

LAW OFFICES  
**BENJAMIN T. SHUMAN**  
611 N. PINE HILLS ROAD  
ORLANDO, FLORIDA  
32808

RECEIVED ORIGINAL  
FLORIDA PUBLIC  
SERVICE COMMISSION

98 MAR 25 AM 8:56  
MAIL ROOM (407) 295-4701

March 23, 1998

Florida Public Service Commission  
2540 Shumard Oak Blvd.  
Tallahassee, FL 32399-0870

980307-WIS

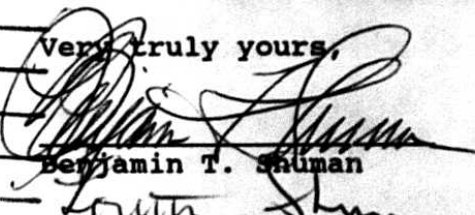
Re: Zellwood Station Co-Op, Inc.  
Notice Of Application For An Original Certificate  
For An Existing System Requesting Initial Rates  
And Charges

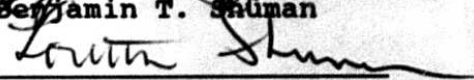
Gentlemen:

Pursuant to the attached Notice, we object to proceedings for the following reasons.

1. At time of purchase, we were advised by agent for Zellwood Station Co-Op, Inc. that water and sewer services would be furnished and the direct cost of operating the service included in our maintenance fee.
2. We were not informed or advised that the Co-Op or the share of the same that we were purchasing incident to purchasing our home was engaged in the operation of a public utility company and we object to that operation because our home is being subjected to the liabilities of such operation without our knowledge or consent.
3. We were not furnished with a copy of any petition, plan for approval, or other written information to enable us to make any determination about these proceedings and we were therefore denied due process of law.

Very truly yours,

  
Benjamin T. Shuman

  
Loretta Shuman  
3856 Parway Rd.  
Zellwood, FL 32798  
Shareholders, Lot 1341

cc: Zellwood Station Co-Op, Inc.  
2126 Spillman Drive  
Zellwood, FL 32798

ACK \_\_\_\_\_  
AFA \_\_\_\_\_  
APP \_\_\_\_\_  
CAF \_\_\_\_\_  
CMU \_\_\_\_\_  
CTR \_\_\_\_\_  
EAG \_\_\_\_\_  
LEG    \_\_\_\_\_  
LIN \_\_\_\_\_  
OPC \_\_\_\_\_  
RCH \_\_\_\_\_  
SEC    \_\_\_\_\_  
WAS    \_\_\_\_\_  
OTH \_\_\_\_\_

Correspondence  
DOCUMENT NUMBER-DATE

03529 MAR 25 98

FPSC-RECORDS/REPORTING



# ZELLWOOD STATION CO-OP, INC.

2126 SPILLMAN DRIVE  
ZELLWOOD, FLORIDA 32798-9799  
407-886-0000

ORIGINAL



## NOTICE OF APPLICATION FOR AN ORIGINAL CERTIFICATE FOR AN EXISTING SYSTEM REQUESTING INITIAL RATES AND CHARGES

March 4, 1998

Benjamin Shuman  
3856 Parway Road  
Zellwood FL 32798

Subject: Notice of application for an original certificate  
for an existing system requesting initial rates and  
charges

Dear Resident:

Pursuant to Section 367.071, Florida Statutes, you are hereby given notice of the application to the Florida Public Service Commission for an original certificate for an existing system requesting initial rates and charges. The service areas are the water and wastewater facilities described in Attachment A and A-1 to this notice.

Any objection to the application must be made in writing within thirty (30) days from the date of this notice to the Division of Records and Reporting, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0870, and a copy of the objection must be sent to Zellwood Station Co-op, Inc., 2126 Spillman Drive, Zellwood, Florida 32798.

Very truly yours,

ZELLWOOD STATION CO-OP, INC.

