

Original  
FILE COPY

# Sky Acres Enterprises D.B.A. Terrace Park Venture

700 Grand Avenue  
Wausau, WI 54403

May 14, 1996

State of Florida Public Service Commission  
Division of Water & Wastewater  
Attn: Patricia Brady  
2540 Shumard Oak Boulevard  
Tallahassee, FL 32399-0850

## RE: Docket No. 951190-SU, Application for certificate to provide wastewater service in Pasco County by Sky Acres Enterprises

Dear Patricia Brady:

On May 3, 1996, we received your letter dated April 26, 1996. This letter is to correct the deficiencies still remaining on our application. I have covered your requests point by point and the documentation is also enclosed.

1. Notification of government and private entities. Please see the enclosed affidavit, which states the notices have been sent.
2. Notification of customers. Please see the enclosed affidavit, which states the notices have been sent.
3. Publication of notice. The notice was published on May 9, 1996 in The Zephyrills News. They have been instructed to send an affidavit of the notice's publication to you which should already have been received by you or will be coming to you shortly.

ACK \_\_\_\_\_  
 AFA \_\_\_\_\_  
 APP \_\_\_\_\_  
 C.F. \_\_\_\_\_  
 C.S. \_\_\_\_\_  
 E. \_\_\_\_\_  
 F. \_\_\_\_\_  
 G. \_\_\_\_\_  
 H. \_\_\_\_\_  
 I. \_\_\_\_\_  
 J. \_\_\_\_\_  
 K. \_\_\_\_\_  
 L. \_\_\_\_\_  
 M. \_\_\_\_\_  
 N. \_\_\_\_\_  
 O. \_\_\_\_\_  
 P. \_\_\_\_\_  
 Q. \_\_\_\_\_  
 R. \_\_\_\_\_  
 S. \_\_\_\_\_  
 T. \_\_\_\_\_  
 U. \_\_\_\_\_  
 V. \_\_\_\_\_  
 W. \_\_\_\_\_  
 X. \_\_\_\_\_  
 Y. \_\_\_\_\_  
 Z. \_\_\_\_\_

MAY 15 1996

System Map We are still in the process of trying to located a copy of the system map. To date it still eludes us and we believe that we may have to have it re-drawn. We are currently working with the engineering firm mentioned in Ron's letter to you, and Ron has informed me that he has been playing phone tag with them. Ron believes that within the next few days he will have an answer. I will keep you abreast of developments but we expect to have a copy of the map to you with-in 10 days maximum.

Registration of Utility Name We have not yet received confirmation of our application to the Florida Department of State, Division of Corporations, to register Sky Acres enterprises as a foreign general partnership. They have mailed us a letter and the correct application that I have filled out and returned. Said letter and application are enclosed.

DOCUMENT NUMBER - DATE  
05430 MAY 15 96  
FPSC-RECORDS/REPORTING

WAS [Signature]

6. Evidence of Ownership. Enclosed please find a warranty deed from Amanda Co. to Sky Acres Enterprises
7. DEP Permit. As with the system map, we are trying to get the engineering firm to renew our permit. I will keep you abreast of developments and we expect to have a copy of the renewal application to you in a few days, 10 days maximum.
8. Operator License. I forgot to call Darrel Adams - Environmental Services for their License Number and Expiration Date. I will next day air this information to you tomorrow. You will receive it May 16, 1996
9. Customer Deposits. It is our understanding that until our approval from you that we cannot change any of our rates. Because of this understanding we have stated in the wastewater tariffs that no customer deposits are being charged. As of right now we do not charge customer deposits.

Sincerely,

  
Paul Hoffer

# Notifications and Affidavits

**Affidavit that Notice of Application for a Certificate has been Provided**

I **Paul Hoffer**, hereby swear that on April 15, 1996, I mailed to the listed local government and private entities (listed on attached sheet), a notice of our application for original certificate.

