



October Edition 2022

The Construction Service Improvement (CSI) program is working to provide enhanced on-line tools and improve your overall construction services experience.



Construction Portal

Starting a new project or have a current project to check on? Login or create an account in our [Construction Portal](#) to start, manage and get information on your construction projects.

Construction Portal customers can:

- Submit applications online
- Create all work in the Construction Portal: residential, subdivision, multi-family, commercial & temporary services
- Add and view file attachments
- Review and update project status
- View charge letters & designs
- Follow & manage projects online
- Call a dedicated Construction Portal support team
- Request Construction Portal training for your team

Visit your webpage [Construction Portal](#) or <https://www.cpsenergy.com/>

For Construction Portal questions or training, please email us at csiwebaccess@cpsenergy.com or call us at (210) 353-2450.

Upcoming Changes in Construction Cost

CPS Energy is a community asset that is committed to delivering quality and value to our customers. As we grow this community together, CPS Energy has mostly held flat the customers' cost for their construction improvements and additions to the electric and natural gas systems, also known as Contribution in Aid of Construction or CIAC ("Kay-ak"). The basis of our labor and associated cost has not increased since about 2012. These economic facts and the need to ensure that customers are appropriately investing in that infrastructure have created a need for CPS Energy to adjust their cost.

To that end, CPS Energy will be implementing a 5-phase approach to bring the cost of customer construction up-to-date with 2022 actual costs. These increases will apply only to CIAC invoices generated and delivered to customers after the update has been implemented.

We will be implementing updates effective December 1, 2022. We anticipate the increase from this first step of the phased approach to average about 10-12% for the cost of your customer construction costs.

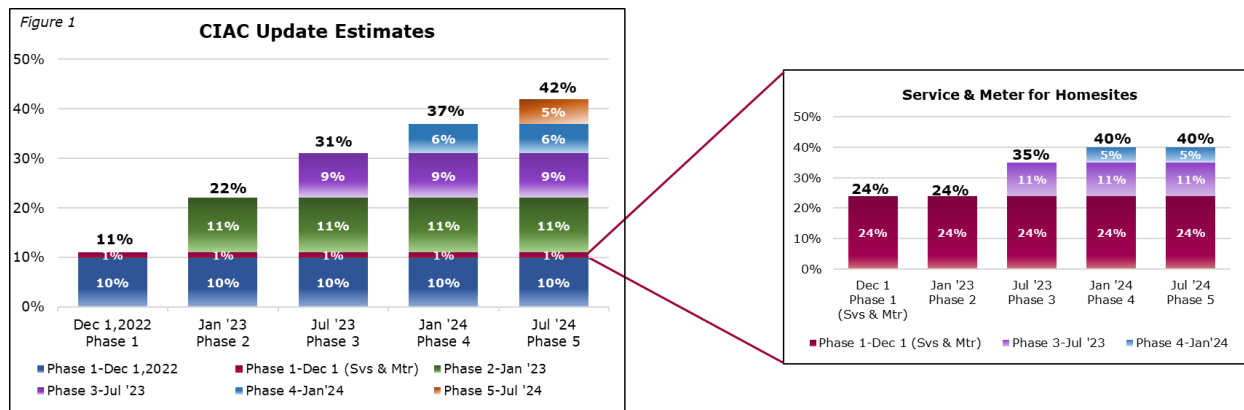
The first increase will also include the Service & Meter connections to homesites. These smaller projects follow a different process to help expedite their connections. Due to this different process, these projects will have a different overall implementation timeline as shown in Figure 1.

Because each project is different and requires different materials and has different labor needs, increases will vary by project. See Figure 1 for an example of the estimated increases and timeframe of future increases.

We will continue to share information as we work to bring our customer construction costs into alignment with current cost for this construction.

Additional information can be found by watching this brief eight minute [CIAC YouTube video](#) or you can attend our upcoming 30 min WebEx on October 27th at 1:00 p.m. CST. Please contact us at csifedback@cpsenergy.com to register for the October 27th WebEx.

If you have additional questions or would like additional information, CIAC FAQ's and updates are available at <https://www.cpsenergy.com/constructioncosts>.