BY   
Irving L. Perkins, President

## ATTACHMENT A

### PARCEL 1:

Begin at a point on the West line of Section 25, Township 20, South, Range 27 East, Orange County, Florida, said point being 30.00 feet South of the Northwest corner of said Section 25; thence run North  $85^{\circ}44'53''$  East, along the South line of the North 30.00 feet of the West half of said Section 25, 2645.959 feet to a point on the North-South quarter section line, said point being 30.00 feet South of the North quarter corner of said Section 25, thence run North  $87^{\circ}35'27''$  East, along the South line of the North 30.00 feet of the East half of said Section 25; 1349.217 feet to a point on the East line of the West three quarters of said Section 25; thence run South  $02^{\circ}46'51''$  East, along the East line of the West three-quarters of said Section 25, 5283.769 feet to a point 30.00 feet North of the South line of said Section 25; thence run South  $86^{\circ}50'37''$  West, along the North line of the South 30.00 feet of said Section 25, 1322.303 feet to a point on the North-South Quarter section line of said Section 25, said point being 30.00 feet North of the South quarter corner of said Section 25; thence run South  $86^{\circ}50'37''$  West along the north line of the South 30.00 feet of said Section 25, 2229.402 feet to a point 430.00 feet East of the West line of said Section 25; thence run North  $02^{\circ}58'42''$  West, parallel to the West line of said Section 25, 95.00 feet; thence run South  $86^{\circ}50'37''$  West, parallel to the South line of said Section 25, 430.00 feet to a point on the West line of said Section 25; thence run South  $02^{\circ}58'42''$  East, along the West line of said Section 25, 95.00 feet to a point 30.00 feet North of the Southwest corner of said Section 25; thence run South  $87^{\circ}09'16''$  West, along the north line of the South 30.00 feet of Section 26, Township 20 South, Range 27 East, 2629.027 feet to a point on the North-South quarter Section line of said Section 26, said point being 30.00 feet north of the South Quarter corner of Said Section 26; thence run South  $86^{\circ}45'34''$  West, along the North line of the South 30.00 feet of said Section 26, 16.523 feet to a point of intersection with the northerly right of way of State Road 441, said point being on a curve concave southwesterly and having a radius of 5859.65 feet and tangent bearing at said point of North  $42^{\circ}14'25''$  West, thence run northwesterly, along said curve and northerly right of way, 588.174 feet through a central angle of  $05^{\circ}45'04''$  to the point of tangency of said curve; thence run North  $47^{\circ}59'29''$  West, continuing along said northerly right of way, 850.808 feet to a point of intersection with the East line of the West 330.00 feet of the East half of the southwest quarter of said section 26, thence run North  $03^{\circ}22'34''$  West along said East line of the West 330.00 feet, 371.027 feet to a point 93.00 feet North of the North line of the southeast quarter of the southwest quarter of said Section 26; thence run North  $87^{\circ}07'09''$  East, parallel to the North line of said southeast quarter of the southwest quarter 1003.524 feet to a point of intersection with the North-South quarter section line of said Section 26, thence run North  $03^{\circ}27'28''$  West, along the North-South Quarter section line of said Section 26, 3300.103 feet to a point 699.00 feet South of the North quarter corner of said Section 26, thence run North  $89^{\circ}49'16''$  East, parallel to the North line of the East half of said Section 26, 788.00 feet, thence run North  $03^{\circ}27'28''$  West parallel to the North-South quarter section line of said Section 26, 669.00 feet to a point 30.00 feet South of the North line of the East half of said Section 26, thence run North  $89^{\circ}49'16''$  East, along the South line of the North 30.00 feet of the East half of said Section 26, 1894.646 feet to the Point of Beginning.



## ATTACHMENT A -1

### PARCEL 2

A parcel of land lying in the northwest quarter of the northeast quarter of Section 35, Township 20 South, Range 27 East, Orange County, Florida, said parcel being more particularly described as follows: From the northwest corner of the northwest quarter of the northeast quarter of Section 35, Township 20 South, Range 27 East, thence run North  $87^{\circ}09'16''$  East, along the North line of the northeast quarter of said Section 35, 7.536 feet to a point on the northerly right of way line of State Road No. 441, said point being on a curve concave Southwesterly and having a radius of 5859.65 feet; and a tangent bearing at said point of South  $41^{\circ}51'47''$  East, thence run Southeasterly, along said curve and Northerly right of way line, 38.510 feet through a central angle of  $00^{\circ}22'36''$  to a point, said point being on the Southerly right of way line of Yother Road and having a tangent bearing of South  $41^{\circ}29'12''$  East, said point also being the Point of Beginning, thence run North  $87^{\circ}09'16''$  East, along said southerly right of way line of Yother Road, 160.332 feet to an intersection with the Northerly right of way line of Merrimac Drive, thence run South  $48^{\circ}51'14''$  West, along said northerly right of way line of Merrimac Drive, 126.076 feet to a point, said point being on the northerly right of way line of said State Road No. 441 and on a curve with a tangent bearing at said point of North  $40^{\circ}30'54''$  West, thence run northwesterly, along said curve and northerly right of way line of said State Road No. 441, 99.373 feet through a central angle of  $00^{\circ}58'18''$  to the Point of Beginning.

### PARCEL 3:

From the Northwest Corner of the Northeast 1/4 of Section 35, Township 20 South, Range 27 East, Orange County, Florida, run North  $87^{\circ}09'16''$  East along the north line of said Northeast 1/4 of Section 35 a distance of 760.52 feet for the Point of Beginning; thence continue North  $87^{\circ}09'16''$  East along said North line 348.97 feet to a point on a curve concave Southeasterly and having a radius of 585.60 feet; said point also being on the Northwesterly right of way line of Yothers Road, as recorded in O.R. Book 2658, Page 1318, of the Public Records of Orange County, Florida, thence from a tangent bearing of South  $55^{\circ}53'46''$  West, run Southwesterly along the arc of said curve and said northwesterly right of way line 43.28 feet through a central angle of  $04^{\circ}14'05''$  to a point of compound curvature of a curve concave southeasterly and having a radius of 526.37 feet; thence run Southerly along the arc of said curve 115.87 feet through a central angle of  $12^{\circ}36'45''$ ; thence leaving said Northwesterly right of way line run North  $50^{\circ}57'04''$  West 37.04 feet to a point on a curve concave northerly and having a radius of 243.00 feet; thence from a tangent bearing of South  $82^{\circ}04'38''$  West run Westerly along the arc of said curve 220.63 feet through a central angle of  $52^{\circ}01'15''$  to a Point of Beginning.