This day of 14, May, 19 96

Paul Hoffer

STATE OF Wisconsin

COUNTY OF Marathon

On this 14 day of May, 1996, Paul Hoffer

personally appeared before me,  who is personally known to me  
\_\_\_\_\_ whose identity I proved on the basis of \_\_\_\_\_

Pamela J. Anderson  
(Notary Public Signature)

PAMELA J ANDERSON  
(Notary's Printed Name)

Seal

My Commission Expires 5-31-98

LEGAL NOTICE FOR  
APPLICATION FOR ORIGINAL CERTIFICATE  
(FOR A UTILITY IN EXISTENCE AND CHARGING RATES)

(Section 367.045, Florida Statutes)

LEGAL NOTICE

Notice is hereby given on April 15, 1996, pursuant to Section 367.045, Florida Statutes, of the application of Sky Acres Enterprises DBA Terrace Park Venture to operate a wastewater utility to provide service to the following described territory in Pasco County, Florida as follows:

The NE 1/4 of the NE 1/4 of Section 24 Township 26 South  
Range 20 East, Pasco County, Florida, known as Terrace Park  
Estates.

Any objection to the said application must be made in writing within thirty (30) days from this date to the Director, Division of Records and Reporting, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850. A copy of said objection should be mailed to the applicant whose address is:

Sky Acres Enterprises DBA Terrace Park Venture  
700 Grand Avenue  
Wausau, WI 54406-6416

Allen Lafortune and Otis Fonder  
36645 Sunshine Road  
Zephyrhills, FL 33541-1182

Betmer Utilities  
P O Box 370  
Port Richey, FL 34673-0370

Crestridge Utility  
4804 Mile Stretch Dr  
Holiday, FL 34690-4358

Forest Hills Utilities  
1518 U S HWY 19  
Holiday, FL 34691-5649

Hacienda Village Utilities  
6939 Hachem Dr  
Port Richey, FL 34668-1398

Hudson Bay Company  
14334 Old Dixie HWY  
Hudson, FL 34667-1134

I. W. V. Utilities  
7552 Congress St., Suite 4  
New Port Richey, FL 34653-1106

Orangeland Water Supply  
2109 Overview Drive  
New Port Richey, FL 34655-4131

Pasco Utilities  
P O Box 4118  
Tampa, FL 33677-4118

Southern States Utilities  
1000 Color Place  
Apopka, FL 32703-7753

Aloha Utilities, Inc  
2514 Aloha Place  
Holiday, FL 34691-3499

Blanton Lake Utilities Company  
7530 Little Road, Suite 205  
New Port Richey, FL 34654-5598

Dixie Grove Estates  
5645 Nebraska Ave  
New Port Richey, FL 34652-2694

Gem Estates Utilities  
P O Box 1325  
Zephyrhills, FL 33539-1325

Holiday Gardens Utilities  
4804 Mile Stretch Dr.  
Holiday, FL 34690-4358

Jasmine Lakes Utilities Corp.  
1518 US HWY 19 suite B  
Holiday, FL 34691-5649

Lindrick Service Corp  
P O Box 1176  
New Port Richey, FL 34656-1176

Orangewood Lakes Service  
7602 Congress St. Suite 4  
New Port Richey, FL 34653-1107

S H Utilities  
7552 Congress Street Suite 4  
New Port Richey, FL 34653-1106

Utilities, Inc of Florida  
200 Weathersfield Avenue  
Altamonte Springs, FL 32714-4099

Bartelt Enterprises, Inc  
P.O. Box 609  
Tarpon Springs, FL 34688-0609

C. S. Water Company  
P O Box 3000  
Crystal Springs, FL 33524-3000

Floralino Properties  
P O Box 5017  
Largo, FL 34649-5017

Hacienda Utilities  
1700 Granda Ave  
New Port Richey, FL 33552

Holiday Utility Company  
P.O. Box 27  
Holiday, FL 34688-0027

Kemple Water Company  
37502 Marcliff Terrace  
Zephyrhills, FL 33541-8451

Mad Hatter Utility  
1900 Land O'Lakes Blvd  
Lutz, FL 33549-2913

Paradise Lakes Utility  
P O Box 750  
Land O'Lakes, FL 34639-0750

South Pasco Utilities  
P O Box 16800  
Tampa, FL 33687-6800

Timberwood Utilities  
36323 Arbor Oaks Dr  
Zephyrhills, FL 33541-2092

Virginia City Utilities  
P O Box 845  
New Port Richey, FL 34656-0845

City of San Antonio  
300 Pennsylvania Ave  
San Antonio, FL 33576

Pasco County Administrator  
4025 Moonlake Rd  
New Port Richey, FL 33552

Tampa Bay Regional Planning Council  
9455 Koger Blvd, Suite 219  
St Petersburg, FL 32990

