

CLASS "C"

WATER AND/OR WASTEWATER UTILITIES

(Gross Revenue of Less Than \$150,000 Each)

ANNUAL REPORT

SU595
BFF Corp.
P. O. Box 5220
Ocala, FL 34478-5220

42

318-5

Certificate Number(s)

Submitted To The

STATE OF FLORIDA



PUBLIC SERVICE COMMISSION

FOR THE

YEAR ENDED DECEMBER 31, 1998

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Florida Public Service Commission
Division of Water and Wastewater

UTILITY NAME **BFF CORP.**

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BFF CORP.

FINANCIAL SECTION

REPORT OF

BFF CORP.
PO BOX 5220
OCALA, FL 34478 5220

1732 NE 25th Ave MARION COUNTY

Telephone Number 352-622-4949

Date Utility First Organized

Sep-83

Filed with the Internal Revenue Service as 1120 Corporation

Name, Address and phone where records are located 1732 NE 25th Ave Ocala, FL

Florida (352) 622-4949 c/o Tradewinds Utilities, Inc.

Subdivision where service is provided: Sandlin Woods, Village of Ascot Heath, Forrest Villas I & II

CONTACTS

Name	Title	Principal Business Address	Salary Charged
Person to send Correspondence Charles deMenzes	Asst. Secretary	1732 NE 25th Ave Ocala, FL 34470	0
Person who prepared this report Charles deMenzes	Asst. Secretary	1732 NE 25th Ave Ocala, FL 34470	0
Officers and Managers			
Robert Biernbaum	President	8940 SW 67th Ave Miami, FL 33156	0
Deena Biernbaum	Secretary	Same	0

Report every Corporation or person owning or holding directly or indirectly 5 percent or more of the voting securities of the reporting utility.

Name	Percent of Ownership in Utility	Principal Business Address	Salary Charged
Robert Biernbaum - Trustee	100	8940 SW 67th Ave Miami, FL 33156	0

UTILITY NAME **BFF CORP.**

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INCOME STATEMENT

ACCOUNT NAME	REF Page	WATER N/A	WASTEWATER	OTHER	TOTAL COMPANY
Gross Revenue			53,404		53,404
Residential					
Commercial					
Other (specify)			150		150
Turn on Charges					
Total Gross Revenue			53,554		53,554
Operation Expense (Must tie to Pages W-3 & S-3)	W-3 S-3		37,120		37,120
Depreciation Expense	F-5		15,694		15,694
Amortization Expense	F-8		(1,887)		(1,887)
Taxes other than Income	F-7		2,941		531
Income Taxes	F-7				
Total Operating Expenses			53,868		51,458
Net Operating Income (Loss)			(314)		2,096
Other Income: Non Utility Income					
Other Deductions:					
Interest Expense			9,208		9,208
DEP Consent Decree			2,500		2,500
Unamort Debt Discount			2,378		2,378
Net Income (Loss)			(14,400)		(11,990)

UTILITY NAME **BFF CORP.**YEAR OF REPORT
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COMPARATIVE BALANCE SHEET

Account Name	Reference Page	Current Year	Previous Year
Assets:			
Utility Plant in Service (101-105)	F-5,W-1,S-1	391,557	346,703
Accumulated Depreciation and Amortization (108)	F-5,W-2,S-3	(110,086)	(80,332)
Net Utility Plant:		281,471	266,371
Cash		1,259	1,302
Customer Accts Receivable (141)		418	109
Other Assets			
Utility Deposit		380	380
Unamortized Debt Discount		7136	
Amort of Debt Discount		-2622	
Total Assets		283,042	268,162
Liabilities & Capital			
Common Stock Issued (201)	F-6	1,000	1,000
Preferred Stock Issued (204)	F-6		
Other Paid in Capital (211)		202,281	204,781
Retained Earnings (215)	F-6	(126,171)	(109,264)
Total Capital		77,110	96,517
Long Term Debt (224)	F-6	98,784	79,222
Accounts Payable (231)		19,284	15,408
Notes Payable (232)			
Customer Deposits (235)		900	900
Accrued Taxes (236)			
Other Liabilities (Specify)			
Reg Comm Esp 98		2,410	1,941
Due MIRA		50,613	42,131
Stockholder Loan		7,500	5,000
Accrued Taxes			398
Contributions in Aid of Construction-Net (271-272)	F-8	31,441	26,645
Total Liabilities & Capital		288,042	268,162

