

Ek, Scott (COMM)

Subject: FW: Xcel project
Attachments: Efiled response Aug 5, 2011.pdf

From: karina GRAZOVSKI [<mailto:karinagrazovski@msn.com>]
Sent: Monday, October 31, 2011 6:50 PM
To: Sedarski, Joseph G
Subject: FW: Xcel project

Edward and Karina Grazovski
3963 Garland Lane North
Plymouth, MN. 55446

Dear Joseph,

First of all, I'd like to let you know that it is very comforting knowing that we the people do have a voice and we the people can change the direction of what was presented as the only option. Xcel has made us feel as if they were simply going through the motions with no intention of listening or changing what they felt was in their best interest. An interest that would make them the most money with the least amount of cost, time and effort to complete.

Also, that you stated that we can make a difference and could have the proposed plan changed, gave us all hope.

So, I wish to thank you for that.!!

With that being said, I'd like to submit the following for consideration and for the recored;

- 1) I agree with the proposed option mentioned at the 10-26-11 public meeting--the Hwy 55 & Hwy 494 as the only option for Xcel to consider, pursue and actually implement based on the following issues to be considered;
 - a) There are already power lines that could be used and increased in pole dimensions and voltage capabilities
 - b) Would have minimum impact on housing / developments
 - c) The decreased home values of 10%-40% based on the findings of licensed realstate agents presenting at public meeting
 - d) Would not cause concerns or increased medical issues with occupants—especially smaller children and adults. See all references of medical studies made by Elizabeth Lafrenz at public meeting.
 - e) The level of EMF output and the above studies findings regarding medical concerns and proved increased cases of a variety of different medical conditions associated with power lines.
 - f) Not pit one neighbor(hood) against another as it appears was being done by the options under consideration by xcel and taking what appears to be big money making efforts with very little human health and property devaluation under consideration
 - g) Noise level from the voltage of the power line upgrade. It is well known that it will be present. Especially for how close my home is with it in my back yard As well as for neighbors that are not aware of this issue/topic/concern due to not being informed.

- h) Concerned with possible personal safety of my children/family and others known/unknown that may arise via down wires due to storms, fires, electrical hazards and other increased hazards that are unknown to me at this time with a fully functioning power lines of this nature
- i) I would not have paid money/purchased current home had I known that this was an option when the line was a non functioning line.
- j) I'd also, like to know where I can go to see the proposed poles/lines to get a better understanding of what it will look like vs a picture that simply shows it in an ideal setting alongside an open road and field vs backing up to homes and in a home development.

Let me know if there is anything that I/we may/should be doing with what we submit as well. Since we don't have a clue on what to do or how to do it, we are at the mercy of the process. This has required us to try to become an expert in a matter that we can not and must rely on assistance.

Thanks once again.

Karina and Edward Grazovski



Energy Facility Permitting
 85 7th Place East, Suite 500
 St. Paul, Minnesota 55101-2198
 ph 651.296.4026 | fax 651.297.7891
 www.energyfacilities.puc.state.mn.us

COMMENT FORM
 Public Information and Scoping Meeting
Proposed Hollydale 115 kV Transmission Line Project
 Docket No. E002/TL-11-152

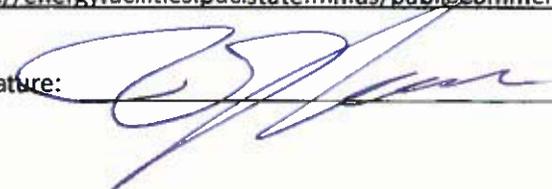
Name: DAVID HACKENMUELLER email: HACK@USINETEENET.COM
 Street Address: 5364 VICKS BURG LN
 City: PLYMOUTH State: MN ZIP: 55446

Share your comments on the proposed Hollydale 115 kV Transmission Line Project. **Comments must be received no later than 4:30 p.m., Wednesday, November 9, 2011.**

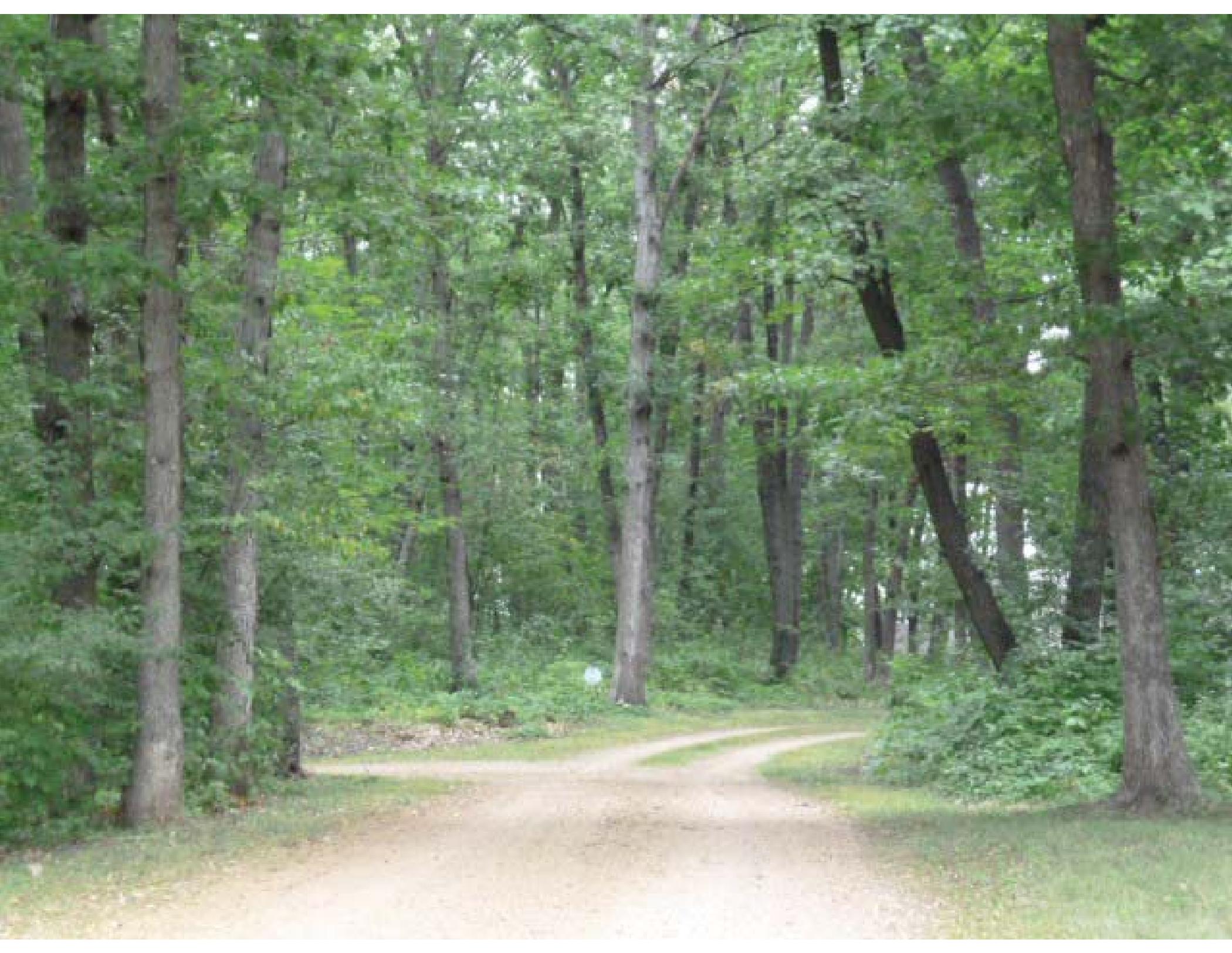
ARGUMENT FOR NOT ~~BE~~ SELECTING THE
ALTERNATIVE ~~ROUTE~~ ROUTE DOWN THE RR TRACKS.
IT WOULD INVOLVE REMOVING MANY TREES
AND THE LINES WOULD BE ERECTED THROUGH PONDS,
PARKS AND WETLANDS. THANKS

Fold Top Down Here

Please turn this form in tonight or mail to the address provided on the back. You may use additional sheets, as necessary. Comments can also be e-mailed to Scott Ek at: scott.ek@state.mn.us with Docket No. E002/TL-11-152 in the email subject line or submitted online at: <http://energyfacilities.puc.state.mn.us/publicComments.html?projectId=32121>

Signature:  Date: 11/3/11











Matt and Jacki Haughey

16900 41st Ave N
Plymouth, MN. 55446

Dear Scott,

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Thanks once again.