Inflation & Supply Chain Considerations

We are all experiencing inflation and supply chain issues whether it is at the grocery store, the gas pump or the cost of labor and materials. Inflation and supply chain issues have become a big impact to our home and work life.

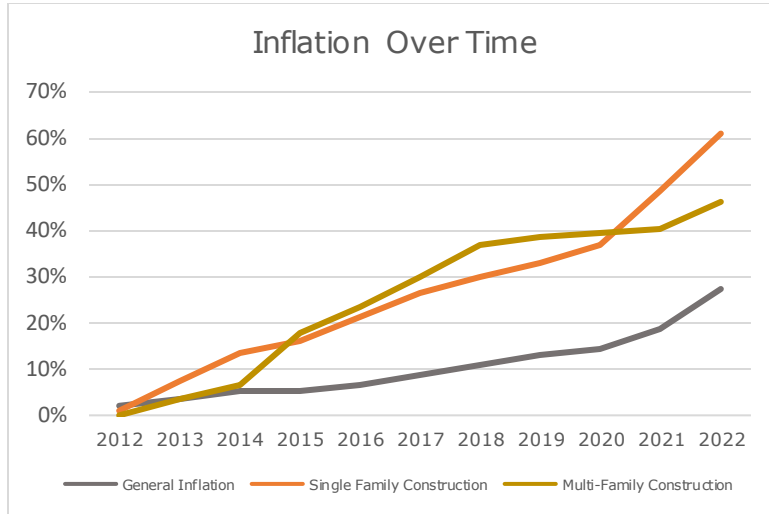
Our community has seen unprecedented growth over the past few years. We have also seen the cost of construction rise much faster than general inflation since 2012 (see Figure 2)., Single family construction has risen over 60% and multi-family construction has risen almost 50% during this time.

The duration of construction projects offers a distinctive challenge to managing project cost. Project Managers are faced with higher costs, longer delivery times and lengthy delays then they may have planned for their projects. These changing variables make it tough to deliver projects on time and within budget.

When planning your project, please remember to plan for the increases in customer construction cost outlined in the article above. Also, please allow for potential continued material supply challenges that may cause delays to your projects in the coming year and add a communication plan to keep your customers informed during the lifecycle of the project. CPS Energy is working hard to mitigate the effects of the supply challenges by acquiring materials wherever we can and allowing alternatives when feasible. Even with these efforts we are seeing delays in getting critical equipment such as transformers and galvanized poles.

We appreciate your patience as we work with our customers and our suppliers to minimize the impact of inflation and material shortfalls as we work together to continue to grow our community.



Figure 2 – Source: US Census



Energy Conservation Levels

JOIN OUR COMMUNITY TO CONSERVE ENERGY AND SAVE MONEY WHEN DEMAND FOR ENERGY IS HIGHEST.

As we leave the dog days of summer and transition to the cooler months, having a solid energy conservation is still important. Please continue to follow energy conservation tips on Green Days. If additional conservation is needed during peak energy demand, we will declare a Yellow Day. Orange or Red Alerts will be issued if ERCOT, the statewide grid manager, declares grid reliability is at risk. Check our current color-coded energy conservation status at [cpsenergy.com](https://www.cpsenergy.com).

	
<h3>GREEN DAY</h3> <p>Everyday Conservation</p> <ul style="list-style-type: none"> ▶ Set thermostat to 78° in summer, 68° in winter ▶ Use fans to feel 4-6 degrees cooler ▶ Run ceiling fans counterclockwise in summer & clockwise in winter ▶ Close shades & blinds; turn off unnecessary lights ▶ Unplug electronics when not in use ▶ Try cooking on a grill & line-drying clothes when possible 	<h3>YELLOW DAY</h3> <p>Peak Energy Demand</p> <ul style="list-style-type: none"> ▶ Continue everyday conservation measures ▶ Check our website & social media for times between 2-10PM when increased conservation is needed ▶ Adjust thermostats further to minimize A/C & heater use, if health permits ▶ Avoid using large appliances like your oven, washer, dryer, & dishwasher ▶ Charge Electric Vehicles (EV) at night, after 10PM
	<h3>ORANGE ALERT</h3> <p>Energy Grid Reliability Risk</p> <ul style="list-style-type: none"> ▶ Limit power usage ▶ Prepare for possible loss of power ▶ Prepare to implement your household plan for power emergencies ▶ Be ready to initiate plan for alternative operation of medical devices, if needed ▶ Turn off pool pumps ▶ Avoid charging EV, or charge overnight
	<h3>RED ALERT</h3> <p>Controlled Outages in Progress</p> <ul style="list-style-type: none"> ▶ Implement emergency preparedness measures ▶ Turn off all appliances & lights during power outages ▶ Turn A/C & heater off until after power is restored ▶ Monitor news sources for updates ▶ Implement plan for alternative operation of medical devices ▶ Keep refrigerator closed to extend the life of perishable food

