

THE SENATE APARTMENTS  
7211 Crane Avenue  
Jacksonville, Florida 32216  
(904) 725-9532

ORIGINAL  
FILE COPY

March 20, 1996


Director  
Division of Records and Reporting  
Florida Public Service Commission  
101 East Gaines Street  
Tallahassee, Florida 32399-0850

Re: Docket No. 960505-65; Request for exemption from  
Florida Public Service Commission regulation for pro-  
vision of water and wastewater service in Duval County  
by The Senate Apartments.

To Whom It May Concern:

This office authorizes John S. Ranney of Envirotech  
Utility Management Services to act on behalf of The  
Senate Apartments, As Agent For Owner with regards to  
the filing of the Application for Reseller Exemption,  
Section 367.022(8), Florida Statutes Rule 25-30.060 (3)(H)  
Florida Administrative Code.

Sincerely,



Patti J. McDonald, CPM  
Vice President  
Property Asset Management  
PJM/nld

DOCUMENT NUMBER-DATE

04403 APR 18 96

FPSC-RECORDS/REPORTING

**APPLICATION FOR RESELLER EXEMPTION**  
**SECTION 367.022(8), FLORIDA STATUTES**  
**RULE 25-30.060(3)(h), FLORIDA ADMINISTRATIVE CODE**

960505 WS

The application must be signed by  
the owner or accompanied by a Letter  
of Authorization from the owner.

**NAME OF SYSTEM:** The Senate Apartments

**PHYSICAL ADDRESS OF SYSTEM:** 7211 Crane Avenue  
Jacksonville, Florida 32216

**COUNTY WHERE SYSTEM IS LOCATED:** Duval

**NUMBER OF UNITS** 140 **WHEN CONSTRUCTED** \_\_\_\_\_

**NAME OF SYSTEM OWNER(S):** Property Asset Management

N/A

**MAILING ADDRESS (IF DIFFERENT):** \_\_\_\_\_

**PRIMARY CONTACT PERSON:**

**NAME:** John S. Ranney c/o Envirotech

**ADDRESS:** 1502 Robert Drive

Jacksonville Beach, Florida 32250

**PHONE NO.:** (904) 246-7999

**NATURE OF OWNER'S BUSINESS ORGANIZATION** (CORPORATION, PARTNERSHIP,  
LIMITED PARTNERSHIP, SOLE PROPRIETOR, ASSOCIATION, ETC.).

I believe this system to be exempt from the regulation of the  
Florida Public Service Commission pursuant to Section 367.022(8),  
Florida Statutes, for the following reasons:

1. Service will be provided at a rate or charge that does  
not exceed the actual purchase price. DOCUMENT NUMBER-DATE

04403 APR 18 88



APPLICATION FOR RESELLER EXEMPTION

If the reseller proposes to contract out metering or billing services, provide the following documentation.

SERVICE COMPANY: Envirotech

ADDRESS: 1502 Robert Drive

Jacksonville Beach, Florida 32250

PHONE NO.: (904) 246-7999

11. Attached a copy of the service agreement.
12. Attached is a statement that the reseller, and not its agent, will control customer deposits, if applicable.

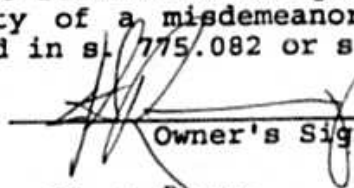
\* \* \* \* \*

Attached is Rule 25-30.111, Florida Administrative Code, which explains the annual reporting requirement of resellers. Also attached is Section 367.122, Florida Statutes, which explains reseller responsibility to examine and test meters. Also attached are Rules 25-30.262 through 25-30.267, Florida Administrative Code, which expand on reseller responsibilities for meter accuracy, meter test methods, meter testing equipment, periodic meter tests, meter tests by request and recordation of meter tests. The attached rules should be read, as acknowledged on the application, and retained by the reseller.

