

COASTAL INCOME PROPERTIES

FILED 8/21/2017
DOCUMENT NO. 07187-2017
FPSC - COMMISSION CLERK

August 11, 2017

VIA UPS GROUND

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

RECEIVED-FPSC
2017 AUG 21 AM 9:02
COMMISSION CLERK

RE: Application for Original Certificate of Authorization for Existing Utility Currently Charging for Service in Lake Wales, Florida from The Harbor Waterfront Resort.

To Whom it May Concern:

Enclosed please find the following information in connection with the above referenced Application for Original Certificate:

- An original and five (5) ^{4 - DM} copies of the completed application for original certificate with exhibits;
- An original and two (2) ^{5 - DM} copies of the wastewater and water tariff sheets in conception with utility application;
- A check in the amount of \$750.00 for the application fee.

Please provide a list of entities that require notice/service of the application so I can complete the mailing as soon as possible. If the enclosed notice requires revision prior to publishing, please let me know.

If you have any questions or need anything else, please do not hesitate to call and/or email me at bk@primeincome.properties. I appreciate your consideration, and look forward to completing the transfer as soon as possible.

Sincerely,

Brian R. Keller, Manager
Coastal Income Properties – The Harbor, LLC

Check received with filing and forwarded to Fiscal for deposit. Fiscal to forward deposit information to Records.

Initials of person who forwarded check

* 2 applications
3 tariffs
and 3 maps

COM	_____
AFD	_____
APA	_____
ECO	_____
ENG	_____ *
GCL	_____
IDM	_____
TEL	_____
CLK	_____

FLORIDA PUBLIC SERVICE COMMISSION

**INSTRUCTIONS FOR COMPLETING EXAMPLE
APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**(Pursuant to Sections 367.031, 367.045, and 367.081, Florida Statutes, and
Rule 25-30.034, Florida Administrative Code)**

General Information

The attached form is an example application that may be completed by the applicant and filed with the Office of Commission Clerk to comply with Rule 25-30.034, Florida Administrative Code (F.A.C.). Any questions regarding this form should be directed to the Division of Engineering at (850) 413-6910.

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. Remit the proper filing fee pursuant to Rule 25-30.020, F.A.C., with the application.
4. Provide proof of noticing pursuant to Rule 25-30.030, F.A.C. This may be provided as a late-filed exhibit.
5. The completed application, attached exhibits, 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**

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

(Pursuant to Sections 367.031, 367.045, and 367.081, Florida Statutes, and
Rule 25-30.034, Florida Administrative Code)

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 and/or wastewater utility in Polk County, Florida, and submits the following information:

PART I

APPLICANT INFORMATION

- A) Contact Information for Utility. The utility's name, address, telephone number, Federal Employer Identification Number, and if applicable, fax number, e-mail address, and website address. The utility's name should reflect the business and/or fictitious name(s) registered with the Department of State's Division of Corporations:

The Harbor
Utility Name

10511 Monroe Court
Office Street Address

Lake Wales Florida 33898
City State Zip Code

2840 West Bay Drive, #174
Mailing Address (if different from Street Address)

Belleair Bluffs Florida 33770
City State Zip Code

(727) 686-2700 () -
Phone Number Fax Number

82-1058802
Federal Employer Identification Number

bk@primeincome.properties
E-Mail Address

None at this time

Website Address

B) The contact information of the authorized representative to contact concerning this application:

Brian R. Keller

Name

2840 West Bay Drive, #174

Mailing Address:

Belleair Bluffs

FL

33770

City

State

Zip Code

(727) 686-2700

Phone Number

Fax Number

bk@primeincome.properties

E-Mail Address

C) Indicate the nature of the utility's business organization (check one). Provide documentation from the Florida Department of State, Division of Corporations showing the utility's business name and registration/document number for the business, unless operating as a sole proprietor.

Corporation

Limited Liability Company

Number
L17000073515

Partnership

Number

Limited Partnership

Number

Limited Liability Partnership

Number

Sole Proprietorship

Number

Association

Other (Specify)

If the utility is doing business under a fictitious name, provide documentation from the Florida Department of State, Division of Corporations showing the utility's fictitious name and registration number for the fictitious name.

Fictitious Name (d/b/a)

Registration Number

- D) The name(s), address(es), and percentage of ownership of each entity or person which owns or will own more than 5 percent interest in the utility (use an additional sheet if necessary).

Brown Florida Holdings, LLC 635 Court St, Suite 120 Clearwater, FL 33756 33.3% ownership
K-4 Investments, LLC 600 Druid Rd East, Clearwater, FL 33756 33.3% ownership
Hello Tiger, LLC 38573 US Hwy 19 N, Tarpon Springs, FL 34684 33.3% ownership

PART II **ORIGINAL CERTIFICATE FOR EXISTING UTILITY**

A) DESCRIPTION OF SERVICE

- 1) Exhibit _____ - Provide a statement indicating whether the application is for water, wastewater, or both. If the applicant is applying only for water or wastewater, the statement shall include how the other service is provided.

This is an application to provide water and wastewater service.

- 2) Exhibit _____ - Provide a description of the types of customers served, i.e., single family homes, mobile homes, duplexes, golf course clubhouse, or commercial.

All existing customer occupy mobile homes/RVs. The only non-residential service is to the utility office.

- 3) Exhibit A - 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 developed.

B) FINANCIAL ABILITY

- 1) Exhibit B- - Provide a detailed financial statement (balance sheet and income statement), audited if available, of the financial condition of the applicant, that shows all assets and liabilities of every kind and character. The financial statements shall be for the preceding calendar or fiscal year. The financial statement shall be prepared in accordance with Rule 25-30.115, F.A.C. If available, a statement of the sources and uses of funds shall also be provided.

