

From: [PSC Public Comment](#)
To: [REDACTED]
Subject: RE: Public Comments for Case:
Date: Thursday, August 28, 2025 8:19:00 AM

Case No. 2025-00259

Thank you for your comments on the application of Bullock Pen Water District. Your comments in the above-referenced matter have been received and will be placed into the case file for the Commission's consideration. Please cite the case number in this matter, 2025-00259 in any further correspondence. The documents in this case are available at [View Case Filings for: 2025-00259 \(ky.gov\)](#).

Thank you for your interest in this matter.

From: KY Public Service Commission Public Comments <psc.comment@ky.gov>
Sent: Tuesday, August 26, 2025 1:30 PM
To: PSC Public Comment <PSC.Comment@ky.gov>
Subject: Public Comments for Case:

Public Comments for Case 2025-00259 submitted by [REDACTED] on
Tuesday, August 26, 2025 at 1:29 PM

Name: Gayla Harvey

Address: [REDACTED]

City: Verona

State: Kentucky

Zip Code: 41092

Phone number where you can be reached: [REDACTED]

Home phone:

Comments: August 25, 2025 Kentucky Public Service Commission 211 Sower Boulevard
P.O. Box 615 Frankfort, Kentucky 40602-0615 Case No. 2025-00259 – Investigation into
the Potential Expansion or Replacement of the Bullock Pen Water District Water
Treatment Plant Dear Public Service Commissioners and Staff, We are writing to you as
concerned residents and stakeholders regarding Case No. 2025-00259, the
Commission's investigation into the Bullock Pen Water District's (Bullock Pen District)
potential expansion or replacement of its water treatment plant, particularly as it
involves increased water withdrawals from Bullock Pen Lake. On behalf of the
community of residents, property owners, recreational users, and environmental

stewards of the lake and surrounding areas, we submit the following comments and concerns, for your consideration as part of the formal case record. Bullock Pen Lake is a 130 to 150-acre reservoir of unique significance to both the local ecosystem and to hundreds of lakefront and nearby homeowners in Grant and Boone counties. As the primary water supply for these two counties and nearly a dozen other communities, it is already subject to extensive use and monitoring. The proposals under consideration—for expanding draw capacity at a new, larger water treatment plant—have the potential to substantially alter the lake’s water levels, water quality, fishery health, recreational value, property markets, and overall environmental integrity. The prospect of substantially increased water withdrawals and lower lake levels is an urgent disruption to the ecological, recreational, and residential functions of the lake. Residents and property owners feel their interests, investments, and enjoyment of the lake are in jeopardy, unless impacts are transparently evaluated, and adequate protections are included in any project approvals. As the statutory steward of Kentucky’s water resources and the regulator charged with balancing utility needs against environmental integrity and public interest, the PSC’s investigation and decisions on this matter are of vital importance. We ask that the concerns of lake residents and stakeholders be carefully weighed as you proceed with the review process.

The Unique Characteristics of Teal Road, Verona, KY There are 25 single family homes on Teal Road, Verona, KY (41092). While some of the lot sizes may be 3 to 4 acres, other lots can exceed 10 acres. Similarly, some property values would average \$400,000 to \$500,000 for one lot and home, while other lots and homes may exceed \$1 to \$3 Million dollars in property value. Of the 25 single family homes on Teal Road, nine (9) do not have visible or direct access to Bullock Pen lake, however their deeds allow them access to the lake by a gravel path and they have individually owned docks to secure their boats. Of note, most direct lakefront properties have deeds that show the property owns the land under the lake halfway across the lake to the opposite shore. Ownership on the lake definitely enhances the property values on Teal Road. Many Teal Road homeowners are retired, having lived there 20 – 25 years or more and Teal Road is their sole address, where they and their extended families enjoy the recreational opportunities of the lake. With deep respect, we ask that the PSC Commissioners and staff alike, pause and consider the financial havoc that could face us if our home values were to drop precipitously due to lower lake water levels and loss of use of our boat docks. A drop of 20-25% could be the result, and with an increase in our water utility rates by 15 – 25%, the result would be catastrophic, especially to retirees but also to homeowners who have mortgages on their property. Their mortgages could go ‘under water’ compared to their equity in the home and the mortgage company could ‘call’ their mortgage on the home for full payment. The Bullock Pen Water District’s (BPWD) current plan to borrow millions of dollars to replace the current water treatment plant with a higher capacity plant is

'programmed' for capacity level that is needed to pay for the debt being incurred. The assumptions on new revenue for the added capacity have not been vetted thoroughly. Today, treated water is being wasted by BPWD because of lack of maintenance of lines and lack of demand for the water. Adding more capacity at more cost would likely result in more wasted treated water. We strongly encourage the Bullock Pen Water District (BPWD) Board of Directors and staff to explore the financial 'economies of scale' more thoroughly by means of purchasing treated water from more than four or five Northern Kentucky water districts who have the blessing of extra water capacity. Sincerely, Gayla Harvey and Stanford Lampe [REDACTED], Verona KY 41092

From: [PSC Public Comment](#)
To: [REDACTED]
Subject: RE: Public Comments for Case:
Date: Thursday, August 28, 2025 8:17:00 AM

Case No. 2025-00259

Thank you for your comments on the application of Bullock Pen Water District. Your comments in the above-referenced matter have been received and will be placed into the case file for the Commission's consideration. Please cite the case number in this matter, 2025-00259 in any further correspondence. The documents in this case are available at [View Case Filings for: 2025-00259 \(ky.gov\)](#).

