

ORIGINAL  
FILE COPY

EXEMPTION 8  
PAGE 1 OF 4

**APPLICATION FOR RESELLER EXEMPTION**  
**SECTION 367.022(8), FLORIDA STATUTES**  
**RULE 25-30.060(3)(b), FLORIDA ADMINISTRATIVE CODE**

960534-WS

The application must be signed by  
the owner or accompanied by a Letter  
of Authorization from the owner.

**NAME OF SYSTEM:** Mandarin Lanai Apartments

**PHYSICAL ADDRESS OF SYSTEM:** 3909 Sunbeam Road  
Jacksonville, Florida 32257

**COUNTY WHERE SYSTEM IS LOCATED:** Duval

**NUMBER OF UNITS** 120 **WHEN CONSTRUCTED** 1987

**NAME OF SYSTEM OWNER(S):** Vestcor Realty Management, Inc.  
N/A

**MAILING ADDRESS (IF DIFFERENT):** \_\_\_\_\_  
\_\_\_\_\_

**PRIMARY CONTACT PERSON:**

**NAME:** John S. Ranney c/o Envirotech

**ADDRESS:** 1502 Roberts Drive, Jacksonville, Florida 32250

**PHONE NO.:** (904)246-7999 fax (904)249-3399

**NATURE OF OWNER'S BUSINESS ORGANIZATION** (CORPORATION) PARTNERSHIP,  
LIMITED PARTNERSHIP, SOLE PROPRIETOR, ASSOCIATION, ETC.).

I believe this system to be exempt from the regulation of the  
Florida Public Service Commission pursuant to Section 367.022(8),  
Florida Statutes, for the following reasons:

1. Service will be provided at a rate or charge that does not exceed the actual purchase price.

DATE  
04779 APR 26 88  
FPSC-RECORDS/REPORTING

APPLICATION FOR RESELLER EXEMPTION

2. Reseller is aware of the requirements of Rule 25-30.111, Florida Administrative Code, regarding annual reporting requirements. (Rule attached.)
3. Reseller is aware of the requirements of Section 367.122, Florida Statutes and Rules 25-30.262 through 25-30.267, Florida Administrative Code, regarding the examination and testing of meters. (Statute and Rule attached.)
4. The utility services provided are:  
Water Yes Wastewater Yes  
or Septic \_\_\_\_\_  
For service not provided, please state how handled:

5. Utility which provides bulk service to the reseller:

Name: City of Jacksonville

Phone Number: (904)632-5200

Number of Master Meters and sizes: \_\_\_\_\_

one meter one inch in size

6. Attached are current rates and charges of the provider in 5 above.
7. Attached is a schedule of reseller's proposed rates and charges. The schedule must specifically whether or not the reseller proposes to charge for the following items and, if so, the proposed rate or charge:
- a. common area water
  - b. security deposits

The Commission currently does not allow resellers to charge tenants for administrative or operating costs.

8. Attached is a comparison showing that the amount the reseller proposes to charge tenants will not exceed the cost to provide the service.
9. Attached is an explanation of the proposed method of billing customers, separately, for both water and wastewater.
10. Residents will be billed within 10 days after the meters have been read.

APPLICATION FOR RESELLER EXEMPTION

If the reseller proposes to contract out metering or billing services, provide the following documentation.

SERVICE COMPANY: Envirotech

ADDRESS: 1502 Roberts Drive

Jacksonville, Florida 32250

PHONE NO.: (904)246-7999

- 11. Attached a copy of the service agreement.
- 12. Attached is a statement that the reseller, and not its agent, will control customer deposits, if applicable.

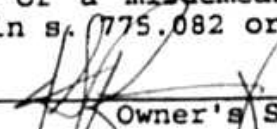
\* \* \* \* \*

Attached is Rule 25-30.111, Florida Administrative Code, which explains the annual reporting requirement of resellers. Also attached is Section 367.122, Florida Statutes, which explains reseller responsibility to examine and test meters. Also attached are Rules 25-30.262 through 25-30.267, Florida Administrative Code, which expand on reseller responsibilities for meter accuracy, meter test methods, meter testing equipment, periodic meter tests, meter tests by request and recordation of meter tests. The attached rules should be read, as acknowledged on the application, and retained by the reseller.

\* \* \* \* \*

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 or s. 775.083, F.S.

April 23, 1996  
(Date)

  
Owner's Signature

John L. Ranney  
Owner's Name (Typed or Printed)

Director of Operations for Envirotech  
Owner's Title

**APPLICATION FOR RESELLER EXEMPTION**

The original and four copies of the completed application and the supporting documentation should be mailed to:

**Director, Division of Records and Reporting  
Florida Public Service Commission  
2540 Shumard Oak Boulevard  
Tallahassee, Florida 32399-0850.**

Proposed Billing Schedule for Water and Wastewater  
Community: Mandarin Lanai Apartments  
Units: 120

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
Property Consumption (CCF)	1346	1346	1346	1346	1346	1346	1346	1346	1346	1346	1346	1346	16,152
Resident Consumption (CCF)*	1211	1211	1211	1211	1211	1211	1211	1211	1211	1211	1211	1211	14,532
Provider's Rates (\$):													
Water (per CCF)	\$0.84												
Water Base	\$15.20												
Sewer (per CCF)	\$2.90												
Sewer Base	\$8.55												
10% Tax													
Reseller's Rates (\$):													
Water (per CCF)	\$0.63												
Water Base	\$0.13												
Sewer (per CCF)	\$2.90												
Sewer Base	\$0.07												
10% Tax													
*****													
Properties Water Charges	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$1,147	\$13,764
Property's Sewer Charges	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$3,912	\$46,944
Resident's Water Charges	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$763	\$9,156
Residents' Sewer Charges	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$3,512	\$42,144
Total Bill from Utility	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$5,059	\$60,708
Total Bill from Reseller	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$4,275	\$51,300