- 2) Exhibit C - Provide a list of all entities, including affiliates, upon which the applicant is relying to provide funding to the utility and an explanation of the manner and amount of such funding. The list need not include any person or entity holding less than 5 percent ownership interest in the utility. The applicant shall provide copies of any financial agreements between the listed entities and the utility and proof of the listed entities' ability to provide funding, such as financial statements.

Brown Florida Holdings, LLC 635 Court St, Suite 120 Clearwater, FL 33756
K-4 Investments, LLC 600 Druid Rd East, Clearwater, FL 33756
Hello Tiger, LLC 38573 US Hwy 19 N, Tarpon Springs, FL 34684

C) TECHNICAL ABILITY

- 1) Exhibit D - Provide a statement of the applicant's experience in the water or wastewater industry;

- 2) Exhibit E - Provide a copy of all current permits from the Department of Environmental Protection (DEP) and the water management district;

- 3) Exhibit F - Provide a copy of the most recent sanitary survey, the compliance inspection report available from the DEP or county health department, and the most recent secondary water quality standards report; and

- 4) Exhibit G - Provide a copy of all correspondence with the DEP, county health department, and water management district, including consent orders and warning letters, and the utility's responses to the same, for the past five years.

D) NEED FOR SERVICE

- 1) Exhibit H - Provide a statement explaining when and under what circumstances the applicant began providing service prior to obtaining a certificate of authorization.

- 2) Exhibit N/A - If the applicant is requesting any territory not served at the time of application, provide the following documentation of the need for service in the proposed area:

- a) The number of customers proposed to be served, by customer class and meter size, including a description of the types of customers anticipated to be served, i.e., single family homes, mobile homes, duplexes, golf course clubhouse, commercial. If the development will be in phases, this information shall be separated by phase.
- b) A copy of all requests for service from property owners or developers in areas not currently served.
- c) The current land use designation of the proposed service territory as described in the local comprehensive plan at the time the application is filed. If the proposed development will require a revision to the comprehensive plan, describe the steps taken and to be taken to facilitate those changes, including changes needed to address the proposed need for service described above.
- d) Any known land use restrictions, such as environmental restrictions imposed by governmental authorities.

E) TERRITORY DESCRIPTION AND MAPS

- 1) Exhibit I - Provide a legal description of the proposed service area in the format prescribed in Rule 25-30.029, F.A.C.

- 2) Exhibit J - Provide documentation of the utility's right to access continued use of the land upon which the utility treatment facilities are located. This documentation shall be in the form of a recorded warranty deed, recorded quit claim deed accompanied by title insurance, recorded lease such as a 99-year lease, or recorded easement. The applicant may submit an unrecorded copy of the instrument granting the utility's right to access and continued use of the land upon which the utility treatment facilities are or will be located, provided the applicant files a recorded copy within the time prescribed in the order granting the certificate.
- 3) Exhibit K - Provide a detailed system map showing existing and proposed lines and treatment facilities with the territory proposed to be served plotted thereon, consistent with the legal description provided in E-1 above. Any territory not served at the time of the application shall be specifically identified on the system map. The map shall be of sufficient scale and detail to enable correlation with the description of the territory proposed to be served.
- 4) Exhibit L - Provide an official county tax assessment map or other map showing township, range, and section with a scale such as 1"=200' or 1"=400', with the proposed territory plotted thereon, consistent with the legal description provided in E-1 above.

F) PROPOSED TARIFF AND RATE INFORMATION

- 1) Exhibit M - Provide a tariff containing all rates, classifications, charges, rules, and regulations, which shall be consistent with Chapter 25-9, F.A.C. See Rule 25-30.034, F.A.C., for information about water and wastewater tariffs that are available and may be completed by the applicant and included in the application.
- 2) Exhibit N - Provide documentation specifying on what date and under what authority the current rates and charges were established.

G) NOTICING REQUIREMENTS

Exhibit O - Provide proof of noticing pursuant to Rule 25-30.030, F.A.C. This may be provided as a late-filed exhibit.

PART III

SIGNATURE

Please sign and date the utility's completed application.

APPLICATION SUBMITTED BY:


 Applicant's Signature

Brian R. Keller
Applicant's Name(Printed)

Manager
Applicant's Title

8/15/17
Date

Application for Original Certificate of Authorization for Existing
Utility Currently Charging for Service

The Harbor Waterfront Resort

10511 Monroe Court

Lake Wales, Florida 33898

List of Exhibits

- A – Customers Served
- B – Financial Statements
- C - Funding to Utility
- D – Statement of Experience
- E – Current Permits
- F – Sanitary Survey
- G – Correspondence, Consent Orders
- H – Circumstances of Providing Service
- I – Legal Description
- J – Right to Access for Utility Plants
- K – System Map
- L – Service Area Map
- M – Water & Wastewater Tariffs
- N – Documentation for Current Rates and Charges
- O – Proof of Notice

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT A

CUSTOMERS SERVED

THE HARBOR

CUSTOMERS CURRENTLY SERVED IN 2016:

WATER -

Harbor Waterfront Resort (within the Resort)	118 lots
Individual mobile homes/RVs –	
Mark Lane	23
Opal Drive	17
Harbor Point Drive	16
Hidden Harbor Resort (14 resort lots), bulk -	1

WASTEWATER -

Harbor Waterfront Resort (within the Resort)	118 lots
Individual mobile homes/RVs –	
Mark Lane	21
Harbor Point Drive	16

There is no metering. All customers are billed at a flat rate.

The service territory is fully developed, although occupancy may vary.

