

State of Florida



# Public Service Commission

CAPITAL CIRCLE OFFICE CENTER • 2540 SHUMARD OAK BOULEVARD  
TALLAHASSEE, FLORIDA 32399-0850

**-M-E-M-O-R-A-N-D-U-M-**

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**DATE:** February 19, 2020

**TO:** Adam J. Teitzman, Commission Clerk, Office of Commission Clerk

**FROM:** Emily Knoblauch, Engineering Specialist II, Division of Engineering ✓ EK

**RE:** Docket No. 20190071-WS - Application for staff-assisted rate case in Polk County by Deer Creek RV Golf & Country Club, Inc.

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Please file the attached written comments from George Schremp provided at the December 17, 2019 Customer Meeting, on the Correspondence side of the above mentioned docket file.

Thank you.

EK/jp

Attachment

Who pays for the water bill at Deer Creek?

Water comes from Polk County to the Deer Creek distribution center next to the bank which is located on the South commercial properties.

The water flows to Osprey, Eagles View, Partridge Pines, Regal Pointe, Fawn Ridge, Regal Ridge, Deer Creek common areas, and the South commercial properties. All of these properties pay for every drop of fresh water that flows through Deer Creeks water pipes. The above listed entities also pay a **sewage processing fee** to Polk County.

What happens when Deer Creek collects from all of the above mentioned areas for the freshwater bill and the **sewer processing** bill and there is a shortage of money? To pay for that shortfall, Deer Creek Corporate currently pays from the monies that have been paid by the 4 core communities from their yearly assessment fees. Who are **the 4 core communities**? they are Osprey, Eagles View, Partridge Pines, and Regal Point. Why do only the 4 core have to pay for the shortfalls in money? The only place Deer Creek Corporate can assess revenues is from the 4 core communities.

Who is not getting freshwater from Deer Creek? The North commercial properties and Mockingbird get their freshwater from Polk County. The North commercial property and Mockingbird pays their water bill and sewer processing fee directly to Polk County. There is an exception here to be noted, Deer Creek's responsibility for the freshwater pipes that come into Deer Creek start at the junction right beside the bank, which is located on the South commercial property. Deer Creek is responsible for that pipe if it should break. As of this point in time Mockingbird is using approximately 445 feet of this pipes at no charge. Mockingbird should be paying a usage charge.

Now for an explanation of the real problem that is not being addressed to the PSC.

All of Deer Creek, the South commercial properties and the North commercial properties have raw sewerage flowing through our sewer pumping station. All of the current monies being collected for the freshwater and **sewer processing fees**

all goes to Polk County. Nobody is specifically being charged for the use of sewerage pipes that actually carry the raw sewer to our sewer pumping station.

**Highlight note:** Mockingbird and the North commercial properties technically do not receive water from Deer Creek, they receive it from Polk County, but yet they are utilizing our sewer pipes and *sewer pumping station*.

Because there is **no direct charge** at this time to all of the entities that are currently using our sewer system infrastructure, who is actually paying for this? The 2 pumps at the pumping station over the years have been fixed and the electricity to operate the pumps each month is being paid for by Deer Creek Corporate. Where does Deer Creek Corporate get its money on a yearly basis? It gets it from only the 4 core areas! Just a reminder, the 4 core areas are Osprey, Eagles View, Partridge Pines and Regal Point. If the sewer pipes break, the pumps fail, or we have a major electrical outage because of a storm, somebody namely the 4 core have to pay for these expenses.

The PSC needs to allow Deer Creek utility to bill all of these people that are using our sewer infrastructure and the sewer pumping station.

We need a pricing structure for usage of the sewer pumping station. Here is an example: any commercial entities that's main revenue is derived from food and drink service should pay a higher usage fee because they have a higher water usage, therefore increased sewerage flow. The other commercial entities should have a lower monthly sewerage usage fee. All of the other entities that are serviced by Deer Creek Corporation which include Mockingbird, Eagles View, Osprey, Regal Ridge, Partridge Pines, Fawn Ridge, and Regal Point should all pay a lower standard usage fee.

In closing the PSC needs to permit Deer Creek Corporate to assess a usage fee on anyone that uses our sewer pumping station.

These thoughts are submitted by  
George Schremp, past Deer Creek Board member