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DIVISION OF
WATER AND SEWER
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WATER AND/OR WASTE WATER UTILITIES
(Gross Revenue of More Than \$200,000 Each)

ANNUAL REPORT

OF

WU512-01-AR
Venture Associates Utilities Corp.
2661 N.W. 60th Avenue
Ocala, FL 34482-3933

Certificate Number(s)

Submitted To The

STATE OF FLORIDA



PUBLIC SERVICE COMMISSION

FOR THE

YEAR ENDED DECEMBER 31, 2001

REGISTRATION REGULATION

02 JUN -3 4:11:45

PUBLIC SERVICE

CERTIFICATION OF ANNUAL REPORT

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

YES	NO
<input checked="" type="checkbox"/>	<input type="checkbox"/>

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

YES	NO
<input checked="" type="checkbox"/>	<input type="checkbox"/>

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

YES	NO
<input checked="" type="checkbox"/>	<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 the financial statement of the utility.

YES	NO
<input checked="" type="checkbox"/>	<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 the report as to the business affairs of the respondent are true, correct and complete for the period for which it represents.

<u>Items Certified</u>			
1.	2.	3.	4.
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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

(Signature of Chief Executive Officer of the utility) *


 (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.

GENERAL INSTRUCTIONS

1. Prepare this report in conformity with the 1996 National Association of Regulatory Utility Commissioners Uniform System of Accounts for Water and/or Wastewater Utilities (USOA).
2. Interpret all accounting words and phrases in accordance with the USOA.
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 unless otherwise specifically indicated.
7. Complete this report by means which result in a permanent record, such as by computer or typewriter.
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 with not enough room. Such a schedule 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 statement should be made at the bottom of the page or an additional page inserted. Any additional pages should state the name of the utility, the year of the report, and reference the appropriate schedule.
10. For water and wastewater utilities with more than one rate group and/or system, water and wastewater pages should be completed for each rate group and/or system group. These pages should be grouped together and tabbed by rate group and/or system.
11. All other water and wastewater operations not regulated by the Commission and other regulated industries should be reported as "Other than Reporting Systems".
12. Financial information for multiple systems charging rates which are covered under the same tariff should be reported as one system. However, the engineering data must be reported by individual system.
13. For water and wastewater utilities with more than one system, one (1) copy of workpapers showing the consolidation of systems for the operating sections, should be filed with the annual report.
14. The report should be filled out in quadruplicate and the original and two copies returned by March 31, of the year following the date of the report. The report should be returned to:

Florida Public Service Commission
Division of Water and Wastewater
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0873

The fourth copy should be retained by the utility.

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EXECUTIVE SUMMARY

ANNUAL REPORT OF

YEAR OF REPORT
December 31, 2001

VENTURE ASSOCIATES UTILITIES CORPORATION
(Exact Name of Utility)

County: MARION

List below the exact mailing address of the utility for which normal correspondence should be sent:

2661 Northwest 60 Avenue
Ocala, Florida 34482-3933

Telephone: (352) 732-8662

E Mail Address: N/A

WEB Site: N/A

Sunshine State One-Call of Florida, Inc. Member Number N/A

Name and address of person to whom correspondence concerning this report should be addressed:

Ginny Jones, Controller
Venture Associates Utilities Corporation
2661 Northwest 60 Avenue
Ocala, Florida 34482-3933

Telephone: (352) 732-9898

List below the address of where the utility's books and records are located:

2661 Northwest 60 Avenue
Ocala, Florida 34482-3933

Telephone: (352) 732-9898

List below any groups auditing or reviewing the records and operations:

NONE

Date of original organization of the utility: January 26, 1986

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

Individual Partnership Sub S Corporation 1120 Corporation

List below every corporation or person owning or holding directly or indirectly 5% or more of the voting securities of the utility:

	Name	Percent Ownership
1.	Richard L. Pearsall	83.61%
2.	Arthur F. Tait, Jr.	3.78%
3.	Kenneth A. Eckman	3.78%
4.	Required stock	8.83%
5.		
6.		
7.		
8.		
9.		
10.		

COMPANY PROFILE

Provide a brief narrative company profile which covers the following areas:

- A. Brief company history.
- B. Public services rendered.
- C. Major goals and objectives.
- D. Major operating divisions and functions.
- E. Current and projected growth patterns.
- F. Major transactions having a material effect on operations.

A. Venture Associates Utilities Corporation, organized on January 26, 1986, has provided water service to Palm Cay subdivision in Marion County since 1987. By Order No. PSC-94-1621-FOF-WU, the commission granted Venture Associates Utilities authority to serve the Ocala Palms subdivision also located in Marion County. On September 21, 1998, the commission issued Order No. PSC-98-1231-FOF-WU approving the sale of the Palm Cay water system to Palm Cay Utilities, Inc.

B. Venture Associates Utilities Corporation provides water service to the Ocala Palms subdivision in Marion County.

C. Venture Associates Utilities' goals and objectives are to provide high quality service to its customers.

D. Venture Associates Utilities has one operating division, Ocala Palms.

E. Growth in the Ocala Palms subdivision is expected to be less than 128 customer per year.

F. Major transactions having a material effect on operations include the expansion of the Ocala Palms subdivision.

PARENT / AFFILIATE ORGANIZATION CHART

Current as of 2001

Complete below an organizational chart that show all parents, subsidiaries and affiliates of the utility.

The chart must also show the relationship between the utility and affiliates listed on E-7, E-10(a) and E-10(b).

Venture Associates Utilities Corporation has no parent or subsidiary companies. The following corporations have common officers, directors and stockholders: Venture Associates Corporation, Venture Associates Mortgage Corporation, Venture Associates Insurance Corporation, Venture Associates Realty Corporation, Venture Associates Cable Corporation, and Venture Associates Golf Corporation.

COMPENSATION OF OFFICERS

For each officer, list the time spent on respondent as an officer compared to time spent on total business activities and the compensation received as an officer from the respondent.

NAME (a)	TITLE (b)	% OF TIME SPENT AS OFFICER OF THE UTILITY (c)	OFFICERS' COMPENSATION (d)
Richard L. Pearsall	Chairman		\$ 0
Arthur F. Tait, Jr.	President		15,600
Kenneth A. Eckman	V.P. & Secretary		11,917

COMPENSATION OF DIRECTORS

For each director, list the number of director meetings attended by each director and the compensation received as a director from the respondent.

NAME a	TITLE b	NUMBER OF DIRECTORS' MEETINGS ATTENDED c	DIRECTORS' COMPENSATION d
Richard L. Pearsall	Director	4	0
Arthur F. Tait, Jr.	Director	4	0
Kenneth A. Eckman	Director	4	0

BUSINESS TRANSACTIONS WITH RELATED PARTIES

List each contract, agreement, or other business transaction exceeding a cumulative amount of \$500 in any one year, entered into between the Respondent and a business or financial organization, firm, or partnership named on pages E-2 and E-6, identifying the parties, amounts, dates and product, and asset, or service involved.

