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MAY 11 2006

Aquila Networks - Missouri  
Peaking Facility Site Selection

COMPREHENSIVE SITE EVALUATION  
SUMMARY TABLE

Exhibit No. 74  
Case No(s) FA-20060369  
Date 4-27-06 Rptr \*F



Missouri Public  
Service Commission

Rank	Site Name	Location in Missouri (City, Township, Range, Section, Elevation, Description)	Area for Development	Access to Electric Transmission	Access to Natural Gas Supply	Access to Potable Water	Access to Sanitary Sewer	Air Permit Comments	Fatal Flaw
			Δ Acquisition Cost <sup>(1)</sup>	Δ Improvement Cost <sup>(2)</sup>	Δ Improvement Cost <sup>(2)</sup>				Σ Δ Cost
1.	South Harper, Cass County	Southwest of Peculiar, T.45N-R.32W, Sec. 32, El. 981 Feet. Three miles south of Peculiar on the west of the intersection of 243 <sup>rd</sup> St. and Harper Rd.	74 acres @ \$13,000/acre = \$1,000,000  + \$400k	1) MPS 69-kV line north-south along west of property. 2) Two miles north of KCPL dual 161-kV lines. 3) Five miles south of MPS 345 kV line. 4) New 345 kV transformer and substation addition for \$2.5 million.  + \$5 Million for extension, + \$2.5 Million for 345 kV sub.	1) Adjacent to Southern Star CGP compressor station. 2) Two Southern Star gas transmission lines transect property east-west. 3) Panhandle Eastern gas transmission lines two miles south of property.  \$0 - gas supply on site.	6-inch line along Harper Rd., PWSD No. 7	Sanitary Sewer located three miles north, inside Peculiar city limits	Significantly distant from future ozone non-attainment area. Air permit reassignment req'd.	No Fatal Flaw. County zoning issue negated by planned Peculiar annexation. Stated support of City of Peculiar, West Peculiar Fire District, Public Water Supply District No. 7, and Ray-Pec School District. Chapter 100 financing proposed.  +\$7.9 Million with shortest schedule impact and Chapter 100 financing.
2.	Good Ranch, Raymore	In the City of Raymore, T.46N-R.32W, El. 970 Feet. Along east side of 71 Highway, south of 195th St.	150 acres @ \$15,000/acre = \$2,250,000  +\$1.9 Million	1) MPS 345-kV line east-west across property. 2) Seven miles north of KCPL dual 161-kV lines. 3) New 345 kV GSU transformer and substation addition for \$2.5 million  \$2.5 Million	1) Five miles north of Southern Star CGP compressor station and gas transmission lines. 2) Seven miles north of Panhandle Eastern gas transmission lines.  +\$5 to \$7 Million for gas line extension+ time for r.o.w. acquisition.	Existing potable water along 195th St.	Existing sanitary sewer located in nearby subdivision or inside Raymore city limits.	Significantly distant from future ozone non-attainment area. Air permit reassignment req'd.	Schedule Impact. - County zoning issue negated by location inside City of Raymore. Support of City of Raymore, and Ray-Pec School District. However, developer moving slow on land sale.  + \$9.4 to 11.4 Million + schedule impact for slow development.
3.	Camp Branch, Cass County	T.45N-R.31W, Sect 25, EL-985 feet. One mile north of Harrisonville. Just northeast of intersection at Highway 7 and 235th Street, near the Aries Plant gas supply M&R station.	40 acres @ \$15,000/acre = \$600,000 Probable additional buffer area will be needed due to opposition.  \$0	1) KCPL 161-kV intersection of Highway 7 and 235th Street. 2) Adjacent to MPS 161-kV line  \$0	1) 30-inch and 12-inch S. Star (Williams) lines 1 mile north. \$1 M 2) Adjacent to Panhandle Eastern lines No. 100, 200, 300, and 400. \$0.5 M 3) S. Star M&R 1 mile north. \$1 M - Questionable Capacity 4) Adjacent to Panhandle Eastern M&R. 5) Cities gas service three miles north - Questionable Capacity  \$0	12-inch line along Hwy. EE Water District No. 9	Sanitary sewer located two miles south inside Harrisonville city limits.	Significantly distant from future ozone non-attainment area. Air permit in final review.	Schedule Impact. - Due to zoning denial and expected litigation from Cass County and opposed surrounding landowners (Shafer Estates). Otherwise lowest cost site option for plant.  Litigation: \$1 Million + schedule impact.
