



FILED

07/29/26

04:59 PM

C2607021

**BEFORE THE PUBLIC UTILITIES COMMISSION
OF THE STATE OF CALIFORNIA**

Ta-Cheng Tung

Complainant,

vs.

Case (C.) _____

Southern California Edison Company (U338E)

Defendant.

Complaint

COMPLAINANT	DEFENDANT (Include Utility "U-Number," if known)
Ta-Cheng Tung 616 S Del Mar Avenue Suite A San Gabriel, CA 91776 626-445-2000 victor@tgrepacific.com	Southern California Edison Company (U338E) Attn: Anna Valdborg, Director & Managing Attorney 2244 Walnut Grove Avenue Rosemead, CA 91770 T-626-302-6008 Anna.Valdborg@sce.com case.admin@sce.com AdviceTariffManager@sce.com

(Internal Use Only)

BEFORE THE PUBLIC UTILITIES COMMISSION OF THE STATE OF CALIFORNIA
COMPLAINT

Additional complainant(s) (Provide name, address, phone number and email address for each complainant)

Name of Complainant	Ta-Cheng Tung
Address	616 S Del Mar Ave Suite A, San Gabriel, CA 91776
Daytime Phone Number	T-626-445-2000
Email Address	victor@tgrePacific.com

☒ One/sole complainant is representative listed in Box C-1

☐ Additional complainants listed in attachment

Additional Defendant(s) (Provide name, address, phone number and email address for each defendant)

Name of Defendant	Southern California Edison Company (U338E), Attn: Anna Valdborg Director & Managing
Address	2244 Walnut Grove Ave, Rosemead, CA 91770
Daytime Phone Number	T-626-302-6008
Email Address	Anna.valdborg@sce.com, case.admin@sce.com, AdviceTariffManager@sce.com

Name of Defendant	
Address	
Daytime Phone Number	
Email Address	

Name of Defendant	
Address	
Daytime Phone Number	
Email Address	

Have you tried to resolve this matter informally with the Commission's Consumer Affairs staff?

☒ YES ☐ NO

Do you have money on deposit with the Commission?

☐ YES ☒ NO

Amount \$ _____

Has staff responded to your complaint?

☒ YES ☐ NO

Is your service now disconnected?

☐ YES ☒ NO

Did you appeal to the Consumer Affairs Manager?

☐ YES ☒ NO

Explain fully and clearly the details of your complaint. (Attach additional pages if necessary and any supporting documentation)

See Attachment A, incorporated herein.

Scoping Memo Information (Rule 4.2[a])

(1) The proposed category for the Complaint is (check one):

- ☒ adjudicatory (most complaints are adjudicatory unless they challenge the reasonableness of rates)
☐ ratesetting (check this box if your complaint challenges the reasonableness of rates pursuant to Rule 4.1(b))

(2) Are hearings needed (are there facts in dispute)? ☒ YES ☐ NO

(3) ☐ Regular Complaint ☒ Expedited Complaint (Rule 4.6)

(4) The issues to be considered are

(Example: The utility should refund the overbilled amount of \$78.00):

See Attachment B, incorporated herein.

Hearing: Approximately 50 to 70 days from the date of filing of the Complaint.

Hearing (Example: 7/1/09): _____

--

See Attachment C, incorporated herein.

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Signature of each complainant

Formal Complaint Form – Page 3 of 6

REPRESENTATIVE'S INFORMATION:

Provide name, address, telephone number, e-mail address (if consents to notifications by e-mail), and signature of representative, if any.

Name of Representative: Victor Tung

Address: 616 S Del Mar Ave Suite A

Telephone Number: 6264452000

E-mail: victor@tgrepacific.com

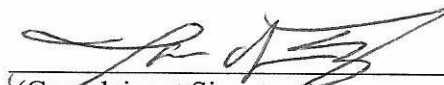
Signature: 

VERIFICATION
(For Individual or Partnerships)

I am (one of) the complainant(s) in the above-entitled matter; the statements in the foregoing document are true of my knowledge, except as to matters which are therein stated on information and belief, and as to those matters, I believe them to be true.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 7/14/26, at San Gabriel, California
(date) (City)


(Complainant Signature)

VERIFICATION
(For a Corporation)

I am an officer of the complaining corporation herein, and am authorized to make this verification on its behalf. The statements in the foregoing document are true of my own knowledge, except as to the matters which are therein stated on information and belief, and as to those matters, I believe them to be true.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on _____, at _____, California
(date) (City)

Signature of Officer

Title

NUMBER OF COPIES NEEDED FOR FILING:

If you are filing your formal complaint on paper, then submit one (1) original, six (6) copies, plus one (1) copy for each named defendant. For example, if your formal complaint has one (1) defendant, then you must submit a total of eight (8) copies.

If you are filing your formal complaint electronically (visit <http://www.cpuc.ca.gov/PUC/efiling> for additional details), then you are not required to mail paper copies.

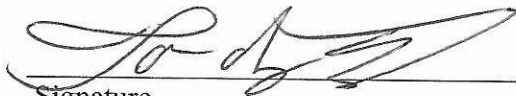
Mail paper copies to: California Public Utilities Commission
Attn: Docket Office
505 Van Ness Avenue, Room 2001
San Francisco, CA 94102

PRIVACY NOTICE

This message is to inform you that the Docket Office of the California Public Utilities Commission ("CPUC") intends to file the above-referenced Formal Complaint electronically instead of in paper form as it was submitted.

Please Note: Whether or not your Formal Complaint is filed in paper form or electronically, Formal Complaints filed with the CPUC become a **public record** and may be posted on the CPUC's website. Therefore, any information you provide in the Formal Complaint, including, but not limited to, your name, address, city, state, zip code, telephone number, E-mail address and the facts of your case may be available online for later public viewing.

Having been so advised, the Undersigned hereby consents to the filing of the referenced complaint.



