

CLASS "C"
WATER AND/OR WASTEWATER UTILITIES

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

ANNUAL REPORT

OF

WS789
Orchid Springs Development Corp.
710 Overlook Drive
Winter Haven FL 33884-1669

600-W 516-S
Certificate Number(s)

Submitted To The

STATE OF FLORIDA



PUBLIC SERVICE COMMISSION

FOR THE

YEAR ENDED DECEMBER 31, 1999

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DIVISION OF
WATER AND SEWER
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Florida Public Service Commission
Division of Water and Wastewater

GENERAL INSTRUCTIONS

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 are located on the 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 preceding 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

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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FINANCIAL SECTION

REPORT OF

Orchid Springs Development Corp. Water & Sewer

(EXACT NAME OF UTILITY)

710 Overlook Drive
Winter Haven FL 33884

Same

	Mailing Address	Street Address	County
Telephone Number	863/324-3698	Date Utility First Organized	1968
Fax Number	863/325-8850	E-mail Address	

Sunshine State One-Call of florida, Inc. Member No.

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 Corp., 710 Overlook Drive, Winter Haven, FL 33884 941/324-3698

Name of subdivisions where services are provided: Orchid Springs Village

CONTACTS:

Name	Title	Principle Business Address	Salary Charged Utility
Person to send correspondence: Albert B. Cassidy	President	710 Overlook Drive	\$ \$ \$ \$ \$
Person who prepared this report: Sheila D. Rounds	Accountant	710 Overlook Drive	
Officers and Managers: Peter E. Cassidy	Vice-President	710 Overlook Drive	

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
Orchid Springs Development Corp.	100%	710 Overlook Drive	\$ \$ -0- \$ \$ \$ \$ \$

INCOME STATEMENT

Account Name	Ref. Page	Water	Wastewater	Other	Total Company
Gross Revenue:					
Residential _____		\$ 48,866	\$ 60,300	\$	\$ 109,166
Commercial _____		430	837		1,267
Industrial _____		-0-	-0-		0
Multiple Family _____		26,930	47,962		74,892
Guaranteed Revenues _____		-0-	-0-		0
Other (Specify)Late Fees _____		2,960			2,960
Total Gross Revenue _____		\$ 79,186	\$ 109,099	\$	\$ 188,285
Operation Expense (Must tie to pages W-3 and S-3)	W-3 S-3	\$ 67,144	\$ 102,243	\$	\$ 169,387
Depreciation Expense _____	F-5	6,206	12,580		18,786
CIAC Amortization Expense _____	F-8	(4,856)	(8,015)		(12,871)
Taxes Other Than Income _____	F-7	2,184	5,759		7,943
Income Taxes _____	F-7				0
Total Operating Expense		\$ 70,678	112,567		\$ 183,245
Net Operating Income (Loss)		\$ 8,508	\$ (3,468)	\$	\$ 5,040
Other Income:					
Nonutility Income _____		\$	\$	\$	\$
Other Deductions:					
Miscellaneous Nonutility Expenses _____		\$	\$	\$	\$
Interest Expense _____					
Net Income (Loss)		\$ 8,508	\$ (3,468)	\$	\$ 5,040

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

COMPARATIVE BALANCE SHEET

ACCOUNT NAME	Reference Page	Current Year	Previous Year
Assets:			
Utility Plant in Service (101-105) -----	F-5,W-1,S-1	\$ 936,228	\$ 878,333
Accumulated Depreciation and Amortization (108) -----	F-5,W-2,S-3	<u>652,256</u>	<u>633,470</u>
Net Utility Plant -----		\$ 283,972	\$ 244,863
Cash -----		1,812	1,660
Customer Accounts Receivable (141) -----		9	
Other Assets (Specify): -----			
Deferred Debits-Survey & Engineering Costs		11,326	15,101
Deferred Debits-Rate Case Costs		3,100	4,650
Deferred Debits-Software Costs/Accounting		4,484	1,780
Deferred Debits-Contractual Services-Other		<u>9,575</u>	<u> </u>
Total Assets -----		\$ 314,278	\$ 268,054
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	121,809	116,769
Proprietary Capital (Proprietary and partnership only) (218) -----	F-6	<u> </u>	<u> </u>
Total Capital -----		\$ 121,809	\$ 116,769
Long Term Debt (224) -----	F-6	\$	\$
Accounts Payable (231) -----			
Notes Payable (232) -----		51,377	
Customer Deposits (235) -----		4,725	2,047
Accrued Taxes (236) -----			
Other Liabilities (Specify) -----			
Advances for Construction -----			
Contributions in Aid of Construction - Net (271-272) -----	F-8	<u>136,367</u>	<u>149,238</u>
Total Liabilities and Capital -----		\$ 314,278	\$ 268,054

