

March 3, 2022

Via Electronic Mail

Erika L. McLain, Prosecutor
Pennsylvania Public Utility Commission
Bureau of Investigation and Enforcement
ermclain@pa.gov

Erin L. Gannon
Senior Assistant Consumer Advocate
Harrison W. Breitman
Assistant Consumer Advocate
Office of Consumer Advocate
EGannon@paoca.org
HBreitman@paoca.org

Erin K. Fure
Assistant Small Business Advocate
Office of Small Business Advocate
efure@pa.gov

Re: PaPUC Docket No. A-2021-3024267
Application of Aqua Pennsylvania Wastewater, Inc. – Lower Makefield Township

Dear Counsel:

We are counsel to Aqua Pennsylvania Wastewater, Inc. (“Aqua”) in the above matter. Aqua and Lower Makefield Township (“Township”) are continuing to work to ensure the transfer of all real property rights related to the Sanitary Sewer System, including easements, at closing. In compliance with Ordering Paragraph 5.c. of the Opinion and Order of the Public Utility Commission entered January 13, 2022, we are providing the Bureau of Investigation and Enforcement, the Office of Consumer Advocate and the Office of Small Business Advocate with this final update before closing regarding the status of their continuing efforts.

Recorded Easements

Aqua and the Township have identified approximately 473 recorded easements, listed on the attached spreadsheet, for transfer at closing.

Missing Easements

Aqua and the Township have identified approximately 12 properties, listed on the attached spreadsheet, that contain portions of the Sanitary Sewer System without recorded easements. Aqua and the Township are cross referencing the existing easements with this list to determine if any of the missing easements are encompassed in existing easements or public rights of way. The Township will then begin a process of contacting the property owners to seek a grant of easement for the

March 3, 2022

Page 2

Township's sewer mains over these properties. Thereafter, if necessary, any remaining easements will be obtained via condemnation.

Please contact me with any questions about this matter.

