

STATE OF FLORIDA

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Public Service Commission

April 29, 2019

Calypso Tower III LLC
c/o Richard S. Johnson
107 N. Partin Dr.
Niceville, FL 32578
richard@richardjohnsonlawfirm.com

Re: Docket No. 20190094-EU Petition for variance from or waiver of Rule 25-6.049(5) and (6), FAC, by Calypso Tower III LLC.

Dear Mr. Johnson:

The Commission is in receipt of your petition for a rule waiver. Pursuant to section 120.542(7), Florida Statutes, the Commission is requesting the following additional information regarding your petition.

1. Please provide the prospectus for Calypso Tower III, including the entire declaration of condominium.
2. Please provide documentation showing what percentage of the resort units will be solely used for overnight occupancy.
3. Will Calypso Tower III be licensed as a public lodging establishment under section 509.241, Florida Statutes? If so, how it will be classified under section 509.242(1)?
4. Will resort unit owners be able to waive the three night minimum for guests renting the condominiums?
5. What is the intended use for the thirteen commercial units?
6. Will Calypso Tower III have a registration desk, lobby, and central telephone switchboard? If not, how will guest access be managed?
7. Will the registration system Calypso Tower III intends to use capture the name of the individual registered to occupy the condominium as well as the corresponding check-in and check-out dates?
8. Please provide the following information about Calypso Tower III's cost of electricity service.
 - a. An estimated monthly electricity bill for the 250 resort units in Calypso Tower III if individually metered pursuant to Gulf's residential tariff.
 - b. An estimated monthly electricity bill if the 250 resort units are master metered pursuant to Gulf's commercial tariff.
9. Of Gulf's commercial energy conservation programs, which ones do Calypso Tower III intend to implement and within what time frame?

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10. There appears to be another petition behind the first page of Exhibit A. Should the Commission consider information in that document?

Please provide any responsive information to Andrew King, c/o Commission Clerk, Florida Public Service Commission, 2540 Shumard Oak Blvd., Tallahassee, FL 32399-0850, by May 17, 2019. You may e-file the material at the Commission's website, www.floridapsc.com. Please reference Docket No. 20190094-EU in your response. Be aware that under section 120.542(8), staff will be unable to process your petition until the last item of additional information/material requested above is filed.

If you have any questions, feel free to contact me by phone or email.

Thank you for your assistance in this matter,

A handwritten signature in black ink that reads "Andrew King". The signature is written in a cursive style with a large, sweeping "K" and a long tail on the "g".

Andrew B. King
Senior Attorney
Florida Public Service Commission
(850) 413-6195
aking@psc.state.fl.us

cc: Office of the Commission Clerk