Signature

7/14/26

Date

Ta-Cheng Tung

Print your name

ATTACHMENT A

- a. Complainant, Ta-Cheng Tung, owns the real property located at 519 S. California Avenue, Monrovia, California 91016 (“Complainant’s Property”)
- b. Southern California Edison Company (“SCE”) owned, operated, and controlled existing electrical facilities that crossed Complainant’s Property but did not provide electrical service to Complainant’s Property. The facilities instead exclusively served the neighboring property located at 329 E. Colorado Boulevard, Monrovia, California (“Subject Facilities”).
- c. Complainant’s title records and survey did not disclose a recorded easement authorizing the Subject Facilities to cross Complainant’s Property.
- d. During an assessment of Complainant’s Property and its lawful development potential, Complainant determined that the Subject Facilities materially interfered with the use of its Property. The assessment included a potential accessory dwelling unit (“ADU”).
- e. Complainant did not submit, and has never submitted, an application requesting SCE to provide electrical service to the proposed ADU. Accordingly, the relocation of the Subject Facilities therefore did not arise from, and was not performed as part of, any request by Complainant for a new meter, service extension, increase in electrical capacity, modification of existing service, or other electrical service to Complainant’s Property.
- f. Beginning at the end of 2025, Complainant repeatedly contacted SCE through its customer-service channel seeking review of the Subject Facilities. SCE representatives repeatedly generated field work orders concerning potentially hazardous lines, but Complainant was not connected with the appropriate Planning Department personnel.
- g. Complainant was finally able to initiate substantive review by SCE’s Planning Department only after filing an informal complaint with the CPUC. Accordingly, several months elapsed before SCE even began substantively addressing the relocation issue.
- h. Once SCE’s Planning Department became involved, SCE treated the matter as a “customer requested” relocation project and required Complainant to pay SCE’s entire relocation cost of \$12,297.72. SCE relied upon Tariff Rule 16(F)(2)(b), characterizing the relocation as work performed at the request and for the convenience of a customer.
- i. While SCE uses the phrase “customer” broadly, the precise tariff term is “Applicant,” which Rule 16 specifically defines as “a person or agency requesting SCE to supply electric service.” Again, the relocation of the Subject Facilities did not coincide with any request for SCE to supply electric service to Complainant’s Property, and Complainant was not requesting any modification of existing facilities that served its Property. This fact raises a substantial question as to whether Rule 16’s definition of “Applicant” fits this circumstance. This interpretation is further supported by Tariff Rule 16(A)(10).

j. Rule 16(A)(10) expressly addresses circumstances in which service facilities cross property owned by a third party to serve an Applicant, and contemplates that appropriate rights-of-way or easements should be obtained when crossing a third-party property, such as is the facts in this case. The tariff therefore recognizes distinct roles for the Applicant receiving service and the third-party property owner whose land is crossed or burdened by facilities serving another parcel.

k. Under Rule 16(A)(10), the relevant easement/right-of-way issue should have been addressed when service was originally provided to the neighboring property because it explicitly crosses a third-party property. It does not permit SCE to entirely shift the burden of relocation costs onto the third-party property owner simply because the owner attempted to make lawful use of their own land.

l. Additionally, SCE's statement that an individual service drop, regardless of whether it is crossing a third-party property, does not require an easement is not supported by Rule 16. Rule 16 does not create a separate exemption for individual service drops. Instead, Rule 16 defines Service Facilities broadly, including individual overhead service drops within its definition, and therefore should provide that such facilities should only be installed after appropriate rights-of-way or easements are obtained. SCE's own conduct confirms this interpretation. SCE required Complainant to grant a new recorded easement for the replacement configuration.

m. Complainant paid the \$12,297.72 on April 15, 2026, under protest, under compulsion to avoid further construction delay, and with an express reservation of all rights. SCE has denied subsequent demands for payment/reimbursement.

n. The issue before the Commission is whether SCE applied the correct tariff provision to this particular configuration and whether Rule 16 permits SCE to assign the entire cost of relocating facilities serving another customer to a property owner who submitted no application for electrical service.

o. Complainant is not asking the Commission to quiet title. The absence of a recorded easement and SCE's requirement that Complainant grant a new easement are relevant circumstances concerning the nature of the Subject Facilities, the parties' respective roles, and whether SCE improperly assigned the entire relocation expense to Complainant.

ATTACHMENT B

- a. Whether SCE improperly applied Tariff Rule 16(F)(2)(b) to charge Complainant \$12,297.72 for relocating the Subject Facilities that crossed Complainant's Property but exclusively served a neighboring property.
- b. Whether Complainant was an "Applicant" within the meaning of Rule 16 when Complainant was not requesting SCE to supply or modify electric service to Complainant's Property.
- c. Whether Rule 16(A)(10), including its separate treatment of an Applicant receiving service and third-party property crossed by SCE facilities, and its provisions concerning necessary rights-of-way or easements, affect responsibility for the relocation cost.
- d. Whether SCE's asserted position that an individual service drop crossing third-party property did not require a recorded easement is consistent with Rule 16(A)(10) and supports SCE's allocation of the relocation cost in this case, particularly where SCE required Complainant to grant a new recorded easement for the relocated facilities.
- e. Whether this matter constitutes an "Exceptional Case" under Rule 16(G) because application of Rule 16(F)(2)(b) to impose the entire relocation cost on Complainant would be impractical or unjust under the particular circumstances presented.
- f. Whether SCE should refund the entire \$12,297.72 or, alternatively, recalculate the charge and refund the portion not properly chargeable to Complainant under the applicable tariffs.

ATTACHMENT C

Complainant requests that the Commission:

- a. Determine that SCE improperly applied Tariff Rule 16(F)(2)(b) when it charged Complainant the entire cost of relocating electrical facilities that crossed Complainant's Property but exclusively served a neighboring property, thereby allocating the full expense to the one party the facilities did not benefit;
- b. Order SCE to refund to Complainant the \$12,297.72 paid under protest on April 15, 2026, together with any applicable interest;
- c. Alternatively, determine the portion of the relocation cost properly chargeable to Complainant under SCE's tariffs and order SCE to refund all amounts improperly charged;
- d. Require SCE to provide an itemized accounting of the relocation charge and identify the tariff provisions and factual basis supporting each amount allocated to Complainant; and
- e. Grant such other tariff-related and corrective relief as the Commission determines to be just and reasonable.

PUBLIC UTILITIES COMMISSION

320 W. 4th STREET, SUITE 520
LOS ANGELES, CA 90013



January 13, 2026

File No:713137

TaCheng Tung
616 S Del Mar Ave Ste A
San Gabriel CA 91776

Dear Tacheng Tung:

The Consumer Affairs Branch (CAB) of the California Public Utilities Commission (CPUC) assists consumers with resolving regulated complaints against their utility providers. CAB is reviewing the complaint you have submitted against **Southern California Edison Company**.

As part of our review process, we asked that the utility provide CAB with information about your account and to specifically address your concerns. We will review the information provided by you and the utility and verify whether the utility has followed all the applicable CPUC Rules and Regulations.

After completing our review, we will contact you in writing to inform you of our conclusion. Generally, you should expect our review to take a *minimum* of at least forty-five calendar (45) days. If we find the process needs to take additional time due to the complexities of your case, we will notify you in writing. Please keep a record of the file number as shown above and have it available if you contact us regarding your case. We appreciate the opportunity to assist you.

Sincerely,

Written Operations Unit
Consumer Affairs Branch
1-800-649-7570
www.cpuc.ca.gov

PUBLIC UTILITIES COMMISSION

320 W. 4th STREET, SUITE 520
LOS ANGELES, CA 90013



March 25, 2026

TaCheng Tung
616 S Del Mar Ave Ste A
San Gabriel CA 91776

Subject: Commission File No: 713137 for Complaint with Southern California Edison Company

Dear Tacheng Tung:

The Consumer Affairs Branch (CAB) of the California Public Utilities Commission (CPUC) has completed its review of your complaint against **Southern California Edison Company (SCE)**. As part of the review, CAB considered the information that you provided, the information that **Southern California Edison Company** provided to us about your account and applicable codes, orders and tariffs.