- Cooling Centers
- Outage Center
- Emergency Preparedness

ERCOT:

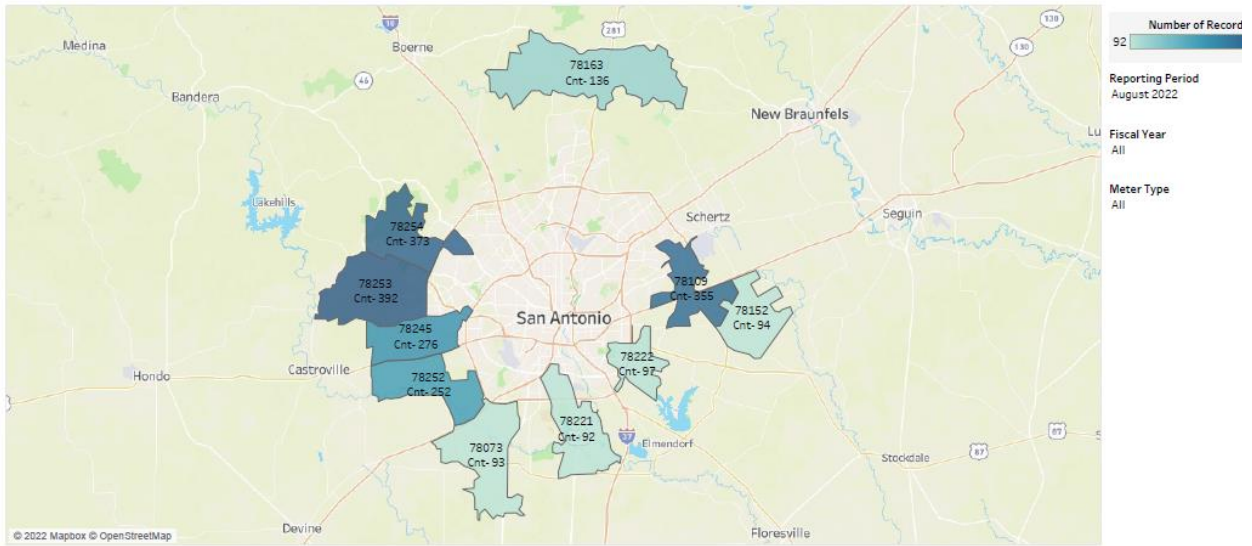
Electric Reliability Council of Texas ([ERCOT](http://ERCOT.com)) manages the flow of electric power for more than 26 million customers in Texas.

- Track statewide electricity demand at ERCOT.com and view daily peak demand forecast, current load, and available generation.
- Sign up for the ERCOT mobile app (available for download at the Apple App Store and Google Play).

- Follow ERCOT on Twitter (@ERCOT_ISO) and Facebook (Electric Reliability Council of Texas).

CPS Energy Construction Volume

Top 10 New Meter Sets by Zip Code
August 2022



Postal Code	Electric (Excluding Temps)	Gas	Temporary Electric	Grand Total
78253	239	91	62	392
78254	183	163	27	373
78109	212	70	73	355
78245	170	54	52	276
78252	152	76	24	252
78163	75	49	12	136
78222	64	28	5	97
78152	55	27	12	94
78073	58	8	27	93
78221	51	26	15	92
Grand Total	1,259	592	309	2,160



Have a good story? A major project that you are planning or just completed? We would love to feature your story in one of our upcoming publications. Please submit your story to CSifedback@cpsenergy.com and include a good contact phone number.

For questions or comments please reach out to us a CSFeedback@cpsenergy.com

Thank you for being our customer

