

REVISED

CLASS "C"

WATER AND/OR WASTEWATER UTILITIES

(Gross Revenue of Less Than \$200,000 Each)

ANNUAL REPORT

OF

Orchid Springs Development Corporation
Exact Legal Name of Respondent

600-W 516-S
Certificate Number(s)

Submitted To The

STATE OF FLORIDA

PUBLIC SERVICE COMMISSION

FOR THE

YEAR ENDED DECEMBER 31, 2022

GENERAL INSTRUCTIONS

REVISED

1. Prepare this report in conformity with the 1996 National Association of Regulatory Utility Commissioners (NARUC) Uniform System of Accounts for Water and Wastewater Utilities as adopted by Rule 25-30.115 (1), Florida Administrative Code.
2. Interpret all accounting words and phrases in accordance with the Uniform System of Accounts (USOA). Commission Rules and the definitions on next page.
3. Complete each question fully and accurately, even if it has been answered in a previous annual report. Enter the word "None" where it truly and completely states the fact.
4. For any question, section, or page which is not applicable to the respondent enter the words "Not Applicable." Do not omit any pages.
5. Where dates are called for, the month and day should be stated as well as the year.
6. All schedules requiring dollar entries should be rounded to the nearest dollar.
7. Complete this report by means which result in a permanent record. You may use permanent ink or a typewriter. Do not use a pencil.
8. If there is not enough room on any schedule, an additional page or pages may be added provided the format of the added schedule matches the format of the schedule in the report. Additional pages should reference the appropriate schedules, state the name of the utility, and state the year of the report.
9. If it is necessary or desirable to insert additional statements for the purpose of further explanation of schedules, such statements should be made at the bottom of the page or on an additional page. Any additional pages should state the name of the utility and the year of the report, and reference the appropriate schedule.
10. The utility shall file the original and two copies of the report with the Commission at the address below, and keep a copy for itself. Pursuant to Rule 25-30.110 (3), Florida Administrative Code, the utility must submit the report by March 31 for the preceeding year ending December 31.

Florida Public Service Commission
Division of Water and Wastewater
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850

11. Pursuant to Rule 25-30.110 (7) (a), Florida Administrative Code, any utility that fails to file its annual report or extension on or before March 31, or within the time specified by any extension approved in writing by the Division of Water and Wastewater, shall be subject to a penalty. The penalty shall be based on the number of calendar days elapsed from March 31, or from an approved extended filing date, until the date of filing. The date of filing shall be included in the days elapsed.

GENERAL DEFINITIONS

REVISED

ADVANCES FOR CONSTRUCTION - This account shall include advances by or in behalf of customers for construction which are to be refunded either wholly or in part. (USOA)

ALLOWANCE FOR FUNDS USED DURING CONSTRUCTION (AFUDC) - This account shall include concurrent credits for allowance for funds used during construction based upon the net cost of funds used for construction purposes and a reasonable rate upon other funds when so used. Appropriate regulatory approval shall be obtained for "a reasonable rate". (USOA)

AMORTIZATION - The gradual extinguishment of an amount in an account by distributing such amount over a fixed period, over the life of the asset or liability to which it applies, or over the period during which it is anticipated the benefit will be realized. (USOA)

CONTRIBUTIONS IN AID OF CONSTRUCTION (CIAC) - Any amount or item of money, services, or property received by a utility, from any person or governmental agency, any portion of which is provided at no cost to the utility, which represents an addition or transfer to the capital of the utility, and which is utilized to offset the acquisition, improvement, or construction costs of the utility's property, facilities, or equipment used to provide utility services to the public. (Section 367.021 (3), Florida Statutes)

CONSTRUCTION WORK IN PROGRESS (CWIP) - This account shall include the cost of water or wastewater plant in process of construction, but not yet ready for services. (USOA)

DEPRECIATION - The loss in service value not restored by current maintenance, incurred in connection with the consumption or prospective retirement of utility plant in the course of service from causes which are known to be in the current operation and against which the utility is not protected by insurance. (Rule 25-30.140 (i), Florida Administrative Code)

EFFLUENT REUSE - The use of wastewater after the treatment process, generally for reuse as irrigation water or for in plant use. (Section 367.021 (6), Florida Statutes)

EQUIVALENT RESIDENTIAL CONNECTION (ERC) - (WATER) - (Rule 25-30.515 (8), Florida Administrative Code.)

- (a) 350 gallons per day;
- (b) The number of gallons a utility demonstrates in the average daily flow for a single family unit; or
- (c) The number of gallons which has been approved by the DEP for a single family residential unit.

EQUIVALENT RESIDENTIAL CONNECTION (ERC) - (WASTEWATER) - Industry standard of 80% of Water ERC or 280 gallons per day for residential use.

GUARANTEED REVENUE CHARGE - A charge designed to cover the utility's costs including, but not limited to the cost of the operation, maintenance, depreciation, and any taxes, and to provide a reasonable return to the utility for facilities, a portion of which may not be used and useful to the utility or its existing customers. (Rule 25-30.515 (9), Florida Administrative Code)

LONG TERM DEBT - All Notes, Conditional Sales Contracts, or other evidences of indebtedness payable more than one year from date of issue. (USOA)

PROPRIETARY CAPITAL (For proprietorships and partnerships only) - The investment of a sole proprietor, or partners, in an unincorporated utility. (USOA)

RETAINED EARNINGS - This account reflects corporate earnings retained in the business. Credits would include net income or accounting adjustments associated with correction of errors attributable to a prior period. Charges to this account would include net losses, accounting adjustments associated with correction of errors attributable to a prior period or dividends. (USOA)

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REVISED

FINANCIAL SECTION

Orchid Springs Development Corporation
(EXACT NAME OF UTILITY)

