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BEFORE THE
FLORIDA PUBLIC SERVICE COMMISSION

In the Matter of:

DOCKET NO. 20240046-GU

Petition for rate increase by
St. Joe Natural Gas Company, Inc.

DOCKET NO. 20240004-GU

Natural gas conservation
cost recovery.

PROCEEDINGS: COMMISSION CONFERENCE AGENDA
ITEM NO. 3

COMMISSIONERS
PARTICIPATING: CHAIRMAN MIKE LA ROSA
COMMISSIONER ART GRAHAM
COMMISSIONER GARY F. CLARK
COMMISSIONER ANDREW GILES FAY
COMMISSIONER GABRIELLA PASSIDOMO SMITH

DATE: Tuesday, December 3, 2024

PLACE: Betty Easley Conference Center
Room 148
4075 Esplanade Way
Tallahassee, Florida

REPORTED BY: DEBRA R. KRICK
Court Reporter and
Notary Public in and for
the State of Florida at Large

PREMIER REPORTING
TALLAHASSEE, FLORIDA
(850) 894-0828

1 P R O C E E D I N G S

2 CHAIRMAN LA ROSA: All right. Let's move to
3 Item No. 3. I will let folks get situated.

4 Mr. Vogel, why don't you go ahead and start us
5 off with a quick summary.

6 MR. VOGEL: Good morning. Matthew Vogel with
7 the Division of Accounting & Finance.

8 Item 3 addresses St. Joe Natural Gas Company's
9 petition for a base rate increase.

10 St. Joe is a natural gas company providing
11 sales and transportation delivery of natural gas to
12 over 3,000 customers Gulf and Bay Counties. The
13 last approved rate case for St. Joe was filed in
14 2007.

15 St. Joe stated the key drivers for this
16 proposed rate increase were growth in rate base
17 associated with extensions to serve new customers,
18 increasing operating expenses reflecting nearly 16
19 years of inflation, and increases in regulatory
20 costs primarily associated with pipeline safety.

21 One virtual customer meeting was held on
22 September 4th, 2024. No customers participated in
23 the meeting, and there has been no customer
24 comments or letters filed in the correspondence
25 side of the docket.

1 Office of Public Counsel has intervened in
2 this docket. Representatives from the company and,
3 I believe, OPC are here to address the Commission
4 on this matter. And staff is available for any
5 questions.

6 Thank you.

7 CHAIRMAN LA ROSA: All right. Ms. Keating, I
8 will recognize you, and I am sure we will have some
9 questions, so --

10 MS. KEATING: All right. Thank you, Mr.
11 Chairman.

12 Good morning, Commissioners. Beth Keating
13 with the Gunster Law Firm here this morning for St.
14 Joe Natural Gas.

15 Thank you for the opportunity to address you
16 on this item, and I would also like to mention that
17 Stuart Shoaf, the President for the company,
18 regrets that he was not able to be here today, but
19 following the holiday, they are working with a
20 skeleton crew, so he is making sure that his team
21 is able to get service out to customers,
22 particularly in the chillier weather lately. He
23 also wanted to thank the Commission staff for
24 working with the company through this rate case, as
25 do I.

1 St. Joe's last rate case, as staff mentioned,
2 was filed back in 2007, and resolved in 2008. 16
3 years is a long time between rate cases for any
4 company. And for a smaller company in particular,
5 that length of time can magnify the challenge of
6 putting together a rate application. Staff has
7 been very reasonable and professional throughout
8 this process, which we greatly appreciate.

9 We appreciate your staff's thoughtful,
10 well-reasoned analysis, and the company fully
11 supports staff's recommendation on all issues with
12 one slight exception.

13 In Issue 21, staff is recommending that the
14 company's director's fees allocated to the
15 nonregulated side of the company. Using the same
16 36 percent allocation as is used for payroll. St.
17 Joe would, however, like to emphasize, as it did in
18 data responses, that that director's role was
19 created for the regulated side of the business
20 before the nonregulated functions even existed.
21 The role was not expanded to include the
22 nonregulated functions, so allocations were,
23 accordingly, not made to the other units.

24 As such, the company asks respectfully that
25 the Commission consider not requiring the

1 allocation of director's fees or, in the
2 alternative, assign a greater percentage to the
3 regulated side of the business than is otherwise
4 assigned based on the payroll allocation.