Very truly yours,

THOMAS, NIESEN & THOMAS, LLC

By 

Thomas T. Niesen

cc: Rosemary Chiavetta
Alexander R. Stahl, Esquire
Thomas S. Wyatt, Esquire

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
1	20-003-004-002	20-012-014
2	20-003-010-002	20-030-061
3	20-003-010-003	20-030-074-001
4	20-003-011-004	20-032-027
5	20-003-011-007	20-033-001
6	20-003-011-019	20-033-002
7	20-003-011-021	20-037-119
8	20-003-011-022	20-038-050-001
9	20-003-013-001	20-038-099
10	20-003-013-002	54-005-045
11	20-003-016-001	54-005-054
12	20-003-028-005	54-005-057
13	20-003-028-006	
14	20-003-028-007	
15	20-003-031-001	
16	20-003-032-001	
17	20-003-036-001	
18	20-003-036-010	
19	20-003-036-011	
20	20-004-006	
21	20-004-007	
22	20-004-010	
23	20-004-011	
24	20-004-012	
25	20-004-013	
26	20-004-014	
27	20-004-015-001	
28	20-005-081	
29	20-005-082	
30	20-005-094	
31	20-005-095	
32	20-005-104	
33	20-005-105	
34	20-005-115	
35	20-006-018-001	
36	20-006-024	
37	20-006-025	
38	20-007-086	
39	20-007-087	
40	20-009-001-008	
41	20-012-001-001	
42	20-012-007	
43	20-012-010	
44	20-012-015	
45	20-012-015-002	
46	20-013-005	
47	20-013-005-001	
48	20-014-068	
49	20-014-069	
50	20-015-142	
51	20-015-144	
52	20-015-145	
53	20-015-146	
54	20-015-148	
55	20-016-015-005	
56	20-016-030-002	
57	20-016-031-001	
58	20-016-035	
59	20-016-054	
60	20-016-060-001	
61	20-016-070	
62	20-016-075	
63	20-016-076-001	
64	20-017-091	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
65	20-017-117	
66	20-017-136	
67	20-017-137	
68	20-018-031	
69	20-018-032	
70	20-018-045	
71	20-019-043	
72	20-019-044	
73	20-019-088	
74	20-019-089	
75	20-019-090	
76	20-019-130	
77	20-019-131	
78	20-019-137	
79	20-019-180	
80	20-019-185	
81	20-019-186	
82	20-019-187	
83	20-019-200	
84	20-019-213	
85	20-019-216	
86	20-019-217	
87	20-019-248	
88	20-019-249	
89	20-020-107	
90	20-020-113-001	
91	20-020-113-002	
92	20-020-113-009	
93	20-020-113-010	
94	20-020-113-028	
95	20-020-113-029	
96	20-020-113-030	
97	20-020-113-031	
98	20-021-027	
99	20-021-072	
100	20-021-073	
101	20-021-099	
102	20-021-100	
103	20-021-114	
104	20-021-115	
105	20-021-134	
106	20-021-150	
107	20-021-151	
108	20-022-044	
109	20-022-149	
110	20-022-210	
111	20-022-211	
112	20-022-216	
113	20-022-217	
114	20-022-218	
115	20-023-088	
116	20-024-003	
117	20-024-004	
118	20-024-014	
119	20-024-015	
120	20-024-026	
121	20-024-027	
122	20-024-032	
123	20-024-041	
124	20-024-042	
125	20-024-043	
126	20-024-125	
127	20-024-149	
128	20-024-150	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
129	20-024-156	
130	20-024-164	
131	20-024-175	
132	20-024-194	
133	20-024-205	
134	20-024-207	
135	20-024-208	
136	20-024-209	
137	20-024-210	
138	20-025-001	
139	20-025-002	
140	20-025-003	
141	20-025-003-001	
142	20-025-004	
143	20-025-005	
144	20-025-009	
145	20-025-010-002	
146	20-025-089	
147	20-025-222	
148	20-025-223	
149	20-026-001	
150	20-026-002	
151	20-026-003	
152	20-026-004	
153	20-028-074	
154	20-028-079	
155	20-028-080	
156	20-028-081	
157	20-028-082	
158	20-028-083	
159	20-028-090	
160	20-028-091	
161	20-028-092	
162	20-028-093	
163	20-028-095	
164	20-028-096	
165	20-028-097	
166	20-028-111	
167	20-028-112	
168	20-028-113	
169	20-028-114	
170	20-030-068	
171	20-030-069	
172	20-030-070	
173	20-030-071	
174	20-030-072	
175	20-030-073	
176	20-030-074	
177	20-030-075	
178	20-030-076	
179	20-030-078	
180	20-031-008	
181	20-031-009	
182	20-031-010	
183	20-031-010-001	
184	20-031-011	
185	20-031-011-001	
186	20-032-001-002	
187	20-032-006	
188	20-033-101	
189	20-033-236	
190	20-033-237	
191	20-034-020	
192	20-034-020-004	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
193	20-034-022	
194	20-034-036	
195	20-034-067	
196	20-034-067-004	
197	20-034-079	
198	20-037-121	
199	20-037-209	
200	20-037-210	
201	20-037-211	
202	20-037-212	
203	20-037-213	
204	20-035-052	
205	20-037-233	
206	20-037-234	
207	20-037-268	
208	20-038-046	
209	20-038-047	
210	20-038-048	
211	20-038-049	
212	20-038-050	
213	20-038-050-002	
214	20-038-125-003	
215	20-038-148-001	
216	20-038-171	
217	20-038-172	
218	20-039-032	
219	20-039-040	
220	20-039-281	
221	20-040-014	
222	20-049-017	
223	20-040-018	
224	20-040-022	
225	20-040-023	
226	20-040-024	
227	20-040-025	
228	20-040-122	
229	20-040-147	