346 East Central Ave., Winter Haven, Florida 33880 Same as Mailing Address Polk County
Mailing Address Street Address County

Telephone Number 863-324-4445 Date Utility First Organized 1968

Fax Number 863-508-1067 E-mail Address crhinehart@cassidyhomes.com

Sunshine State One-Call of Florida, Inc. Member No. OS1848

Check the business entity of the utility as filed with the Internal Revenue Service:

Individual Sub Chapter S Corporation 1120 Corporation Partnership

Name, Address and phone where records are located: Orchid Springs Development Corporation
346 E. Central Ave. Winter Haven FL 33880

Name of subdivisions where services are provided: Orchid Springs Village
Winter Haven, Florida

CONTACTS:

Name	Title	Principle Business Address	Salary Charged Utility
Person to send correspondence: <u>Albert B. Cassidy</u>	<u>President</u>	<u>346 E. Central Ave.</u> <u>Winter Haven, FL 33880</u>	\$ <u>None</u>
Person who prepared this report: <u>Gary Morse</u>	<u>Utility Consultant</u>	<u>44 Black Willow St</u> <u>Homosassa, Florida 34446</u>	\$ <u>None</u>
Officers and Managers: <u>Peter E. Cassidy</u>	<u>Vice President</u>	<u>346 E. Central Ave.</u> <u>Winter Haven, FL 33880</u>	\$ <u>None</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

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 Ownership in Utility	Principle Business Address	Salary Charged Utility
<u>Albert B. Cassidy</u>	<u>20%</u>	<u>346 E. Central Ave.</u>	\$ <u>None</u>
<u>Steven L. Cassidy</u>	<u>20%</u>	<u>Winter Haven, FL 33880</u>	\$ <u>None</u>
<u>Peter E. Cassidy</u>	<u>20%</u>	_____	\$ <u>None</u>
<u>Michael H. Cassidy</u>	<u>20%</u>	_____	\$ <u>None</u>
<u>Carol C. Rhinehart</u>	<u>20%</u>	_____	\$ <u>None</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022

INCOME STATEMENT

Account Name	Ref. Page	Water	Wastewater	Other	Total Company
Gross Revenue:					
Residential _____		\$ 72,249	126,541	\$ _____	\$ 198,790
Commercial _____		1,981	4,767	_____	6,748
Industrial _____		_____	_____	_____	_____
Multiple Family _____		34,024	103,388	_____	137,412
Guaranteed Revenues _____		_____	_____	_____	_____
Other (Specify) _____		3,916	_____	_____	3,916
Total Gross Revenue _____		\$ 112,170	\$ 234,696	\$ _____	\$ 346,866
Operation Expense (Must tie to pages W-3 and S-3)	W-3				
	S-3	\$ 127,890	\$ 240,067	\$ _____	\$ 367,957
Depreciation Expense _____	F-5	2,011	11,880	_____	13,891
CIAC Amortization Expense _____	F-8	0	0	_____	0
Taxes Other Than Income _____	F-7	6,764	14,357	_____	21,121
Income Taxes _____	F-7	_____	_____	_____	_____
Total Operating Expense		\$ 136,666	266,304	_____	\$ 402,970
Net Operating Income (Loss)		\$ (24,496)	\$ (31,608)	\$ _____	\$ (56,104)
Other Income:					
Nonutility Income _____		\$ 0	\$ 0	\$ _____	\$ 0
Interest _____		0	0	_____	0
Other Deductions:					
Miscellaneous Nonutility Expenses _____		\$ 0	\$ 0	\$ _____	\$ 0
Amortization _____		0	0	_____	0
Interest Expense _____		_____	_____	_____	_____
_____		_____	_____	_____	_____
_____		_____	_____	_____	_____
Net Income (Loss)		\$ (24,496)	\$ (31,608)	\$ _____	\$ (56,104)

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022	REVISED 2022
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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	\$ <u>1,053,429</u>	\$ <u>989,429</u>
Accumulated Depreciation and Amortization (108) -----	F-5,W-2,S-2	<u>819,795</u>	<u>805,904</u>
Net Utility Plant -----		\$ <u>233,634</u>	\$ <u>183,525</u>
Cash -----		<u>981</u>	<u>2,953</u>
Customer Accounts Receivable (141) -----		<u>29,786</u>	<u>25,085</u>
Other Assets (Specify): -----			-
Deposit City of Winter Haven		<u>15,000</u>	<u>15,000</u>
Net Amortized Loan Costs		<u>-</u>	<u>18</u>
Total Assets -----		\$ <u><u>279,401</u></u>	\$ <u><u>226,581</u></u>
Liabilities and Capital:			
Common Stock Issued (201) -----	F-6		
Preferred Stock Issued (204) -----	F-6		
Other Paid in Capital (211) -----			
Retained Earnings (215)	F-6	<u>(594,051)</u>	<u>(539,812)</u>
Proprietary Capital (Proprietary and partnership only) (218) -----	F-6		
Total Capital -----		\$ <u>(594,051)</u>	\$ <u>(539,812)</u>
Long Term Debt (224) -----	F-6	\$	\$
Accounts Payable (231) -----		<u>270,373</u>	<u>226,387</u>
Notes Payable (232) -----		<u>525,195</u>	<u>524,865</u>
Customer Deposits (235) -----		<u>14,865</u>	<u>14,240</u>
Accrued Taxes (236) -----		<u>901</u>	<u>901</u>
Other Liabilities (Specify) -----			
Advances for Construction -----			
Contributions in Aid of Construction - Net (271-272) -----	F-8	<u>62,118</u>	
Total Liabilities and Capital -----		\$ <u><u>279,402</u></u>	\$ <u><u>226,581</u></u>