5 Again, Commissioners, thank you very much for
6 your time and consideration, and thank you again to
7 your staff for their efforts. I am available to
8 answer any questions you may have.

9 CHAIRMAN LA ROSA: Thank you.

10 Commissioners, are there questions on any of
11 the issues within the item? I will start us off if
12 that's all right.

13 This is a question of staff specific to Issue
14 16, which is the ROE. So in the analysis, there is
15 discussion, and the approach used to determine the
16 appropriate ROE was not based on traditional cost
17 and capital testimony or financial modeling. Is
18 that common? Have we done that before, I guess, is
19 maybe an appropriate question to ask.

20 MR. BUYS: Yes, Commissioner. Dale Buys with
21 staff.

22 As this is a PAA recommendation, where we
23 don't have other parties in this case that
24 intervened to provide any opposing testimony
25 regarding what the ROE should be, the traditional

1 mathematical models that are used to set the ROE
2 are usually presented in fully litigated hearing
3 cases.

4 In this case, the company is very small, and
5 those testimonies that are presented by the expert
6 witnesses are very expensive, so the utility
7 witness, which is Mr. Stuart Shoaf, had presented
8 some testimony that we believe is very reasonable,
9 and he described the business risks that the
10 company faces.

11 So staff reviewed those, and we also reviewed
12 the comparable ROEs that the Commission approved
13 for gas cases in the last seven years, and we just
14 took the average of those authorized ROEs and
15 reviewed the equity ratio of the company and
16 decided that the 10.5 would be a little bit higher
17 than the average of the previous authorized ROEs,
18 and decided that the 10.5 would be reasonable based
19 on recent Commission orders.

20 CHAIRMAN LA ROSA: Understood. And I know we
21 have had great discussion on this as we were
22 preparing for it. Can you maybe walk me through
23 some of the specific risks?

24 MR. BUYS: Yes, Commissioner.

25 Yes, I believe some of the risks would involve

1 a variability of earnings. Since the utility is so
2 small, if they lose customer, a major customer, it
3 can affect their cash flows and earnings from that
4 customer. They can also experience the storm risk
5 that was evident with Michael, where they did have
6 to repair a lot of their system, and also the --
7 just the customers -- after Michael, the customers
8 converted to either electric or more efficient gas
9 system, gas appliances, which also reduced their
10 earnings coming from the bills that the customers
11 were charged due to the lower usage of the therms.

12 So those are the primary business risks, and
13 also they are a very small company with a small
14 footprint.

15 CHAIRMAN LA ROSA: Sure. Sure. Okay. No, I
16 appreciate that. And of course, the geographic
17 territory is important. And I understand those
18 risks, and I kind of -- I get where we -- how we
19 got to the 10.5. I am in agreement with how staff
20 is spreading that out.

21 I will toss this to my fellow Commissioners if
22 they have any further discussions or thoughts on
23 this, Commissioner Passidomo Smith.

24 COMMISSIONER PASSIDOMO SMITH: Thanks, Mr.
25 Chair. I just have a quick follow-up for Ms.

1 Keating's comments. I wasn't -- I just wanted to
2 maybe talk to staff.

3 When you do review these sort of things, I
4 mean -- so looking at, you know, in the
5 recommendation, saying that it's -- when you look
6 at the annual minutes of the shareholders, that's
7 basically how you got the information that you
8 think that the directors are actually discussing
9 and overseeing all operations of the company, but
10 unregulated and regulated, is that traditionally
11 how you are able to discern how you sep -- they
12 separate those two?

13 MR. VOGEL: Yes, Commissioner. That's how we
14 have done it in the past. It's a normal audit
15 finding to get all the directors' meeting minutes
16 for this purpose, among other things.

17 But just to follow up on, if it's okay, to
18 follow up on what Ms. Keating said. She's correct
19 in that these director's fees were put into place
20 before the unregulated businesses started before
21 the appliance and liquid propane, I believe, was
22 started, and they did not increase them when those
23 businesses came on line. So the allocation -- we
24 allocated it the same way we did payroll, because
25 we assumed they are working on the businesses the

1 same -- they do cover all of the businesses in the
2 directors' meetings, so just a little more clarity
3 on what all is included in what made our decision.

4 COMMISSIONER PASSIDOMO SMITH: Okay. Thank
5 you.

6 Yeah, I mean, I think it's hard to be able to
7 distinguish a certain percentage other than how you
8 -- other than doing it by payroll to, you know,
9 being able to separate one from the other.

