

Check received with filing and forwarded to Fiscal for deposit. Fiscal to forward a copy of check to RAR with proof of deposit.

Initials of person who forwarded check:

APPLICATION FOR ORIGINAL CERTIFICATE FOR A UTILITY IN EXISTENCE AND CHARGING RATES

(Pursuant to Section 367.045, Florida Statutes)

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

DEPOSIT

D533

DATE

MAY 28 1997

The undersigned hereby makes application for original certificate(s) to operate a water X and/or wastewater utility in OSCEOLA County, Florida, and submits the following information:

PART I APPLICANT INFORMATION

A) The full name (as it appears on the certificate), address and telephone number of the applicant:

MORNINGSIDE UTILITY INC.

Name of utility

(407) 891-8383

Phone No.

(407) 892-6679

Fax No.

SUNBEAM COURT

Office street address

KISSIMMEE

City

FL.

State

34744

Zip Code

1106 MONROE AVENUE

Mailing address if different from street address

ST. CLOUD

State

FL.

34769

Internet address if applicable

B) The name, address and telephone number of the person to contact concerning this application:

GEORGE DE VILLERS

Name

(407)

892-6679

Phone No.

1106 MONROE AVENUE

Street address

ST. CLOUD

City

FL.

State

34769

Zip Code

DOCUMENT NO.
06303-77
05/28/97

c) Indicate the organizational character of the applicant:
(circle one)

Corporation

Partnership

Sole Proprietorship

DATE
MAY 28 1984

Other _____ (Specify)

D) If the applicant is a corporation, list names, titles and addresses of corporate officers, directors. (Use additional sheet if necessary).

GEORGE DE VILLERS PRES. 1106 MONROE AVE. ST. CLOUD, FL. 34769

PATRICIA PORTMANN SECT. 1106 MONROE AVE, ST. CLOUD, FL. 34769

E) If the applicant is not a corporation, list names and addresses of all persons or entities owning an interest in the organization. (Use additional sheet if necessary.)

N/A

PART II SYSTEM INFORMATION

A) WATER

(1) Exhibit 1 - A statement describing the proposed types(s) of water service to be provided (i.e., potable, non-potable or both).

(2) Exhibit 2 - A schedule showing the number of customers currently being served by class and meter size, as well as the number of customers projected to be served when the requested service territory is fully occupied.

(3) Indicate permit numbers and dates of approval of water treatment facilities by the Department of Environmental Protection (DEP) or the agency designated by the DEP to issue permits:

1984- 3494286

- (4) Indicate when the water utility system was established.

ESTABLISHED 1983 in Operation 1984

- (5) Exhibit A - Evidence that the utility owns the land where the water facilities are located. If the utility does not own the land, a copy of the agreement which provides for the long term continuous use of the land, such as a 99-year lease. The Commission may consider a written easement or other cost-effective alternative.

B) **WASTEWATER**

- (1) Exhibit N/A - A schedule showing the number of customers by class and meter size, as well as the number of customers projected to be served when the requested service territory is fully occupied.

- (2) Indicate permit numbers and dates of approval of wastewater treatment facilities by the Department of Environmental Protection (DEP) or the agency designated by DEP to issue permits:

N/A

- (3) Indicate when the wastewater utility system was established.

N/A

- (4) Exhibit N/A - Evidence that the utility owns the land where the wastewater facilities are located. If the utility does not own the land, a copy of the agreement which provides for the long term continuous use of the land, such as a 99-year lease. The Commission may consider a written easement or other cost-effective alternative.

PART III FINANCIAL AND TECHNICAL INFORMATION

- A) Exhibit B - A statement regarding the financial and technical ability of the applicant to continue to provide service.

- B) Exhibit C - A statement explaining how and why the applicant began providing water and/or wastewater service prior to obtaining a PSC certificate.

PART IV RATES AND TARIFFS

- A) Exhibit D - A statement specifying on what date and under what authority the current rates and charges were established.
- B) Exhibit D - The original and two copies of water and/or wastewater tariff(s) containing all rates, classifications, charges, rules and regulations. Sample tariffs are enclosed with the application package.

PART V TERRITORY DESCRIPTION AND MAPS

A) TERRITORY DESCRIPTION

Exhibit E - An accurate description, using township, range and section references as specified in Rule 25-30.030(2), Florida Administrative Code, of the territory the utility is currently serving. If the water and wastewater service territories are different, provide separate descriptions.

Exhibit N/A - If the applicant is requesting territory not serviced at the time of the application provide the following:

- (1) A statement showing the need for service in the proposed area.
- (2) A statement that, to the best of the applicant's knowledge, the provision of service in this territory will be consistent with the water and wastewater sections of the local comprehensive plan as approved by the Department of Community Affairs at the time the application is filed. Or, if not consistent, a statement demonstrating why granting the territory would be in the public interest.

B) TERRITORY MAPS

Exhibit enclosed - One copy of an official county tax assessment map or other map showing township, range and section with a scale such as 1"=200' or 1"=400' on which the proposed territory is plotted by use of metes and bounds or quarter sections and with a defined reference point of beginning. If the water and wastewater service territories are different, provide separate maps.

C) **SYSTEM MAPS**

Exhibit enclosed - One copy of detailed map(s) showing existing lines, facilities and the territory being served. Additionally, any requested territory not served at the time of application shall be specifically identified. Map(s) should be of sufficient scale and detail to enable correlation with a description of the territory to be served. Provide separate maps for water and wastewater systems.

PART VI NOTICE OF ACTUAL APPLICATION

A) Exhibit N/A - An affidavit that the notice of actual application was given in accordance with Section 367.045(1)(a), Florida Statutes, and Rule 25-30.030, Florida Administrative Code, by regular mail to the following:

- (1) the governing body of the municipality, county, or counties in which the system or the territory proposed to be served is located;
- (2) the privately owned water and wastewater utilities that hold a certificate granted by the Public Service Commission and that are located within the county in which the utility or the territory proposed to be served is located;
- (3) if any portion of the proposed territory is within one mile of a county boundary, the utility shall notice the privately owned utilities located in the bordering counties and holding a certificate granted by the Commission;
- (4) the regional planning council;
- (5) the Office of Public Counsel;
- (6) the Public Service Commission's Director of Records and Reporting;
- (7) the appropriate regional office of the Department of Environmental Protection; and
- (8) the appropriate water management district.

Copies of the Notice and a list of entities noticed shall accompany the affidavit. **THIS MAY BE A LATE-FILED EXHIBIT**

- B) Exhibit _____ - An affidavit that the notice of actual application was given in accordance with Rule 25-30.030, Florida Administrative Code, by regular mail or personal delivery to each customer of the system. A copy of the notice shall accompany the affidavit. THIS MAY BE A LATE-FILED EXHIBIT.
- C) Exhibit _____ - Immediately upon completion of publication, an affidavit that the notice of actual application was published once in a newspaper of general circulation in the territory in accordance with Rule 25-30.030, Florida Administrative Code. A copy of the proof of publication shall accompany the affidavit. THIS MAY BE A LATE-FILED EXHIBIT.

PART VII FILING FEE

Indicate the filing fee enclosed with the application:

\$ 750.00 (for water) and/or \$ N/A (for wastewater).

Note: Pursuant to Rule 25-30.020, Florida Administrative Code, the amount of the filing fee as follows:

- (1) For applications in which the utility has no capacity to serve up to 500 ERC's, the filing fee shall be \$750.
- (2) For applications in which the utility has the capacity to serve from 501 to 2,000 ERC's the filing fee shall be \$1,500.
- (3) For applications in which the utility has the capacity to serve from 2,001 ERC's to 4,000 ERC's the filing fee shall be \$2,250.
- (4) For applications in which the utility has the capacity to serve more than 4,000 ERC's the filing fee shall be \$3,000.

PART VIII AFFIDAVIT

I George DeVillers (applicant) do solemnly swear or affirm that the facts stated in the foregoing application and all exhibits attached thereto are true and correct and that said statements of fact thereto constitutes a complete statement of the matter to which it relates.

BY: George DeVillers
Applicant's Signature
George De Villers
Applicant's Name (Typed)
President
Applicant's Title *

Subscribed and sworn to before me this APRIL 20
of 1997.



ROBERT E. CAMPIS, SR
My Comm Exp. 6/05/98
Bonded By Service Ins
No. CC178863
 Personally Known Other I.D.

Robert E. Campis, Sr.
Notary Public

* If applicant is a corporation, the affidavit must be made by the president or other officer authorized by the by-laws of the corporation to act for it. If applicant is a partnership or association, a member of the organization authorized to make such affidavit shall execute same.