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT B

FINANCIAL STATEMENTS

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08/01/17

Accrual Basis

The Harbor Waterfront
Balance Sheet
As of July 31, 2017

	Jul 31, 17
ASSETS	
Current Assets	
Checking/Savings	
Checking - Jefferson Bank	22,704.35
Total Checking/Savings	22,704.35
Total Current Assets	22,704.35
Fixed Assets	
Land	5,066,591.50
Total Fixed Assets	5,066,591.50
TOTAL ASSETS	5,089,295.85
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Loan - Prime Income Properties	500.00
Mortgage Payable-Jefferson Bank	3,743,351.42
Total Other Current Liabilities	3,743,851.42
Total Current Liabilities	3,743,851.42
Long Term Liabilities	
Deposits Held	17,952.55
Total Long Term Liabilities	17,952.55
Total Liabilities	3,761,803.97
Equity	
Equity	
Capital Invest-Brown FL Holding	
Contribution-Brown FL Holdings	556,000.00
Distributions-Brown FL Holdings	-5,739.73
Total Capital Invest-Brown FL Hold...	550,260.27
Capital Investment-H.G. Brown	
Contribution-H.G. Brown	118,664.06
Distributions-H.G. Brown	-1,207.25
Total Capital Investment-H.G. Brown	117,456.81
Capital Investment-HF Financial	
Contribution-HF Financial	300,000.00
Distributions-HF Financial	-3,117.75
Total Capital Investment-HF Financ...	296,882.25
Capital Investment-Paul C.Auger	
Contribution-Paul C. Auger	100,000.00
Distributions-Paul C Auger	-1,083.15
Total Capital Investment-Paul C.Au...	98,916.85
Capital Investment-Tim R Hinson	
Contribution-Tim R Hinson	200,000.00
Distributions-Tim R Hinson	-2,166.29
Total Capital Investment-Tim R Hin...	197,833.71
Total Equity	1,261,349.89
Net Income	66,141.99
Total Equity	1,327,491.88

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08/01/17

Accrual Basis

The Harbor Waterfront
Balance Sheet
As of July 31, 2017

	Jul 31, 17
TOTAL LIABILITIES & EQUITY	<u>5,089,295.85</u>

1:54 PM

08/01/17

Accrual Basis

The Harbor Waterfront
Profit & Loss
June 15 through July 31, 2017

	Jun 15 - Jul 31, 17
Ordinary Income/Expense	
Income	
Rental Income	87,621.03
Utility Income	3,275.20
Other Income	7.55
	<hr/>
Total Income	90,903.78
Expense	
Travel	160.50
Background Checks	60.00
Park Improvement Expense	2,530.77
Bank Service Fees	390.02
Computer and Internet Expen...	1,792.43
Dues & Subscriptions	224.11
Insurance Expense	2,808.00
Interest Expense	14,968.75
License & Taxes	1,090.78
Park Management Expense	200.00
Pool Expense	237.01
Property Management Fees	4,648.72
Real Estate Taxes	-12,180.02
Rent Expense	545.21
Repairs and Maintenance	750.00
Telephone Expense	444.64
Utilities	
Electric	4,254.33
Trash	1,210.10
UTILITY DIVISION	
Utility Division Other	50.00
Materials & Supplies	499.69
	<hr/>
Total UTILITY DIVISION	549.69
Propane Expense	73.75
	<hr/>
Total Utilities	6,087.87
	<hr/>
Total Expense	24,758.79
	<hr/>
Net Ordinary Income	66,144.99
	<hr/>
Net Income	<u>66,144.99</u>

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT C

FUNDING TO UTILITY



THE

PROSURE GROUP

INC.

Simple Personal Financial Information

A statement is needed for each Owner with an ownership interest of 10% or more

Owner's LEGAL Name:
Spouse's LEGAL Name:

Michael Bruce Osadchey
Jana Lynn Osadchey

Statement as of

3/24/2017

Cash on hand and in banks	\$ 70K	Accounts Payable	\$ - ^{\$2500} 4000 month
Savings Accounts	\$ -	Notes Payable to Banks and Others	\$ - mtg.
IRA or Retirement Acct.	\$ -	Installment Account (Auto)	\$ -
Accounts & Notes Receivable	\$ -	Installment Account (Other)	\$ -
Life Ins. - Cash Surrender Value Only	\$ -	Loan on Life Insurance	\$ -
Stocks and Bonds	\$ -	Unpaid Taxes	\$ -
Real Estate (complete section below)	\$ See Below	Mortgages On Real Estate	\$ 1500 month
Automobile - Present Value	\$ 8K	Other Liabilities	\$ -
Other Personal Property	\$ -		
Other Assets	\$ Mobile Home fact.		
Total Assets:	\$ 78K	Total Liabilities:	\$ 4,000 month

Real Estate Owned

	Property A	Property B ^{RV Resort}	Property C
Type of Property	Primary Residence	Zachary Taylor	
Address	7544 9524 Chelton NRR FC 34655	44156 Pinechute FC	
Date Purchased	June 17, 1994	2795 US Hwy 441 SE	
Original Cost	\$ 184,900.00	\$ 0 Ketchikan AK 349	74
Present Market Value	\$ 428,000	\$ 4.1 million ^{\$ 500} _{2%}	\$
Mortgage Holder	BofA	-	
Mortgage Balance	\$ 47,000	\$ -	\$
Monthly Payment	\$ 1535.00	\$ -	\$

I/We authorize The ProSure Group, Inc. / Surety to make inquiries as necessary concerning or pertaining to the undersigned's financial standing, credit, character, or manner of meeting obligations to verify the accuracy of the statements made and to determine credit worthiness. I/We certify the above and the statements contained in the attachments are true and accurate as of the stated date(s). A copy of this agreement shall be considered the same as the original. This authorization is to remain in full force until rescinded by the applicant in writing. These statements are made for the purpose of applying for a bond. I/We understand FALSE statements may result in forfeiture of benefits and possible criminal and/or civil prosecution.

