

ORIGINAL



0000104906

Antonio Gill

APS RATE CASE  
E-01345A-08-0172

From: Ginzyll@aol.com  
Sent: Wednesday, November 11, 2009 8:05 AM  
To: Pierce-Web  
Subject: No Cost Utility Line

Commissioner Pierce

I'm emailing you to request that you reinstate "no cost" utility line extensions up to 1,000 feet provided by Arizona Public Service and other Electric Utility Companies.

I appreciate your assistance in this matter.

Sincerely,

**Allen T. Ginsberg**  
**The Ginsberg Group @**  
**Coldwell Banker/Narico**  
**1120 W. University Ave. Suite 200**  
**Flagstaff, AZ 86004**  
**(928)220-5012 Phone/Cell**  
**(888)633-8880 Fax Toll Free**  
**(928)774-9058 Fax**  
**Ginzyii@aol.com**  
**<http://www.theginsberggroup.com/>**  
**<http://avoidforeclosureinflagstaff.com/>**  
**25th Year Anniversary with my Association with Coldwell Banker/Narico**

Arizona Corporation Commission

DOCKETED

NOV 12 2009

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ARIZONA CORPORATION  
DOCKET CONTROL

**Antonio Gill**

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**APS RATE CASE  
E-01345A-08-0172**

**From:** ALFORD LEADABRAND [jncbrend@msn.com]  
**Sent:** Wednesday, November 11, 2009 7:19 AM  
**To:** Pierce-Web  
**Subject:** Utility line extension

Mr. Pierce

I am an Associate Real Estate Broker in Williams, AZ. We have mostly rural and remote properties in this area. When there was a possibility of buyers getting power in the near future from utility extensions from neighbor to neighbor it kept a positive light on buying remote property. Now that has changed. Very few people are interested in looking at property with no possibility of getting power and outraged at the cost of line extension costs. Up here there are 2 choices for power, solar and APS, nothing else so they have no reason to keep their charges affordable. APS gets their monthly charges, which go up all the time, but do not consider extension of their grid as part of their operating costs like most companies that expand.

The policy of 1,000 foot extension at "no cost" to private property owner helps keep our market viable and needs to be reinstated.

Thank you.

Connie S. Leadabrand  
Associate Broker  
Williams Realty

**Antonio Gill**

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**APS RATE CASE  
E-01345A-08-0172**

**From:** Kathy Gimenez [kathy@kathygimenez.com]  
**Sent:** Thursday, November 12, 2009 7:17 AM  
**To:** Pierce-Web  
**Subject:** Power Line Extension

Please consider the following reason to reinstitute the free 1000 feet power line.

1. The "free line" policy has been in effect for 54 years, with about EVERY Arizonan alive benefiting from the utility provided line extensions, especially in rural Arizona.
2. APS is a monopoly in our electricity market, providing no means to obtain competitive bids.
3. The power lines are a cost of doing business which APS should bear, just like other companies.
4. This policy is dramatically reducing property values, as many without power, are no longer affordable for housing.
5. Rural and out-lying Counties are being hit very hard, as they are largely undeveloped, making the repeal of the free extension an enormous hardship for rural residents and developers.

***Kathy Gimenez***

Primary Number: (928)699-9392

Fax: (888)456-5684

email: [Kathy@KathyGimenez.com](mailto:Kathy@KathyGimenez.com)

web site: [www.KathyGimenez.com](http://www.KathyGimenez.com)

**Antonio Gill**

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**APS RATE CASE  
E-01345A-08-0172**

**From:** Leslie Belsanti, CRB [leslie@davincirealty.com]  
**Sent:** Wednesday, November 11, 2009 7:08 AM  
**To:** Pierce-Web  
**Subject:** Utility line extensions

Please reinstate "no cost" utility line extensions up to 1,000 feet provided by Arizona Public Service and other Electric Utility Companies.



The Art of Real Estate

**Leslie Belsanti, CRB**  
*Broker/Owner*

**da Vinci Realty, LLC**  
PO Box 1516  
Flagstaff, AZ 86002

tel: (928) 779-3800 ☎  
fax: (928) 222-0189  
mobile: (928) 600-1094 ☎

leslie@davincirealty.com

Want a signature like this?

**Antonio Gill**

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**APS RATE CASE  
E-01345A-08-0172**

**From:** Exit Mail [dan@exitproperties.net]  
**Sent:** Tuesday, November 10, 2009 11:47 AM  
**To:** Pierce-Web  
**Subject:** power lines

Regarding the hurtful removal of the power line policy.

1. The "free line" policy has been in effect for 54 years, with about EVERY Arizonan alive benefiting from the utility provided line extensions, especially in rural Arizona.
2. APS is a monopoly in our electricity market, providing no means to obtain competitive bids.
3. The power lines are a cost of doing business which APS should bear, just like other companies.
4. This policy is dramatically reducing property values, as many without power, are no longer affordable for housing.
5. Rural and out-lying Counties are being hit very hard, as they are largely undeveloped, making the repeal of the free extension an enormous hardship for rural residents and developers.
6. Rural and outlying Arizona is a partner in the economy and quality of life that ALL Arizonans enjoy. We pay for our growth with impact fees, building permits, and taxes and provide a huge benefit to the state. The economic downturn and crash of the state's housing market has all but stopped new construction rural Arizona and placed an unprecedented hardship on county businesses, homeowners and the county governments. Reinstating the 1,000 foot "no cost" utility provided line extension would be a helpful and productive action.

Dan Rhoton  
Exit Properties

**Antonio Gill**

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**APS RATE CASE  
E-01345A-08-0172**

**From:** Jerry Germansen [jerrygermansen@hotmail.com]  
**Sent:** Tuesday, November 10, 2009 10:34 AM  
**To:** Pierce-Web  
**Subject:** APs line charges

### APS and the Cost of Supplying Power

APS unfairly took away free line installation from everyone in Arizona 18 months ago. I truly believe this is unfair.

- Many people bought land expecting power costs to be minimal. They have lost value in their investment.
- APS has no competition
- APS gets paid from customers, including new customers, every month for years
- Rural areas are being hit extremely hard
- Many owners cannot afford the cost of power when budgeting low cost housing
- Thousands of construction jobs have been lost in this economy. APS's line costs have made this situation even worse.
- APS has a program to help supply power to the grid by adding solar to residential customers. The new homes that would be added to the grid could help in the power production with solar.

Please retract the policy to the policy that was in place for years and under which many of us bought our property and return value to our land that was taken away by a monopoly and totally out of our control.

<http://exitjerry.wordpress.com/> My local real estate blog  
[www.EXITCM.com](http://www.EXITCM.com)

**Quote of the Week:** The last words I want said as they close my coffin lid: "Look, He's moving"

**Jerry Germansen**  
**EXIT Realty Cool Mountain Broker/Owner, GRI, GREEN**  
**928-632-3906 Direct 928-632-1608 Office**  
**Hundreds of properties updated and searchable**

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