

COMMONWEALTH OF PENNSYLVANIA

PUBLIC UTILITY COMMISSION

- - - - -
 Kevin Clark, : DOCKET NO.
 Complainant : F-2024-3048453
 :
 v. :
 :
 Philadelphia Gas Works, :
 Respondent :
 :
 Initial Call In Telephonic Hearing :
 - - - - -

Pages 1 through 69

Judge's Chambers
 State Office Building
 801 Market Street
 Philadelphia, PA 19107

Monday, August 5, 2024
 Commencing at 10:00 a.m.

BEFORE:

DEPUTY CHIEF ADMINISTRATIVE LAW JUDGE
 CHRISTOPHER P. PELL

REPORTER:

Lori A. Fausnaught, RPR, RMR, CRR

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 KARASCH & ASSOCIATES (800) 621-5689

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FOR - RESPONDENT	ID'D/ADMITTED
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Customer Contact: Service

Date: 06/27/2016 Time: 9:42:00 AM Source: Related Tran:

CC Type: SERV - Service Created: 06/27/2016 at: 9:42:18 AM by: KHUGGINS

Area: 800 - Residential General Service Changed: at: by:

Surveyable Auto Delete Date: 06/27/2020 Class: Inquiry

Comments: Kenneth Huggins was here on a 96 C & C Field Shut Off order with Order # 7846915 , with a result of Completed Found Gas ON , Left Gas OFF , with activities of (Field Collections - NPSO Completed) , with comments of "off at cb"

Letter

Status: Print Date: Run Number: Reprint:

Template:

Review List Tickler

Follow Up: to Review Group to User

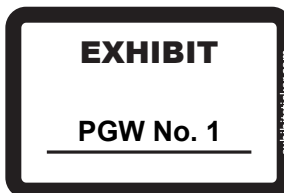
Priority: Review Group...

Account: [Redacted] Clark, Laverne

Premise: 2009 N 61st St/Phila,Pa

Person: Clark, Laverne

Change Cancel



Customer Contact: Service

Date: 08/01/2017 Time: 12:30:00 PM Source: Related Tran:

CC Type: SERV - Service Created: 08/01/2017 at: 12:30:12 PM by: NGANUES

Area: 800 - Residential General Service Changed: at: by:

Surveyable Auto Delete Date: 08/01/2021 Class: Inquiry

Comments: Nicholas Ganues was here on a Curb Valve Safety Recheck order with Order # 8052449 , with a result of Completed Found Gas ON , Left Gas OFF , with activities of (M.I.U. Activities - CGI - Recurbed with Expander) , with comments of "foundon recurbed with expander and left ptn"

Letter

Status: Print Date: Run Number: Reprint:

Template:

Review List Tickler

Follow Up: to Review Group to User

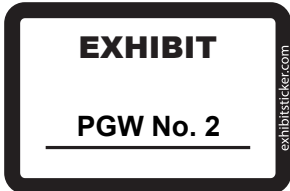
Priority: Review Group...

Account:

Premise: 2009 N 61st St/Phila,Pa

Person:

Change Cancel



Customer Contact: Theft

Date: 08/03/2017 Time: 1:16:00 PM Source: JetSearch Related Tran: Premise Maintenance
CC Type: THFT - Theft Created: 08/03/2017 at: 1:16:21 PM by: JFLORES
Area: 800 - Residential General Service Changed: at: by:
 Surveyable Auto Delete Date: Class: Inquiry

Comments: RPU TECH L.ENNIS #9767 HERE ON 8/03/2017 AT 2009 N 61ST STREET OUT FOR A SAFETY CHECK. FOUND GAS OFF WAS RECURBED 8/1/2017 AND A TAMPERED METER. 2 SCREWS MISSING/RED CAPS MISSING FROM ERT HEAD. REMOVED METER #1 12654246 AT INDEX AND SHUT GAS OFF WITH WING LOCKS, LOCKING PLUGS INLET TO OUTLET, AND CURBED WITH EXPANDER. BTU'S HH 100,000, AWH 34,000, AGR 55,000 AND LEFT P.T.N. CHARGED LAVERNE CLARK.

Letter
Status: Print Date: Run Number: Reprint:

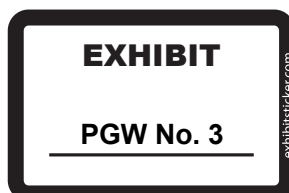
Template:

Review List Tickler
Follow Up: to Review Group to User
Priority: Review Group...

Account:

Premise: 2009 N 61st St/Phila,Pa

Person:



Customer Contact: Service

Date: 02/16/2024 Time: 10:41:00 AM Source: Related Tran:

CC Type: SERV - Service Created: 02/16/2024 at: 10:41:47 AM by: ASIMON

Area: 800 - Residential General Service Changed: at: by:

Surveyable Auto Delete Date: 02/16/2028 Class: Inquiry

Comments: Andrew Simon was here on a Curb Valve Safety Recheck order with Order # 14295759 , with a result of Completed Found Gas ON , Left Gas OFF , with activities of (M.I.U. Activities - Shut Off Inside For Unauthorized Usage) , with comments of "had to wait for old style expander...had to pump water out, expander kept coming off took time to get it hooked...found on, shut back off recurred with new style expander puller"

Letter

Status: Print Date: Run Number: Reprint:

Template:

Review List Tickler

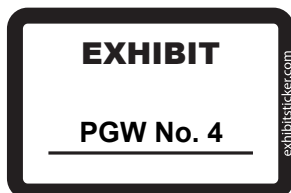
Follow Up: to Review Group to User

Priority: Review Group...