Part I. Specific Instructions: Services and Products Received or Provided

1. Enter in this part all transactions involving services and products received or provided.
2. Below are some types of transactions to include:
 - management, legal and accounting services
 - computer services
 - engineering & construction services
 - repairing and servicing of equipment
 - material and supplies furnished
 - leasing of structures, land, and equipment
 - rental transactions
 - sale, purchase or transfer of various

NAME OF COMPANY OR RELATED PARTY (a)	DESCRIPTION SERVICE AND/OR NAME OF PRODUCT (b)	CONTRACT OR AGREEMENT EFFECTIVE DATES (c)	ANNUAL CHARGES
			(P)urchased (S)old AMOUNT (d) (e)

NONE

FINANCIAL
SECTION

COMPARATIVE BALANCE SHEET
ASSETS AND OTHER DEBITS

ACCT. NO. a	ACCOUNT NAME b	REF. PAGE c	PREVIOUS YEAR (D)	CURRENT YEAR (E)
101-106	UTILITY PLANT Utility Plant	F-7	\$ 1,102,094	\$ 1,138,086
108-110	Less: Accumulated <u>Depreciation</u> and Amortization	F-8	95,582	124,987
Net Plant			1,006,512	1,013,099
114-115	<u>Utility Plant Acquisition</u> adjustment (Net)	F-7		
116	Other <u>Utility Plant</u> Adjustments			
Total Net Utility Plant			1,006,512	1,013,099
121	OTHER PROPERTY AND INVESTMENTS Nonutilit <u>Property</u>	F-9		\$
122	Less: Accumulated <u>Depreciation</u> and Amortization			
Net Nonutilit <u>Property</u>				\$
123	Investment In Associated Companies	F-10		
124	Utility Investments	F-10		
125	Other Investments	F-10		
126-127	<u>Special Funds</u>	F-10		
Total Other Property & Investments				\$
131	CURRENT AND ACCRUED ASSETS Cash		94,329	85,580
132	Special Deposits	F-9		
133	Other Special Deposits	F-9		
134	<u>Working Funds</u>			
135	Temporary Cash Investments			
141-144	Accounts and Notes Receivable, Less Accumulated Provision for Uncollectible Accounts	F-11	30,785	23,892
145	Accounts Receivable from Associated Companies	F-12		
146	Notes Receivable from Associated Companies	F-12		
151-153	Material and Supplies			
161	Stores <u>Expense</u>			
162	Prepayments			
171	Accrued Interest and Dividends Receivable			
172	Rents Receivable			
173	Accrued Utility Revenues			
174	Misc. Current and Accrued Assets	F-12	397	0
Total Current and Accrued Assets			\$ 125,511	\$ 109,472

* Not Applicable for Class B Utilities

COMPARATIVE BALANCE SHEET
ASSETS AND OTHER DEBITS

ACCT. NO. a	ACCOUNT NAME b	REF. PAGE c	PREVIOUS YEAR d	CURRENT YEAR e
	DEFERRED DEBITS			
181	Unamortized Debt Discount & Expense	F-13		\$
182	Extraordinary Property Losses	F-13		
183	Preliminary Survey & Investigation Charges			
184	Clearing Accounts			
185 *	Temporary Facilities			
186	Misc. Deferred Debits	F-14		
187-1	Research & Development Expenditures			
190	Accumulated Deferred Income Taxes			
	Total Deferred Debits			\$
	TOTAL ASSETS AND OTHER DEBITS		\$ 1,132,023	\$ 1,122,571

*Not Applicable for Class B Utilities

NOTES TO THE BALANCE SHEET

The space below is provided for important notes regarding the balance sheet.

COMPARATIVE BALANCE SHEET
EQUITY CAPITAL AND LIABILITIES

ACCT. NO. a	ACCOUNT NAME b	REF. PAGE c	PREVIOUS YEAR d	CURRENT YEAR e
201	EQUITY CAPITAL			
	Common Stock Issued	F-15	\$ 14,152	\$ 14,152
204	Preferred Stock Issued	F-15		
202,205 *	Capital Stock Subscribed			
203,206 *	Capital Stock Liability for Conversion			
207-1	Premium on Capital Stock			
209 *	Reduction in Par or Stated Value of Capital Stock			
210 *	Gain on Resale or Cancellation of Reacquired Capital Stock			
211	Other Paid - In Capital		714,270	714,270
212	Discount On Capital Stock			
213	Capital Stock Expense			
214-215	Retained Earnings	F-16	(251,925)	(263,409)
216	Reacquired Capital Stock		(41,468)	(41,468)
218	Proprietary Capital (Proprietorship and Partnership Only)			
	Total Equity Capital		\$ 435,029	\$ 423,545
221	LONG TERM DEBT			
	Bonds	F-15		
222 *	Reacquired Bonds			
223	Advances from Associated Companies	F-17		
224	Other Long Term Debt	F-17		27,370
	Total Long Term Debt			\$ 27,370
231	CURRENT AND ACCRUED LIABILITIES			
	Accounts Payable			
232	Notes Payable	F-18		
233	Accounts Payable to Associated Companies	F-18		
234	Notes Payable to Associated Companies	F-18	284,903	201,614
235	Customer Deposits		3,341	2,940
236	Accrued Taxes	W/S-3	12,096	12,912
237	Accrued Interest	F-19		
238	Accrued Dividends			
239	Matured Long Term Debt			
240	Matured Interest			
241	Miscellaneous Current & Accrued Liabilities	F-20	1,608	600
	Total Current & Accrued Liabilities		\$ 301,948	\$ 218,066

* Not Applicable for Class B Utilities

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

COMPARATIVE BALANCE SHEET
EQUITY CAPITAL AND LIABILITIES

ACCT. NO. a	ACCOUNT NAME b	REF. PAGE c	PREVIOUS YEAR d	CURRENT YEAR e
251	DEFERRED CREDITS Unamortized Premium On Debt	F-13		\$
252	Advances For Construction	F-20		
253	Other Deferred Credits	F-21		
255	Accumulated Deferred Investment Tax Credits			
Total Deferred Credits				\$
261	OPERATING RESERVES Property Insurance Reserve			\$
262	Injuries & Damages Reserve			
263	Pensions and Benefits Reserve			
265	Miscellaneous Operating Reserves			
Total Operating Reserves				\$
271	CONTRIBUTIONS IN AID OF CONSTRUCTION Contributions in Aid of Construction	F-22	\$ 433,887	\$ 508,052
272	Accumulated Amortization of Contributions in Aid of Construction	F-22	38,841	(54,462)
Total Net C.I.A.C.			395,046	453,590
281	ACCUMULATED DEFERRED INCOME TAXES Accumulated Deferred Income Taxes - Accelerated Depreciation			\$
282	Accumulated Deferred Income Taxes - Liberalized Depreciation			
283	Accumulated Deferred Income Taxes - Other			
Total Accumulated Deferred Income Tax				\$
TOTAL EQUITY CAPITAL AND LIABILITIES			\$ 1,132,023	\$ 1,122,571

COMPARATIVE OPERATING STATEMENT

ACCT. NO. (a)	ACCOUNT NAME (b)	REF. PAGE (c)	PREVIOUS YEAR (d)	CURRENT YEAR (e)
400	UTILITY OPERATING INCOME			
	Operating Revenues	F-3(b)	\$ 268,799	\$ 286,932
469,530	Less: Guaranteed Revenue and APPL	F-3(b)		
	Net Operating Revenues		268,799	286,932
401	Operating Expenses	F-3(b)	247,591	263,683
403	Depreciation Expense:	F-3(b)	24,478	29,405
	Less: Amortization of CIAC	F-22	13,681	15,621
	Net Depreciation Expense		10,797	13,784
406	Amortization of Utility Plant Acquisition Adjustment	F-3(b)		
407	Amortization Expense (Other than CIAC)	F-3(b)		
408	Taxes Other Than Income	W/S-3	18,801	24,629
409	Current Income Taxes	W/S-3		
410.10	Deferred Federal Income Taxes	W/S-3		
410.11	Deferred State Income Taxes	W/S-3		
411.10	Provision for Deferred Income Taxes - Credit	W/S-3		
412.10	Investment Tax Credits Deferred to Future Periods	W/S-3		
412.11	Investment Tax Credits Restored to Operating Income	W/S-3		
	Utility Operating Expenses		277,189	302,096
	Net Utility Operating Income		(8,390)	(15,164)
469,530	Add Back: Guaranteed Revenue and APPL	F-3(b)		
413	Income From Utility Plant Leased to Others			
414	Gains (losses) From Disposition of Utility Property			
420	Allowance for Funds Used During Construction		7,714	0
	Total Utility Operating Income [Enter here and on Page F-3(c)]		\$ (676)	\$ (15,164)

* For each account, Column e should agree with Columns f, g and h on F-3(b)

COMPARATIVE OPERATING STATEMENT (Cont'd)

WATER SCHEDULE W-3 *	WASTEWATER SCHEDULE S-3 *	OTHER THAN REPORTING SYSTEMS (h)
\$ 286,932		
286,932		
263,683		
29,405		
15,621		
13,784	\$	\$
24,629		
302,096		
(15,164)		
0		
\$ (15,164)	\$	\$

* Total of Schedules W-27 / S-3 for all rate groups.