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORTED DECEMBER 31, 2022

GROSS UTILITY PLANT

Plant Accounts: (101 - 107) inclusive	Water	Wastewater	Plant other Than Reporting Systems	Total
Utility Plant in Service -----	\$ <u>303,275</u>	\$ <u>750,154</u>	\$ _____	\$ <u>1,053,429</u>
Construction Work in -----	_____	_____	_____	_____
Other (Specify) ----- _____ _____	_____	_____	_____	_____
Total Utility Plant -----	\$ <u><u>303,275</u></u>	\$ <u><u>750,154</u></u>	\$ <u>_____</u>	\$ <u><u>1,053,429</u></u>

ACCUMULATED DEPRECIATION (A/D) AND AMORTIZATION OF UTILITY PLANT

Account 108	Water	Wastewater	Other Than Reporting Systems	Total
Balance First of Year -----	\$ <u>274,547</u>	\$ <u>531,356</u>	\$ _____	\$ <u>805,904</u>
<u>Add Credits During Year:</u>				
Accruals charged to depreciation account -----	\$ <u>2,011</u>	\$ <u>11,880</u>	\$ _____	\$ <u>13,891</u>
Salvage -----	_____	_____	_____	_____
Other Credits (specify) ----- _____	_____	_____	_____	_____
Total Credits -----	\$ <u><u>276,559</u></u>	\$ <u><u>543,236</u></u>	\$ <u>_____</u>	\$ <u><u>819,795</u></u>
<u>Deduct Debits During Year:</u>				
Book cost of plant retired -----	\$ <u>-</u>	\$ <u>-</u>	\$ _____	\$ <u>-</u>
Cost of removal -----	_____	_____	_____	_____
Other debits (specify) ----- _____	_____	_____	_____	_____
Total Debits -----	\$ <u>-</u>	\$ <u>-</u>	\$ _____	\$ <u>-</u>
Balance End of Year -----	\$ <u><u>276,559</u></u>	\$ <u><u>543,236</u></u>	\$ <u>_____</u>	\$ <u><u>819,795</u></u>

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT	REVISED
DECEMBER 31,	2022

CAPITAL STOCK (201 - 204)

	Common Stock	Preferred Stock
Par or stated value per share _____	_____	_____
Shares authorized _____	_____	_____
Shares issued and outstanding _____	_____	_____
Total par value of stock issued _____	_____	_____
Dividends declared per share for year _____	_____	_____

RETAINED EARNINGS (215)

	Appropriated	Un-Appropriated
Balance first of year _____	\$ (539,812)	\$ _____
Changes during the year (Specify):		
Net Income _____	(56,104)	_____
Net SARC Rate Base Adjustment _____	52,015	_____
Paid in Capital _____	(50,150)	_____
Balance end of year _____	\$ (594,051)	\$ _____

PROPRIETARY CAPITAL (218)

	Proprietor Or Partner	Partner
Balance first of year _____	\$ _____	\$ _____
Changes during the year (Specify):		
Retained Earnings _____	_____	_____
Capital Contributions(Distributions) _____	_____	_____
Balance end of year _____	\$ _____	\$ _____

LONG TERM DEBT (224)

Description of Obligation (Including Date of Issue and Date of Maturity):	Interest		Principal per Balance Sheet Date
	Rate	# of Pymts	
_____	_____	_____	\$ _____
_____	_____	_____	_____
_____	_____	_____	_____
Total _____			\$ _____

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT
 DECEMBER 31, ~~2021~~ ²⁰²² ~~REVISED~~

TAX EXPENSE

(a)	Water (b)	Wastewater (c)	Other (d)	Total (e)
Income Taxes:				
Federal income tax _____	\$ _____	\$ _____	\$ _____	\$ _____
State income Tax _____	_____	_____	_____	_____
Taxes Other Than Income: _____	_____	_____	_____	_____
State ad valorem tax _____	_____	_____	_____	_____
Local property tax _____	1,716	3,924	_____	5,640
Regulatory assessment fee _____	5,048	10,433	_____	15,481
Other (Specify) _____	_____	_____	_____	_____
Payroll Tax _____	_____	_____	_____	_____
Workers Comp _____	_____	_____	_____	_____
Total Taxes	\$ 6,764	\$ 14,357	\$ _____	\$ 21,121

PAYMENTS FOR SERVICES RENDERED BY OTHER THAN EMPLOYEES

Report all information concerning outside 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
<i>Sundstrom & Mindlin Esq.</i>	\$ _____	\$ _____	<i>Professional services</i>
<i>Adamson & Co. PA</i>	\$ _____	\$ _____	<i>Professional services</i>
<i>Sunshine State One Call</i>	\$ _____	\$ _____	<i>Professional services</i>
<i>City of Winter Haven</i>	\$ 7,576	\$ _____	<i>Purchased Water</i>
<i>Haines City Fire</i>	\$ _____	\$ _____	<i>Fire hydrant testing</i>
<i>Gary Morse</i>	\$ 1,475	\$ 1,475	<i>Management services</i>
<i>Adam Rhinehart</i>	\$ _____	\$ _____	<i>Meter reading & repairs</i>
<i>Antoin Marti</i>	\$ _____	\$ _____	<i>Maintenance & repairs</i>
<i>Jody Chandler</i>	\$ _____	\$ _____	<i>Maintenance & repairs</i>
<i>Clifford Keuhner</i>	\$ _____	\$ _____	<i>Maintenance & repairs</i>

CONTRIBUTIONS IN AID OF CONSTRUCTION (271)