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

GROSS UTILITY PLANT

Plant Accounts: (101 - 107) inclusive	Water	Wastewater	Plant other Than Reporting Systems	Total
Utility Plant in Service (101) _____	\$ 231,603	\$ 704,625	\$ _____	\$ 936,228
Construction Work in Progress (105) _____	_____	_____	_____	0
Other (Specify) _____	_____	_____	_____	0
_____	_____	_____	_____	0
_____	_____	_____	_____	0
Total Utility Plant _____	\$ 231,603	\$ 704,625	\$ 0	\$ 936,228

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

Account 108	Water	Wastewater	A/D & CIAC AM Other Than Reporting Systems	Total
Balance First of Year _____	\$ 152,097	\$ 481,373	\$ _____	\$ 633,470
<u>Add Credits During Year:</u>				
Accruals charged to depreciation account _____	\$ 6,206	\$ 12,580	\$ _____	\$ 18,786
Salvage _____	_____	_____	_____	0
Other Credits (specify) _____	_____	_____	_____	0
_____	_____	_____	_____	0
Total Credits _____	\$ 6,206	\$ 12,580	\$ 0	\$ 18,786
<u>Deduct Debits During Year:</u>				
Book cost of plant retired _____	\$ _____	\$ _____	\$ _____	\$ 0
Cost of removal _____	_____	_____	_____	0
Other debits (specify) _____	_____	_____	_____	0
_____	_____	_____	_____	0
Total Debits _____	\$ 0	\$ 0	\$ 0	\$ 0
Balance End of Year _____	\$ 158,303	\$ 493,953	\$ 0	\$ 652,256

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

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 _____	\$ _____	\$ 116,769
Changes during the year (Specify): _____		
Net Income (loss) _____	_____	5040
Balance end of year _____	\$ 0.00	\$ 121,809

PROPRIETARY CAPITAL (218)

	Proprietor Or Partner	Partner
Balance first of year _____	\$ _____	\$ _____
Changes during the year (Specify): _____		
Balance end of year _____	\$ _____	\$ _____

LONG TERM DEBT (224)

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

TAXES ACCRUED (236)

(a)	Water (b)	Wastewater (c)	Other (d)	Total (e)
Income Taxes:				\$
Federal income tax _____				0
State income tax _____	\$	\$	\$	\$ 0
Taxes Other Than Income: _____				0
State ad valorem tax _____				0
Local property tax _____	14	1,541		1,555
Regulatory assessment fee _____	2,170	4,218		6,388
Other (Specify) _____				0
_____				0
_____				0
Total Taxes Accrued _____	\$ 2,184	\$ 5,759	\$ 0	\$ 7,943

PAYMENTS FOR SERVICES RENDERED BY OTHER THAN EMPLOYEES

Report all information concerning outside rate, management, construction, advertising, labor relations, public relations, or other similiar 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
The Cassidy Organization Inc.	\$ 33,936	\$ 33,936	Management Services
The Cassidy Organization Inc.	\$ 8,112	\$ 8,112	Contractual Repair & Maintenance
Ralph Turner	\$ 1,872	\$ 16,272	Plant Operator
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	
_____	\$	\$	

CONTRIBUTIONS IN AID OF CONSTRUCTION (271)

(a)	Water (b)	Wastewater (c)	Total (d)
1) Balance first of year_____	\$ 171,516	\$ 302,109	\$ 473,625
2) Add credits during year_____			
3) Total_____	171,516	302,109	473,625
4) Deduct charges during the year_____			
5) Balance end of year_____	171,516	302,109	473,625
6) Less Accumulated Amortization_____	120,434	216,824	337,258
7) Net CIAC_____	\$ 51,082	\$ 85,285	\$ 136,367

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

	Water	Wastewater	Total
Balance First of Year_____	\$ 115,578	\$ 208,809	\$ 324,387
Add Credits During Year:_____	4,856	8,015	12,871
Deduct Debits During Year:_____			
Balance End of Year (Must agree with line #6 above.)	\$ 120,434	\$ 216,824	\$ 337,258