Matt and Jacki Haughey

From: apache@web.lmic.state.mn.us
To: [Ek, Scott \(COMM\)](#)
Subject: Hechsel Tue Nov 1 21:50:35 2011 E002/TL-11-152
Date: Tuesday, November 01, 2011 9:51:29 PM

This public comment has been sent via the form at:
www.energyfacilities.puc.state.mn.us/publicComments.html

You are receiving it because you are listed as the contact for this project.

Project Name: Hollydale 115 kV Transmission Line Project in the Cities of Plymouth and Medina,
Hennepin County

Docket number: E002/TL-11-152

User Name: Jeffrey Hechsel

County: Hennepin County

City: Plymouth

Email: jeffmplsmn@live.com

Phone: 612-532-3042

Impact: At first I was glad to see alternatives being presented for the line as the proposed route would go about 30 feet from my living room. Then I realized that all these route alternatives would pit neighbor against neighbor and it started to feel more like a ploy to divide and conquer to get your route.

By your own admission the existing line is obsolete. But not only is the line obsolete, so is the route.

There is only one route for this line: 55 to 494. Period.

Mitigation: There is only one route for this line: 55 to 494. Period.

Submission date: Tue Nov 1 21:50:35 2011

This information has also been entered into a centralized database for future analysis.

For questions about the database or the functioning of this tool, contact:

Andrew Koebrick
andrew.koebrick@state.mn.us

Mark & Mary Heitkamp
16725 40th Place North
Plymouth, MN. 55446

Dear Scott,

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Thanks once again.

Mark & Mary Heitkamp

November 7, 2011

Mr. Scott Ek
Minnesota Department of Commerce
85 7th Place East
St. Paul, MN 55101-2198

Dear Scott:

We live in the Kingsview Heights Neighborhood.

We have just been made aware that the pending Hollydale Project (west of the Hollydale Substation) will significantly impact our neighborhood. We are writing to let you know we do NOT approve of the Xcel and Great River Energy rebuild west of the Hollydale Substation, as currently proposed.

The existing power transmission line cuts across our neighborhood and local elementary school playfields. It is already an unsightly eyesore along our neighborhood property and across our community wetlands. The proposed rebuild converts this line to a 115 kV and brings many more concerns. It will introduce significant adverse impacts including health and safety, noise, aesthetics, and the inevitable devaluation of our property.

We are joining with the entire affected neighborhoods to recommend several alternate routes. The current proposal impacts approximately 134 homes. There are alternatives which impact far fewer homes. One of the alternatives impacts as few as 33 homes. That is significant!

We understand these alternatives (F1, F2, F3, and G) are being submitted to you, if they haven't already. All of these alternatives would use the existing "Proposed Route" from the Hollydale Substation to Highway 55 (1-2 blocks). From the intersection of Hwy 55 and 101 South, the line would route to Brockton Lane and ultimately to Medina Road on the way to the existing GRE Medina Substation. These alternatives alleviate the need to negatively impact over 100 homes and up to 300 residents.

We trust that you will present our case with all due seriousness and compassion. We consider the significant and sometimes devastating impact to over 100 properties and 300 residents of our community very serious. Thank you for your consideration in this important issue.

Sincerely,

Dr. Stephanie Horton
4265 Kingsview Lane North
Plymouth MN 55446
Stephhorton@comcast.net

From: [Jeff Huston](#)
To: [Ek, Scott \(COMM\)](#)
Cc: [Jeff Huston](#)
Subject: Docket No. E002/TL-11-152
Date: Tuesday, November 01, 2011 4:26:58 PM
Attachments: [XcelHollydaleProject.jpg](#)
[ATT00001.txt](#)

Re: Proposed Hollydale 115kV Transmission Line Project
From: Jeff & Kathy Huston, 200 Cheyenne Trail, Medina MN

Attn: Scott Ek and all EFP staff,

I was among the first to arrive and the last to leave the near 4-hour Public Information and Scoping Meeting held last Wednesday evening. I regret that I am not comfortable speaking to large audiences, so, as you advised repeatedly, will submit written comments and viable route alternatives here, for the public record.

My perspective is unique as I am a 22 year MEDINA resident - and last week's meeting was clearly all about Plymouth. In fact, I was shocked that Medina was virtually unmentioned. Hopefully that will change as I will be contacting the City of Medina today; it is my goal to reach and raise the voices of our residents to the same defiant level as those heard last week from Plymouth.

The only reference to Medina that I can recall came from a Plymouth resident who remarked that the higher-voltage power was needed "because of Medina" and was the reason for all of Plymouth's power outages! Although there may or may not be truth to that statement, it's important to document that most of Medina's properties along the existing 69kV route were built long before some of the impacted Plymouth areas. When we purchased our property in 1989, the Churchill Farms development between County Road 24 and Medina Road did not exist; neither did the equally dense housing on both sides of Highway 101 north of CR24; neither did most of the commercial build-up fronting both sides of Highway 55 west of Vicksburg Lane. My point is that the City of Plymouth is so grossly overbuilt that it must surely be sapping the power supply!

But times have changed, as Plymouth resident, Jim Zook, spoke so eloquently of last Wednesday evening - to thunderous applause. This is no longer rural America. Our views are now of bumper-to-bumper houses; our night sky is no longer pitch-black and star-filled; our countryside is no longer still and quiet; and our rural low voltage power line - draped across old friendly crooked wooden poles - is obsolete. It's time to remove the outdated lines from our residential backyards, school yards, hiking trails and hobby acreages; it's time to re-route new high-voltage lines along existing and ever-expanding roadway corridors where they belong; it's time to simply do the right thing for the community and the health of its citizens and the environment.

We have some 800 feet of existing 69kV line running over shared fenceline along our property and can see 5 poles clearly (I actually counted 7 this morning). Our kid's swingset is under the line; our vegetable garden is under the line; our land zoned for horses is under the line; our bedroom is 100 feet from the line - and the equity we have built in our home for nearly a quarter of a century is now ON THE

LINE.

We are adamantly AGAINST the currently proposed 115kV transmission line route through Medina. We submit, and adamantly SUPPORT, the following route alternatives through Medina:

1. From the Xcel Hollydale Substation, re-route the new line heading west along the existing roadway corridor of Medina Road (see highlighted map attached). Note that Medina Road provides a perfect angular roadway corridor directly to the Medina Substation - this is a no-brainer! Bury the new 115kV line if possible. Tear down the old 69kV line.

2. Or, from the Xcel Hollydale Substation, re-route the new line heading straight south along the existing roadway corridor of Highway 101; at the intersection of County Road 24 in Plymouth, continue straight west along the existing roadway corridor of CR24 directly to the Medina Substation. Bury the new 115kV line if possible. Tear down the old 69kV line.

Both of these route alternatives through Medina utilize existing and ample roadway corridors and easily accommodate connectivity to both substations. These roadway corridors also provide convenient truck access for more efficient line installation and maintenance as well as a more natural, safe, and accepted environment for utilities.

In conjunction with the need for a greater power supply is the need for greater planning and responsibility. Xcel and GRE must take advantage of this RE-BUILD to also RE-ROUTE; high-voltage power lines and their dangerous EMF belong on roadway corridors - not backyards!