F.S. Section 817.234(1) (b). "Any person who knowingly and with intent to injure, defraud, or deceive any insurer files a statement of claim or an application containing false, or misleading information is guilty of a felony of the third degree."

Owner's Signature: Michael B Osadchey Date: 3/24/17
Spouse's Signature: Jana L Osadchey Date: 3/24/17

REDACTED

Print Form

TO:

TYPE OF CREDIT - CHECK THE APPROPRIATE BOX

Individual - If you check this box, provide Financial Information only about yourself.

Joint with, Relationship If you check this box, provide Financial Information about yourself and the other person.

PERSONAL FINANCIAL STATEMENT OF

NOTE: Any willful misrepresentation could result in a violation of Federal Law (Sec. 18 U.S.C. 1014)

Name BRIAN R. KELLER Birth Date 10-27-45 Statement Date 2-17-17
Address 215 HARBOUR VIEW LANE City LARGO State / Zip FL 32770 SSN
Home Phone 727-686-2700 No. of Dependents 1 Bus. or Occupation R.E. INVESTMENT Bus. Phone 727-686-2700

NOTE: Complete all of Section II BEFORE Section I

SECTION I

Table with columns ASSETS and LIABILITIES. Rows include Cash On Hand & In Bank, U.S. Gov. Securities, Real Estate Owned, etc. Total Assets: \$310,000. Total Liabilities & Net Worth: \$310,000.

Table with columns ANNUAL INCOME and ESTIMATE OF ANNUAL EXPENSES. Annual Income: \$100,000+. Annual Expenses: \$77,000.

Table with columns GENERAL INFORMATION and CONTINGENT LIABILITIES. Includes questions about assets pledged and contingent liabilities.

SECTION II

A CASH IN BANKS AND NOTES DUE TO BANKS (List all Real Estate Loans in Section II-E)

Table for CASH IN BANKS AND NOTES DUE TO BANKS. Includes columns for Name of Bank, Type of Account, Type of Ownership, On Deposit, Notes Due Banks, and COLLATERAL (if Any). Total On Deposit: \$15,000.

SECTION II Continued

B LIFE INSURANCE

(List only those Policies that you own)

Company	Face of Policy	Cash Surrender Value	Policy Loans from Insurance Co.	Other Loans Policy as Collateral	BENEFICIARY
GREAT AMERICAN LIFE	\$500,000	—	—	—	PAULETTE KELLER
TOTALS		\$	\$		

C SECURITIES OWNED

(Including U.S. Gov't Bonds and all other Stocks and Bonds)

Face Value - Bonds No. Shares - Stock	DESCRIPTION Indicate those not in your Name	Type of Ownership	COST	Market Value US Gov. Sec.	Market Value Marketable Sec	Market Value - Not Readily Mkt Sec.	Amount Pledged to Secure Loans
TOTALS				\$	\$	\$	

D NOTES AND ACCOUNTS RECEIVABLE

(Money Payable/Owed to You Individually - Indicate by a if Others have an Ownership Interest)

Maker / Debtor	When Due	Original Amount	Balance Due Good Accounts	Balance Due Doubtful Accounts	Balance Due Notes Rel. & Friends	Security (If Any)
TOTALS			\$	\$	\$	

E REAL ESTATE OWNED

(Indicate by a if Others have an Ownership Interest)

TITLE IN NAME OF	Description & Location	Date Acquired	Original Cost	Present Value of Real Estate	Amount Of Ins. Carried	MORTGAGE OR CONTRACT PAYABLE			
						Bal. Due	Payment	Maturity	Whom Payable
Homestead	SFR-212 HILARIO	2013	403,000	500,000	350,000	NO/SE	—	—	—
CORTEZ	MHP - Grubert	6/06	1,410,000	1,750,000	3,000,000	1,000,000	7359	2021	SELLER
ASPERN	MHP - Duxbury	6/15	1,595,000	1,625,000	1,500,000	721,000	4,667	2020	SECCOAST
ELIM	MHP - Duxbury	11/15	1,700,000	1,800,000	1,500,000	736,000	5,195	2021	HOME BK
TOTALS						\$5,235,000	\$2,617,000		

F MORTGAGES AND CONTRACTS OWNED

(Indicate by a if Others have an Ownership Interest)

Cont.	Mtge.	MAKER		PROPERTY COVERED	Starting Date	Payment	Maturity	Balance Due	
		Name	Address						
TOTAL									\$

G PERSONAL PROPERTY

(Indicate by a if Others have an Ownership Interest)

Description	Date When New	Cost When New	Value Today	LOANS ON PROPERTY	
				Balance Due	To Whom Payable
Automobiles - COMPANY OWNED					
TOTALS				\$	\$

H NOTES

(Other than Bank, Mortgage and Insurance Company Loans)

PAYABLE TO	Other Obligors (If Any)	When Due	Notes Due To Rel. & Friends	Notes Due Others'	Accounts & Bills Payable	Contracts Payable	Collateral (If Any)
TOTALS				\$	\$	\$	\$

For the purpose of procuring credit from time to time, I/we furnish the foregoing as a true and accurate statement of my/our financial condition. Authorization is hereby given to the Lender to verify in any manner it deems appropriate any and all items indicated on this statement. In addition, each individual signing below authorizes the Lender to check their individual credit account and employment history and have a credit reporting agency prepare a consumer credit report on them. The undersigned also agrees to notify the Lender immediately in writing of any significant adverse change in such financial condition.

