

16-253-GA-BTX

2



Hamilton County, OH

8540 Kenwood Road
Sycamore Twp, OH
45236-2010
PH (513) 791-8447
FX (513) 792-8564

Board of Trustees

Thomas J. Weldman
Cliff W. Bishop
Dennis W. Connor

Fiscal Officer

Robert C. Porter III

Law Director

R. Douglas Miller

Administrator

Greg Bickford, AICP

Superintendent

Tracy Kellums

Fire Chief

Rob Penny

Zoning Administrator

Harry L. Holbert, Jr.

Parks & Recreation

Director

Mike McKeown

Ohio Power Siting Board
180 East Broad Street
Columbus OH 43215

May 17, 2016

RE: Case 16-253-GA-BTX

Dear Members of the Ohio Power Siting Board,

The Sycamore Township Board of Trustees has serious concerns over the proposed Duke Energy Central Corridor Gas Pipeline Project routes that would run through the Township, specifically the Pink and Orange Routes, as well as their potential constructability reroutes. Each of the proposed routes runs through several single family residential neighborhoods as well as several high density commercial corridors. Without detailed property information, the exact impact is difficult to quantify, but even with the limited amount of information available, the Board of Trustees would like to point out several major areas of concern:

Resident Disruption and Safety

The routes appear to go through residential neighborhoods that are very vibrant in nature. These neighborhoods contain homes that have generally increased their value and desirability, even during the economic downturns in the past few years. These neighborhoods contain mature trees that enhance the look, feel, and ultimately the desirability that make people want to live in them. Homes for sale do not last long on the open real estate market.

The proposed pipeline stands to ruin what are traditionally considered selling points for these neighborhoods. The construction will involve a 10-15'-wide trench that will undoubtedly impact the drip lines and root systems of old growth mature trees. These trees not only enhance the property value with their beauty, but also serve as a sound barrier to I-71 and/or the Ronald Reagan Cross County Highway. In addition to the damage a pipeline malfunction could cause after construction, the installation process itself will present several logistical challenges and require serious safety precautions. The use of large construction equipment will undoubtedly damage residential streets and create a very dangerous safety situation for the residents, especially families with small children. The well-being of our residents is our first responsibility as a Board, and this project would definitely impact the safety of our residential neighborhoods.

Commercial District Disruption

The Kenwood Corridor of Sycamore Township has a daytime population of over 50,000 people, and more than 110,000 vehicles pass through the Corridor every day. Those numbers greatly increase around the holiday shopping season. Both the Pink and the Orange route cut right through the heart of this district, and

This is to certify that the images appearing are an accurate and complete reproduction of a case file document delivered in the regular course of business.

Technician [Signature] Date Processed **MAY 20 2016**

RECEIVED-DOCKETING DIV.

2016 MAY 20 PM 12:04

PUCO

Ohio Power Siting Board – page 2

construction and/or repair would cause major disruptions and potential property damage to local businesses. In particular, the Kenwood commercial district is home to the Kenwood Towne Centre, one of the largest and most successful malls in the United States. Property values in this corridor are over \$1 million per acre, and sales per square foot at the Towne Centre regularly exceed \$700, which is far superior to many similar shopping complexes. The Orange route goes directly through the Towne Centre's parking lot and will severely disrupt day-to-day activities.

Traffic Disruption

Sycamore Township has invested over \$40 million on infrastructure projects in the Kenwood area. Both of the proposed routes will cause major damage to our investment, and will disrupt the daily commercial activities which are vital to the economic health of Kenwood, Sycamore Township and southern Ohio.

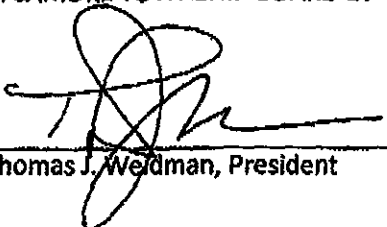
Restoration after Construction

In previous projects, contractors for Duke Energy have often neglected their restoration duties after the completion of a project. Notably, after a recent residential gas line project, Duke Energy's restoration crews left ruts and other unrestored areas remain for months, despite repeated attempts by residents to get the work completed properly.

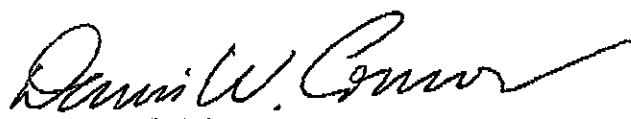
We urge the Power Siting Board to reconsider the proposed routes, along with their potential constructability reroutes, and recognize the negative effect they will have on several residential neighborhoods in Sycamore Township, and how construction will severely affect commerce in one of the region's busiest and most economically viable commercial districts. The impact could be disastrous for an area that is often referred to as one of the key elements of the Hamilton County economic engine.

Thank you for your consideration in this matter. Should you have any questions or need additional information, please do not hesitate to contact our Administrator, Greg Bickford at 513-791-8447.
Sincerely,

SYCAMORE TOWNSHIP BOARD OF TRUSTEES



Thomas J. Weidman, President

Cliff W. Bishop, Vice President

Dennis W. Connor