10 I don't know, Ms. Keating, if you have a
11 follow-up to that, but I can't -- you said
12 something about changing the percentage. What was
13 it that you suggested?

14 MS. KEATING: I suggested that maybe another
15 alternative would be to allocate a greater portion
16 to the regulated side of the business, since that's
17 truly where the director's function actually falls.
18 If the Commission is not comfortable allocating the
19 director's fees in their entirety to the regulated
20 side of the business, I think the company would be
21 amenable to some higher percentage for regulated.

22 COMMISSIONER PASSIDOMO SMITH: Thank you.

23 CHAIRMAN LA ROSA: Commissioner Fay.

24 COMMISSIONER FAY: Thank you.

25 And I had the same initial question that

1 Commissioner Passidomo had, but maybe I can get a
2 little more clarity on the 36 percent. So you
3 review the document for the board meeting itself,
4 and then just try to extract some proportional
5 distribution for what their meeting entailed as far
6 as regulated and unregulated, is that --

7 MS. NORRIS: Yeah, so the information provided
8 in the directors' meeting, that was one way of
9 looking at, you know, all the business that they
10 addressed in those meetings.

11 We also had a data request that we sent out
12 requesting additional information in terms of
13 trying to extract more information. That's where
14 we really felt comfortable in coming back. I think
15 the response was more so pointing back to the fact
16 they previously existed prior to the unregulated
17 operations, and so this really felt like a place
18 staff felt comfortable in terms of making that same
19 percentage allocation.

20 And just to tie-in, Issue 38 is regarding
21 going forward in terms of providing perhaps better
22 clarity going back to the cost allocation manual
23 more direction for staff going into another
24 proceeding where, given that they have the
25 unregulated business, they would be able to provide

1 additional information, and maybe more detail that
2 would make staff more comfortable in allocating a
3 greater percentage. But at this juncture, and
4 based on the information we received, this felt to
5 be the most appropriate percentage to allocate.

6 So it wasn't so much we took every -- all the
7 meetings and tried to get a percentage of what was
8 that. We just felt that was probably the best
9 corollary for allocating, in light of no additional
10 information from the utility.

11 COMMISSIONER FAY: Okay. That -- and that --
12 I think that's reasonable. It sounds like, in
13 discovery, you tried to peel this back a little bit
14 more, but the response is limited to this existed
15 before the unregulated side and didn't present an
16 alternative allocation based on --

17 MS. NORRIS: Correct.

18 COMMISSIONER FAY: -- the belief of resources.

19 MS. NORRIS: Yes. So we truly believe, again,
20 with more direction in the cost allocation manual
21 going into the next proceeding would be helpful for
22 the utility, as well as for the Commission, to be
23 able to get to more exact percentage and allocation
24 for all aspects of those businesses.

25 COMMISSIONER FAY: Yeah. I mean, it sounds

1 daunting to try to figure out what number that
2 would be from a recommendation standpoint, and
3 probably for us to even try to set that number.

4 I do, you know, just on its face, agree with
5 Ms. Keating in that that's probably a little high
6 as far as the realities of that structure being in
7 place and then them taking on unregulated side. I
8 am also concerned because it then sort of creates
9 this incentive for that entity to absorb some of
10 those services or costs, essentially, instead of,
11 quote/unquote, adding that in addition to whatever
12 is brought before; because I would presume we
13 normally see it in some format of where that
14 unregulated side is added and then there is a
15 portion of that cost that's allocated to them
16 additionally.

17 So I don't know how, you know, the number
18 today gets us contract exactly where we want, but I
19 think Ms. Keating's point is well taken. And I
20 honestly -- I don't have a way for us, based on
21 what they provided in discovery, to come up with a
22 different number.

23 So that's kind of where I am at, Mr. Chairman.
24 If Ms. Keating wants to elaborate on maybe how that
25 calculation could be put in place. I know the

1 courts have kind of honed in on some of how we get
2 to these numbers, and I just want to make sure we
3 are comfortable with an adjustment to be made.

4 CHAIRMAN LA ROSA: You are recognized, Ms.
5 Keating, to opine.

6 MS. KEATING: Thank you, Mr. Chairman.

7 Commissioner, I think the company understands
8 where staff is coming from, and there has been a
9 suggestion that the company should put together an
10 allocation manual. In that regard, if you do move
11 forward with staff's recommendation, I would just
12 ask that the company not be foreclosed in future
13 rate proceedings from pursuing a different
14 allocation with regard to the director's fees.