\* \* \* \* \*

I am aware that pursuant to Section 837.06, Florida Statutes, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree, punishable as provided in s. 775.082 or s. 775.083, F.S.

April 15, 1996  
(Date)

  
\_\_\_\_\_  
Owner's Signature

John S. Ranney  
Owner's Name (Typed or Printed)

Director of Operations  
Owner's Title

**APPLICATION FOR RESELLER EXEMPTION**

The original and four copies of the completed application and the supporting documentation should be mailed to:

**Director, Division of Records and Reporting  
Florida Public Service Commission  
2540 Shumard Oak Boulevard  
Tallahassee, Florida 32399-0850.**

Proposed Billing Schedule for Water and  
Community: The Senate Apartments  
Units: 140

Wastewater

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
Property Consumption (CCF)	895	895	895	895	895	895	895	895	895	895	895	895	10,740
Resident Consumption (CCF)*	695	695	695	695	695	695	695	695	695	695	695	695	8,340

Provider's Rates (\$):

Water (per CCF)	\$0.58
Water Base	\$212.80
Sewer (per CCF)	\$2.81
Sewer Base	\$165.40
10% Tax	

Reseller's Rates (\$):

Water (per CCF)	\$0.58
Water Base	\$1.52
Sewer (per CCF)	\$2.81
Sewer Base	\$1.18
10% Tax	

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Properties Water Charges	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$805	\$28,848
Property's Sewer Charges	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$2,680	\$32,160
Residents' Water Charges	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$678	\$8,136
Residents' Sewer Charges	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$2,118	\$25,416
<b>Total Bill from Utility</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$3,485</b>	<b>\$41,820</b>
<b>Total Bill from Reseller</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$2,796</b>	<b>\$33,552</b>

Proposed Method of Billing Residents for Water and Wastewater  
 Community: The Senate Apartments  
 Units 140

Provider's Rates (\$):		Example Bill to be issued to Resident based on 6 CCF	
Water (per CCF)	\$ 0.58	Water	\$ 3.48
Water Base	\$ 212.80	Water Base	\$ 1.52
Sewer (per CCF)	\$ 2.81	Sewer	\$ 16.86
Sewer Base	\$ 165.40	Sewer Base	\$ 1.18
10% Tax		10% Tax	\$ 0.50
Reseller's Rates (\$):		.....	
Water (per CCF)	\$ 0.58	Total	\$ 23.54
Water Base	\$ 1.52		
Sewer (per CCF)	\$ 2.81		
Sewer Base	\$ 1.18		
10% Tax			

.....

Proposed Method of Billing Customers Separately

Reseller has contracted with Envirotech Utility Management Service which will provide:

- The installation of 140 individual 3/4" water meters to the primary feed to each unit.
- Read each meter on a monthly basis;
- Bill each resident monthly, per CCF of water and waste water usage, as per the above published rate schedule.
- Approx. 10 days will lapse between the time the meters are read and bills are mailed
- A refundable \$30.00 deposit will be required for each unit which will be collected by the reseller
- There will be no common area charges billed to the residents
- There will be no miscellaneous fees billed to the residents.
- The cost of the billing service is paid directly by the reseller and not charged to the residents
- This complex is not under construction.
- Please see enclosed letter of authorization from Property Asset Management

Provider is the City of Jacksonville

21 WEST CHURCH STREET, JACKSONVILLE, FLORIDA 32202-3139 • (904) 2-5200



CYCLE 19 26030-07211-0000-7-10-W 4/03/96

SERVICE ADDRESS 7211 CRANE AV

RATE

COMMERCIAL WITH APARTMENTS

CONSUMPTION HISTORY

APRIL 1996	89,500 CU FT
APRIL 1995	113,900 CU FT
MARCH 1996	1,500 CU FT
MARCH 1995	95,700 CU FT

KEISER JACK T  
P O BOX 3  
NEPTUNE BEACH FL 32266

ADDITIONAL INFORMATION ON REVERSE SIDE

ANALYSIS NUMBER	READ DATE	DAYS BILLED	CURRENT READING	READING TYP	METER SIZE	CONSUMPTION CU FT - TIER CALDYS	AVERAGE DAILY CONSUMPTION COST
3005226013	3/21	28	872	REGULAR	4	57,200 CU FT	\$117.35
1005226013	3/21	28	323	REGULAR	4	32,300 CU FT	

