



EQUITY LIFESTYLE PROPERTIES, INC.
Two North Riverside Plaza
Chicago, Illinois 60606
312-279-1400
Fax 312-279-1710
www.equitylifestyle.com

Florida Public Service Commission
C/O Stanley Rieger
2540 Shumard Oak Blvd.
Tallahassee, FL 32399-0850

RECEIVED FPSC
13 MAY 23 PM 2:22
COMMISSION
CLERK

Dear Mr. Rieger,

130149-WU

In the enclosed document you will find NHC Utilities, Inc.'s Application Form for Grandfather Certificate (Section 367.171). Per your request, I have included additional information about the company in this letter below.

Of note in the enclosed application is the absence of information regarding wastewater treatment as the property does not treat waste on its premises. Additionally, in its capacity as a water utility, NHC merely purchases water from the city to be distributed to each of its residents.

Prior to the transfer of jurisdiction to the Public Service Commission, NHC had no water quality issues to report or any customer service issues. The entire property is on the mainland and though no wastewater treatment plant resides on the premises, waste is piped to Riverwood CDD's wastewater processing plant.

Should the information enclosed in the application not be sufficient, please contact Peter Kiron at Equity Lifestyle Properties.

Peter Kiron
Equity Lifestyle Properties
2 N. Riverside Plaza
Suite 800
Chicago, IL 60606
Peter_Kiron@Equitylifestyle.com

312.279.1504

COM _____
AFD _____
APA _____
ECO _____
ENG _____
GCL _____
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TEL _____
CLK 1-NG

DOCUMENT NUMBER-DATE

02858 MAY 23 2013

FPSC-COMMISSION CLERK

FLORIDA PUBLIC SERVICE COMMISSION

INSTRUCTIONS FOR COMPLETING
APPLICATION FORM FOR GRANDFATHER CERTIFICATE
(Section 367.171, Florida Statutes)

General Information

The attached form has been prepared by the Florida Public Service Commission to aid utilities under its jurisdiction to file information required by Chapter 367, Florida Statutes, and Chapter 25-30, Florida Administrative Code. Any questions regarding this form should be directed to the Division of Economic Regulation, Bureau of Certification, Economics and Tariffs (850) 413-6900.

Instructions

1. Fill out the attached application form completely and accurately.
2. Complete all the items that apply to your utility. If an item is not applicable, mark it "N.A.". Do not leave any items blank.
3. Notarize the completed application form.
4. Remit the proper filing fee pursuant to Rule 25-30.020, Florida Administrative Code, with the application.
5. The **original and five copies** of the completed application and attached exhibits, **one copy** of each territory and system map, the **original and two copies** of proposed tariff(s), and the proper filing fee should be mailed to:

Office of Commission Clerk
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850

DOCUMENT NUMBER-DATE

02858 MAY 23 20

FPSC-COMMISSION CLERK

APPLICATION FOR GRANDFATHER CERTIFICATE

(Pursuant to Section 367.171, Florida Statutes)

To: Office of Commission Clerk
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850

The undersigned hereby makes application for original certificate(s) to operate a water x and/or wastewater utility in Charlotte County, Florida, and submits the following information:

PART I APPLICANT INFORMATION

A) The full name (as it appears on the certificate), address and telephone number of the applicant:

NHC Utilities, Inc.
Name of utility
(941) 624-4511 (941) 624-5238
Phone No. Fax No.
3737 El Jobean Road
Office street address
Port Charlotte FL 33953
City State Zip Code
Mailing address if different from street address
Internet address if applicable

B) The name, address and telephone number of the person to contact concerning this application:

Peter Kiron 312-279-1504
Name Phone No.
2 North Riverside Plaza, Suite 800
Street address
Chicago IL 60606
City State Zip Code

C) Indicate the organizational character of the applicant:
(circle one)

Corporation Partnership Sole Proprietorship
Other _____
(Specify)

D) If the applicant is a corporation, list names, titles and addresses of corporate officers and directors. (Use additional sheet if necessary).

see attached list printed from sunbiz

E) If the applicant is not a corporation, list names and addresses of all persons or entities owning an interest in the organization. (Use additional sheet if necessary.)

N/A

PART II SYSTEM INFORMATION

A) **WATER**

(1) Exhibit A - A statement describing the proposed type(s) of water service to be provided (i.e. potable, non-potable or both).

(2) Provide a description of the types of customers served (i.e., single family homes, mobile homes,

duplexes, commercial, etc.).

single family manufactured home community and 4 commercial

customers

(3) Exhibit B - Provide a schedule showing the number of customers currently served by class and meter size, as well as the number of customers projected to be served when the requested service territory is fully occupied.