Account:

Premise: 2009 N 61st St/Phila,Pa

Person:



Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

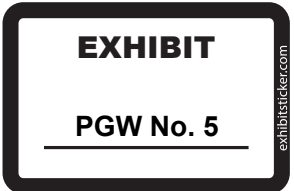
Gas Status | Appliance Data | Hazard Data | Non-Part Charges | Safety Survey | Meter Order | Parts Summary | Activities | Completion Time | Survey Check | Acct. Codes | Comment

Gas Found	Gas Left	Off Method	Second Off Method
▶ OFF	OFF	Locking Plugs	Expander

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

[Close](#)



Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

Gas Status Appliance Data Hazard Data Non-Part Charges Safety Survey Meter Order Parts Summary Activities Completion Time Survey Check Acct. Codes Comment

Appliance	BTU	Unit Number	Operational
▶ Heaters	50000	1	N
Ranges	60000	1	N
Water Heaters	36000	1	N

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

Close


Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

Gas Status | Appliance Data | Hazard Data | Non-Part Charges | Safety Survey |  Meter Order | Parts Summary | Activities | Completion Time | Survey Check | Acct. Codes | Comment

Action	Current Meter Number	New Meter Number	Current ERT	New ERT	Current Index	New Index	Loc Desc	Reason
▶ No Action Taken	0	0	0	0	0	0		Non-Metered Location

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

[Close](#)

Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

Gas Status | Appliance Data | Hazard Data | Non-Part Charges | Safety Survey | Meter Order | Parts Summary | **Activities** | Completion Time | Survey Check | Acct. Codes | Comment

Detail Activity
▶ Bypass Found
Shut Off Inside For Unauthorized Usage
Inside Leak Survey/ Atmospheric Corrosion Check

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

Close

Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

Gas Status | Appliance Data | Hazard Data | Non-Part Charges | Safety Survey | Meter Order | Parts Summary | Activities | Completion Time | Survey Check | Acct. Codes | [Comment](#)

Free Form Comment

▶ On arrival, found bypass. Removed bypass and installed locking pluggs, and bike lock. Cv off on arrival, reinstalled new style expander. Hh 50 btu, Agr 60 btu, Awh 36 btu. Left sa

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

[Close](#)

Field Information

Order Num 14309595 Order Type Unbilled Usage Investigation Customer Name CLARK KEVIN

Field Activity Sequence

Sequence	Work Date	Employee	Status Code	Comp Type	Dispatch Type	Window	Time	Gas Found	Gas Left
▶ 14302745	02-19-24	Keith Andrews	CMP	Completed By FSD	Primary	1200-1600	2/19/2024 3:24 PM	OFF	OFF

Field Activity Details

Gas Status | Appliance Data | Hazard Data | Non-Part Charges | Safety Survey | Meter Order | Parts Summary | Activities | Completion Time | Survey Check | Acct. Codes | [Comment](#)