4.	North Lake, Cass County	City of Harrisonville Property East of North Lake. T. 45N-R.31W, Sect 21, EL-985 feet. One mile north of Harrisonville and one mile east of State Route 291 directly west of 235 <sup>th</sup> Street and east of North Lake.	30 acres @ \$15,000/acre = \$450,000  -\$150,000	1) KCPL 161-kV intersection of Highway 7 and 235th Street. 2) MPS 161-kV 2.25 miles east, 2.25M+ Overbuild at 7 Hwy and 235 <sup>th</sup> and 69kV line tap=\$1.0M+Time for easements  +\$2.75 Million + time for easement acquisition	1) 30-inch and 12-inch Southern Star (Williams) lines 1 mile north of 235th Street. \$1M - Questionable Capacity 2) Panhandle Eastern lines No. 100, 200, 300, and 400 south of North Lake \$0.5 M  \$0	12-inch line along Hwy. EE Water District No. 9	Sanitary sewer located two miles south inside Harrisonville city limits.	Significantly distant from future ozone non-attainment area, must resubmit Air permit.	Schedule Impact-Reactify for Permits, transmission upgrades needed, 10 acres less than 235 <sup>th</sup> Street Site so less options for laydown, landscape buffer strips, etc. and will require demo of firearm target range.  +\$2.6 Million + schedule impact
5.	Greenwood Power Plant, Jackson County	T.46N-R.32W, Sect 25 EL-1030 feet. On Smart Rd., west of James A. Reed Wilderness Area	22 Acres already owned  -\$600,000	Adjacent to MPS 161-kV, will need improvements to T&D lines and substation.  +\$3 to \$4 Million + Possible Jackson Co. permit delay	1) Gas main 5 miles west and north,  +\$5 Million	Existing potable water on site.	Existing sanitary sewer on-site.	Possibly within future ozone non-attainment area, must resubmit Air permit.	Schedule Impact-Reactify for Permits, Improvement to T&D in Jackson County likely to prolong permitting.  +\$7.4 to \$8.4 Million+ schedule impact
6.	Section 33, Cass County	South of Raymore, T.46N-R.32W, Sect 33 EL-1030 feet. Half-mile southeast of Raymore city limits, off 195th Street.	40 acres @ \$15,000/acre = \$600,000  \$0	345-kV MPS overhead power line located just west of proposed site. Would require 1 new GSU transformers in sub @ \$2.5 Million.  +\$2.5 Million	1) Five miles north of Southern Star CGP compressor station and gas transmission lines. 2) Seven miles north of Panhandle Eastern gas transmission lines.3) Two Amoco lines 2 miles west - Questionable Capacity 4) Cities gas service 2 miles west, \$2 M + creek crossing @ \$50,000+ boring at road @ \$50,000+ pigstation @ \$150,000 = \$2.25 M add to schedule for r.o.w. acquisition - Questionable Capacity  +\$5 to \$7 Million for gas line extension + time for r.o.w. acquisition	12-inch water line runs north along Section 32 and 33.	Existing sanitary sewer located in nearby subdivision or inside Raymore city limits.	Closer to future ozone non-attainment area, must to resubmit Air permit.	Schedule Impact-Reactify for Permits, gas line extension impact to cost and schedule, and would require additional GSU transformer.  +\$7.5 to \$9.5 Million+ schedule impact
7.	North 235th Street (near Aries gas connection), Cass County	One mile north of Harrisonville. T.45N-R.31W, Sect 24, EL- 940 feet. Just northeast of intersection at 7 hwy and 235th Street.	40 acres @ \$15,000/acre = \$600,000 within full view of Shafer Estates Road - possible wetland areas/water features  \$0	1) KCPL 161-kV intersection of Highway 7 and 235th Street. 2) Adjacent to MPS 161-kV lines  \$0	1) 30-inch and 12-inch Southern Star (Williams) lines north of site \$0.5 M 2) Adjacent to Panhandle Eastern lines No. 100, 200, 300, and 400 3) Adjacent to S. Star M&R 4) Adjacent to Panhandle Eastern M&R 5) Cities gas service 2.5 miles north. \$2.5 M - Questionable Capacity  -\$500,000	12-inch line along Hwy. EE Water District No. 9	Sanitary sewer located two miles south inside Harrisonville city limits.	Significantly distant from future ozone non-attainment area, probably have to resubmit Air permit.	Schedule Impact-Reactify for Permits, adjacent to (within 600') Shafer Estates and within full view of Shafer Estates, adjacent to high pressure gas, site located on water features which may cause schedule delay by complicating permitting, no future expansion, little laydown area, stormwater discharges directly to blue line and expected litigation.  -\$0.5 Million+ schedule impact