Division of Records  
& Reporting  
Florida Public Service  
Commission

2540 Shumard Oak  
Blvd  
Tallahassee, FL  
32399-0870

City of Dade City  
612 E Meridian Ave.  
Dade City, FL 33526-1355

City of Zephyrhills  
5335 Eighth St.  
Zephyrhills, FL 33540

Pasco County Board of Commissioners  
410 E. Meridian Ave.  
Dade City, FL 33525

City of New Port Richey  
5919 Main Street  
New Port Richey, FL 34652

DEP Southwest District  
3804 Coconut Palm Dr  
Tampa, FL 33619

S.W. Florida Water Management  
2379 Broad St.  
Brooksville, FL 34609-6899

State of Florida  
Public Counsel

c/o The House of  
Representatives  
The Capital

Tallahassee, FL 32399-1300

These two were added  
to the list later and  
were mailed

May 14, 1996

**Affidavit that Notice of Application for a Certificate has been Provided**

I Paul Hoffer, hereby swear that on January 19, 1996, I mailed to all residents of Terrace Park Estates ( individually listed in Exhibit B of our application ), a notice of our application for original certificate.

This day of 14<sup>th</sup> May 19 96

Paul Hoffer

STATE OF Wisconsin

COUNTY OF Marathon

On this 14 day of May 19 Paul Hoffer

personally appeared before me, X who is personally known to me  
\_\_\_\_\_ whose identity I proved on the basis of \_\_\_\_\_

Pamela J. Anderson  
(Notary Public Signature)

PAMELA J. ANDERSON  
(Notary's Printed Name)

Seal

My Commission Expires 5-31-98



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Sky Acres Enterprises DBA Terrace Park Venture  
700 Grand Avenue  
Wausau, WI 54406-6416

# Applications



FLORIDA DEPARTMENT OF STATE  
Sandra B. Mortham  
Secretary of State

April 26, 1996

PAUL HOFFER  
SKY ACRES ENTERPRISES  
700 GRAND AVENUE  
WAUSAU, WI 54403

We have received your document for SKY ACRES ENTERPRISES and your check(s) totaling \$140.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

You have completed the wrong application for a general partnership. Please complete the attached document and return to my attention.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (904) 487-6913.

Diane Cushing  
Corporate Specialist

Letter Number. 096A00020053

**PARTNERSHIP REGISTRATION STATEMENT**

1 Sky Acres Enterprises DBA Terrace Park Ventures  
(Name of Partnership)

2 Wisconsin / Marathon  
(State/County of Formation)

3 \_\_\_\_\_  
(FEI Number)

4 Terry Hoffer 700 Grand Ave Wausau WI 54403  
(Street Address of Chief Executive Office)

5 Ron Hoffer PO Box 1566

Lutz FL 33549  
(Street Address of Principal Office in Florida if applicable)

6 In accordance with s. 620.8105(1)(c)(1 & 2), Florida Statutes, required partner information is provided in one of the following options:

Attached is a list of the names and mailing addresses of ALL partners and Florida Registration Numbers, other than individuals, or:

The name and street address of the agent in Florida who shall maintain a list of the names and addresses of all partners:

**NAME & FLORIDA STREET ADDRESS  
OF FLORIDA AGENT**

**IF OTHER THAN INDIVIDUAL,  
FLORIDA REGISTRATION  
NUMBER**

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

\_\_\_\_\_

If any of the partners are other than individuals, its entity name and Florida Registration Number must be listed below:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Partner Entity Name

Florida Document #

The execution of this statement as a partner constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

Signed this 3<sup>rd</sup> day of May, 19 96.