APPLICATION FOR ORIGINAL CERTIFICATE
FOR A UTILITY IN EXISTENCE AND CHARGING RATES

(Section 367.045, Florida Statutes)

LEGAL NOTICE

Notice is hereby given on 5/23/97, pursuant to Section 367.045, Florida Statutes, of the application of Morningside Utility Inc. to operate a water utility to provide service to the following described territory in Osceola County, Florida as follows:

SEE ATTACHED

Any objection to the said application must be in writing within thirty (30) days from this date to the Director, Division of Records and Reporting, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850. A copy of said objection should be mailed to the applicant whose address is:

MORNINGSIDE UTLS INC.
1106 MONROE AVENUE
ST. CLOUD, FL. 34769

JOHNSTON'S ENGINEERS INC

900 Shady Lane • Kissimmee, Florida 34744 Morningside Utilities, Inc.
Phone: (407) 847-2179 Req. by: Mr. George Devillers
Fax: (407) 847-6140 Job #97-183

May 5, 1997

MORNINGSIDE VILLAGE OVERALL LEGAL DESCRIPTION

Beginning at the Northeast corner of Section 3, T 25 S, R 30 E, Osceola County, Florida, also being the Northeast corner of Lot 124, Morningside Village, Unit Four, as filed and recorded in Plat Book 5, Page 185 of the Public Records of Osceola County, Florida, run N 88° 57' 45" W, along the North line of said Section 3, 1991.94 ft. to the Northwest corner of Lot 163, Morningside Village, Unit Five, as filed and recorded in Plat Book 6, Page 1 of the Public Records of Osceola County, Florida; run thence S 00° 58' 04" W, along the West line of aforesaid Morningside Village, Unit Five, 655.51 ft. to the Southwest corner of Lot 159 of aforesaid Morningside Village, Unit Five; run thence S 88° 46' 09" E, along the South line of said Morningside Village, Unit Five, 662.73 ft. to the Northwest corner of Lot 10, Morningside Village, Unit One, as filed and recorded in Plat Book 4, Page 84 of the Public Records of Osceola County, Florida; run thence S 00° 58' 29" W, along the West line of aforesaid Morningside Village, Unit One, 1337.02 ft. to the Southwest corner of Lot 1 of aforesaid Morningside Village, Unit One; run thence along the South line of said Morningside Village, Unit One the following: S 89° 01' 31" E, 175.00 ft.; N 25° 05' 45" E, 73.41 ft. to a point on a 50.00 ft. Radius Curve, concave Northwesterly; run thence Northeasterly, along said 50.00 ft. Radius Curve, through a central angle of 98° 02' 52", an arc distance of 85.56 ft. (Chord bearing N 41° 57' 03" E, Chord = 75.50 ft.) to the Southwest corner of Lot 19 of said Morningside Village, Unit One; run thence S 89° 01' 31" E, along the South line of said Lot 19, 155.49 ft. to the Southeast corner of said Morningside Village, Unit One, said point being a point on the West line of Morningside Village, Unit Two, as filed and recorded in Plat Book 4, Page 85 of the Public Records of Osceola County, Florida; run thence S 00° 58' 29" W, along said West line of Morningside Village, Unit Two, 37.00 ft. to the Southwest corner of said Morningside Village, Unit Two; run thence S 89° 01' 31" E, along the South line of said Morningside Village, Unit Two, 126.01 ft. to a point on a 50.00 ft. Radius, concave Northeasterly; run thence Southeasterly along said 50.0 ft. Radius, through a Central Angle of 101° 32' 13", an arc distance of 88.61 ft. (Chord bearing S 38° 15' 24" E) to a point on the West line of Lot 44 of said Morningside Village, Unit Two; run thence S 00° 58' 29" W, 35.00 ft.; continue thence along aforesaid South line of Morningside Village, Unit Two, the following: S 89° 01' 31" E, 145.00 ft.; S 00° 58' 29" W, 100.00 ft. S 89° 01' 13" E, 290.00 ft. to the Southwest corner of Lot 73, Morningside Village Unit Three, as filed and recorded in Plat Book 5, Page 84 of the Public Records of Osceola County, Florida; run thence along the South line of said Morningside Village, Unit Three, the following: S 89° 01' 31" W, 63.00 ft.; S 00° 58' 29" W, 133.00 ft.; S 89° 01' 31" E, 237.83 ft. to the Southeast corner of said Morningside Village, Unit Three, said corner being on the East line of aforesaid Section 3; run thence N 01° 11' 59" E, along said East line, 2234.32 ft. to the Point of Beginning.

PARCEL NUMBER
 03-25-30-4208-0001-SUBD
 *SUB MORNINGSIDE VLG UN2
 4208 *SUB

ACT LAND 0 BUSINESS RECORDS
 I IMPR 0 CAMA SYSTEM
 TOTAL 0 OSCEOLA COUNTY
 EXEMPT 0 LEGAL DESCRIPT
 TAXABLE 0 3/25/97

Line 1. PB 04 PG 085
 of 3. 03-25-30-4208-0001-00A0
 4 5. | | |
 7. | | |
 9. S T K
 11. E W A
 13. C N G
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LOC NE1/4
 MORNINGSIDE VILLAGE UNIT 2
 TRACT H
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More? (Y/N/B) N

)))Insert after line desc:

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 Roll/Shift-MoreParcels

PARCEL NUMBER ITEM ACT LAND 11756 1 BUSINESS RECORDS
 03-25-30-4208-0001-00A0 001 I AG 0 0 CAMA SYSTEM
 3250 SUNBEAM CT XFOB 742 1 OSCEOLA COUNTY
 BLDG 0 0 SALES DATA
 TOTAL 12498 C 2/26/97
 NO. OF SALES 001

BOOK & PAGE SALES DATE IN Q/U RC V/I SALE PRICE STAMPS
 893 767 09/14/88 WD U 00 V 120000 0.00
 ADJ AMT ADJ RC ADJ SALE PRICE
 120000 CASH EQUIV.

GRANTOR: SCHOOLFIELD PROP
 GRANTEE: DEVILLERS GEORGE
 NOTES :

DOWN PYMT SELLER PNTS BUYER PNTS CASH-EQ CODE
 ADJ C/M C/M AMOUNT PYMT AMT(2) INT RATE(2) # PMNTS PYMT/YR LUMP SUM DATE

ENTER PARCEL NUMBER, ITEM, AND ACTION DIAN 920826 NEXT
 Cmd2-Home Cmd3-Menu Cmd10-Next Function Roll/Shift-Next Parcel Cad22-Abort

MORNINGSIDE UTILITIES INC.

EXHIBIT 1

THE TYPE OF WATER SERVICE PROVIDED IS POTABLE WATER ONLY.

MORNINGSIDE UTILITY INC.
1106 MONROE AVE.
ST. CLOUD, FL. 34769
(407) 891-8383

EXHIBIT A

I GEORGE DEVILLERS, PRESENT OWNER OF TRACT A MORNINGSIDE VILLAGE UNIT TWO, PER THE OFFICIAL PLAT THEREOF AS FILED AND RECORDED IN PLAT BOOK 4, PAGE 85 OF THE PUBLIC RECORDS OF OSCEOLA COUNTY FLORIDA, DO STATE THAT IT IS MY INTENTION FOR THE ABOVE NAMED LAND TO REMAIN IN THE EXCLUSIVE USE OF THE WATER UTILITY NAMED MORNINGSIDE UTILITY.

FOR THE FEE OF \$ 1.00 , I GEORGE DEVILLERS, DO HEREBY GRANT A 99 YEAR LEASE, NOT SUBJECT TO YEARLY NOR MONTHLY CHARGES. THIS LEASE IS SUBJECT HOWEVER TO EASEMENTS AND RESTRICTIONS OF RECORD ON ABOVE DEED.

IT IS MY CONTENTION THAT THE LAND AND WATER PLANT SHOULD BE OPERATED AS ONE UNIT, AND IF NECESSARY DISPOSED OF IN THE SAME MANNER.

SIGNED THIS April 20/1997 OF _____ IN THE PRESENCE OF A NOTARY PUBLIC STATE OF FLORIDA.


GEORGE DEVILLERS

STATE OF FLORIDA
COUNTY OF OSCEOLA

BEFORE ME PERSONALLY APPEARED GEORGE DEVILLERS, KNOWN BY ME TO BE LAND OWNER OF ABOVE NAMED PROPERTY AND THAT HE IS SIGNING THE ABOVE STATEMENT AS A TRUE DOCUMENT CONCERNING THE USE OF THE LAND.


NOTARY PUBLIC, STATE OF FLORIDA



ROBERT E. CAMPIS, SR.
My Comm Exp. 6/05/98
Bonded By Service Ins
No. CC378863
Notary Public 110818

THIS WARRANTY DEED Made the 14th day of September A.D. 1988 by
Schoolfield Properties, Inc. and Diamond Head Corporation,
Florida corporations

hereinafter called the grantors, to

BY STAMPS

8/26/88 George DeVillers

whose postoffice address is 1472 Regal Ct., Kissimmee, Florida 32743
hereinafter called the grantee:

(Wherever used herein the terms "grantors" and "grantee"
include all the parties to this instrument and the
heirs, legal representatives and assigns of indivi-
duals, and the successors and assigns of corporation)

WITNESSETH: That the grantors, for and in consideration of
the sum of \$1.00 and other valuable considerations, receipt
whereof is hereby acknowledged, hereby grant, bargain, sell,
alien, remise, release, convey and confirm unto the grantee,
all that certain land situate in Osceola County, Florida, viz:

Tract A, Morningside Village Unit Two as per the Official
Plat thereof as filed and recorded in Plat Book 4, Page
85 of the Public Records of Osceola County, Florida.

Subjct to easements and restrictions of record.

TOGETHER with all the tenements, hereditaments and appur-
tenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantors hereby covenant with said grantee that the
grantors are lawfully seized of said land in fee simple; that the
grantors have good right and lawful authority to sell and convey
said land; that the grantors hereby fully warrant the title to
said land and will defend the same against the lawful claims of
all persons whomsoever; and that said land is free of all
encumbrances, except taxes accruing subsequent to December 31,
1987.