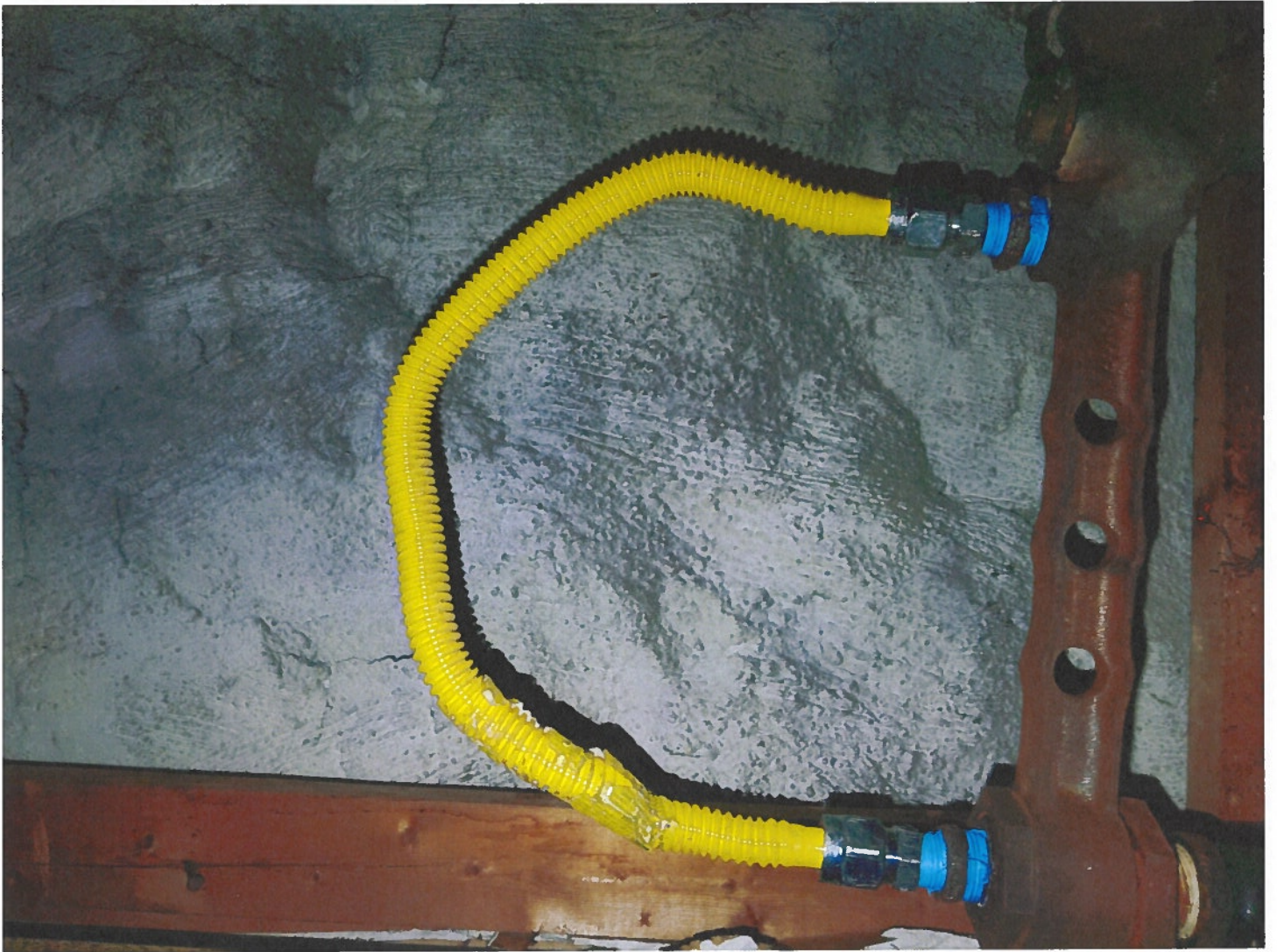
orm Comment

▶ val, found bypass. Removed bypass and installed locking pluggs, and bike lock. Cv off on arrival, reinstalled new style expander. Hh 50 btu, Agr 60 btu, Awh 36 btu. Left safe.

Others Order Data

Customer	Order Type Desc	Special Instructions	Created By	Contact Name	Contact Number
▶ Y	Unbilled Usage Investigation	PLEASE CHECK FOR BYPASS AND FUEL LINE READINGS	Swalker1		

[Close](#)



PGW Exhibit 5
Page 6 of 7



Degree Days Calculator

Help

Criteria

Current Year
 30 Years Average

	Month	Day	Year
Start Date:	6	27	2016
End Date:	8	1	2017

Calculate

Degree Days

Number of Days: 400

Total Degree Days: 3858.00

HISTORICAL USAGE FOR 1 YEAR FROM 7/10/2015 TO 6/09/2016

Premise Billing History

Search Criteria
 Premise... 9995013443 Address: 2009 N 61st St/Philadelphia, Pa 19151-3544
 Start Read Date:
 Restrict Display To USA's of Type: Show Customer's Name Apply Criteria

	Read Date	SA Type	Days	Read Code	\$ Amount	Usage	Demand	Customer
<input checked="" type="checkbox"/>	06/09/2016	G2-GS	30	R	\$236.36	42.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	05/10/2016	G2-GS	29	R	\$236.36	71.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	04/11/2016	G2-GS	32	R	\$236.36	146.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	03/10/2016	G2-GS	29	R	\$236.36	227.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	02/10/2016	G2-GS	29	R	\$236.36	256.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	01/12/2016	G2-GS	34	R	\$236.36	183.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	12/09/2015	G2-GS	30	R	\$236.36	150.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	11/09/2015	G2-GS	31	R	\$236.36	81.00 CCF	0.00	Clark, Laverne

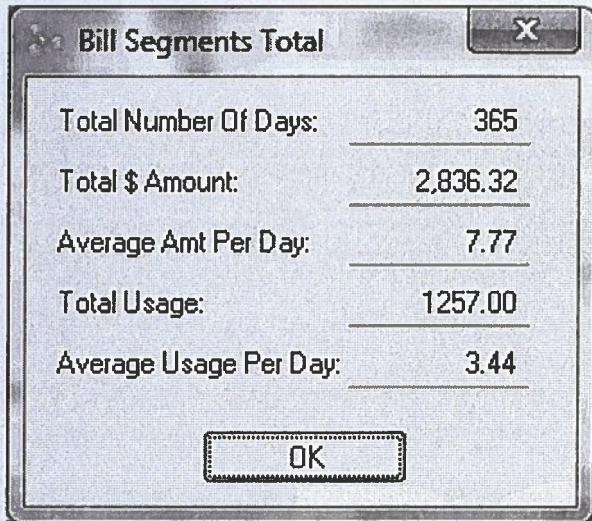
Total Bill Segments... Financial Details...