(4) Indicate permit numbers and dates of approval of water treatment facilities by the Department of Environmental Protection (DEP) or the agency designated by DEP to issue permits:

public water supply number 5084110

(5) Indicate when the water utility system was established. 1985

(6) Exhibit N/A - Evidence that the utility owns the land where the water treatment facilities are located. Or, if the utility does not own the land, a copy of the agreement which provides for the long term continuous use of the land, such as a 99-year lease. The Commission may consider a written easement or other cost-effective alternative.

B) **WASTEWATER** - N/A

(1) Provide a description of the types of customers served (i.e., single family homes, mobile homes, duplexes, commercial, etc.).

- (2) Exhibit _____ - Provide a schedule showing the number of customers currently served by class and meter size, as well as the number of customers projected to be served when the requested service territory is fully occupied.
- (3) Indicate permit numbers and dates of approval of wastewater treatment facilities by the Department of Environmental Protection (DEP) or the agency designated by DEP to issue permits:
- _____
- _____
- (4) Indicate when the wastewater utility system was established. _____
- (5) Exhibit _____ - Evidence that the utility owns the land where the wastewater treatment facilities are located. Or, if the utility does not own the land, a copy of the agreement which provides for the long term continuous use of the land, such as a 99-year lease. The Commission may consider a written easement or other cost-effective alternative.

PART III RATES AND TARIFFS

- A) Exhibit C - A statement specifying on what date and under what authority the current rates and charges were established.
- B) Exhibit C - The original and two copies of water and/or wastewater tariff(s) containing all rates, classifications, charges, rules and regulations. **Sample tariffs are enclosed with the application package.**

PART IV TERRITORY DESCRIPTION AND MAPS

A) **TERRITORY DESCRIPTION**

Exhibit _____ - An accurate description, using township, range and section references as specified in Rule 25-30.030(2), Florida Administrative Code, of the territory the utility was serving or was authorized to

serve on the day Chapter 367, Florida Statutes, became applicable. If the water and wastewater service territories are different, provide separate descriptions.

B) **TERRITORY MAPS**

Exhibit N/A - One copy of an official county tax assessment map or other map showing township, range and section with a scale such as 1"=200' or 1"=400' on which the proposed territory plotted by use of metes and bounds or quarter sections and with a defined reference point of beginning. If the water and wastewater service territories are different, provide separate maps.

C) **SYSTEM MAPS**

Exhibit D - One copy of detailed map(s) showing existing lines and facilities and the territory proposed to be served. **Any requested territory not served at the time of application shall be specifically identified.** Map(s) shall be of sufficient scale and detail to enable correlation with a description of the territory to be served. Provide separate maps for water and wastewater systems.

PART V FILING FEE

Indicate the filing fee enclosed with the application:

\$1,000 (for water) and/or \$ N/A (for wastewater).

Note: Pursuant to Rule 25-30.020, Florida Administrative Code, the amount of the filing fee as follows:

- (1) For applications in which the utility has the capacity to serve up to 100 ERCs, the filing fee shall be **\$100**.
- (2) For applications in which the utility has the capacity to serve from 101 to 200 ERCs the filing fee shall be **\$200**.

- (3) For applications in which the utility has the capacity to serve from 201 to 500 ERCs the filing fee shall be **\$500**.
- (4) For applications in which the utility has the capacity to serve 501 to 2,000 ERCs the filing fee shall be **\$1,000**.
- (5) For applications in which the utility has the capacity to serve from 2,001 to 4,000 ERCs the filing fee shall be **\$1,750**.
- (6) For applications in which the utility has the capacity to serve more than 4,000 ERCs the filing fee shall be **\$2,250**.

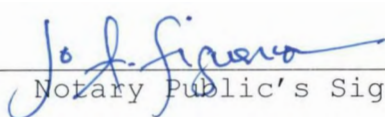
PART VI AFFIDAVIT

I John Los (applicant) do solemnly swear or affirm that the facts stated in the forgoing application and all exhibits attached thereto are true and correct and that said statements of fact thereto constitutes a complete statement of the matter to which it relates.

BY: 
Applicant's Signature
John Los
Applicant's Name (Typed)
Chief Accounting Officer
Applicant's Title *

Subscribed and sworn to before me this 22nd day in the month of MAY in the year of 2013 by John Los who is personally known to me or produced identification

Type of Identification Produced


Notary Public's Signature
Jo A. FIGUEROA
Print, Type or Stamp Commissioned
Name of Notary Public



* If applicant is a corporation, the affidavit must be made by the president or other officer authorized by the by-laws of the corporation to act for it. If applicant is a partnership or association, a member of the organization authorized to make such affidavit shall execute same.