UTILITY NAME **BFF CORP.**

<p>YEAR OF REPORT December 31, 1998</p>

GROSS UTILITY PLANT

Plant Accounts (101-107) Inclusive	Water N/A	Wastewater	Total
Utility Plant in Service (101)		346,700	346,700
350 Unamortized Debt Discount		(7,136)	(7,136)
351 Organization		(2,217)	(2,217)
352 Franchises		(2,400)	(2,400)
354 Structures & Improvements		(16,495)	(16,495)
360 Force Main Collection Lines		(5,010)	(5,010)
361 Gravity Feed Collection Lines		9,568	9,568
362 Special Collection Structures		(31,093)	(31,093)
363 Services		6,219	6,219
370 Receiving Wells		(13,920)	(13,920)
380 Treatment and Disposal Equipment		66,427	66,427
382 Outfall Sewer Lines		40,917	40,917
Total Utility Plant		391,560	391,560

ACCUMULATED DEPRECIATION AND AMORTIZATION OF UTILITY PLANT

Account (108)	Water N/A	Wastewater	Total
Balance first of Year		94,392	94,392
Add Credits During Year			
Accruals charged to Depreciation Account		15,694	15,694
Total Credits		15,694	15,694
Deduct Debits During Year			
Balance End of year		110,086	110,086

UTILITY NAME **BFF CORP.**

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CAPITAL STOCK (201-204)

	Common Stock	Preferred Stock
Par or stated value per share	1.00	
Shares authorized	1,000	
Shares issued and outstanding	1,000	
Total par value of stock issued	1,000	
Dividends declared per share for year	-	

RETAINED EARNINGS (215)

	Appropriated	Un-Appropriated
Balance first of year	(111,770)	
Changes during the year (specify)		
Less Current Year operating profit	(14,401)	
Accounting transfer to Capital Acct		
Balance End of year	(126,171)	

LONG TERM DEBT (224)

Description of Obligation (Including Nominal Date of Issue and Date of Maturity)	Interest		Principal per Balance Sheet Date
	Rate	Pymts	
Bank of Newberry	8.75	734	77,874
MIRA Loan		Deferred	8,910
Bette Roderick	9.00	Int. mo.	12,000
Total			98,784

UTILITY NAME BFF CORP.

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TAXES ACCRUED (236)

	Water N/A (b)	Wastewater ©	Other (d)	Total (e)
Balance first of year		2,339		
Add Accruals Charged				
State ad valorem tax				
Local Property Tax		531		
Federal Income Tax				
Regulatory assessment fee		2,410		
Total Taxes Accrued		5,280		
Deduct Taxes Paid:				
State ad valorem tax				
Local Property Tax		929		
Federal Income Tax				
Regulatory Assessment Fee		1,941		
Total Taxes Paid		2,870		
Balance end of year		2,410		

PAYMENTS FOR SERVICES RENDERED BY OTHER THAN EMPLOYEES

Report all information concerning rate, management, construction, advertising, labor relations, public relations, or other similar professional services rendered the respondent for which aggregate payments during the year to any corporation, partnership, individual, or organization of any kind whatever, amounting to \$500 or more.

Name of Recipient	Water Amount	Wastewater Amount	Description of Service
MIRA International, Inc.	N/A	13,440	Management & Maintenance
Enviro Masters		8,672	Plant operation
Barrineau & Assoc		18,000	Engineering Fees
Collier & Sologuren		890	Accounting Fees
Gerald Buhr, PA		2,864	Attorney Fees

UTILITY NAME **BFF CORP.**

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CONTRIBUTIONS IN AID OF CONSTRUCTION (271)

(a)	Water (b)	Wastewater ©	Total (d)
1) Balance first of year		35,872	35,872
2) Add Credits during year		35,872	35,872
3) Total			
4) Deduct charges during year per PSC		7,044	7,044
5) Balance end of year		42,916	42,916
6) Less Accumulated Amortization		(11,475)	(11,475)
7) Net CIAC		31,441	31,441

ACCUMULATED AMORTIZATION OF CIAC

	Water N/A	Wastewater	Total
Balance First of Year		9,227	9,227
Add Credits During Year		1,887	1,887
PSC Audit Adjustment		361	361
Deduct Debits During Year			
Balance End of Year (must agree with line #6 above)		11,475	11,475

UTILITY NAME **BFF CORP.**

YEAR OF REPORT December 31, 1998

Schedule "A"

Schedule of Cost of Capital used for AFUDC Calculation

N/A

UTILITY NAME **BFF CORP.**

YEAR OF REPORT December 31, 1998

Schedule "B"

Schedule of Capital Structure Adjustments

N/A

WATER OPERATING SECTION

Note: This utility is a wastewater only service; therefore, Pages W-1 through W-6 have been omitted from this report.