Premise Billing History

Search Criteria
 Premise... 9995013443 Address: 2009 N 61st St/Philadelphia, Pa 19151-3544
 Start Read Date:
 Restrict Display To USA's of Type: Show Customer's Name Apply Criteria

	Read Date	SA Type	Days	Read Code	\$ Amount	Usage	Demand	Customer
<input type="checkbox"/>	10/09/2015	G2-GS	29	R	\$236.36	33.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	09/10/2015	G2-GS	30	R	\$236.36	21.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	08/11/2015	G2-GS	32	R	\$236.36	23.00 CCF	0.00	Clark, Laverne
<input checked="" type="checkbox"/>	07/10/2015	G2-GS	30	R	\$236.36	24.00 CCF	0.00	Clark, Laverne
<input type="checkbox"/>	06/10/2015	G2-GS	30	R	\$236.36	47.00 CCF	0.00	Clark, Laverne
<input type="checkbox"/>	05/11/2015	G2-GS	31	R	\$148.66	90.00 CCF	0.00	Clark, Laverne
<input type="checkbox"/>	04/10/2015	G2-GS	30	R	\$284.22	224.00 CCF	0.00	Clark, Laverne
<input type="checkbox"/>	03/11/2015	G2-GS	29	R	\$144.00	325.00 CCF	0.00	Clark, Laverne

Total Bill Segments... Financial Details...



Bill Segments Total	
Total Number Of Days:	365
Total \$ Amount:	2,836.32
Average Amt Per Day:	7.77
Total Usage:	1257.00
Average Usage Per Day:	3.44

OK

1,257 CCF'S FOR 1 YEAR



Philadelphia Gas Works - Historical Usage Calculator

Total volume of gas consumed during good 12 months of historical usage (CCF):	1,257
Average volume of gas used per month based on good 12 months of historical usage (CCF):	104.750
Start Date of Theft:	6/27/2016
End Date of Theft:	8/1/2017
Total days of Theft Time Period:	400
Total days of Theft Time Period converted into total Months:	13.333
Total volume of gas used and to be billed as "ESTGAS" in CCF:	1,396.667
Total volume of gas used and to be billed as "ESTGAS" in CCF rounded up:	1,397

PGW Bill Calculation revised 7/31/2017

Beginning Read	0	Ending Read	1397	Start Date (From Date)	6/27/2016	End Date (To Date)	8/1/2017	Number Of Dials	4	USA Daily Base Load	0.81
Consumption	1397	Consumption	1397	Number Of Days	400	Average Consumption per day	3,4925	30 Yr Avg Deg Day	4,553	Heating?	Yes <input checked="" type="checkbox"/>
Rate Class	GSR	Senior Discount	0	Commodity Charge Credit	\$0.00	Distribution Charge	\$1,095.26	Supplier Yes/No	No <input type="checkbox"/>	Taxable Yes/No	No <input checked="" type="checkbox"/>
Cust Charge	\$156.00	Commodity Charge	\$648.97	Commodity Charge Credit	\$0.00	Gas Cost Adjustment	-\$16.71	WNA Charges	\$65.91	DSIC	\$106.36
		Sub Total	\$2,055.79	Amount of Discount	\$0.00	State Tax	\$0.00	1% City Tax	\$0.00	Grand Total For GSR	\$2,055.79

If there is no amount for the Base Load, USE the Defaulted Base Loads below for the correct Customer Class:

- Cust Class 0 = 15.33
- Cust Class 2 = 0.47
- Cust Class 3, 4 and 5 = 0.00
- Cust Class 8 = 3.90
- Cust Class 9 = 5.11
- Cust Class P = 0.56
- Cust Class V = 0.53

above defaults for 2016 - 2017
BYPASS \$ 2,055.79

BASE ON HISTORICAL USAGE 1,397 CCF = \$ 2,055.79

LAVERNE CLARK @ 2009 N 61ST ST ACCT # [REDACTED]



Degree Days Calculator

Help

Criteria

Current Year
 20 Years Average

	Month	Day	Year
Start Date:	8	4	2017
End Date:	2	16	2024

Calculate

Degree Days

Number of Days: 2397
Total Degree Days: 27254.00



EXHIBIT

PGW No. 7

exhibiticker.com

Customer Name	Clark, Laverne		
Address	2009 N 61st St/Philadelphia,Pa		
Account Number	[REDACTED]		
Period Start Date (MM/DD/YYYY)	8/4/2017		
Period End Date (MM/DD/YYYY)	2/16/2024		
Heating Degree Days	27254		
	Appliance Input Data (BTU/hr)	Recommended EFLH	Gas Usage (CCF)
Heater	50,000	700	2,048.53
Instantaneous Water Heater (Tankless)		130	-
Automatic Water Heater (Tank)	36,000	500	1,134.06
Range	60,000	125	472.52
Dryer		200	-
		Total Usage (CCF)	3,655