15 COMMISSIONER FAY: Sure. And I would agree
16 with that, especially if you have that cost
17 allocation in the future, if gives everybody, the
18 staff, the Commission, probably a better ability to
19 create that allocation in a fair way.

20 So it sounds like we are going to resolve this
21 for future proceedings. For today, we kind of have
22 what's in front of us. And I would argue, Mr.
23 Chairman, we are really limited to that, unless any
24 of my colleagues feel strongly about another
25 percentage that we could move to.

1 CHAIRMAN LA ROSA: Commissioners, any other
2 further thoughts percentage-wise? Commissioner
3 Clark.

4 COMMISSIONER CLARK: Yeah, I will ask the
5 question I have been -- and I don't know if that
6 was provided in discovery, but have you analyzed
7 revenues of the nonregulated companies and compared
8 them to the revenues as one method of allocating --
9 as a method of allocating the fees?

10 MR. VOGEL: We did look at revenues and
11 profits. We have some things in the audit.

12 This company has been operating at a loss for
13 a very long time. I believe the unregulated side
14 has been operating at a profit to somewhat offset
15 the losses. Revenue-wise, I can't remember an
16 exact number, but I believe it was -- and maybe the
17 company would know -- around even, 50-50-ish.
18 Something along those lines. I -- that's just a
19 guess from what I can remember from the Excel in my
20 head.

21 COMMISSIONER CLARK: Would we all -- would you
22 agree that the nonregulated entity, even though
23 they are separate entities, would you think that
24 reduced -- kept costs lower for customers because
25 of some of the shared responsibilities?

1 MR. VOGEL: We -- in all of our work, we tried
2 to separate out all the nonregulated entities,
3 whether it be payroll, whether it be expenses, O&M
4 expenses that were taken out, things like that. So
5 we tried to separate all of those on just about
6 every expense we could, and this was really one of
7 the only expenses that wasn't allocated in some
8 way.

9 COMMISSIONER CLARK: You just -- you look like
10 you have an answer.

11 MS. KEATING: So I think I see what you are
12 asking, and, yes, I think that's correct. St. Joe,
13 as you may be aware from the staff recommendation,
14 is, again, a very small company. A total of 40
15 employees, 13 permanently allocated to the natural
16 gas side of the business, so certainly there is
17 some sharing of a labor. I say some. There is a
18 significant sharing of labor across the platform.
19 Everybody pitches in and does what needs to be done
20 to make sure customers, regardless of what side of
21 the business they are on, gets the service that
22 they need. So I think the answer to your question
23 is yes.

24 COMMISSIONER CLARK: And you would agree, the
25 revenues split between regulated and nonregulated

1 roughly 50-50?

2 MS. KEATING: I think that's approximately
3 correct.

4 CHAIRMAN LA ROSA: Commissioners, further
5 discussion on this item or -- and I am going to
6 bring up another item, or another issue, excuse me,
7 maybe a little less complicated, Issue 33. So this
8 is the Realtor Inspection Fee.

9 Question to staff: Is there any other utility
10 that has a similar fee structured the way this fee
11 is designed? It seems to me that the company is
12 asking for more than just a connection fee,
13 something for a specific purpose. I am curious if
14 there is any other regulated companies that have a
15 similar structure.

16 MS. HUDSON: Commissioner, Shannon Hudson.

17 There are other utilities that have a
18 temporary service charge. It may be different
19 components in it, but I think the overall essence
20 of the charge is for temporary service. I am not
21 saying they are exactly the same, but the intent is
22 the same.

23 CHAIRMAN LA ROSA: In those scenarios, like
24 temporary service, like temporary electric for a
25 construction side, or something of that nature,

1 typically infrastructure is not finalized, it's
2 more than average of connection or disconnection of
3 an existing, you know, location of service because
4 there is unique circumstances.

5 So I guess I am trying to narrow in on that to
6 say, is -- are there other companies that charge
7 for maybe a location that once, sort of an account
8 that once had service a special fee after-the-fact
9 that it's been initiated, in a sense that there is
10 already services have already been turned on and
11 off, you know, regularly, no additional, you know,
12 uniqueness to that account or that environment is
13 necessary?