Signatures of TWO Partners:

Terry Hoffer  
Ron Hoffer

Typed or printed name of partners signing above:

Terry Hoffer  
Ron Hoffer

Filing Fee:	\$50.00
Certified copy:	\$52.50 (optional)
Certificate of Status:	\$ 8.75 (optional)

## Partners' Names and Addresses

Terry Hoffer	14332 N Lane Dr	Marathon WI 5448
Ron Hoffer	P.O. Box 1566	Co+2 FL 33549
Marilyn Chesak	24510 Adair Ave	Sorrento FL 32776
Patricia Berens	2001 Round Lake Rd	Mount Dora FL 32757
Marriane Pocklington	8721 122 <sup>nd</sup> St	Kenosha WI 53140
Sharon Verhoven	15865 Hopewell Rd	Alpharetta GA 30201

APPLICATION BY FOREIGN LIMITED PARTNERSHIP FOR  
AUTHORIZATION TO TRANSACT BUSINESS IN FLORIDA

1. Sky Acres Enterprises DBA Terrace Park Venture LTD  
(Name of limited partnership as it is in the home state)  
*General*

2. \_\_\_\_\_  
(If name is unavailable, name under which the limited partnership proposes to register or transact business in Florida, must contain the word "LIMITED" or "LTD.")

3. Wisconsin (State of Formation) 4. December 10, 1982 (Date of Formation)

5. Ronald Hoffer  
(Name of Registered Agent for Service of Process)

6. P.O. Box 1566 (Street Address of Registered Office)  
Lutz, Florida 33549  
(City) (Zip Code)

7. Acceptance by the Registered Agent for Service of Process.  
Ron Hoffer  
(Agent must sign on this line)

8. P.O. Box 1566 Lutz FL 33549  
(Address of registered office required in state of formation or, if not required, address of principal office)

9. NAMES OF GENERAL PARTNERS STREET ADDRESS

Terry Hoffer 14332 N. Lane Dr. Marathon WI 54448

Ron Hoffer P.O. Box 1566 Lutz FL 33549

Marilyn Chesak 24510 Adair Ave Sorrento FL 32776

Patricia Berehns 2001 Round Lake Rd. Mount Dora FL 32757

Marrienne Pocklington 8721 122nd St. Kenosha, WI 53140

Sharon Verhoven 15865 Hopewell Rd. Alpharetta GA 30201

10. 700 Grand Ave. Wausau WI 54403  
(Office where Names, Addresses and Contributions of Limited Partners are kept)

11. The limited partnership will undertake to keep the records listing the addresses and capital contributions of the limited partner or limited partners until the limited partnership's registration in Florida is cancelled or withdrawn.

12 700 Grand Avenue  
Wausau, WI 54403  
(Mailing Address of Limited Partnership)

Under penalties of perjury I, being duly sworn, declare that I have read the foregoing and know the contents thereof and that the facts stated herein are true and correct.

This day of 8<sup>th</sup>, April, 19 96

Terry Hoffer  
General Partner

STATE OF Wisconsin

COUNTY OF Marathon

On this 8<sup>th</sup> day of April, 19 96, Terry Hoffer

personally appeared before me,  who is personally known to me  
 whose identity I proved on the basis of \_\_\_\_\_

Pamela J. Anderson  
(Notary Public Signature)

PAMELA J. ANDERSON  
(Notary's Printed Name)

Seal

My Commission Expires: 5-31-98

**AFFIDAVIT OF CAPITAL CONTRIBUTIONS FOR FOREIGN LIMITED PARTNERSHIP**

BEFORE ME the undersigned personally appeared Terry Hoffer  
<sup>SKY Acres Enterprises</sup>  
a general partner of DBA Terrace Park Venture LTD, a (an) Wisconsin <sup>General</sup> ~~limited~~ partnership,  
hereinafter referred to as the "Partnership", who certifies as follows:

- 1 The amount of capital contributions of the limited partners is \$ 0.00
- 2 The anticipated amount of the capital contributions of the limited partners that are allocated for the purposes of transacting business in Florida is \$ 0.00

*Under the penalties of perjury I, being duly sworn, declare that I have read the foregoing and know the contents thereof and that the facts stated herein are true and correct.*

This 8<sup>th</sup> day of April, 19 96

Terry Hoffer  
General Partner

STATE OF Wisconsin

COUNTY OF Marathon

On this 8<sup>th</sup> day of APRIL, 19 96, TERRY HOFFER

personally appeared before me,

- who is personally known to me  
 whose identity I proved on the basis of \_\_\_\_\_

Pamela J. Anderson  
(Notary Public Signature)  
PAMELA J. ANDERSON  
(Notary's Printed Name)

Seal

My Commission Expires:

5-31-98



# DEEDS

WARRANTY DEED FROM CORPORATION

THIS WARRANTY DEED Made this 13 of May

19 91 by HAL VERHOVEN, as Trustee, and AMANDA COMPANY, INCORPORATED, of Wisconsin, a Corporation existing under the laws of Wisconsin, of the county of Marathon, and State of Wisconsin, hereinafter called the grantor, to

SKY ACRES ENTERPRISES, a Partnership consisting of Patricia Barnes, Ronald Hoffer, Terry Hoffer, Sharon Verberoo, Marilyn Chusak, and Marianne Facklington, Partners, 310 Belle Street, Wausau, Wisconsin, 54401, of the County of Marathon, and State of Wisconsin.

hereinafter called the grantees: (Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of Ten Dollars (\$ 10.00 ) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, assigns, releases, conveys and certifies unto the grantees, all that certain land situate in PASCO COUNTY, FLORIDA, to:

THE NE 1/4 OF THE NE 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 20 EAST, PASCO COUNTY, FLORIDA.

LESS ALL LOTS IN TERRACE PARK ONE (PB 21, PAGE 133) AND TERRACE PARK TWO (PB 22, PAGE 36) PREVIOUSLY CONVEYED BY GRANTORS.

THIS IS A DEED OF CONVEYANCE FOR WHICH NO CONSIDERATION IS EXCHANGED.

PARCEL I.D. # \_\_\_\_\_

SUBJECT TO ALL LIENS, EASEMENTS & RESTRICTIONS OF RECORD

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the estate is fee simple forever

AND the grantor hereby covenants with said grantees that the grantor is lawfully seized of said land in fee simple, that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever and that said land is free of all encumbrances except taxes accruing subsequent to December, 1986, and subsequent years

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

(CORPORATE SEAL)

AMANDA COMPANY, INCORPORATED, of Wisconsin

Signed, sealed, and delivered in our presence:

[Signature]  
Witness  
Chad Hoffer  
Print Name

[Signature]  
Witness  
ROY SCHIEFFELBIN  
Print Name

[Signature]  
Witness  
Brian Frank  
Print Name

[Signature]  
Witness  
Paul Hoffer  
Print Name

BY: [Signature]  
TERRY HOFFER, President

ATTESTED: [Signature]  
HAL VERHOVEN, as Secretary and Trustee

STATE OF Wisconsin  
COUNTY OF Marathon

The foregoing instrument was acknowledged before me this May 13<sup>th</sup>, 19 96, by TERRY HOFFER, the President of AMANDA COMPANY, INCORPORATED, of Wisconsin, who is personally known to me or who has produced \_\_\_\_\_ as identification.

Pamela J. Anderson  
Signature of Notary Public - State of WISCONSIN

PAMELA J ANDERSON  
Print, Type or Stamp Commissioned Name of Notary Public

Personally Known  OR  Presented Identification

\_\_\_\_\_  
Type of Identification Presented

STATE OF Wisconsin  
COUNTY OF Marathon

The foregoing instrument was acknowledged before me this May 13<sup>th</sup>, 19 96, by HAL VERHOVEN, as Trustee, and as Secretary of AMANDA COMPANY, INCORPORATED, of Wisconsin, who is personally known to me or who has produced \_\_\_\_\_ as identification.

Pamela J. Anderson  
Signature of Notary Public - State of WISCONSIN

PAMELA J ANDERSON  
Print, Type or Stamp Commissioned Name of Notary Public

Personally Known  OR  Presented Identification

\_\_\_\_\_  
Type of Identification Presented

This instrument prepared by:  
AMANDA COMPANY, INCORPORATED, of Wisconsin  
310 Bellis Street, Wausau, Wisconsin 54401

RETURN TO:  
AMANDA COMPANY, INCORPORATED, of Wisconsin  
310 Bellis Street, Wausau, Wisconsin 54401