In your complaint, you expressed concerns regarding safety and a delayed order/missed appointment. According to the utility, they stated that you contacted the utility multiple times between December 3, 2025, and January 6, 2026, to request relocation of a low hanging wire. SCE states that the matter was forwarded to its planning department and that field visits were scheduled. According to the utility, on January 23, 2026, SCE's Review Manager confirmed with you that an SCE planner had reached out and would meet with both you and a neighbor the following week to review plans to address the clearance concerns. SCE stated they advised you to maintain communication with the assigned planner and to contact the Review Manager if further issues arise. The utility cites **Rule 16** (Service Extensions) as the applicable tariff.

Based on the review of this information, CAB has determined that **SCE** is not in violation of the rules or regulations of the CPUC. If you disagree with this result, you may either provide new evidence or appeal. Detailed instructions for sending new evidence or an appeal are attached. You must file within 15 days of this letter and include supporting documentation. Please provide any information you believe contradicts the utility's representations.

Sincerely,

Written Operations Unit
Consumer Affairs Branch
1-800-649-7570
www.cpuc.ca.gov

ATTACHED: Appeal Instructions

PUBLIC UTILITIES COMMISSION

320 W. 4th STREET, SUITE 520
LOS ANGELES, CA 90013



March 25, 2026

File No:713137

WHAT YOU MUST DO IF YOU WANT CAB TO RECONSIDER ITS REVIEW OF YOUR COMPLAINT

The Consumer Affairs Branch (CAB) of the California Public Utilities Commission (CPUC) does its best in all cases to use the information available to us to obtain a favorable resolution of each consumer's complaint. We realize that the outcome of this case may disappoint you. If you meet either one of the two limited exceptions below, you have the opportunity to file a request to review your case **within 15 business days of the date on this letter:**

If you have new evidence that would result in a favorable finding on your complaint, then file a REQUEST TO CONSIDER NEW EVIDENCE, or if you are able to show CAB made a mistake by failing to consider evidence, made a factual mistake, or made a mistake on law, then file an INFORMAL APPEAL.

The remainder of this letter provides both a summary and detailed requirements for these two processes.

SUMMARY: REQUEST TO CONSIDER NEW EVIDENCE

Prominently label your letter as "REQUEST TO CONSIDER NEW EVIDENCE."

Please include all of the following:

- Our informal complaint number; **713137**
- A brief description of the new evidence.
- A statement that shows how the new evidence would necessarily change the disposition of your complaint.
- Attach a copy of any new evidence.

SUMMARY: INFORMAL APPEAL

Prominently label your letter as INFORMAL APPEAL (for example this label might appear in the subject line or header/footer, in capital letters, in a larger font etc.)

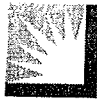
Include all of the following:

- Our informal complaint number; **713137**
- The type of error(s) you think CAB made.
- A description of each error.
- A statement that shows how correcting the error(s) would necessarily change the disposition of your complaint.

DETAILED INSTRUCTIONS FOR SUBMISSION OF NEW EVIDENCE

You have one chance, and one only, to present new evidence. If you find additional new evidence after you have

RECORDING REQUESTED BY



SOUTHERN CALIFORNIA
EDISON

An EDISON INTERNATIONAL Company

WHEN RECORDED MAIL TO
SOUTHERN CALIFORNIA EDISON COMPANY

3 INNOVATION WAY, 2nd FLOOR
POMONA, CA 91768

Attn: Title and Real Estate Services

COPY of Document Recorded

Has not been compared with original.
Original will be returned when
processing has been completed.

LOS ANGELES COUNTY REGISTRAR • RECORDER

06/04/2026



20260412665

SCE Doc. No.
**GRANT OF
EASEMENT**

536657

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DOCUMENTARY TRANSFER TAX \$ NONE VALUE AND CONSIDERATION LESS THAN \$100.00)	DISTRICT Monrovia	SERVICE ORDER TD2504548	SERIAL NO.	MAP SIZE
<i>Edison</i> SCE Company SIG. OF DECLARANT OR AGENT DETERMINING TAX FIRM NAME	GVM MT-0787-A APN 8516-020-012	APPROVED: REAL PROPERTIES	BY SLS/SW	DATE 05/21/2026

TACHENG TUNG and TRACY TUNG, husband and wife as joint tenants (hereinafter referred to as "Grantor"), hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY, a corporation, its successors and assigns, (hereinafter referred to as "Grantee"), an easement and right of way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time overhead electrical supply systems and communication systems (hereinafter referred to as "systems"), consisting of overhanging crossarms, wires and other appurtenant fixtures and/or equipment necessary or useful, for distributing electrical energy and for transmitting intelligence, data and/or communications (eg. through fiber optic cable), in, on, over, along and across that certain real property in the County of Los Angeles, State of California, described as follows:

THE WESTERLY 3.00 FEET OF LOT 16 OF THE WM SMITH'S SUBDIVISION OF LOT B IN BLOCK 8 IN THE MONROVIA TRACT, AS PER MAP RECORDED IN BOOK 13, PAGE 70 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPTING THEREFROM THE SOUTHERLY 110 FEET OF LOT 16.

It is understood and agreed that the above description is approximate only, it being the intention of the Grantor(s) to grant an easement for said systems as constructed. The centerline of the easement shall be coincidental with the centerline of said systems as constructed in, on, over, under, across, and along the Grantor(s) property.

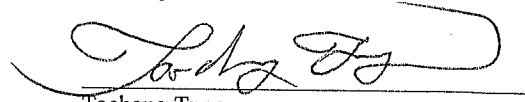
This legal description was prepared pursuant to Sec. 8730(c) of the Business & Professions Code.

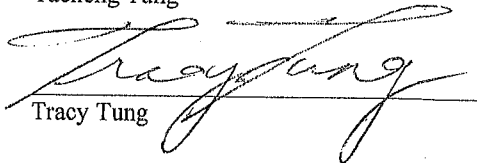
Grantor hereby also grants to Grantee, its successors and assigns, and its and their contractors, agents and employees, the right of free access to said systems and every part thereof, at all times, for the purpose of exercising the rights herein granted, and the right to clear and to keep clear the above described real property, free from explosives, buildings, equipment, brush, combustible material and any and all other obstructions of any kind, and the right to trim or remove any tree or shrub which, in the opinion of Grantee, may endanger said systems, or any part thereof, or interfere with the exercise of the rights herein granted.

EXECUTED this 21st day of May, 2026.