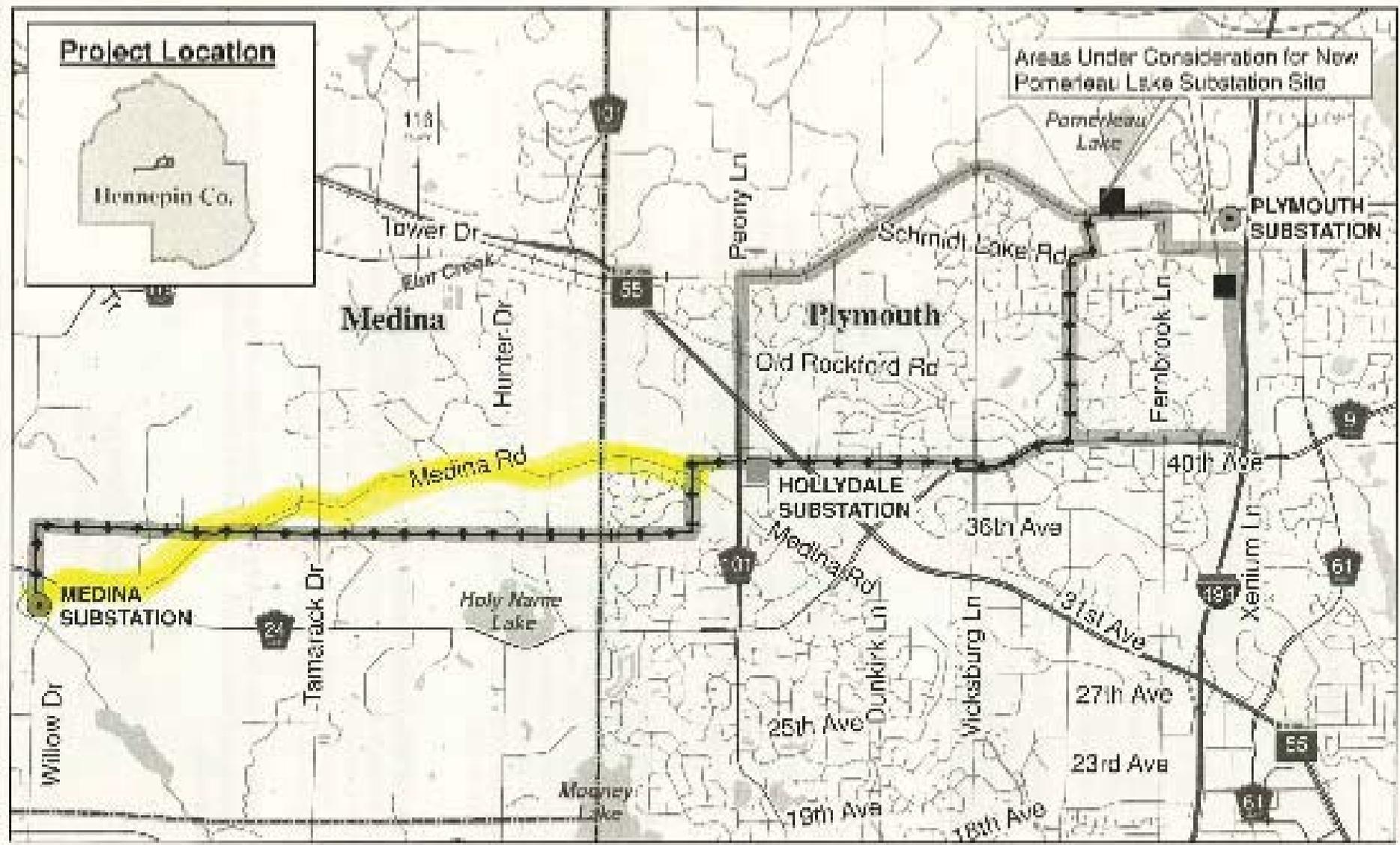
If the Hollydale High-Voltage 115kV Transmission Line Project is constructed through our neighborhoods as currently proposed, it would be criminal.

Jeff & Kathy Huston

Project Location

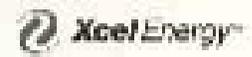


Areas Under Consideration for New Pomerleau Lake Substation Site



- GRE Substation
- Xcel Energy Substation
- Proposed Alternative 115kV Transmission Line Routes
- KEEP IT ON MEDINA ROAD!**
- Areas Under Consideration for New Pomerleau Lake Substation Site
- Existing 69kV Transmission Line (to be rebuilt to 115kV)
- Municipal Boundary

Hollydale Project
Hennepin County, Minnesota



From: [Jeff Huston](#)
To: [Ek, Scott \(COMM\)](#); [Kirsch, Raymond \(COMM\)](#); joseph.g.sedarski@xcelenergy.com; mparlow@greenergy.com
Subject: Hollydale 115kV Power Line / Medina Route
Date: Friday, November 04, 2011 2:39:50 PM

Mr. Ek
Mr. Kirsch
Ms. Parlow
Mr. Sedarski

In the matter of the Proposed Hollydale 115kV Transmission Line Project, I would appreciate your forwarding this email (with map attachment) to all personnel associated with line design and routing - specifically between the existing Xcel/Hollydale and GRE/Medina Substations.

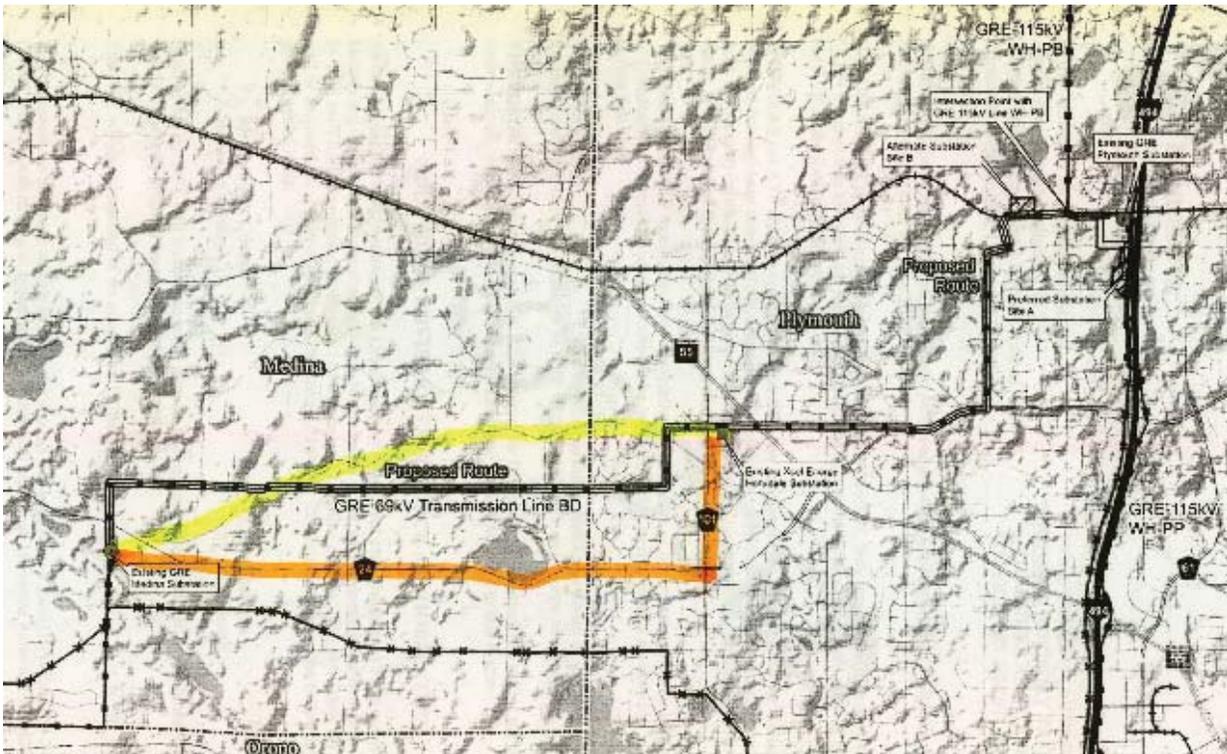
I've highlighted 2 route alternatives ALONG EXISTING ROADWAY CORRIDORS that easily connect the substations:

1. IN YELLOW - Medina Road provides a perfect angular roadway corridor and is the shortest, most direct route.
2. IN ORANGE - County Roads 101/24 provide a perfect right-angle roadway corridor and the most straight line route.

Either of these roadway corridor options make far more logistical sense than running high-voltage power lines through Medina's green spaces.

Thank you,

Jeff Huston



From: apache@web.lmic.state.mn.us
To: [Ek, Scott \(COMM\)](#)
Subject: Javellana Tue Nov 1 13:14:01 2011 E002/TL-11-152
Date: Tuesday, November 01, 2011 1:14:08 PM

This public comment has been sent via the form at:
www.energyfacilities.puc.state.mn.us/publicComments.html

You are receiving it because you are listed as the contact for this project.

Project Name: Hollydale 115 kV Transmission Line Project in the Cities of Plymouth and Medina,
Hennepin County

Docket number: E002/TL-11-152

User Name: Ignacio Javellana

County: Hennepin County

City: Medina

Email: iggyjav@yahoo.com

Phone: 7634730684

Impact: we own the property adjacent to (immediately north and west) of the current GRE 69 kV transmission line where it crosses Tamarack Dr.

This area consists primarily of wetlands, farms, ponds and natural prairies. If the above referenced application is approved, the 69 KV line will be replaced by a 115kV line utilizing non-wood pole.

We request that the applicants be ordered to install only weathering steel poles, or a pole on similar non-industrial appearance.

Mitigation: Require applicants to install weathering steel poles instead of galvanized steel poles in the segments both east and west of Tamarack Drive.

Submission date: Tue Nov 1 13:14:01 2011

This information has also been entered into a centralized database for future analysis.

