

**BEFORE THE PUBLIC UTILITIES COMMISSION
OF THE STATE OF SOUTH DAKOTA**

IN THE MATTER OF THE FILING BY THE)	ORDER FINDING NO
DUNHAM COMPANY FOR A MASTER)	VARIANCE NEEDED
METERING VARIANCE REQUEST FOR THE)	
RIVER CENTRE OFFICE BUILDING, SIOUX)	GE00-002
FALLS, SOUTH DAKOTA)	

On April 24, 2000, the Public Utilities Commission (Commission) received a master metering variance request from the Dunham Company (Dunham) for its River Centre Office Building. The Dunham Company requested a variance from ARSD 20:10:26:04(6). The Dunham Company further requested that a hearing be scheduled if necessary.

Pursuant to ARSD 20:10:26:07, if an applicant requests a hearing, the Commission shall serve notice of the hearing on the affected utility company and set a procedural schedule. The Commission finds that it has jurisdiction over this matter pursuant to SDCL Chapters 1-26 and 49-34A, including 49-34A-27, and ARSD Chapter 20:10:26.

A hearing was scheduled for June 8, 2000, beginning at 1:30 o'clock P.M., in Room 413 of the State Capitol Building, 500 E. Capitol, Pierre, South Dakota. The hearing was held as scheduled. The issue at the hearing was whether a master metering variance should be granted to the Dunham Company for its River Centre Office Building.

At the hearing, Don Dunham testified on behalf of the Dunham Company. He stated that his River Centre Office Building would be five stories, with the top story currently planned for residential condominiums and the first four floors as office space. He asked that he be allowed to install one gas meter and one electric meter for the building. The fifth floor would have submeters for both gas and electricity. Each condominium would have its own water heater, air conditioner, and furnace.

Michele Farris, utility analyst for the Commission, stated that since the first four floors have central water heating, cooling, and heating, no variance is needed under the Commission's rules. She recommended that no variance be granted for the fifth floor for either electric service or gas service. Ms. Farris was concerned about the rate the residential tenants would pay, what recourse they would have in the event of a disconnection, and any possible service quality issues. At the close of the hearing, the Commission took the matter under advisement.

At its June 20, 2000, meeting, the Commission voted to defer action and extend the time to consider the request, pending a letter from MidAmerican Energy Company stating its position on the variance request. On July 5, 2000, the Commission received a letter from the Dunham Company stating that the fifth floor would be office space and that there would be one electric meter and one gas meter for all five floors.

At its July 13, 2000, meeting, the Commission considered this matter. The Commission voted unanimously to find no variance was needed pursuant to ARSD 20:10:26:04(6). It is therefore

ORDERED, that no variance is needed for the River Centre Office Building.

Dated at Pierre, South Dakota, this 20th day of July, 2000.

CERTIFICATE OF SERVICE	
The undersigned hereby certifies that this document has been served today upon all parties of record in this docket, as listed on the docket service list, by facsimile or by first class mail, in properly addressed envelopes, with charges prepaid thereon.	
By:	<u>Melaine Kelso</u>
Date:	<u>7/20/00</u>
(OFFICIAL SEAL)	

BY ORDER OF THE COMMISSION:

James A. Burg
JAMES A. BURG, Chairman

Pam Nelson
PAM NELSON, Commissioner

Laska Schoenfelder
LASKA SCHOENFELDER, Commissioner