



## Public Service Commission

-M-E-M-O-R-A-N-D-U-M-

DATE: September 23, 1996  
 TO: Division of Records and Reporting  
 Division of Legal Services, Alice Crosby  
 FROM: Division of Water & Wastewater, J. Travis Coker *JTC*  
 RE: Docket No. 960666-WS; Request for exemption from Florida Public Service Commission regulation for provision of water and wastewater service in Pinellas County by Spring Lake Village Apartments.

On April 8, 1996, this Commission received an application from Spring Lake Village Apartments (Spring Lake or reseller) for a reseller exemption pursuant to Section 367.022(8), Florida Statutes, (F.S.). Staff has determined that Spring Lake meets the requirements for status as a service entity that will resell water and wastewater at a rate that will not exceed the actual purchase price thereof provided in Section 367.022(8), F.S.

The application was filed in accordance with Section 367.022(8), F.S., and Rule 25-30.060(3)(h), Florida Administrative Code (F.A.C.). Included with exemption application was a statement from the agent of the system describing the statutory and factual basis for the exemption. Spring Lake is owned by Spring Lake Associates, Ltd. Mr. Warren Schob, Owner/Agent of Spring Lake Associates, Ltd. signed the application on behalf of Spring Lake. In addition, Mr. Schob acknowledged Section 837.06, Florida Statutes, regarding false statements. The applicant acknowledged the requirements of Rule 25-30.111, F.A.C., regarding annual reporting requirements. The applicant also acknowledged Chapter 367.122, F.S., which deals with the examination and testing of meters; and Rules 25-30.262 through 25-30.267, F.A.C., which explains the responsibilities of the utility owner for insuring the accuracy of the meters.

ACK \_\_\_\_\_ Spring Lake has named the City of St. Petersburg as the entity providing service to  
 AFA \_\_\_\_\_ the apartment complex and has submitted that company's rates and charges. The reseller  
 APP \_\_\_\_\_ has also provided its proposed rates and charges and an explanation of its proposed method  
 CAF \_\_\_\_\_ of billing. The actual rates billed to the tenants are identical to the rates charged by the  
 CMU \_\_\_\_\_ City of St. Petersburg. This demonstrates that the rates charged will not exceed the amount  
 CTR \_\_\_\_\_ paid for water or wastewater by the reseller entity. Spring Lake does not require a deposit  
 EAG \_\_\_\_\_ and will notify this Commission of any change in this policy. Spring Lake also stated in its  
 LEG \_\_\_\_\_ application that tenants will be billed monthly, no miscellaneous charges or water charges  
 LIN \_\_\_\_\_ for common areas will be levied and that the service territory will be limited to the  
 \_\_\_\_\_ apartment complex only. The service area is identified by the following address: 6401 31st  
 \_\_\_\_\_ Street South, St. Petersburg, Florida, 33712.

OPC \_\_\_\_\_  
 RCH \_\_\_\_\_  
 SEC \_\_\_\_\_  
 WAS \_\_\_\_\_  
 OTH \_\_\_\_\_

DOCUMENT NUMBER-DATE

10254 SEP 25 96

FPSC-RECORDS/REPORTING

For informational purposes, the City of St. Petersburg's rates and charges for general metered water and wastewater service, charged monthly are as follows:

### WATER RATES

#### Base Rate

<u>Meter Size</u>	
5/8 x 3/4"	\$ 3.71
1.0"	8.56
1.5"	18.51
2.0"	32.45
3.0"	72.25
4.0"	127.99
6.0"	287.22
8.0"	510.14

#### Consumption Rate

##### Single Family dwelling

First 8,000 gallons	per 1,000 gallons	\$ 1.66
8,001 - 15,000 gallons	per 1,000 gallons	\$ 2.24
15,000+ gallons	per 1,000 gallons	\$ 2.82

##### Multi Family dwelling

First 8,000 gallons	per 1,000 gallons	\$ 1.66
8,001 - 15,000 gallons	per 1,000 gallons	\$ 2.24
15,000+ gallons	per 1,000 gallons	\$ 2.82

#### Commercial

Volume rates based upon each account's 12 month average

up to 1.4 times average	per 1,000 gallons	\$ 1.66
up to 1.4 times average	per 1,000 gallons	\$ 2.08
up to 1.4 times average	per 1,000 gallons	\$ 2.49

### WASTEWATER RATES

#### Base Rate

<u>Meter Size</u>	
5/8 x 3/4"	\$ 4.01
1.0"	9.31
1.5"	20.19
2.0"	35.43
3.0"	78.95
4.0"	139.87
6.0"	313.96
8.0"	557.67

Consumption Rate	per 1,000 gallons	\$ 2.04
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The city also has a 10% tax on water usage. These rates were became effective February 29, 1996.

Spring Lake has a 6.0" meter. The proposed rates for water and wastewater service for Spring Lake, charged monthly are as follows:

**WATER RATES**

Base Rate			
	6.0" Meter	\$ 287.22	\$ 287.22 / 141 = \$ 2.04
Consumption Rate			
	First 8,000 gallons	per 1,000 gallons	\$ 1.66
	8,001 - 15,000 gallons	per 1,000 gallons	\$ 2.24
	15,000+ gallons	per 1,000 gallons	\$ 2.82

**WASTEWATER RATES**

Base Rate			
	6.0" Meter	\$ 313.96	\$ 313.96 / 141 = \$ 2.23
Consumption Rate		per 1,000 gallons	\$ 2.04

The 141 units at Spring Lake will be billed for consumption based on these rates. An example of a Spring Lake tenant with 6,000 gallons usage would be calculated as follows:

Base water charge	(287.22 / 141 = \$ 2.04)	\$ 2.04
Water charges	(6 x 1.66)	\$ 9.96
Reclaimed Water	(75.48 / 141 units)	\$ .54
Water Tax	(10% of 12.54)	\$ 1.25
Stormwater Mgmt Fee	(313.95 / 141)	\$ 1.29
Base wastewater charge	(313.96 / 141 = \$ 2.23)	\$ 2.23
Wastewater charges	(6 x 2.40)	\$12.24
	Total	\$29.55

In summary, staff has determined that Spring Lake meets the necessary qualifications for a nonprofit reseller exemption pursuant to Section 367.022(8), Florida Statutes and Rule 25-30.060(3)(h), Florida Administrative Code. Staff recommends that an administrative order be issued finding Spring Lake exempt from Commission regulation pursuant to Section 367.022(8), Florida Statutes. Staff further recommends that the order require Spring Lake to notify this Commission in the event of any change of circumstances or method of operation of its water system. Furthermore, staff recommends that this docket be closed.