Date Signed: 2/17/17 Signature [Signature] Signature _____

TO:

Jefferson Bank of Florida

REDACTED

TYPE OF CREDIT - CHECK THE APPROPRIATE BOX

Individual - If you check this box, provide Financial Information only about yourself.

Joint with, _____ Relationship _____
yourself and the other person.

If you check this box, provide Financial Information about

PERSONAL FINANCIAL STATEMENT OF

NOTE: Any willful misrepresentation could result in a violation of Federal Law (Sec. 18 U.S.C. 1014)

Name JOHN S. KELLER II Birth _____ Date 4-26-82 Statement Date 3-15-17
Address 14 DOUGLAS AVE City DUNEDIN State / Zip FL / 34698 SSN _____
Home Phone 727-656-1800 No. of Dependents 0 Bus. or Occupation SCHOOL TEACHER Bus. Phone 727-656-2900

NOTE: Complete all of Section II BEFORE Section I

ASSETS			LIABILITIES		
1 Cash On Hand & In Bank	Sec II - A	26,000	21 Notes Due to Banks	Sec. II - A	---
2 Cash Value of Life Insurance	Sec II - B	---	22 Notes Due to Relatives & Friends	Sec. II - H	---
3 U.S. Gov. Securities	Sec II - C	---	23 Notes Due to Others	Sec. II - H	---
4 Other Marketable Securities	Sec II - C	---	24 Accounts and Bills Payable	Sec. II - H	---
5 Notes & Accounts Receivable - Good	Sec II - D	---	25 Unpaid Income Taxes Due	Federal State	---
6 Other Assets Readily Convertible to Cash - Itemize		---	26 Other Unpaid Taxes & Interest		---
7 IRA's		---	27 Loans On Life Insurance	Sec II - B	---
8 401 (K)		---	28 Contract Account Payable	Sec II - H	---
9		---	29 Other Liabilities Due within 1 Year - Itemize		---
10 TOTAL CURRENT ASSETS		\$ 26,000	30 CREDIT CARDS		1,500
11 Real Estate Owned (Personal Use)	Sec II - E	150,000	31		---
12 Mortgages & Contracts Owned	Sec II - F	---	32		---
13 Notes & Accounts Receivable - Doubtful	Sec II - D	---	33 TOTAL CURRENT LIABILITIES		\$ 1,500
14 Notes Due From Relatives & Friends	Sec II - D	---	34 Real Estate Mortgages Payable	Sec II - E	06,000
15 Other Securities - Not Readily Marketable	Sec II - C	---	35 Liens & Assessments Payable		---
16 Personal Property	Sec II - G	23,000	36 Other Debts - Itemize		---
17 Other Assets - Itemize		---	37		---
18 EQUITY - MORTGAGE (NET)		96,000	38 TOTAL LIABILITIES		\$ 99,500
19		---	39 Net Worth (Total Assets minus Total Liabilities)		\$ 111,100
20 TOTAL ASSETS		\$ 208,600	40 TOTAL LIABILITIES & NET WORTH		\$ 208,600

ANNUAL INCOME	
Salary, Bonuses & Commissions	43,000
Dividends & Interest	---
Rental & Lease Income (Net)	---
Alimony, child support, or separate maintenance income need not be revealed if you do not wish to have it considered as a basis for repaying this obligation.	---
Other Income - Itemize	\$ ---
Provide the following information only if Joint Credit is checked above.	
Other Persons Salary, Bonuses & Commissions	\$ ---
Alimony, child support, or separate maintenance income need not be revealed if you do not wish to have it considered as a basis for repaying this obligation.	---
Other Income of Other Person - Itemize	\$ ---
TOTAL	\$ 43,000

ESTIMATE OF ANNUAL EXPENSES	
Income Taxes	---
Other Taxes (REAL ESTATE)	6,000
Insurance Premiums	1,500
Mortgage Payments	1,100
Rent Payable	6,000
Other Expenses	---
FOOD	\$ 5,000
CLOTHING	\$ 500
MEDICAL	\$ 500
AUTO EXPENSE	\$ 2,000
HOUSEHOLD	\$ 2,500
TOTAL	\$ 25,100

GENERAL INFORMATION	
Are any Assets Pledged?	No <input checked="" type="checkbox"/> Yes (See Section II) <u>MORTGAGE</u>
Are you a Defendant in any Suits or Legal Actions? (Explain):	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes
Have you ever been declared Bankrupt in the last 10 years? (Explain):	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes

CONTINGENT LIABILITIES	
As Endorser, Co-maker or Guarantor	<u>MOBILE HOME GARAGE</u>
On Leases or Contracts	---
Legal Claims	---
Federal - State Income Taxes	\$ ---
Other -	\$ ---

SECTION II					
A CASH IN BANKS AND NOTES DUE TO BANKS			(List all Real Estate Loans in Section II-E)		
Name of Bank	Type of Account	Type of Ownership	On Deposit	Notes Due Banks	COLLATERAL (If Any)
<u>REGION'S</u>	<u>CHECKSAVING</u>	<u>INDIVIDUAL</u>	<u>26,000</u>	---	---
TOTALS			\$ <u>26,000</u>	\$ ---	---

(Enter Sec 1 Line 1) (Enter Sec 1 Line 27)

SECTION II Continued

B LIFE INSURANCE

(List only those Policies that you own)

Company	Face of Policy	Cash Surrender Value	Policy Loans from Insurance Co.	Other Loans Policy as Collateral	BENEFICIARY
N/A					
TOTALS		\$	\$		

C SECURITIES OWNED

(Including U.S. Gov't Bonds and all other Stocks and Bonds)

