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PARK POINTE, INC.

7500 Park Pointe Drive, Unit 55
Englewood, Florida 34224
(813) 697-2734

Unfiled
FILE COPY

December 21, 1994

941644-WS

Florida Public Service Commission
Division of Records & Reporting
101 East Gaines Street
Tallahassee, FL 32399-0850

Re: Application for Landlord-Tenant Exemption

Gentlemen:

Park Pointe, Inc. is a corporation, formed under the laws of the State of Florida. The corporation owns acreage on which there are 54 mobile home sites. On lot 55 is a building used for corporation meetings, office, laundry facilities and recreational purposes. We also have a waste-water treatment plant and leaching bed.

The corporation has 54 shares of stock issued - one for each mobile home site. The costs of the corporation are supported by rental from each site. This income is used for paying all costs of the corporation. If costs increase the rental charge is increased to compensate for said cost increases. Each share holder is limited to one share of stock, and signs a form entitled "Assignment of Lot Occupancy". A copy of this form is attached herewith.

We are applying for exemption from regulation, using Form 5 "Landlord-Tenant Exemption". The applicable forms are enclosed.

Sincerely,
PARK POINTE, INC.

Eugene Mosco, President

da

DOCUMENT NUMBER-DATE

00194 JAN-68

FPSC-RECORDS/REPORTING

941044-WS

FORM 5
PAGE 1 OF 2

APPLICATION FOR LANDLORD-TENANT EXEMPTION
SECTION 367.022(5), FLORIDA STATUTES
RULE 25-30.060(3) (e), FLORIDA ADMINISTRATIVE CODE

NAME OF SYSTEM: Park Pointe Waste Water Treatment Plant

PHYSICAL ADDRESS OF SYSTEM: 7500 Park Pointe Drive
Englewood, Florida 34224

MAILING ADDRESS (IF DIFFERENT): Same

COUNTY: Charlotte

PRIMARY CONTACT PERSON:

NAME: Eugene Mosco

ADDRESS: 7500 Park Pointe Dr. - Unit #38
Englewood, FL 34224

PHONE #: (813)697-3188

NATURE OF APPLICANT'S BUSINESS ORGANIZATION: (CORPORATION,
PARTNERSHIP, SOLE PROPRIETOR, ETC.) Corporation

I believe this system to be exempt from regulation of the Florida Public Service Commission pursuant to Section 367.022(5), Florida Statutes, for the following reasons:

1. The landlord will provide utility service solely to its tenants.
2. Charges for service are non-specifically contained in rental charges.
3. The system provides (CHOOSE THE ONE THAT IS APPLICABLE):
 Water service only _____
 Wastewater service only xx
 Both _____

DOCUMENT NUMBER-DATE

00194 JAN-68

FPSC-RECORDS/REPORTING

APPLICATION FOR LANDLORD-TENANT EXEMPTION

4. The service area is located at: 7500 Park Pointe Dr.
Englewood, FL 34224 (Grove City)

5. A copy of the landlord's most recent version of a standard lease or rental agreement is attached to this application.

I am aware that pursuant to Section 837.06, Florida Statutes, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree, punishable as provided in S. 775.082, S. 775.083, or S. 775.084.

PARK POINTE, INC
(Applicant please type or print)

12/21/94
(Date)


(Signature) Eugene Mosco

President
(Title)

When you finish filling out the application, the original and two copies of application and lease or rental agreement should be mailed to: Director, Division of Records and Reporting, Florida Public Service Commission, 101 East Gaines Street, Tallahassee, Florida 32399-0850.



PARK POINTE, INC.

66 Park Pointe Mobile Villa
Englewood, Florida 33533
(813) 867-2734

ASSIGNMENT OF LOT OCCUPANCY

By virtue of ownership of Stock Certificate #_____,
as a stockholder(s) in Park Pointe, Inc., _____

or their heirs or assigns, are hereby authorized the sole
occupancy of Lot #_____, shown in Survey Map dated July 17,
1972, of Park Pointe Mobile Villa drawn by Cobia and Hebbe, Inc.,
Professional Land Surveyors, Job No. 221-H, for the purpose of
installing and/or maintaining thereon a mobile home for residen-
tial purposes only. In accepting this assignment, stockholder(s)
hereby accepts the provision of the Bylaws, Guidelines, Rules
and Regulations, and Appendices of Park Pointe, Inc. currently in
effect, or as modified hereinafter.

Stockholder

Date

Stockholder

Date

President, Park Pointe, Inc.

FLORIDA PUBLIC SERVICE COMMISSION
INSTRUCTIONS FOR FILING APPLICATION FOR EXEMPTION FROM REGULATION
OR NON-JURISDICTIONAL FINDING

Under Section 367.022, Florida Statutes, there are nine kinds of exemptions for water and wastewater systems from regulation by this Commission. In addition, some operations do not meet the definition of "utility" in Section 367.021(12), Florida Statutes, and are not, therefore, subject to the jurisdiction of this Commission.

A utility only qualifies for exemption from the regulation or jurisdiction of this Commission under very narrow circumstances. Therefore, in order to process your request as quickly as possible, you must specifically state which type of exemption you are applying for and submit all of the information and documentation listed in Rule 25-30.060, Florida Administrative Code, for that exemption. Attached are applications for each type of exemption or non-jurisdictional finding, and copies of Section 367.021(12) and 367.022(1-9), Florida Statutes, Rule 25-30.060, Florida Administrative Code, and selected rules which are pertinent to particular applications.

- FORM 1 - Bottled Water Exemption NO
- FORM 2 - Governmental Authority Exemption NO
- FORM 3 - Manufacturer's Exemption NO
- FORM 4 - Public Lodging Establishment Exemption NO
- FORM 5 - Landlord-Tenant Exemption
- FORM 6 - Small System Exemption
Rule 25-30.055, Florida Administrative Code-Page 14A
- FORM 7 - Nonprofit Association Exemption NO
- FORM 8 - Reseller Exemption NO
Rule 25-30.111, Rule 25-30.262 through 25-30.267,
Florida Administrative Code, and Section 367.122,
Florida Statutes-Pages 18A through 18G
- FORM 9 - Industrial Wastewater Exemption NO
- FORM 10 - Non-Jurisdictional Entities ?

**INSTRUCTIONS FOR FILING APPLICATION FOR EXEMPTION FROM REGULATION
OR NON-JURISDICTIONAL FINDING**

For all exemption applications, the original and two copies of the application and any supporting documentation will need to be submitted. The completed application with correct number of copies and attachments should be mailed to: Director, Division of Records and Reporting, 101 East Gaines Street, Tallahassee, Florida 32399-0850. Please do not send your application to the Division of Water and Wastewater. This will cause delays in our processing your application. If you have any questions, you may telephone the Division of Water and Wastewater, Bureau of Certification, at (904) 488-5482.