



Control Number: 41808



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**PUBLIC UTILITY COMMISSION
FILING CLERK**

September 13, 2013

Chairman Donna L. Nelson
Public Utility Commission of Texas
1701 N. Congress Avenue, 7th Floor
P. O. Box 13326
Austin, TX 78711-3326

RE: Brazos Electric Cooperative Proposed Transmission Lines
Project No. 41808

Dear Chairman Nelson:

We are writing on behalf of our homeowner association clients who reside near the proposed routes for the new Brazos Electric utility transmission line. The current proposed routes are through Frisco from near the Dallas North Tollway west to Highway 423. I understand that alternate routes being considered are through The Colony or Little Elm to Lewisville.

In our professional opinion, we believe our clients would be harmed by the above-ground placement of the proposed transmission lines and tower project through any of the routes being considered.

- The result would be depreciated property values for those homeowners adjacent to the power lines, but also for their entire communities due to the visual and aesthetic impact.
- Lower property values will also result in a reduced tax base (or higher tax rate if the cities and counties affected opt to maintain their current tax income level).
- The location and visibility of these power lines would also deter new business development within the affected cities.

We ask your assistance in requiring that Brazos Electric Cooperative bury these and any future similar power lines that have such a great impact on the residents in their affected areas. Municipalities have already adopted laws requiring underground utility placement, but it is apparently optional for the utility companies to abide by those laws – perhaps you could investigate the need for resolving the “loophole” that allows this disparity.

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Chairman Donna L. Nelson
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Although burying the lines is more expensive, the cost is shared by all of the customers throughout the coop providing the electric service, which is not unreasonable when you consider that customers affected by this current situation are more than likely already paying their portion of previously constructed lines buried in other parts of the state.

If the lines are above-ground and not buried, there is substantial financial impact by the affected homeowners in the neighborhoods through their reduced return on investment by reduced property values, as well as the diminished tax base for the cities.

There are positive aspects to burying the lines, as well, beyond the aesthetics.

- Buried lines do not succumb to icing in the Winter.
- Buried lines are not susceptible to outages resulting from storm and tornado damage.

Another option to be considered is whether or not Brazos Electric Cooperative has researched improving and enhancing their current lines to facilitate greater capacity without the need for constructing new lines and towers.

We would very much appreciate your assistance in resolving this dilemma which is affecting so many of our homeowner clients in the Collin and Denton Counties area. The satisfactory solution of requiring buried power lines would also result in a positive outcome for those affected by similar future construction.

Please do not hesitate to contact me if you have any questions.

Sincerely,



Judi M. Phares, CMCA[®], PCAM[®]
President and CEO

cc: State Representative Pat Fallon
State Senator Jane Nelson