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

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

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	\$ _____	100.00 %		_____ %

(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 approving AFUDC rate:	_____ %

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

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

SCHEDULE "B"

SCHEDULE OF CAPITAL STRUCTURE ADJUSTMENTS

Class of Capital (a)	Per Book Balance (b)	Non-utility Adjustments (c)	Non-juris. Adjustments (d)	Other (1) Adjustments (e)	Capital Structure Used for AFUDC Calculation (f)
Common Equity	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Preferred Stock	_____	_____	_____	_____	_____
Long Term Debt	_____	_____	_____	_____	_____
Customer Deposits	_____	_____	_____	_____	_____
Tax Credits-Zero Cost	_____	_____	_____	_____	_____
Tax Credits-Weighted	_____	_____	_____	_____	_____
Cost of Capital	_____	_____	_____	_____	_____
Deferred Income Taxes	_____	_____	_____	_____	_____
Other (Explain)	_____	_____	_____	_____	_____
Total	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____

(1) Explain below all adjustments made in Column (e):

**WATER
OPERATING
SECTION**

WATER UTILITY PLANT ACCOUNTS

Acct. No. (a)	Account Name (b)	Previous Year (c)	Additions (d)	Retirements (e)	Current Year (f)
301	Organization _____	\$ _____	\$ _____	\$ _____	\$ 0
302	Franchises _____				0
303	Land and Land Rights _____	480			480
304	Structures and Improvements _____	5,373			5,373
305	Collecting and Impounding Reservoirs _____				0
306	Lake, River and Other Intakes _____				0
307	Wells and Springs _____	3,360			3,360
308	Infiltration Galleries and Tunnels _____				0
309	Supply Mains _____		1,631		1,631
310	Power Generation Equipment _____	14,283			14,283
311	Pumping Equipment _____	3,275			3,275
320	Water Treatment Equipment _____	6,448	2,152		8,600
330	Distribution Reservoirs and Standpipes _____	12,049			12,049
331	Transmission and Distribution Lines _____	145,412	4,306		149,718
333	Services _____	16,737			16,737
334	Meters and Meter Installations _____	9,579	939		10,518
335	Hydrants _____	5,579			5,579
339	Other Plant and Miscellaneous Equipment _____				0
340	Office Furniture and Equipment _____				0
341	Transportation Equipment _____				0
342	Stores Equipment _____				0
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 _____	\$ 222,575	\$ 9,028	\$ 0	\$ 231,603

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)
304	Structures and Improvements	28	%	0.0357 %	\$ 4,651	\$	192	\$ 4,843
305	Collecting and Impounding Reservoirs		%	%	0			0
306	Lake, River and Other Intakes		%	%	0			0
307	Wells and Springs	27	%	0.0370 %	3,020		125	3,145
308	Infiltration Galleries & Tunnels		%	%	0			0
309	Supply Mains	17	%	0.0588 %	0		40	40
310	Power Generating Equipment	17	%	0.0588 %	14,283			14,283
311	Pumping Equipment	17	%	0.0588 %	3,275			3,275
320	Water Treatment Equipment	17	%	0.0588 %	1,688		384	2,072
330	Distribution Reservoirs & Standpipes		%	%	5,907		365	6,272
331	Trans. & Dist. Mains	33	%	0.0303 %	99,313		3,891	103,204
333	Services	38	%	0.0263 %	8,823		478	9,301
334	Meter & Meter Installations	35	%	0.0286 %	7,441		591	8,032
335	Hydrants	17	%	0.0588 %	3,696		140	3,836
336	Backflow Prevention Devices	40	%	0.0250 %				
339	Other Plant and Miscellaneous Equipment		%	%	0			0
340	Office Furniture and Equipment		%	%				0
341	Transportation Equipment		%	%				0
342	Stores Equipment		%	%				0
343	Tools, Shop and Garage Equipment		%	%				0
344	Laboratory Equipment		%	%				0
345	Power Operated Equipment		%	%				0
346	Communication Equipment		%	%				0
347	Miscellaneous Equipment		%	%				0
348	Other Tangible Plant		%	%				0
	Totals				\$ 152,097	\$ 0	\$ 6,206	\$ 158,303 *