BFF CORP.

**SEWER
OPERATING
SECTION**

UTILITY NAME BFF CORP.

YEAR OF REPORT DECEMBER 31, 1998

SEWER UTILITY PLANT ACCOUNTS

ACCT NO. (a)	ACCOUNT DESCRIPTION (b)	PREVIOUS YEAR ©	ADDITIONS (d)	DELETIONS (e)	CURRENT YEAR (f)
350	UNAMORTIZED DEBT DISCOUNT	7,136		(7,136)	-
351	ORGANIZATION	4,628		(2,217)	2,411
352	FRANCHISES	2,400		(2,400)	-
353	LAND AND LAND RIGHTS	34,800			34,800
354	STRUCTURES & IMPROVEMENTS	33,911		(16,495)	17,416
360	FORCE MAIN COLLECTION LINES	8,974		(5,010)	3,964
361	GRAVITY FEED COLLECTION LINES	68,227	9,568		77,795
362	SPECIAL COLLECTION STRUCTURES	41,530		(31,093)	10,437
363	SERVICES		6,219		6,219
370	RECEIVING WELLS (MANHOLES & LIFT STATIONS)	15,587		(13,920)	1,667
380	TREATMENT & DISPOSAL EQUIP	24,069	66,427		90,496
382	OUTFALL SEWER LINES	105,438	40,917		146,355
389	OTHER PLANT & MISC EQUIPMENT				
398	PSC ADJUSTMENT				
	TOTALS	346,700	123,131	(78,271)	391,560

UTILITY NAME **BFF CORP.**

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ANALYSIS OF ACCUMULATED DEPRECIATION BY PRIMARY ACCOUNT - SEWER

ACCT NO. (a)	ACCOUNT DESCRIPTION (b)	AVERAGE SERVICE LIFE ©	DEPR RATE APPLIED (d)	ACCUM BALANCE PREV YR (e)	DEBITS (f)	CREDITS (g)	ACCUM DEPR BALANCE (h)
351	ORGANIZATION	40	2.5000	522		60	562
354	STRUCTURES & IMPROV	27	3.7037	5,339		645	5,984
360	FORCE MAIN COLL LINES	27	3.7037	1,990		146	2,136
361	GRAVITY FEED COLL LINES	40	2.5000	29,525		1,944	31,469
362	SPECIAL COLL STRUCTURES	37	2.7027	101		282	383
363	SERVICES	35	2.8571	2,634		177	2,811
370	RECEIVING WELLS MH & LIFT STATIONS)	25	4.0000	222		66	288
380	TREATMENT & DISP EQUIP	18	5.5556	47,397		5,027	52,424
382	OUTFALL SEWER LINES	18	5.5556	3,498		7,347	10,845
398	PSC AUDIT ADJUSTMENT			3,164			3,164
	TOTALS			94,392		15,694	110,086

UTILITY NAME BFF CORP.

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SEWER OPERATION AND MAINTENANCE EXPENSE

ACCT NO.	ACCOUNT NAME	AMOUNT
711	SLUDGE REMOVAL EXPENSE	3,278
715	PURCHASED POWER	3,556
720	MATERIALS AND SUPPLIES	1,325
730	MANAGEMENT FEE	12,000
731	CONTRACTUAL SERVICES - PROFESSIONAL	1,097
735	CONTRACTUAL SERVICES - TESTING	185
736	CONTRACTUAL SERVICES - OTHER	8,672
755	INSURANCE	600
765	REGULATORY COMMISSION EXPENSE	24
770	BAD DEBT EXPENSE	
775	MISCELLANEOUS EXPENSE	2,264
775	ACCOUNTING & ENGINEERING FEES	4,119
	TOTAL OPERATION AND MAINTENANCE EXPENSE	37,120

WASTEWATER CUSTOMERS

DESCRIPTION (a)	TYPE OF METER (b)	EQUIVALENT FACTOR (c)	NUM OF ACTIVE CUSTOMERS START OF YR (d)	END OF YR (e)	TOT NUMBER OF EQUIVALENT (c x e)
5/8"	D	1.0	94	94	94
3/4"	D	1.5			
1"	D	2.5			
2"	D	8.0			
		TOTAL	94	94	94

