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June 19, 1991

Steven Tribble,  
Director of Division of  
Records and Reporting  
Florida Public Service Commission  
101 East Gaines Street  
Tallahassee, FL 32399

**RE: Application for Sailfish Point Utility Corp. for a rate  
increase in Martin County; Document No: 900816-WS;**

Dear Mr. Tribble:

Enclosed please find original and twelve (12) copies of the Addendum to the Pre-Filed Testimony of Roger W. Rasmussen Listing Specific Provisions of the Exhibits to Rasmussen's Testimony with panned in notations as to issues as requested in the Commission's Order.

Sincerely yours,

WM. REEVES KING  
For the Firm

WRK/ash  
Enclosures  
cc: Association  
Catherine Bedell, Esquire  
Steve Reilly, Esquire  
Ben E. Girtman, Esquire  
31.70.06.19

RECEIVED & FILED

RECORDS

DOCUMENT NUMBER-DATE

06293 JUN 24 1991

60-RECORDS/REPORTING

**ORIGINAL  
FILE COPY**

**BEFORE THE  
FLORIDA PUBLIC SERVICE COMMISSION  
DOCKET NO. 900816-WS  
APPLICATION OF SAILFISH POINT UTILITY CORPORATION  
FOR INCREASED RATES  
IN MARTIN COUNTY  
EXHIBIT RWR-6  
Addendum to the Pre-Filed Testimony  
of Roger W. Rasmussen  
Listing of Specific Provisions of the Exhibits  
to Testimony of Roger W. Rasmussen  
Pursuant to the Commission's Order  
At the Pre-Hearing Conference of June 6, 1991**

*Revised Notations of Issues to which the Exhibits are relevant added pursuant to Commission's Order of June 18, 1991 as per telephone call from Ms. Bedell.*

*Wm. Reeves King  
4/19/91*

DOCUMENT NUMBER-DATE  
06293 JUN 24 1991  
FSC-RECORDS/REPORTING

**RWR-1, Tab-1**  
**July 1, 1989 Information Statement**

- Issues  
# 475
- o Page 1, Section I (continues on Page 2)
  - o Page 2, Section II & III (continues on Page 3)
  - o Page 5, Section V (continues on Page 6)
  - o Page 7, Section VII (continues on Page 8)
  - o Page 8, Section VIII(a) (continues on Page 9)
  - o Page 10, subpara. (f) (continues on Page 10)
  - o Page 9, subpara. (g), Section IX(a)
  - o Page 15, Section XII (continues on Page 16)
  - o Page 16, Section XIII(a)
  - o Page 17, Section XIV subpara. (b)
  - o Page 21, Section XX, subpara. (c)

**RWR-1, Tab-2**  
**Public Offering Statements for Plats #1, 1B, 4, 8, 10 & 11,**  
**Phases I and II of Sailfish Point**

- Issues  
# 475
- o Page 5, Para. 3
  - o Page 6, Para. 11 & 12
  - o Page 8, Section I (first four paragraphs)
  - o Page 15, Section IV (continues on pages 16 & 17)
  - o Page 23, subpara. D.
  - o Page 27, Section VIII, subpara. A (continues on pages 28, 29 and 30)
  - o Page 31, subpara. C. WATER SUPPLY (continues on page 32)
  - o Page 33, subpara. E. SEWAGE DISPOSAL FACILITIES
  - o Page 39, subpara. A. CLOSING COSTS (third paragraph)

**RWR-1, Tab-3**  
**Information Statement dated March 25, 1980**

- Issues  
# 475
- o Page 1, Section I (continues on page 2)
  - o Page 2, Section II, subpara. (a)
  - o Page 3, subpara. (c)
  - o Page 4, subpara. (f)
  - o Page 5, subpara. (b)
  - o Page 7, Section IV (continues on pages 8 & 9)
  - o Page 10, Section VI, subpara (a) and the first full paragraph of subpara. (b)
  - o Page 11, Section VII, subpara. (a) (continues on page 12)
  - o Page 13, subpara. (f) (through first full paragraph on page 14)
  - o Page 14, subpara. (g) (first full paragraph)
  - o Page 16, subpara. (d)
  - o Page 19, Section XII (continues on Page 20)
  - o Page 21, Section XIV, subparas. (a), (b), (continues on page 22)
  - o Page 30, Section XXI, subpara. (d) (continues on page 31)
  - o Page 31, subpara. (g)

**RWR-2 Volume 1, Tab 1**

**Subdividers Completion Agreement**

- Page 1, first four paragraphs.
- Page 2, second full paragraph beginning "The conditions"; last paragraph at bottom of page and continuing through top of page 3;
- Page 5, paragraphs (D) through (H).