* This amount should tie to Sheet F-5

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	
615	Purchased Power	1,155
616	Fuel for Power Production	147
618	Chemicals	1,540
620	Materials and Supplies	1,289
630	Contractual Services:	
	Billing	1,000
	Professional	36,734
	Testing	770
	Other	13,491
640	Rents	3,000
650	Transportation Expense	957
655	Insurance Expense	1,983
665	Regulatory Commission Expenses (Amortized Rate Case Expense)	775
670	Bad Debt Expense	406
675	Miscellaneous Expenses	3,897
	Total Water Operation And Maintenance Expense	\$ 67,144

* 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	274	274	274
3/4"	D	1.5			
1"	D	2.5	28	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	1,656
3"	D	15.0			
3"	C	16.0			
3"	T	17.5			
Unmetered Customers Other (Specify):					
** D = Displacement C = Compound T = Turbine					
Total			509	510	2,003

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT
DECEMBER 31, 1999

SYSTEM NAME:

PUMPING AND PURCHASED WATER STATISTICS

(a)	Water Purchased For Resale (Omit 000's) (b)	Finished Water From Wells (Omit 000's) (c)	Recorded Accounted For Loss Through Line Flushing Etc. (Omit 000's) (d)	Total Water Pumped And Purchased (Omit 000's) [(b)+(c)-(d)] (e)	Water Sold To Customers (Omit 000's) (f)
January		2,758		2,758	2,758
February		2,482		2,482	2,482
March		3,927		3,927	3,927
April		3,827		3,827	3,827
May		2,747		2,747	2,747
June		2,288		2,288	2,288
July		2,873		2,873	2,873
August		2,279		2,279	2,279
September		2,322		2,322	2,322
October		2,189		2,189	2,189
November		2,639		2,639	2,639
December		2,636		2,636	2,636
Total for Year	0	32,967	0	32,967	32,967

If water is purchased for resale, indicate the following:

Vendor N/A
Point of delivery N/A

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

N/A

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"	3,960 l.f.			3,960 l.f.
PVC	6"	5,520 l.f.			5,520 l.f.
PVC	4"	6,120 l.f.			6,120 l.f.
PVC	2"	7,050 l.f.			7,050 l.f.

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

SYSTEM NAME:

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'	unknown		
Diameters of Wells_____	10"	6"		
Pump - GPM_____	400	250		
Motor - HP_____	20	15		
Motor Type *_____	submersible	submersible		
Yields of Wells in GPD_____	576,000	360,000		
Auxiliary Power_____	yes			
* Submersible, centrifugal, etc.				

RESERVOIRS

(a)	(b)	(c)	(d)	(e)
Description (steel, concrete)	horizontal round	horizontal round		
Capacity of Tank_____	hydropneumatic 5,000 gal.	hydropneumatic 10,000 gal.		
Ground or Elevated_____	ground	ground		

HIGH SERVICE PUMPING

(a)	(b)	(c)	(d)	(e)
Motors				
Manufacturer_____				
Type_____				
Rated Horsepower_____				
Pumps				
Manufacturer_____				
Type_____				
Capacity in GPM_____				
Average Number of Hours Operated Per Day_____				
Auxiliary Power_____				

UTILITY NAME: Orchid Springs Development Corp.
Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

SOURCE OF SUPPLY

List for each source of supply (Ground, Surface, Purchased Water etc.)			
Permitted Gals. per day_ _ _	650 gpm @ 50 psi		
Type of Source_ _ _ _ _	deep well		

WATER TREATMENT FACILITIES

List for each Water Treatment Facility:			
Type_ _ _ _ _	20 HP submersible	15 HP submersible	
Make_ _ _ _ _	Goulds	Goulds	
Permitted Capacity (GPD)_ _ _	576,000	360,000	
High service pumping	N/A	N/A	
Gallons per minute_ _ _ _ _	N/A	N/A	
Reverse Osmosis_ _ _ _ _	N/A	N/A	
Lime Treatment			
Unit Rating_ _ _ _ _			
Filtration			
Pressure Sq. Ft._ _ _ _ _			
Gravity GPD/Sq.Ft._ _ _ _ _			
Disinfection			
Chlorinator_ _ _ _ _	3 ppm	3 ppm	
Ozone_ _ _ _ _			
Other_ _ _ _ _			
Auxiliary Power_ _ _ _ _	generator	none	

Utility Name: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT
DECEMBER 31, 1999

System Name: _____

GENERAL WATER SYSTEM INFORMATION

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

1. Present number of ERCs * now being served. 271
2. Maximum number of ERCs * which can be served. 817
3. Present system connection capacity (in ERC's) using existing lines. 510
4. Future connection capacity (in ERC's) upon service area buildout. 0
5. Estimated annual increase in ERCs * None
6. Is the utility required to have fire flow capacity? _____
If so, how much capacity is required? _____
7. Attach a description of the fire fighting facilities.
8. Describe any plans and estimated completion dates for any enlargements or improvements of this system.