14 MS. HUDSON: I think in the electric there are
15 similar charges. In the water and wastewater,
16 there is a charge where there is no facilities
17 there and they put facilities there, and the
18 customer -- well, the person that turns on the
19 service is entitled to establish value for whatever
20 the equipment is, they put up a deposit for those
21 temporary services.

22 And I believe in the gas industry, there is
23 different things they need to go out and do for
24 safety reasons that may entail them having to
25 charge that a little bit different. But overall,

1 again, it's still for temporary service.

2 CHAIRMAN LA ROSA: Okay. Let meet direct it
3 to Ms. Keating, if that's okay.

4 Can you walk me through how this scenario is
5 different? I understand the timeframe. It sounds
6 like, from what's being said, that as it's called a
7 Realtor Inspection Fee, it means that there is a --
8 something happening specifically for a purpose
9 which is the inspection. I am assuming there is
10 intent that the connection is going to be
11 disconnected soon thereafter, that's accurate?

12 MS. KEATING: That's correct, Mr. Chairman.

13 This is actually a scenario that's really only
14 come up in recent years when there is an existing
15 house that is put on the market. The resident has
16 moved on and left. They are no longer in the
17 residence, so they disconnect service. When a
18 realtor comes to show the house and for the final
19 inspection, utilities have to be on in order for
20 the final inspection to be done.

21 So in the gas recalled world, you have to
22 actually go out to the house in order to make sure
23 everything is safe and turn the gas on. It's then
24 on for a couple of days while the walk-thru and
25 inspection takes place. They then have to go back

1 out to the house to turn the service off.

2 There is also additional work on
3 administrative side, because assuming that the
4 customer that has already left terminated their
5 account, there is the issue of who do you cut
6 service on in that short timeframe? It can either
7 be the original owner, the seller, but they still
8 have to restart their account, or sometimes it can
9 be the realtor who will take it on just for, you
10 know, a couple of days of work, but it involves
11 changing in their account system. They have to
12 check to see whether or not any terms were
13 actually used during the walk-thru.

14 It's sort of an unusual situation for them,
15 but it's something they are seeing more and more in
16 recent years, and it's, I think, probably pretty
17 specific to the gas industry. Although, I have
18 noticed that there are some municipalities that
19 have similar walk-thru charges along these lines,
20 so --

21 CHAIRMAN LA ROSA: Okay. So in the process,
22 the system is turned on and off. There as physical
23 trip that's taken out there. Every time the system
24 is turned on, there is already an existing fee,
25 correct?

1 MS. KEATING: So there is a connection fee --

2 CHAIRMAN LA ROSA: Right.

3 MS. KEATING: -- but in this instance, it is
4 only the realtor fee, because you are not actually
5 establishing service on a permanent basis, so the
6 charge that's assessed is the realtor fee.

7 CHAIRMAN LA ROSA: Okay. So the \$40 is not --
8 it's not \$105 in addition to \$40, right? So it's
9 one --

10 MS. KEATING: Correct. Correct. This is
11 specific -- this is the only charge assessed in
12 this specific scenario.

13 CHAIRMAN LA ROSA: Okay. If a person was to
14 activate the account and they did not disclose that
15 they were going to turn it off immediately, how is
16 that handled?

17 MS. KEATING: If they activate the account and
18 don't indicate that it's going to be terminated, or
19 that it's specifically for a walk-thru inspection
20 scenario, then I believe that the connection fee
21 would be assessed.

22 If they then turn around and disconnect
23 service, the company doesn't have a disconnect
24 charge, so the company will have incurred
25 additional labor costs --

1 CHAIRMAN LA ROSA: Right.

2 MS. KEATING: -- that aren't recovered by
3 that --

4 CHAIRMAN LA ROSA: Okay. Is there --

5 MS. KEATING: -- connection fee.

6 CHAIRMAN LA ROSA: Is there a timeframe in
7 which is standard that you -- that -- so if I own a
8 house, let's say, and I am transitioning my tenant,
9 I may not disclose anything other than to say, hey,
10 I am switching utilities into my name, maybe in a
11 day I have a new tenant, maybe in a month I have a
12 new tenant, so it's not necessarily for this
13 purpose, but it may be in a very similar scenario.
14 So I am trying to avoid this fee being charged in
15 situations that may look the same but are not the
16 same.