**RWR-2 Volume 1, Tab 2**

**Planned Unit Development Zoning Agreement**

- Page 1, Page 2 and continuing on Page 3 to paragraph numbered "2".
- Page 4, Section III, Para. 2
- Page 7, Section VII
- Page 8, Section XVIII (that portion on Page 8)
- Page 27, Exhibit "J"

**RWR-2 Volume 1, Tab 3**

**First Amendment to Planned Unit Development Zoning Agreement**

- Page 1, including portion of para. 1 on top of page 2
- Page 2, para. (c)
- Page 3, Paras. 2, 3 & 5, including portion of para. 5 on pg. 4
- Page 4, Para. 8.

**Composite Exhibit D to First Amendment**

- Pages 1 - 5
- Pages 1900-1904

**Exhibit E to the First Amendment**

- Pages 1905-1945 (This is the unsigned Declaration of Protective Covenants and Restrictions which is the same as RWR-3, Tab 1 without signatures. It is included to demonstrate that all its provisions were incorporated into and approved as a part of the PUD Agreement.)

**Exhibit B to the First Amendment**

- Pages 1946-1963 (This is the unsigned Articles of Incorporation which are identical to RWR-3, Tab 2, except for signatures. It is included to demonstrate that these Articles were a part of the approval process and incorporated into the PUD Agreement.)

**RWR-2 Volume 1, Tab 3**

**First Amendment to Planned Unit Development Zoning Agreement  
(Continued)**

**Exhibit C to the First Amendment**

- Pages 1964-1988 (These are the unsigned Bylaws which are identical to RWR-3, Tab 3, except for signatures. They are included here to demonstrate that they were part of the approval process and incorporated into the PUD Zoning Agreement.)

**Supplementary Declaration of Protective Covenants and Restrictions for Plat #1 Sailfish Point**

- Page 1
- Article VIII, Section 1, Page 14 (Reference to the entire document is necessary to demonstrate that the utility parcel was treated just as the other improvements were treated.)

**Unity of Title Agreement  
Exhibit I, Pages 2055 and 2056**

**RWR-2, Volume 2, Tab-4  
Second Amendment to the PUD Zoning Agreement**

- Page 1, Page 2, excluding subpara. 2A, 2B, 2D, and 2E
- Page 5, subpara. F
- Page 7, para. 9
- Pages 1 & 2, Exhibit A

**Supplementary Declaration of Protective Covenants and Restrictions of Plat #1A**

- Pages 1 & 2, Article VIII, Section 1
- Page 9.

**Exhibit "P"**

- Pages 2335 - 2364 (This is the unsigned 1st Amendment to the Declaration of Protective Covenants and Restrictions which is identical to RWR-3, Tab-4, which the exception of signatures. Reference is made to demonstrate that it was a requirement of the approval process and is incorporated into the PUD Zoning Agreement.)

**RWR-2, Volume 2, Tab-5  
Third Amendment to the PUD Zoning Agreement**

- Pages 1, 2 & 3, including Exhibit A, pages 1 & 2.
- RWR-2, Volume 2, Tab-6**

**Fourth Amendment to the PUD Zoning Agreement**

- Page 1
- Page 2 - para. numbered 2
- Exhibit C, Article VI, Section 2(a), Page 14 of 26
- Article XII, Section 3, pages 23 & 24 of 26

**RWR-2, Volume 2, Tab-8**

**Sixth Amendment to the PUD Zoning Agreement**

- Page 2, Paras. 1, 2, 3, 4, & 5,
- Page 3, Para. 15

**Exhibit C; Supplementary Declaration for Plat #4,**

- Page 1 & 2 through Article I

**Exhibit E; Supplementary Declaration for Plat 5**

- Pages 1 & 2 through Article I

**Exhibit G; Supplementary Declaration for Plat 6**

- Pages 1 & 2 through Article I
- Page 2302, Article VI, Section 6

**RWR-2, Volume 3, Tab-9**

**Seventh Amendment to the PUD Zoning Agreement**

- Pages 1 & 2 through Para. 4

**Exhibit B; Supplementary Declaration for Plat 7**

- Pages 1 & 2 through Article I

**RWR-2, Volume 3, Tab-12**

**Tenth Amendment to the PUD Zoning Agreement**

- Pages 1, 2 & 3

**Exhibit B; Supplementary Declaration for Plat 8**

- Pages 4 & 5 through Article I

**Exhibit D; Supplementary Declaration for Plat 9**

- Pages 4 & 5 through Article I

**RWR-2, Volume 3, Tab-13**

**Eleventh Amendment to the PUD Zoning Agreement**

- o Pages 1, 2 & 3
- Exhibit C; Supplementary Declaration for Plat 10.
- o Pages 4 & 5 through Article I
- Exhibit E Supplementary Declaration for Plat #11
- o Pages 4 & 5 through Article I

