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DATE: February 24, 2004

TO: Blanca S. Bayó, Commission Clerk and Administrative Services Director

FROM: Richard P. Redemann, Utility Systems/Communications Engineer, Division of Economic Regulation *RPK*

RE: Docket No. 031087-WU; Application of the Colinas Group, Inc. to obtain a certificate to provide water service in Polk County.

Attached please find a letter from Charles Gauthier, AICP, Chief, Office of Comprehensive Planning at the Department of Community Affairs (DCA) to Ms. Patti Daniel at the Commission that should be placed in the docket file. The DCA finds the application consistent with the Polk County Comprehensive Plan.

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cc: Division of Economic Regulation (Johnson)
Office of General Counsel (Gervasi)

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DEPARTMENT OF COMMUNITY AFFAIRS
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FEB 23 11:10 AM '04
 DEPARTMENT OF COMMUNITY AFFAIRS

February 20, 2004

Ms. Patti Daniel
 Division Of Commission Clerk and Administration Services
 2540 Shumard Oak Boulevard
 Tallahassee, Florida 32399-0850

RE: Docket No. 031087-WU
 Application of the Colinas Group, Inc., to obtain a certificate to provide water service in Polk County
 Applicant: the Colinas Group, Inc.

Dear Ms: Daniel

The Department has reviewed the application by the Colinas Group, Inc, to obtain a certificate to provide water service in Polk County for consistency with the Polk County Comprehensive Plan. The Department finds the application consistent with the Polk County Comprehensive Plan.

On February 7, 2003, the 9th Circuit Court appointed the Colinas Group, Inc., a Florida Corporation, as receiver for the Lazy S Utility Company. The Lazy S Utility Company has been in service since 1960 (Cira). Currently the Utility serves 115 customers on a 142± acre parcel. Water is provided by the City of Lakeland to the Utility through a master meter. The parcel is located in Polk County, Florida and is adjacent to the City of Lakeland, Florida, to the east and south of the parcel. The Colinas Group, Inc. proposes to operate the Utility and requires certification by the Public Service Commission to charge the existing customers the rates for service established by the 9th Circuit Court.

The parcel is in the Residential-Low Future Land Use Map classification of the Polk County Comprehensive Plan, which allows a residential density of four (4) dwelling units (du) per acre (115 du / 142 acres = .8 du per acre). Policy 2.119-A3 of the Polk County Comprehensive Plan describes housing types that conform to residential structure criteria, which include mobile homes.

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Ms. Patti Daniel
February 20, 2003
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Polk County Planning Department staff indicated that the application for certification by the Colinas Group Inc., to provide water to the existing 115 equivalent residential connections is consistent with the Polk County Comprehensive Plan.

Thank you for this opportunity to comment on this project. If you have any questions, please contact Thomas J. Tumminia, Planner IV, in the Division of Community Planning, at 850-922-1824.

Sincerely,



Charles Gauthier AICP,
Chief, Office of Comprehensive Planning

CG/tjt

cc: Mr. Merle Bishop, AICP, Director of Planning, Polk County
Mr. R. Douglas Leonard, Executive Director, Central Florida Regional Planning Council
The Colinas Group, Inc.