For questions about the database or the functioning of this tool, contact:

Andrew Koebrick
andrew.koebrick@state.mn.us

From: [Jennifer Corke](#)
To: [Ek, Scott \(COMM\)](#)
Subject: Focus on quality of life not profits in evaluating power line project.
Date: Friday, November 04, 2011 7:21:33 AM

I just signed the following petition addressed to: Xcel Energy & Minnesota Public Utilities Commission.

As residents of Timber Creek Crossing, located at the intersection of Schmidt Lake Road & Garland Lane N in Plymouth, we are extremely concerned with the options still being considered for the power line transmission project.

We ask that Xcel Energy shift their overall strategy for this project from profit generation to maintaining and promoting the quality of life for the residents of not only Timber Creek Crossing, but also all potential residents impacted by the proposed and alternate routes. We are all well aware that there is a viable option (the 494/55 corridor) that will have minimal impact on the quality of life, health and home values of all residents impacted by these proposals. This should be the primary focus of this project!

Some key points for your consideration:

1. The existing transmission line was built in 1971, long before most of those homes on the line were built. The commission should not transfer the line from those homes that were purchased where there was already a power line to homes where there have been no prior plans for a transmission line. We as Timber Creek Crossing residents already shoulder the burden of living along railroad tracks and next to a gun club, please don't add to it by now giving us a transmission line also as proposed in Alternate Route Segment B.
2. If the goal is to reduce residential impacts, Alternate Route Segment B provides one of the least benefits of all the alternative proposals – a less than 50% reduction in residential impacts and brings the line to over 100 homes that don't already have it.
3. For the greatest reduction, the commission should consider relocating the transmission line to commercial areas, running it from the Hollydale Substation, down Highway 55 and then up 494 to the new preferred Pomerleau Lake Substation. This realignment would reduce residential impacts by over 95%.

Please make a smart decision and put the community first! There are residents of all ages, family situations and demographics who are strongly opposed to the proposed route and alternate routes. It was evident in the October 26 public hearing. Don't have our concerns and appeals fall on deaf ears. It is a matter of the quality of life that Plymouth prides itself upon.

Sincerely,

Residents of the Timber Creek Crossing community
Plymouth, MN
November 2011

Jennifer Corke
Plymouth, Minnesota

Note: this email was sent as part of a petition started on Change.org, viewable at www.change.org/petitions/no-power-lines-for-timber-creek. To respond, email responses@change.org and include a link to this petition. 

From: apache@web.lmic.state.mn.us
To: [Ek, Scott \(COMM\)](#)
Subject: Johnson Wed Nov 2 10:12:47 2011 E002/TL-11-152
Date: Wednesday, November 02, 2011 10:12:50 AM

This public comment has been sent via the form at:
www.energyfacilities.puc.state.mn.us/publicComments.html

You are receiving it because you are listed as the contact for this project.

Project Name: Hollydale 115 kV Transmission Line Project in the Cities of Plymouth and Medina,
Hennepin County

Docket number: E002/TL-11-152

User Name: Nancy Johnson

County: Hennepin County

City: Plymouth

Email: findnancy@comcast.net

Phone: 763-559-2041

Impact: I am opposed to the proposed power line route and ask that the route along Interstate 494
and Highway 55 be used instead.

Mitigation: Please consider the route along Highway 55 and Interstate 494 instead.

Submission date: Wed Nov 2 10:12:47 2011

This information has also been entered into a centralized database for
future analysis.

For questions about the database or the functioning of this tool, contact:

Andrew Koebrick
andrew.koebrick@state.mn.us

From: apache@web.lmic.state.mn.us
To: [Ek, Scott \(COMM\)](#)
Subject: Johnson Thu Nov 3 07:42:44 2011 E002/TL-11-152
Date: Thursday, November 03, 2011 7:42:48 AM

This public comment has been sent via the form at:
www.energyfacilities.puc.state.mn.us/publicComments.html

You are receiving it because you are listed as the contact for this project.

Project Name: Hollydale 115 kV Transmission Line Project in the Cities of Plymouth and Medina, Hennepin County

Docket number: E002/TL-11-152

User Name: Joyce W. Johnson

County: Hennepin County

City: Long Lake

Email: Joyce2422gmail.com

Phone: 763-473-7628

Impact: I own the property adjacent to (immediately north of)the current GEG 69 kV transmission line where it cross4s Tamarack Drive in Medina. I have lived here 33 years and we bought this property because of the farne, wetlands, ponds and natural prairies.

If the above - referenced application is approved, that trline berewith a 115 kV line. It is my understanding that the new, taller, single=circuit poles will be erected within the existing right-of -way immediately south of my property.

I request that should the PU grant the pending application, that applicants be ordered to install ONLY WEATHERING STEEL POLES OR POLES OF SIMILAR NON-INDUSTRIAL APPEARANCE. -along this rural seg4ment of the proposed project.

Mitigation: Require applicants to install wEATHERING STEEL POLES - INSTEAD OF GALVANIZED STEEL POLES - ON THE SECTION OF THE PROJECT IMMEDIATELY EAST AND WEST OF TAMARACK DRIVE IN MEDINA.

Submission date: Thu Nov 3 07:42:44 2011

This information has also been entered into a centralized database for future analysis.

For questions about the database or the functioning of this tool, contact:

Andrew Koebrick
andrew.koebrick@state.mn.us

Robert and Stefanie Karon
16910 41st Ave. N.
Plymouth, MN. 55446

Dear Scott,

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Thanks once again.


Robert and Stefanie Karon

From: apache@web.lmic.state.mn.us
To: [Ek, Scott \(COMM\)](#)
Subject: Keefe Tue Nov 1 16:32:32 2011 E002/TL-11-152
Date: Tuesday, November 01, 2011 4:32:37 PM

This public comment has been sent via the form at:
www.energyfacilities.puc.state.mn.us/publicComments.html

You are receiving it because you are listed as the contact for this project.

Project Name: Hollydale 115 kV Transmission Line Project in the Cities of Plymouth and Medina,
Hennepin County

Docket number: E002/TL-11-152

User Name: Don Keefe

County: Hennepin County

City: Plymouth

Email: don@keefecoparking

Phone: 763-550-7949

Impact: The proposed routing of the transmission line will affect both my quiet enjoyment of my property as well as the resale value upon any future decision to sale. The visual interference the towers and line present will impair my enjoyment of living where I do and walking in Turtle Park. I do not fully understand the related health and safety concerns, but am concerned about the possibility that they may be more real than perceived.

Mitigation: Please route the proposed line along a less densely populated corridor such as Highways 55 and 494. The presence of large transmission lines along major transportation corridors is more or less accepted by most people these days as necessary. The presence of these towers and lines through the heart of a neighborhood is intrusive, economically penal, and an abuse of the public's confidence once again in the government's ability to protect those most in need of protection.

Thank You

Submission date: Tue Nov 1 16:32:32 2011

This information has also been entered into a centralized database for future analysis.

For questions about the database or the functioning of this tool, contact:

Andrew Koebrick
andrew.koebrick@state.mn.us

Kathleen Miller & Douglas Keller
16935 40th Place North
Plymouth, MN. 55446

Dear Scott,

First of all, I'd like to let you know that it is very comforting knowing that we the people do have a voice and we the people can change the direction of what was presented as the only option. Xcel has made us feel as if they were simply going through the motions with no intention of listening or changing what they felt was in their best interest. Xcel's interest: that which would make them the most money with the least amount of cost, time and effort to complete.

Also, when you stated that we can make a difference and could have the proposed plan changed, gave us all hope.

So, I wish to thank you for that!!

I'd like to submit the following for consideration and for the record;

- 1) I agree with the proposed option mentioned at the 10-26-11 public meeting--the Hwy 55 & Hwy 494 as the only option for Xcel to consider, pursue and actually implement based on the following issues to be considered;
 - a) There are already power lines that could be used and increased in pole dimensions and voltage capabilities
 - b) Would have minimum impact on housing / developments
 - c) The decreased home values of 10%-40% based on the findings of licensed real estate agents presenting at public meeting
 - d) Would not cause concerns or increased medical issues with occupants—especially smaller children and adults. See all references of medical studies made by Elizabeth Lafrenz at public meeting.
 - e) The level of EMF output and the above study findings regarding medical concerns and proved increased cases of a variety of different medical conditions associated with power lines.
 - f) Not pit one neighbor(hood) against another as it appears was being done by the options under consideration by Xcel and taking what appears to be big money making efforts with very little human health and property devaluation under consideration
 - g) Noise level from the voltage of the power line upgrade. It is well known that it will be present. Especially for how close my home is with it in my back yard As well as for neighbors that are not aware of this issue/topic/concern due to not being informed.
 - h) Concerned with possible personal safety of my children/family and others known/unknown that may arise via down wires due to storms, fires, electrical hazards and other increased hazards that are unknown to me at this time with a fully functioning power lines of this nature
 - i) I would not have paid money/purchased current home had I known that this was an option when the line was a non functioning line.
 - j) I'd also, like to know where I can go to see the proposed poles/lines to get a better understanding of what it will look like vs a picture that simply shows it in an ideal setting alongside an open road and field vs backing up to homes and in a home development.