(a)	Water (b)	Wastewater (c)	Total (d)
1) Balance first of year (Per SARC)	\$ 171,516	\$ 302,109	\$ 473,625
2) Add credits during year _____	\$ -	\$ 64,000	\$ 64,000
3) Total _____	<u>171,516</u>	<u>366,109</u>	<u>537,625</u>
4) Deduct charges during the year _____	-	-	-
5) Balance end of year _____	<u>171,516</u>	<u>366,109</u>	<u>537,625</u>
6) Less Accumulated Amortization _____	<u>171,516</u>	<u>303,991</u>	<u>475,507</u>
7) Net CIAC _____	\$ -	\$ 62,118	\$ 62,118

ADDITIONS TO CONTRIBUTIONS IN AID OF CONSTRUCTION DURING YEAR (CREDITS)

Report below all developers or contractors agreements from which cash or property was received during the year.	Indicate "Cash" or "Property"	Water	Wastewater
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
Sub-total _____		\$ _____	\$ _____
Report below all capacity charges, main extension charges and customer connection charges received during the year.			
Description of Charge	Number of Connections	Charge per Connection	
_____	_____	\$ _____	
_____	_____	_____	
_____	_____	_____	
_____	_____	_____	
Total Credits During Year (Must agree with line # 2 above.) _____		\$ _____	\$ _____

ACCUMULATED AMORTIZATION OF CIAC (272)

	Water	Wastewater	Total
Balance First of Year _____	\$ 171,516	\$ 302,109	\$ 473,625
Add Credits During Year: _____	-	1,882	1,882
Deduct Debits During Year: _____	-	-	-
Balance End of Year (Must agree with line #6 above.)	\$ <u>171,516</u>	\$ <u>303,991</u>	\$ <u>475,507</u>

**** COMPLETION OF SCHEDULE REQUIRED ONLY IF AFUDC WAS CHARGED DURING YEAR **** REVISED

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022

SCHEDULE "A"

SCHEDULE OF COST OF CAPITAL USED FOR AFUDC CALCULATION (1)

Class of Capital (a)	Dollar Amount (b)	Percentage of Capital (c)	Actual Cost Rates (d)	Weighted Cost [c x d] (e)
Common Equity	\$ _____	_____ %	_____ %	_____ %
Preferred Stock	_____	_____ %	_____ %	_____ %
Long Term Debt	_____	_____ %	_____ %	_____ %
Customer Deposits	_____	_____ %	_____ %	_____ %
Tax Credits - Zero Cost	_____	_____ %	0.00 %	_____ %
Tax Credits - Weighted Cost	_____	_____ %	_____ %	_____ %
Deferred Income Taxes	_____	_____ %	_____ %	_____ %
Other (Explain)	_____	_____ %	_____ %	_____ %
Total	\$ <u>_____</u>	<u>100.00</u> %		_____ %

(1) Must be calculated using the same methodology used to calculate AFUDC rate approved by the Commission.

APPROVED AFUDC RATE

Current Commission approved AFUDC rate: _____ %
Commission Order Number approving AFUDC rate: _____

REVISED

WATER OPERATING SECTION

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022

WATER UTILITY PLANT ACCOUNTS

Acct. No. (a)	Account Name (b)	Previous Year (c) Per SARC	Additions (d)	Retirements (e)	Current Year (f)
301	Organization_____	\$ _____	\$ _____	\$ _____	\$ _____
302	Franchises_____	_____	_____	_____	_____
303	Land and Land Rights_____	480	_____	_____	480
304	Structures and Improvements_____	17,667	_____	_____	17,667
305	Collecting and Impounding Reservoirs_____	-	_____	_____	_____
306	Lake, River and Other Intakes_____	-	_____	_____	_____
307	Wells and Springs_____	3,360	_____	_____	3,360
308	Infiltration Galleries and Tunnels_____	-	_____	_____	_____
309	Supply Mains_____	-	_____	_____	_____
310	Power Generation Equipment_____	37,437	_____	_____	37,437
311	Pumping Equipment_____	16,787	-	_____	16,787
320	Water Treatment Equipment_____	10,368	-	-	10,368
330	Distribution Reservoirs and Standpipes_____	-	_____	_____	_____
331	Transmission and Distribution Lines_____	12,049	_____	_____	12,049
333	Services_____	166,110	-	_____	166,110
334	Meters and Meter Installations_____	16,737	_____	_____	16,737
335	Hydrants_____	-	_____	_____	_____
336	Backflow Prevention Devices_____	16,225	-	_____	16,225
339	Other Plant and Miscellaneous Equipment_____	5,579	_____	_____	5,579
340	Office Furniture and Equipment_____	-	_____	_____	_____
341	Transportation Equipment_____	476	-	_____	476
342	Stores Equipment_____	-	_____	_____	_____
343	Tools, Shop and Garage Equipment_____	-	_____	_____	_____
344	Laboratory Equipment_____	-	_____	_____	_____
345	Power Operated Equipment_____	-	_____	_____	_____
346	Communication Equipment_____	-	_____	_____	_____
347	Miscellaneous Equipment_____	-	_____	_____	_____
348	Other Tangible Plant_____	-	_____	_____	_____
	Total Water Plant_____	\$ 303,275	\$ -	\$ -	\$ 303,275