GRANTOR

TACHENG TUNG and TRACY TUNG, husband and wife as joint tenants


Tacheng Tung


Tracy Tung

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of Los Angeles

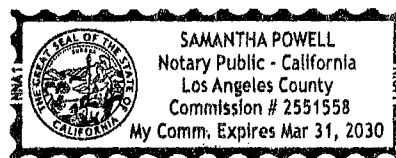
On 21 May, 2026 before me, Samantha Powell Public Notary, a Notary Public, personally

appeared Tacheng Tung, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Samantha Powell (Seal)



A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of Los Angeles)

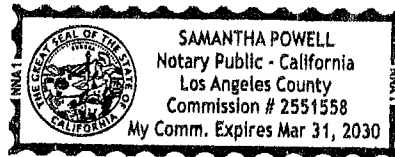
On 21 May, 2026 before me, Samantha Powell, Public Notary, a Notary Public, personally

appeared Tracy Tung, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Samantha Powell (Seal)





616 S DEL MAR AVE
SAN GABRIEL CA 91776

Document #	7590704695
Invoice Term:	90 Days
Customer Name:	TUNG, TA-CHENG
Customer Email:	TRACYTUNG168@YAHOO.COM
Invoice Date:	03/30/2026
SCE Contact:	Henry Jr Bustamante
Telephone:	
Install - Billing Option:	
District Address:	1440 SOUTH CALIFORNIA STREET MONROVIA CA 91016

Description		Amount
Service Request Number	4034158 Project Location: 519 S CALIFORNIA AVE MONROVIA CA 91016	
Project Description	Invoice # 619505	
Design #: 1920562	Design Description	
Product #: 2504548	- RELOCATE FACILITIES	
LABOR: This amount represents the total SCE labor required to complete the work request. In most cases, this labor amount will consist of construction labor and any additional labor required for completing the work request. The construction labor amount will typically consist of installation and service labor required for the work request. The additional labor amount will typically consist of labor for inspection, cable and equipment make-up, dead ending, traffic control, grounding, supervision, and switching. All applicable labor related overheads for items such as the design, engineering, and project management are also included in the total SCE labor amount.		\$6,823.11
MATERIAL: This amount represents the total SCE material required to complete the work request. In most cases, this material amount will consist of construction material and any additional material required for completing the work request. The construction material will typically consist of installation and service material such as transformers, cable, conductor, poles, meters, riser, switches, fusing equipment, handholes, and cross-arms. All applicable material related overheads are also included		\$1,145.27
OTHER: This amount represents the total SCE other costs required to complete the work request. In most cases, this other amount will consist of all additional requirements needed for completing the work request. This other amount typically consists of items such as Added Facilities one time charges, contractor work, rights check, and permits.		\$2,184.00
TOTAL LABOR, MATERIAL, OTHER:		\$10,152.38
CREDITS: This amount represents the total SCE credits required to complete the work request. In most cases, this credit amount will consist of: Salvage Credit Depreciation Credit JPA Credit Overhead Equivalent Credit		\$(2.60)
TOTAL CREDITS:		\$(2.60)
NET CONSTRUCTION BILLING / RELOCATION ADVANCE:		\$10,149.78
TAX:	1. ITCC on Applicant Furnished	Tax Base (Taxable Amount): \$0.00
		Tax Rate: 24.00%
		Tax Amount: \$0.00
	2. ITCC on Net Construction (Less Non Taxable Amount)	Tax Base (Taxable Amount): \$8,949.78
		Tax Rate: 24.00%
		Tax Amount: \$2,147.95
TOTAL TAX:		\$2,147.94
DEPOSITS:		
Preliminary Design & Engineering Advance		\$0.00
Previous Payment		\$0.00
TOTAL DEPOSITS:		\$0.00
COMMENTS:		
* Enclosed are two copies of your invoice. Please return one copy of the invoice with your payment to Accounts Receivable in the enclosed return-addressed envelope. The other copy of the invoice is for your records.		
* ALL PRICES ARE APPLICABLE FOR A PERIOD OF 90 DAYS FROM THIS DATE AND ARE SUBJECT TO CHANGE THEREAFTER.		
* All payments must be delivered by mail, an alternate postal method, or one of our electronic payment options. Walk-in payments are no longer accepted at any SCE location, including Accounts Receivable.		
* Please complete all applications and/or contracts and return to your planning office, using the enclosed return-addressed envelope.		
* If a street light work order is associated with this project, contracts for that project will be enclosed.		
TOTAL PROJECT INVOICE AMOUNT:		\$ 12,297.72



616 S DEL MAR AVE
SAN GABRIEL CA 91776

Document #	7590704695
Invoice Term:	90 Days
Customer Name:	TUNG, TA-CHENG
Customer Email:	TRACYTUNG168@YAHOO.COM
Invoice Date:	03/30/2026
SCE Contact:	Henry Jr Bustamante
Telephone:	
Install - Billing Option:	
District Address:	1440 SOUTH CALIFORNIA STREET MONROVIA CA 91016

COMMENTS CONTINUED:

- * Easement documents will be mailed directly to you from our Right of Way department. Please complete and return them as soon as possible, as we will not be able to proceed with the project without clearance
- * Call the Edison company at 1-800-655-4555 to make application for electrical service.
- * An Edison Inspector must approve all underground systems. Please call your designated inspector 48 hours prior to construction to schedule an inspection.
- * Final electrical inspection from the local governmental building and safety department must be received before we can energize your service.
- * By paying this invoice, customer acknowledges and agrees that if this project is canceled by customer for any reason or customer does not proceed with the project completion.
- * Any expense incurred by SCE, including, but not limited to, expenses related to engineering, inspection and construction, prior to the project cancellation or completion will be deducted from any applicable refund due to the customer.
- * To ensure worker and public safety, please maintain the appropriate clearance distance from utility infrastructure during your construction project to avoid encroachments that may result in serious injury or damage.
- * If relocation of existing utility infrastructure is pending, please adjust your work around the proposed relocation schedule as appropriate. If you have any questions, please contact the designated SCE representative assigned to your project.

ADDITIONAL PAYMENT INSTRUCTIONS:

If paying by check, please follow instructions on payment stub

Instructions for wire or ACH payments:

JP Morgan Chase Bank
New York, NY
ABA#: 021000021 - Acct#: 323-394434
SCE Taxpayer ID No. 95-1240335
SCE Contact: Henry Jr Bustamante
Document #: 7590704695

***** Failure to properly identify your document number and SCE contact may
delay the application of funds and initiation of your project**

Special Instructions for overnight delivery methods:

Southern California Edison
Attn: Accounts Receivable
8631 Rush Street G-53
Rosemead, CA 91770

Please detach and return payment stub with payment

**Payment
Stub**

Please pay total amount now due:

\$12,297.72



Document # 7590704695

TUNG, TA-CHENG

616 S DEL MAR AVE
SAN GABRIEL CA 91776

Thank you for paying promptly
Make check payable to Southern California Edison

ATTN: Accounts Receivable
PO Box 800
Rosemead, CA 91771-001

June 30, 2026

VIA Email & U.S. Mail

Diana Yoon, Esq.
616 S Del Mar Ave, Suite A
San Gabriel, CA 91776
Email: dianahyoon@gmail.com

**Re: 519 S. California Ave., Monrovia, CA – Response to
April 15 and June 25, 2026 Letters**

Dear Ms. Yoon:

I am a Senior Attorney in Southern California Edison Company's ("SCE") Land Use & Licensing Group. I am writing in response to both your April 15, 2026 correspondence and to the June 25, 2026 letter sent directly to SCE by your client, Ta-Cheng Tung (together, the "Letters"), regarding the relocation of SCE's facilities at 519 S. California Avenue in Monrovia, California (the "Property") and your client's demand for reimbursement of relocation costs and certain other costs allegedly incurred due to construction delays.