COMPARATIVE OPERATING STATEMENT (Cont'd)

ACCT. NO. a	ACCOUNT NAME b	REF. PAGE c	PREVIOUS YEAR d	CURRENT YEAR e
Total Utility Operating Income [from page F-3(a)]			(676)	(15,164)
OTHER INCOME AND DEDUCTIONS				
415	Revenues-Merchandising, Jobbing, and Contract Deductions			\$
416	Costs & Expenses of Merchandising Jobbing, and Contract Work			
419	Interest and Dividend Income		4,276	3,616
421	Nonutility Income		5,978	83
426	Miscellaneous Nonutilit Expenses		(257)	(19)
Total Other Income and Deductions			\$ 9,997	\$ 3,680
TAXES APPLICABLE TO OTHER INCOME				
408.20	Taxes Other Than Income			\$
409.20	Income Taxes			
410.20	Provision for Deferred Income Taxes			
411.20	Provision for Deferred Income Taxes - Credit			
412.20	Investment Tax Credits - Net			
412.30	Investment Tax Credits Restored to Operating Income			
Total Taxes Applicable To Other Income				\$
INTEREST EXPENSE				
427	Interest Expense	F-19	(97)	0
428	Amortization of Debt Discount & Expense	F-13		
429	Amortization of Premium on Debt	F-13		
Total Interest Expense			(97)	0
EXTRAORDINARY ITEMS				
433	Extraordinary Income			\$
434	Extraordinary Deductions			
409.30	Income Taxes, Extraordinary Items			
Total Extraordinary Items				\$
NET INCOME			9,224	(11,484)

Explain Extraordinary Income:

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

SCHEDULE OF YEAR END RATE BASE

ACCT. NO. (a)	ACCOUNT NAME (b)	REF. PAGE (c)	WATER UTILITY (d)	WASTE WATER
101	Utility Plant In Service	F-7	\$ 1,138,086	N/A
	Less:			
	Nonused and Useful Plant (1)			
108	Accumulated Depreciation	F-8	124,987	
110	Accumulated Amortization	F-8		
271	Contributions In Aid of Construction	F-22	508,052	
252	Advances for Construction	F-20		
	Subtotal		\$ 505,047	\$
	Add:			
272	Accumulated Amortization of Contributions in Aid of Construction	F-22	54,462	
	Subtotal		\$ 559,509	\$
	Plus or Minus:			
114	Acquisition Adjustments (2)	F-7		
115	Accumulated Amortization of Acquisition Adjustments (2)	F-7		
	Working Capital Allowance (3)		37,762	
	Other (Specify):			
	RATE BASE		\$ 597,271	\$
	NET UTILITY OPERATING INCOME		(15,164)	\$
	ACHIEVED RATE OF RETURN (Operating Income / Rate Base)		(2.54)%	

NOTES

- (1) Estimate based on the methodology used in the last rate proceeding.
- (2) Include only those Acquisition Adjustments that have been approved by the Commission.

Calculation consistent with last rate proceeding.

In absence of a rate proceeding, Class A utilities will use the Balance Sheet Method and Class B Utilities will use the One-eighth Operating and Maintenance Expense Method.

SCHEDULE OF CURRENT COST OF CAPITAL CONSISTENT WITH THE
METHODOLOGY USED IN THE LAST RATE PROCEEDING (1)

CLASS OF CAPITAL (a)	DOLLAR AMOUNT (2) (b)	PERCENTAGE OF CAPITAL (c)	ACTUAL COST RATES (3) (d)	WEIGHTED COST (c x d) (e)
Common Equity	\$ 423,545	99.31%	10.35%	10.28%
Preferred Stock				
Long Term Debt				
Customer Deposits	2,940	.69%	6.00%	.04%
Tax Credits - Zero Cost				
Tax Credits - Weighted Cost				
Deferred Income Taxes				
Other (Explain)				
Total	\$ 426,485	100.00%		10.32%

(1) If the utility's capital structure is not used, explain which capital structure is used.

(2) Should equal amounts on Schedule F-6, Column (g).

(3) Mid-point of the last authorized Return On Equity or current leverage formula if none has been established.

Must be calculated using the same methodology used in the last rate proceeding using current annual report year end amounts and cost rates.

APPROVED RETURN ON EQUITY

Current Commission Return on Equity: 10.35%

Commission order approving Return on Equity: PSC-96-0790-FOF-WU

APPROVED AFUDC RATE

COMPLETION ONLY REQUIRED IF AFUDC WAS CHARGED DURING YEAR

If any utility capitalized any charge in lieu of AFUDC (such as interest only), state the basis of the charge, an explanation as to why AFUDC was not charged and the percentage capitalized.

YEAR OF REPORT

December 31, 2001

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION
 SCHEDULE OF CAPITAL STRUCTURE
 ADJUSTMENTS

CLASS OF CAPITAL (a)	CONSISTENT WITH THE			LAST RATE PROCEEDING			CAPITAL STRUCTURE (g)
	PER BOOK BALANCE (b)	NON-UTILITY ADJUSTMENTS (c)	USED IN NON-JURISDICTIONAL ADJUSTMENTS (d)	OTHER (I) ADJUSTMENTS SPECIFIC (e)	OTHER (I) ADJUSTMENTS PRO RATA (f)		
Common Equity	\$ 423,545			\$			\$ 423,545
Preferred Stock							
Long Term Debt							
Customer Deposits	2,940						2,940
Tax Credits - Zero Cost							
Tax Credits - Weighted Cost							
Deferred Inc. Taxes							
Other (Explain)							
Total	\$ 426,485			15			\$ 426,485

(1) Explain below all adjustments made in Columns (e) and (f):

UTILITY PLANT
ACCOUNTS 101- 106

ACCT. a	DESCRIPTION b	WATER c	WASTEWATER d	OTHER THAN REPORTING SYSTEMS e	TOTAL
	Plant Accounts:				
101	Utility Plant In Service	\$ 1,138,086	\$	\$	\$ 1,138,086
102	Utility Plant Leased to Other				
103	Property Held for Future Use				
104	Utility Plant Purchased or Sold				
105	Construction Work in Progress				
106	Completed Construction Not Classified				
	Total Utility Plant	\$ 1,138,086	\$	\$	\$ 1,138,086

UTILITY PLANT ACQUISITION ADJUSTMENTS ACCOUNTS 114
AND 115 Report each acquisition adjustment and related accumulated amortization separately. For any acquisition adjustments approved by the Commission, include the Order Number.

