

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - MARIANNA

SCHEDULE CT-1
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CONSERVATION ADJUSTMENT TRUE-UP

FOR MONTHS January-02 THROUGH December-02

1.	ADJUSTED END OF PERIOD TOTAL NET TRUE-UP		
2.	FOR MONTHS January-02 THROUGH December-02		
3.	END OF PERIOD NET TRUE-UP		
4.	PRINCIPAL	<u>(2,276)</u>	
5.	INTEREST	<u>278</u>	<u>(1,998)</u>
6.	LESS PROJECTED TRUE-UP		
7.	November-02 (DATE) HEARINGS		
8.	PRINCIPAL	<u>4,788</u>	
9.	INTEREST	<u>300</u>	<u>5,088</u>
10.	ADJUSTED END OF PERIOD TOTAL TRUE-UP		<u><u>(7,086)</u></u>

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DOCUMENT NUMBER-DATE

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FPSC-COMMISSION CLERK

ANALYSIS OF ENERGY CONSERVATION PROGRAM COSTS
ACTUAL VS PROJECTED

	FOR MONTHS	January-02	THROUGH	December-02	
		<u>ACTUAL</u>		<u>PROJECTED*</u>	<u>DIFFERENCE</u>
1.	LABOR/PAYROLL	93,129		90,480	2,649
2.	ADVERTISING	62,214		66,145	(3,931)
3.	LEGAL	7,338		7,579	(241)
4.	OUTSIDE SERVICES/CONTRACT	3,720		3,807	(87)
5.	VEHICLE COST	9,463		8,517	946
6.	MATERIAL & SUPPLIES	10,783		4,523	6,260
7.	TRAVEL	7,910		10,497	(2,587)
8.	GENERAL & ADMIN	35,539		42,262	(6,723)
9.	INCENTIVES	0		0	0
10.	OTHER	859		731	128
11.	SUB-TOTAL	230,955		234,541	(3,586)
12.	PROGRAM REVENUES				
13.	TOTAL PROGRAM COSTS	230,955		234,541	(3,586)
14.	LESS: PRIOR PERIOD TRUE-UP	(28,208)		(28,208)	0
15.	AMOUNTS INCLUDED IN RATE BASE				
16.	CONSERVATION ADJ REVENUE	261,439		257,961	3,478
17.	ROUNDING ADJUSTMENT				
18.	TRUE-UP BEFORE INTEREST	(2,276)		4,788	(7,064)
19.	ADD INTEREST PROVISION	278		300	(22)
20.	END OF PERIOD TRUE-UP	(1,998)		5,088	(7,086)

() REFLECTS OVERRECOVERY
* 8 MONTHS ACTUAL AND 4 MONTHS PROJECTED

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ACTUAL CONSERVATION PROGRAM COSTS PER PROGRAM

FOR MONTHS January-02 THROUGH December-02

PROGRAM NAME	LABOR & PAYROLL	ADVERTISING	LEGAL	OUTSIDE SERVICES	VEHICLE COST	MATERIALS & SUPPLIES	TRAVEL	GENERAL & ADMIN.	INCENTIVES	OTHER	SUB TOTAL	PROGRAM REVENUES	TOTAL
1.													0
2.													0
3.													0
4.													0
5.													0
6.													0
7.													0
8.													0
9.													0
10. Common	42,136	0	759	0	9,463	4,425	2,547	8,958	0	859	69,147		69,147
11. Residential Geothermal Heat Pump	(53)	0	1,892	0	0	0	0	0	0	0	1,839		1,839
12. GoodCents Home/Energy Star	17,715	12,164	2,580	2,945	0	3,265	2,816	2,701	0	0	44,186		44,186
13. GoodCents Energy Survey Program	17,349	9,182	1,976	648	0	1,311	1,861	1,447	0	0	33,774		33,774
14. GoodCents Loan Program	49	1,719	47	20	0	8	0	21,971	0	0	23,814		23,814
15. GoodCents Commercial Building	7,184	188	0	0	0	631	660	(578)	0	0	8,085		8,085
16. GoodCents Commercial Tech. Assistance	8,566	38,961	84	107	0	1,117	26	1,040	0	0	49,901		49,901
17. Low Income	183	0	0	0	0	26	0	0	0	0	209		209
18. Affordable Housing/Builders Program	0	0	0	0	0	0	0	0	0	0	0		0
	0	0	0	0	0	0	0	0	0	0	0		0
TOTAL ALL PROGRAMS	93,129	62,214	7,338	3,720	9,463	10,783	7,910	35,539	0	859	230,955	0	230,955

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CONSERVATION COSTS PER PROGRAM--VARIANCE ACTUAL VS PROJECTED
VARIANCE ACTUAL VS PROJECTED

FOR MONTHS January-02 THROUGH December-02

PROGRAM NAME	LABOR & PAYROLL	ADVERTISING	LEGAL	OUTSIDE SERVICES	VEHICLE COST	MATERIALS & SUPPLIES	TRAVEL	GENERAL & ADMIN.	INCENTIVES	OTHER	SUB TOTAL	PROGRAM REVENUES	TOTAL
1.													
2.													
3.													
4.													
5.													
6.													
7.													
8.													
9.													
10. Common	(4,466)	0	(241)	0	946	3,233	(566)	421	0	128	(545)	0	(545)
11. Residential Geothermal Heat Pump	(660)	(330)	0	0	0	(30)	(70)	(70)	0	0	(1,160)	0	(1,160)
12. GoodCents Home/Energy Star	3,396	(2,240)	0	573	0	1,050	(91)	109	0	0	2,797	0	2,797
13. GoodCents Energy Survey Program	3,491	(3,232)	0	0	0	1,023	(470)	(255)	0	0	557	0	557
14. GoodCents Loan Program	(2,130)	(4,911)	0	0	0	(230)	(470)	(5,910)	0	0	(13,651)	0	(13,651)
15. GoodCents Commercial Building	1,059	(5,539)	0	(330)	0	401	(460)	(671)	0	0	(5,540)	0	(5,540)
16. GoodCents Commercial Tech. Assistance	2,209	12,321	0	(330)	0	887	(460)	(287)	0	0	14,340	0	14,340
17. Low Income	(90)	0	0	0	0	(24)	0	(30)	0	0	(144)	0	(144)
18. Affordable Housing/Builders Program	(160)	0	0	0	0	(50)	0	(30)	0	0	(240)	0	(240)
TOTAL ALL PROGRAMS	2,649	(3,931)	(241)	(87)	946	6,260	(2,587)	(6,723)	0	128	(3,586)	0	(3,586)

