ-1**
Date: **9/6/2024**

Category	Description	Quantity	Unit	Rate	Total
1	**Land**	**$ 239,350**			
1.1	**Land Cost**	**$ 229,350**			
1.11	Research and Land Services	1.00	sum	$ 55,000	$ 55,000
1.12	Land Survey	1.00	sum	$ 174,350	$ 174,350
1.13			sum		$ -
1.14			sum		
1.15					
1.2	**Acquisition Labor & Expenses**	**$ 10,000**			
1.21	Easement Fees	1.00	sum	$ 10,000	$ 10,000
1.22					
1.23					
2	**Consultants**	**$ 459,160**			
2.1	**NDE Contractor**	**$ 30,000**			
2.11	NDE (X-ray) other field inspectors	3.00	days	$ 10,000	$ 30,000
2.12					
2.2	**Environmental**	**$ 130,000**			
2.21	Environmental Services - Before Construction	1.00	sum	$ 100,000	$ 100,000
2.22	Environmental Services - During Construction	1.00	sum	$ 20,000	$ 20,000
2.23	Environmental Services - Post Construction	1.00	sum	$ 10,000	$ 10,000
2.3	**Engineering Design**	**$ 174,000**			
2.31	Detailed Engineering	1.00	sum	$ 174,000	$ 174,000
2.32					
2.33					
2.4	**Program Management**	**$ -**			
2.41	Detailed Engineering		sum		
2.5	**Land Management**	**$ -**			
2.51	Detailed Engineering		sum		
2.6	**Public Relations**	**$ -**			
2.61	Detailed Engineering		sum	$ -	$ -
2.7	**Materials Procurement**	**$ -**			
2.71	Detailed Engineering	0.00	sum	$ -	$ -
2.8	**Legal Cost**	**$ -**			
2.81	Detailed Engineering	$ -	sum	$ -	$ -
2.9	**Construction Supervision**	**$ 80,160**			
2.91		96.00	days	$ 835	$ 80,160
2.10	**Taps and Stops**	**$ 45,000**			
2.11	Tie-ins	3.00	ea	$ 15,000	$ 45,000
2.12					
2.13					
3	**Materials, including freight and tax**	**$ 415,955**			
3.1	**Pipe**	**$ 415,955**			
3.11	4" Steel Main, open cut and HDD	9200	lf	$ 19.00	$ 174,800
3.12	4" Plastic Main, open cut and HDD	6700	lf	$ 15.00	$ 100,500
3.13	2" Plastic Service, open cut and HDD	1500	lf	$ 4.56	$ 6,840
3.14	Miscellaneous Materials	1	sum	$ 133,815	$ 133,815
3.2	**Valves & Actuators**	**$ -**			
3.21	Included in Section 3.1		ea		$ -
3.22					
3.3	**Fittings**	**$ -**			
3.32	Included in Section 3.1		sum	$ -	$ -
3.33					
3.4	**Miscellaneous Materials**	**$ -**			
3.41	Included in Section 3.1		ea	$ -	$ -
3.42					
3.43					
3.45					
4	**Construction**	**$ 1,356,152**			
4.1	**Permitting**	**$ 18,000**			

4.11	Construction Permits, no rail crossings	1	sum	$ 18,000	$ 18,000
4.2	**Construction**	**$ 1,338,152**			
4.21	Install 4" Steel Line	9200	lf	$ 75	$ 685,492
4.22	Install 4" Plastic Line	6700	lf	$ 61	$ 410,710
4.23	Install 2" Plastic Line	1500	lf	$ 61	$ 91,950
4.24	Install 2" Above Ground Regulator Station	1	sum	$ 150,000	$ 150,000
4.3	**HDD**	**$ -**			
	subtotal	**2,470,617**			
5	**Contingency**	**$ 545,155**			
5.1	Contingency (20%) - shown on Cost Summary tab	1	Sum	$ 545,155	$ 545,155
5.2					
6	**Escalation**	**$ 51,414**			
6.1	Escalation allowance	1	Sum	$ 51,414	$ 51,414
7	**Labor**	**$ 255,160**			
7.1	Direct Internal Labor	1	Sum	$ 48,177	$ 86,664
7.2	Allocated Internal Labor	1	Sum	$ 168,496	$ 168,496
8	**Finance Cost**	**$ 503,345**			
8.1	Overhead/AFUDC	1	Sum	$ 503,345	$ 503,345
	Total				**$ 3,825,692**

Tariff Sheet 27(4)(d) A Map of the proposed project

See attached map of the proposed project.