Exhibit A

NHC Utilities Corporate Officers		Office
Marguerite Nader	President and Chief Executive Officer	Corporate - Chicago
Paul Seavey	Senior Vice President, Chief Financial Officer and Treasurer	Corporate - Chicago
Roger Maynard	Executive Vice President – Asset Management	Corporate - Chicago
Larisa Drake	Senior Vice President – Marketing	Corporate - Chicago
Kenneth Kroot	Senior Vice President, General Counsel and Secretary	Corporate - Chicago
Patrick Waite	Senior Vice President – Property Management	Corporate - Chicago
Walter Jaccard	Vice President – Legal and Assistant Secretary	Corporate - Chicago

DBA NHC Utilities, Inc. Corporate Office

2 N. Riverside Plaza

Chicago, IL 60606

Exhibit B

NHC Utilities, Inc. Customers		
Stonebridge		
	Billed	Total Connections
Residential	60	60
Other	3	3
Harbor Lakes		
	Billed	Total Connections
Residential	270	528
Other	1	1

NHC UTILITIES, INC.
WATER TARIFF

FIRST REVISED SHEET NO. 12.0
CANCELS ORIGINAL SHEET NO. 12.0

General Service

Rate Schedule GS

- AVAILABILITY - Available throughout the area served by the Company.
- APPLICABILITY - For water service to all customers for which no other schedule applies.
- LIMITATIONS - Subject to all of the Rules and Regulations of this tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly
- RATE -
- | <u>Meter Size</u> | <u>Base Facility Charge</u> |
|---------------------------------------|-----------------------------|
| 5/8" x 3/4" | \$ 16.99 |
| 3/4" | \$ 25.49 |
| 1" | \$ 42.47 |
| 1 1/2" | \$ 84.95 |
| 2" | \$ 135.91 |
| 3" | \$ 271.83 |
| Gallonage Charge
per 1,000 gallons | \$ 4.88 |
- FIRE HYDRANT
MAINTENANCE CHARGE - \$ 0.64 (all meter sizes)
- MINIMUM CHARGE - Base Facilities Charge
- TERMS OF PAYMENT - Bills are due and payable when rendered and become delinquent if not paid within twenty (20) days. After five (5) working days written notice is mailed to the customer separate and apart from any other bill, service may then be discontinued.
- EFFECTIVE DATE - October 22, 2005
- TYPE OF FILING - 2005 Price Index

Nancy Ostrowski
Authorized Representative

NHC UTILITIES, INC.
WATER TARIFF

FIRST REVISED SHEET NO. 13.1
CANCELS ORIGINAL SHEET NO. 13.1

Multi-Residential Service

Rate Schedule MS

AVAILABILITY

- Available throughout the area served by the Company.

APPLICABILITY

- For water service to all master-metered residential customers including, but not limited to, Condominiums, Apartments, and Mobile Home

NOTICE TO CUSTOMERS

Pursuant to Section 367.081(4)(a), Florida Statutes, water and wastewater utilities are permitted to adjust the rates and charges to their customers without those customers bearing the additional expense of a public hearing. These adjustments in rates would depend on increases or decreases in noncontrollable expenses subject to inflationary pressures such as chemicals and other general operation and maintenances costs.

On August 23, 2005, NHC Utilities, Inc., filed its notice of intention with the Florida Public Service Commission to increase water rates in Charlotte County pursuant to this Statute. The filing is subject to review by the Commission Staff for accuracy and completeness. Water rates will increase by approximately 0.86%. These rates should be reflected for service rendered on or after October 22, 2005.

NHC UTILITIES, INC.
WATER TARIFF

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CANCELS ORIGINAL SHEET NO. 12.0