IN WITNESS WHEREOF, the said grantors have signed and
sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:



SCHOOLFIELD PROPERTIES, INC.,
FLORIDA CORPORATION

[Signature]

by: [Signature]

DIAMOND HEAD CORPORATION, A
FLORIDA CORPORATION

[Signature]

by: [Signature]



STATE OF FLORIDA
COUNTY OF OSCEOLA

I HEREBY CERTIFY that on this day, before me, an officer
duly authorized in the State aforesaid and in the County afore-
said to take acknowledgments, personally appeared Wayne

RETURN TO:
Overstreet & Rinch
P.O. Box 760
Kissimmee, FL 32742-0760

Schoolfield well known to me to be the President of Schoolfield Properties named as grantor in the above deed and that he severally acknowledges executing the same, in the presence of two subscribing witnesses, freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 14th day of September, 1988.

John B. Ritch
NOTARY PUBLIC, STATE OF FLORIDA
My commission expires: 3/4/91

STATE OF FLORIDA
COUNTY OF OSCEOLA

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared Clarence Schoolfield well known to me to be the President of Diamond Head Corporation named as grantor in the above deed and that he severally acknowledges executing the same, in the presence of two subscribing witnesses, freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 14th day of September, 1988.

John B. Ritch
NOTARY PUBLIC, STATE OF FLORIDA
My commission expires: 3/2/91

THIS INSTRUMENT PREPARED BY

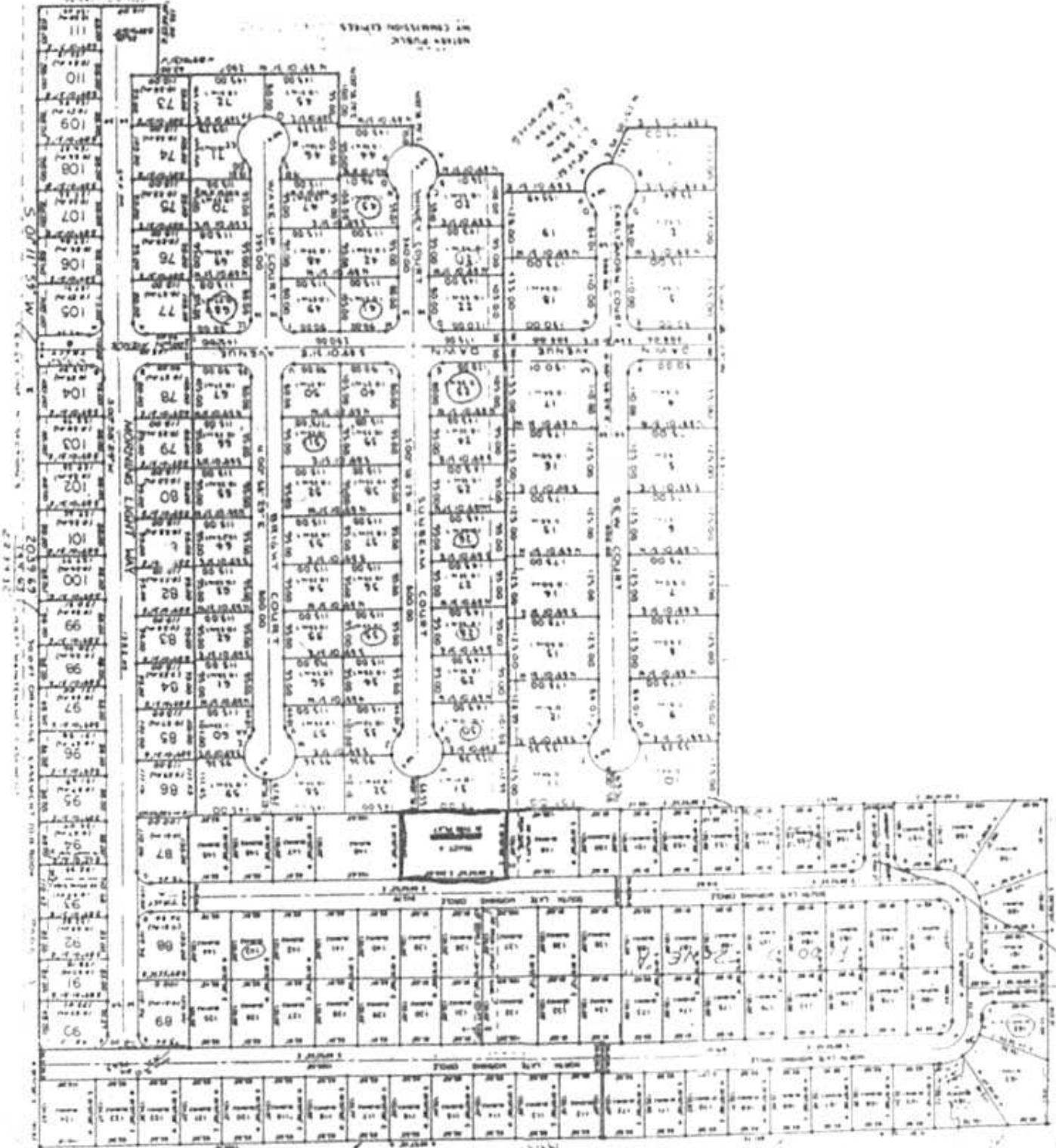
John B. Ritch
JOHN B. RITCH, Esq. of
Overstreet & Ritch
Attorneys At Law
P.O. Box 760
Kissimmee, FL 32741
dAeedd3

FILED RECORDED AND
INDEXED
SEP 15 1988
CLERK OF COUNTY
OSCEOLA
FLORIDA

STATE OF FLORIDA
DOCUMENTARY STAMP TAX
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SEP 23 1988

WATER PUBLIC
UT COMMISSION EXEMPT



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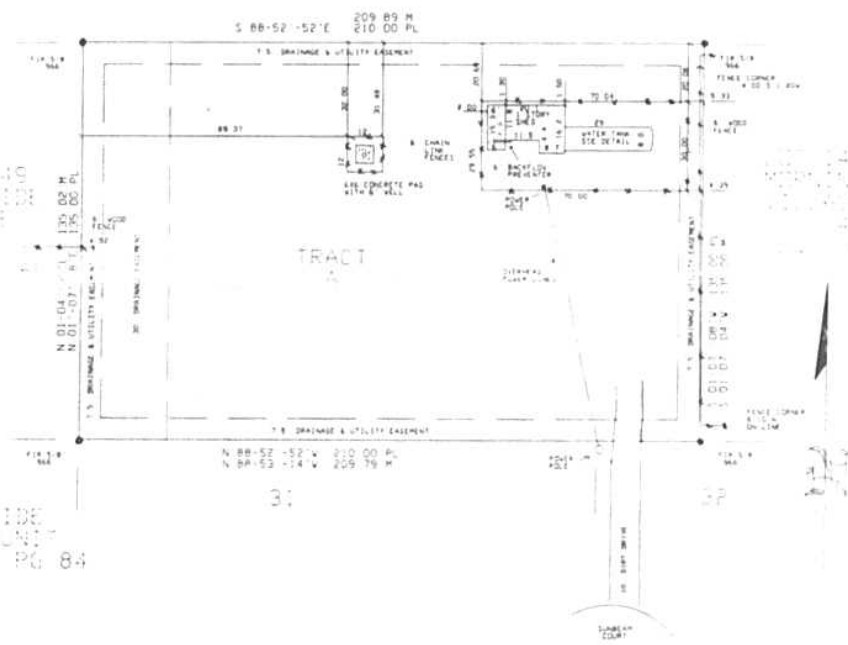
MAP SHOWING SURVEY OF Exhibit A

TRACT "A", MORNINGSIDE VILLAGE, UNIT TWO, AS RECORDED IN PLAT BOOK 4, PAGE 85, PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA.

CERTIFIED TO: George DeVillers



C/L SOUTH LATE MORNING CIRCLE 60' R/W
PAVED



MORNINGSIDE VILLAGE UNIT TWO PLAT BOOK 4 PG 84

LEGEND FIP - FOUND IRON PIPE FIP - FOUND IRON ROD SIR - SET IRON ROD 5/8" FCM - FOUND CONCRETE MONUMENT BCM - SET CONCRETE MONUMENT C - DEED PL - PLAT W - WEAR-ROD CON - CONCRETE POC - POINT OF COMMENCEMENT PDB - POINT OF BEGINNING PFI - POINT OF INTERSECTION PVI - POINT OF VERTICITY PCC - POINT OF CURVE CA - CENTRAL ANGLE R - RADIUS L - ARC LENGTH C - CHORD DISTANCE CB - CHORD BEARING BLK - BLOCK ELEV - ELEVATION FL - FINISH FLOOR W. S. - WET TO SCALE AC - AIR CONDITIONER R/W - RIGHT OF WAY C/L - CENTER LINE P - PERMANENT CONTROL POINT P & B - PERMANENT REFERENCE MONUMENT	SEC TWP RGE	REVISIONS _____ _____ _____
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ASSUMED S. L/W of S. Late Morning Circle as
 888-52'-52"E
 ENCLOSUREMENTS AS SHOWN HEREON ARE ONLY THOSE ABOVE GROUND VISIBLE OBJECTS OBSERVED BY THE SURVEYOR
 NO UNDERGROUND STRUCTURES, UTILITIES OR FOUNDATIONS WERE LOCATED OR DETERMINED BY THIS SURVEYOR
 THIS SURVEY NOT VALID WITHOUT THE ORIGINAL RAISED SEAL AND SIGNATURE OF A FLORIDA LICENSED SURVEYOR
 THIS SURVEY MADE WITHOUT BENEFIT OF AN ABSTRACT OF TITLE
 NO RIGHT OF WAY OR EASEMENT OF RECORD WERE FURNISHED TO THIS FIRM, EXCEPT AS SHOWN
 ALL DISTANCES, BEARINGS OR ANGLES ARE AS FIELD MEASURED, USED OR PLATTED MEASUREMENTS ARE USED
 THE CERTIFICATION AS PROVIDED ON THIS SURVEY IS A STATEMENT OF PROFESSIONAL OPINION BASED ON THE
 FIELD AND DOCUMENTARY EVIDENCE AVAILABLE AT THE TIME OF THIS SURVEY
 OWNERSHIP OF PENCES UNKNOWN TO THIS SURVEYOR

