

Mid-Ohio Energy Cooperative

1210 W. Lima St., Kenton, OH 43326 | 419-673-7289 | website: midohioenergy.com

September 4th, 2026

Bradley Bodenmiller

LUC Regional Planning Commission

10820 State Route 347, PO Box 219

Name of Development: Park Model Paradise

Details:

Number of Lots: 670

Front Setback: Defined

Side Setback: Defined

Rear Setback: Defined

Placement of Electrical Facilities: Front Lot

Mid-Ohio Energy Terms and Conditions

The development must comply with Mid-Ohio Energy Cooperative Applicable Terms and Conditions for Supplying Electric Service, recorded easement requirements, and the NESC.

Easement Requirements

Standard easement width: Underground facilities require a 20-foot-wide easement, extending 10 feet on each side of the electric-line centerline. Overhead facilities require a 40-foot-wide easement, extending 20 feet on each side of the electric-line centerline. Mid-Ohio Energy reserves the right to determine final facility placement.

- All line extensions require the cooperation and easements of every affected property owner. Required easements will be obtained by Mid-Ohio Energy at the member's cost.
- The easement grants Mid-Ohio Energy reasonable ingress and egress by foot, vehicle, machinery, and equipment for construction, inspection, operation, maintenance, repair, replacement, relocation, and extension of its facilities.
- Trees, vegetation, structures, buildings, parking lots, swimming pools, and other obstructions that interfere with or endanger Cooperative facilities are not permitted within the applicable easement corridor and may be cut, trimmed, controlled, or removed by Mid-Ohio Energy.

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- Roadway extensions must run parallel with the roadway and be placed immediately within or immediately outside the public road right-of-way. Creek, stream, roadway, and other special crossings will be reviewed during final facility design.
- A member-provided trench must meet Mid-Ohio Energy specifications, be at least 36 inches below finished grade, and be approved before service conductors are installed. Joint-use trenches may require additional depth.
- Transformers must be located within 25 feet of a permanent driveway with an aggregate base. At Mid-Ohio Energy's discretion, meter locations may be placed within 75 feet of the home's entrance drive. Underground secondary conductors will not be installed beneath driveways.
- Communication cables, wires, and fiber must maintain at least 24 inches of horizontal separation from Mid-Ohio Energy poles. Communication structures, vaults, pull boxes, system equipment, and open excavations must remain at least 72 inches from Cooperative poles.
- Primary single-phase or three-phase underground installations longer than 1,320 feet require primary junction cabinets at 1,320-foot intervals. Mid-Ohio Energy will determine cabinet quantity and placement. Trenching, right-of-way clearing, underground protection, permits, and easement costs are borne 100% by the member.

Street Crossings and Adjacent Property Paths

Street crossings and routes across adjacent property will be determined during final electrical-facility design. The developer shall coordinate all crossings, permits, easements, and utility conflicts with Mid-Ohio Energy before construction.

Landscape Plans

Landscape plans shall not interfere with Mid-Ohio Energy easements or access to facilities and must comply with applicable regulatory requirements and the NESC.

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General Comments:

1. Development electrical loading for Park Model Paradise, including the expected load per site and anticipated total demand of development. This information is required to complete the electrical design.
2. Primary metering: Will the developer install and maintain the electrical distribution infrastructure beyond a primary meter, or will Mid-Ohio install the infrastructure and individually meter each site?
3. What is the anticipated construction schedule, and when will electric facilities be required for each phase?

Before construction begins, Mid-Ohio Energy will work with the developer to complete the electrical-facility design and layout.

Regards,

Brandon Anderson

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