

NC  
FILE



# Public Utilities Commission

17-2187-EL-CSS

Case Number

Public Utilities Commission of Ohio  
Attn: Docketing  
180 E. Broad St.  
Columbus, OH 43215

## Formal Complaint Form

R ALLEN PANCOAST

Customer Name (Please Print)

11936 PAUL MEADOWS DR.

Customer Address

CINCINNATI OH 45249

City

State

Zip

Against

Duke # 70200684212

Account Number

Customer Service Address (if different from above)

Duke Energy

Utility Company Name

City

State

Zip

Please describe your complaint. (Attach additional sheets if necessary)

Duke is failing to adhere to what is permissible in the language of the Grant of Easement (written in 1951) that is associated with these properties. They are also surpassing requirements by PUCO as described in: Section F (Right of Way Vegetation Management) of its *Programs For Inspection, Maintenance, Repair and Replacement of Distribution and Transmission Lines* 4901:1-10-27(E)(1)

Citizens of Symmes Township and City of Montgomery would like PUCO to stop Duke from taking this excessive and unnecessary action to clear cut trees and we want PUCO to stop Duke Energy from using toxic herbicides on our properties, especially near the Paulmeadows Lake which is used by us for recreation.

R Allen Pancoast

Signature

513-484-9873

Customer Telephone Number

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 \_\_\_\_\_ Date Processed Oct 23 2017

180 East Broad Street  
Columbus, Ohio 43215-3793

Updated September 22, 2017  
(614) 466-6016  
www.PUCO.ohio.gov

PUCO

2017 OCT 23 PM 1:21

RECEIVED-DOCKETING DIV

GRANT OF EASEMENT

DEC-14-50

95449

Ltds — Ella Rempler

0.70

FOR AND IN CONSIDERATION OF One Dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, hereby grant unto The Cincinnati Gas & Electric Company, its successors and assigns, a right of way and easement one hundred (100) feet in width, to construct, erect, operate, maintain, repair, replace and remove towers and all necessary and incidental wires, cables, anchors, grounding systems, counterpoises, fixtures and equipment for the transmission and distribution of electrical energy, ~~and also for the construction, repair, replacement and removal of gas lines and appurtenant structures and equipment for the transportation of gas~~, in, on, over, through and across the following described real estate situate in Section 31, T. 4, E. R. 2, Symmes Township, Hamilton County, State of Ohio and being a tract of 45.11 acres, more or less, being Lot 1 of Samuel Arbuckle's Estate and being the same property conveyed to the grantor by deed dated April 27, 1899 and recorded in Deed Book 832, page 191, Hamilton County Recorder's Office.

The center line of the said 100 foot right of way and easement is described as follows:

Beginning at a point in the southeast corner of the above described property; thence in a westerly direction along the south boundary line of said property 203.0 feet to a point and the real place of beginning of the easement herein conveyed; thence from said real place of beginning in a northerly direction turning an angle of 90 degrees 36 minutes to the right 479.25 feet to a point; thence continuing in a northerly direction turning an angle of 3 degrees 17 minutes to the right 705.49 feet to a point; thence continuing in a northerly direction turning an angle of 2 degrees 6 minutes to the left 195.10 feet to a point in the center line of Fields-Ertel Road said point being 155.7 feet west of the northeast corner of said property measured along the center line of Fields-Ertel Road.



together with the right to cut, trim or remove any trees, overhanging branches or other obstructions both within and without the limits of the above described right of way and easement which in the opinion of the grantee's engineers may endanger the safety of or interfere with the construction, operation or maintenance of said system, the right to pile dirt, material and equipment on the surface during periods of construction and maintenance, and the right of ingress and egress over the above described property for the purpose of exercising the rights herein granted.

Said Company, its successors and assigns, shall pay all damages to growing crops, buildings and fences, caused by its employees, agents, licensees, ~~cars or trucks in exercising the rights herein granted~~

No buildings or other structures shall be erected within the limits of the above described right of way and easement by the grantor, ~~his~~ heirs or assigns. Grantor, ~~his~~ heirs or assigns, shall have the right to cultivate the land within the limits of said right of way and easement in any manner not inconsistent with the rights herein conveyed to the grantees.

If the rights herein granted are not used, at least in part, within twenty-five years from the date of this instrument the same shall become void and shall revert to the then owners of the above described property.

Grantor, ~~his~~ full power to convey said right of way and easement and warrant ~~the~~ and will defend the same against all claims of all persons.

WITNESS my hand this 12 day of October, 1950

signed and acknowledged in the presence of:

*Charles J. Wallace*  
*Harry Kasfir*

*Ella M Rempler*

STATE OF *Ohio* COUNTY, ss.: *Hamilton*

Personally appeared before me, a Notary Public in and for said County,

*Ella M Rempler*

who acknowledged the signing of the foregoing instrument to be ~~his~~ voluntary act and deed for the uses and purposes therein set forth. IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my notarial seal this 12th day of October, 1950.

*Notary Public*  
*Hamilton County, Ohio*  
My Com. Exp. Oct. 4, 1953  
RECORDED  
DEC 14 1950  
AT 2:14 PM  
HAMILTON COUNTY, OHIO  
GILBERT J. SHAWER, RECORDER, HAMILTON COUNTY, OHIO