FLOOD STATEMENT THE ABOVE PARCEL OF LAND APPEARS TO LIE WITHIN FEDERAL FLOOD ZONE
 A MAP NO 120189 0035B DATED 2/3/82 FOR Osceola COUNTY FLORIDA

ADDRESS SCALE= 1"=40' BOUNDARY SITE PLAN FOUNDATION FINAL	FIELD DATE 2/16/97	FB LL	PREPARED BY SULLIVAN SURVEYING INC. 1318 W. OAK STREET SUITE 4 KISSIMMEE, FL 34741 PHONE (407) 935-0884 FAX (407) 935-0885	I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON MEETS MINIMUM TECHNICAL STANDARDS AS SET FORTH IN CHAPTER 61G17-6 FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 FLORIDA STATUTES SIGNATURE DATE <i>Richard C Sullivan</i> 2-18-97 RICHARD C SULLIVAN RLS# 5282 LB# 6526
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MORNINGSIDE UTILITY INC.
1106 MUNNGL AVE.
ST. CLOUD, FL. 34769
(407) 891-8383

EXHIBIT B

I GEORGE DEVILLERS, PRESENT OWNER OF TRACT A, MORNINGSIDE VILLAGE UNIT TWO, PER THE OFFICIAL PLAT THEREOF AS FILED AND RECORDED IN PLAT BOOK 4, PAGE 85 OF THE PUBLIC RECORDS OF OSCEOLA COUNTY FLORIDA, DO STATE THAT IS MY INTENTION FOR THE ABOVE NAMED LAND TO REMAIN IN THE EXCLUSIVE USE OF THE WATER UTILITY NAMED MORNINGSIDE UTILITY.

I AM FINANCIALLY SOUND AND ABLE TO MAINTAIN THE PRESENT WATER SERVICE TO ALL CURRENT AND FUTURE CUSTOMERS OF THIS UTILITY, NOT TO BE UNREASONABLY SUBJECT TO EXPENDITURES THAT ARE ABOVE THE MEANS OF THIS UTILITY. EVIDENCE OF THIS IS PROVIDED BY RECENT BANK STATEMENT.

THE TECHNICAL OPERATION OF THIS UTILITY IS UNDER THE DIRECTION OF PETER RYAN A CERTIFIED WATER OPERATOR.


GEORGE DEVILLERS (PRES)
MORNINGSIDE UTILITY

STATE OF FLORIDA
COUNTY OF OSCEOLA

BEFORE ME PERSONALLY APPEARED GEORGE DEVILLERS, PERSONALLY KNOWN BY ME, AND STATES THE HE IS SIGNING THE ABOVE STATEMENT AS A TRUE DOCUMENT CONCERNING FINANCIAL AND TECHNICAL ABILITY TO OPERATE THE UTILITY KNOWN AS MORNINGSIDE UTILITIES INC.


NOTARY PUBLIC, STATE OF FLORIDA



ROBERT E. CAMPIS, SR
My Comm Exp. 6/05/98
Bonded By Service Ins
No. CC378863
Permanently Resides In Other State

MORNINGSTAR UTILITY, INC.
1105 MENARD AVE.
ST. CLOUD, FL 34769
(407) 891-8383

EXHIBIT C

THIS WATER UTILITY WAS OPERATED WITHOUT OBTAINING PSC CERTIFICATION, BECAUSE AT THE TIME IT WAS ESTABLISHED IT FELL UNDER THE CLASSIFICATION OF TOO SMALL TO REQUIRE A LICENSE.

AT THAT TIME AND AT THE PRESENT THIS COMPANY SERVES ONE COMMUNITY OF HOMES.

WHEN I CAME TO KISSIMMEE IN 1988, LOOKING FOR AN INVESTMENT I PURCHASED THE UTILITY FROM SCHOOLFIELD PROPERTIES, AS A RUNNING CONCERN.

MORNINGSIDE UTILITY INC.
1106 MONROE AVE.
ST. CLOUD, FL. 34769
(407) 891 8383

EXHIBIT D

RATES AND TARIFFS

RATES WERE ESTABLISHED BY SCHOOLFIELD PROPERTIES PRIOR TO 1988.

THE SAME RATES ARE NOW IN EFFECT AND THERE HAS BEEN NO SUBSTANTIAL INCREASE SINCE ORIGINAL OPENING OF THIS UTILITY.

THE RATE FOR USAGE IS .0022

Base rate	\$ 12.00
Connection Fee	\$100.00
Violation ReConnect Fee	\$25.00
Late Charge	\$5.00

WATER TARIFF

MORNINGSIDE UTILITY INC.

NAME OF COMPANY

1106 MONROE AVENUE

ST. CLOUD, FL. 34769

(ADDRESS OF COMPANY)

407-891-8383 407-892-6679

(Business & Emergency Telephone Numbers)

FILED WITH

FLORIDA PUBLIC SERVICE COMMISSION

GEORGE DE VILLERS

ISSUING OFFICER

PRESIDENT

TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

Table of Contents

Sheet Number

Communities Served Listing	1 Morningside Village
Description of Territory Served	Enclosed
Index of	
Rates and Charges Schedules	Enclosed
Rules and Regulations	Exhibit G
Service Availability Policy	24 Hours See sheet No. 24.0
Standard Forms	See sheet 22.0
Technical Terms and Abbreviations	NONE
Territory Served	Morningside Village

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

MORNINGSIDE UTILITY INC.
1106 MONROE AVE.
ST. CLOUD, FL. 34769
(407) 891-8383

TO OUR CUSTOMERS

1. There is a \$5.00 late charge for any water bill received after the 25th. of the month.
2. There is a \$20.00 charge for any check returned by the bank.
3. All bills are due and payable on the 15th. of the month. If not received in the mail by the 25th. of the month, water will automatically be shut off on the 26th. of the month.
4. There will be a \$25.00 cash turn on fee if water is shut off for non-payment.
5. All bills are to be mailed to the above address.

Thank you,

Morningside utls.Inc.

NAME OF COMPANY MORNINGSIDE UTILITY

WATER TARIFF

TERRITORY SERVED

Morningside Village

CERTIFICATE NUMBER - WC49-2002

COUNTY - Osceola

COMMISSION ORDER(S) APPROVING TERRITORY SERVED -

<u>Order Number</u>	<u>Date Issued</u>	<u>Docket Number</u>	<u>Filing Type</u>
	6/7/84		

(Continued to Sheet No. 3.1)

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT

TITLE

STATE OF FLORIDA

DEPARTMENT OF ENVIRONMENTAL REGULATION

original well permit

ST. JOHNS RIVER DISTRICT

3319 MAGUIRE BOULEVARD
SUITE 232
ORLANDO, FLORIDA 32803-3767



BOB GRAHAM
GOVERNOR

VICTORIA J. TSCHINKEL
SECRETARY

ALEX SENKEVICH
DISTRICT MANAGER

David A. Stewart, President
Central Florida Well Drillers, Inc.
3720 North Orange Blossom Trail
Orlando, Florida 32804

RECEIVED MAY 19 1983

Dear Mr. Stewart:

Osceola County WSW/MW
Morningside Mobile Home Subdivision

Enclosed is Permit Number WW49-67274 dated MAY 19, 1983, to construct the subject project, issued pursuant to Section 403.861, Florida Statutes.

Should you object to this permit, including any and all of the conditions contained therein, you may file an appropriate petition for administrative hearing. This petition must be filed within fourteen (14) days of the receipt of this letter. Further, the petition must conform to the requirements of Rule 28-5.20, Florida Administrative Code, (copy enclosed). The petition must be filed with the Office of General Counsel, Department of Environmental Regulation, Twin Towers Office Building, 2600 Blair Stone Road, Tallahassee, Florida 32301.

If no petition is filed within the prescribed time, you will be deemed to have accepted this permit and waived your right to request an administrative hearing on this matter.

Acceptance of the permit constitutes notice and agreement that the department may periodically review this permit for compliance, including site inspections where applicable, and may initiate enforcement action for violation of the conditions and requirements thereof.