PGW



PGW Bill Calculation revised 7/2/2024

Beginning Read	Ending Read	Start Date (To Date)	End Date (From Date)	Number Of Dials	Actual Deg Days	USA Daily Base Load	If there is no amount for the Base Load, USE the Defaulted Base Loads below for the correct Customer Class:								
0	3655	8/4/2017	2/16/2024	4	27,254	0.42									
Consumption				Average Consumption per day	*20 Yr Avg Deg Day	Heating?		For Winter Season 2023 - 2024							
3655		2387		= 1.531210725	29,085	Yes <input checked="" type="checkbox"/>		Cust Class 0 = 18.27 Cust Class 2 = 0.42							
Rate Class	Supplier	Group	Type	Senior Discount	Dual Bill Yes/No	Taxable Yes/No		Cust Class 3, 4 and 5 = 0.00 Cust Class 8 = 2.69							
GSR	PGW	01	Fixed	0	No <input type="checkbox"/>	No <input checked="" type="checkbox"/>									
Cust Charge	Commodity	Commodity Charge Credit	GCR	Gas Cost Adjustment	GSR Distribution Charge	GSR WNA Charge	GSR DSIC Charge	Cust Class 9 = 5.39 Cust Class P = 0.57 Cust Class V = 0.52							
\$1,132.99	+	\$1,893.97	+	\$0.00	+	\$0.00	+	-\$82.64	+	\$3,211.86	+	\$67.95	+	\$331.99	
Does Migration Rider Exist?	Migration Rider	Sub Total	Amount Senior Citizen Discount	Bill Total	State Tax	1% City Tax	Grand Total For GSR	Variable Customer Charge							
No <input type="checkbox"/>	+	\$0.00	=	\$6,556.12	-	\$0.00	=	\$6,556.12	+	\$0.00	+	\$0.00	=	\$6,556.12	\$104.38

* Historic Degree Days switched from 30 year average to 20 year average on 12/1/2017
CHANGED WNA end date to 5/1/2023





Clark, Kevin XXXXX2385;VERIFY;VERIFY-Y2/J2;RR-CKTTYF;H-Y;M-pgwkdouglas;

PAGE 1 DATE 02-19-24 07:31:45

EXPERIAN CONNECT CHECK PLUS SUMMARY

Pass - Issue turn-on order - No Deposit Required

ID MATCH CONDITION: C

ID SUMMARY

ID MATCH CONDITION: C

ID MATCH INFORMATION:

ID MATCH

KEVIN CLARK

2009 N 61ST ST

PHILADELPHIA PA 19151-3544

RPTD: 12-01

DOB: [REDACTED] /72

SPECIAL MESSAGES:

INPUT SSN ISSUED 1978-1981

ADDITIONAL NAME/ADDRESS SUMMARY

ASSOCIATED NAMES

ASSOCIATED ADDRESSES

KEVIN L CLARK

YOB: N/A

KELVIN L CLARK

YOB: N/A

KELVIN CLARK

YOB: N/A

5042 HAZEL AVE

PHILADELPHIA PA 19143-1622

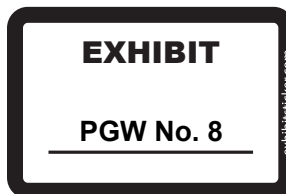
RPTD: 11-89

MESSAGES

ACCOUNTS CLOSED BY CONSUMER 01 TIMES

ACCOUNTS DISPUTED BY CONSUMER 01 TIMES

END OF EXPERIAN CONNECT CHECK PLUS REPORT



RESIDENTIAL LEASE AGREEMENT

THIS LEASE AGREEMENT (hereinafter referred to as the "Agreement" or the "Lease") is made and entered into on 02/15/2001, by and between Ada Matthews (hereinafter referred to as "LANDLORD") and Kevin Clark (hereinafter referred to as "TENANT"). No other tenants are allowed without the written consent of the LANDLORD, or the execution of a new lease agreement.

PREAMBLE:

WHEREAS, the LANDLORD is the proprietor of the real estate property located at 19 N Ruby St, Philadelphia, Pennsylvania 19139 in Philadelphia County (hereinafter referred to as the "Premises"); and

WHEREAS, the LANDLORD wishes to lease the Premises to the TENANT upon the terms and conditions contained in this Agreement; and

WHEREAS, the TENANT wishes to lease the Premises from the LANDLORD upon the terms and conditions contained herein;

NOW, THEREFORE, in consideration of the covenants and obligations contained herein, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

ARTICLE I - TERM

The lease term begins on 03/01/2001 (hereinafter referred to as the "Commencement Date"), and shall terminate at 12 o'clock midnight on 12/31/2023. The TENANT shall vacate the premises upon termination of the Agreement, unless (i) the LANDLORD and the TENANT have agreed to extend this Agreement or have signed a new lease agreement; (ii) the LANDLORD accepts further rent from the TENANT (other than past due rent), in which case a month-to-month tenancy shall be created which either party may terminate by a thirty (30) day written notice. In the event a month-to-month tenancy results, rent shall be at a rate agreed to by the LANDLORD and the TENANT, or as allowed by law; all other terms and conditions of this Agreement shall remain in full force and effect.

ARTICLE II - PAYMENTS

"Rent" shall mean all monetary obligations owed by the TENANT to the LANDLORD under the terms of this Agreement, except for the security deposit, if any.

Amount: The total monthly rent for the duration of this Agreement is the sum of \$400.00 per month.

Due Date: Rent is payable by the Fifth day of each month and shall be considered late 10 days after aforementioned date. The first and last month's installments are to be paid upon the execution of this Agreement.

EXHIBIT

PGW No. 9

Notices may be served at the following addresses, or at any other location subsequently designated by either Party:

If served to LANDLORD: Ada Matthews

6043 Angora Ter
Philadelphia, Pennsylvania 19143

If served to TENANT: Kevin Clark

19 N Ruby St
Philadelphia, Pennsylvania 19139

ARTICLE XVIII - MISCELLANEOUS PROVISIONS

Waiver: The waiver of any breach shall not be construed as a continuing waiver of the same or any subsequent breach. No indulgence, waiver, election or non-election by the LANDLORD under this Agreement shall affect TENANT's duties and liabilities hereunder.

Attorney's Fees: Should it become necessary for the LANDLORD to employ an attorney to enforce any of the conditions or covenants of this Agreement, including the collection of Rent or gaining possession of the Premises, the TENANT agrees to pay all expenses so incurred, including all reasonable attorneys' fee and costs.

Governing Law: This Agreement shall be governed, construed and interpreted by, through and under the Laws of the State of Pennsylvania.

Severability: If any provision of this Agreement or the application thereof shall, for any reason and to any extent, be invalid or unenforceable, neither the remainder of this Agreement nor the application of the provision to other persons, entities or circumstances shall be affected thereby, but instead shall be enforced to the maximum extent permitted by law.

Binding Effect: The covenants, obligations and conditions contained in this Agreement shall be binding on and inure to the benefit of the heirs, legal representatives, and assigns of the parties hereto.

Construction: The pronouns used herein shall include, where appropriate, either gender or both, singular and plural.

Headings: The descriptive headings used herein are for convenience of reference only and they are not intended to have any effect whatsoever in determining the rights or obligations of the LANDLORD or the TENANT.

Modifications: The parties hereby agree that this Agreement shall not be modified, changed, altered or amended in any way except through a written amendment signed by all of the parties hereto.

Entire Agreement: The parties hereby agree that this document contains the entire agreement between the parties and all understandings between them are incorporated herein. Its terms are

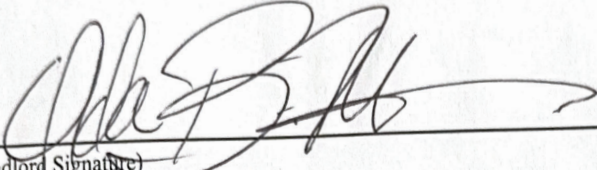
intended by the parties as a final, complete and exclusive expression of their agreement with respect to its subject matter, and may not be contradicted by evidence of any prior agreement or contemporaneous oral agreement.

*** REMAINDER OF THIS PAGE LEFT PURPOSEFULLY BLANK ***

AGREED:

As to LANDLORD on 02/15/2001

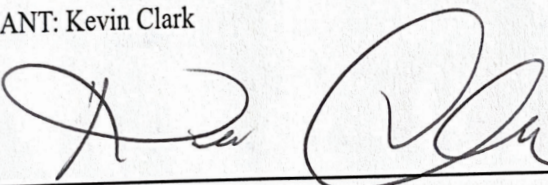
LANDLORD: Ada Matthews



(Landlord Signature)

As to TENANT on 02/15/2001

TENANT: Kevin Clark



(Tenant Signature)



COMMONWEALTH OF PENNSYLVANIA
PENNSYLVANIA PUBLIC UTILITY COMMISSION
BUREAU OF CONSUMER SERVICES
400 NORTH STREET, HARRISBURG, PA 17120

3/8/2024

BCS No: 3965421

Kevin Clark
2009 N 61st St
Philadelphia PA 19151

Dear Kevin Clark,

The Public Utility Commission has completed its investigation into your informal complaint. Our decision is attached. We sent a copy of this decision information to your utility company. You and the company must both follow this decision. Both parties may appeal this decision. If no one appeals, the decision will become final 20 days after the date of this letter.

If you do not agree with this decision you can appeal it by filing a formal complaint. Complete and return the attached Notification of Intent to Appeal within 20 days of the date on the form. The Commission will mail you formal complaint forms. When you complete and return the formal complaint forms, your appeal begins. The Commission will assign your complaint to the Office of Administrative Law Judge. They will contact you about your formal complaint.

You do not need a lawyer to file an appeal.

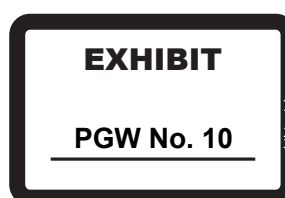
You must make all of the payments required by this decision. If you do not make these payments the utility company has the right to shut off your utility service.

Do not mail your payments to the Public Utility Commission. Mail your payments directly to your company.

If you have any questions, please call 1-800-692-7380.

Sincerely,

Florence Blamo
Investigator



**INFORMAL COMPLAINT DECISION
THE PENNSYLVANIA PUBLIC UTILITY COMMISSION**

Kevin Clark
2009 N 61st St
Philadelphia PA 19151

Date: 3/8/2024

V.