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ENERGY CONSERVATION ADJUSTMENT CALCULATION OF TRUE-UP AND INTEREST PROVISION
SUMMARY OF EXPENSES BY PROGRAM BY MONTH

FOR MONTHS	THROUGH												TOTAL
	January-02	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	
A. CONSERVATION EXPENSE BY PROGRAM	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	
1.													0
2.													0
3.													0
4.													0
5.													0
6.													0
7.													0
8.													0
9.													0
10. Common	6,848	5,436	5,607	4,856	4,378	5,456	6,190	6,363	4,589	6,071	8,231	5,122	69,147
11. Residential Geothermal Heat Pump	(53)	0	0	0	0	0	0	1,892	0	0	0	0	1,839
12. GoodCents Home/Energy Star	4,635	4,886	5,112	3,696	2,745	2,874	2,284	6,116	1,981	3,536	3,875	2,446	44,186
13. GoodCents Energy Survey Program	2,735	3,204	2,321	3,416	3,496	2,078	1,703	5,223	1,906	2,039	3,375	2,278	33,774
14. GoodCents Loan Program	16,020	732	143	78	0	37	6,650	(235)	(60)	(60)	(60)	569	23,814
15. GoodCents Commercial Building	718	898	190	378	450	391	551	690	869	590	1,264	1,096	8,085
16. GoodCents Commercial Tech. Assistance	400	732	1,017	644	1,562	881	15,327	5,638	3,572	7,557	8,399	4,172	49,901
17. Low Income	0	0	0	0	0	0	37	76	76	20	0	0	209
18. Affordable Housing/Builders Program	0	0	0	0	0	0	0	0	0	0	0	0	0
19.	0	0	0	0	0	0	0	0	0	0	0	0	0
20.													
21. TOTAL ALL PROGRAMS	31,303	15,888	14,390	13,068	12,631	11,717	32,742	25,763	12,933	19,753	25,084	15,683	230,955
22. LESS AMOUNT INCLUDED IN RATE BASE													
23. RECOVERABLE CONSERVATION EXPENSES	31,303	15,888	14,390	13,068	12,631	11,717	32,742	25,763	12,933	19,753	25,084	15,683	230,955

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - MARIANNA

SCHEDULE CT-3

CALCULATION OF TRUE-UP AND INTEREST PROVISION

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FOR MONTHS January-02 THROUGH December-02

B. CONSERVATION REVENUES	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. RESIDENTIAL CONSERVATION													0
2. CONSERVATION ADJ. REVENUES	24,619	17,812	19,474	17,132	21,251	22,451	23,964	25,659	25,373	22,732	18,523	22,449	261,439
3. TOTAL REVENUES	24,619	17,812	19,474	17,132	21,251	22,451	23,964	25,659	25,373	22,732	18,523	22,449	261,439
4. PRIOR PERIOD TRUE-UP ADJ. NOT APPLICABLE TO THIS PERIOD	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,351)	(2,347)	(28,208)
5. CONSERVATION REVENUE APPLICABLE	22,268	15,461	17,123	14,781	18,900	20,100	21,613	23,308	23,022	20,381	16,172	20,102	233,231
6. CONSERVATION EXPENSES (FROM CT-3, PAGE 1, LINE 23)	31,303	15,888	14,390	13,068	12,631	11,717	32,742	25,763	12,933	19,753	25,084	15,683	230,955
7. TRUE-UP THIS PERIOD (LINE 5 - 6)	(9,035)	(427)	2,733	1,713	6,269	8,383	(11,129)	(2,455)	10,089	628	(8,912)	4,419	2,276
8. INTEREST PROVISION THIS PERIOD (FROM CT-3, PAGE 3, LINE 10)	(48)	(51)	(46)	(39)	(29)	(16)	(13)	(20)	(12)	0	(2)	(2)	(278)
9. TRUE-UP AND INTEREST PROVISION BEGINNING OF MONTH	(28,208)	(34,940)	(33,067)	(28,029)	(24,004)	(15,413)	(4,695)	(13,486)	(13,610)	(1,182)	1,797	(4,766)	(28,208)
9A. DEFERRED TRUE-UP BEGINNING OF PERIOD													
10. PRIOR TRUE-UP COLLECTED (REFUNDED)	2,351	2,351	2,351	2,351	2,351	2,351	2,351	2,351	2,351	2,351	2,351	2,347	28,208
11. TOTAL NET TRUE-UP (LINES 7+8+9+9A+10)	(34,940)	(33,067)	(28,029)	(24,004)	(15,413)	(4,695)	(13,486)	(13,610)	(1,182)	1,797	(4,766)	1,998	1,998

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CALCULATION OF TRUE-UP AND INTEREST PROVISION

FOR MONTHS January-02 THROUGH December-02

C. INTEREST PROVISION	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. BEGINNING TRUE-UP (LINE B-9)	(28,208)	(34,940)	(33,067)	(28,029)	(24,004)	(15,413)	(4,695)	(13,486)	(13,610)	(1,182)	1,797	(4,766)	(28,208)
2. ENDING TRUE-UP BEFORE INTEREST (LINES B7+B9+B9A+B10)	(34,892)	(33,016)	(27,983)	(23,965)	(15,384)	(4,679)	(13,473)	(13,590)	(1,170)	1,797	(4,764)	2,000	2,276
3. TOTAL BEG. AND ENDING TRUE-UP	(63,100)	(67,956)	(61,050)	(51,994)	(39,388)	(20,092)	(18,168)	(27,076)	(14,780)	615	(2,967)	(2,766)	(25,932)
4. AVERAGE TRUE-UP (LINE C-3 X 50%)	(31,550)	(33,978)	(30,525)	(25,997)	(19,694)	(10,046)	(9,084)	(13,538)	(7,390)	308	(1,484)	(1,383)	(12,966)
5. INTEREST RATE - FIRST DAY OF REPORTING BUSINESS MONTH	1.78%	1.77%	1.75%	1.80%	1.75%	1.77%	1.75%	1.73%	1.71%	1.71%	1.71%	1.71%	1.71%
6. INTEREST RATE - FIRST DAY OF SUBSEQUENT BUSINESS MONTH	1.77%	1.75%	1.80%	1.75%	1.77%	1.75%	1.73%	1.71%	1.71%	1.71%	1.71%	1.71%	1.71%
7. TOTAL (LINE C-5 + C-6)	3.55%	3.52%	3.55%	3.55%	3.52%	3.52%	3.48%	3.44%	3.42%	3.42%	3.42%	3.42%	3.42%
8. AVG. INTEREST RATE (C-7 X 50%)	1.78%	1.76%	1.78%	1.78%	1.76%	1.76%	1.74%	1.72%	1.71%	1.71%	1.71%	1.71%	1.71%
9. MONTHLY AVERAGE INTEREST RATE	0.148%	0.147%	0.148%	0.148%	0.147%	0.147%	0.145%	0.143%	0.143%	0.143%	0.143%	0.143%	0.143%
10. INTEREST PROVISION (LINE C-4 X C-9)	(48)	(51)	(46)	(39)	(29)	(18)	(13)	(20)	(12)	0	(2)	(2)	(278)

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COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - MARIANNA
 SCHEDULE OF CAPITAL INVESTMENT, DEPRECIATION & RETURN
 FOR MONTHS January-02 THROUGH December-02

SCHEDULE CT-4
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PROGRAM NAME:	BEGINNING OF PERIOD	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. INVESTMENT														
2. DEPRECIATION BASE														
3. DEPRECIATION EXPENSE														
4. CUMULATIVE INVESTMENT														
5. LESS: ACCUMULATED DEPRECIATION														
6. NET INVESTMENT														
7. AVERAGE INVESTMENT														
8. RETURN ON AVERAGE INVESTMENT														
9. RETURN REQUIREMENTS														
10. TOTAL DEPRECIATION AND RETURN														NONE

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RECONCILIATION AND EXPLANATION OF
DIFFERENCES BETWEEN FILING AND PSC AUDIT

FOR MONTHS January-02 THROUGH December-02

AUDIT EXCEPTION: TO OUR KNOWLEDGE, NONE EXIST

COMPANY RESPONSE:

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1. Residential Geothermal Heat Pump
2. GoodCents Home/Energy Star Program
3. GoodCents Energy Survey Program
4. GoodCents Commercial Building Program
5. GoodCents Commercial technical Assistance Program
6. Educational/Low Income
7. Educational/Affordable Housing Builders and Providers Program

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PROGRAM TITLE: Residential Geothermal Heat Pump

PROGRAM DESCRIPTION: The objective of the Residential Geothermal Heat Pump Program is to reduce the demand and energy requirements of new and existing residential customers through the promotion and installation of advanced and emerging geothermal systems. Geothermal heat pumps also provide significant benefits to participating customers in the form of reduced operating costs and increased comfort levels, and are superior to other available heating and cooling technologies with respect to source efficiency and environmental impacts. FPUC's proposed Geothermal Heat Pump program is designed to overcome existing market barriers, specifically, lack of consumer awareness, knowledge, and acceptance of this technology.

This program will promote efficiency levels well above current market conditions, specifically those units with an Energy Efficiency Ratio (EER) of 13.0 or higher. The Department of Energy (DOE) is touting geothermal technology as the most energy-efficient and environmentally clean space-conditioning system available today. Additionally, a recent DOE study indicates that geothermal systems have the lowest life-cycle cost of any HVAC system today.

PROGRAM ACCOMPLISHMENTS: Even though there are no goals set for this program we continue to promote this technology to our customers and HVAC contractors. We continue to see an increase in interest as our customers learn more about this technology.

PROGRAM FISCAL EXPENDITURES: The expenditures for the reporting period of January 1, 2002 through December 31, 2002 were \$1,839.

PROGRAM PROGRESS SUMMARY: Even though there is no particular goal for this program we feel confident that by our efforts to promote this technology we will see a number of geothermal installations. We will educate contractors by offering Geothermal Certification classes and develop a network of installers in order to better promote this highly efficient heating and cooling source.

PROGRAM TITLE: GoodCents Home/Energy Star Program

PROGRAM DESCRIPTION: The GoodCents Home Program has long been the standard for energy efficient construction in Northwest Florida and throughout other parts of the country where the GoodCents Program has been utilized by as many as 270 different utilities. For FPUC and our customers, GoodCents homes provides guidance concerning energy efficiency in new construction by promoting energy efficient home construction techniques by evaluating components in the categories of design and construction practices.

In an effort to further enhance the GoodCents Home Program and market it more efficiently and effectively, GoodCents signed a Memorandum of Understanding with the Department of Energy (DOE) and the Environmental Protection Agency (EPA). Since FPUC is a member of GoodCents this agreement provides the opportunity to offer the Energy Star Home Program to builders and customers and correlates the performance of GoodCents homes to the nationally recognized Energy Star efficiency label. In many cases, a standard GoodCents home will also qualify as an Energy Star Home. The GoodCents Home standards continue to exceed the minimum efficiency standards for new construction as set forth by the Florida Model Energy Code.

PROGRAM ACCOMPLISHMENTS: The year's goal was 29. A total of 40 GoodCents Homes have been built during this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$44,186.

PROGRAM PROGRESS SUMMARY: We've enhanced our efforts in promoting contractor participation and customer benefits. We have conducted open house days to provide information to prospective home builders and information presentations have been made to educate area builders, realtors and suppliers. Through our increased efforts we have seen our participation numbers rise over the past years and we will continue to build on our success with even greater creative marketing efforts in order to reach our goal.

PROGRAM TITLE: GoodCents Energy Survey Program

PROGRAM DESCRIPTION: The objective of the GoodCents Energy Survey Program is to provide FPUC's residential customers with energy conservation advice that will encourage the implementation of efficiency measures resulting in energy savings for the customer. FPUC views this program as a vehicle to promote the installation of cost-effective conservation features. During the audit process, the customer is provided with specific whole-house recommendations. Also during the survey process duct leakage will be addressed. If a problem is identified recommendations will be made for further analysis and repairs. Through follow-up audit work, FPUC monitors and tracks the installation of the cost-effective conservation features and/or duct leakage repairs.

The conservation measures, once implemented, also lower FPUC's energy requirements, as well as improve operating efficiencies. As a result, the increase in operating efficiencies provides for a reduction in weather-sensitive peak demand, as well as a reduction in energy consumption.

PROGRAM ACCOMPLISHMENTS: The goal for this program is 150 participants. This has been a very successful program to date. Audits have been conducted for 312 customers at the end of this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$33,774.

PROGRAM PROGRESS SUMMARY: We feel confident that by our efforts to promote this program through newspaper, radio and cable TV that we will continue to exceed our participant goals in this program in the future.

PROGRAM TITLE: GoodCents Loan Program

PROGRAM DESCRIPTION: The objective of the GoodCents Loan Program was to provide FPUC's residential customers a vehicle to encourage installation of energy conservation features in their homes. The program was designed to work in conjunction with FPUC's approved GoodCents Energy Survey Program. During the survey process, the customer was provided with specific whole-house recommendations. An FPUC representative submitted a completed loan application once the customer decides to install the conservation features. After the application has been approved, the customer contacted a contractor to install the recommended conservation features. After the work was completed, an inspection was performed by FPUC to ensure all energy conservation features covered by the loan are installed. Confirmation of the installed features was provided to the participating bank. The increased operating efficiencies of the installed features provided a reduction in weather sensitive peak demand as well as a reduction in overall energy consumption.

PROGRAM ACCOMPLISHMENTS: This year's goal is 15 program participants. During this reporting period we have completed 0 loans.

PROGRAM FISCAL EXPENDITURES: Expenditures for the reporting period January 1, 2002 through December 31, 2002 were \$23,814.

PROGRAM PROGRESS SUMMARY: In 2002 this program was approved by the PSC for discontinuation due to the lack of participations and the cost of implementing the program. We continue to incur expenses due to past unsecured defaulted loans.

PROGRAM TITLE: GoodCents Commercial Building Program

PROGRAM DESCRIPTION: The commercial/industrial market is comprised of a wide range of diverse businesses with variable size and operational characteristics. The success of the Commercial/Industrial Good Cents Building program lies in its ability to address this diversity by focusing on the mutual characteristics of commercial buildings. The most common critical areas in commercial buildings that affect summer peak demand are the thermal efficiency of the building and HVAC equipment efficiency. The Commercial/Industrial Good Cents Building program provides requirements for these area that, if adhered to, will help reduce peak demand and energy consumption.

The promotion of the GoodCents Building Program through the years has featured a positive relationship with trade allies, the public, and local commercial/industrial customers. The program's design continues to be sufficiently flexible to allow an architect or designer to use initiative and ingenuity to achieve results that are meaningful to both the customer and FPUC.

To provide an accurate quantitative analysis of the kW and kWh savings due to the GoodCents Building Program, the GoodCents standards for our average commercial building are compared to the Florida Model Energy Code. The features used to prepare the customer's analysis include: wall and ceiling R-values; glass area; description of glass; and equipment used in determining the kW and kWh differences for the two types of structures. The AXCESS - Energy Analysis Computer Program (AXCESS) is used in calculating kW and kWh difference.

PROGRAM ACCOMPLISHMENTS: This year's goal is 5 and for this reporting period we have had 16 GoodCents Building qualifications in the Marianna service territory.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$8,085.

PROGRAM PROGRESS SUMMARY: We feel that we will continue our success with this program as we further develop relations with architects and contractors to gain knowledge of possible projects. We have laid the foundation of customer trust in this area through our GoodCents Commercial Technical Assistance Program and with this relationship we feel we will continue to exceed our program goal.

PROGRAM TITLE: GoodCents Commercial Technical Audit Assistance Program

PROGRAM DESCRIPTION: The GoodCents Commercial Technical Assistance Audit Program is an interactive program that provides commercial customers assistance in identifying advanced energy conservation opportunities. It is customized to meet the individual needs of large customers as required; therefore, it is an evolving program.

The Technical Assistance Audit process consists of an on-site review by FPUC Conservation Consultant of the customer's facility operation, equipment and energy usage pattern. The consultant identifies areas of potential reduction in kW and kWh consumption as well as identifying end-use technology opportunities. A technical evaluation is then performed which often includes performing an AXCESS simulation in order to ascertain an economy payback or life cycle cost analysis for various improvements to the facility. When necessary FPUC will subcontract the evaluation process to an independent engineering firm and/or contracting consultant.

PROGRAM PROJECTION: This year's goal is 17 and a total of 42 GoodCents Commercial Technical Audits were completed during this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$49,901.

PROGRAM PROGRESS SUMMARY: This program has been very successful and we are optimistic that our commercial/Industrial customers will involve us to a greater extent in future projects based upon the relationship of trust and knowledge.

PROGRAM TITLE: Low Income Program

PROGRAM DESCRIPTION: FPUC presently has energy education programs that identify low cost and or no cost conservation measures. In order to better assist low-income customers in managing their energy purchases, the presentation and format of these energy education programs are tailored to the audience. These programs provide basic energy education, as well as inform the customers of other specific services, such as free energy survey, that FPUC currently offers.

PROGRAM ACCOMPLISHMENTS: For January 2002– through December 2002: There are no goals set for this program.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$209.

PROGRAM PROGRESS SUMMARY: Several presentations were made this year to assist low-income house authorities renters on how to manage their energy consumption more wisely. This program will continue to benefit Florida Public Utilities by continuing to provide opportunities to educate low-income customers on the benefits of an energy efficient home and use.

PROGRAM TITLE: Affordable Housing Builders and Providers Program

PROGRAM DESCRIPTION: FPUC will identify the affordable housing builders within the service area and will encourage them to attend education seminars and workshops related to energy efficient construction, retrofit programs, financing programs, etc., and to participate in the GoodCents Home Program. FPUC will work with the Florida Energy Extension Service and other seminar sponsors to offer seminars and/or workshops. FPUC will work with all sponsors to reduce or eliminate attendance fees for affordable housing providers.

PROGRAM PROJECTION: For January 2002 through December 2002: There is no goal for this program.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$0.

PROGRAM PROGRESS SUMMARY: This program will continue to provide FPUC the opportunity to educate contractors on the benefits of building a home to GoodCents standards as well as introduce new and innovative energy efficient building technology.

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

SCHEDULE CT-1

CONSERVATION ADJUSTMENT TRUE-UP

PAGE 1 OF 1

FOR MONTHS January-02 THROUGH December-02

1.	ADJUSTED END OF PERIOD TOTAL NET TRUE-UP		
2.	FOR MONTHS January-02 THROUGH December-02		
3.	END OF PERIOD NET TRUE-UP		
4.	PRINCIPAL	<u>(42,429)</u>	
5.	INTEREST	<u>(228)</u>	<u>(42,657)</u>
6.	LESS PROJECTED TRUE-UP		
7.	November-02 (DATE) HEARINGS		
8.	PRINCIPAL	<u>(22,738)</u>	
9.	INTEREST	<u>(195)</u>	<u>(22,933)</u>
10.	ADJUSTED END OF PERIOD TOTAL TRUE-UP		<u><u>(19,724)</u></u>

EXHIBIT NO. _____
DOCKET NO. 030002-EG
FLORIDA PUBLIC UTILITIES COMPANY
(MAP-1)
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ANALYSIS OF ENERGY CONSERVATION PROGRAM COSTS
ACTUAL VS PROJECTED

	FOR MONTHS	January-02	THROUGH	December-02	
		<u>ACTUAL</u>		<u>PROJECTED*</u>	<u>DIFFERENCE</u>
1.	LABOR/PAYROLL	66,350		84,043	(17,693)
2.	ADVERTISING	51,450		57,180	(5,730)
3.	LEGAL	6,413		7,017	(604)
4.	OUTSIDE SERVICES/CONTRACT	6,472		8,189	(1,717)
5.	VEHICLE COST	10,897		9,848	1,049
6.	MATERIAL & SUPPLIES	8,431		4,618	3,813
7.	TRAVEL	3,477		7,613	(4,136)
8.	GENERAL & ADMIN	34,053		31,644	2,409
9.	INCENTIVES	0		0	0
10.	OTHER	0		0	0
11.	SUB-TOTAL	187,543		210,152	(22,609)
12.	PROGRAM REVENUES				
13.	TOTAL PROGRAM COSTS	187,543		210,152	(22,609)
14.	LESS: PRIOR PERIOD TRUE-UP	(14,481)		(14,481)	0
15.	AMOUNTS INCLUDED IN RATE BASE				
16.	CONSERVATION ADJ REVENUE	244,453		247,371	(2,918)
17.	ROUNDING ADJUSTMENT				
18.	TRUE-UP BEFORE INTEREST	(42,429)		(22,738)	(19,691)
19.	ADD INTEREST PROVISION	(228)		(195)	(33)
20.	END OF PERIOD TRUE-UP	(42,657)		(22,933)	(19,724)

() REFLECTS OVERRECOVERY
* 8 MONTHS ACTUAL AND 4 MONTHS PROJECTED

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

ACTUAL CONSERVATION PROGRAM COSTS PER PROGRAM

FOR MONTHS January-02 THROUGH December-02

PROGRAM NAME	LABOR & PAYROLL		ADVERTISING	LEGAL	OUTSIDE SERVICES	VEHICLE COST	MATERIALS & SUPPLIES		TRAVEL	GENERAL & ADMIN.		INCENTIVES	OTHER	SUB TOTAL	PROGRAM REVENUES	TOTAL
1.														0		0
2.														0		0
3.														0		0
4.														0		0
5.														0		0
6.														0		0
7.														0		0
8.														0		0
9.														0		0
10. Common	27,796		2,653		737	125	10,404	4,826	3,477	24,622		0	0	74,640		74,640
11. Residential Geothermal Heat Pump	2,507		0		1,892	1,605	0	0	0	0		0	0	6,004		6,004
12. GoodCents Home/Energy Star	11,694		8,889		1,892	3,997	493	1,381	0	6,857		0	0	35,203		35,203
13. GoodCents Energy Survey Program	13,648		1,854		1,892	724	0	1,112	0	1,301		0	0	20,531		20,531
14. GoodCents Loan Program	262		0		0	0	0	0	0	0		0	0	262		262
15. GoodCents Commercial Building	4,019		0		0	0	0	0	0	0		0	0	4,019		4,019
16. GoodCents Commercial Tech. Assistance	6,045		38,054		0	21	0	1,112	0	1,273		0	0	46,505		46,505
17. Low Income	107		0		0	0	0	0	0	0		0	0	107		107
18. Affordable Housing/Builders Program	272		0		0	0	0	0	0	0		0	0	272		272
19.	0		0		0	0	0	0	0	0		0	0	0		0
20.																
TOTAL ALL PROGRAMS	66,350		51,450		6,413	6,472	10,897	8,431	3,477	34,053		0	0	187,543	0	187,543

CONSERVATION COSTS PER PROGRAM--VARIANCE ACTUAL VS PROJECTED
VARIANCE ACTUAL VS PROJECTED

FOR MONTHS January-02 THROUGH December-02

PROGRAM NAME	LABOR & PAYROLL	ADVERTISING	LEGAL	OUTSIDE SERVICES	VEHICLE COST	MATERIALS & SUPPLIES	TRAVEL	GENERAL & ADMIN.	INCENTIVES	OTHER	SUB TOTAL	PROGRAM REVENUES	TOTAL
1.													
2.													
3.													
4.													
5.													
6.													
7.													
8.													
9.													
10. Common	(14,555)	198	(603)	125	1,049	3,459	(226)	7,141	0	0	(3,412)	0	(3,412)
11. Residential Geothermal Heat Pump	303	(330)	0	1,605	0	(70)	(910)	(840)	0	0	(242)	0	(242)
12. GoodCents Home/Energy Star	1,320	(4,961)	(1)	572	0	(330)	(1,260)	(470)	0	0	(5,130)	0	(5,130)
13. GoodCents Energy Survey Program	2,652	(6,221)	0	0	0	782	(860)	(1,085)	0	0	(4,732)	0	(4,732)
14. GoodCents Loan Program	(3,000)	(6,950)	0	0	0	(330)	(670)	(840)	0	0	(11,790)	0	(11,790)
15. GoodCents Commercial Building	114	(1,670)	0	(1,010)	0	(330)	(100)	(840)	0	0	(3,836)	0	(3,836)
16. GoodCents Commercial Tech. Assistance	(3,857)	14,204	0	(3,009)	0	782	(110)	(457)	0	0	7,553	0	7,553
17. Low Income	(340)	0	0	0	0	(80)	0	(100)	0	0	(520)	0	(520)
18. Affordable Housing/Builders Program	(330)	0	0	0	0	(70)	0	(100)	0	0	(500)	0	(500)
19.	0	0	0	0	0	0	0	0	0	0	0	0	0
20.													
TOTAL ALL PROGRAMS	(17,693)	(5,730)	(604)	(1,717)	1,049	3,813	(4,136)	2,409	0	0	(22,609)	0	(22,609)

ENERGY CONSERVATION ADJUSTMENT CALCULATION OF TRUE-UP AND INTEREST PROVISION
SUMMARY OF EXPENSES BY PROGRAM BY MONTH

FOR MONTHS January-02 THROUGH December-02

A. CONSERVATION EXPENSE BY PROGRAM	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1.													0
2.													0
3.													0
4.													0
5.													0
6.													0
7.													0
8.													0
9.													0
10. Common	5,119	6,734	6,457	7,807	2,928	5,160	7,678	6,227	6,174	6,330	8,230	5,796	74,640
11. Residential Geothermal Heat Pump	(11)	0	0	0	169	156	115	2,697	979	281	22	1,596	6,004
12. GoodCents Home/Energy Star	4,182	6,819	6,632	1,818	1,484	1,736	1,847	3,350	1,533	2,048	1,901	1,853	35,203
13. GoodCents Energy Survey Program	1,761	1,819	830	1,120	1,681	978	1,249	3,105	1,405	2,537	2,845	1,201	20,531
14. GoodCents Loan Program	(35)	0	0	0	0	106	52	49	49	(2)	43	0	262
15. GoodCents Commercial Building	342	237	289	611	424	82	135	255	388	774	294	188	4,019
16. GoodCents Commercial Tech. Assistance	587	534	761	604	1,178	1,366	20,802	2,521	3,816	8,251	4,731	1,354	46,505
17. Low Income	(12)	0	0	0	169	(50)	0	0	0	0	0	0	107
18. Affordable Housing/Builders Program	0	0	0	0	169	(50)	0	153	0	0	0	0	272
19.	0	0	0	0	0	0	0	0	0	0	0	0	0
20.													
21. TOTAL ALL PROGRAMS	11,933	16,143	14,969	11,960	8,202	9,484	31,878	18,357	14,344	20,219	18,066	11,988	187,543
22. LESS AMOUNT INCLUDED IN RATE BASE													
23. RECOVERABLE CONSERVATION EXPENSES	11,933	16,143	14,969	11,960	8,202	9,484	31,878	18,357	14,344	20,219	18,066	11,988	187,543

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

SCHEDULE CT-3
PAGE 2 OF 3

CALCULATION OF TRUE-UP AND INTEREST PROVISION

FOR MONTHS January-02 THROUGH December-02

B. CONSERVATION REVENUES	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. RESIDENTIAL CONSERVATION													0
2. CONSERVATION ADJ. REVENUES	20,808	17,060	17,594	16,456	19,706	21,955	23,318	23,281	24,095	22,879	17,232	20,069	244,453
3. TOTAL REVENUES	20,808	17,060	17,594	16,456	19,706	21,955	23,318	23,281	24,095	22,879	17,232	20,069	244,453
4. PRIOR PERIOD TRUE-UP ADJ. NOT APPLICABLE TO THIS PERIOD	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,207)	(1,204)	(14,481)
5. CONSERVATION REVENUE APPLICABLE	19,601	15,853	16,387	15,249	18,499	20,748	22,111	22,074	22,888	21,672	16,025	18,865	229,972
6. CONSERVATION EXPENSES (FROM CT-3, PAGE 1, LINE 23)	11,933	16,143	14,969	11,960	8,202	9,484	31,878	18,357	14,344	20,219	18,066	11,988	187,543
7. TRUE-UP THIS PERIOD (LINE 5 - 6)	7,668	(290)	1,418	3,289	10,297	11,264	(9,767)	3,717	8,544	1,453	(2,041)	6,877	42,429
8. INTEREST PROVISION THIS PERIOD (FROM CT-3, PAGE 3, LINE 10)	(16)	(9)	(7)	(1)	9	26	31	28	39	47	43	38	228
9. TRUE-UP AND INTEREST PROVISION BEGINNING OF MONTH	(14,481)	(5,622)	(4,714)	(2,096)	2,399	13,912	26,409	17,880	22,832	32,622	35,329	34,538	(14,481)
9A. DEFERRED TRUE-UP BEGINNING OF PERIOD													
10. PRIOR TRUE-UP COLLECTED (REFUNDED)	1,207	1,207	1,207	1,207	1,207	1,207	1,207	1,207	1,207	1,207	1,207	1,204	14,481
11. TOTAL NET TRUE-UP (LINES 7+8+9+9A+10)	(5,622)	(4,714)	(2,096)	2,399	13,912	26,409	17,880	22,832	32,622	35,329	34,538	42,657	42,657

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DOCKET NO. 030002-EG
FLORIDA PUBLIC UTILITIES COMPANY
(MAP-1)
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COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

CALCULATION OF TRUE-UP AND INTEREST PROVISION

FOR MONTHS January-02 THROUGH December-02

C. INTEREST PROVISION	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. BEGINNING TRUE-UP (LINE B-9)	(14,481)	(5,622)	(4,714)	(2,096)	2,399	13,912	26,409	17,880	22,832	32,622	35,329	34,538	(14,481)
2. ENDING TRUE-UP BEFORE INTEREST (LINES B7+B9+B9A+B10)	(5,606)	(4,705)	(2,089)	2,400	13,903	26,383	17,849	22,804	32,583	35,282	34,495	42,619	42,429
3. TOTAL BEG. AND ENDING TRUE-UP	(20,087)	(10,327)	(6,803)	304	16,302	40,295	44,258	40,684	55,415	67,904	69,824	77,157	27,948
4. AVERAGE TRUE-UP (LINE C-3 X 50%)	(10,044)	(5,164)	(3,402)	152	8,151	20,148	22,129	20,342	27,708	33,952	34,912	38,579	13,974
5. INTEREST RATE - FIRST DAY OF REPORTING BUSINESS MONTH	1.78%	1.77%	1.75%	1.80%	1.75%	1.77%	1.75%	1.73%	1.71%	1.71%	1.71%	1.71%	
6. INTEREST RATE - FIRST DAY OF SUBSEQUENT BUSINESS MONTH	1.77%	1.75%	1.80%	1.75%	1.77%	1.75%	1.73%	1.71%	1.71%	1.71%	1.71%	1.71%	
7. TOTAL (LINE C-5 + C-6)	3.55%	3.52%	3.55%	3.55%	3.52%	3.52%	3.48%	3.44%	3.42%	3.42%	3.42%	3.42%	
8. AVG. INTEREST RATE (C-7 X 50%)	1.78%	1.76%	1.78%	1.78%	1.76%	1.76%	1.74%	1.72%	1.71%	1.71%	1.71%	1.71%	
9. MONTHLY AVERAGE INTEREST RATE	0.148%	0.147%	0.148%	0.148%	0.147%	0.147%	0.145%	0.143%	0.143%	0.143%	0.143%	0.143%	
10. INTEREST PROVISION (LINE C-4 X C-9)	(16)	(9)	(7)	(1)	9	26	31	28	39	47	43	38	228

COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

SCHEDULE CT.4
PAGE 1 OF 1

SCHEDULE OF CAPITAL INVESTMENT, DEPRECIATION & RETURN

FOR MONTHS January-02 THROUGH December-02

PROGRAM NAME:	BEGINNING OF PERIOD	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	TOTAL
1. INVESTMENT														
2. DEPRECIATION BASE														
3. DEPRECIATION EXPENSE														
4. CUMULATIVE INVESTMENT														
5. LESS: ACCUMULATED DEPRECIATION														
6. NET INVESTMENT														
7. AVERAGE INVESTMENT														
8. RETURN ON AVERAGE INVESTMENT														
9. RETURN REQUIREMENTS														
10. TOTAL DEPRECIATION AND RETURN														NONE

EXHIBIT NO. _____
DOCKET NO. 030002-EG
FLORIDA PUBLIC UTILITIES COMPANY
(MAP-1)
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COMPANY: FLORIDA PUBLIC UTILITIES COMPANY - FERNANDINA

SCHEDULE CT-5
PAGE 1 OF 1

RECONCILIATION AND EXPLANATION OF
DIFFERENCES BETWEEN FILING AND PSC AUDIT

FOR MONTHS January-02 THROUGH December-02

AUDIT EXCEPTION: TO OUR KNOWLEDGE, NONE EXIST

COMPANY RESPONSE:

EXHIBIT NO. _____
DOCKET NO 030002-EG
FLORIDA PUBLIC UTILITIES COMPANY
(MAP-1)
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1. Residential Geothermal Heat Pump
2. GoodCents Home/Energy Star Program
3. GoodCents Energy Survey Program
4. GoodCents Commercial Building Program
5. GoodCents Commercial technical Assistance Program
6. Educational/Low Income
7. Educational/Affordable Housing Builders and Providers Program

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DOCKET NO. 030002-EG
FLORIDA PUBLIC UTILITIES CO.
(MAP-2)
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PROGRAM TITLE: Residential Geothermal Heat Pump

PROGRAM DESCRIPTION: The objective of the Residential Geothermal Heat Pump Program is to reduce the demand and energy requirements of new and existing residential customers through the promotion and installation of advanced and emerging geothermal systems. Geothermal heat pumps also provide significant benefits to participating customers in the form of reduced operating costs and increased comfort levels, and are superior to other available heating and cooling technologies with respect to source efficiency and environmental impacts. FPUC's proposed Geothermal Heat Pump program is designed to overcome existing market barriers, specifically, lack of consumer awareness, knowledge, and acceptance of this technology.

This program will promote efficiency levels well above current market conditions, specifically those units with an Energy Efficiency Ratio (EER) of 13.0 or higher. The Department of Energy (DOE) is touting geothermal technology as the most energy-efficient and environmentally clean space-conditioning system available today. Additionally, a recent DOE study indicates that geothermal systems have the lowest life-cycle cost of any HVAC system today.

PROGRAM ACCOMPLISHMENTS: Even though there are no goals set for this program we continue to promote this technology to our customers and HVAC contractors. We have observed an increase in interest as our customers learn more about this technology. There were two Geo-Thermal installs in the Northeast Division in 2002.

PROGRAM FISCAL EXPENDITURES: The expenditures for the reporting period of January 1, 2002 through December 31, 2002 were \$6,004.00.

PROGRAM PROGRESS SUMMARY: Even though there is no particular goal for this program we feel confident that by our efforts to promote this technology we will see a number of geothermal installations. We will educate contractors by offering Geothermal Certification classes and develop a network of installers in order to better promote this highly efficient heating and cooling source.

PROGRAM TITLE: GoodCents Home/Energy Star Program

PROGRAM DESCRIPTION: The GoodCents Home Program has long been the standard for energy efficient construction in Northeast Florida and throughout other parts of the country where the GoodCents Program has been utilized by as many as 270 different utilities. For FPUC and our customers, GoodCents homes provides guidance concerning energy efficiency in new construction by promoting energy efficient home construction techniques by evaluating components in the categories of design and construction practices.

In an effort to further enhance the GoodCents Home Program and market it more efficiently and effectively, GoodCents signed a Memorandum of Understanding with the Department of Energy (DOE) and the Environmental Protection Agency (EPA). Since FPUC is a member of GoodCents this agreement provides the opportunity to offer the Energy Star Home Program to builders and customers and correlates the performance of GoodCents homes to the nationally recognized Energy Star efficiency label. In many cases, a standard GoodCents home will also qualify as an Energy Star Home. The GoodCents Home standards continue to exceed the minimum efficiency standards for new construction as set forth by the Florida Model Energy Code.

PROGRAM ACCOMPLISHMENTS: The year's goal was 29. A total of 102 GoodCents Homes have been built during this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$35,2003.00.

PROGRAM PROGRESS SUMMARY: We've enhanced our efforts in promoting contractor participation and customer benefits. We have conducted open house days to provide information to prospective home builders and information presentations have been made to educate area builders, realtors and suppliers. Through our increased efforts we have seen our participation numbers rise over the past years and we will continue to build on our success with even greater creative marketing efforts in order to reach our goal.

PROGRAM TITLE: GoodCents Energy Survey Program

PROGRAM DESCRIPTION: The objective of the GoodCents Energy Survey Program is to provide FPUC's residential customers with energy conservation advice that will encourage the implementation of efficiency measures resulting in energy savings for the customer. FPUC views this program as a vehicle to promote the installation of cost-effective conservation features. During the audit process, the customer is provided with specific whole-house recommendations. Also during the survey process duct leakage will be addressed. If a problem is identified recommendations will be made for further analysis and repairs. Through follow-up audit work, FPUC monitors and tracks the installation of the cost-effective conservation features and/or duct leakage repairs.

The conservation measures, once implemented, also lower FPUC's energy requirements, as well as improve operating efficiencies. As a result, the increase in operating efficiencies provides for a reduction in weather-sensitive peak demand, as well as a reduction in energy consumption.

PROGRAM ACCOMPLISHMENTS: The goal for this program is 150 participants. This has been a very successful program to date. Audits have been conducted for 458 customers at the end of this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$20,531.00.

PROGRAM PROGRESS SUMMARY: We feel confident that by our efforts to promote this program through newspaper, radio and cable TV that we will continue to exceed our participant goals in this program in the future.

PROGRAM TITLE: GoodCents Loan Program

PROGRAM DESCRIPTION: The objective of the GoodCents Loan Program was to provide FPUC's residential customers a vehicle to encourage installation of energy conservation features in their homes. The program was designed to work in conjunction with FPUC's approved GoodCents Energy Survey Program. During the survey process, the customer was provided with specific whole-house recommendations. An FPUC representative submitted a completed loan application once the customer decides to install the conservation features. After the application has been approved, the customer contacted a contractor to install the recommended conservation features. After the work was completed, an inspection was performed by FPUC to ensure all energy conservation features covered by the loan are installed. Confirmation of the installed features was provided to the participating bank. The increased operating efficiencies of the installed features provided a reduction in weather sensitive peak demand as well as a reduction in overall energy consumption.

PROGRAM ACCOMPLISHMENTS: This year's goal is 15 program participants. During this reporting period we have completed 0 loans.

PROGRAM FISCAL EXPENDITURES: Expenditures for the reporting period January 1, 2002 through December 31, 2002 were \$262.00.

PROGRAM PROGRESS SUMMARY: In 2002 this program was approved by the PSC for discontinuation due to the lack of participations and the cost of implementing the program. We continue to incur expenses due to past unsecured defaulted loans.

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(MAP-2)
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PROGRAM TITLE: GoodCents Commercial Building Program

PROGRAM DESCRIPTION: The commercial/industrial market is comprised of a wide range of diverse businesses with variable size and operational characteristics. The success of the Commercial/Industrial Good Cents Building program lies in its ability to address this diversity by focusing on the mutual characteristics of commercial buildings. The most common critical areas in commercial buildings that affect summer peak demand are the thermal efficiency of the building and HVAC equipment efficiency. The Commercial/Industrial Good Cents Building program provides requirements for these area that, if adhered to, will help reduce peak demand and energy consumption.

The promotion of the GoodCents Building Program through the years has featured a positive relationship with trade allies, the public, and local commercial/industrial customers. The program's design continues to be sufficiently flexible to allow an architect or designer to use initiative and ingenuity to achieve results that are meaningful to both the customer and FPUC.

To provide an accurate quantitative analysis of the kW and kWh savings due to the GoodCents Building Program, the GoodCents standards for our average commercial building are compared to the Florida Model Energy Code. The features used to prepare the customer's analysis include: wall and ceiling R-values; glass area; description of glass; and equipment used in determining the kW and kWh differences for the two types of structures. The AXCESS - Energy Analysis Computer Program (AXCESS) is used in calculating kW and kWh difference.

PROGRAM ACCOMPLISHMENTS: This year's goal is 5 and for this reporting period we have had 15 GoodCents Building qualifications in the NORTHEAST DIVISION service territory.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$4,019.00

PROGRAM PROGRESS SUMMARY: We feel that we will continue our success with this program as we further develop relations with architects and contractors to gain knowledge of possible projects. We have laid the foundation of customer trust in this area through our GoodCents Commercial Technical Assistance Program and with this relationship we feel we will continue to exceed our program goal.

PROGRAM TITLE: GoodCents Commercial Technical Audit Assistance Program

PROGRAM DESCRIPTION: The GoodCents Commercial Technical Assistance Audit Program is an interactive program that provides commercial customers assistance in identifying advanced energy conservation opportunities. It is customized to meet the individual needs of large customers as required; therefore, it is an evolving program.

The Technical Assistance Audit process consists of an on-site review by FPUC Conservation Consultant of the customer's facility operation, equipment and energy usage pattern. The consultant identifies areas of potential reduction in kW and kWh consumption as well as identifying end-use technology opportunities. A technical evaluation is then performed which often includes performing an AXCESS simulation in order to ascertain an economy payback or life cycle cost analysis for various improvements to the facility. When necessary FPUC will subcontract the evaluation process to an independent engineering firm and/or contracting consultant.

PROGRAM PROJECTION: This year's goal is 17 and a total of 48 GoodCents Commercial Technical Audits were completed during this reporting period.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$46,505.00.

PROGRAM PROGRESS SUMMARY: This program has been very successful and we are optimistic that our commercial/Industrial customers will involve us to a greater extent in future projects based upon the relationship of trust and knowledge.

PROGRAM TITLE: Low Income Program

PROGRAM DESCRIPTION: FPUC presently has energy education programs that identify low cost and or no cost conservation measures. In order to better assist low-income customers in managing their energy purchases, the presentation and format of these energy education programs are tailored to the audience. These programs provide basic energy education, as well as inform the customers of other specific services, such as free energy survey, that FPUC currently offers.

PROGRAM ACCOMPLISHMENTS: For January 2002- through December 2002: There are no goals set for this program.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$107.00.

PROGRAM PROGRESS SUMMARY: Several presentations were made this year to assist low-income house authorities renters on how to manage their energy consumption more wisely. This program will continue to benefit Florida Public Utilities by continuing to provide opportunities to educate low-income customers on the benefits of an energy efficient home and use.

PROGRAM TITLE: Affordable Housing Builders and Providers Program

PROGRAM DESCRIPTION: FPUC will identify the affordable housing builders within the service area and will encourage them to attend education seminars and workshops related to energy efficient construction, retrofit programs, financing programs, etc., and to participate in the GoodCents Home Program. FPUC will work with the Florida Energy Extension Service and other seminar sponsors to offer seminars and/or workshops. FPUC will work with all sponsors to reduce or eliminate attendances fees for affordable housing providers.

PROGRAM PROJECTION: For January 2002 through December 2002: There is no goal for this program.

PROGRAM FISCAL EXPENDITURES: Expenditures beginning January 1, 2002 through December 31, 2002 were \$272.00.

PROGRAM PROGRESS SUMMARY: This program will continue to provide FPUC the opportunity to educate contractors on the benefits of building a home to GoodCents standards as well as introduce new and innovative energy efficient building technology.

EXHIBIT NO. _____
DOCKET NO. 030002-EG
FLORIDA PUBLIC UTILITIES CO.
(MAP-2)
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