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**Date:** Monday, April 27, 2026 4:15:47 PM

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Provide the docket's number. E002/TL-24-427

Leave a comment on the docket. \* Please consider the attached.

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[comments to the puc about transmission lines at arbor ridge parkway\\_42726.docx](#)

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# Catherine Simonson

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April 27, 2026

Minnesota Public Utilities Commission  
121 – 7<sup>th</sup> Place East, Suite 350  
St. Paul, MN 55101

RE: E002/TL-24-427  
105<sup>th</sup> Avenue, Arbor Ridge Parkway

To whom it may concern:

I am a homeowner directly affected by the transmission lines and monopoles proposed along Arbor Ridge Parkway. While I have several concerns, my two primary issues are the potential decline in my property value and the need to strongly advocate for alternate routing options for this project.

I reside in Weston Commons at the front of the development. When I purchased my home, I intentionally selected my lot for two reasons:

1. It is located across from open farm fields; and
2. It is not situated near the existing transmission towers at the north end of Weston Commons.

Introducing new transmission lines directly across from my home is highly undesirable. Weston Commons already hosts transmission infrastructure on its northern boundary; placing additional lines at the southern end creates an unfair and imbalanced burden on this neighborhood. This will diminish the quiet enjoyment of my property, alter the views that influenced my purchase decision, and negatively affect my home's marketability. Unlike Xcel Energy, which has multiple revenue, my

home represents my single largest investment, and the financial consequences of this project fall squarely on homeowners like me.

My research on the effects of high-voltage transmission lines on residential real estate shows several consistent patterns. Reductions in property value can reach up to 10%. The influence of transmission lines decreases with distance, and studies showing no impact typically involve distances ranging from 200 feet to one mile. In this case, the proposed infrastructure would be approximately 50 feet from my home. Additionally, smaller residential parcels tend to experience more pronounced effects than larger lots. As the owner of a townhome on a small parcel, I am especially vulnerable to these impacts.

This concern extends well beyond my household. Weston Commons includes 72 owner-occupied townhomes, representing approximately 144 residents. SummerWell, located nearby, includes 220 rental townhomes—approximately 440 residents when fully occupied. Numerous property owners along Arbor Ridge Parkway, including those with agricultural zoning, would also be affected. Transmission lines are not compatible with their land use. Given the density and character of this area, I respectfully ask why this route is being prioritized through a residential corridor rather than through non-residential alternatives.

If new transmission infrastructure is necessary to meet the energy needs of Maple Grove and surrounding communities, I urge consideration of routes that minimize residential impact. Two alternatives appear more appropriate:

- **Behind Weston Commons, connecting to the existing transmission corridor along Highway 81**, which follows railroad tracks and is adjacent to commercial and industrial properties such as King Solutions and the Kwik Trip station.
- **Along Highway 610**, which is more direct and already characterized by transportation and commercial infrastructure.

I am also concerned about the wildlife in this area. Red herons migrate here annually and frequently travel between the fields east of my home. As colonial nesters, they are highly sensitive to disturbances. The introduction of transmission lines may disrupt their habitat and migratory patterns.

If the Arbor Ridge Parkway route is ultimately selected, I respectfully request that Xcel Energy implement meaningful visual mitigation measures, including planting substantially taller trees or vegetation to screen the monopoles from my home as much as possible.

Finally, I am aware that transmission lines are often placed near data centers, which are expanding nationwide. While I cannot confirm any plans for such development in the fields near my home, I am concerned about the potential long-term implications for the character of Maple Grove should this project facilitate future industrial uses.

Sincerely,

*Catherine Simonson*

Catherine Simonson