ACCT. (a)	DESCRIPTION (b)	WATER (c)	WASTEWATER (d)	OTHER THAN REPORTING SYSTEMS (e)	TOTAL
114	Acquisition Adjustment				
	Total Plant Acquisition Adjustments	\$	\$	\$	\$
115	Accumulated Amortization				
	Total Accumulated Amortization	\$	\$	\$	\$
	Net Acquisition Adjustments	\$	\$	\$	\$

ACCUMULATED DEPRECIATION (ACCT. 108) AND AMORTIZATION (ACCT. 110)

DESCRIPTION (a)	WATER (b)	WASTEWATER (c)	OTHER THAN REPORTING SYSTEMS (d)	TOTAL (e)
ACCUMULATED DEPRECIATION Account 108 Balance first of year	\$ 95,582	\$	\$	\$ 95,582
Credit during year: Accruals charged to: Account 108.1 (1)	\$ 29,405	\$	\$	\$ 29,405
Account 108.2 (2)				
Account 108.3 (2)				
Other Accounts (specify):				
Salvage				
Other Credits (Specify):				
Total Credits	\$ 29,405	\$	\$	\$ 29,405
Debits during year: Book cost of plant retired				
Cost of Removal				
Other Debits (specify):				
Total Debits	\$	\$	\$	\$
Balance end of year	\$124,987	\$	\$	\$ 124,987
ACCUMULATED AMORTIZATION Account 110 Balance first of year	NONE	\$	\$	\$
Credit during year: Accruals charged to:				
Account 110.2 (2)				
Other Accounts (specify):				
Total credits	\$	\$	\$	\$
Debits during year: Book cost of plant retired				
Other debits (specify):				
Total Debits	\$	\$	\$	\$
Balance end of year	\$	\$	\$	\$

Account 108 for Class B utilities.
Not applicable for Class B utilities.
Account 110 for Class B utilities.

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT December 31, 2001
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**REGULATORY COMMISSION EXPENSE
AMORTIZATION OF RATE CASE EXPENSE (ACCOUNTS 666 AND 766)**

DESCRIPTION OF CASE (DOCKET NO.) (a)	EXPENSE INCURRED DURING YEAR (b)	CHARGED OFF DURING YEAR	
		ACCT. (d)	AMOUNT (e)
NONE	\$ _____	_____	\$ _____
_____	_____	_____	_____
_____	_____	_____	_____
Total	\$ _____	_____	\$ _____

NONUTILITY PROPERTY (ACCOUNT 121)

Report separately each item of property with a book cost of \$25,000 or more included in Account 121.

Other Items may be grouped by classes of property.

DESCRIPTION (a)	BEGINNING YEAR (b)	ADDITIONS (c)	REDUCTIONS (d)	ENDING YEAR BALANCE (e)
NONE	\$ _____	\$ _____	\$ _____	\$ _____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
Total Nonutility Property	\$ _____	\$ _____	\$ _____	\$ _____

SPECIAL DEPOSITS (ACCOUNTS 132 AND 133)

Report hereunder all special deposits carried in Accounts 132 and 133.

DESCRIPTION OF SPECIAL DEPOSITS (a)	YEAR END BOOK COST (b)
SPECIAL DEPOSITS (Account 132):	
NONE	\$ _____
_____	_____
_____	_____
Total Special Deposits	\$ _____
OTHER SPECIAL DEPOSITS (Account 133):	
NONE	\$ _____
_____	_____
_____	_____
Total Other Special Deposits	\$ _____

**INVESTMENTS AND SPECIAL FUNDS
ACCOUNTS 123 - 127**

Report hereunder all investments and special funds carried in Accounts 123 through 127.

DESCRIPTION OF SECURITY OR SPECIAL FUND (a)	FACE OR PAR VALUE (b)	YEAR END BOOK COST (c)
INVESTMENT IN ASSOCIATED COMPANIES (Account 123): <hr/> NONE <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>
Total Investment in Associated Companies		\$ <hr/> <hr/>
UTILITY INVESTMENTS (Account 124): <hr/> NONE <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>
Total Utility Investment		\$ <hr/> <hr/>
OTHER INVESTMENTS (Account 125): <hr/> NONE <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>
Total Other Investment		\$ <hr/> <hr/>
SPECIAL FUNDS (Class A Utilities: Accounts 126 and 127; Class B Utilities: Account 127): <hr/> NONE <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>	\$ <hr/> <hr/> <hr/> <hr/>
Total Special Funds		\$ <hr/> <hr/>

ACCOUNTS AND NOTES RECEIVABLE - NET
ACCOUNTS 141 - 144

Report here under all accounts and notes receivable included in Accounts 141, 142, and 144. Amounts included in
Amounts included in Accounts 142 and 144 should be listed individually.

DESCRIPTION (a)		TOTAL (b)
CUSTOMER ACCOUNTS RECEIVABLE (Account 141):		
Water	\$ 23,892	
Wastewater		
Other		
Total Customer Accounts Receivable		\$ 23,892
OTHER ACCOUNTS RECEIVABLE (Account 142):		
Total Other Accounts Receivable		\$
NOTES RECEIVABLE (Account 144):		
Total Notes Receivable		\$
Total Accounts and Notes Receivable		\$ 23,892
ACCUMULATED PROVISION FOR UNCOLLECTIBLE ACCOUNTS (Account 143)		
Balance first of year		
Add: Provision for uncollectibles for current year		
Collection of accounts previously written off		
Utility Accounts		
Others		
Total Additions		
Deduct accounts written off during year:		
Utility Accounts		
Others		
Total accounts written off		
Balance end of year		\$
TOTAL ACCOUNTS AND NOTES RECEIVABLE - NET		\$ 23,892

**UNAMORTIZED DEBT DISCOUNT AND EXPENSE AND PREMIUM ON DEBT
ACCOUNTS 181 AND 251**

Report the net discount and expense or premium separately for each security issue.

DESCRIPTION (a)	AMOUNT WRITTEN OFF DURING YEAR (b)	YEAR END BALANCE (c)
UNAMORTIZED DEBT DISCOUNT AND EXPENSE (Account 181):		
NONE	\$ _____	\$ _____
	_____	_____
	_____	_____
Total Unamortized Debt Discount and Expense	\$ _____	\$ _____
UNAMORTIZED PREMIUM ON DEBT (Account 251):		
NONE	\$ _____	\$ _____
	_____	_____
	_____	_____
Total Unamortized Premium on Debt	\$ _____	\$ _____

**EXTRAORDINARY PROPERTY LOSSES
ACCOUNT 182**

Report each item separately.

DESCRIPTION (a)	TOTAL (b)
NONE	\$ _____

Total Extraordinary Property Losses	\$ _____

**MISCELLANEOUS DEFERRED DEBITS
ACCOUNT 186**

DESCRIPTION - Provide itemized listing (a)	AMOUNT WRITTEN OFF DURING YEAR (b)	YEAR END BALANCE (c)
DEFERRED RATE CASE EXPENSE (Class A Utilities: Account 186.1) <u>NONE</u>	\$ _____	\$ _____
Total Deferred Rate Case Expense	\$ _____	\$ _____
OTHER DEFERRED DEBITS (Class A Utilities: Account 186.2): <u>NONE</u>	\$ _____	\$ _____
Total Other Deferred Debits	\$ _____	\$ _____
REGULATORY ASSETS (Class A Utilities: Account. 186.3): <u>NONE</u>	\$ _____	\$ _____
Total Regulatory Assets	\$ _____	\$ _____
TOTAL MISCELLANEOUS DEFERRED DEBITS	\$ _____	\$ _____

CAPITAL STOCK
ACCOUNTS 201 AND 204*

DESCRIPTION (a)	RATE (b)	TOTAL (c)
COMMON STOCK		
Par or stated value per share		\$ 1
Shares authorized		500,000
Shares issued and outstanding		14,152
Total par value of stock issued		14,152
Dividends declared per share for year		0
PREFERRED STOCK		
Par or stated value per share		N/A
Shares authorized		
Shares issued and outstanding		
Total par value of stock issued		
Dividends declared per share for year		

* Account 204 not applicable for Class B utilities.