Sincerely,



A. Senkevich, P.E.
District Manager

AS:eed

Enclosures

cc: Wayne Schoolfield
Johnston's Engineers, Inc.
Patrick Gleason, Ph.D.
Florida Public Service Commission
Osceola County Health Department

STATE OF FLORIDA

DEPARTMENT OF ENVIRONMENTAL REGULATION

ST. JOHNS RIVER DISTRICT

3319 MAGUIRE BOULEVARD
SUITE 232
ORLANDO, FLORIDA 32803-3767



BOB GRAHAM
GOVERNOR

VICTORIA J. TSCHINKEL
SECRETARY

ALEX SENKEVICH
DISTRICT MANAGER

Permittee:

David A. Stewart, President
Central Florida Well Drillers, Inc.
3720 North Orange Blossom Trail
Orlando, Florida 32804

I. D. Number:

Permit/Certification
Number: WW49-67274
Date of Issue: *MAY 19, 1983*
Expiration Date: 11-14-83
County: Osceola
Latitude/Longitude:
Section/Township/Range:
Project: Morningside Mobile
Home Subdivision

This permit is issued under the provisions of Chapter(s) 403, Florida Statutes, and Florida Administrative Code Rule(s) 17-22. The above named permittee is hereby authorized to perform the work or operate the facility shown on the application and approved drawing(s), plans, and other documents attached hereto or on file with the department and made a part hereof and specifically described as follows:

Cable tool construction of a 6 inch cased public water supply well to serve the subject water utilities.

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL REGULATION

ST. JOHNS RIVER DISTRICT

3319 MAQUIRE BOULEVARD
SUITE 232
ORLANDO, FLORIDA 32803-3767



BOB GRAHAM
GOVERNOR

VICTORIA J TSCHINKEL
SECRETARY

A ALEXANDER
DISTRICT MANAGER

C. Wayne Schoolfield, President
Agri-Land Corporation
1630 East Grandview Boulevard
Kissimmee, Florida 32743

RECEIVED JUN 1 1984

Dear Mr. Schoolfield:

Osceola County MW
Morningside Village

Enclosed is Permit Number WC49-2002 dated 6-7-84, to construct a water system to serve the subject project, issued pursuant to Section 403.861, Florida Statutes.

Acceptance of the permit constitutes notice and agreement that the department may periodically review this permit for compliance, including site inspections where applicable, and may initiate enforcement action for violation of the conditions and requirements thereof.

Sincerely,

A. Alexander, P.E.
District Manager

AA:fmh
Enclosures

cc:Osceola County Health Department
James W. Wells, P.E. ✓

WATER QUALITY

DRAFT
Subject to Governing
Board Approval

- A. ADVERSE IMPACTS EXPECTED
YES NO
- B. BEST MANAGEMENT PRACTICES UTILIZED

Detention of first 0.5" of runoff,

ENVIRONMENTAL

- A. SIGNIFICANT ADVERSE IMPACTS EXPECTED
YES NO
- B. COMMENTS

LAND USE

PRESENT ZONING Planned Use Development, PUD ALLOWED DENSITY 1.78 DU/A
 PROPOSED USE Single-Family Residential PROPOSED DENSITY 1.78 DU/A
 COMPATIBLE YES NO

POTABLE WATER Individual wells; central water system by owner*
WASTEWATER TREATMENT Septic tanks

OPERATION ENTITY Homeowner's Association

ADDITIONAL COMMENTS *SFWD Water Use Permit No. 83-033-W was issued 4-21-83.

The southern part of the site contains a 21.7-acre cypress stand which the applicant indicated will be preserved. The area should be dedicated for water management purposes (see Special Condition No. 9).

RECOMMENDATIONS: See Attached.

PREPARED: Marty E. Sanders
 MES:m
 CHECKED: Kalvin L. Farnan
Charles Hall

APPROVED: Richard A. Rogers
 Richard A. Rogers, P.E., Director
 Resource Control Department

DATE: 5/31/03

LOCKE WELL & PUMP CO.



SALES AND SERVICE — SINCE 1952
3885 OLD WINTER GARDEN ROAD, ORLANDO, FLORIDA 32805
(407) 299-8808 • 1-800-432-0293
FAX (407) 578-1840



August 28, 1996

Morningside Utilities
1472 Regal Court
Kissimmee, Florida 34744

Gentlemen:

Enclosed is the Well Completion Report for Permit
No. SF050196A on Well #2.

Please forward the second copy to your Engineer for
his records.

Thank you for this opportunity of working with you
on this project. Should you have any questions or require
additional information, please feel free to give me a call
at your convenience.

Sincerely,

LOCKE WELL & PUMP COMPANY

Garry Lamp
Service Manager

JMV:jmv

Enclosures

WELL COMPLETION REPORT

FORM 0124
Rev. 11/90

WELL PERMIT NO _____
SFWMD WATER USE PERMIT NO _____

SF050196A

Morningside Utilities 1472 Regal Court Kissimmee Florida 34744
1310 8/22/96 City 297 feet State 422 feet Zip #2
 Contractor's Signature _____ License No _____ Completion Date _____ Casing Depth _____ Total Depth _____ Well # _____

TYPE OF WORK Construct (X) Repair () Abandon ()
 WELL USE Domestic Well () Public (X) Monitor () Test ()
 Irrigation () Fire Well () Other _____
 METHOD Rotary with MUD () or Air () Cable Tool (X) Jet ()
 Casing Driven () Other _____
 STATIC WATER LEVEL 31 Ft below top of casing
 PUMPING WATER LEVEL _____ Ft after _____ Hrs at _____ GPM
 PUMP SIZE 10 H.P. CAPACITY 150 GPM
 PUMP TYPE SUB INTAKE DEPTH 84'
From top of ground

LOCATION

Located Near Morningside Village
 County Osceola
3 25 30
 Section Town-ship Range
 Latitude/Longitude _____

LOCATE IN SECTION

Cuttings sent to District? () Yes (X) No
 Note: PWS Wells attach a site map if well location is different from site location on permit application.

Grout	Casing & Screen	Depth (ft)		DRILL CUTTINGS LOG Examine cuttings every 20 ft or at formation changes. Give color, grain size and type of material. Note cavities, depth to producing zones.
		From	To	
		0-20	10' 20'	Sand & Clay, white
		290-297	6" 297'	Sand & Clay, gray
			124 129	Hawthorne, gray
			129 220	Sand & Clay, gray
			220 292	Lime, soft, white
			292 299	Lime, very hard, bro
			299 415	Lime, hard/soft, bro
			415 420	Lost cuttings
			420 422	Lime, very hard, bro
NUMBER OF TESTS				
8	Top	20 feet		
4	Bottom	5 feet		

Casing Black Steel (X) Galv () PVC () Fiberglass ()
 Screen Type _____ Slot size _____
 Screened from _____ (ft) to _____ (ft)
 Type of grout with % additives Cement
 Water Clear (X) Colored () Sulphur () Salty () Iron ()
 Conductivity _____ Chlorides _____ mg/l

ORIGINAL SHEET NO. 3.1

NAME OF COMPANY MORNINGSIDE UTILITY

WATER TARIFF

(Continued from Sheet No. 3.0)

DESCRIPTION OF TERRITORY SERVED

ATTACHED

GEORGE DEVILLERS
ISSUING OFFICER
PRESIDENT

TITLE

PARCEL NUMBER
03-25-30-4200-0001-00A0
3250 SUNBEAM CT

ITEM ACT LAND
001 I AG
XFOB
BLDG
TOTAL

11756
0
742
0
12498

1 BUSINESS RECORD
0 CAMA SYSTEM
1 OSCEOLA COUNTY
0 SALES DATA
C 2/26/97
NO. OF SALES 00

BOOK & PAGE SALES DATE IN Q/U RC V/I
893 767 09/14/88 WD U 00 V
ADJ AMT ADJ RC ADJ SALE PRICE
120000

SALE PRICE
120000

STAMPS
0.00

CASH EQUIV.

GRANTOR: SCHOOLFIELD PROP
GRANTEE: DEVILLERS GEORGE
NOTES :

DOWN PYMT SELLER PNTS BUYER PNTS CASH-EQ CODE
ADJ C/M C/M AMOUNT PYMT AMT(2) INT RATE(2) # PMNTS PYMT/YR LUMP SUM DATE

ENTER PARCEL NUMBER, ITEM, AND ACTION DIAN 920826 NEXT
Cmd2-Home Cmd3-Menu Cmd10-Next Function Roll/Shift-Next Parcel Cmd22-Abort

PARCEL NUMBER
 03-25-30-4208-0001-SUBD
 *SUB MORNINGSIDE VLG UN2
 4208 *SUB

ACT
 I

LAND
 IMPR
 TOTAL
 EXEMPT
 TAXABLE

0 BUSINESS RECOR
 0 CAMA SYSTEM
 0 OSCEOLA COUNTY
 0 LEGAL DESCRIP
 0 3/25/97

Line 1. PB 04 PG 085
 of 3. 03-25-30-4208-0001-00A0
 4 5. | | |
 7. | | |
 9. S T R
 11. E W A
 13. C N N
 15. G
 17. G
 19. G
 21. G
 23. G

LOC NE1/4 2.
MORNINGSIDE VILLAGE UNIT 2 4.
 TRACT A 6.
 8.
 10.
 12.
 14.
 16.
 18.
 20.
 22.
 24.
 25.