## Aquila Networks - Missouri Peaking Facility Site Selection

### COMPREHENSIVE SITE EVALUATION SUMMARY TABLE



Rank	Site Name	Location in Missouri (City, Township, Range, Section, Elevation, Description)	Area for Development	Access to Electric Transmission	Access to Natural Gas Supply	Access to Potable Water	Access to Sanitary Sewer	Air Permit Comments	Fatal Flaw
			Δ Acquisition Cost <sup>(1)</sup>	Δ Improvement Cost <sup>(2)</sup>	Δ Improvement Cost <sup>(3)</sup>				Σ Δ Cost
8.	Turner Road, Cass County	Belton, T.46N-R.33W, Section 12 EL-1070 feet. Next to Turner Road Substation, Southwest of 71 Highway at intersection of State Highway Y and Turner Road.	20 acres @ \$120,000/acre = \$2,400,000 est.	New MPS 161-kV substation being constructed right next to proposed site, so deduct cost of substation (\$4 M) and add cost of reconductoring 5 miles of 69-kV, \$4 M = Net \$0	1) Panhandle East 12 miles south, \$12 M + crossings + extra wall thickness for line proximate to town, say 1.67x12 = \$20 M + add to schedule. Time for r.o.w. acquisition. 2) Close to Richards Gebaur. Amoco line three miles east, \$3 M - Questionable Capacity. 3) Cities gas service three miles east, \$3 M - Questionable Capacity.	16-inch water line on North Scott and 16-inch water line along Highway 71.	12-inch sewer line just south of Turner Road.	Very close to future ozone non-attainment area, must resubmit Air permit.	Schedule Impact-Reply for Permits, Scenic Parkway may hinder development of needed acreage, land cost, gas line extension impact to cost and schedule, and cost of immediate upgrade of 5 miles of conductor.
			+\$1.8 Million	\$0	+\$20 Million + time for r.o.w. acquisition				+\$21.8 Million+ schedule impact
9.	Ralph Green Power Plant, Cass County	Pleasant Hill, T.46N-R.30W, Section 19 EL-850 feet. Next to the Ralph Green Power Plant	Land already owned	161-kV substation 1 mile east. \$1 Million	1) Two Amoco gas lines 4 miles east of plant, \$4 M - Questionable Capacity. 2) 8-inch Southern Star line intersects existing plant - Questionable Capacity. 3) 20-inch Southern Star line 4 miles east, \$4M - Questionable Capacity. 4) Panhandle Eastern lines 7 miles south, \$7 M + crossings + extra wall thickness for line through town, say 1.67x7 M = \$12 M.	Existing potable water on site.	Existing sanitary sewer on site.	Very close to future ozone non-attainment area, must resubmit Air permit.	Insufficient Space to site these 3 CT's on available space on this property.
			\$0	+\$1 Million	+\$4 to \$12 Million + time for r.o.w. acquisition				+\$5 to \$13 Million+ schedule impact
10.	Sparring Property, Cass County	West of Peculiar, T.45N-R.32W, Sec. 8, El. 986 Feet. Northwest corner of intersection of Highway YY and Harper Rd.	Privately owned, 160 acres @ \$20,000/acre = \$3,200,000 est.	1) MPS 69-kV line north-south through property. 2) Five miles north of KCPL dual 161-kV lines. 3) Two miles south of MPS 345 kV line. 4) New 345 kV GUSU transformer and substation addition for \$2.5 million	1) Three miles north of Southern Star CGP compressor station. 2) Three miles north of two Southern Star gas transmission lines. 3) Panhandle Eastern gas transmission lines five miles south of property.	8-inch PWSD No. 7 water line 1 mile south.	Sewer service in adjacent City of Peculiar - across road.	Closer to future ozone non-attainment area, must resubmit Air permit.	Schedule Impact Landowner unwilling to sell pending litigation over expansion of adjacent rock quarry operation. Condemnation and/or litigation delays and costs likely.