ANALYSIS OF ACCUMULATED DEPRECIATION BY PRIMARY ACCOUNT - WATER

Acct. No. (a)	Account (b)	Average Service Life in Years (c)	Average Salvage in Percent (d)	Depr. Rate Applied (e)	Accumulated Depreciation Balance Previous Year (f)	Debits (g)	Credits (h)	Accum. Depr. Balance End of Year (f-g+h=i) (i)
301	Organization (Original Certificate)			Per SARC	Per SARC			
304	Structures and Improvements			3.70%	\$ 9,949		\$ 654	\$ 10,602
305	Collecting and Impounding Reservoirs		%		-			
306	Lake, River and Other Intakes		%		-			
307	Wells and Springs		%	3.70%	3,360			3,360
308	Infiltration Galleries & Tunnels		%		-			
309	Supply Mains		%		-			
310	Power Generating Equipment		%	5.88%	37,437			37,437
311	Pumping Equipment		%	5.88%	6,677		795	7,472
320	Water Treatment Equipment		%	5.88%	5,896	-	319	6,215
330	Distribution Reservoirs & Standpipes		%	3.33%	12,049			12,049
331	Trans. & Dist. Mains		%	2.63%	161,292		140	161,432
333	Services		%	2.86%	16,737			16,737
334	Meter & Meter Installations		%	5.88%	15,398		72	15,470
335	Hydrants		%	2.50%	5,579			5,579
336	Backflow Prevention Devices		%					
339	Other Plant and Miscellaneous Equipment		%		-			
340	Office Furniture and Equipment		%	6.67%	175		32	206
341	Transportation Equipment		%		-			
342	Stores Equipment		%		-			
343	Tools, Shop and Garage Equipment		%		-			
344	Laboratory Equipment		%		-			
345	Power Operated Equipment		%		-			
346	Communication Equipment		%		-			
347	Miscellaneous Equipment		%		-			
348	Other Tangible Plant		%		-			
	Totals				\$ 274,547	\$ -	\$ 2,011	\$ 276,559 *

* This amount should tie to Sheet F-5.

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31,	REVISED 2022
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WATER OPERATION AND MAINTENANCE EXPENSE

Acct. No.	Account Name	Amount
601	Salaries and Wages - Employees _____	\$ _____
603	Salaries and Wages - Officers, Directors, and Majority Stockholders _____	_____
604	Employee Pensions and Benefits _____	_____
610	Purchased Water _____	7,576
615	Purchased Power _____	3,129
616	Fuel for Power Production _____	_____
618	Chemicals _____	5,085
620	Materials and Supplies _____	2,870
630	Contractual Services:	
	Billing _____	
	Professional (Contract Ops & Annual Report/Legal) _____	98,423
	Testing _____	132
	Other (Repair and Maintenance/Annual Drinking Water) _____	
640	Rents _____	7,133
650	Transportation Expense _____	_____
655	Insurance Expense _____	_____
665	Regulatory Commission Expenses _____	_____
670	Bad Debt Expense _____	951
675	Miscellaneous Expenses _____	2,591
	Total Water Operation And Maintenance Expense _____	\$ 127,890 *

* This amount should tie to Sheet F-3.

WATER CUSTOMERS

Description (a)	Type of Meter ** (b)	Equivalent Factor (c)	Number of Active Customers		Total Number of Meter Equivalents (c x e) (f)
			Start of Year (d)	End of Year (e)	
Residential Service					
5/8"	D	1.0	316	316	316
3/4"	D	1.5			
1"	D	2.5	29	29	73
1 1/2"	D,T	5.0			
General Service					
5/8"	D	1.0			
3/4"	D	1.5			
1"	D	2.5			
1 1/2"	D,T	5.0			
2"	D,C,T	8.0	207	207	1656
3"	D	15.0			
3"	C	16.0			
3"	T	17.5			
Unmetered Customers Other (Specify)	T				
** D = Displacement C = Compound T = Turbine			Total		
			<u>552</u>	<u>552</u>	<u>2045</u>

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022

REVISED

PUMPING AND PURCHASED WATER STATISTICS

(a)	(b)	(c)	(d)	(e)	(f)
	Water Purchased For Resale (Omit 000's)	Finished Water From Wells (Omit 000's)	Recorded Accounted For Loss Through Line Flushing Etc. (Omit 000's)	Total Water Pumped And Purchased (Omit 000's) [(b)+(c)-(d)]	Water Sold To Customers (Omit 000's)
January	301	1,786		2,087	1,867
February	803	2,155		2,958	1,796
March		1,887		1,887	1,871
April		2,253		2,253	1,833
May		2,153		2,153	1,991
June		2,160		2,160	1,961
July		1,988		1,988	1,676
August		1,998		1,998	1,651
September		1,982		1,982	1,674
October		1,545		1,545	1,728
November		1,922		1,922	1,954
December		2,049		2,049	1,816
Total for Year	1,104	23,878	-	24,982	21,818

If water is purchased for resale, indicate the following:
 Vendor _____ City of Winter Haven
 Point of delivery _____

If water is sold to other water utilities for redistribution, list names of such utilities below:

MAINS (FEET)

Kind of Pipe (PVC, Cast Iron, Coated Steel, etc.)	Diameter of Pipe	First of Year	Added	Removed or Abandoned	End of Year
PVC	8 inch	3,960	None	None	3,960
PVC	6 inch	5,520	None	None	5,520
PVC	4 inch	6,120	None	None	6,120
PVC	2 inch	7,250	None	None	7,250

UTILITY NAME:

Orchid Springs Development Corp.

YEAR OF REPORTED DECEMBER 31, 2022

WELLS AND WELL PUMPS

(a)	(b)	(c)	(d)	(e)
Year Constructed _____	1974	1964	_____	_____
Types of Well Construction and Casing _____	Steel	Steel	_____	_____
_____	_____	_____	_____	_____
Depth of Wells _____	600	400	_____	_____
Diameters of Wells _____	10-inch	6-inch	_____	_____
Pump - GPM _____	400	250	_____	_____
Motor - HP _____	20	15	_____	_____
Motor Type * _____	Submersible	Submersible	_____	_____
Yields of Wells in GPD _____	576000	360000	_____	_____
Auxiliary Power _____	Yes	No	_____	_____
* Submersible, centrifugal, etc.				

