

**Michael J. Shafer**  
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**E-File**

August 28, 2025

Matthew Homsher, Secretary  
Pennsylvania Public Utility Commission  
Commonwealth Keystone Building  
400 North Street, 2<sup>nd</sup> Floor North  
Harrisburg, PA 17120-3265

**Re: PPL Electric Utilities Corporation's Amendment of Easement Agreement;  
Lower Salford Township, Montgomery County, Pennsylvania  
Parcel ID #500003547003**

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Dear Secretary Homsher:

Enclosed for filing on behalf of PPL Electric Utilities Corporation ("PPL Electric") is an Amendment of Easement Agreement between PPL Electric and Lower Salford Township, Montgomery County, Pennsylvania.

PPL Electric is unable to locate the docket number for the original easement agreement due to the age of the agreement, which was dated June 15, 1927.

This agreement is being filed pursuant to 66 Pa. C.S.A. § 507.

Pursuant to 52 Pa. Code § 1.11, the enclosed document is to be deemed filed on August 28, 2025, which is the date it was filed electronically using the Commission's E-filing system.

If you have any questions, please do not hesitate to contact me.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Michael J. Shafer", is written over a light blue, stylized graphic that resembles a signature or a set of initials.

Michael J. Shafer

Enclosure

PPL Form 100-19 Ind. (7/2018)

This instrument solely grants, vests or confirms a public utility easement.

**Prepared by and return to:**  
PPL Electric Utilities Corporation

**Attn:** David Shaffer

**Project:** Whitpain - Buxmont

**Phone:** 484-507-7084

**Address:** 645 Hamilton Street, Suite 601  
Allentown, PA 18101

**Parcel ID#:** 500003547003

## Amendment of Public Utility Easement

**KNOW ALL MEN BY THESE PRESENTS,** That Lower Salford Township, a Municipal Corporation, organized and existing under the Second Class Township Code of the Commonwealth of Pennsylvania, of 379 Main Street, Harleysville, located in Montgomery County, Commonwealth of Pennsylvania 19438,

hereinafter referred to as "GRANTOR", in consideration of the sum of One Dollar (\$1.00) and other consideration, paid at the date hereof by PPL ELECTRIC UTILITIES CORPORATION, hereinafter referred to as "PPL", the receipt whereof being hereby acknowledged, and in lieu of condemnation, does hereby irrevocably grant and convey unto PPL, its successors, assigns and lessees, the right to construct, operate and maintain, and from time to time to reconstruct its overhead and underground electric transmission, distribution and communication lines, including but not limited to such poles, towers, guys, anchors, cables, wires, fiber optics, fixtures and apparatus above and below ground, hereinafter referred to as "PPL Facilities", for PPL's use only, that may be from time to time necessary for the convenient transaction of the business of PPL, its successors, assigns and lessees, upon, across, over, under, along and within strip(s) of land 150 feet in width, as shown on the plan attached hereto as Exhibit "A" and incorporated by reference herein, ("Easement Area"), said Easement Area being a part of the property which GRANTOR owns, or in which GRANTOR has any interest in the Township of Lower Salford, County of Montgomery, Commonwealth of Pennsylvania (as further described in certain deed dated July 30, 1974 and recorded in the Office for Recording of Deeds in and for Montgomery County in Deed Book 3965 Page 252) (the "GRANTOR property"), including the right of ingress and egress over and across the GRANTOR Property to and from the Easement Area at all times for any of the purposes aforesaid; also the right to cut down, trim, remove and to keep cut down and trimmed by mechanical means or otherwise, any and all trees, brush or other undergrowth now or hereafter growing on or within the Easement Area, as well as the right to cut down, trim and remove and to keep cut down and removed any and all trees adjoining or outside of the Easement Area which in the judgment of PPL, its successors, assigns and lessees, may or could potentially at any time interfere with the construction, reconstruction, maintenance or operation of the PPL Facilities or menace the same, and in connection therewith, the right to remove, if necessary, the root systems of said trees, brush or other undergrowth, and to treat said brush and undergrowth with herbicides labeled to allow their use for the removal and control of said vegetation.

And further, in consideration of said payments, GRANTOR does hereby understand, covenant and agree to and with PPL, its successors, assigns and lessees, that no buildings, swimming pools or any other improvements or structures whatsoever shall be built, constructed or placed on, under or within the Easement Area; that no flammable or explosive materials of any kind shall be stored on, under or within the Easement Area; and that PPL, its successors, assigns and lessees, shall be informed of any proposed changes in use of the land, or changes in grade under or within the Easement Area.

It is further understood and agreed that PPL, its successors, assigns and lessees, shall not be limited in its or their enjoyment of the rights hereby granted for such PPL Facilities as may be first constructed in the Easement Area, but shall have, at all times in the future, the right to construct, operate and maintain, and from time to time to reconstruct, additional PPL Facilities of any type necessary for the convenient transaction of the business of PPL upon, across, over, under, along and within the Easement Area.

This Amendment of Public Utility Easement shall be binding on GRANTOR and PPL and his/her/their/its heirs, executors, administrators, successors and/or assigns.