SCE disagrees with the positions asserted in both Letters. The infrastructure at issue was relocated at your client's request to accommodate his own construction project, and as such the costs of relocation were properly charged to your client. Additionally, SCE never agreed to be bound by your client's construction schedule or to otherwise perform its relocation work by any specific date, and as such there is no legal or contractual basis for reimbursement of the additional damages claimed.

It is undisputed that the relocation of SCE's facilities at the Property was undertaken solely to accommodate your client's private construction project, including the development of an accessory dwelling unit on the Property. SCE did not initiate or require the relocation for any utility purpose. Under SCE's Tariff Rules (which are approved by the California Public Utilities Commission and have the force of law), when a customer requests relocation of existing distribution facilities, the customer is responsible for the full cost of that work. Tariff Rule 16(F)(2)(b) expressly provides that where such relocation is performed at a customer's request, the customer shall pay SCE its total estimated relocation costs. The invoice your client paid therefore reflects the correct application of the governing Tariff Rule and is not subject to refund.

Both the April 15 and June 25 Letters place significant emphasis on the absence of a recorded easement and assert that SCE was required to produce documentation establishing its right to maintain the facilities that were relocated from the Property as a condition of your client's obligation to pay relocation costs. That assertion is incorrect. Under California law, an easement may be established by prescription without any recorded instrument. California Civil Code Section 1007 recognizes that property rights, including easements, may arise through prescription based on

longstanding use. Here, SCE's facilities were openly visible, continuously operated, and maintained in place for a period in excess of the applicable five-year prescriptive period, without permission and under a claim of right. Therefore, the elements necessary to establish a prescriptive easement were met, and SCE had a vested right to maintain its infrastructure in the prior location indefinitely. See *Hansen v. Sandridge Partners, L.P.*, 22 Cal.App.5th 1020 (2018).

The Letters also suggest that SCE improperly required your client grant a new recorded easement in connection with the relocated facilities. That requirement was appropriate. While individual service drops to a single customer typically do not require recorded easements, the facilities at issue following relocation were configured as a secondary connection tied to another distribution pole, rather than a direct service drop. New facilities of that type require recorded easement rights to ensure lawful operation, maintenance access, and system reliability. The easement requirement is in no way inconsistent with alleged statements of SCE personnel indicating that service drops do not require easements.

With respect to your client's claim for construction rework costs, there is no basis for liability. SCE never agreed to be bound by your client's construction schedule, nor did it agree to complete the relocation work by any specific date. The timing of utility construction depends on operational, safety, and system considerations, and absent an express agreement, SCE does not assume responsibility for coordinating with or meeting a customer's construction timeline. Because no such commitment was made, there is no basis for your client to claim that SCE caused delays or is responsible for any resulting construction rework. The need for site preparation, crane access, and clearance likewise does not shift responsibility to SCE, and any rework costs are not attributable to or recoverable from SCE.

Given the foregoing, SCE must respectfully decline your client's demand for reimbursement of the relocation costs and payment of the additional damages claimed. The charges assessed were consistent with SCE's Tariff Rules and applicable law, and the assertions in the Letters do not provide a basis for any liability on SCE's part.

Please let me know if you have any remaining questions or concerns. Otherwise, SCE will consider this matter closed.

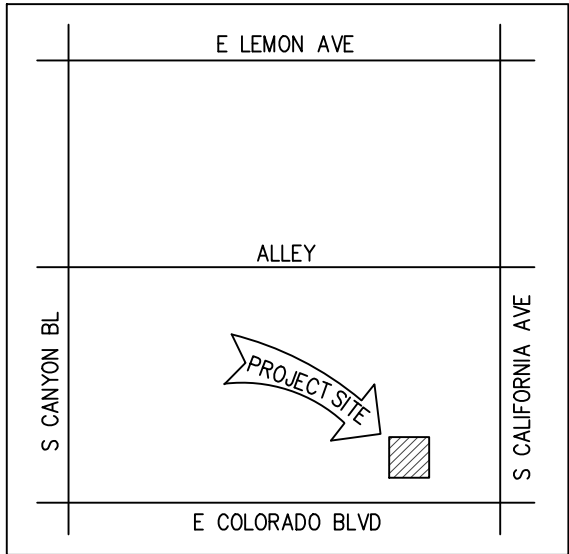
Sincerely,

A handwritten signature in cursive script, appearing to read "Lee Kaplan".

Lee A. Kaplan

FILE NAME:1920562_0.01.DWG SAVE DATE: 4/10/2026 9:38 AM SAVED BY: VIZCARRA

VICINITY MAP



TD2504548
EX: 4861180E

NO HFRA
POLE

CLASS H1

1

50'

4724470E
60 CL-2
BF01895

4' EASM'T

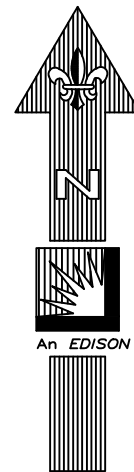
519

329
UNIT B

329

S CALIFORNIA AVE

E COLORADO BLVD



SOUTHERN CALIFORNIA
EDISON
An EDISON INTERNATIONAL Company

SCALE: 1" = 50'

0 50 100

PROJECT REQUIREMENTS (Y/N)

EDISON EASEMENT REQUIRED ☒

PWRD 88 REQUIRED UG ☐

CIVIL ONLY WORK ORDER ☐

PERMIT REQUIRED ☒

PERMIT TYPE: TRAFFIC

OUTAGE REQUIRED ☒

OUTAGE DATE: _____ TIME: _____

TRAFFIC CONTROL REQUIRED ☒

PED. TRAFFIC CONTROL REQ'D ☐

CONVEYANCE LETTER REQ'D ☐

ENVIRONMENTAL REQUIREMENTS
DOCUMENT (ERD) REQUIRED ☒

CSD 140 (TLM) REQ'D ☐

CIRCUIT MAP CHANGE REQ'D (TD 203) ☐

DIG ALERT APP ☒

VERIFIED ACTIVE AND
CONFIRMED USA TICKETS ☐

UTILIQUEST NOTIFIED ☐

FAA MARKING REQ'D ☐

FAA TYPE: _____

ACTUAL COST WORK ORDER ☐

STANDARD ADHERENCE: 1 Q/ 2026 Y

D124: 12/12/24

SCOPE OF WORK:

- RELOCATE SERVICES FOR 329 & 329B ALONG WEST P/L
- INSTALL NEW POLE N/W CORNER OF 329 E COLORADO

JPA NOTES:

- UNIQUE IDENTIFIER: JPO8HD - NEW SET
- JOINT OWNER: FTR
- JPA NOTIF: E6027-415231252

NOTES:

- TREE TRIMMING REQ'D
- NEIGHBOR TO ALLOW CREW TO USE ADJACENT EMPTY LOT AT 519 E CALIFORNIA FOR HAULER IF NECESSARY
- HFRA: NO

NOTIFICATIONS:

- NONE

HOMEOWNER CONTACTS:

329 E COLORADO BL
DOREEN 626-688-3007

519 E CALIFORNIA AVE
VICTOR 626-244-1886

FINAL DESIGN
APPROVED FOR CONSTRUCTION

DISTRICT 27 — MONROVIA			PROJ. MGR. RUIZ, EDWARD PHONE (626) 344-5990			PLANNER RUIZ, EDWARD PHONE (626) 344-5990			DESIGNER VIZCARRA, JOSE A		
PROJECT NO. 3155966		SERVICE REQUEST 4034158		MSR NO.		PRODUCT-1 2504548-RELOCATE FACILITIES				ASSOC DESGN	
CIRCUIT / VOLTAGE				GPS		PRODUCT-2				ASSOC DESGN	
SUB / PG NO.				CIRCUIT CODE		PRODUCT-3				ASSOC DESGN	
INVENTORY MAP 75-85C			J.P.A. NO. E6027-415231252			PROPOSED CONSTRUCTION (LOCATION) 519 S CALIFORNIA AVE MONROVIA CA 91016					
F	3/30/26		E. RUIZ	J. VIZCARRA							
TYPE	DATE	APPROVED BY	CHECKED BY	DRAWN BY	PAX #	SHEET			DESIGN\DRWG NO.		
Southern California Edison Company						1 OF 1			1920562_0.01		

April 15, 2026

Diana Yoon, Esq. on behalf of
Ta-Cheng Tung and Tracy Tung
616 S Del Mar Ave Suite A
San Gabriel, CA 91776

Sent via Certified Mail to:

Southern California Edison
Attn: Accounts Receivable
P.O. Box 800, Rosemead, CA 91770

With copy to:

Southern California Edison
Attn: Claims Department
P.O. Box 900, Rosemead, CA 91770

With copy to:

Southern California Edison
Attn: Law Department
2244 Walnut Grove Ave, Rosemead, CA

Re: DOCUMENT #7590704695 PAYMENT UNDER PROTEST; Notice of Encroachment and Reservation of Rights – Utility Line Relocation at 519 S California Ave, Monrovia, CA 91016 [APN :8516-020-012] (“Property”)

To Whom It May Concern:

This correspondence serves to formally notify Southern California Edison of an ongoing encroachment involving electrical service facilities (“Subject Facilities”) serving the neighboring property at 329 E Colorado Blvd, Monrovia, CA 91016. Payment via Check Number [4284] of the invoiced relocation costs set forth in Document #7590704695 dated 3/30/3026 accompanies

this correspondence to prevent further delay; however, such payment is made **under protest, under compulsion, and with full reservation of all rights**, and shall not be construed as an agreement, waiver, or acceptance of responsibility for such costs.

The Subject Facilities are presently encroaching upon my client's Property without the benefit of any recorded easement or other legal right and provide no service to the Property. As such, their continued presence constitutes an unwarranted burden on my client's property rights and materially interferes with my client's ability to construct a lawful, code-compliant improvement.

SCE representative, Keith Yann, has confirmed that no documentation exists establishing any recorded easement or other legal entitlement permitting the continued placement of the Subject Facilities in their current location.

We further note that, as represented by SCE personnel (including Mr. Yann), SCE does not require easements for individual service wires. If that is the case, it is unclear why an easement is now being requested from my client in connection with this relocation. These positions are facially inconsistent and raise serious questions regarding the legal basis for the continued placement of these facilities on my client's Property. Accordingly, we dispute any assertion that my client is responsible for the costs associated with relocation.

We also note that SCE has indicated a proposed four (4) foot easement. However, the contemplated building design includes a roof overhang extending beyond that setback by approximately twelve (12) inches. Any proposed easement must be reviewed in full, and it cannot operate to render existing conditions or a presently proposed, code-compliant improvement noncompliant or in violation of the easement. Please provide the complete draft easement document for review. My client expressly reserves all rights to object to, modify, or reject any easement terms that would interfere with current or reasonably foreseeable lawful use of the property.

For the avoidance of doubt, payment for the relocation work is made **under protest and under compulsion**, and shall not be construed as:

- approval of any plans, designs, or configurations proposed by SCE;
- consent to the location of any facilities;
- permission for entry or access beyond what is expressly authorized in writing;
- acceptance or approval of any proposed easement; or
- a waiver of any objections to the scope, location, or legal basis of the work.

This payment is expressly conditioned as follows:

- It shall not be deemed a customer-requested improvement or voluntary relocation;
- It shall not constitute an admission of responsibility or liability for relocation costs;

- It shall not waive any claims for reimbursement, damages, or equitable relief; and
- It shall not prejudice my client's rights to challenge the existence of any claimed easement, whether prescriptive or otherwise.

Please be advised that my client considers the continued presence of these facilities in their current location to constitute a continuing trespass and nuisance. My client expressly reserves all rights to pursue recovery of all costs incurred in connection with this relocation, including but not limited to claims for trespass, nuisance, unjust enrichment, and declaratory relief.

In addition, my client reserves the right to seek:

- full reimbursement of relocation costs;
- damages associated with delay and interference with development; and
- any other remedies available at law or in equity.

Please ensure this correspondence is included in the project file and associated with all estimates, agreements, and invoices related to this work. If you contend that any easement or legal right exists, please provide complete supporting documentation immediately.

Kindly confirm receipt.

Sincerely,

Diana Yoon, Esq.

Enclosures:

Check Number [4284]

June 25, 2026

VIA CERTIFIED MAIL, EMAIL, AND SCE CLAIMS CHANNEL

Southern California Edison

Attn: Accounts Receivable

P.O. Box 800, Rosemead, CA 91770

With copy to:

Southern California Edison

Attn: Claims Department

P.O. Box 900, Rosemead, CA 91770

With copy to:

Southern California Edison

Attn: Law Department

2244 Walnut Grove Ave, Rosemead, CA

Re: Final Demand for Reimbursement — Utility Relocation Charge and Delay-Related Construction Damages

To Whom It May Concern:

This is a final demand for reimbursement by Ta-Cheng Tung (“Owner”) concerning Southern California Edison Company’s (“SCE”) electrical facilities crossing Owner’s property at 519 S. California Ave., Monrovia, California (the “Property”).

This letter restates and supplements the April 15, 2026 Payment Under Protest letter previously sent to SCE concerning this matter. All objections, rights, and reservations contained in that letter remain in effect and are incorporated herein.

SCE maintained electrical service facilities (the “Subject Facilities”) crossing the Property that served the neighboring property at 329 E. Colorado Blvd. The Subject Facilities did not provide electrical service to, or otherwise benefit, the Property.

Owner's title materials and survey did not disclose a recorded easement for the Subject Facilities. Owner requested documentation supporting SCE's authority to maintain the Subject Facilities across the Property and the basis for charging Owner for relocation. SCE did not provide Owner with property-specific documentation establishing that Owner was responsible for the relocation cost.

Nevertheless, SCE required Owner to grant a new recorded easement and pay \$12,297.72 for installation of a replacement pole and related relocation work before Owner could proceed with the lawful construction project. Owner paid the \$12,297.72 on or about April 15, 2026, under protest and with an express reservation of all rights, because payment and execution of the easement were made conditions to completing the relocation.