BONDS ACCOUNT
221

DESCRIPTION OF OBLIGATION (INCLUDING DATE OF ISSUE AND DATE OF MATURITY) a	INTEREST		PRINCIPAL AMOUNT PER BALANCE SHEET d
	ANNUAL RATE b	FIXED OR VARIABLE * c	
			\$
Total			\$

* For variable rate obligations, provide the basis for the rate. (i.e., prime + 2%, etc.)

STATEMENT OF RETAINED EARNINGS

1. Dividends should be shown for each class and series of capital stock. Show amounts as dividends per share.

ACCT. NO. (a)	DESCRIPTION (b)	AMOUNTS (c)
215	Unappropriated Retained Earnings: Balance <u>Beginning of Year</u>	\$ (251,925)
439	Changes to Account: Adjustments to Retained Earnings (requires Commission approval prior to use): <u>Credits:</u>	\$
	Total Credits:	\$
	<u>Debits:</u>	\$
	Total Debits:	\$
435	Balance Transferred from Income	\$ (11,484)
436	Appropriations of Retained Earnings:	
	Total <u>Appropriations of Retained Earnings</u>	\$
437	Dividends Declared: Preferred Stock Dividends Declared	
438	Common Stock Dividends Declared	
	Total Dividends Declared	\$
215	Year end Balance	\$ (263,409)
214	Appropriated Retained Earnings (state balance and purpose of each appropriated amount at year end):	
214	Total Appropriated Retained Earnings	
Total Retained Earnings		\$ (263,409)
Notes to Statement of Retained Earnings:		

**NOTES PAYABLE
ACCOUNTS 232 AND 234**

DESCRIPTION OF OBLIGATION (INCLUDING DATE OF ISSUE AND DATE OF MATURITY) (a)	INTEREST		PRINCIPAL AMOUNT PER BALANCE SHEET (d)
	ANNUAL RATE (b)	FIXED OR VARIABLE * (c)	
NOTES PAYABLE (Account 232):			
NONE	%		\$
	%		
	%		
	%		
	%		
	%		
	%		
	%		
	%		
Total Account 232			\$
NOTES PAYABLE TO ASSOC. COMPANIES (Account 234):			
Venture Associates Corporation	None	None	\$ 201,614
	%		
	%		
	%		
	%		
	%		
	%		
	%		
Total Account 234			\$ 201,614

* For variable rate obligations, provide the basis for the rate. (i.e.. prime + 2%, etc.)

**ACCOUNTS PAYABLE TO ASSOCIATED COMPANIES
ACCOUNT 233**

Report each account payable separately.

DESCRIPTION (a)	TOTAL (b)
NONE	\$
Total	\$

ACCRUED INTEREST AND EXPENSE
ACCOUNTS 237 AND 427

DESCRIPTION OF DEBIT (a)	BALANCE BEGINNING OF YEAR (b)	INTEREST ACCRUED DURING YEAR		INTEREST PAID DURING YEAR (e)	BALANCE END OF YEAR (f)
		ACCT. DEBIT (c)	AMOUNT (d)		
ACCOUNT NO. 237.1 - Accrued Interest on Long Term Debt			\$	\$	
Total Account 237.1			\$	\$	
ACCOUNT NO. 237.2 - Accrued Interest on Other Liabilities Customer Deposits		2427.4	\$0	\$0	\$0
Total Account 237.2			\$0	\$0	\$0
Total Account 237 (1)			\$0	\$0	\$0
INTEREST EXPENSED:					
Total accrual Account 237		237	\$0		
Less Capitalized Interest Portion of AFUDC:					
Net Interest Expensed to Account No. 427 (2)			\$0		

(1) Must agree to F-2 (a), Beginning and
Ending Balance of Accrued Interest.
(2) Must agree to F-3 (c), Current
Year Interest Expense

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT
December 31, 200

MISCELLANEOUS CURRENT AND ACCRUED LIABILITIES
ACCOUNT 241

DESCRIPTION - Provide itemized listing (a)	BALANCE END OF YEAR (b)
City Impact Fees Payable	\$ 600
Total Miscellaneous Current and Accrued Liabilities	\$ 600

ADVANCES FOR CONSTRUCTION
ACCOUNT 252

NAME OF PAYOR * (a)	BALANCE BEGINNING OF YEAR (b)	DEBITS		CREDITS (e)	BALANCE END OF YEAR (f)
		ACCT. DEBIT (c)	AMOUNT (d)		
NONE	\$	\$	\$		\$
Total	\$	\$	\$		\$

* Report advances separately by reporting group, designating water or wastewater in column (a).

**OTHER DEFERRED CREDITS
ACCOUNT 253**

DESCRIPTION - Provide itemized listing (a)	AMOUNT WRITTEN OFF DURING YEAR (b)	YEAR END BALANCE (c)
REGULATORY LIABILITIES (Class A Utilities: Account 253.1):		
Accrued taxes - regulatory assessment fee	\$ 0	\$ 12,912
_____	_____	_____
_____	_____	_____
_____	_____	_____
Total Regulatory Liabilities	\$ 0	\$ 12,912
OTHER DEFERRED LIABILITIES (Class A Utilities: Account 253.2):		
_____	\$ _____	\$ _____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
Total Other Deferred Liabilities	\$ _____	\$ _____
TOTAL OTHER DEFERRED CREDITS	\$ 0	\$ 12,912

CONTRIBUTIONS IN AID OF CONSTRUCTION
ACCOUNT 271

DESCRIPTION (a)	WATER (W-7) (b)	WASTEWATER (S-7) (c)	W & WW OTHER THAN SYSTEM REPORTING (d)	TOTAL (e)
Balance first of year	\$ 433,887		\$	\$ 433,887
Add credits during year:	\$ 74,165		\$	\$ 74,165
Less debit charged during the year	\$		\$	\$
Total Contribution In Aid of Construction	\$ 508,052		\$	\$ 508,052

ACCUMULATED AMORTIZATION OF CONTRIBUTIONS IN AID OF CONSTRUCTION
ACCOUNT 272

DESCRIPTION (a)	WATER (W-8(a)) (b)	WASTEWATER (S-8(a)) (c)	W & WW OTHER THAN SYSTEM REPORTING (d)	TOTAL (e)
Balance first of year	\$ 38,841		\$	\$ 38,841
Debits during the year:	\$ 15,621		\$	\$ 15,621
Credits during the year	\$		\$	\$
Total Accumulated Amortization of Contributions In Aid of Construction	\$ 54,462		\$	\$ 54,462

RECONCILIATION OF REPORTED NET INCOME WITH TAXABLE INCOME
FOR FEDERAL INCOME TAXES (UTILITY OPERATIONS)

1 The reconciliation should include the same detail as furnished on Schedule M-1 of the federal tax return for the year.
The reconciliation shall be submitted even though there is no taxable income for the year.
Descriptions should clearly indicate the nature of each reconciling amount and show the computations of all tax accruals.

2 If the utility is a member of a group which files a consolidated federal tax return, reconcile reported net income with taxable net income as if a separate return were to be filed, indicating intercompany amounts to be eliminated in such consolidated return. State names of group members, tax assigned to each group member, and basis of allocation, assignments or sharing of the consolidated tax among the group members.