17 MS. KEATING: Understood. I can tell you as
18 the scenario was outlined to me, the situation has
19 only occurred in instances where there is not a
20 resident in the premise. These are typically
21 houses that have been on the market for some period
22 of time, but we could certainly implement
23 additional measures to ensure that unintended
24 consequences of a scenario that may look the same
25 on the books but isn't really the same, you know,

1 is avoided.

2 CHAIRMAN LA ROSA: Okay. All right. I
3 understand. And I guess for this scenario, being a
4 gas company, frankly, I am not a big fan of the new
5 fee -- this structure, but I do understand it.

6 I will turn it to the Commissioners if there
7 any further questions or discussion on that.

8 Commissioner Fay.

9 COMMISSIONER FAY: I just have a quick
10 follow-up.

11 So what requires the unit to have gas? So you
12 basically stated that you have to have service to
13 the home to be able to move in. Gas is, depending
14 on the home, used for certain things. Is it like
15 more for an inspection component, and insurance, or
16 is it more for some legality, the municipality
17 requires or --

18 MS. KEATING: It's --

19 COMMISSIONER FAY: Go ahead.

20 MS. KEATING: Sorry. It's the inspection
21 process. You have to have the utilities on in
22 order for the inspection to be completed.

23 COMMISSIONER FAY: Okay. It allows the
24 homeowner -- and to your point, I would want to
25 know if the oven, the heater, whatever it may be,

1 would work, and so it makes sense to me. As far as
2 the number, Mr. Chairman, I am not sure what, you
3 know, exactly that should look like, but it does
4 give me reassurance that it's -- we are not
5 compounding that fee. It's basically we are
6 saying, when this cost occurs in this middle
7 transaction, which I guess could occur a number of
8 times depending on the move-in, or when the realtor
9 shows the home, and that cost then lays itself on
10 the realtor to do that as part of their business,
11 and then I am sure there is some form of recoup to
12 their commission. But, yeah, it sounds like it's
13 either that, or they have to basically take the
14 house without the gas turned on and hope that it
15 all works. I imagine that's probably not a great
16 way to entice, you know, purchasing of the home.
17 So I am comfortable with it, but I can see your
18 concern.

19 CHAIRMAN LA ROSA: Commissioner Clark -- thank
20 you.

21 Commissioner Clark.

22 COMMISSIONER CLARK: I was trying to stay out
23 of this as long as I could. There is a couple of
24 things that -- I certainly agree with the concept
25 and I have dealt with this issue from the electric

1 utility side of it, not just with realtors dealing
2 with this, but with landlords as well.

3 You have tenants move out. They have the
4 services in their names. Landlord property owners
5 need to go back in to do a cleaning. It's going to
6 take eight hours. The problem with having to
7 establish a new account is a real pain for that
8 length of service.

9 When you deal with gas specifically, you are
10 also having a service technician that has to go in
11 and relight pilot lights in every one of these
12 cases, and so that takes a substantial amount,
13 including bleeding lines and things of this nature.
14 You could end up with a substantial investment in a
15 trip. Plus you have to go back and switch it back
16 off when they are done, so I get that.

17 My big question was, can you take the same
18 fee, is there a way that that could be applied to a
19 landlord account for them to go in and do repairs,
20 inspections, other than just limiting it to -- I
21 assume it's not limited to realtors, but there is
22 some -- do would have -- maybe I ask staff this.
23 Is there discretion to be able to use this charge
24 for similar type services?

25 CHAIRMAN LA ROSA: Yeah, I am going to add

1 into that. So that's what I was trying to get to,
2 is that is there a timeframe that gets added to it,
3 right? So if someone turns on power, which maybe,
4 you know, if you own a property, hopefully you turn
5 it over as fast as possible. Maybe it's a few days
6 or a week, and I am trying to see kind of where
7 that ends, to Commissioner Clark's question.

8 MS. KEATING: So there is not a defined
9 timeframe, but it typically takes place within
10 about a week. And it is required that the
11 utilities be turned on for purposes of the
12 inspection.

13 I don't believe the landlord situation has
14 come up, but I can see where that might be an
15 issue. I think the real issue that they have seen
16 has been around houses, but certainly, were that
17 same situation to arise in an apartment complex, or
18 a condo that's being leased, you would, at a
19 minimum, have the same administrative issue of
20 opening the account in somebody's name in order to
21 initiate service.