Owner repeatedly notified SCE of its construction schedule and requested that the replacement pole be installed before completion of the affected formwork area. SCE did not timely complete that work.

When SCE ultimately proceeded with installation, SCE required crane and related-equipment access in the Owner's Property. Owner had no choice but to accommodate crane access from the Property in order to avoid the substantial additional delay SCE stated would result from public-right-of-way access.

By that time, the affected formwork area had already been completed. SCE's requested crane positioning and operating-clearance requirements required Owner's contractor to remove completed formwork and backfill the foundation area solely to create the access and clearance area required for SCE's equipment.

The resulting construction-rework cost was \$2,200.00.

Owner's documented damages are as follows:

Description	Amount
SCE relocation and replacement-pole charge paid under protest	\$12,297.72
Construction rework caused by delayed installation and SCE-required crane access	\$2,200.00
Total documented damages	\$14,497.72

To resolve this matter without litigation, Owner demands payment of \$14,497.72 within 10 calendar days after receipt of this letter.

Please preserve all documents and electronically stored information relating to the original Subject Facilities, relocation request, easement request, payment demand, replacement pole, construction scheduling, crane or equipment-access requirements, billing, communications, and rework damages.

If this matter is not resolved within 10 calendar days after receipt of this letter, Owner intends to pursue all available remedies, including a small-claims action seeking \$12,500.00, plus allowable filing and service costs, without further notice.

Nothing in this letter waives any claim, objection, or property right. Any resolution must be documented by a separate written settlement agreement.

Sincerely,

Ta-Cheng Tung
Owner of 519 S. California Ave.

cc: SCE Claims Department

cc: SCE Law Department

Enclosures:

A. April 15, 2026 Payment Under Protest letter

EXHIBIT A

April 15, 2026

Diana Yoon, Esq. on behalf of
Ta-Cheng Tung and Tracy Tung
616 S Del Mar Ave Suite A
San Gabriel, CA 91776

Sent via Certified Mail to:

Southern California Edison
Attn: Accounts Receivable
P.O. Box 800, Rosemead, CA 91770

With copy to:

Southern California Edison
Attn: Claims Department
P.O. Box 900, Rosemead, CA 91770

With copy to:

Southern California Edison
Attn: Law Department
2244 Walnut Grove Ave, Rosemead, CA

Re: DOCUMENT #7590704695 PAYMENT UNDER PROTEST; Notice of Encroachment and Reservation of Rights – Utility Line Relocation at 519 S California Ave, Monrovia, CA 91016 [APN :8516-020-012] ("Property")

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correspondence to prevent further delay; however, such payment is made **under protest, under compulsion, and with full reservation of all rights**, and shall not be construed as an agreement, waiver, or acceptance of responsibility for such costs.

The Subject Facilities are presently encroaching upon my client's Property without the benefit of any recorded easement or other legal right and provide no service to the Property. As such, their continued presence constitutes an unwarranted burden on my client's property rights and materially interferes with my client's ability to construct a lawful, code-compliant improvement.

SCE representative, Keith Yann, has confirmed that no documentation exists establishing any recorded easement or other legal entitlement permitting the continued placement of the Subject Facilities in their current location.

We further note that, as represented by SCE personnel (including Mr. Yann), SCE does not require easements for individual service wires. If that is the case, it is unclear why an easement is now being requested from my client in connection with this relocation. These positions are facially inconsistent and raise serious questions regarding the legal basis for the continued placement of these facilities on my client's Property. Accordingly, we dispute any assertion that my client is responsible for the costs associated with relocation.

We also note that SCE has indicated a proposed four (4) foot easement. However, the contemplated building design includes a roof overhang extending beyond that setback by approximately twelve (12) inches. Any proposed easement must be reviewed in full, and it cannot operate to render existing conditions or a presently proposed, code-compliant improvement noncompliant or in violation of the easement. Please provide the complete draft easement document for review. My client expressly reserves all rights to object to, modify, or reject any easement terms that would interfere with current or reasonably foreseeable lawful use of the property.

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This payment is expressly conditioned as follows:

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- It shall not constitute an admission of responsibility or liability for relocation costs;

- It shall not waive any claims for reimbursement, damages, or equitable relief; and
- It shall not prejudice my client's rights to challenge the existence of any claimed easement, whether prescriptive or otherwise.

Please be advised that my client considers the continued presence of these facilities in their current location to constitute a continuing trespass and nuisance. My client expressly reserves all rights to pursue recovery of all costs incurred in connection with this relocation, including but not limited to claims for trespass, nuisance, unjust enrichment, and declaratory relief.

In addition, my client reserves the right to seek:

- full reimbursement of relocation costs;
- damages associated with delay and interference with development; and
- any other remedies available at law or in equity.

Please ensure this correspondence is included in the project file and associated with all estimates, agreements, and invoices related to this work. If you contend that any easement or legal right exists, please provide complete supporting documentation immediately.

Kindly confirm receipt.