BCS: 3965421

Acct. No: [REDACTED]

Philadelphia Gas Works

DECISION ON INFORMAL COMPLAINT BY THE PUBLIC UTILITY COMMISSION (PUC):

STATEMENT OF COMPLAINT:

We received your informal complaint on 2/22/2024. In the complaint, you stated you contacted Philadelphia Gas Works (the Company) to establish service in your name at 2009 N 61st St Philadelphia Pa 19151 and they requested \$6,790.52. You do not agree with the balance as you moved to the location at the end of December 2023. You stated the previous owner was your mother who passed away on 10/21/2022 and the home was empty for a year until you moved in. You stated you had resided at 19 S Ruby St Philadelphia, PA 19139. You want the PUC to investigate and assist in establishing the service in your name.

INVESTIGATION BY STAFF OF THE PUBLIC UTILITY COMMISSION FOUND THAT:

1. The Company reported their records show on 6/27/2016 the service was terminated for non-payment in the name of Laverne Clark (mother).
2. The Company reported their records show on 8/1/2017, they visited the property to complete a curb valve safety re-check order. The Company found the gas on. The Company turned the service off. The Company re-curbed the service with an expander.
3. Under 52 Pa. Code §56.2 Definitions. Unauthorized use of utility service – Unreasonable interference or diversion of service, including meter tampering (any act which affects the proper registration of service through a meter), by-passing unmetered service that flows through a device connected between a service line and customer-owned facilities and unauthorized service restoral.
4. The Company reported their records show on 8/3/2017 they visited the property on a safety check. The Company discovered a tampered meter with two of the meter screws and red caps missing from the ERT head. The Company turned the service off with wing locks, locking plugs inlet to outlet, and re-curbed with an expander.
5. The Company reported their records show on 8/4/2017 the Company issued a bill for the tampered meter bypass from 6/27/2016 to 8/1/2017 totaling \$2,055.79.
6. The Company reported their records show on 2/16/2024, the Company visited the property on a curb valve safety check. The Company found the service on. The Company turned the service off at the curb with a new style expander puller.

7. The Company records show on 2/19/2024, you contacted the Company to establish service in your name at the property. The Company advised that you have been linked to the property since 12/2001.
8. According to 66 Pa. C.S. §1407(E): A public utility may establish that an applicant previously resided at a property for which residential service is requested through the use of mortgage, deed or lease information, a commercially available consumer credit reporting service, or other methods approved as valid by the commission. Public utilities shall include in their tariffs filed with the Commission the methods, other than those specifically mentioned in this paragraph, used to determine the applicant's liability for any outstanding balance.
9. The Company reported their records show on 2/22/2024, they charged Laverne Clark (account # 02-6899-9097) for the tampered meter bypass at 2009 N 61st St in the amount of \$6,667.39 from 8/4/2017 to 2/17/2024.
10. The Company reported that they will accept an upfront payment of \$8,846.41 (bypass charges \$2,055.79 plus \$6,667.39 plus reconnection fee \$123.23) to establish service in your name.
11. I would like to acknowledge receipt of a lease agreement you submitted for the period 3/1/2022 to 12/31/2023 for address 19 N Ruby St. Philadelphia Pa 19139. Public records do not show you resided at the property at either 19 N Ruby St Philadelphia or 19 S Ruby St Philadelphia.

BASED ON THESE FINDINGS, WE CONCLUDE THAT:

1. The Company can use public records to verify occupancy.
2. You have been linked to 2009 N 61st St Philadelphia PA 19151 since 12/2001.
3. You are an adult who resided at 2009 N 61st St Philadelphia Pa 19151 and you received benefit from the service.
4. The PUC is unable to issue a payment arrangement on accounts with unauthorized usage charges.
5. If you are still interested in obtaining the service in your name at this address, you must contact the Company.

THEREFORE, IT IS DECIDED THAT:

This informal complaint is dismissed.

If you have questions about the terms of this decision or how to appeal this decision, please call us at 1-800-692-7380.

Florence Blamo
Investigator

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Notification of Intent to Appeal BCS Decision
and
Request for Formal Complaint Forms

Send this ONLY if you want to appeal this informal decision.

If you intend to appeal this decision, you must return this form to the Secretary of the Commission by 3/28/2024. **(You MUST meet this filing deadline).**

This form is NOT your Formal Complaint form. The formal complaint form will be sent to you when the Secretary's Office receives this document. (This form is your *intent* to appeal).

- Your appeal begins when your signed and dated formal complaint form is received by the Secretary, who will then serve your formal complaint on the utility. (Please know the utility may also appeal the BCS decision).
- The utility must file an Answer to your complaint and they must send you a copy. The Complaint and Answer is then sent to the Office of Administrative Law Judge to schedule a hearing and assign a Judge to your case.
- The Judge will then send you directions to follow as your complaint proceeds through the process.
- *You do not need a lawyer to file an appeal or a formal complaint.*
- **You must attend the hearing** and offer evidence to prove your complaint has merit. *Hearings may be held in person or by telephone.*

Even if you appeal the informal decision, **you must continue to pay current bills and undisputed charges from your utility.** Failure to pay your current bill and undisputed charges could result in the termination of your utility service.