Face Value - Bonds No. Shares - Stock	DESCRIPTION	Type of Ownership	COST	Market Value US Gov. Sec.	Market Value Marketable Sec.	Market Value - Not Readily Mkt Sec.	Amount Pledged to Secure Loans
N/A							
TOTALS				\$	\$	\$	

D NOTES AND ACCOUNTS RECEIVABLE

(Money Payable/Owed to You Individually - Indicate by a if Others have an Ownership Interest)

Maker / Debtor	When Due	Original Amount	Balance Due Good Accounts	Balance Due Doubtful Accounts	Balance Due Notes Rel. & Friends	Security (If Any)
N/A						
TOTALS			\$	\$	\$	

E REAL ESTATE OWNED

(Indicate by a if Others have an Ownership Interest) (I own 1% of the LLC)

TITLE IN NAME OF	Description & Location	Date Acquired	Original Cost	Present Value of Real Estate	Amount Of Ins. Carried	MORTGAGE OR CONTRACT PAYABLE			
						Bal. Due	Payment	Maturity	Whom Payable
Homestead	SFR-14 DOUGLAS	1/12/17	122,000	150,000+	120,000	96,000	695	30yr	ANDREW'S FEE CRU.
FIRST TRUST	MHP - BREDEANTON	6/15	1,450,000	1,850,000	2,000,000	700,000	2,000	15yr	INDIV
KITJACTIME	RV RESORT - OUSANG	3/4/16	3,300,000	4,000,000	2,000,000	450,000	6,000	5yr	JEFFERSON
TOTALS						\$	\$	\$	

F MORTGAGES AND CONTRACTS OWNED

(Indicate by a if Others have an Ownership Interest)

Cont.	Mtge.	MAKER		PROPERTY COVERED	Starting Date	Payment	Maturity	Balance Due
		Name	Address					
TOTAL								

G PERSONAL PROPERTY

(Indicate by a if Others have an Ownership Interest)

Description	Date When New	Cost When New	Value Today	LOANS ON PROPERTY	
				Balance Due	To Whom Payable
Automobiles - 2003 MUSTANG COBRA	2003	35,000	15,000		
HOUSEHOLD FURNISHINGS	2016-17	10,000	8,000		
TOTALS				\$	\$

H NOTES

(Other than Bank, Mortgage and Insurance Company Loans)

PAYABLE TO	Other Obligors (If Any)	When Due	Notes Due To Rel. & Friends	Notes Due Others'	Accounts & Bills Payable	Contracts Payable	Collateral (If Any)
TOTALS			\$	\$	\$	\$	

I/we furnish the foregoing as a true and accurate statement of my/our financial condition. Authorization is hereby given to the Lender to verify in any manner deemed appropriate any and all items indicated on this statement. In addition, each individual signing below authorizes the Lender to check their individual credit account and employment history and have a credit reporting agency prepare a consumer credit report on them. The undersigned also agrees to notify the Lender immediately in writing of any significant adverse change in such financial condition.

Date Signed: 3/15/17 Signature [Signature] Signature _____

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT D

STATEMENT OF EXPERIENCE

THE HARBOR

The Owner of The Harbor Waterfront Resort is Coastal Income Properties – The Harbor, LLC. The Manager for the LLC is Mr. Brian Keller. During the mid-1980's and early 1990's, Mr. Keller owned and operated 36 mobile home and RV communities throughout the State of Florida. Approximately half of the communities had their own wells and waste water treatment facilities. He has sufficient experience administratively and operationally to operate The Harbor facilities. In addition, the technical expertise and daily operating procedures will be handled by Mike Harrison with Harrison Waste Water Operations, Wastewater Treatment Plant Operator. State of Florida Department of Environmental Protection License No: 0007196. Located at 1870 Bath Lane, Winter Haven, Florida 33880. Phone (863) 299-2073.

The Harbor employs the services of William J. Murchie, P.E., Florida Registration No. 31755, Murchey Utility Engineering, LLC, CA#27361.

State of Florida
Department of Environmental Protection

ISSUED:

4/3/2017

LICENSE NO.: 0007196

THE CLASS C WASTEWATER TREATMENT PLANT OPERATOR NAMED BELOW IS
LICENSED UNDER THE PROVISIONS OF CHAPTER 403, FLORIDA STATUTES.

VALID UNTIL: 4/30/2019

MICHAEL E HARRISON

RICK SCOTT

JONATHAN P. STEVERSON

GOVERNOR

DISPLAY IS REQUIRED BY LAW

SECRETARY



Florida
HEALTH

State of Florida
Department of Health, Bureau of Public Health Laboratories
This is to certify that



E84567

MID FLORIDA WATER LAB
8 OAKWOOD ROAD
WINTER HAVEN, FL 33880


has complied with Florida Administrative Code 64E-1,
for the examination of environmental samples in the following categories

DRINKING WATER - MICROBIOLOGY, DRINKING WATER - PRIMARY INORGANIC CONTAMINANTS, NON-POTABLE WATER - GENERAL CHEMISTRY,
NON-POTABLE WATER - MICROBIOLOGY

Continued certification is contingent upon successful on-going compliance with the NELAC Standards and FAC Rule 64E-1 regulations. Specific methods and analytes certified are cited on the Laboratory Scope of Accreditation for this laboratory and are on file at the Bureau of Public Health Laboratories, P. O. Box 210, Jacksonville, Florida 32231. Clients and customers are urged to verify with this agency the laboratory's certification status in Florida for particular methods and analytes.