230	20-040-157	
231	20-040-157-001	
232	20-040-157-001.001	
233	20-040-157-001-002	
234	20-040-157-002	
235	20-040-157-003	
236	20-040-160	
237	20-040-161	
238	20-040-163	
239	20-040-164	
240	20-040-065	
241	20-40-168	
242	20-040-169	
243	20-040-167	
244	20-040-172	
245	20-041-121	
246	20-041-122	
247	20-041-123	
248	20-041-124	
249	20-041-125	
250	20-042-035-005	
251	20-042-035-006	
252	20-042-278	
253	20-042-279	
254	20-042-280	
255	20-042-295	
256	20-042-296	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
257	20-043-133	
258	20-043-135	
259	20-043-135-001	
260	20-043-153	
261	20-043-162	
262	20-043-164	
263	20-043-172	
264	20-043-223	
265	20-043-225	
266	20-045-023	
267	20-045-024	
268	20-045-034	
269	20-046-020	
270	20-046-197-032	
271	20-046-204	
272	20-047-074	
273	20-047-193	
274	20-049-322	
275	20-050-070-001	
276	20-050-071	
277	20-050-072	
278	20-050-073	
279	20-050-074	
280	20-050-075	
281	20-050-076	
282	20-050-077	
283	20-050-078	
284	20-050-079	
285	20-050-373	
286	20-053-020	
287	20-053-026	
288	20-053-027	
289	20-053-028	
290	20-053-029	
291	20-053-030	
292	20-053-031	
293	20-053-031-001	
294	20-054-047	
295	20-054-048	
296	20-055-126	
297	20-055-130	
298	20-055-134	
299	20-055-135	
300	20-055-211	
301	20-055-212	
302	20-055-296	
303	20-055-297	
304	20-056-025	
305	20-056-083	
306	20-056-084	
307	20-056-090	
308	20-056-091	
309	20-056-095	
310	20-056-129	
311	20-057-057	
312	20-057-058	
313	20-057-059	
314	20-057-136	
315	20-057-137	
316	20-057-140	
317	20-057-224	
318	20-057-225	
319	20-058-069	
320	20-058-164	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
321	20-058-165	
322	20-058-209	
323	20-058-216	
324	20-058-222	
325	20-059-049	
326	20-059-094	
327	20-059-095	
328	20-059-096	
329	20-059-097	
330	20-059-098	
331	20-059-099	
332	20-059-100	
333	20-059-269	
334	20-059-270	
335	20-059-300	
336	20-059-309	
337	20-060-017	
338	20-060-025	
339	20-060-026	
340	20-060-167	
341	20-060-168	
342	20-060-171	
343	20-060-172	
344	20-060-184	
345	20-060-185	
346	20-060-187	
347	20-060-188	
348	20-060-189	
349	20-060-228	
350	20-060-229	
351	20-060-233	
352	20-060-234	
353	20-060-235	
354	20-060-236	
355	20-060-254	
356	20-060-255	
357	20-060-301	
358	20-060-316	
359	20-061-001	
360	20-061-006	
361	20-061-007	
362	20-061-010	
363	20-061-011	
364	20-061-012	
365	20-061-089	
366	20-061-103	
367	20-063-233	
368	20-063-234	
369	20-063-291	
370	20-064-019	
371	20-064-020	
372	20-064-025	
373	20-064-026	
374	20-064-027	
375	20-064-035	
376	20-064-036	
377	20-064-037	
378	20-064-038	
379	20-064-031	
380	20-064-048	
381	20-064-056	
382	20-064-063	
383	20-064-071	
384	20-065-077	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
385	20-065-078	
386	20-065-080	
387	20-065-081	
388	20-065-230	
389	20-065-231	
390	20-065-251	
391	20-068-023	
392	20-068-041	
393	20-068-049	
394	20-068-050	
395	20-068-079	
396	20-069-001	
397	20-069-002	
398	20-069-004	
399	20-069-005	
400	20-069-006	
401	20-069-025	
402	20-069-063	
403	20-072-015	
404	20-072-068	
405	20-074-031	
406	20-074-052	
407	20-075-049	
408	20-075-053	
409	20-075-054	
410	20-075-055	
411	20-075-056	
412	20-075-067	
413	20-075-068	
414	20-076-001	
415	20-076-003	
416	20-076-004	
417	20-077-019	
418	20-077-085	
419	20-077-086	
420	20-078-007	
421	20-079-024	
422	20-079-025	
423	20-080-048	
424	54-003-006	
425	54-003-006-001	
426	54-003-007	
427	54-009-086	
428	20-004-172	
429	20-005-110	
430	20-006-066	
431	20-007-161	
432	20-012-012-001	
433	20-014-063	
434	20-015-047	
435	20-015-103	
436	20-016-031	
437	20-018-049	
438	20-019-132	
439	20-019-182	
440	20-019-183	
441	20-019-184	
442	20-019-201	
443	20-019-224	
444	20-019-252	
445	20-021-005	
446	20-023-094	
447	20-024-082	
448	20-024-152	

No.	Parcels with Recorded Easements to be Transferred to Aqua	Parcels without Recorded Easements prior to closing
449	20-024-154	
450	20-024-184	
451	20-025-178	
452	20-025-249	
453	20-025-250	
454	20-034-020-002	
455	20-034-047	
456	20-045-003-001	
457	20-049-324	
458	20-052-116-001	
459	20-055-102	
460	20-055-121	
461	20-056-049	
462	20-056-110	
463	20-056-134	
464	20-057-046	
465	20-060-121	
466	20-060-243	
467	20-060-280	
468	20-061-052	
469	20-064-039	
470	20-065-107	
471	20-065-108	
472	20-065-310	
473	20-073-001	