More? (Y/N/B)

>>>Insert after line desc:

Cad2-Home Cad3-Menu Cad10-NextFunc Cad12-SRCH LUCY 961111 Next
 Roll/Shift-MoreParcels

NAME OF COMPANY MORNINGSIDE UTILITY INC

WATER TARIFF

COMMUNITIES SERVED LISTING

<u>County</u> <u>Name</u>	<u>Development</u> <u>Name</u>	<u>Rate</u> <u>Schedule(s)</u> <u>Available</u>	<u>Sheet No.</u>
Osceola	Morningside Village	BPC \$12.00 .0022 per. gal.usuage	---

GEORGE DEVILLERS
ISSUING OFFICER
PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

TECHNICAL TERMS AND ABBREVIATIONS

- 1.0 *BFC* - *BFC* is the abbreviation for *Base Facility Charge* which is the minimum amount the utility may charge to the Company's customers and is separate from the amount billed for water consumption on the utility's bills to its customers.
- 2.0 *CERTIFICATE* - A document issued by the Commission authorizing the Company to provide water service in a specific territory.
- 3.0 *COMMISSION* - *Commission* refers to the Florida Public Service Commission.
- 4.0 *COMMUNITIES SERVED* - The group of customers who receive water service from the Company and whose service location is within a specific area or locality that is uniquely separate from another.
- 5.0 *COMPANY* -
- 6.0 *CUSTOMER* - Any person, firm or corporation who has entered into an agreement to receive water service from the Company and who is liable for the payment of that water service.
- 7.0 *CUSTOMER'S INSTALLATION* - All pipes, shut-offs, valves, fixtures and appliances or apparatus of every kind and nature which are located on the customer's side of the *Point of Delivery* and used in connection with or forming a part of the installation necessary for rendering water service to the customer's premises regardless of whether such installation is owned by the customer or used by the consumer under lease or other agreement.
- 8.0 *MAIN* - A pipe, conduit, or facility used for conveying water service through individual services or through other mains.
- 9.0 *POINT OF DELIVERY* - For water systems, *point of delivery* shall mean the outlet connection of the meter for metered service or the point at which the company's piping, fittings and valves connect with the customer's piping, fittings and valves for non-metered service.
- 10.0 *RATE* - Amount which the utility may charge for water service which is applied to the customer's actual consumption.
- 11.0 *RATE SCHEDULE* - The rate(s) or charge(s) for a particular classification of service plus the several provisions necessary for billing, including all special terms and conditions under which service shall be furnished at such rate or charge.

GEORGE DEVILLERS
ISSUING OFFICER
PRESIDENT

TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

(Continued from Sheet No. 5.0)

- 12.0 *SERVICE* - Service, as mentioned in this tariff and in agreement with customers, shall be construed to include, in addition to all water service required by the customer the readiness and ability on the part of the Company to furnish water service to the customer. Service shall conform to the standards set forth in Section 367.111 of the Florida Statutes.
- 13.0 *SERVICE LINES* - The pipe between the Company's mains and the point of delivery and shall include all of the pipe, fittings and valves necessary to make the connection to the customer's premises excluding the meter.
- 14.0 *TERRITORY* - The geographical area described by metes and bounds with township, range and section in a certificate, which may be within or without the boundaries of an incorporated municipality and, may include areas in more than one county.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

INDEX OF RULES AND REGULATIONS

	<u>Sheet Number</u>	<u>Rule Number</u>
Access to Premises	9.0	13.0
Adjustment of Bills	10.0	23.0
Adjustment of Bills for Meter Error	10.0	24.0
All Water Through Meter	10.0	22.0
Applications.....	7.0	3.0
Applications by Agents	7.0	4.0
Change of Customer's Installation	8.0	10.0
Continuity of Service	8.0	8.0
Customer Billing.....	9.0	15.0
Delinquent Bills	9.0	16.0
Extensions	8.0	6.0
Filing of Contracts	10.0	26.0
General Information	7.0	1.0
Inspection of Customer's Installation	8.0	11.0
Limitation of Use	7.0	7.0
Meters	10.0	21.0

(Continued to Sheet No. 6.1)

GEORGE DEVILLERS
ISSUING OFFICER
PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

(Continued from Sheet No. 6.0)

	<u>Sheet Number</u>	<u>Rule Number</u>
Meter Accuracy Requirements	10.0	25.0
Payment of Water and Wastewater Service Bills Concurrently	9.0	17.0
Policy Dispute	7.0	2.0
Protection of Company's Property	8.0	12.0
Refusal or Discontinuance of Service.....	7.0	5.0
Right of Way or Easements	9.0	14.0
Termination of Service	9.0	18.0
Type and Maintenance	8.0	9.0
Unauthorized Connections - Water	10.0	20.0

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC

WATER TARIFF

RULES AND REGULATIONS

- 1.0 GENERAL INFORMATION - These Rules and Regulations are a part of the rate schedules and applications and contracts of the Company and, in the absence of specific written agreement to the contrary, apply without modifications or change to each and every customer to whom the Company renders water service.

The Company shall provide water service to all customers requiring such service within its certificated territory pursuant to Chapter 25-30, Florida Administrative Code and Chapter 367, Florida Statutes.

- 2.0 POLICY DISPUTE - Any dispute between the Company and the customer or prospective customer regarding the meaning or application of any provision of this tariff shall upon written request by either party be resolved by the Florida Public Service Commission.

- 3.0 APPLICATION - In accordance with Rule 25-30.310, Florida Administrative Code, a signed application is required prior to the initiation of service.

- 4.0 APPLICATIONS BY AGENTS - Applications for water service requested by firms, partnerships, associations, corporations, and others shall be rendered only by duly authorized parties or agents.

- 5.0 REFUSAL OR DISCONTINUANCE OF SERVICE - The Company may refuse or discontinue water service rendered under application made by any member or agent of a household, organization, or business in accordance with Rule 25-30.320, Florida Administrative Code.

- 6.0 EXTENSIONS - Extensions will be made to the Company's facilities in compliance with Commission Rules and Orders and the Company's tariff.

- 7.0 LIMITATION OF USE - Water service purchased from the Company shall be used by the customer only for the purposes specified in the application for water service and the customer shall not sell or otherwise dispose of such water service supplied by the company.

In no case shall a customer, except with the written consent of the company, extend his lines across a street, alley, lane, court, property line, avenue, or other way in order to furnish water service to the adjacent property through one meter even though such adjacent property may be owned by him. In case of such unauthorized extension, sale, or disposition of service, the customer's water service will be subject to discontinuance until such unauthorized extension, re-metering, sale or disposition of service is discontinued and full payment is made to the Company for water service rendered by the Company (calculated on proper classification and rate schedules) and until reimbursement in full is made in full to the Company for all extra expenses incurred for clerical work, testing, and inspections.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

(Continued from Sheet No. 7.0)

8.0 CONTINUITY OF SERVICE - In accordance with Rule 25-30.250, Florida Administrative Code, the company will at all times use reasonable diligence to provide continuous water service and, having used reasonable diligence, shall not be liable to the customer for failure or interruption of continuous water service.

If at any time the Company shall interrupt or discontinue its service, all customers affected by said interruption or discontinuance shall be given not less than 24 hours written notice

9.0 TYPE AND MAINTENANCE - In accordance with Rule 25-30.545, Florida Administrative Code, the customer's pipes, apparatus and equipment shall be selected, installed, used and maintained in accordance with standard practice and shall conform with the Rules and Regulations of the Company and shall comply with all Laws and Governmental Regulations applicable to same. The Company shall not be responsible for the maintenance and operation of the customer's pipes and facilities. The customer expressly agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the water service; the Company reserves the right to discontinue or withhold water service to such apparatus or device.

10.0 CHANGE OF CUSTOMER'S INSTALLATION - No changes or increases in the customer's installation, which will materially affect the proper operation of the pipes, mains, or stations of the Company, shall be made without written consent of the Company. The customer shall be liable for any change resulting from a violation of this Rule.

11.0 INSPECTION OF CUSTOMER'S INSTALLATION - All customer's water service installations or changes shall be inspected upon completion by a competent authority to ensure that the customer's piping, equipment, and devices have been installed in accordance with accepted standard practice and local Laws and Governmental Regulations. Where Municipal or other Governmental inspection is required by local Rules and Ordinances, the Company cannot render water service until such inspection has been made and a formal notice of approval from the inspecting authority has been received by the Company.

Notwithstanding the above, the Company reserves the right to inspect the customer's installation prior to rendering water service, and from time to time thereafter, but assumes no responsibility whatsoever for any portion thereof.

12.0 PROTECTION OF COMPANY'S PROPERTY - The customer shall exercise reasonable diligence to protect the Company's property. If the customer is found to have tampered with any utility property or refuses to correct any problems reported by the utility, service may be discontinued in accordance with Rule 25-30.320, Florida Administrative Code.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

(Continued from Sheet No. 8.0)

In the event of any loss or damage to property of the Company caused by or arising out of carelessness, neglect, or misuse by the customer, the cost of making good such loss or repairing such damage shall be paid by the customer.

- 13.0 ACCESS TO PREMISES - In accordance with Rule 25-30.320(2)(f), Florida Administrative Code, the company shall provide the duly authorized agents of the Company access at all reasonable hours to its property. If reasonable access is not provided, service may be discontinued pursuant to the above rule.
- 14.0 RIGHT OF WAY OR EASEMENTS - The customer shall grant or cause to be granted to the Company, and without cost to the Company, all rights, easements, permits, and privileges which are necessary for the rendering of water service.
- 15.0 CUSTOMER BILLING - Bills for water service will be rendered - Monthly, Bimonthly, or Quarterly - as stated in the rate schedule.