Thank you for your interest in this matter.

From: KY Public Service Commission Public Comments <psc.comment@ky.gov>
Sent: Tuesday, August 26, 2025 1:29 PM
To: PSC Public Comment <PSC.Comment@ky.gov>
Subject: Public Comments for Case:

Public Comments for Case 2025-00259 submitted by [REDACTED] on
Tuesday, August 26, 2025 at 1:28 PM

Name: Stanford Lampe

Address: [REDACTED]

City: Verona

State: Kentucky

Zip Code: 41092

Phone number where you can be reached: [REDACTED]

Home phone:

Comments: August 25, 2025 Kentucky Public Service Commission 211 Sower Boulevard
P.O. Box 615 Frankfort, Kentucky 40602-0615 Case No. 2025-00259 – Investigation into
the Potential Expansion or Replacement of the Bullock Pen Water District Water
Treatment Plant Dear Public Service Commissioners and Staff, We are writing to you as
concerned residents and stakeholders regarding Case No. 2025-00259, the
Commission's investigation into the Bullock Pen Water District's (Bullock Pen District)
potential expansion or replacement of its water treatment plant, particularly as it
involves increased water withdrawals from Bullock Pen Lake. On behalf of the
community of residents, property owners, recreational users, and environmental

stewards of the lake and surrounding areas, we submit the following comments and concerns, for your consideration as part of the formal case record. Bullock Pen Lake is a 130 to 150-acre reservoir of unique significance to both the local ecosystem and to hundreds of lakefront and nearby homeowners in Grant and Boone counties. As the primary water supply for these two counties and nearly a dozen other communities, it is already subject to extensive use and monitoring. The proposals under consideration—for expanding draw capacity at a new, larger water treatment plant—have the potential to substantially alter the lake’s water levels, water quality, fishery health, recreational value, property markets, and overall environmental integrity. The prospect of substantially increased water withdrawals and lower lake levels is an urgent disruption to the ecological, recreational, and residential functions of the lake. Residents and property owners feel their interests, investments, and enjoyment of the lake are in jeopardy, unless impacts are transparently evaluated, and adequate protections are included in any project approvals. As the statutory steward of Kentucky’s water resources and the regulator charged with balancing utility needs against environmental integrity and public interest, the PSC’s investigation and decisions on this matter are of vital importance. We ask that the concerns of lake residents and stakeholders be carefully weighed as you proceed with the review process.

The Unique Characteristics of Teal Road, Verona, KY There are 25 single family homes on Teal Road, Verona, KY (41092). While some of the lot sizes may be 3 to 4 acres, other lots can exceed 10 acres. Similarly, some property values would average \$400,000 to \$500,000 for one lot and home, while other lots and homes may exceed \$1 to \$3 Million dollars in property value. Of the 25 single family homes on Teal Road, nine (9) do not have visible or direct access to Bullock Pen lake, however their deeds allow them access to the lake by a gravel path and they have individually owned docks to secure their boats. Of note, most direct lakefront properties have deeds that show the property owns the land under the lake halfway across the lake to the opposite shore. Ownership on the lake definitely enhances the property values on Teal Road. Many Teal Road homeowners are retired, having lived there 20 – 25 years or more and Teal Road is their sole address, where they and their extended families enjoy the recreational opportunities of the lake. With deep respect, we ask that the PSC Commissioners and staff alike, pause and consider the financial havoc that could face us if our home values were to drop precipitously due to lower lake water levels and loss of use of our boat docks. A drop of 20-25% could be the result, and with an increase in our water utility rates by 15 – 25%, the result would be catastrophic, especially to retirees but also to homeowners who have mortgages on their property. Their mortgages could go ‘under water’ compared to their equity in the home and the mortgage company could ‘call’ their mortgage on the home for full payment. The Bullock Pen Water District’s (BPWD) current plan to borrow millions of dollars to replace the current water treatment plant with a higher capacity plant is

'programmed' for capacity level that is needed to pay for the debt being incurred. The assumptions on new revenue for the added capacity have not been vetted thoroughly. Today, treated water is being wasted by BPWD because of lack of maintenance of lines and lack of demand for the water. Adding more capacity at more cost would likely result in more wasted treated water. We strongly encourage the Bullock Pen Water District (BPWD) Board of Directors and staff to explore the financial 'economies of scale' more thoroughly by means of purchasing treated water from more than four or five Northern Kentucky water districts who have the blessing of extra water capacity. Sincerely, Gayla Harvey and Stanford Lampe [REDACTED], Verona KY 41092

*Bullock Pen Water District
One Farrell Drive
P. O. Box 188
Crittenden, KY 41030