**RWR-2, Volume 3, Tab-14**

**Twelfth Amendment to the PUD Zoning Agreement**

- o Pages 1 & 2
- Exhibit B; Supplementary Declaration for Plat 12
- o Pages 4 & 5 through Article I

**RWR-2, Volume 3, Tab-16**

**Fourteenth Amendment to the PUD Zoning Agreement**

- o Pages 1, 2, & 3

**RWR-2, Volume 3, Tab-17**

**Fifteenth Amendment to the PUD Zoning Agreement**

- o Pages 1, 2 & 3

**RWR-3, Tab-1**

**Declaration of Protective Covenants and Restrictions for Sailfish Point**

- o Page 1, including Article I, Sections 1, 2
- o Page 2, Sections 5, 6, 10, 11 and 13
- o Page 3, entire page excluding Section 17
- o Page 4
- o Page 5, Sections 1 & 5
- o Page 7, Article IV, Section 1, Section 2 (continues to page 8)
- o Page 8, Section 3
- o Page 9, Article VI, Section 1 (continues on to Page 10)
- o Page 10, Section 3 to subpara. (a)
- o Page 13, Section 9 (continues on Page 14)
- o Page 15, Article VII, Section 1 (continues on Page 16).
- o Page 16, Section 2 and Section 3
- o Page 17, Sections 4, 5, 6, 7 & 8
- o Page 18, Article VIII, Section 1 (continues on Page 19).
- o Page 19, Sections 3, 4, & 5

**RWR-3, Tab-1**

**Declaration of Protective Covenants and Restrictions for Sailfish Point (Continued)**

Issues  
# 4 + 5

- o Page 20, Article IX, Section 1
- o Page 21, Section 6 and 8
- o Page 27, Section 2
- o Page 31, Article XIV (continues on Page 32)
- o Page 33, Article XVI, Section 1

**RWR-3, Tab 2  
Articles of Incorporation**

Issues  
# 4 + 5

- o Page 1, Article II, Section 1 (continues on pages 2 & 3)
- o Page 3, Section 2, Article III, Sections 1 & 2 (continues on pages 4, 5 & 6)

**RWR-3, Tab 3  
Bylaws**

Issues  
# 4 + 5

- o Page 4, Section 5 (c) (2) and (3)
- o Page 5, para. 6(h) and (i)

**RWR-3, Tab 4  
First Amendment to Declaration of Protective Covenants and Restrictions**

Issues  
# 4 + 5

- o Page 2, Article I, Section 29
- o Page 3, Article IV, Section 1
- o Page 5, Article VI, Section 5
- o Page 7, Article VI, Section 9

**First Amendment to the Supplementary Declaration for Plat 1**

- o Page 2, Article VIII

**RWR-5  
Declaration of Condominium of 2001 Sailfish Point Blvd.**

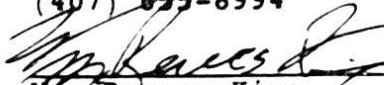
Issues  
# 4 + 5

- o Page 3, Para. 3.9
- o Page 5, Para. 3.25
- o Page 7, Para. 3.38
- o Page 8, Para. 3.46
- o Page 9, Paras. 3.51 & 3.52 & Para. 4
- o Page 11, Para. 4.6.1
- o Page 12, Para. 5.3
- o Page 20, Para. 12.2
- o Page 39, Para. 23.1.1



Respectfully submitted this 13<sup>th</sup> day of June, 1991.

ST. JOHN & KING  
Attorneys for Petitioners  
500 Australian Avenue So.  
Suite 600, Clearlake Plaza  
West Palm Beach, FL 33401  
(407) 655-8994

  
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Wm. Reeves King  
Fla. Bar # 747319

**CERTIFICATE OF SERVICE**  
**DOCKET NO. 900816-WS**

I HEREBY CERTIFY that a true copy of the foregoing has been furnished by hand, to the following parties on this 13<sup>th</sup> day of June, 1991.

Ben E. Girtman, Esquire  
1020 E. Lafayette Street  
Suite 207  
Tallahassee, FL 32301  
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