MONDAYS AND DAYS AFTER HOLIDAYS ARE TRADITIONALLY VERY BUSY DAYS. WE WILL BE BETTER ABLE TO RESPOND TO YOUR NEEDS IF YOU CONTACT OUR OFFICES ON OTHER DAYS.

THANK YOU FOR HELPING US SERVE YOU BETTER.

WATER CHARGE	\$ 625.50
SEWER CHARGE	2,897.89
PUBLIC SERVICE TAX	62.55

RATES:  
 H<sub>2</sub>O RATES - \$ .58  
 H<sub>2</sub>O BASE - 106.40  
 SEWER RATES - \$2.81  
 SEWER BASE - 82.70  
 METERS - 2 meters  
 SIZE - 4"

10% TAX

TOTAL DUE **\$3,285.70**

BY 4/25/96 TO AVOID 1.5% LATE PAYMENT FEE

PLEASE INDICATE ADDRESS CORRECTION BELOW

PLEASE RETURN THIS PORTION OF BILL WITH TOTAL DUE TO TAX COLLECTOR OR AUTHORIZED AGENT

CYCLE 19 26030 07211-0000-7-10-W 4/03/96  
SERVICE ADDRESS

7211 CRANE AV

PLEASE PAY **\$3,285.70**  
BY 4/25/96.

KEISER JACK T  
P O BOX 3  
NEPTUNE BEACH FL 32266



TAX COLLECTOR  
P.O. BOX 44297  
JACKSONVILLE, FL 32231-4297

03318

PUBLIC UTILITIES DEPARTMENT

5083260300721100000000710300032857000000000001900049



TRANSMISSION VERIFICATION REPORT

TIME : 02/15/1996 11:25  
NAME : WIG, INC ENVIROTECH  
FAX : 9042493399  
TEL : 9042417600

DATE, TIME  
FAX NO./NAME  
DURATION  
PAGE(S)  
RESULT  
MODE

02/15 11:23  
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OK  
STANDARD  
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Commissioners:  
SUSAN F. CLARK, CHAIRMAN  
J. TERRY DEASON  
JULIA L. JOHNSON  
DIANE K. KIESLING  
JOE GARCIA



DIVISION OF RECORDS &  
REPORTING  
BLANCA S. BAYÓ  
DIRECTOR  
(904) 413-6770

## Public Service Commission

April 18, 1996

Mr. John S. Ranney  
Envirotech  
1502 Roberts Drive  
Jacksonville, Florida 32250

Re: Docket No. 960505-WS

Dear Mr. Ranney:

This will acknowledge receipt of a request for exemption from Florida Public Service Commission regulation for provision of water and wastewater service in Duval County, by THE SENATE APARTMENTS, which was filed in this office on April 18, 1996 and assigned the above-referenced docket number. Appropriate staff members will be advised.

A tentative schedule of events in your docket (referred to as a Case Assignment and Scheduling Record or CASR) should be available, upon request, ten (10) working days after establishment of the docket. You may contact the Records Section at (904) 413-6770 or by fax at (904) 413-7118 to request that a copy of the case schedule be faxed or mailed to you. The schedule of events provides you with an opportunity to anticipate completion stages of work in the docket. These dates are subject to change; therefore, you may wish to call the Records Section periodically to obtain revised schedules for your docket. For firm dates of hearings or other activities, please look to the Commission's official notices and orders. You can also obtain information on your docket by accessing the PSC HomePage on the Internet, at <http://www.state.fl.us/psc/>.

Sincerely,

A handwritten signature in cursive script that reads "Linda C. Williams".

Linda C. Williams  
Commission Deputy Clerk