UTILITY NAME **BFF CORP.**

YEAR OF REPORT December 31, 1998
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PUMPING EQUIPMENT

Lift Station Number	1	2	3
Name or Type and Nameplate data of pump	Peabody Barnes	Peabody Barnes	Peabody Barnes
Year Installed			
Rated Capacity			
Size			
Power	Electric	Electric	Electric
Nameplate Data of Motor			

SERVICE CONNECTIONS

Size (inches)
Type
Average Length
Number of Active Service Connections
Beginning of Year
Added during Year
Retired during Year
End of Year

COLLECTING AND FORCE MAINS

	Collecting Mains	Force Mains
Size (inches)	8"	4"
Type of Main	PVC	PVC
Length of Main (nearest foot)		
Beginning of Year	8189	2063
Added during Year	0	0
Retired during Year	0	0
End of Year	8189	2063

MANHOLES

Size (inches)	48"
Number of Manholes	Concrete
Beginning of Year	32
Added during Year	0
Retired during Year	0
End of Year	32

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TREATMENT PLANT

Manufacturer	Marlof
Type	Concrete
Total Capacity	20,000
Average Daily flow	12,000
Total Gallons of Sewage treated	12,000

MASTER LIFT STATION PUMPS

Manufacturer	
Capacity	
Motor: Mfr	
Horsepower	
Power (Electric or Mechanical)	

PUMPING WASTEWATER STATISTICS

Months	Gallons of Treated Wastewater	Effluent Reuse Gallons to Customers	Effluent Gallons Disposed of on site
January	336000	0	336000
February	337000	0	337000
March	374000	0	374000
April	259000	0	259000
May	225000	0	225000
June	249000	0	249000
July	248000	0	248000
August	297000	0	297000
September	291000	0	291000
October	317000	0	317000
November	285000	0	285000
December	283000	0	283000
Total for Year	3501000	0	3501000

UTILITY NAME **BFF CORP.**

YEAR OF REPORT December 31, 1998

OTHER WASTEWATER SYSTEM INFORMATION

1. Present ERC's * being served 39
2. Maximum ERC's ** that system can efficiently serve 57
3. Present system connection capacity (in ERC'S) using existing lines._45
4. Future connection capacity (in ERC'S) upon service area buildout._57
5. Estimates annual increase in ERC'S * 1
6. State any plans and estimated completion date for any enlargements of this system.
Installation of surge tank, Upgrade Spray field
7. In what percent of your certificated area have service connections been installed? 68%
8. If present systems do not meet the requirements of DEP rule 62-4, Florida Administrative Code, submit the following
 - a. Evaluation of the present plant or plants in regard to meeting the DEP'S rules.
 - b. Plans for funding and construction of the required upgrading.
1st Mortgage loan from Bank of Newberry
 - c. Have these plans been coordinated with the DEP? Yes
 - d. Do they concur? Yes
 - e. When will construction begin? April 1997
9. Do you discharge effluent to surface waters? No__
10. Department of Environmental Protection I.D. # FLA 012678
and Water Management District I.D. # Not Applicable

* ERC = (Total Gallons Treated / 365 days / 280 Gallons per Day

Note: Total Gallons Treated includes both sewage treated and purchased sewage treatment.

** Total plant capacity/280 gallons

UTILITY NAME **BFF CORP.**

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CERTIFICATION OF ANNUAL REPORT

I HEREBY CERTIFY, to the best of my knowledge and belief:

YES NO

(X) () 1. The utility is in substantial compliance with the Uniform System of Accounts prescribed by the Florida Public Service Commission.

YES NO

(X) () 2. The utility is in substantial compliance with all applicable rules and orders of the Florida Public Service Commission.

YES NO

() (X) 3. There have been no communications from regulatory agencies concerning noncompliance with, or deficiencies in, financial reporting practices that could have a material effect on the financial statement of the utility.

YES NO

(X) () 4. The annual report fairly represents the financial condition and results of operations of the respondent for the period presented and other information and statements presented in the report as to the business affairs of the respondent are true, correct and complete for the period for which it represents.

Items Certified

1. 2. 3. 4.



(X) (X) (X) (X) (signature of chief executive officer of the utility)

1. 2. 3. 4. _____

() () () () (signature of chief financial officer of the utility)

* Each of the four items must be certified YES or NO. Each item need not be certified by both officers. The items being certified by the officer should be indicated in the appropriate area to the left of the signature.

NOTICE: Section 837.06, Florida Statutes, provides that any person who knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree.