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fax (202) 624-0659

Reply to Tallahassee

June 27, 2001

VIA HAND DELIVERY

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

010920-TX
010921-TS

RECEIVED-FPSC
01 JUN 27 AM 10:39
RECORDS AND REPORTING

Re: HTG Services, L.L.C.
Alternative Local Exchange Service Application
Shared Tenant Service Application

Dear Ms. Bayo:

Enclosed for filing on behalf of HTG Services, L.L.C. are the originals and six (6) copies of the following:

1. Application Form for Authority to Provide Alternative Local Exchange Service, along with the \$250 filing fee; and
2. Application Form for Authority to Provide Shared Tenant Service, along with the \$100 filing fee.

Thank you for your assistance in this matter.

Sincerely,

Charles P. Wiggins

for Patrick K. Wiggins

PKW:plk
Enclosures

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:
AM

ALER
DOCUMENT NUMBER-DATE

07956 JUN 27 01

FPSC-RECORDS/REPORTING

STS
DOCUMENT NUMBER-DATE

07957 JUN 27 01

FPSC-RECORDS/REPORTING

**** FLORIDA PUBLIC SERVICE COMMISSION ****

DIVISION OF REGULATORY OVERSIGHT
CERTIFICATION SECTION

APPLICATION FORM
for
AUTHORITY TO PROVIDE
ALTERNATIVE LOCAL EXCHANGE SERVICE
WITHIN THE STATE OF FLORIDA

010920-TX

Instructions

- ◆ This form is used as an application for an original certificate and for approval of the assignment or transfer of an existing certificate. In the case of an assignment or transfer, the information provided shall be for the assignee or transferee (See Page 12).
- ◆ Print or type all responses to each item requested in the application and appendices. If an item is not applicable, please explain why.
- ◆ Use a separate sheet for each answer which will not fit the allotted space.
- ◆ Once completed, submit the original and six (6) copies of this form along with a non-refundable application fee of **\$250.00** to:

Florida Public Service Commission
Division of Records and Reporting
2540 Shumard Oak Blvd.
Tallahassee, Florida 32399-0850
(850) 413-6770

- ◆ If you have questions about completing the form, contact:

Florida Public Service Commission
Division of Regulatory Oversight
Certification Section
2540 Shumard Oak Blvd.
Tallahassee, Florida 32399-0850
(850) 413-6480

APPLICATION

1. This is an application for $\sqrt{\quad}$ (check one):

- Original certificate** (new company).
- Approval of transfer of existing certificate:** Example, a non-certificated company purchases an existing company and desires to retain the original certificate of authority.
- Approval of assignment of existing certificate:** Example, a certificated company purchases an existing company and desires to retain the certificate of authority of that company.
- Approval of transfer of control:** Example, a company purchases 51% of a certificated company. The Commission must approve the new controlling entity.

2. Name of company:

HTG Services, L.L.C.

3. Name under which the applicant will do business (fictitious name, etc.):

HTG Services, L.L.C.

4. Official mailing address (including street name & number, post office box, city, state, zip code):

3225 Aviation Avenue
Penthouse Suite
Coconut Grove, FL 33133

5. Florida address (including street name & number, post office box, city, state, zip code):

3225 Aviation Avenue
Penthouse Suite
Coconut Grove, FL 33133

6. Structure of organization:

- Individual Corporation
 Foreign Corporation Foreign Partnership
 General Partnership Limited Partnership
 Other: Limited Liability Company
Florida Secretary of State Registration No.: L01000009801

7. If individual, provide:

Name:

Title:

Address:

City/State/Zip:

Telephone No.: _____ Fax No.:

Internet E-Mail Address:

Internet Website Address:

8. If incorporated in Florida, provide proof of authority to operate in Florida:

(a) **The Florida Secretary of State corporate registration number:**

9. If foreign corporation, provide proof of authority to operate in Florida:

(a) The Florida Secretary of State corporate registration number:

10. If using fictitious name-d/b/a, provide proof of compliance with fictitious name statute (Chapter 865.09, FS) to operate in Florida:

(a) The Florida Secretary of State fictitious name registration number:

11. If a limited liability partnership, provide proof of registration to operate in Florida:

(a) The Florida Secretary of State registration number:

12. If a partnership, provide name, title and address of all partners and a copy of the partnership agreement.

Name:

Title:

Address:

City/State/Zip:

Telephone No.: _____ Fax No.:

Internet E-Mail Address:

Internet Website Address:

13. If a foreign limited partnership, provide proof of compliance with the foreign limited partnership statute (Chapter 620.169, FS), if applicable.

(a) The Florida registration number:

14. Provide F.E.I. Number(if applicable):

HTG Services, L.L.C.'s F.E.I. Number is 65-1114317.

15. Indicate if any of the officers, directors, or any of the ten largest stockholders have previously been:

(a) adjudged bankrupt, mentally incompetent, or found guilty of any felony or of any crime, or whether such actions may result from pending proceedings. Provide explanation.

No officer, director or stockholder of HTG Services, L.L.C. has been adjudged bankrupt, mentally incompetent, or found guilty of any felony or of any crime and no such action may result from pending proceedings.

(b) an officer, director, partner or stockholder in any other Florida certificated telephone company. If yes, give name of company and relationship. If no longer associated with company, give reason why not.

No officer, director or stockholder of HTG Services, L.L.C. has been an officer, director, partner or stockholder in any other Florida certificated telephone company.

16. Who will serve as liaison to the Commission with regard to the following?

(a) The application:

Name: Kenneth G. Cassel

Title: Vice President Operations; HTG Services, L.L.C.

Address: 3225 Aviation Avenue, Penthouse Suite

City/State/Zip: Coconut Grove, Florida 33133

Telephone No.: (305) 860-8188 Fax No.: (305) 860-8308

Internet E-Mail Address: KenC@housingtrustgroup.com

Internet Website Address:

(b) Official point of contact for the ongoing operations of the company:

Name: Kenneth G. Cassel
Title: Vice President Operations; HTG Services, L.L.C.
Address: 3225 Aviation Avenue, Penthouse Suite
City/State/Zip: Coconut Grove, Florida 33133
Telephone No.: (305) 860-8188 Fax No.: (305) 860-8308
Internet E-Mail Address: KenC@housingtrustgroup.com
Internet Website Address:

(c) Complaints/Inquiries from customers:

Name: Sharon Drinkard-Hawkshawe
Title: Director of Administration; Housing Trust Group of Florida, L.L.C.
Address: 3225 Aviation Avenue, Penthouse Suite
City/State/Zip: Coconut Grove, Florida 33133
Telephone No.: (305) 860-8188 Fax No.: (305) 860-1856
Internet E-Mail Address: Sharonh@housingtrustgroup.com
Internet Website Address:

17. List the states in which the applicant:

(a) has operated as an alternative local exchange company.

HTG Services, L.L.C. has not operated as an alternative local exchange Company.

- (b) has applications pending to be certificated as an alternative local exchange company.

HTG Services, L.L.C. has no other applications pending to be certificated as an alternative local exchange company.

- (c) is certificated to operate as an alternative local exchange company.

HTG Services, L.L.C. is not presently certificated to operate as an alternative local exchange company in any jurisdiction.

- (d) has been denied authority to operate as an alternative local exchange company and the circumstances involved.

HTG Services, L.L.C. has never been denied authority to operate as an alternative local exchange company.

- (e) has had regulatory penalties imposed for violations of telecommunications statutes and the circumstances involved.

HTG Services, L.L.C. has never had regulatory penalties imposed for violations of telecommunications statutes.

- (f) has been involved in civil court proceedings with an interexchange carrier, local exchange company or other telecommunications entity, and the circumstances involved.

HTG Services, L.L.C. has never been involved in civil court proceedings with an interexchange carrier, local exchange company or other telecommunications entity.

18. Submit the following:

- A. Managerial capability: give resumes of employees/officers of the company that would indicate sufficient managerial experiences of each.**

See Attachment A.

- B. Technical capability: give resumes of employees/officers of the company that would indicate sufficient technical experiences or indicate what company has been contracted to conduct technical maintenance.**

COMDIAL
1180 Seminole Trail
P.O. Box 7266
Charlottesville, VA 22906-7266

C. Financial capability.

The application **should contain** the applicant's audited financial statements for the most recent 3 years. If the applicant does not have audited financial statements, it shall so be stated.

Note: Company just formed – No financial statements available.

The unaudited financial statements should be signed by the applicant's chief executive officer and chief financial officer affirming that the financial statements are true and correct and should include:

1. the balance sheet;
2. income statement; and
3. statement of retained earnings.

NOTE: *This documentation may include, but is not limited to, financial statements, a projected profit and loss statement, credit references, credit bureau reports, and descriptions of business relationships with financial institutions.*

Further, the following (which includes supporting documentation) should be provided:

1. **written explanation** that the applicant has sufficient financial capability to provide the requested service in the geographic area proposed to be served.

2. **written explanation** that the applicant has sufficient financial capability to maintain the requested service.
3. **written explanation** that the applicant has sufficient financial capability to meet its lease or ownership obligations.

See Attachment B.

THIS PAGE MUST BE COMPLETED AND SIGNED
APPLICANT ACKNOWLEDGMENT STATEMENT

1. **REGULATORY ASSESSMENT FEE:** I understand that all telephone companies must pay a regulatory assessment fee in the amount of .15 of one percent of gross operating revenue derived from intrastate business. Regardless of the gross operating revenue of a company, a minimum annual assessment fee of \$50 is required.
2. **GROSS RECEIPTS TAX:** I understand that all telephone companies must pay a gross receipts tax of two and one-half percent on all intra and interstate business.
3. **SALES TAX:** I understand that a seven percent sales tax must be paid on intra and interstate revenues.
4. **APPLICATION FEE:** I understand that a non-refundable application fee of \$250.00 must be submitted with the application.

UTILITY OFFICIAL:

Kenneth G. Cassel
Print Name

Kenneth G. Cassel VP operations
Signature

Vice President, Operations
Title

Date *6/18/01*

305.860.8188 **305.860.8308**
Telephone No. Fax No.

Address: 3225 Aviation Avenue, Penthouse Suite
Coconut Grove, FL 33133

THIS PAGE MUST BE COMPLETED AND SIGNED

AFFIDAVIT

By my signature below, I, the undersigned officer, attest to the accuracy of the information contained in this application and attached documents and that the applicant has the technical expertise, managerial ability, and financial capability to provide alternative local exchange company service in the State of Florida. I have read the foregoing and declare that, to the best of my knowledge and belief, the information is true and correct. I attest that I have the authority to sign on behalf of my company and agree to comply, now and in the future, with all applicable Commission rules and orders.

Further, I am aware that, pursuant to Chapter 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 and s. 775.083."

UTILITY OFFICIAL:

Kenneth G. Cassel
Print Name


Signature

Vice President, Operations
Title

6/18/01
Date

305.860.8188
Telephone No.

305.860.8308
Fax No.

**Address: 3225 Aviation Avenue, Penthouse Suite
Coconut Grove, FL 33133**

INTRASTATE NETWORK (if available)

Chapter 25-24.825 (5), Florida Administrative Code, requires the company to make available to staff the alternative local exchange service areas only upon request.

1. **POP:** Addresses where located, and indicate if owned or leased.

1) _____ 2)

3) _____ 4)

2. **SWITCHES:** Address where located, by type of switch, and indicate if owned or leased.

1) _____ 2)

3) _____ 4)

3. **TRANSMISSION FACILITIES:** POP-to-POP facilities by type of facilities (microwave, fiber, copper, satellite, etc.) and indicate if owned or leased.

POP-to-POP

OWNERSHIP

1) _____

2) _____

3) _____

4) _____

EXHIBIT A

STEWART MARCUS

Stewart Marcus is the president and chief executive officer of Housing Trust Group and the co-founder and principal of Housing Trust International, Inc., a fully integrated real estate investment firm headquartered in Coconut Grove, Florida with regional office in Hollywood and Tampa. Housing Trust Group's operations include commercial and residential real estate for which it provides property management, commercial brokerage, marketing and sales of multi-family residential units, property acquisitions and joint venture operations.

Mr. Marcus is a former principal and co-founder of the Cornerstone Group located in Coral Gables, Florida. During his tenure with Cornerstone, the Company was directly responsible for the development and management of approximately 2,000 affordable housing units.

In addition, Mr. Marcus serves as the chief executive officer and is a co-founder of HealthTrust American, L.L.C., a South Florida based developer, owner and manager of up-scale adult congregate living communities. The Company under Mr. Marcus' leadership has entered into the healthcare industry for the purpose of providing quality living alternatives and dedicated and caring service for seniors. HealthTrust presently is operating its Carlisle Naples and Carlisle Palm Beach communities and has additional South Florida sites in the early stages of development and investigation.

Marcus directs the sales and investment operations for HealthTrust America and Housing Trust International having privately placed the required equity to finance almost three hundred million dollars of the two companies' development activities over the past several years. He is active in the strategic planning and implementation of all the companies' development and financial activities.

Previously Mr. Marcus has held various key management positions with corporations providing independent marketing and consulting services; raising of substantial equity capital on a local, regional and national basis; assembling effective and unique broker/dealer networks; and hiring, training and supervising national sales forces. He also has extensive experience in managing "start-up" and "turn around" real estate projects for large corporations nationwide.

Marcus spent the first few years of his career in mortgage origination and land sales. He is a graduate of the University of Miami in 1966 with a B.B.A. in Marketing. While at the University of Miami, he was the captain of the men's basketball team.

Randy E. Rieger

Randy Rieger is the Co-founder, President, and Chief Executive Officer of Housing Trust Group of Florida, L.L.C., the founder and principal of Randy E. Rieger, P.A., and the co-founder and principal of Royal T Land, Inc., all real estate/development-related companies headquartered in Miami, Florida. All of the aforementioned companies are active in the development, sale, and management of real estate holdings throughout the State of Florida.

In addition, Randy E. Rieger, P.A., of which Mr. Rieger is President, sole principal, and founder, is currently the sole Authorized Agent and Managing General Partner for a publicly-held real estate development company, Royal Palm Beach Colony, L.P., and has been associated with said company in excess of thirty years.

Mr. Rieger has been actively involved in large-scale community developments throughout the southeastern United States and has been responsible for developing thousands of single- and multi-family residential units, numerous commercial properties, and other properties throughout Florida.

Mr. Rieger directs the acquisition and development for Housing Trust Group of Florida, L.L.C. In addition, he is active in the planning and implementation of all of the company's developments, acquisitions, and financial activities.

Mr. Rieger has had extensive sales, marketing, development, and management experience, providing independent marketing, management and sales consulting for numerous large corporations.

Richard M. Goldberg

Richard M. Goldberg is the Senior Vice President of Operations for Clinton Management Group, Inc. and is directly responsible for the supervision of property management operations. He brings to the Company years of hands-on practical knowledge and experience in the management and operation of housing communities.

During the past eight years Mr. Goldberg has been responsible for the operation of approximately fifteen hundred affordable housing and other government subsidized housing units including:

- **River Oaks – Florida City, Florida**
- **Oaks at Ellerton – Ellerton, Florida**
- **Villas at Cove Crossing – Lantana, Florida**
- **Center Court, North Miami, Florida**
- **Villa Hermosa – Miami, Florida**
- **Olympia Building – Miami, Florida**
- **Grove Point – Ruskin, Florida**
- **Sherwood Lakes – Tampa, Florida**

Mr. Goldberg's duties for these communities included, among others, the following:

- **Construction of the facilities**
- **Hiring of key personnel**
- **Generating marketing and leasing plans and signing of leases**
- **Overall compliance responsibility**
- **Preparation of procedural and operational manuals**
- **Maintenance of the facilities**
- **Overseeing community activities**
- **Supervising and controlling delinquencies and collections**

Richard M. Goldberg
Continued

Richard M. Goldberg is also a Senior Vice President of Clinton Communities, L.L.C. (a developer of affordable housing communities) in charge of the construction, due diligence on new acquisitions and capital improvements.

During his more than thirty years in the real estate industry, Mr. Goldberg has been an officer of various large companies. These included; (1) a company having a real estate portfolio in excess of \$300,000,000 where he was responsible for over 50 major properties in 39 states comprising over 7 million square feet of retail, office, industrial, warehouse and self storage space and over 10,000 residential units and; (2) a financial institution where he was directly responsible for the completion of construction, operation and management of the 600,000 square foot CenTrust Tower in downtown Miami.

Richard Goldberg is a graduate of the University of Florida with a BSBA in Real Estate and Construction Management. He is a Certified Property Manager (CPM), a Certified Shopping Center Manager (CSM) and a Real Property Administrator (RPA). Mr. Goldberg is also a licensed Florida Real Estate Broker and Florida Mortgage Broker.

PETER F. FAGAN

Peter F. Fagan is the Senior Vice President – Finance and Chief Financial Officer of Clinton Management Group, Inc., HealthTrust America, L.L.C., Clinton International Group, Inc. and all of their related operations. Mr. Fagan brings to the companies broad expertise in the development and administration of real estate properties for general real estate, specific community sales and assembling of bulk properties for development.

As chief operating officer and/or chief financial officer for several large development and construction operations, Mr. Fagan has been heavily involved in the acquisition of properties and the financial planning and structuring of projects and operations. He is also experienced in the planning, developing, zoning and management of adult congregate living facilities, residential communities, golf and tennis country clubs, as well as commercial projects.

Previously, as chief operating officer, he was responsible for the management of a group of companies in the development, construction and property management business with over three hundred employees and a portfolio of properties in excess of five hundred million dollars. Included in his responsibilities was the overall management of 4,800 rental units in nine communities.

Mr. Fagan's achievements have been recognized through several awards for excellence and affordability for residential housing, architectural excellence in community design and country club design. He has taught accounting and business courses in accredited colleges, corporate national seminars and as a guest lecturer.

Mr. Fagan began his business career with the national accounting firm of Arthur Young & Company and was a principal in their Miami office. He is a graduate of Long Island University with a Bachelor of Science degree in accounting and is a Florida licensed Certified Public Accountant. In addition, he is also a Florida licensed Real Estate Broker and GRI.

EXHIBIT B

19. C Financial Capability

HTG Services, LLC has recently been formed and consequently, no financial statements are available at this time. However, the principals of HTG Services, LLC have extensive business and management experience and have sufficient financial capability to fund the start-up and on-going operations for this company and meet any and all financial, lease or ownership obligations. These Principals have done business in the State of Florida for over 30 years and have established on-going working relationships with many lending institutions such as the following:

- BankAtlantic - William R. Corso
Senior Vice President
Commercial Lending Division
1750 East Sunrise Blvd.
Ft. Lauderdale, FL 33304-3013

- Mellon United - Mario Trueba
National Bank Senior Vice President
1399 SW First Ave.
Miami, FL 33130

- First Union - John White
National Bank Sr. V.P. Commercial Real Estate
Prudential Real Estate Investors
Two Ravinia Drive
Suite 1400
Atlanta, GA 30346