			+\$2.6 Million	+\$4.5 Million line upgrade + 345 kV Substation	+\$3 to 5 Million + time for r.o.w. acquisition				+\$10.1 to \$12.1 Million + schedule impact + litigation / condemnation.
11.	Grand Oaks, Cass County	Northwest of Peculiar, T.45N-R.32W, Sec. 5, El. 960 Feet. Southeast corner of intersection of Knight Rd. and 203 <sup>rd</sup> St.	Privately owned, 80 acres @ \$20,000/acre = \$1,600,000	1) MPS 69-kV line on property. 2) Seven miles north of KCPL dual 161-kV lines. 3) One half-mile south of MPS 345 kV line. 4) New 345 kV GUSU transformer and substation addition for \$2.5 million	1) Four miles north of Southern Star CGP compressor station. 2) Four miles north of two Southern Star gas transmission lines. 3) Panhandle Eastern gas transmission lines six miles south of property.	10-inch PWSD No. 2 waterline transects property.	Sewer service in adjacent City of Peculiar - across road.	Closer to future ozone non-attainment area, must resubmit Air permit.	Schedule Impact Location too close to Grand Oaks estate homes subdivision. Likely strong opposition from landowners and county. Likely litigation delays and costs.
			+\$1 Million	+\$3 Million	+\$4 to \$6 Million + time for r.o.w. acquisition				+\$8 to \$10 Million + schedule impact + litigation
12.	Richards Gebaur Sites including Ammo Magazine, Cass County	Belton, T.46N-R.33W, Section 10 EL-1100 feet. Use of old Ammo Magazine site just south of Markey Road at Richards Gebaur.	40 acres @ \$25,000/acre = \$1 M	Need to develop a line tap into the new 161-kV line running Martin City to Belton line.	1) 16-inch Southern Star line four miles east, \$4 M - Questionable Capacity. 2) Cities gas service four miles east, \$4 M - Questionable Capacity. 3) Panhandle lines 12 miles south, \$12 M + crossings + extra wall thickness for line through town, say 1.67x12 = 20 M.	6-inch water along Markey Road. 3-inch into Ammo Magazine site.	8-inch VCP sanitary sewer pipe on site.	Possibly within future ozone non-attainment area, must resubmit Air permit.	Schedule Impact-Reply for Permits, gas line extension impact to cost and schedule, land may be used for Belton Scenic Parkway.
			+\$400,000	\$0	+\$20 Million + time for r.o.w. acquisition				+\$20.4 Million+ schedule impact

(1) Acquisition Costs uses an estimated value for land inside "City Limits" to be \$120K/acre and land outside "City Limits" to be \$15K/acre for discussion purposes only and are based on an approximate land value, **approximate** costs for Richards-Gebaur land are from the Economic Development Corporation of Kansas City, Missouri and do not reflect actual cost of land; actual costs for land will vary.

(2) Differential Improvement Costs for Access to Electric Column do not reflect total actual costs. Differential costs are meant to compare the items of a design that differ from the recommended site, e.g. distances to electrical interconnect. Number assumes site requires substation and that new or reconductored line costs \$1.0 Million/mile.

(3) Differential Improvement Costs for Access to Natural Gas do not reflect total actual costs. Differential costs are meant to compare the items of a design that differ from the recommended site, e.g. distances to gas supply. Number assumes new gas line costs \$1.0 Million/mile and for large pipe runs through town an arbitrary factor of 1.67 was used to account for added costs of extra wall thickness, road borings, creek crossings, and r.o.w. or easement acquisition.