In accordance with Rule 25-30.335, Florida Administrative Code, the utility may not consider a customer delinquent in paying his or her bill until the twenty-first day after the utility has mailed or presented the bill for payment.

A municipal or county franchise tax levied upon a water or wastewater public utility shall not be incorporated into the rate for water or wastewater service but shall be shown as a separate item on the utility's bills to its customers in such Municipality or County.

If a utility utilizes the base facility and usage charge rate structure and does not have a Commission authorized vacation rate, the utility shall bill the customer the base facility charge regardless of whether there is any usage.

- 16.0 DELINQUENT BILLS - When it has been determined that a customer is delinquent in paying any bill, water service may be discontinued after the Company has mailed or presented a written notice to the customer in accordance with Rule 25-30.320, Florida Administrative Code.
- 17.0 PAYMENT OF WATER AND WASTEWATER SERVICE BILLS CONCURRENTLY - In accordance with Rule 25-30.320(2)(g), Florida Administrative Code, when both water and wastewater service are provided by the Company, payment of any water service bill rendered by the Company to a customer shall not be accepted by the Company without the simultaneous or concurrent payment of any wastewater service bill rendered by the Company.
- 18.0 TERMINATION OF SERVICE - When a customer wishes to terminate service on any premises where water service is supplied by the Company with water service, the Company may require reasonable notice to the Company in accordance with Rule 25-30.325, Florida Administrative Code.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

(Continued from Sheet No. 9.0)

- 20.0 UNAUTHORIZED CONNECTIONS - WATER - Any unauthorized connections to the customer's water service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
- 21.0 METERS - All water meters shall be furnished by and remain the property of the Company and shall be accessible and subject to its control, in accordance with Rule 25-30.230, Florida Administrative Code.
- 22.0 ALL WATER THROUGH METER - That portion of the customer's installation for water service shall be so arranged to ensure that all water service shall pass through the meter. No temporary pipes, nipples or spaces are permitted and under no circumstances are connections allowed which may permit water to by-pass the meter or metering equipment.
- 23.0 ADJUSTMENT OF BILLS - When a customer has been undercharged as a result of incorrect application of the rate schedule, incorrect reading of the meter, incorrect connection of the meter, or other similar reasons, the amount may be billed to the customer as the case may be pursuant to Rule 25-30.350, Florida Administrative Code.
- 24.0 ADJUSTMENT OF BILLS FOR METER ERROR - When meter tests are made by the Commission or by the Company, the accuracy of registration of the meter and its performance shall conform with Rule 25-30.262, Florida Administrative Code and any adjustment of a bill due to a meter found to be in error as a result of any meter test performed whether for unauthorized use or for a meter found to be fast, slow, non-registering, or partially registering, shall conform with Rule 25-30.340, Florida Administrative Code.
- 25.0 METER ACCURACY REQUIREMENTS - All meters used by the company should conform to the provisions of Rule 25-30.262, Florida Administrative Code.
- 26.0 FILING OF CONTRACTS - Whenever a Developer Agreement or Contract, Guaranteed Revenue Contract, or Special Contract or Agreement is entered into by the Company for the sale of its product or services in a manner not specifically covered by its Rules and Regulations or approved Rate Schedules, a copy of such contracts or agreements shall be filed with the Commission prior to its execution in accordance with Rule 25-9.034 and Rule 25-30.550, Florida Administrative Code. If such contracts or agreements are approved by the Commission, a conformed copy shall be placed on file with the Commission within 30 days of execution.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

INDEX OF RATES AND CHARGES SCHEDULES

	<u>Sheet Number</u>
Customer Deposits	14.0
General Service, GS	12.0
Meter Test Deposit	15.0
Miscellaneous Service Charges	16.0
Residential Service, RS	13.0
Service Availability Fees and Charges	17.0

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

GENERAL SERVICE

RATE SCHEDULE GS

AVAILABILITY - Available throughout the area served by the Company.
APPLICABILITY - For water service to all customers for which no other schedule applies.
LIMITATIONS - Subject to all of the Rules and Regulations of this tariff and General Rules and Regulations of the Commission.
BILLING PERIOD - **NOT APPLICABLE**
RATE -

MINIMUM CHARGE -

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -
TYPE OF FILING -

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RS

AVAILABILITY - Available throughout the area served by the Company.

APPLICABILITY - For water service for all purposes in private residences and individually metered apartment units.

LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Billed 4th Day of Each Month Due ~~XXXX~~ 25th. of Month

RATE - BASE RATE ~~43X188~~ \$12.00
USAGE RATE .0022

MINIMUM CHARGE - \$12.00

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

SCHEDULE OF CUSTOMER DEPOSITS

ESTABLISHMENT OF CREDIT - Before rendering water service, the Company may require an applicant for service to satisfactorily establish credit, but such establishment of credit shall not relieve the customer from complying with the Company's rules for prompt payment. Credit will be deemed so established if the customer complies with the requirements of Rule 25-30.311, Florida Administrative Code.

AMOUNT OF DEPOSIT - The amount of initial deposit shall be the following according to meter size:

	<u>DEPOSITS NOT REQUIRED</u>	
	<u>Residential</u>	<u>General Service</u>
5/8" x 3/4"	_____	_____
1"	_____	_____
1 1/2"	_____	_____
Over 2"	_____	_____

ADDITIONAL DEPOSIT - Under Rule 25-30.311(7), Florida Administrative Code, the Company may require a new deposit, where previously waived or returned, or an additional deposit in order to secure payment of current bills provided.

INTEREST ON DEPOSIT - The Company shall pay interest on customer deposits pursuant to Rule 25-30.311(4) and (4a). The Company will pay or credit accrued interest to the customer's account during the month of _____ each year.

REFUND OF DEPOSIT - After a residential customer has established a satisfactory payment record and has had continuous service for a period of 23 months, the Company shall refund the customer's deposit provided the customer has met the requirements of Rule 25-30.311(5), Florida Administrative Code. The Company may hold the deposit of a non-residential customer after a continuous service period of 23 months and shall pay interest on the non-residential customer's deposit pursuant to Rule 25-30.311(4) and (5), Florida Administrative Code.

Nothing in this rule shall prohibit the Company from refunding a customer's deposit in less than 23 months.

EFFECTIVE DATE -

TYPE OF FILING -

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

METER TEST DEPOSITS

METER BENCH TEST REQUEST - If any customer requests a bench test of his or her water meter, in accordance with Rule 25-30.266, Florida Administrative Code, the Company may require a deposit to defray the cost of testing; such deposit shall not exceed the schedule of fees found in Rule 25-30.266, Florida Administrative Code.

NO CHARGE TO CUSTOMER

<u>METER SIZE</u>	<u>EEE</u>
5/8" x 3/4"	\$20.00
1" and 1 1/2"	\$25.00
2"and over	Actual Cost

REFUND OF METER BENCH TEST DEPOSIT - The utility may refund the meter bench test deposit in accordance with Rule 25-30.266, Florida Administrative Code.

METER FIELD TEST REQUEST - A customer may request a field test in accordance with Rule 25-30.266, Florida Administrative Code.

EFFECTIVE DATE -

TYPE OF FILING -

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

MISCELLANEOUS SERVICE CHARGES

The Company may charge the following miscellaneous service charges in accordance with the terms state herein. If both water and wastewater services are provided, only a single charge is appropriate unless circumstances beyond the control of the Company requires multiple actions.

INITIAL CONNECTION - This charge would be levied for service initiation at a location where service did not exist previously.

NORMAL RECONNECTION - This charge would be levied for transfer of service to a new customer account at a previously served location or reconnection of service subsequent to a customer requested disconnection.

VIOLATION RE CONNECTION - This charge would be levied prior to reconnection of an existing customer after disconnection of service for cause according to Rule 25-30.320(2), Florida Administrative Code, including a delinquency in bill payment.

PREMISES VISIT CHARGE (IN LIEU OF DISCONNECTION) - This charge would be levied when a service representative visits a premises for the purpose of discontinuing service for nonpayment of a due and collectible bill and does not discontinue service because the customer pays the service representative or otherwise makes satisfactory arrangements to pay the bill.

Schedule of Miscellaneous Service Charges

Initial Connection Fee	\$ <u>600.00</u>
Normal Reconnection Fee	\$ x0x <u>\$100.00</u>
Violation Reconnection Fee	\$ <u>25.00</u>
Premises Visit Fee (in lieu of disconnection)	\$ <u>-0-</u>

EFFECTIVE DATE - prior to 9/14/88

TYPE OF FILING -

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY **MORNINGSIDE UTILITY INC.**
 WATER TARIFF

SERVICE AVAILABILITY SCHEDULE OF FEES AND CHARGES

DESCRIPTION

REFER TO SERVICE
 AVAIL POLICY
SHEET NO./RULE NO.