DESCRIPTION (a)	REF. NO. (b)	AMOUNT (c)
Net income for the year	F-3(c)	\$ (11,484)
Reconciling items for the year: Taxable income not reported on books:		
Capitalized overhead - Section 263A		
Deductions recorded on books not deducted for return:		
Income recorded on books not included in return:		
Deduction on return not charged against book income:		
Federal tax net income		\$

Computation of Tax:

WATER
OPERATION
SECTION

SYSTEM NAME/COUNTY Ocala Palms/Marion

SCHEDULE OF YEAR END WATER RATE BASE

ACCT. NO. (a)	ACCOUNT NAME (b)	REFERENCE PAGE (c)	WATER UTILITY (d)
101	Utility Plant In Service	W-4(b)	\$ 1,138,086
	Less: Nonused and Useful Plant (1)		
108	Accumulated Depreciation	W-6(b)	124,987
110	Accumulated Amortization		
271	Contributions In Aid of Construction	W-7	508,052
252	Advances for Construction	F-20	
Subtotal			\$ 505,047
272	Add: Accumulated Amortization of Contributions in Aid of Construction	W-8(a)	\$ 54,462
Subtotal			\$ 559,509
114	Plus or Minus: Acquisition Adjustments (2)	F-7	
115	Accumulated Amortization of Acquisition Adjustments (2)	F-7	
	Working Capital Allowance (3)		37,762
	Other (Specify):		
WATER RATE BASE			\$ 597,271
WATER OPERATING INCOME		W-3	\$ (15,164)
ACHIEVED RATE OF RETURN (Water Operating Income / Water Rate Base)			(2.54%)

NOTES: (1) Estimate based on the methodology used in the last rate proceeding.

(2) Include only those Acquisition Adjustments that have been approved by the Commission.

(3) Calculation consistent with last rate proceeding.

In absence of a rate proceeding, Class A utilities will use the Balance Sheet Method and Class B Utilities will use the One-eighth Operating and Maintenance Expense Method.

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT
December 31, 2001

SYSTEM NAME/COUNTY: Ocala Palms/Marion

WATER OPERATING STATEMENT

ACCT. NO. (a)	ACCOUNT NAME (b)	REFERENCE PAGE (c)	CURRENT YEAR (d)
400	UTILITY OPERATING INCOME <u>Operating Revenues</u>	W-9	\$ 286,932
469	Less: Guaranteed Revenue and AFPI	W-9	
	Net Operating Revenues		\$ 286,932
401	<u>Operating Expenses</u>	W-10(a)	\$ 263,683
403	Depreciation Expense	W-6(a)	\$ 29,405
	Less: Amortization of CIAC	W-8(a)	\$ 15,621
	Net <u>Depreciation Expense</u>		\$ 13,784
406	Amortization of Utility Plant Acquisition Adjustment	F-7	
407	Amortization <u>Expense</u> Other than CIAC	F-8	
408.10	Taxes Other Than Income Utility Regulatory Assessment Fee		14,363
408.11	Property Taxes		142
408.12	Payroll Taxes		10,124
408.13	Other Taxes and Licenses		
408	Total Taxes Other Than Income		\$ 24,629
409.1	Income Taxes		
410.10	Deferred Federal Income Taxes		
410.11	Deferred State Income Taxes		
411.10	Provision for Deferred Income Taxes - Credit		
412.10	Investment Tax Credits Deferred to Future Periods		
412.11	Investment Tax Credits Restored to <u>Operating</u> income		
	Utility Operating Expenses		\$ 302,096
	Utility Operating Income		\$ (15,164)
469	Add Back: Guaranteed Revenue (and AFPI)	W-9	\$
413	Income From Utility Plant Leased to Others		
414	Gains (losses) From Disposition of Utility Property		
420	Allowance for Funds Used <u>During</u> Construction		
	Total Utility Operating Income		\$ (15,164)

SYSTEM NAME / COUNTY: OCALA PALMS/MARION
WATER UTILITY PLANT ACCOUNTS

ACCT. NO. (a)	ACCOUNT NAME (b)	PREVIOUS YEAR (c)	ADDITIONS (d)	RETIREMENTS (e)	CURRENT YEAR (f)
301	Organization				
302	Franchises				
303	Land and Land Rights				
304	Structures and Improvements				
305	Collecting and Impounding Reservoirs				
306	Lake, River and Other Intakes				
307	Wells and Springs				
308	Infiltration Galleries and Tunnels				
309	Supply Mains	9,383			9,383
310	Power Generation Equipment				
311	Pumping Equipment				
320	Water Treatment Equipment				
330	Distribution Reservoirs and Standpipes				
331	Transmission and Distribution Mains	621,839	124,186		746,025
333	Services	161,843			161,843
334	Meters and Meter Installations	2,841			2,841
335	Hydrants	123,276	15,892		139,168
336	Backflow Prevention Devices				
339	Other Plant Miscellaneous Equipment				
340	Office Furniture and Equipment	15,234			15,234
341	Transportation Equipment	6,291	34,121		40,412
342	Stores Equipment				
343	Tools, Shop and Garage Equipment				
344	Laboratory Equipment				
345	Power Operated Equipment	22,788			22,788
346	Communication Equipment	392			392
347	Miscellaneous Equipment				
348	Other Tangible Plant				
TOTAL WATER PLANT		\$ 963,887	\$ 174,199		\$ 1,138,086

NOTE: Any adjustments made to reclassify property from one account to another must be footnoted.

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

WATER UTILITY PLANT MATRIX

ACCT. NO. (a)	ACCOUNT NAME (b)	CURRENT YEAR (c)	.1 INTANGIBLE PLANT (d)	.2 SOURCE OF SUPPLY AND PUMPING PLANT (e)	.3 WATER TREATMENT PLANT (f)	.4 TRANSMISSION AND DISTRIBUTION PLANT (g)	.5 GENERAL PLANT (h)
301	Organization						
302	Franchises						
303	Land and Land Rights						
304	Structures and Improvements						
305	Collecting and Impounding Reservoirs						
306	Lake, River and Other Intakes						
307	Wells and Springs						
308	Infiltration Galleries and Tunnels						
309	Supply Mains	9,383		9,383			
310	Power Generation Equipment						
311	Pumping Equipment						
320	Water Treatment Equipment						
330	Distribution Reservoirs and Standpipes						
331	Transmission and Distribution Mains	746,025				746,025	
333	Services	161,843				161,843	
334	Meters and Meter Installations	2,841				2,841	
335	Hydrants	139,168				139,168	
336	Backflow Prevention Devices						
339	Other Plant Miscellaneous Equipment						
340	Office Furniture and Equipment	15,234					15,234
341	Transportation Equipment	40,412					40,412
342	Stores Equipment						
343	Tools, Shop and Garage Equipment						
344	Laboratory Equipment						
345	Power Operated Equipment	22,788					22,788
346	Communication Equipment	392					392
347	Miscellaneous Equipment						
348	Other Tangible Plant						
	TOTAL WATER PLANT	\$ 1,138,086		\$ 9,383		\$ 1,049,877	\$ 78,826

SYSTEM NAME / COUNTY: OCALA PALMS/MARION

BASIS FOR WATER DEPRECIATION CHARGES

ACCT. NO. (a)	ACCOUNT NAME (b)	AVERAGE SERVICE LIFE IN YEARS (c)	AVERAGE NET SALVAGE IN PERCENT (d)	DEPRECIATION RATE APPLIED IN PERCENT (100% - d) / c (e)
304	Structures and Improvements			
305	Collecting and Impounding Reservoirs			
306	Lake, River and Other Intakes			
307	Wells and Springs			
308	Infiltration Galleries and Tunnels	35	0	2.86%
309	Supply Mains			
310	Power Generation Equipment			
311	Pumping Equipment			
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes			
331	Transmission and Distribution Mains	43	0	2.33%
333	Services	40	0	2.50%
334	Meters and Meter Installations	20	0	5.00%
335	Hydrants	45	0	2.22%
336	Backflow Prevention Devices			
339	Other Plant Miscellaneous Equipment			
340	Office Furniture and Equipment	15	0	6.67%
341	Transportation Equipment	6	0	16.67%
342	Stores Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment	12	0	8.33%
346	Communication Equipment	10	0	10.00%
347	Miscellaneous Equipment			
348	Other Tangible Plant			
Water Plant Composite Depreciation Rate				

* If depreciation rates prescribed by this Commission are on a total composite basis, entries should be made on this line only.