This Amendment of Public Utility Easement amends and supersedes, but only insofar as it relates to the property now owned by the GRANTOR herein, that certain Grant of Public Utility Easement between **Samuel Chumak and Abram Panasuk et ux** and PPL, dated **June 15, 1927**, and recorded in the Office of Recording of Deeds in and for **Montgomery County, Pennsylvania** in Deed Book **1021** Page **467** ("Original Easement"). As of the date that this Amendment of Public Utility Easement is executed, the Original Easement shall cease to be of any force and effect, and all of PPL's rights shall be governed in accordance with the terms hereof.

This Agreement is between a public utility and a municipal corporation and is therefore subject to Pennsylvania Public Utility Commission ("PUC") review pursuant to 66 Pa.C.S.A. § 507. The Effective Date of this Agreement shall be the later of i) thirty (30) days from the date that PPL submits the Agreement to the PUC; or ii) if the PUC opens an investigation of the Agreement, on the date the PUC approves the Agreement.

GRANTOR understands and agrees that any proposed improvements, including but not limited to landscaping, parking and detention or retention basins and ponds, within the Easement Area, require submitting plans to PPL showing such improvements, and an Encroachment Agreement in recordable form permitting GRANTOR to encroach upon the Easement Area upon terms and conditions acceptable to PPL and permitted under PPL's then existing Encroachment Guidelines.

IN WITNESS WHEREOF, the undersigned has caused the execution hereof, this 5<sup>th</sup> day of June, 2025.

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Lower Salford Township

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By: [Signature]

Title: Township Manager

Witness

By: [Signature]

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Commonwealth of Pennsylvania )

:SS

County of Montgomery )

On this 5<sup>th</sup> day of June 2025, before me, the undersigned officer, personally appeared Joseph S. Czajkowski who acknowledged himself/herself to be the Township Manager of Lower Salford Township and that he/she as such Township Manager, being authorized to do so, executed the foregoing instrument for the purposes stated therein.

**IN WITNESS WHEREOF**, I have hereunto set my hand and notarial seal.

Cecilia M. Parent  
Notary Public

Commonwealth of Pennsylvania - Notary Seal  
Cecilia M. Parent, Notary Public  
Bucks County  
My commission expires August 22, 2025  
Commission number 1278630  
Member, Pennsylvania Association of Notaries





**ADDITIONAL CONSIDERATION AGREEMENT**

TO BE RECEIVED BY Lower Salford Township, whose address is 379 Main Street, Harleysville, Pennsylvania 19438, Parcel ID 500003547003, from **PPL ELECTRIC UTILITIES CORPORATION** for the sum of One Thousand Dollars and 00/100 (\$1,000.00) being additional consideration for electric and communication line, and facilities upon and over property which they own or in which they have an interest in Lower Salford Township, Montgomery County, Pennsylvania, the original privileges for which were granted to said Company in an agreement executed by Lower Salford Township under the date of June 5, 2025.

WITNESS their hand and seal the day and date first above written.

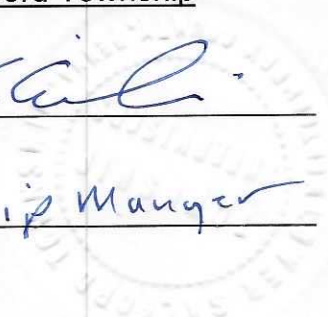
Signed, sealed and delivered In the presence of:

Lower Salford Township

White Buckle \_\_\_\_\_

By: [Signature] \_\_\_\_\_

Title: Township Manager \_\_\_\_\_



RECEIVED \_\_\_\_\_, 2025 from PPL Electric Utilities for the sum of One Thousand Dollars and 00/100 (\$1,000.00) in full payment for the further consideration above mentioned.

Lower Salford Township

By: \_\_\_\_\_

Title: \_\_\_\_\_

LOWER SALFORD  
TOWNSHIP  
PARCEL ID :  
500003547003

N/F  
189 MORRIS  
LAWYERS LLC  
PARCEL ID :  
500002704009

N/F  
LOWER SALFORD  
TOWNSHIP  
PARCEL ID :  
500001444009

APPROXIMATE LOCATION OF 20' WIDE  
SEWER LINE EASEMENT AS PER DEED  
BOOK 5508 PAGE 1581

Agreement Dated \_\_\_\_\_  
Copy of this Plan \_\_\_\_\_  
Received By \_\_\_\_\_  
Date \_\_\_\_\_

NOTE: FOR EXACT LOCATION OF RW AND/OR FACILITIES WITHIN THE RW,  
CONTACT THE LOCAL PPL ELECTRIC UTILITIES CORPORATION OFFICE.



NO. DATE REV'D- MJS BY REV'D APPR. ECN/FCN ACCT. REVISION

ACCT.- 1006531
ECN #- 19431
SCALE- NONE
BY- NMO
REV'D- MJS

WHITPAIN-BUXMONT 230KV TRANSMISSION LINE	
PLAN SHOWING ELECTRIC LINE RIGHT OF WAY OVER PROPERTY OF	
LOWER SALFORD TOWNSHIP	
DEED BOOK 5412, PAGE 2142	
LOWER SALFORD TOWNSHIP	MONTGOMERY COUNTY PA
APPROVAL RUSSELL J. KONDISKO	DATE 6/25/2025
PPL ELECTRIC UTILITIES	
AC A	DRAWING NO. EU00587581
CAD ID	FORMAT
SHEET NO. 1	REVISION 0

PLAN AND PROFILE  
N SHARE  
C SORTS  
LOC CODE  
LOC CODE  
LOC CODE  
60025 PRIMARY LOC CODE