



Puget Sound Energy  
P.O. Box 97034  
Bellevue, WA 98009-9734  
PSE.com

UG-210438

***Filed via Web Portal***

July 27, 2022

Ms. Amanda Maxwell, Executive Director and Secretary  
Washington Utilities and Transportation Commission  
621 Woodland Square Loop SE  
Lacey, Washington 98503

**Re: Amendment to Purchase and Sale Agreement  
Affiliated Interest Filing Pursuant to WAC 480-90-245 and RCW 80.16  
Purchase of Property from Puget Western, Inc.  
Docket UG-210438**

Received  
Records Management  
07/27/22 13:15  
State Of WASH.  
UTIL. AND TRANSP.  
COMMISSION

Dear Ms. Maxwell:

On June 10, 2021, Puget Sound Energy (“PSE”) filed a copy of a Purchase and Sale Agreement (“PSA”) between Puget Western, Inc. (“PWI”) and PSE pursuant to WAC 480-90-245 and RCW 80.16.020 under the above-referenced docket, and such docket was closed on July 28, 2021. PWI, a subsidiary of PSE, is a Washington corporation engaged in the business of real estate investment and development. PSE hereby submits for filing a copy of an Amendment to the Purchase and Sale Agreement (“PSA Amendment”) between Puget Western, Inc. (“PWI”) and PSE dated October 20, 2021.

PSE desires to extend this transaction in order to continue feasibility studies that are necessary to ensure the property will satisfy its intended purpose. The PSA Amendment provides an outside closing date to be determined by PSE that is reasonably acceptable to PWI but will be on or before September 15, 2022. The extended closing requires a \$100,000 earnest money deposit. The funds are treated such that \$50,000 will be non-refundable and applicable to the purchase price. The other \$50,000 will be non-refundable and non-applicable to the purchase price. The amended agreement further provides that PSE can terminate the amended agreement without default, but that doing so would still entitle PWI to keep the earnest money deposit and be reimbursed for PWI’s permitting costs. Such arrangement is typical of an arrangement that would be made in an arm’s length transaction. PSE and PWI intend to execute the PSA Amendment as soon as possible, and hopefully no later than July 28th, 2022.

The copy of the PSA Amendment between PSE and PWI, which is in final form, governs the purchase by PSE of real property from PWI. The property is located in North Bend and is being purchased in order to construct a training facility to support PSE’s natural gas and electric

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operations. The original PSA was submitted for review on June 10<sup>th</sup>, 2021 and subsequently closed.

If you have any questions about the information contained in this filing, please contact Chris Schaefer at 425-456-2932 or [chris.schaefer@pse.com](mailto:chris.schaefer@pse.com).

Sincerely,

*/s/ Susan Free*

Susan E. Free

Director, Revenue Requirements & Regulatory Compliance

Puget Sound Energy

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425-456-2105

[susan.free@pse.com](mailto:susan.free@pse.com)

cc: Lisa Gafken, Public Counsel  
Sheree Carson, Perkins Coie

Attachments:

Amendment to Purchase and Sale Agreement  
Declaration