RESERVOIRS

(a)	(b)	(c)	(d)	(e)
Description (steel, concrete)	Steel Hydro	Steel Hydro	_____	_____
Capacity of Tank _____	5,000	10,000	_____	_____
Ground or Elevated _____	Ground	Ground	_____	_____

HIGH SERVICE PUMPING

(a)	(b)	(c)	(d)	(e)
<u>Motors</u>				
Manufacturer _____	_____	_____	_____	_____
Type _____	_____	_____	_____	_____
Rated Horsepower _____	_____	_____	_____	_____
<u>Pumps</u>				
Manufacturer _____	_____	_____	_____	_____
Type _____	_____	_____	_____	_____
Capacity in GPM _____	_____	_____	_____	_____
Average Number of Hours Operated Per Day _____	_____	_____	_____	_____
Auxiliary Power _____	_____	_____	_____	_____

UTILITY NAME:

Orchid Springs Development Corp.

YEAR OF REPORT
DECEMBER 31, 2011

SOURCE OF SUPPLY

List for each source of supply (Ground, Surface, Purchased Water etc.)			
Permitted Gals. per day_____	576,000	360,000	_____
Type of Source_____	Florida Aquifer	Florida Aquifer	_____

WATER TREATMENT FACILITIES

List for each Water Treatment Facility:			
Type_____	_____	_____	_____
Make_____	_____	_____	_____
Permitted Capacity (GPD)_____	576,000	360,000	_____
High service pumping	_____	_____	_____
Gallons per minute_____	_____	_____	_____
Reverse Osmosis_____	_____	_____	_____
Lime Treatment	_____	_____	_____
Unit Rating_____	_____	_____	_____
Filtration	_____	_____	_____
Pressure Sq. Ft._____	_____	_____	_____
Gravity GPD/Sq.Ft._____	_____	_____	_____
Disinfection	_____	_____	_____
Chlorinator_____	3 PPM	3 PPM	_____
Ozone_____	_____	_____	_____
Other_____	_____	_____	_____
Auxiliary Power_____	generator	none	_____

GENERAL WATER SYSTEM INFORMATION

Furnish information below for each system. A separate page should be supplied where necessary.

1. Present ERC's * the system can efficiently serve. 271
2. Maximum number of ERC's * which can be served. 817
3. Present system connection capacity (in ERCs *) using existing lines. 510
4. Future connection capacity (in ERCs *) upon service area buildout. -
5. Estimated annual increase in ERCs *. None
6. Is the utility required to have fire flow capacity?
If so, how much capacity is required? Yes
1000 GPM
7. Attach a description of the fire fighting facilities. Fire Hydrants
8. Describe any plans and estimated completion dates for any enlargements or improvements of t

9. When did the company last file a capacity analysis report with the DEP?
10. If the present system does not meet the requirements of DEP rules, submit the following:
 - a. Attach a description of the plant upgrade necessary to meet the DEP rules.
 - b. Have these plans been approved by DEP?

 - c. When will construction begin?

 - d. Attach plans for funding the required upgrading.
 - e. Is this system under any Consent Order with DEP? No
11. Department of Environmental Protection PWS 660-50
12. Water Management District Consumptive Use Permit # 20012584
 - a. Is the system in compliance with the requirements of the CUP? Yes
 - b. If not, what are the utility's plans to gain compliance?

* An ERC is determined based on one of the following methods:
 (a) If actual flow data are available from the preceding 12 months:
 Divide the total annual single family residence (SFR) gallons sold by the average number of single family residents (SFR) gallons sold by the average number of single family residence customers for the same period and divide the result by 365 days.
 (b) If no historical flow data are available use:
 ERC = (Total SFR gallons sold (omit 000/365 days/350 gallons per day).

REVISED

WASTEWATER OPERATING SECTION

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT DECEMBER 31, 2022

WASTEWATER UTILITY PLANT ACCOUNTS

Acct. No. (a)	Account Name (b)	Previous Year (c) Per SARC	Additions (d)	Retirements (e)	Current Year (f)
351	Organization_____	\$ _____	_____	\$ _____	\$ _____
352	Franchises_____	_____	_____	_____	_____
353	Land and Land Rights_____	58,860	_____	_____	58,860
354	Structures and Improvements_____	21,246	_____	_____	21,246
355	Power Generation Equipment_____	-	64,000	_____	64,000
360	Collection Sewers - Force_____	21,740	_____	_____	21,740
361	Collection Sewers - Gravity_____	221,104	-	_____	221,104
362	Special Collecting Structures_____	-	_____	_____	_____
363	Services to Customers_____	63,265	_____	_____	63,265
364	Flow Measuring Devices_____	3,101	_____	_____	3,101
365	Flow Measuring Installations_____	-	_____	_____	_____
370	Receiving Wells_____	277,878	-	_____	277,878
371	Pumping Equipment_____	11,733	-	_____	11,733
380	Treatment and Disposal Equipment_____	-	_____	_____	_____
381	Plant Sewers_____	-	_____	_____	_____
382	Outfall Sewer Lines_____	-	_____	_____	_____
389	Other Plant and Miscellaneous Equipment_____	5,081	_____	_____	5,081
390	Office Furniture and Equipment_____	-	_____	_____	-
		476	_____	_____	476
391	Transportation Equipment_____	-	_____	_____	_____
392	Stores Equipment_____	-	_____	_____	_____
393	Tools, Shop and Garage Equipment_____	-	_____	_____	_____
394	Laboratory Equipment_____	-	_____	_____	_____
395	Power Operated Equipment_____	1,670	_____	_____	1,670
396	Communication Equipment_____	-	_____	_____	_____
397	Miscellaneous Equipment_____	-	_____	_____	_____
398	Other Tangible Plant_____	-	_____	_____	_____
	Total Wastewater Plant_____	\$ 686,154	\$ 64,000	\$ 0	\$ 750,154 *

* This amount should tie to sheet F-5.