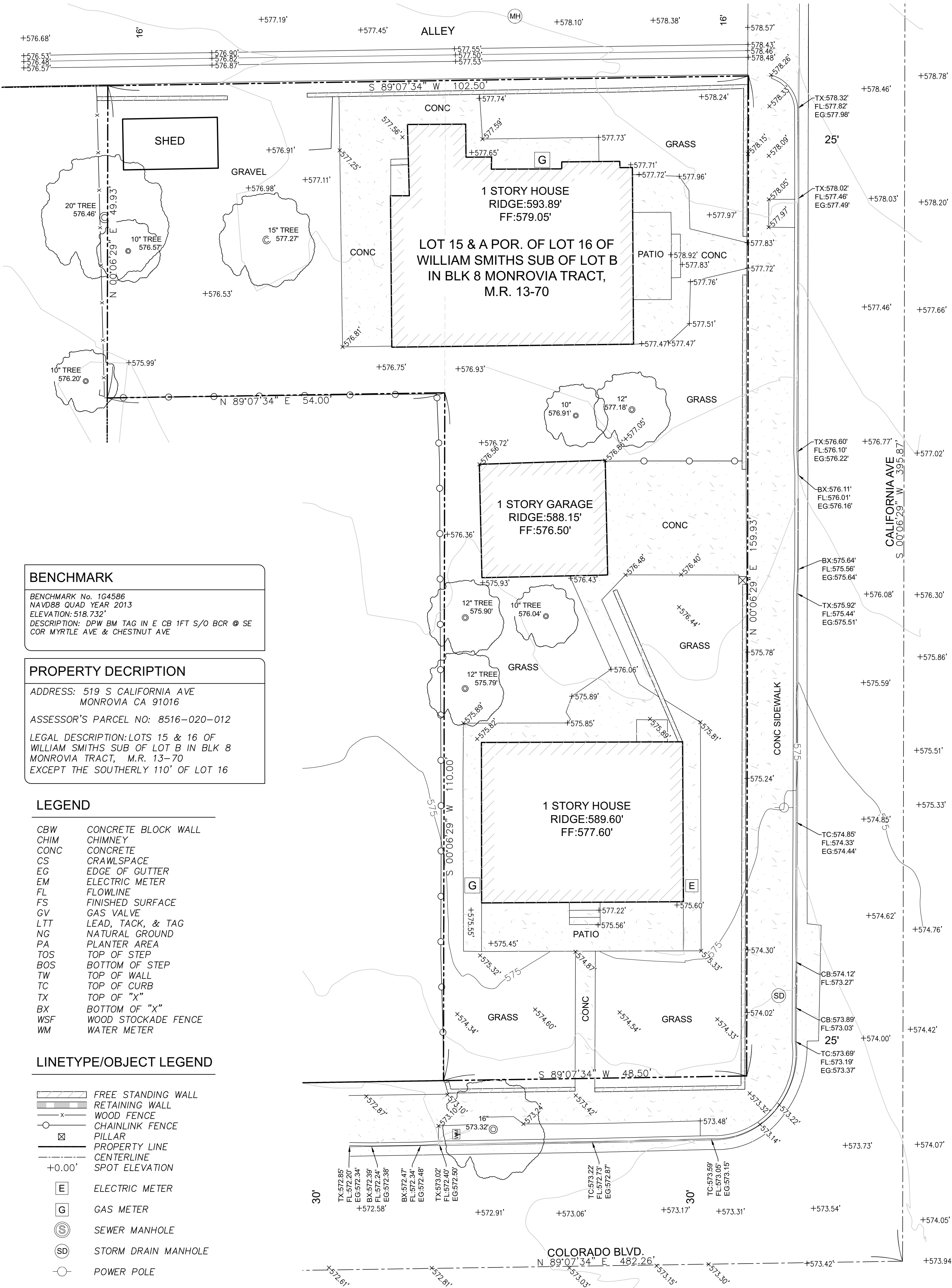
Sincerely,

Diana Yoon, Esq.

Enclosures:

Check Number 4284

NOTE
THIS SURVEY AND MAP ARE THE PROPERTY OF COLLINS & ASSOCIATES LAND SURVEYING AND MAY NOT BE MODIFIED, ALTERED, OR CHANGED IN ANY FASHION WITHOUT PRIOR WRITTEN APPROVAL BY COLLINS & ASSOCIATES LAND SURVEYING AND THE CLIENT FOR WHOM THE SURVEY WAS PREPARED. THIS EXTENDS TO THE RESULTING PLOT OF SAID MAP AND ANY DIGITAL FILES THEREOF. ANY MODIFICATION WILL VOID ANY PROFESSIONAL OBLIGATION OR WARRANTY, EITHER EXPRESSED OR IMPLIED, BY COLLINS & ASSOCIATES LAND SURVEYING AS TO SUCH CHANGED MATERIAL.



BENCHMARK
BENCHMARK No. 104586
NAVD88 QUAD YEAR 2013
ELEVATION: 518.732'
DESCRIPTION: DFW BM TAG IN E. CB 1FT S/O BOR @ SE COR MYRTLE AVE & CHESNUT AVE

PROPERTY DESCRIPTION
ADDRESS: 519 S CALIFORNIA AVE
MONROVIA CA 91016
ASSESSOR'S PARCEL NO: 8516-020-012
LEGAL DESCRIPTION: LOTS 15 & 16 OF
WILLIAM SMITHS SUB OF LOT B IN BLK 8
MONROVIA TRACT, M.R. 13-70
EXCEPT THE SOUTHERLY 110' OF LOT 16

- LEGEND**
- | | |
|------|---------------------|
| CBW | CONCRETE BLOCK WALL |
| CHIM | CHIMNEY |
| CONC | CONCRETE |
| CS | CRAWLSPACE |
| EG | EDGE OF GUTTER |
| EM | ELECTRIC METER |
| FL | FINISHED SURFACE |
| FS | FINISHED SURFACE |
| GV | GAS VALVE |
| LTT | LEAD, TACK, & TAG |
| NG | NATURAL GROUND |
| PA | PLANTER AREA |
| TOS | TOP OF STEP |
| BOS | BOTTOM OF STEP |
| TW | TOP OF WALL |
| TC | TOP OF CURB |
| TX | TOP OF "X" |
| BX | BOTTOM OF "X" |
| WSF | WOOD STOCKADE FENCE |
| WM | WATER METER |

- LINETYPE/OBJECT LEGEND**
- | | |
|--------|---------------------|
| --- | FREE STANDING WALL |
| --- | RETAINING WALL |
| -x- | WOOD FENCE |
| -o- | CHAINLINK FENCE |
| -x- | PILLAR |
| -x- | PROPERTY LINE |
| -x- | CENTERLINE |
| +0.00' | SPOT ELEVATION |
| E | ELECTRIC METER |
| G | GAS METER |
| S | SEWER MANHOLE |
| SD | STORM DRAIN MANHOLE |
| o | POWER POLE |

C&A

LAND SURVEYING

REVISIONS		
BY	DATE OF REV	DESCRIPTION
CLIENT: VICTOR TUNG		
DRAWN: DPC	PROJECT No. 25163	
DATE OF SURVEY: 11/21/25	SCALE: 1" = 10'	

TOPOGRAPHIC SURVEY

SITE ADDRESS:
519 S CALIFORNIA AVE, MONROVIA CA 91016

PROFESSIONAL LAND SURVEYOR:
ALL MAPS, PLATS, REPORTS, DESCRIPTIONS, OR OTHER DOCUMENTS ARE PREPARED UNDER THE RESPONSIBLE CHARGE OF A PROFESSIONAL LAND SURVEYOR, LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF CALIFORNIA, DANIEL P. COLLINS, LS 9758, PURSUANT TO THE PROFESSIONAL LAND SURVEYOR'S ACT BUSINESS AND PROFESSIONS CODE SECTION 6700-6805.



DATE: 12/10/25

PREPARED BY:
COLLINS & ASSOCIATES
LAND SURVEYING
27 CERRITOS AVE
LONG BEACH, CA 90802
PHONE: 424-537-7755

From: Edward Ruiz
Sent: Thursday, January 15, 2026 2:58 PM
To: DOREENTOR@MSN.COM
Subject: 329 E Colorado Blvd, Monrovia

Hi,
my name is Edward.
I am a Planner with Southern California Edison.
it has been brought up to our attention that the current
conditions from your electrical service wire is crossing the
back neighbor's at 519 California Ave.
your service wires do not have any easement's allowing them
to continuously exist crossing over his property.

In order to provide a solution and proceed providing you
power, SCE is determining to add a 40' wooden pole along
your property to re-route your service line.
this solution will eliminate the current condition crossing over
your back neighbors property.
When can I make an appointment to gain access to the back
in order to take measurements and photos?
<7.png>

please see photo for example.
if you have any questions feel free to reach out.

Thank you

Edward Ruiz
Planning Specialist
C: (626) -344-5990
T&D | District Planning
1440 S. California Ave
Monrovia, CA 91016

<3.png>