9. When did the company last file a capacity analysis report with the DEP? _____
10. If 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 the system under any Consent Order with DEP? _____
11. Department of Environmental Protection ID # DO 53232173
12. Water Management District Consumptive Use Permit # 0415.02
 - a. Is the system in compliance with the requirements of the CUP? _____
 - 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)/280 gallons per day).

**WASTEWATER
OPERATING
SECTION**

WASTEWATER UTILITY PLANT ACCOUNTS

Acct. No. (a)	Account Name (b)	Previous Year (c)	Additions (d)	Retirements (e)	Current Year (f)
351	Organization_____	\$ _____	\$ _____	\$ _____	\$ 0
352	Franchises_____				0
353	Land and Land Rights_____	58,860			58,860
354	Structures and Improvements_____	5,737	5,251		10,988
355	Power Generation Equipment_____		613		613
360	Collection Sewers - Force_____	19,660			19,660
361	Collection Sewers - Gravity_____	219,184			219,184
362	Special Collecting Structures_____				0
363	Services to Customers_____	63,265			63,265
364	Flow Measuring Devices_____	2,500			2,500
365	Flow Measuring Installations_____				0
370	Receiving Wells_____	90,546	40,377		130,923
371	Pumping Equipment_____	3,586			3,586
380	Treatment and Disposal Equipment_____	192,420	2,076		194,496
381	Plant Sewers_____				0
382	Outfall Sewer Lines_____				0
389	Other Plant and Miscellaneous Equipment_____		550		550
390	Office Furniture and Equipment_____				0
391	Transportation Equipment_____				0
392	Stores Equipment_____				0
393	Tools, Shop and Garage Equipment_____				0
394	Laboratory Equipment_____				0
395	Power Operated Equipment_____				0
396	Communication Equipment_____				0
397	Miscellaneous Equipment_____				0
398	Other Tangible Plant_____				0
	Total Wastewater Plant_____	\$ 655,758	\$ 48,867	\$ 0	\$ 704,625 *

* This amount should tie to sheet F-5.

ANALYSIS OF ACCUMULATED DEPRECIATION BY PRIMARY ACCOUNT - WASTEWATER

Accd. 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)
354	Structures and Improvements	27	%	0.0370 %	\$ 106	\$	\$ 344	\$ 450
355	Power Generation Equipment	17	%	0.0588 %			18	18
360	Collection Sewers - Force	27	%	0.0370 %	16,504		728	17,232
361	Collection Sewers - Gravity	40	%	0.0250 %	146,580		5,480	152,060
362	Special Collecting Structures		%		0			0
363	Services to Customers	35	%	0.0286 %	45,725		1,808	47,533
364	Flow Measuring Devices	5	%	0.2000 %	2,500			2,500
365	Flow Measuring Installations		%		0			0
370	Receiving Wells	25	%	0.0400 %	75,783		3,891	79,679
371	Pumping Equipment	15	%	0.0667 %	1,750		239	1,989
380	Treatment and Disposal Equipment	15	%	0.0667 %	192,420		66	192,486
381	Plant Sewers		%					0
382	Outfall Sewer Lines		%					0
389	Other Plant and Miscellaneous Equipment	15	%	0.0667 %			6	6
390	Office Furniture and Equipment		%					0
391	Transportation Equipment		%					0
392	Stores Equipment		%					0
393	Tools, Shop and Garage Equipment		%					0
394	Laboratory Equipment		%					0
395	Power Operated Equipment		%					0
396	Communication Equipment		%					0
397	Miscellaneous Equipment		%					0
398	Other Tangible Plant		%					0
	Totals				\$ 481,373	\$ 0	\$ 12,580	\$ 493,953 *

* This amount should tie to Sheet F-5.