Proposed Method of Billing Residents for Water and Wastewater  
Community: Mandarin Lanai Apartments  
Units: 120

Provider's Rates (\$):		Example Bill to be issued to Resident based on 6 CCF	
Water (per CCF)	\$ 0.84	Water	\$ 5.04
Water Base	\$ 15.20	Water Base	\$ 0.13
Sewer (per CCF)	\$ 2.90	Sewer	\$ 17.40
Sewer Base	\$ 8.55	Sewer Base	\$ 0.07
10% Tax		10% Tax	\$ 0.52
Reseller's Rates (\$):		.....	
Water (per CCF)	\$ 0.84	Total	\$ 23.15
Water Base	\$ 0.13		
Sewer (per CCF)	\$ 2.90		
Sewer Base	\$ 0.07		
10% Tax			

.....

Proposed Method of Billing Customers Separately

Reseller has contracted with Envirotech Utility Management Service which will provide:

- The installation of 120 individual Sensus Technologies 5/8 X 3/4" SR11 water meters, to the primary water feed into each residence;
- Read each meter on a monthly basis;
- Bill each resident monthly, per CCF gallons of water and wastewater usage, as per the above published rate schedule.
- Approx. 10 days will lapse between the time the meters are read and bills are mailed
- A refundable \$30.00 deposit will be required for each unit
- There will be no common area charges billed to the residents
- There will be no miscellaneous fees billed to the residents
- This complex is not under construction.
- Please see enclosed letter of authorization from Epoch Management, Inc.

Provider is The City of Jacksonville

**PUBLIC UTILITIES**  
21 WEST CHURCH STREET JACKSONVILLE, FLORIDA

Post-it® Fax Note 7671 Date 4/16 # of pages 1

To Kurt	From [Signature]
Co./Dept. Envtl Tech	Co. Mandarin Lanai
Phone #	Phone # 733-0700
Fax # 249-3399	Fax #

CYCLE	ACCOUNT NUMBER	BILL DATE
13	88025-03909-HM09-8-00-W	2/20/96

3909 SUNBEAM RD APT HM09

RATE

COMMERCIAL

CONSUMPTION HISTORY

FEB. 1996	18,000 GAL
FEB. 1995	18,000 GAL
JAN. 1996	14,000 GAL
JAN. 1995	12,000 GAL

MANDARIN LANAI LTD  
DBA MANDARIN LANAI APTS  
# HM09  
3909 SUNBEAM RD  
JACKSONVILLE FL 32257

\*\*RR 61

ADDITIONAL INFORMATION ON REVERSE SIDE

AMTR NUMBER	READ DATE	DAYS BILLED	CURRENT READING	READING TYPE	METER SIZE	CONSUMPTION 1 CU FT = 7.48 GALLONS	AVERAGE DAILY CONSUMPTION COST
0098973641	2/12	31	2883	REGULAR	1	18,000 GAL	\$3.43

MONDAYS AND DAYS AFTER HOLIDAYS ARE TRADITIONALLY VERY BUSY DAYS. WE WILL BE BETTER ABLE TO RESPOND TO YOUR NEEDS IF YOU CONTACT OUR OFFICES ON OTHER DAYS.

THANK YOU FOR HELPING US SERVE YOU BETTER.

WATER CHARGE	\$ 27.92
SEWER CHARGE	75.74
PUBLIC SERVICE TAX	2.79
TRANSFERRED AMOUNT	2,740.80

*Handwritten notes:*  
H2O usage - 158  
H2O Base - 14.00  
S usage - 2.81  
S Base - 8.30  
Meters one - 1  
How many - 1  
10% TAX

TOTAL DUE **\$2,847.25**  
BY 3/13/96 TO AVOID 1.5% LATE PAYMENT FEE

PLEASE INDICATE ADDRESS CORRECTION BELOW

PLEASE RETURN THIS PORTION OF BILL WITH TOTAL DUE TO TAX COLLECTOR OR AUTHORIZED AGENCY

CYCLE	ACCOUNT NUMBER	BILL DATE
13	88025-03909-HM09-8-00-W	2/20/96

PLEASE PAY **\$2,847.25**  
BY 3/13/96.

SERVICE ADDRESS

3909 SUNBEAM RD APT HM09

MANDARIN LANAI LTD  
DBA MANDARIN LANAI APTS  
# HM09  
3909 SUNBEAM RD  
JACKSONVILLE FL 32257



TAX COLLECTOR  
P.O. BOX 44297  
JACKSONVILLE, FL 32231-4297

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PUBLIC UTILITIES DEPARTMENT

0682880250390917220009800300028472500000000001310047



September 18, 1995

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

Re: Docket No. \_\_\_\_\_; Request for exemption from Florida Public Service Commission regulation for provision of water and wastewater service in Duval County by Mandarin Lanai Apartments

To Whom It May Concern:

This office authorizes John S. Ranney of Envirotech Utility Management Services to act on behalf of Mandarin Lanai Associates, Ltd. with regards to the filing of the Application for Reseller Exemption, Section 367.022(8)m Florida Statutes Rule 25-30.060 (3) (H) Florida Administrative Code

Sincerely,

MANDARIN LANAI ASSOCIATES, LTD.

A handwritten signature in black ink, appearing to read "Mark T. Farrell", with a long, sweeping underline.

Mark T. Farrell  
Vice President  
First Coast Partners, Inc.  
Its General Partner

MTF:kkp  
envirotc.doc