Yes, I want to appeal this decision.

Customer name and address:
(Please correct any mistakes)

Kevin Clark
2009 N 61st St
Philadelphia PA 19151

(Area Code) Telephone Number

Signature

(Cell Phone Number)

Permission to Text: Yes: ____ No: ____

BCS: 3965421
Company: Philadelphia Gas
Works

Date of Mailing: 3/8/2024
Filing Due Date: 3/28/2024**(You MUST meet this deadline).**

Send this completed appeal form one of three ways:

1. Mail by overnight delivery to (deposit date preserves your filing date):

Secretary - Pennsylvania Public Utility Commission
Commonwealth Keystone Building, 2nd Floor
400 North Street
Harrisburg, PA 17120

(Note: if you send by regular mail, you risk not meeting the filing deadline).

2. Email to: RA-PCAppeals@pa.gov

3. Fax to: 717-265-8273

📍 2009 N 61ST ST

PHILADELPHIA, PA 19151-3544

Owner

CLARK STEPHEN D
CLARK LAVERNE

OPA Account Number

342253500

Mailing Address

2009 N 61st St
Philadelphia PA 19151-3544

Property assessment and sale information

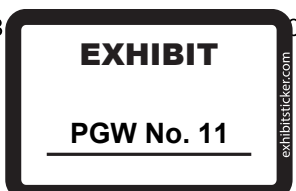
Assessed Value	\$145,300
Sale Date	07/21/2005
Sale Price	\$1

Office of Property Assessment (OPA) was formerly part of the Board of Revision of Taxes (BRT) and some City records may still use that name. Source: [Office of Property Assessment \(OPA\)](https://www.phila.gov/opa/pages/default.aspx). (<https://www.phila.gov/opa/pages/default.aspx>)

Valuation History (10)

Taxable and exempt land values can represent the contributory value of land in relation to the total market value, or were no structure is present, the value of vacant land. (Consistent with International Association of Assessing Officers (IAAO) standards, the value of an improved parcel is separated into the portion of value attributed to the improvement and the portion of value attributed to the land.)

Year	Market Value	Taxable Land	Taxable Improvement	Exempt Land	Exempt Improvement
2024	\$145,300	\$29,060	\$36,240	\$0	\$80,000
2023	\$145,300	\$29,060	\$36,240	\$0	\$80,000
2022	\$106,100	\$15,915	\$45,185	\$0	\$45,000
2021	\$106,100	\$15,915	\$45,185	\$0	\$45,000
2020	\$106,100	\$15,915	\$45,185	\$0	\$45,000
2019	\$102,200	\$15,330	\$46,870	\$0	\$40,000
2018	\$99,400	\$14,910	\$54,490	\$0	\$30,000
2017	\$99,400	\$14,910	\$54,490	\$0	\$30,000
2016	\$99,400	\$7,407	\$61,993	\$0	\$30,000
2015	\$99,400	\$7,407	\$61,993	\$0	\$30,000



Date	Adjusted Total	Grantees	Grantors	Doc Id
07/21/2005	\$1	CLARK LAVERNE; CLARK STEPHEN D	CLARK STEPHEN D	51237596
09/28/2001	\$61,000	CLARK STEPHEN D	BIEN-AIME MARAT	50339589
10/13/2000	\$25,000	BIEN-ADME MARAT	R & K REALTY ENTERPRISES LLC	50172101
05/10/2000	\$19,000	R & K REALTY ENTERPRISES LLC	A P RESIDENTIAL REALTY INC	50096970

Property Details

Property characteristics described below are included for convenience, but may not reflect the most recent conditions at the property. For all property questions, [submit an official inquiry](#).

(https://opainquiry.phila.gov/opa.apps/help/PropInq.aspx?acct_num=342253500) or call OPA at (215) 686-9200 (tel:+12156869200).

Year Built	1920 (estimated)
Building Description	ROW PORCH FRONT
Building Condition	Average
Number of Stories	2 stories
Number of Rooms	Not Available
Features	Semi-finished partial basement No fireplace No garage
Heating and Utilities	Heater type n/a No central air Sewer type n/a
Lot Size	1,323 sq ft
Improvement Area	1,242 sq ft
Frontage	16 ft
Beginning Point	223'6 3/8" N
Zoning	RSA5-Residential Single Family Attached-5 (https://atlas.phila.gov/2009%20N%2061ST%20ST/zoning .)
OPA Account Number	342253500
OPA Address	2009 N 61st St
Homestead Exemption	Yes

Local Details

Political Divisions	Ward: 34th Council District: 4th
School Catchment	Elementary: Overbrook Elementary Middle: Overbrook Elementary HS: Overbrook High
Police District	19th District
Trash Day	Unavailable
L&I District	CENTRAL WEST
Census Tract	011400

You can download the property assessment dataset in bulk, and get more information about this data at metadata.phila.gov

Note: Taxable and exempt land values can represent the contributory value of land in relation to the total market value, or were no structure is present, the value of vacant land. (Consistent with International Association of Assessing Officers (IAAO) standards, the value of an improved parcel is separated into the portion of value attributed to the improvement and the portion of value attributed to the land.)