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

SYSTEM NAME/COUNTY: OCALA PALMS/MARION

ACCT. NO. (a)	ACCOUNT NAME (b)	BALANCE AT BEGINNING OF YEAR (c)	ACCRUALS (d)	OTHER CREDITS * (e)	TOTAL CREDITS (d + e) (f)
304	Structures and Improvements				
305	Collecting and Impounding Reservoirs				
306	Lake, River and Other Intakes				
307	Wells and Springs				
308	Infiltration Galleries and Tunnels				
309	Supply Mains	1,762	269		269
310	Power Generation Equipment				
311	Pumping Equipment				
320	Water Treatment Equipment				
330	Distribution Reservoirs and Standpipes				
331	Transmission and Distribution Mains	44,517	17,382		17,382
333	Services	14,023	4,046		4,046
334	Meters and Meter Installations	781	142		142
335	Hydrants	8,644	3,090		3,090
336	Backflow Prevention Devices				
339	Other Plant Miscellaneous Equipment				
340	Office Furniture and Equipment	8,022	1,016		1,016
341	Transportation Equipment	2,912	1,523		1,523
342	Stores Equipment				
343	Tools, Shop and Garage Equipment				
344	Laboratory Equipment				
345	Power Operated Equipment	14,617	1,898		1,898
346	Communication Equipment	304	39		39
347	Miscellaneous Equipment				
348	Other Tangible Plant				
TOTAL WATER ACCUMULATED DEPRECIATION		95,582	29,405		29,405

* Specify nature of transaction
Use () to denote reversal

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT
December 31, 2001

SYSTEM NAME / COUNTY: OCALA PALMS / MARION

ANALYSIS OF ENTRIES IN WATER ACCUMULATED DEPRECIATION (CONT'D)

ACCT. NO. (a)	ACCOUNT NAME (b)	PLANT RETIRED (g)	SALVAGE AND INSURANCE (h)	COST OF REMOVAL AND OTHER CHARGES (i)	TOTAL CHARGES (g-h+i) (j)	BALANCE AT END OF YEAR (c+f-k) (l)
304	Structures and Improvements	\$	\$			
305	Collecting and Impounding Reservoirs					
306	Lake, River and Other Intakes					
307	Wells and Springs					
308	Infiltration Galleries and Tunnels					
309	Supply Mains					2,031
310	Power Generation Equipment					
311	Pumping Equipment					
320	Water Treatment Equipment					
330	Distribution Reservoirs and Standpipes					
331	Transmission and Distribution Mains					61,899
333	Services					18,069
334	Meters and Meter Installations					923
335	Hydrants					11,734
336	Backflow Prevention Devices					
339	Other Plant Miscellaneous Equipment					
340	Office Furniture and Equipment					9,038
341	Transportation Equipment					4,435
342	Stores Equipment					
343	Tools, Shop and Garage Equipment					
344	Laboratory Equipment					
345	Power Operated Equipment					16,515
346	Communication Equipment					343
347	Miscellaneous Equipment					
348	Other Tangible Plant					
TOTAL WATER ACCUMULATED DEPRECIATION		\$	\$			\$ 124,987

SYSTEM NAME / COUNTY: OCALA PALMS / MARION

CONTRIBUTIONS IN AID OF CONSTRUCTION
ACCOUNT 271

DESCRIPTION (a)	REFERENCE (b)	WATER (c)
Balance first of year		\$ 433,887
Add credits during year: Contributions received from Capacity, Main Extension and Customer Connection Charges	W-8(a)	\$ 74,165
Contributions received from Developer or Contractor Agreements in cash or property	W-8(b)	
Total Credits		\$ 74,165
Less debits charged during the year (All debits charged during the year must be explained below)		\$
Total Contributions In Aid of Construction		\$ 508,052

If any prepaid CIAC has been collected, provide a supporting schedule showing how the amount is

Explain all debits charged to Account 271 during the year below:

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT December 31, 200

SYSTEM NAME / COUNTY: OCALA PALMS / MARION

WATER CIAC SCHEDULE "A"

ADDITIONS TO CONTRIBUTIONS IN AID OF CONSTRUCTION RECEIVED FROM CAPACITY,
MAIN EXTENSION AND CUSTOMER CONNECTION CHARGES RECEIVED DURING THE YEAR

DESCRIPTION OF CHARGE (a)	NUMBER OF CONNECTIONS (b)	CHARGE PER CONNECTION (c)	AMOUNT (d)
Meter Installation Fee	91	\$ 100	\$ 9,100
Main Extension Charge	91	715	65,065
Total Credits			\$ 74,165

ACCUMULATED AMORTIZATION OF WATER CONTRIBUTIONS IN AID OF CONSTRUCTION

DESCRIPTION (a)	WATER (b)
Balance first of year	\$ 38,841
Debits during the year:	
Accruals charged to Account 272	\$ 15,621
Other debits (specify):	
Total debits	\$ 15,621
Credits during the year (specify):	
	\$
Total credits	\$
Balance end of year	\$ 54,462

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORP.

YEAR OF REPORT
December 31, 2001

SYSTEM NAME / COUNTY : Ocala Palms/Marion

WATER CIAC SCHEDULE "B"
ADDITIONS TO CONTRIBUTIONS IN AID OF CONSTRUCTION
RECEIVED FROM ALL DEVELOPERS OR CONTRACTORS AGREEMENTS
WHICH CASH OR PROPERTY WAS RECEIVED DURING THE YEAR

DESCRIPTION (a)	INDICATE CASH OR PROPERTY (b)	AMOUNT (c)
NONE		\$ _____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
Total Credits		\$ _____

SYSTEM NAME/COUNTY: OCALA PALMS / MARION

WATER OPERATING REVENUE

ACCT. NO. (a)	DESCRIPTION (b)	BEGINNING YEAR NO. CUSTOMERS * (c)	YEAR END NUMBER OF CUSTOMERS (d)	AMOUNT (e)
460	Water Sales: Unmetered Water Revenue			\$
461.1	Metered Water Revenue: Sales to Residential Customers	581	672	275,704
461.2	Sales to Commercial Customers	5	5	9,382
461.3	Sales to Industrial Customers			
461.4	Sales to Public Authorities			
461.5	Sales Multiple Family Dwellings			
Total Metered Sales		586	677	285,086
462.1	Fire Protection Revenue: Public Fire Protection			
462.2	Private Fire Protection			
Total Fire Protection Revenue				\$
464	Other Sales To Public Authorities			
465	Sales To Irrigation Customers			
466	Sales For Resale			
467	Interdepartmental Sales			
Total Water Sales		586	677	285,086
469	Other Water Revenues: Guaranteed Revenues (Including Allowance for Funds Prudently Invested or AFPI)			\$
470	Forfeited Discounts			
471	Miscellaneous Service Revenues			\$ 1,846
472	Rents From Water Property			
473	Interdepartmental Rents			
474	Other Water Revenues			
Total Other Water Revenues				\$ 1,846
Total Water Operating Revenues				\$ 286,932

* Customer is defined by Rule 25-30.210(1), Florida Administrative Code.