AMOUNT

<u>Back-Flow Preventor Installation Fee</u>	
5/8" x 3/4"	\$ None
1"	\$
1 1/2"	\$
2"	\$
Over 2"	Actual Cost [1]
<u>Customer Connection (Tap-in) Charge</u>	
5/8" x 3/4" metered service	\$
1" metered service	\$
1 1/2" metered service	\$
2" metered service	\$
Over 2" metered service	Actual Cost [1]
<u>Guaranteed Revenue Charge</u>	
	\$12.00
With Prepayment of Service Availability Charges:	
Residential-per ERC/month (__GPD).....	\$.0022
All others-per gallon/month	\$ None
Without Prepayment of Service Availability Charges:	
Residential-per ERC/month (__GPD).....	\$ None
All others-per gallon/month	\$ None
<u>Inspection Fee</u>	Actual Cost [1]
<u>Main Extension Charge</u>	
Residential-per ERC (__GPD).....	\$ None
All others-per gallon	\$ None
or	
Residential-per lot (__foot frontage).....	\$ None
All others-per front foot	\$ None
<u>Meter Installation Fee & tap in</u>	
5/8" x 3/4"	\$600.00
1"	\$
1 1/2"	\$
2"	\$
Over 2"	Actual Cost [1]
<u>Plan Review Charge</u>	Actual Cost [1]
<u>Plant Capacity Charge</u>	
Residential-per ERC (__GPD).....	\$ None
All others-per gallon	\$ None
<u>System Capacity Charge</u>	
Residential-per ERC (__GPD).....	\$ None
All others-per gallon	\$

[1] Actual Cost is equal to the total cost incurred for services rendered by a customer.

EFFECTIVE DATE - ---
 TYPE OF FILING - ---

GEORGE DEVILLERS
 ISSUING OFFICER
PRESIDENT
 TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

INDEX OF STANDARD FORMS

	<u>Sheet No.</u>
APPLICATION FOR METER INSTALLATION	21.0
APPLICATION FOR WATER SERVICE	20.0
COPY OF CUSTOMER'S BILL	22.0
CUSTOMER'S GUARANTEE DEPOSIT RECEIPT	19.0

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

ORIGINAL SHEET NO. 19.0

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

CUSTOMER'S GUARANTEE DEPOSIT RECEIPT

NOT REQUIRED

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

ORIGINAL SHEET NO. 20.0

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

APPLICATION FOR WATER SERVICE

NO APPLICATION IS REQUIRED

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

Sample Application Form

NO APPLICATION IS REQUIRED

Name _____

Telephone Number _____

Billing Address _____

City

StateZip

Service Address _____

City

StateZip

Date service should begin _____

Service requested:

Water ____ Wastewater ____ Both ____

By signing this agreement, the customer agrees to the following:

1. The Company shall not be responsible for the maintenance and operation of the customer's pipes and facilities. The customer agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the water service; the Company reserves the right to discontinue or withhold water service to such apparatus or device.
2. The Company may refuse or discontinue water service rendered under application made by any member or agent of a household, organization, or business for any of the reasons contained in Rule 25-30.320, Florida Administrative Code. Any unauthorized connections to the customer's water service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
3. The customer agrees to abide by all existing Company rules and regulations as contained in the tariff.
4. Bills for water service will be rendered - Monthly, Bimonthly, or Quarterly - as stated in the rate schedule. Bills must be paid within 20 days of mailing bills. If payment is not made after five working days written notice, service may be discontinued.
5. When a customer wishes to terminate service on any premises where water and/or wastewater service is supplied by the Company, the Company may require (oral, written) notice within ____ days prior to the date the customer desires to terminate service.

Signature

Date

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

ORIGINAL SHEET NO. 21.0

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

APPLICATION FOR METER INSTALLATION
APPLICATIONS ARE NOT REQUIRED

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

COPY OF CUSTOMER'S BILL

MORNINGSIDE UTILITIES, INC.

SERVICE ADDRESS <u>3612 Dawson</u>				
SERVICE NO. <u>3ER 3</u>				
BILLING DATE <u>4 th</u>				
SERVICE	CURRENT READING	PREVIOUS READING	CONSUMPTION	AMOUNT
WATER RATE .0022	1137640	1133250	4390	21.65
PREVIOUS BALANCE	Thank You!			

METER READ

PREVIOUS READ DATE	CURRENT READ DATE
<u>2/1</u>	<u>3/1</u>

AMOUNT DUE	<u>21.65</u>
DUE DATE	<u>15 th</u>

PLEASE RETURN THIS STUB WITH PAYMENT
ADDRESS CORRECTION ON BACK

AMOUNT DUE	<u>21.65</u>
DUE DATE	<u>15 TH</u>
<u>3</u>	<u>Stringer</u>

SERVICE IS SUBJECT TO DISCONTINUANCE IF NOT RECEIVED TEN DAYS AFTER DUE DATE

GEORGE ~~DEWILLERS~~
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY morningside utilities

WATER TARIFF

COPY OF CUSTOMER'S BILL

MORNINGSIDE UTILITIES, INC.

SERVICE ADDRESS <u>3612 Downside</u>				
SERVICE NUMBER <u>3</u>				
BILLING DATE <u>4 th</u>				
SERVICE	CURRENT READING	PREVIOUS READING	DESCRIPTION	AMOUNT
WATER	<u>113640</u>	<u>1133250</u>	<u>4390</u>	<u>21.65</u>
<u>Thank You !</u>				
PREVIOUS BALANCE				

PLEASE RETURN THIS STUB WITH PAYMENT
ADDRESS CORRECTION ON BACK

METER READ

PREVIOUS READ DATE	CURRENT READ DATE
<u>2/1</u>	<u>3/1</u>

AMOUNT DUE	<u>21.65</u>
DUE DATE	<u>15 th</u>

AMOUNT DUE	<u>21.65</u>
DUE DATE	<u>15 TH</u>
	<u>3</u> <i>Amigan</i>

SERVICE IS SUBJECT TO DISCONTINUANCE IF NOT RECEIVED TEN DAYS AFETR DUE DATE

MORNINGSIDE UTILITIES, INC.

SERVICE ADDRESS				
SERVICE NUMBER				
BILLING DATE <u>4 th</u>				
SERVICE	CURRENT READING	PREVIOUS READING	DESCRIPTION	AMOUNT
WATER				
<u>Thank You !</u>				
PREVIOUS BALANCE				

PLEASE RETURN THIS STUB WITH PAYMENT
ADDRESS CORRECTION ON BACK

METER READ

PREVIOUS READ DATE	CURRENT READ DATE

AMOUNT DUE	
DUE DATE	<u>15 th</u>

AMOUNT DUE	
DUE DATE	<u>15 TH</u>

SERVICE IS SUBJECT TO DISCONTINUANCE IF NOT RECEIVED TEN DAYS AFETR DUE DATE

George DeVille
ISSUING OFFICER
President
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.
WATER TARIFF

INDEX OF SERVICE AVAILABILITY

Sheet Number Rule Number

- Acceptance of Facilities.....
- Availability.....
- Construction of Oversized Facilities.....
- Customer Connection (Tap-in).....
- Customer Installation (Customer Maintained Lines).
- Cost Records and *As-Built* Plans.....
- Design by Independent Engineers.....
- Developer Agreements.....
- Easements and Rights-of-Way.....
- Extensions Outside Certificated Territory.....
- General Information.....
- Inspections.....
- Obligations of Developer.....
- Obligations of Utility.....
- Off-Site Facilities.....
- On-Site Facilities.....
- Refundable Advances.....
- Schedule of Fees and Charges.....
- System Design and Construction.....
- Table of Daily Flows.....
- Transfer of Contributed Property - Bills of Sale..

Go to Sheet No. 17.0

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

ORIGINAL SHEET NO. 23.0

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

INDEX OF SERVICE AVAILABILITY

	<u>Sheet Number</u>
Schedule of Fees and Charges.....	Go to Sheet No. 17.0
Service Availability Policy.....	24.0

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

NAME OF COMPANY MORNINGSIDE UTILITY INC.

WATER TARIFF

SERVICE AVAILABILITY POLICY

~~XXXXX~~

Service is available to all lots in
Morningside Development.

GEORGE DEVILLERS
ISSUING OFFICER

PRESIDENT
TITLE

Check received with filing and forwarded to Fiscal for deposit. Fiscal to forward a copy of check to RAR with proof of deposit.

Initials of person who forwarded check:

APPLICATION FOR ORIGINAL CERTIFICATE FOR A UTILITY IN EXISTENCE AND CHARGING RATES

(Pursuant to Section 367.045, Florida Statutes)

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

DEPOSIT
D 533
DATE
MAY 28 1997

The undersigned hereby makes application for original certificate(s) to operate a water X and/or wastewater utility in OSCEOLA County, Florida, and submits the following information:

PART I APPLICANT INFORMATION

A) The full name (as it appears on the certificate), address and telephone number of the applicant:

MORNINGSIDE UTILITY INC.

Name of utility

(407) 891-8383 (407) 892-6679
Phone No. Fax No.

SUNBEAM COURT
Office street address

KISSIMMEE FL. 34744
City State Zip Code

1106 MONROE AVENUE ST. CLOUD FL. 34769
Mailing address if different from street address

Internet address if applicable

B) The name, address and telephone number of the person to contact concerning this application:

MORNINGSIDE UTILITIES INC.
(407) 933-7717
1472 REGAL COURT
KISSIMMEE, FL 34744

1767

579

21 April 97

PAY TO THE ORDER OF Public Rates Commission \$ 750.00

Seven hundred fifty dollars and 00/100 - DOLLARS

FIRST NATIONAL BANK
OSCEOLA COUNTY
800 NORTH BERMUDA AVENUE
KISSIMMEE, FL 34741

Application

George DeVillars

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