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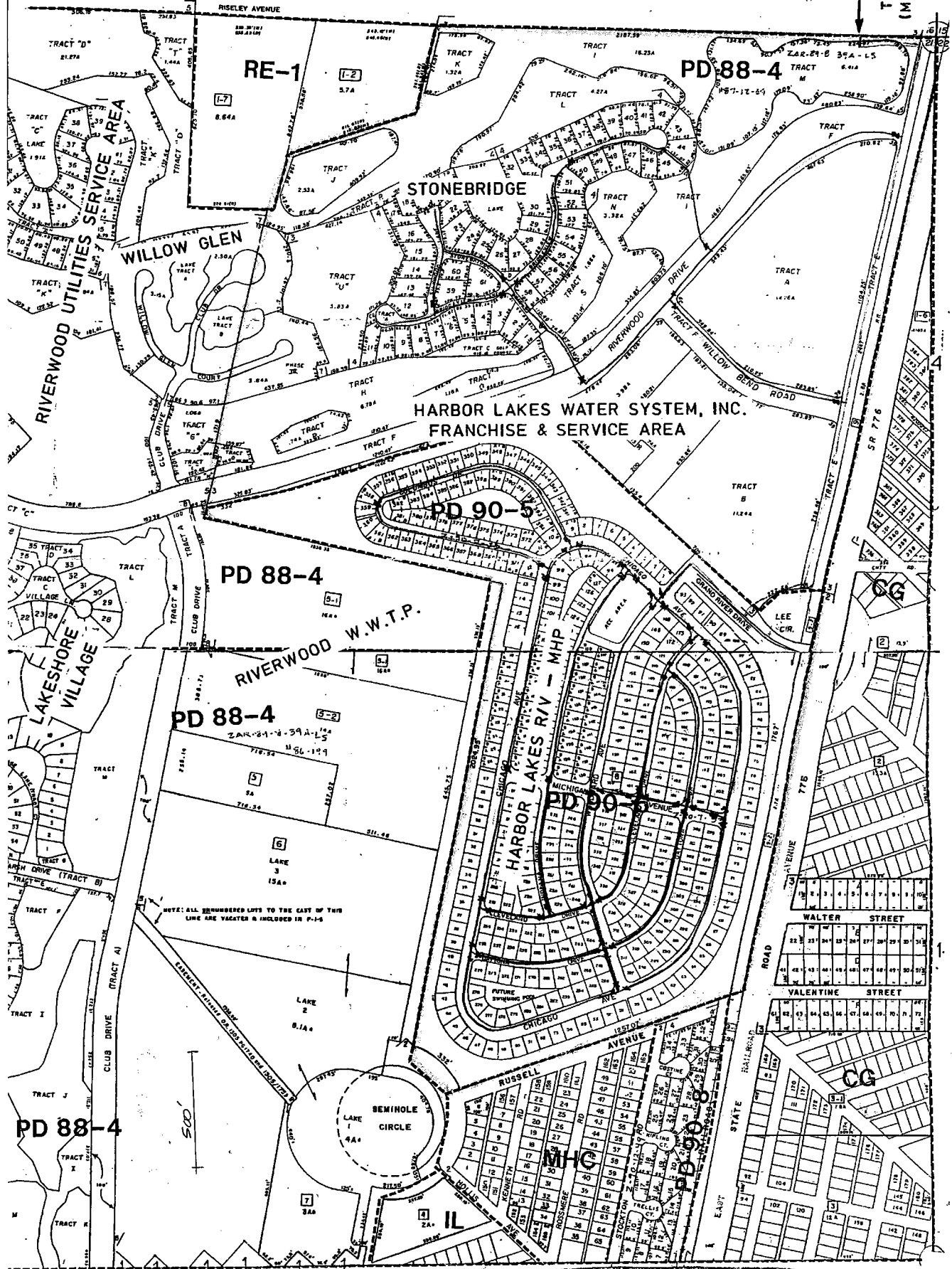
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LEGEND

- LIMITS OF HARBOR LAKE WATER SYSTEM, INC. FRANCHISE AREA
- H.L.W.S. - WATER MAINS WITHIN STONEBRIDGE (COMH. AREA FEED)
- H.L.W.S. - MAIN FEED FROM C.C.U.
- H.L.W.S. - WATER MAINS WITHIN HARBOR LAKES

TIE-IN TO C.C.U. (MASTER METER)



PD 88-4

PD 88-4

PD 90-5

PD 88-4

RIVERWOOD W.W.T.P.

PD 88-4

PD 90-5

WALTER STREET

VALENTINE STREET

RUSSELL AVENUE

PD 90-5

CG

CG

CG

500

NOTE: ALL REMEMBERED LOTS TO THE EAST OF THIS LINE ARE TRACTS B INCLUDED IN P-15

HARBOR LAKES WATER SYSTEM, INC. FRANCHISE & SERVICE AREA

STONEBRIDGE

WILLOW GLEN

RIVERWOOD UTILITIES SERVICE AREA

LAKESHORE VILLAGE

HARBOR LAKES RIV - MHP

SEMIHOLE CIRCLE

LAKE 2

LAKE 3

LAKE 1

LAKE 4

LAKE 5

LAKE 6

LAKE 7

LAKE 8

LAKE 9

LAKE 10

LAKE 11

LAKE 12

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