SYSTEM NAME / COUNTY: Ocala Palms / Marion

WATER UTILITY EXPENSE ACCOUNTS

ACCT. NO. a	ACCOUNT NAME b	CURRENT YEAR c	.1 SOURCE OF SUPPLY AND EXPENSES- OPERATIONS d	.2 SOURCE OF SUPPLY AND EXPENSES MAINTENANCE e
601	Salaries and Wages - Employees	\$ 80,639		\$
603	Salaries and Wages - Officers, Directors and Majority Stockholders	27,517		
604	Employee Pensions and Benefits	13,252		
610	Purchased Water	113,845	113,845	
615	Purchased Power			
616	Fuel for Power Purchased			
618	Chemicals			
620	Materials and Supplies	495		
631	Contractual Services-Engineering			
632	Contractual Services - Accounting	8,238		
633	Contractual Services - Legal			
634	Contractual Services - Mgt. Fees			
635	Contractual Services - Testing			
636	Contractual Services - Other	90		
641	Rental of Building/Real Property			
642	Rental of Equipment	1,775		
650	Transportation Expenses	8,470		
656	Insurance - Vehicle	1,901	316	317
657	Insurance - General Liability	1,830	305	305
658	Insurance - Workman's Comp.	635	105	106
659	Insurance - Other	3,223	78	78
660	Advertising Expense			
666	Regulatory Commission Expenses - Amortization of Rate Case Expense			
667	Regulatory Commission Exp.-Other			
668	Water Resource Conservation Exp.			
670	Bad Debt Expense	0		
675	Miscellaneous Expenses	1,773		
Total Water Utility Expenses		\$ 263,683	\$ 114,649	\$ 806

SYSTEM NAME/COUNTY: OCALA PALMS / MARION

WATER EXPENSE ACCOUNT MATRIX

.3 WATER TREATMENT EXPENSES- OPERATIONS	.4 WATER TREATMENT EXPENSES- MAINTENANCE	.5 TRANSMISSION & DISTRIBUTION EXPENSES- OPERATIONS h	.6 TRANSMISSION & DISTRIBUTION EXPENSES- MAINTENANCE i	.7 CUSTOMER ACCOUNTS EXPENSE	.8 ADMIN. & GENERAL EXPENSES k
				\$ 34,487	\$ 46,152
					27,517
				5,824	7,428
				495	
				8,238	
				90	
			1,775		
		1,589	259	1,450	5,172
		317	317	317	317
		305	305	305	305
		106	106	106	106
		78	78	78	2,833
				519	1,254
		\$ 2,395	\$ 2,840	\$ 51,909	\$ 91,084

SYSTEM NAME/COUNTY: Ocala Palms / Marion

PUMPING AND PURCHASED WATER STATISTICS

MONTH a	WATER PURCHASED FOR RESALE (Omit 000's) b	FINISHED WATER PUMPED FROM WELLS (Omit 000's) c	WATER USED FOR LINE FLUSHING, FIGHTING FIRES, ETC. d	TOTAL WATER PUMPED AND PURCHASED (Omit 000's) [(b)+(c)-(d)] e	WATER SOLD TO CUSTOMERS (Omit 000's)
January	10,622,272			10,622,272	18,415,222
February	8,264,261			8,264,261	8,503,974
March	8,190,199			8,190,199	9,577,296
April	7,945,570			7,945,570	11,649,391
May	10,213,809			10,213,809	13,332,937
June	14,070,265			14,070,265	16,281,768
July	10,649,204			10,649,204	9,052,100
August	8,620,356			8,620,356	8,952,393
September	11,011,284			11,011,284	12,240,913
October	6,961,819			6,961,819	11,440,604
November	9,561,466			9,561,466	11,423,711
December	9,372,197			9,372,197	10,874,045
Total for Year	115,482,702			115,482,702	141,744,354

If water is purchased for resale, indicate the following:
Vendor: City of Ocala

Point of delivery: Entrance to Ocala Palms
If water is sold to other water utilities for redistribution, list names of such utilities below:

NONE

List for each source of supply:	CAPACITY OF WELL	GALLONS PER DAY FROM SOURCE	TYPE OF SOURCE
NONE			

UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT
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SYSTEM NAME / COUNTY: OCALA PALMS / MARION

WATER TREATMENT PLANT INFORMATION

Provide a separate sheet for each water treatment facility

Permitted Capacity of Plant (GPD):	NONE	
Location of measurement of capacity (i.e. Wellhead, Storage Tank):	_____	
Type of treatment (reverse osmosis, sedimentation, chemical, aerated, etc.):	_____	
	LIME TREATMENT	
Unit rating (i.e., GPM, pounds per gallon):	_____	Manufacturer: _____
	FILTRATION	
Type and size of area:	_____	
Pressure (in square feet):	_____	Manufacturer: _____
Gravity (in GPM/square feet):	_____	Manufacturer: _____

SYSTEM NAME/COUNTY: OCALA PALMS / MARION

CALCULATION OF THE WATER SYSTEM METER EQUIVALENTS

METER SIZE (a)	TYPE OF METER (b)	EQUIVALENT FACTOR (c)	NUMBER OF METERS (d)	TOTAL NUMBER OF METER EQUIVALENTS (c x d) (e)
All Residential		1.0		
5/8"	Displacement	1.0	677	677
3/4"	Displacement	1.5		
1"	Displacement	2.5		
1 1/2"	Displacement or Turbine	5.0		
2"	Displacement, Compound or Turbine	8.0		
3"	Displacement	15.0		
3"	Compound	16.0		
3"	Turbine	17.5		
4"	Displacement or Compound	25.0		
4"	Turbine	30.0		
6"	Displacement or Compound	50.0		
6"	Turbine	62.5		
8"	Compound	80.0		
8"	Turbine	90.0		
10"	Compound	115.0		
10"	Turbine	145.0		
12"	Turbine	215.0		
Total Water System Meter Equivalents				677

CALCULATION OF THE WATER SYSTEM EQUIVALENT RESIDENTIAL CONNECTIONS

Provide a calculation used to determine the value of one water equivalent residential connection (ERC).

Use 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 residence customers for the same period and divide the result by 365 days.
- (b) If no historical flow data are available, use:

$$ERC = (\text{Total SFR gallons sold (Omit 000)} / 365 \text{ days} / 350 \text{ gallons per day})$$

ERC Calculation:	(Gallons Sold / 365) / 350 = 991
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UTILITY NAME: VENTURE ASSOCIATES UTILITIES CORPORATION

YEAR OF REPORT
December 31, 2001

SYSTEM NAME / COUNTY: Ocala Palms/Marion

OTHER 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. _____ Unlimited due to purchased water source.
2. Maximum number of ERCs * which can be served. _____ Unlimited due to purchased water source.
3. Present system connection capacity (in ERCs *) using existing lines. _____ Unlimited due to purchased water source.
4. Future connection capacity (in ERCs *) upon service area buildout. _____ Unlimited due to purchased water source.
5. Estimated annual increase in ERCs *. _____ Unlimited due to purchased water source.
6. Is the utility required to have fire flow capacity? _____ Yes
If so, how much capacity is required? _____
7. Attach a description of the fire fighting facilities. Hydrants
8. Describe any plans and estimated completion dates for any enlargements or improvements of this system. _____
Expansion of the water system to accommodate growth in the Ocala Palms subdivision

9. When did the company last file a capacity analysis report with the DEP? _____ December 1999
10. If the present system does not meet the requirements of DEP rules:
 - 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? _____
11. Department of Environmental Protection ID # _____ WD42-0080629-048
12. Water Management District Consumptive Use Permit # N/A
 - 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 the calculation on the bottom of Page W-13.

WASTEWATER OPERATING SECTION

Note: This utility is a water only service; therefore, Pages S-1 through S-13 have been omitted from this report.