ANALYSIS OF ACCUMULATED DEPRECIATION BY PRIMARY ACCOUNT - WASTEWATER

Acct. No. (a)	Account (b)	Average Service Life in Years (c)	Average Salvage in Percent (d)	Depr. Rate Applied (e)	Accumulated Depreciation Balance Previous Year (f)	Debits (g)	See Note 1 Credits (h)	Accum. Depr. Balance End of Year (f-g+h=i) (i)
				Per SARC	Per SARC			
354	Structures and Improvements		%	3.70%	\$ 10,381	\$	\$ 786	\$ 11,167
355	Power Generation Equipment		%	5.88%			1,882	1,882
360	Collection Sewers - Force		%	3.70%	21,740			21,740
361	Collection Sewers - Gravity		%	2.50%	219,496		48	219,544
362	Special Collecting Structures		%		-			
363	Services to Customers		%	2.86%	63,265			63,265
364	Flow Measuring Devices		%	20.00%	3,101			3,101
365	Flow Measuring Installations		%		-			
370	Receiving Wells		%	4.00%	200,828		8,350	209,178
371	Pumping Equipment		%	6.67%	5,620		783	6,403
380	Treatment and Disposal Equipment		%		-			
381	Plant Sewers		%		-			
382	Outfall Sewer Lines		%		-			
389	Other Plant and Miscellaneous Equipment		%	6.67%	5,081			5,081
390	Office Furniture and Equipment		%	6.67%	175		32	206
391	Transportation Equipment		%		-			
392	Stores Equipment		%		-			
393	Tools, Shop and Garage Equipment		%		-			
394	Laboratory Equipment		%		-			
395	Power Operated Equipment		%	10.00%	1,670			1,670
396	Communication Equipment		%		-			
397	Miscellaneous Equipment		%		-			
398	Other Tangible Plant		%		-			
	Totals				\$ 531,356	\$ -	\$ 11,880	\$ 543,237 *

* This amount should tie to Sheet F-5.

Note 1 Acct 370 includes \$8,150 Decomm. Expense Amortization Per Last SARC that is reflected on F-3.

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT
DECEMBER 31, **REVISED** 2022

WASTEWATER OPERATION AND MAINTENANCE EXPENSE

Acct. No.	Account Name	Amount
701	Salaries and Wages - Employees_____	\$ _____
703	Salaries and Wages - Officers, Directors, and Majority Stockholders_____	_____
704	Employee Pensions and Benefits_____	_____
710	Purchased Wastewater Treatment_____	128,624
711	Sludge Removal Expense_____	_____
715	Purchased Power_____	5,961
716	Fuel for Power Production_____	_____
718	Chemicals_____	_____
720	Materials and Supplies_____	2,870
730	Contractual Services:	
	Billing_____	
	Professional (Contract Ops & Annual Report/Legal)_____	29,787
	Testing_____	
	Other (Repair and Maintenance)_____	63,036
740	Rents_____	7,132
750	Transportation Expense_____	_____
755	Insurance Expense_____	_____
765	Regulatory Commission Expenses (Amortized Rate Case Expense)_____	_____
770	Bad Debt Expense_____	951
775	Miscellaneous Expenses_____	1,706
	Total Wastewater Operation And Maintenance Expense_____	\$ 240,067 *

* This amount should tie to Sheet F-3.

WASTEWATER CUSTOMERS

Description (a)	Type of Meter ** (b)	Equivalent Factor (c)	Number of Active Customers		Total Number of Meter Equivalents (c x e) (f)
			Start of Year (d)	End of Year (e)	
Residential Service					
All meter sizes	D	1.0	345	345	345
General Service					
5/8"	D	1.0			
3/4"	D	1.5			
1"	D	2.5			
1 1/2"	D,T	5.0			
2"	D,C,T	8.0	207	207	1656
3"	D	15.0			
3"	C	16.0			
3"	T	17.5			
Unmetered Customers					
Other (Specify) 4-Inch	T				
** D = Displacement C = Compound T = Turbine			Total	552	552
					2001

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT
 DECEMBER 31, **REVISED** 2022

PUMPING EQUIPMENT

Lift Station Number _____	<u>1</u>	<u>2</u>	<u>3</u>	<u>4</u>	_____	_____
Make or Type and nameplate data on pump _____	<u>3hp</u>	<u>3hp</u>	<u>3hp</u>	<u>1/2 hp Goulds</u>	_____	_____
Year installed _____	<u>1969</u>	<u>2008</u>	<u>1980</u>	<u>1984</u>	_____	_____
Rated capacity _____	<u>200</u>	_____	_____	_____	_____	_____
Size _____	<u>3inch</u>	<u>4inch</u>	<u>3inch</u>	_____	_____	_____
Power:						
Electric _____	_____	_____	_____	_____	_____	_____
Mechanical _____	_____	_____	_____	_____	_____	_____
Nameplate data of motor _____	_____	_____	_____	_____	_____	_____

SERVICE CONNECTIONS

Size (inches) _____	<u>4"</u>	<u>4/6 inch</u>	_____	_____	_____	_____
Type (PVC, VCP, etc.) _____	<u>PVC</u>	<u>PVC</u>	_____	_____	_____	_____
Average length _____	_____	_____	_____	_____	_____	_____
Number of active service connections _____	<u>299</u>	<u>7</u>	_____	_____	_____	_____
Beginning of year _____	<u>299</u>	<u>7</u>	_____	_____	_____	_____
Added during year _____	<u>1</u>	_____	_____	_____	_____	_____
Retired during year _____	_____	_____	_____	_____	_____	_____
End of year _____	<u>299</u>	<u>7</u>	_____	_____	_____	_____
Give full particulars concerning inactive connections _____	_____	_____	_____	_____	_____	_____