Let me know if there is anything that I/we may/should be doing with what we submit as well. Since we don't have a clue on what to do or how to do it, we are at the mercy of the process. This has required us to try to become an expert in a matter that we can not and must rely on assistance.

Thanks once again.
Kathleen Miller & Douglas Keller

From: [Mathew Knutson](#)
To: [Ek, Scott \(COMM\)](#)
Cc: [Matt Knutson](#)
Subject: Follow-up information about the Hollydale Project
Date: Tuesday, November 01, 2011 3:37:47 PM
Attachments: [Niagara Lane North offset and trees.jpg](#)
[Niagara Lane North Looking North.jpg](#)
[Niagara Lane North Looking South.jpg](#)
[Niagara Lane North Looking East.jpg](#)
[Easement info - Doc #3714279.pdf](#)
[Easement info - Doc #3795619.pdf](#)
[Quail Ridge of Plymouth 3RD.jpg](#)

Scott,

Thanks for the follow-up call yesterday. Please find attached the documents and photos I mentioned during our call that I would like to discuss with you before I submit formal written public comments.

What time works for you in the next day or so to discuss?

I look forward to hearing from you.

Thanks,

Matt Knutson

PARTIAL RELEASE OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that The Rural Cooperative Power Association, an incorporated Cooperative Association under the laws of the State of Minnesota, (Grantor) in consideration of the sum of one dollar and other good and valuable considerations, the receipt of which is hereby acknowledged, does hereby release the following described land situated in Hennepin County, Minnesota, to wit:

That part of government Lot 3, Section 16, Township 118, Range 22, also known as the East one-half of the Northwest quarter (E 1/2 of NW 1/4) of Section 16, Township 118, Range 22, lying North of the centerline of Rockford Road, also known as County Road #9, according to the government survey thereof, EXCEPTING THEREFROM the East 47 feet thereof;

The West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of Section 16, Township 118, Range 22 according to the government survey thereof, EXCEPTING THEREFROM the West 23 feet thereof.

from that certain easement executed on January 15, 1968 by Richard J. Berthiaume and Marie E. Berthiaume husband and wife, to the Rural Cooperative Power Association, its successors and assigns, and filed for record in the office of the Register of Deeds for Hennepin County on May 13, 1968 as Document No. 3714279 and recorded in Book 68 of Hennepin County Records on page 3714279.

As to the lands herein excepted all rights acquired by Grantor by said easement herein described dated January 15, 1968 are hereby expressly retained and reserved unto Grantor, its successors and assigns.

The Rural Cooperative Power Association does hereby expressly reserve unto itself, its successors and assigns, in and upon the lands hereby released, the following rights, namely: (a) to cross said government Lot 3 and said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of said Section 16 for the purpose of ingress to and egress from the East 47 feet of said government Lot 3 and the West 23 feet of said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) thereof by means of public or private roads and lanes thereon which are now or hereafter opened for vehicular travel giving reasonable access to the particular area of said excepted lands desired to be entered by Grantor from time to time, if such there be, otherwise by such route or routes as shall occasion the least practical damage and inconvenience to the owner or occupant, (b) to cut down or trim from time to time any dead, weak, leaning or dangerous trees located thereon that are tall enough to strike the wires of the transmission line located on said excepted lands in falling, and (c) to install, maintain and replace necessary anchors and guy wires upon the lands hereby released, which guy wires are attached to poles forming part of the transmission line which is located near the East line of said government Lot 3 and West line of the said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of the lands herein excepted.

Dated at Elk River, Minnesota, this 2 day of September, 1969

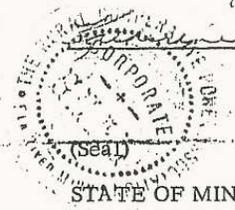
In Presence of:

Kenneth J. Wahl

The Rural Cooperative Power Association

By O. N. Gravgaard
O. N. Gravgaard, Its President

By J. Mauritz Nelson
J. Mauritz Nelson, Its Secretary



STATE OF MINNESOTA)
COUNTY OF SHERBURNE) ss

On this 2 day of September, 1969, before me a

Notary Public, within and for Anoka County, personally appeared O. N. Gravgaard and J. Mauritz Nelson, to me personally known, who, being each by me duly sworn did say that they are respectively the President and the Secretary of the corporation named in the foregoing instrument and that the seal affixed to said instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said O. N. Gravgaard and J. Mauritz Nelson acknowledged said instrument to be the free act and deed of said corporation.

Kenneth J. Wahl
Notary Public

KENNETH J. WAHL
Notary Public, Anoka County, Minnesota
My Commission Expires Sept. 8, 1970.

(Return this document to The Rural Cooperative Power Assn., Elk River, Mn., 55330, after recording)



PTL
RUSE 8327

3795619

SEP 19 69 5 6 19 ^{RU} 002.0058 B

BE

OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA
COUNTY OF HENNEPIN

I hereby certify that the within instrument
was filed for record in this office on the
19 day of SEP A. D. 1969 at 3:40
o'clock P. M., and was duly recorded in book
69 of Hennepin County Records
page 3795619

Bert H. Tolson
REGISTER OF DEEDS

By *[Signature]*
DEPUTY REGISTER OF DEEDS

mail in file

3714279

B-15

Easement

KNOW ALL MEN BY THESE PRESENTS, that (We) the undersigned Richard J. Berthiaume and Marie E. Berthiaume

(Unmarried) (Husband and Wife) whose post office address is 15340 County Road #9, Hamel, Minnesota

in consideration of one dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, do hereby grant unto The RURAL COOPERATIVE POWER ASSOCIATION, whose post office address is Elk River, Minnesota, and to its successors or assigns the right to enter upon the following described lands of the undersigned, situated in Hennepin County, Minnesota, to wit: That part of government Lot 3, Section 16, Township 118, Range 22, also known as the East one-half of the Northwest quarter (E 1/2 of NW 1/4) of Section 16, Township 118, Range 22, lying North of the center line of Rockford Road, also known as County Road #9, according to the government survey thereof, and

The West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of Section 16, Township 118, Range 22, according to the government survey thereof.

STATE DEED TAX DUE HEREON \$ 2.20



and to construct, operate and maintain thereon, and in or upon all streets, roads or highways abutting said lands, an electric transmission line or system consisting of single pole wood structures.

The grant of this easement shall include the right to cut down, trim, or in any manner eliminate all trees, shrubbery or brush to a distance of 35 feet on either side of said electric transmission line or system, and further to cut down from time to time all other dead, weak, leaning or dangerous trees that are tall enough to strike the wires in falling.

The Cooperative agrees to pay to the undersigned, when construction of said line or system is commenced on the above described lands the further sum of \$ 240.00

Further, the Cooperative agrees to pay a reasonable sum for any damage caused to crops or fences by the operation, maintenance, or repair of said line or system.

All facilities installed and placed by the Cooperative on said lands shall remain the property of the Cooperative, removable at the option of the Cooperative.

IN WITNESS WHEREOF (We) have duly executed this instrument this 15 day of January, 1968. In presence of:

Lyle W. Falk (Signature)

x Marie E. Berthiaume (SEAL)

x Richard J. Berthiaume (SEAL)

(SEAL)

STATE OF MINNESOTA COUNTY OF Hennepin } SS

On this 11 day of Jan 1968, before me a Notary Public, within and for Hennepin County, personally appeared Richard J. Berthiaume and Marie E. Berthiaume

(Unmarried) (Husband and Wife), to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as their free act and deed.

LYLE W. FALK Notary Public, Hennepin County, Minn. My Commission Expires Mar. 8, 1974.

Lyle W. Falk (Signature) Notary Public Hennepin County, Minn. My Commission expires March 8, 1974

3714279

ESMT

BE

MAY 13-68 4 2 7 9

\$ 002.00 ⁰⁰ B

RU

OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA

COUNTY OF HENNEPIN

I hereby certify that the within instrument
was filed for record in this office on the
13 day of MAY A. D. 1968 at 3
o'clock P.M., and was duly recorded in book
68 of Hennepin County Records
Page 3714279

Robert H. Allison
REGISTER OF DEEDS
By *[Signature]*
DEPUTY REGISTER OF DEEDS

TRANSFER ENTERED
MAY 9 1968
GEORGE B. HICKEY, AUDITOR
HENNEPIN COUNTY, MINN.
[Signature]
DEPUTY

6-9-08

QUAIL RIDGE OF PLYMOUTH 3RD ADDITION

R.T.DOC.NO. _____

QUAIL RIDGE OF PLYMOUTH

Drainage and Utility Easements are Shown Thus.

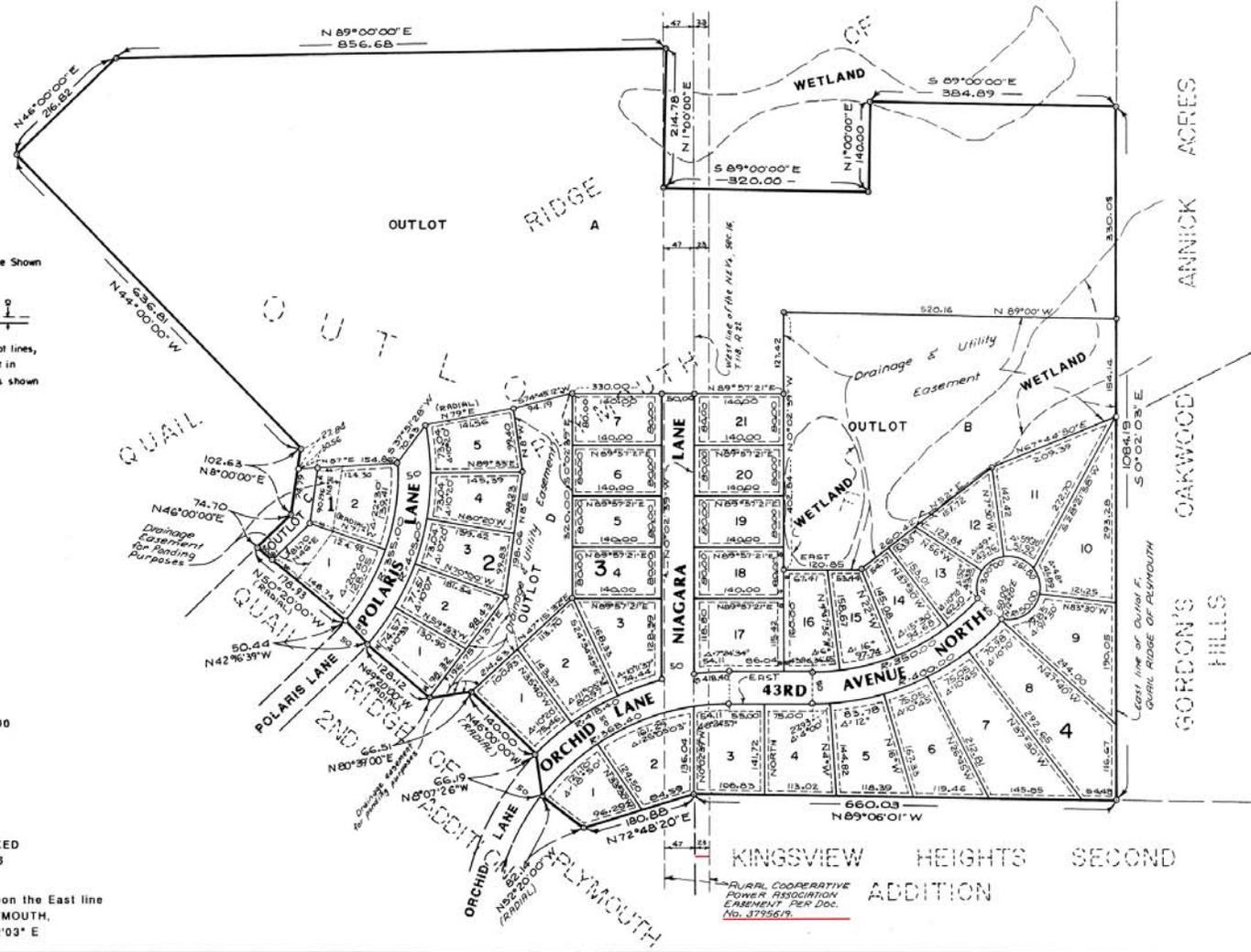


Being 6 feet in width and adjoining lot lines, unless otherwise shown, and 10 feet in width and adjoining street lines as shown on the plot.



o DENOTES 1/2 INCH BY 14 INCH IRON MONUMENT MARKED BY REGISTRATION NO. 14376

Bearings shown are based upon the East line Outlot F, QUAIL RIDGE OF PLYMOUTH, which has a bearing of S 0°02'03" E



KINGSVIEW HEIGHTS SECOND ADDITION

RURAL COOPERATIVE POWER ASSOCIATION EASEMENT PER DOC. NO. 3755619

HEDLUND
Planning Engineering Surveying





44TH AVE N





From: [Mathew Knutson](#)
To: [Ek, Scott \(COMM\)](#)
Subject: Issues and Impacts within Quail Ridge of Plymouth related to the Hollydale Project (Docket No E002/TL-11-152)
Date: Monday, November 07, 2011 11:43:25 AM
Attachments: [Issues and Impacts Quail Ridge Hollydale Project.pdf](#)

Scott,

Just a follow-up on our conversations last week. Please find attached a document that outlines issues and impacts within the Quail Ridge of Plymouth housing community related to the Hollydale 115kV Transmission Line Project (Docket No E002/TL-11-152).

Sincerely,

Mathew Knutson
Plymouth resident

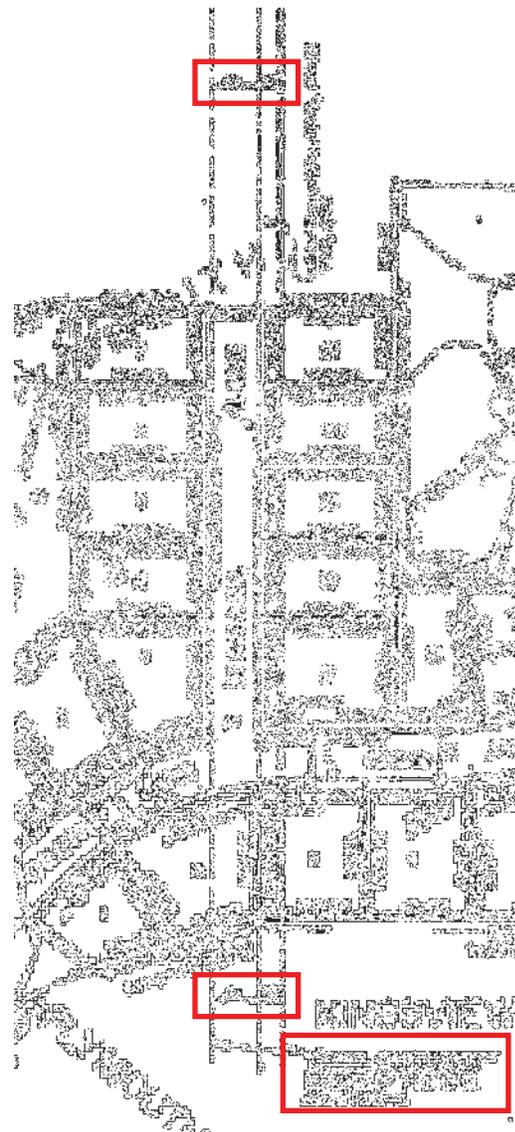
Issues and Impacts within the Quail Ridge of Plymouth housing community related to the Hollydale Project

Issue: Homes within the Quail Ridge of Plymouth housing community are within the right-of-way

Impact: On page 81, section 6.2.3, of the Hollydale Route Permit Application from Xcel Energy, it states “The proposed transmission line will be designed so that all existing residences are located outside of the right-of-way.”

This statement is not accurate if Xcel Energy were to upgrade the transmission line through the Quail Ridge of Plymouth housing community, specifically the area along Niagara Lane North, in Plymouth. Today there are homes located about 30 feet from the centerline of existing transmission line poles.

According to Xcel Energy, the typical right-of-way for a 115kV high voltage transmission line (HVTL) is 75 feet wide (37' 6" from centerline of structure).



The easement (see Appendix to view in its entirety) states a combined width of 70 feet.

The plat drawing (see Appendix to view in its entirety) to the right details the location of where this easement is located.

The existing transmission line poles are not centered within this easement. Their location along Niagara Lane North is offset compared to poles located south or north of this section. The poles are approximately 25 feet from the eastern edge of the easement. Additional information in the easement establishes a right-of-way of 35 feet “...on either side of said electric transmission line or system...” **It is within this right-of-way where the residential homes exist.**

Since there is a road, Niagara Lane North, to the west of the existing transmission line poles, there is not adequate room to move the poles to the west to a location outside of the right-of-way.

Here is an excerpt from Xcel Energy’s information about easements and rights-of-way:

Why are there restrictions on the land?
Providing electrical energy is an essential public service, and some restrictions are necessary within the right-of-way to maintain reliability. Utilities have determined that the best way to prevent outages is to restrict the placement of structures within the right-of-way. For example, if a building or structure in the right-of-way caught fire, it could burn into the power line and take the line out of service for an extended time. Additionally, buildings or other structures in the right-of-way could hamper maintenance crews from accessing the line if an outage occurs.

See photos on the next five pages that show the proximity of the lines and poles to existing homes along Niagara Lane North.



Aerial view of Niagara Lane North. The dashed line is the centerline between poles. The solid red line is the edge of the 35 foot right of way on the east side of the transmission line poles. Notice how a portion of the homes are within the right of way.



Niagara Lane North – facing East



Niagara Lane North – facing North



Niagara Lane North – facing South



Note how offset the pole is on the northern end of Niagara Lane North compared to the poles in the distance through Turtle Lake Park.

Issue: Loss of trees and vegetation

Impact: For some homeowners, a substantial number of mature trees may need to be removed from their front yards. For others, all of part of the trees in their backyard could be removed. In Turtle Lake Park, numerous trees could be removed to provide the necessary clearance around the 115 kV transmission line.

In the area of Niagara Lane North, the easement (see Appendix to view in its entirety) states:

The grant of this easement shall include the right to cut down, trim, or in any manner eliminate all trees, shrubbery or brush to a distance of 35 feet on either side of said electric transmission line or system, and further to cut down from time to time all other dead, weak, leaning or dangerous trees that are tall enough to strike the wires in falling.

The land area detailed in the easement includes areas that are the homeowners' front yards with mature trees. These trees do not pose any issue as far as leaning or being tall enough to strike the wires if they were to fall to the ground.

Where located: Section of transmission line route north of Rockford Road towards Schmidt Lake Road. The photos below show mature trees (marked with an 'X') within 35 feet that may need to be removed.



Issue: Usage of steel poles for HVTL

Impact: Aesthetics – Steel poles used for transmission lines should not be installed in residential areas. These unsightly structures are not required for a 115kv transmission line. There have been other recent 115kV projects that utilized wood poles versus metal structures.

For the section of the current transmission line that runs north from Rockford Road and south of Turtle Lake Park, the easement (see Appendix to view in its entirety) only allows the use of single pole wood structures, not steel pole structures.

Easement

KNOW ALL MEN BY THESE PRESENTS, that ~~he~~ (We) the undersigned
Richard J. Berthiaume and Marie E. Berthiaume

..... (Unmarried) (Husband and Wife) whose post office address is
15340 County Road #9, Hamel, Minnesota

in consideration of one dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, do hereby grant unto The RURAL COOPERATIVE POWER ASSOCIATION, whose post office address is Elk River, Minnesota, and to its successors or assigns the right to enter upon the following described lands of the undersigned, situated in Hennepin County, Minnesota, to wit: That part of government Lot 3, Section 16, Township 118, Range 22, also known as the East one-half of the Northwest quarter (E 1/2 of NW 1/4) of Section 16, Township 118, Range 22, lying North of the center line of Rockford Road, also known as County Road #9, according to the government survey thereof, and

The West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of Section 16, Township 118, Range 22, according to the government survey thereof.

STATE DEED TAX DUE HEREON \$ 2.20



and to construct, operate and maintain thereon, and in or upon all streets, roads or highways abutting said lands, an electric transmission line or system consisting of single pole wood structures.



Issue: Safety

Impact: 115kV HVTL lines should not run through densely populated residential areas. Numerous families live along the transmission line route. Some homeowners along the current decommissioned 69kV transmission line purchased their home knowing the existing power line was no longer active. The existing transmission line has not been active for more than five years. High voltage transmission lines should instead run along major roadways and transportation corridors, not densely populated residential areas.

Where located: Several areas of the existing route east of Highway 55, including the Quail Ridge housing community north of Rockford Road and south of Turtle Lake Park.

How to mitigate the issues and impacts?

Build the new 115kV HVTL along a route that does not go through densely populated residential areas, but instead follows a major roadway or transportation corridor, such as the Advisory Task Force's recommendation to have it run along the south side of Highway 55 east, then north on 494. Following a major roadway or transportation corridor would allow the route to adhere to the key guiding objectives for an ideal route location:

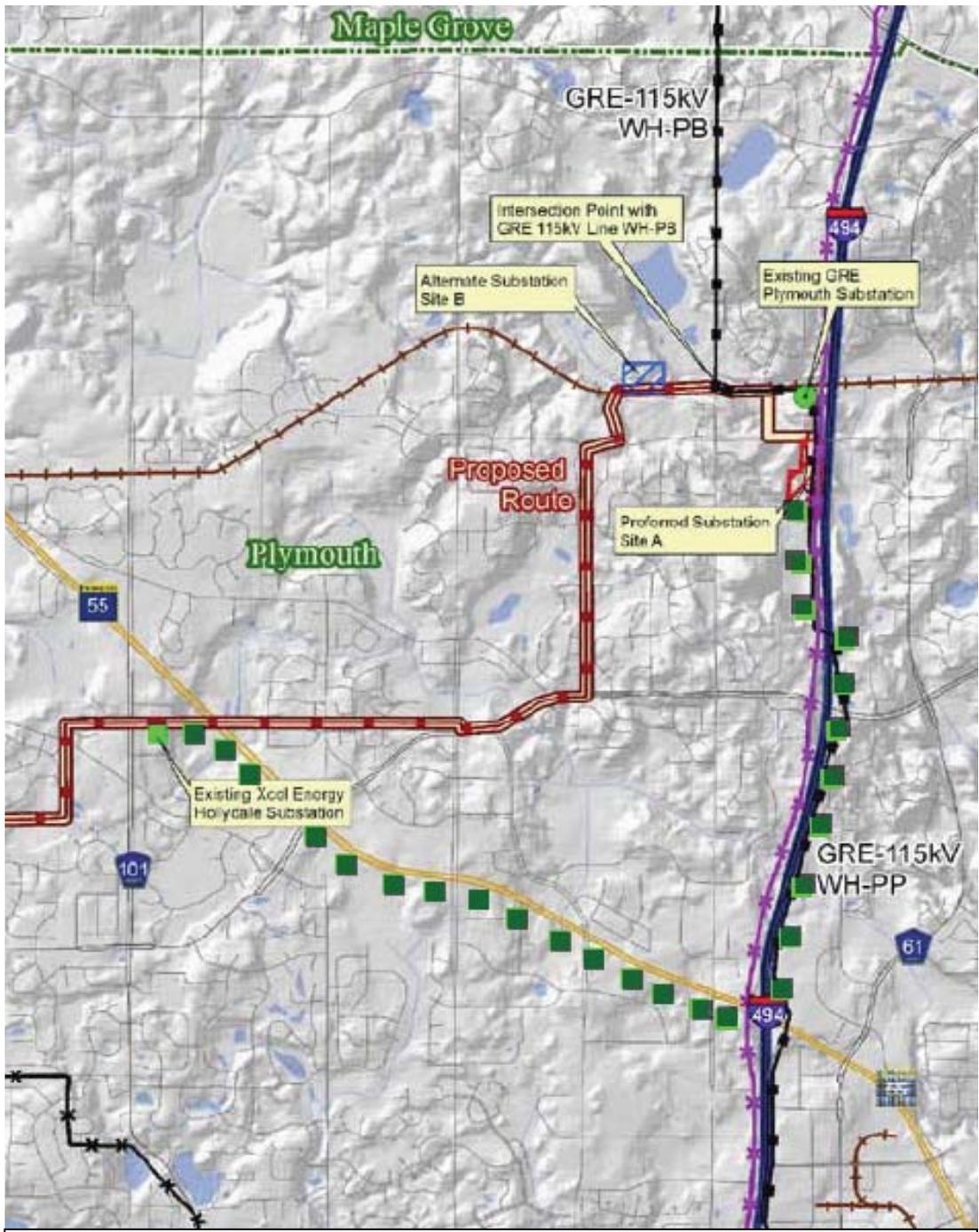
- **Maximize the use of existing transmission line alignments and rights-of-way**
 - High voltage transmission lines should not run through densely populated residential areas when there are viable alternate routes that follow major roadways or transportation corridors.
- **Minimize land use impacts by routing along existing utility routes and roads to reduce the amount of new right-of-way required**
 - Along the Highway 55 and 494 route, there are existing distribution lines and rights-of-way in place so the new right-of-way required is significantly reduced.
- **Minimize use of new right-of-way by locating proposed transmission facilities near existing transmission and transportation alignments**
 - Since the route along Highway 55 and 494 would be located near existing transmission and transportation alignments, it significantly reduces the use of new right-of-way.
- **Minimize impacts to residences**
 - Moving the route to a location along a major roadway or transportation corridor, such as along Highway 55 and 494 North would impact zero residential homes compared to 62 residences within 100 feet of the existing route. Most of the properties along Highway 55 and 494 North are commercial properties with existing power lines due to their location along a major roadway or transportation corridor.
- **Minimize impacts to environmental and sensitive resources**
 - The impact to environmental and sensitive resources would be virtually non-existent. The highway 55 and 494 North route already has power poles and lines installed so those areas are used to having such structures in those locations.

The 115kV high voltage transmission line could share the same pole with the lower voltage distribution line, especially along Highway 55. In the area that exits the Hollydale Substation, the poles already share the existing decommissioned 69kV transmission line with the lower voltage distribution line (see photo below).

Notice the transmission and distribution lines utilize the same pole.



This could continue along the entire route on the south side of Highway 55 east to 494. Once at 494, the new 115kV HVTL could be added to the existing 115kV line on the east side of the freeway. An Xcel Energy representative at the Hollydale Project Public Comment meeting on Wednesday, October 26, 2011 stated a 115kV line could be added to an existing 115kV line structure. Essentially, it would double the number of lines on the structure.



The green squares identify the best route for the 115kV HVTL from the Hollydale Substation to the new Pomerleau Lake Substation.

Appendix

Easement Information

3795619

BD-B-15

PARTIAL RELEASE OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that The Rural Cooperative Power Association, an incorporated Cooperative Association under the laws of the State of Minnesota, (Grantor) in consideration of the sum of one dollar and other good and valuable considerations, the receipt of which is hereby acknowledged, does hereby release the following described land situated in Hennepin County, Minnesota, to wit:

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The West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of Section 16, Township 118, Range 22 according to the government survey thereof, EXCEPTING THEREFROM the West 23 feet thereof.

from that certain easement executed on January 15, 1968 by Richard J. Berthiaume and Marie E. Berthiaume husband and wife, to the Rural Cooperative Power Association, its successors and assigns, and filed for record in the office of the Register of Deeds for Hennepin County on May 13, 1968 as Document No. 3714279 and recorded in Book 68 of Hennepin County Records on page 3714279.

As to the lands herein excepted all rights acquired by Grantor by said easement herein described dated January 15, 1968 are hereby expressly retained and reserved unto Grantor, its successors and assigns.

The Rural Cooperative Power Association does hereby expressly reserve unto itself, its successors and assigns, in and upon the lands hereby released, the following rights, namely: (a) to cross said government Lot 3 and said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of said Section 16 for the purpose of ingress to and egress from the East 47 feet of said government Lot 3 and the West 23 feet of said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) thereof by means of public or private roads and lanes thereon which are now or hereafter opened for vehicular travel giving reasonable access to the particular area of said excepted lands desired to be entered by Grantor from time to time, if such there be, otherwise by such route or routes as shall occasion the least practical damage and inconvenience to the owner or occupant, (b) to cut down or trim from time to time any dead, weak, leaning or dangerous trees located thereon that are tall enough to strike the wires of the transmission line located on said excepted lands in falling, and (c) to install, maintain and replace necessary anchors and guy wires upon the lands hereby released, which guy wires are attached to poles forming part of the transmission line which is located near the East line of said government Lot 3 and West line of the said West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of NE 1/4) of the lands herein excepted.

Dated at Elk River, Minnesota, this 2 day of September, 1969

In Presence of:

Kenneth J. Wahl

The Rural Cooperative Power Association

By O. N. Gravgaard
O. N. Gravgaard, Its President

By J. Mauritz Nelson
J. Mauritz Nelson, Its Secretary



STATE OF MINNESOTA)
COUNTY OF SHERBURNE) ss

On this 2 day of September, 1969, before me a

Notary Public, within and for Anoka County, personally appeared O. N. Gravgaard and J. Mauritz Nelson, to me personally known, who, being each by me duly sworn did say that they are respectively the President and the Secretary of the corporation named in the foregoing instrument and that the seal affixed to said instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said O. N. Gravgaard and J. Mauritz Nelson acknowledged said instrument to be the free act and deed of said corporation.

Kenneth J. Wahl
Notary Public

KENNETH J. WAHL
Notary Public, Anoka County, Minnesota
My Commission Expires Sept. 8, 1970.



(Return this document to The Rural Cooperative Power Assn., Elk River, Mn., 55330, after recording)

PTL
RUSE 85227

3795619

SEP 19 69 5 6 19 ^{RU} 002.000 B

BE

OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA
COUNTY OF HENNEPIN

I hereby certify that the within instrument
was filed for record in this office on the
19 day of **SEP** A. D. **1969** at **3:40**
o'clock **P**. M., and was duly recorded in book
69 of Hennepin County Records
page **3795619**

Bert H. Tolson
REGISTER OF DEEDS

By *[Signature]*
DEPUTY REGISTER OF DEEDS

mailed

Easement

KNOW ALL MEN BY THESE PRESENTS, that ~~of~~ (We) the undersigned
Richard J. Berthiaume and Marie E. Berthiaume

..... (Unmarried) (Husband and Wife) whose post office address is
15340 County Road #9, Hamel, Minnesota

in consideration of one dollar and other good and valuable considerations, the receipt whereof is hereby
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office address is Elk River, Minnesota, and to its successors or assigns the right to enter upon the following
described lands of the undersigned, situated in Hennepin County, Minnesota, to wit:
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East one-half of the Northwest quarter (E 1/2 of NW 1/4) of Section 16, Township 118,
Range 22, lying North of the center line of Rockford Road, also known as County Road
#9, according to the government survey thereof, and

The West one-half of the Northwest quarter of the Northeast quarter (W 1/2 of NW 1/4 of
NE 1/4) of Section 16, Township 118, Range 22, according to the government survey
thereof.

STATE DEED TAX DUE HEREON \$ 7.20



and to construct, operate and maintain thereon, and in or upon all streets, roads or highways abutting said
lands, an electric transmission line or system consisting of single pole wood structures.

The grant of this easement shall include the right to cut down, trim, or in any manner eliminate all trees,
shrubbery or brush to a distance of 35 feet on either side of said electric transmission line or system,
and further to cut down from time to time all other dead, weak, leaning or dangerous trees that are tall
enough to strike the wires in falling.

The Cooperative agrees to pay to the undersigned, when construction of said line or system is commenced
on the above described lands the further sum of \$ 140.00

Further, the Cooperative agrees to pay a reasonable sum for any damage caused to crops or fences by
the operation, maintenance, or repair of said line or system.

All facilities installed and placed by the Cooperative on said lands shall remain the property of the Co-
operative, removable at the option of the Cooperative.

IN WITNESS WHEREOF (I) (We) have duly executed this instrument this 15 day of
January, 1968.

In presence of:

Cyle W. Falk

x Marie E. Berthiaume (SEAL)
x Richard J. Berthiaume (SEAL)
..... (SEAL)

STATE OF MINNESOTA }
COUNTY OF Hennepin } SS

On this 11 day of Jan, 1968, before me a Notary Public, within and
for Hennepin County, personally appeared, Richard J. Berthiaume
and Marie E. Berthiaume

..... (Unmarried) (Husband and
Wife), to me known to be the person described in and who executed the foregoing instrument and acknowl-
edged that they executed the same as their free act and deed.

CYLE W. FALK
Notary Public, Hennepin County, Minn.
My Commission Expires Mar. 8, 1974.



Cyle W. Falk
Notary Public Hennepin County, Minn.
My Commission expires March 8, 1974

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OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA
COUNTY OF HENNEPIN

I hereby certify that the within instrument
was filed for record in this office on the
13 day of MAY A. D. 1968 at 3
o'clock P.M., and was duly recorded in book
68 of Hennepin County Records
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Robert H. Allison
REGISTER OF DEEDS

By *[Signature]*
DEPUTY REGISTER OF DEEDS

TRANSFER ENTERED
MAY 9 1968

GEORGE B. HICKEY, AUDITOR
HENNEPIN COUNTY, MINN.
[Signature]
DEPUTY

Survey
6-9-20