22 So I am sure the company would be amenable to
23 adjustments to how that's applied, and, you know,
24 how it's defined.

25 COMMISSIONER CLARK: From an administrative

1 standpoint, to tag on to Commissioner La Rosa's
2 question, could you establish, okay, we are going
3 to allow a -- this is a 48-hour open-ended
4 contract, and that's going to include X number of
5 therms so you don't have to go through the process
6 of, you know, you can take, okay, what's a typical
7 residential unit going to require in usage. I
8 could do it easily for electricity, but I can't do
9 it for gas, sorry. But there is a specific number
10 of therms, it should not exceed this number, build
11 that into this fee and say, hey, you are on for 48
12 hours. We are coming back and switching it off in
13 48, and administratively, that would tie up a lot
14 of loose ends in terms of you having to figure out
15 how billing works.

16 MS. KEATING: Right. I would have to say that
17 I will have to go back to the client. That is
18 beyond the scope of my ability.

19 COMMISSIONER CLARK: How to do this.

20 CHAIRMAN LA ROSA: No. All good. And I think
21 what -- I mean, to the point is that I am trying to
22 avoid, like, a surprise, right? That all of a
23 sudden that we come back, and this issue, you know,
24 if someone gets, you know, a fee they didn't
25 expect, right? You know, because I did turn them

1 off very quickly, and all of a sudden, internally
2 that's the procedure. You say, whoa, that was
3 inspection. You say, no, that wasn't my intent,
4 and they are getting basically charged twice the
5 price if they would have reconnected.

6 MS. KEATING: So that's clarified, though, at
7 the point the customer comes in, or calls to
8 establish service.

9 CHAIRMAN LA ROSA: Okay. Is there a way to, I
10 guess I want to say clarify the language at a
11 future Agenda? Maybe I will go to staff on that.

12 MS. HUDSON: I want to add on, I know that St.
13 Joe has clarified their charge made specific to
14 realtors, but overall, according to our rules,
15 utilities are entitled to a temporary service. So
16 it could just be called a temporary service charge
17 and it will cover the scenario that Commissioner
18 Clark brought up. They just want to prescribe what
19 they are asking for, but it could just be called
20 temporary service and it would apply to any
21 situation when needed.

22 CHAIRMAN LA ROSA: At the discretion of the
23 company of what temporary is.

24 MS. HUDSON: Well, the rule defines temporary,
25 but yes.

1 CHAIRMAN LA ROSA: Okay. I think I am good.
2 I am the one that pulled it up, so I guess I should
3 be the one that's okay with it.

4 Okay. Anything else on this item?

5 All right. Well, then, I will open the floor
6 for a motion.

7 COMMISSIONER FAY: Mr. Chairman, I would move
8 approval of all issues in Item 3, staff
9 recommendation.

10 COMMISSIONER CLARK: Second.

11 CHAIRMAN LA ROSA: So hearing a motion,
12 hearing a second.

13 All those in favor signify by saying yay.

14 (Chorus of yays.)

15 CHAIRMAN LA ROSA: Yay.

16 Opposed no?

17 (No response.)

18 CHAIRMAN LA ROSA: Show then that Item No. 3
19 passes.

20 Thank you.

21 (Agenda item concluded.)

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CERTIFICATE OF REPORTER

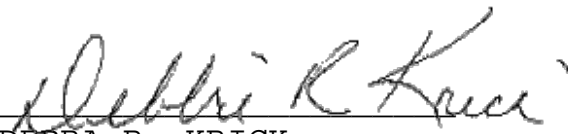
STATE OF FLORIDA)
COUNTY OF LEON)

I, DEBRA KRICK, Court Reporter, do hereby
certify that the foregoing proceeding was heard at the
time and place herein stated.

IT IS FURTHER CERTIFIED that I
stenographically reported the said proceedings; that the
same has been transcribed under my direct supervision;
and that this transcript constitutes a true
transcription of my notes of said proceedings.

I FURTHER CERTIFY that I am not a relative,
employee, attorney or counsel of any of the parties, nor
am I a relative or employee of any of the parties'
attorney or counsel connected with the action, nor am I
financially interested in the action.

DATED this 12th day of December, 2024.


DEBRA R. KRICK
NOTARY PUBLIC
COMMISSION #HH575054
EXPIRES AUGUST 13, 2028