COLLECTING AND FORCE MAINS

	Collecting Mains				Force Mains			
Size (inches) _____	<u>10"</u>	<u>8"</u>	<u>6"</u>	<u>4"</u>	<u>4"</u>	_____	_____	_____
Type of main _____	<u>PVC</u>	<u>PVC</u>	<u>PVC</u>	<u>PVC</u>	<u>PVC</u>	_____	_____	_____
Length of main (nearest foot) _____	_____	_____	_____	_____	_____	_____	_____	_____
Beginning of year _____	<u>140</u>	<u>7220</u>	<u>6020</u>	<u>4640</u>	<u>3400</u>	_____	_____	_____
Added during year _____	_____	_____	_____	_____	_____	_____	_____	_____
Retired during year _____	_____	_____	_____	_____	_____	_____	_____	_____
End of year _____	<u>140</u>	<u>7220</u>	<u>6020</u>	<u>4640</u>	<u>3400</u>	_____	_____	_____

MANHOLES

Size (inches) _____	<u>48"</u>	_____	_____	_____
Type of Manhole _____	<u>concrete</u>	_____	_____	_____
Number of Manholes:				
Beginning of year _____	<u>32</u>	_____	_____	_____
Added during year _____	_____	_____	_____	_____
Retired during year _____	_____	_____	_____	_____
End of Year _____	<u>32</u>	_____	_____	_____

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT **REVISIED**
 DECEMBER 31, 2022

TREATMENT PLANT

Manufacturer_____	_____	_____	_____
Type_____	_____	_____	_____
"Steel" or "Concrete"_____	_____	_____	_____
Total Permitted Capacity__	_____	_____	_____
Average Daily Flow_____	_____	_____	_____
Method of Effluent Disposal	_____	_____	_____
Permitted Capacity of Disposal	_____	_____	_____
Total Gallons of Wastewater treated_____	_____	_____	_____

MASTER LIFT STATION PUMPS

Manufacturer_____	_____	_____	_____	_____	_____	_____
Capacity (GPM's)_____	_____	_____	_____	_____	_____	_____
Motor:						
Manufacturer_____	_____	_____	_____	_____	_____	_____
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_____	<u>All Wastewater</u>	_____	_____
February_____	<u>is treated</u>	_____	_____
March_____	<u>by</u>	_____	_____
April_____	<u>City of Winter Haven</u>	_____	_____
May_____	_____	_____	_____
June_____	_____	_____	_____
July_____	_____	_____	_____
August_____	_____	_____	_____
September_____	_____	_____	_____
October_____	_____	_____	_____
November_____	_____	_____	_____
December_____	_____	_____	_____
Total for year_____	_____	_____	_____

If Wastewater Treatment is purchased, indicate the vendor: City of Winter Haven, Florida
 Amounts shown in thousands of gallons _____

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT
DECEMBER 31, 2022
~~REVISED~~

GENERAL WASTEWATER SYSTEM INFORMATION

Furnish information below for each system. A separate page should be supplied where necessary.

- 1. Present number of ERCs* now being served. 208
- 2. Maximum number of ERCs* which can be served. 804
- 3. Present system connection capacity (in ERCs*) using existing lines: 208
- 4. Future connection capacity (in ERCs*) upon service area buildout. 804
- 5. Estimated annual increase in ERCs*. 0

6. Describe any plans and estimated completion dates for any enlargements or improvements of this system

7. If the utility uses reuse as a means of effluent disposal, provide a list of the reuse end users and the amount of reuse provided to each, if known.

8. If the utility does not engage in reuse, has a reuse feasibility study been completed? No

If so, when? _ v

9. Has the utility been required by the DEP or water management district to implement reuse? No

If so, what are the utility's plans to comply with this requirement? _____

10. When did the company last file a capacity analysis report with the 2013

11. If the present system does not meet the requirements of DEP rules, submit the following:

- a. Attach a description of the plant upgrade necessary to meet the DEP rules.
- b. Have these plans been approved by DEP? _____
- c. When will construction begin? _____
- d. Attach plans for funding the required upgrading.
- e. Is this system under any Consent Order with DEP? _____

12. Department of Environmental Protection ID #

* An ERC is determined based on one of the following methods:
(a) If actual flow data are available from the preceding 12 months:
Divide the total annual single family residence (SFR) gallons sold by the average number of single family residents (SFR) gallons sold by the average number of single family residence customers for the same period and divide the result by 365 days.
(b) If no historical flow data are available use:
ERC = (Total SFR gallons sold (omit 000/365 days/280 gallons per day).

UTILITY NAME: Orchid Springs Development Corp.

YEAR OF REPORT
DECEMBER 31, 2022

CERTIFICATION OF ANNUAL REPORT

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

- | | | |
|--|--------------------------------|---|
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 1. The utility is in substantial compliance with the Uniform System of Accounts prescribed by the Florida Public Service Commission in Rule 25-30.115 (1), Florida Administrative Code. |
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 2. The utility is in substantial compliance with all applicable rules and orders of the Florida Public Service Commission. |
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 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
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 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.
<input checked="" type="checkbox"/> | 2.
<input checked="" type="checkbox"/> | 3.
<input checked="" type="checkbox"/> | 4.
<input checked="" type="checkbox"/> |
|---|---|---|---|



(signature of chief executive officer of the utility)

- | | | | |
|--------------------------------|--------------------------------|--------------------------------|--------------------------------|
| 1.
<input type="checkbox"/> | 2.
<input type="checkbox"/> | 3.
<input type="checkbox"/> | 4.
<input type="checkbox"/> |
|--------------------------------|--------------------------------|--------------------------------|--------------------------------|

(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.