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	
711	Sludge Removal Expense	
715	Purchased Power	1,800
716	Fuel for Power Production	14,094
718	Chemicals	
720	Materials and Supplies	3,172
730	Contractual Services:	
	Billing	1,000
	Professional	36,763
	Testing	3,070
	Other	28,398
740	Rents	3,000
750	Transportation Expense	957
755	Insurance Expense	1,983
765	Regulatory Commission Expenses (Amortized Rate Case Expense)	775
770	Bad Debt Expense	
775	Miscellaneous Expenses	5,507
	Total Wastewater Operation And Maintenance Expense	\$ 102,243 *

* 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		287	287
					0
					0
General Service					
5/8"	D	1.0			0
3/4"	D	1.5			0
1"	D	2.5			0
1 1/2"	D,T	5.0			0
2"	D,C,T	8.0		207	1656
3"	D	15.0			0
3"	C	16.0			0
3"	T	17.5			0
Unmetered Customers Other (Specify): (Flat Rate Service)			509		
			509	494	1943

** D = Displacement
C = Compound
T = Turbine

PUMPING EQUIPMENT

	1	2	3	4		
Lift Station Number _____						
Make or Type and nameplate data on pump _____	3 HP	2 HP Sta Rite	3 HP	1/2 HP Goulds		
Year installed _____	1969	1975	1980	1984		
Rated capacity _____	200 gpm					
Size _____	3"	2"	3"			
Power:						
Electric _____	x	x	x	x		
Mechanical _____						
Nameplate data of motor _____	unknown	unknown	unknown	unknown		

SERVICE CONNECTIONS

	4"	4" / 6"				
Size (inches) _____	4"	4" / 6"				
Type (PVC, VCP, etc.) _____	PVC	PVC				
Average length _____	unknown	unknown				
Number of active service connections _____	299	7				
Beginning of year _____	299	7				
Added during year _____	0	0				
Retired during year _____	0	0				
End of year _____	299	7				
Give full particulars concerning inactive connections _____	N/A	7				

COLLECTING AND FORCE MAINS

	Collecting Mains				Force Mains			
	10" Gravity	8" Gravity	6" Gravity	4" Gravity	4" PVC	4" PVC	4" PVC	4" PVC
Size (inches) _____								
Type of main _____	Gravity	Gravity	Gravity	Gravity	PVC	PVC	PVC	PVC
Length of main (nearest foot) _____	140 est	7,220 est	6,020 est	4,640 est	1,000 est	1,200 est	600 est	600 est
Beginning of year _____								
Added during year _____								
Retired during year _____								
End of year _____								

MANHOLES

Size (inches) _____				
Type of Manhole _____	Brick			
Number of Manholes:				
Beginning of year _____	32			
Added during year _____	0			
Retired during year _____	0			
End of Year _____	32			

UTILITY NAME: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT DECEMBER 31, 1999

SYSTEM NAME: _____

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 _____	Marolf/Gen. Environ. Extended Aeration 95,000 gpd 61,000 gpd Evaporation/Irrigation 21,275,000		
---	---	--	--

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 _____	1,705	0	1,705
February _____	1,596	0	1,596
March _____	1,767	0	1,767
April _____	1,650	0	1,650
May _____	1,271	0	1,271
June _____	1,410	0	1,410
July _____	1,395	0	1,395
August _____	1,457	0	1,457
September _____	1,170	0	1,170
October _____	1,488	0	1,488
November _____	1,380	0	1,380
December _____	1,488	0	1,488
Total for year _____	<u>17,777</u>	<u>0</u>	<u>17,777</u>

If Wastewater Treatment is purchased, indicate the vendor: N/A

Utility Name: Orchid Springs Development Corp. Water & Sewer

YEAR OF REPORT
DECEMBER 31,

1999

System Name: _____

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 ERC's) using existing lines. _____
4. Future connection capacity (in ERC's) upon service area buildout. _____
5. Estimated annual increase in ERCs * _____
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? _____
If so, when? _____
9. Has the utility been required by the DEP or water management district to implement reuse? _____
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 DEP? _____
11. If 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 the system under any Consent Order with DEP? _____
12. Department of Environmental Protection ID # _____ DO 53232173

* 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).

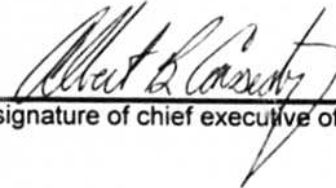
CERTIFICATION OF ANNUAL REPORT

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.