Date Issued: July 01, 2017 Expiration Date: June 30, 2018




Susanne Crowe, MHA
Acting Chief, Bureau of Public Health Laboratories
DH Form 1697, 7/04
NON-TRANSFERABLE E84567-21-07/01/2017
Supersedes all previously issued certificates

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT E

**CURRENT PERMITS AND APPLICATION FOR TRANSFER OF A WASTEWATER
FACILITY**



Florida Department of Environmental Protection

Southwest District Office
13051 North Telecom Parkway
Temple Terrace, FL 33637-0926

Rick Scott
Governor

Carlos Lopez-Cantera
Lt. Governor

Jonathan P. Steverson
Secretary

STATE OF FLORIDA DOMESTIC WASTEWATER FACILITY PERMIT

PERMITTEE:

Harbor RV Resort & Marina WWTF

RESPONSIBLE OFFICIAL:

Mr. Robert Smith, Owner
10511 Monroe Court
Lake Wales, Florida 33898-6914
(863) 696-1194

online.parks.flwebparks.com

PERMIT NUMBER:

FLA011041

FILE NUMBER:

FLA011041-008-DW3P/NR

EFFECTIVE DATE:

June 9, 2016

EXPIRATION DATE:

June 8, 2021

FACILITY:

Harbor RV Resort & Marina WWTF
10511 Monroe Court
Lake Wales, FL 33898
Polk County
Latitude: 27°56' 18.73" N Longitude: 81°25' 24.72" W

This permit is issued under the provisions of Chapter 403, Florida Statutes (F.S.), and applicable rules of the Florida Administrative Code (F.A.C.). This permit does not constitute authorization to discharge wastewater other than as expressly stated in this permit. The above named permittee is hereby authorized to operate the facilities in accordance with the documents attached hereto and specifically described as follows:

WASTEWATER TREATMENT:

Operation of an existing 0.020 million gallons per day (MGD) Three-Month Rolling Average Daily Flow (3MRADF), Type III, extended aeration domestic wastewater treatment plant consisting of: one surge tank of 10,000 gallons, three aeration basins of 20,000 gallons total volume, two clarifiers of 6,500 gallons total volume and 136 square feet of total surface area, two chlorine contact chambers of 930 gallons total volume, and two digesters of 4,711 gallons total volume. This plant is operated to provide secondary treatment with basic disinfection.

REUSE OR DISPOSAL:

Land Application R-001: Is an existing 0.020 MGD Annual Average Daily Flow (AADF) permitted capacity part IV rapid rate land application system (R-001). R-001 is a reuse system consisting of two-cell Rapid Infiltration Basins (RIB) with a total bottom surface area of 13,350 sq.ft. R-001 is located approximately at latitude 27°56' 18.73" N. longitude 81°25' 24.72" W.

IN ACCORDANCE WITH: The limitations, monitoring requirements, and other conditions set forth in this cover sheet and Part I through Part IX on pages 1 through 155 of this permit.

PERMITTEE: Mr. Robert Smith
 FACILITY: Harbor RV Resort & Marina WWTF

PA FILE #: FLA011041-008-DW3P/NR

I. RECLAIMED WATER AND EFFLUENT LIMITATIONS AND MONITORING REQUIREMENTS

A. Reuse and Land Application Systems

1. During the period beginning on the effective date and lasting through the expiration date of this permit, the permittee is authorized to direct reclaimed water to Reuse System R-001. Such reclaimed water shall be limited and monitored by the permittee as specified below and reported in accordance with Permit Condition LB.7:

Parameter	Units	Max/Min	Reclaimed Water Limitations		Monitoring Requirements			Notes
			Limit	Statistical Basis	Frequency of Monitoring	Sample Type	Monitoring Site Number	
Flow to R-001	MGD	Max Max	0.020 Report	Annual Average Monthly Average	5 Days/Week	Elapsed Time Meter	FLW-01	See I.A.3
BOD, Carbonaceous 5 day, 20C	mg/L	Max Max Max	20.0 30.0 60.0	Annual Average Monthly Average Single Sample	Monthly	Grab	EFA-01	
Solids, Total Suspended	mg/L	Max Max Max	20.0 30.0 60.0	Annual Average Monthly Average Single Sample	Monthly	Grab	EFA-01	
pH	s.u.	Min Max	6.0 8.5	Single Sample Single Sample	5 Days/Week	Grab	EFA-01	
Coliform, Fecal	#/100mL	Max Max	200 800	Annual Average Single Sample	Monthly	Grab	EFA-01	
Chlorine, Total Residual (For Disinfection)	mg/L	Min	0.5	Single Sample	5 Days/Week	Grab	EFA-01	See I.A.4
Nitrogen, Nitrate, Total (as N)	mg/L	Max	12.0	Single Sample	Monthly	Grab	EFA-01	

PERMITTEE: Mr. Robert Smith
FACILITY: Harbor RV Resort & Marina WWTF

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2. Reclaimed water samples shall be taken at the monitoring site locations listed in Permit Condition I.A.1. and as described below:

Monitoring Site Number	Description of Monitoring Site
FLW-01	Flow measured at the master lift station.
EFA-01	Effluent sampling point after treatment and prior to Reuse system R-001.

3. An elapsed time meter shall be utilized to measure flow and calibrated at least once every 12 months. [62-601.200(17) and .500(6)]
4. Total residual chlorine must be maintained for a minimum contact time of 15 minutes based on peak hourly flow. [62-610.510, 62-600.440(4)(b) and (5)(b)]

PERMITTEE: Mr. Robert Smith
 FACILITY: Harbor RV Resort & Marina WWTF

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B. Other Limitations and Monitoring and Reporting Requirements

1. During the period beginning on the effective date and lasting through the expiration date of this permit, the treatment facility shall be limited and monitored by the permittee as specified below and reported in accordance with condition I.B.7:

Parameter	Units	Max/Min	Limitations		Monitoring Requirements			Notes
			Limit	Statistical Basis	Frequency of Analysis	Sample Type	Monitoring Site Number	
Flow, Total for Facility	MGD	Max Max	0.020 Report	3-Month Rolling Average Monthly Average	5 Days/Week	Elapsed Time Meter	FLW-01	See I.B.4
Percent Capacity, (TMADE/Permitted Capacity) x 100	percent	Max	Report	Monthly Average	Monthly	Calculation	FLW-01	
BOD, Carbonaceous 5 day, 20°C (Influent)	mg/L	Max	Report	Single Sample	Annually	Grab	INF-01	See I.B.3
Solids, Total Suspended (Influent)	mg/L	Max	Report	Single Sample	Annually	Grab	INF-01	See I.B.3

PERMITTEE: Mr. Robert Smith
FACILITY: Harbor RV Resort & Marina WWTF

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2. Samples shall be taken at the monitoring site locations listed in Permit Condition I.B.1. and as described below:

Monitoring Site Number	Description of Monitoring Site
FLW-01	Flow measured at the master lift station.
INF-01	Influent sampling point prior to treatment and ahead of the return activated sludge line.

3. Influent samples shall be collected so that they do not contain digester supernatant or return activated sludge, or any other plant process recycled waters. [62-601.500(4)]
4. An elapsed time meter shall be utilized to measure flow and calibrated at least once every 12 months. [62-601.200(17) and .500(6)]
5. The sample collection, analytical test methods and method detection limits (MDLs) applicable to this permit shall be conducted using a sufficiently sensitive method to ensure compliance with applicable water quality standards and effluent limitations and shall be in accordance with Rule 62-4.246, Chapters 62-160 and 62-601, F.A.C. and 40 Code of Federal Regulations (CFR) 136, as appropriate. The list of Department established analytical methods, and corresponding MDL and practical quantitation limits (PQLs), which is titled "FAC 62-4 MDL/PQL Table (April 26, 2006)" is available at http://www.dep.state.fl.us/lab_library_index.htm. The MDLs and PQLs as described in this list shall constitute the minimum acceptable MDL/PQL values and the Department shall not accept results for which the laboratory's MDLs or PQLs are greater than those described above unless alternate MDLs and/or PQLs have been specifically approved by the Department for this permit. Any method included in the list may be used for reporting as long as it meets the following requirements:
- The laboratory's reported MDL and PQL values for the particular method must be equal or less than the corresponding method values specified in the Department's approved MDL and PQL list;
 - The laboratory reported MDL for the specific parameter is less than or equal to the permit limit or the applicable water quality criteria, if any, stated in Chapter 62-302, F.A.C. Parameters that are listed as "report only" in the permit shall use methods that provide an MDL, which is equal to or less than the applicable water quality criteria stated in 62-302, F.A.C.; and
 - If the MDLs for all methods available in the approved list are above the stated permit limit or applicable water quality criteria for that parameter, then the method with the lowest stated MDL shall be used.

When the analytical results are below method detection or practical quantitation limits, the permittee shall report the actual laboratory MDL and/or PQL values for the analyses that were performed following the instructions on the applicable discharge monitoring report.

Where necessary, the permittee may request approval of alternate methods or for alternative MDLs or PQLs for any approved analytical method. Approval of alternate laboratory MDLs or PQLs are not necessary if the laboratory reported MDLs and PQLs are less than or equal to the permit limit or the applicable water quality criteria, if any, stated in Chapter 62-302, F.A.C. Approval of an analytical method not included in the above-referenced list is not necessary if the analytical method is approved in accordance with 40 CFR 136 or deemed acceptable by the Department. [62-4.246, 62-160]

6. The permittee shall provide safe access points for obtaining representative influent, reclaimed water, and effluent samples which are required by this permit. [62-601.500(5)]
7. Monitoring requirements under this permit are effective on the first day of the second month following the effective date of the permit. Until such time, the permittee shall continue to monitor and report in accordance with previously effective permit requirements, if any. During the period of operation authorized by this permit, the permittee shall complete and submit to the Department Discharge Monitoring Reports (DMRs) in accordance with the frequencies specified by the REPORT type (i.e. monthly, quarterly, semiannual, annual, etc.) indicated on the DMR forms attached to this permit. Unless specified otherwise in this permit, monitoring results for each monitoring period shall be submitted in accordance with the associated DMR due dates below. DMRs shall be submitted for each required monitoring period including periods of no discharge.

PERMITTEE: Mr. Robert Smith
FACILITY: Harbor RV Resort & Marina WWTF

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REPORT Type on DMR	Monitoring Period	Mail or Electronically Submit by
Monthly	first day of month - last day of month	28 th day of following month
Quarterly	January 1 - March 31	April 28
	April 1 - June 30	July 28
	July 1 - September 30	October 28
	October 1 - December 31	January 28
Semiannual	January 1 - June 30	July 28
	July 1 - December 31	January 28
Annual	January 1 - December 31	January 28

The permittee may submit either paper or electronic DMR forms. If submitting paper DMR forms, the permittee shall make copies of the attached DMR forms, without altering the original format or content unless approved by the Department, and shall mail the completed DMR forms to the Department's Southwest District Office at the address specified in Permit Condition I.B.8, by the twenty-eighth (28th) of the month following the month of operation.

If submitting electronic DMR forms, the permittee shall use the electronic DMR system(s) approved in writing by the Department and shall electronically submit the completed DMR forms to the Department by the twenty-eighth (28th) of the month following the month of operation. Data submitted in electronic format is equivalent to data submitted on signed and certified paper DMR forms.

[62-620.610(18)][62-601.300(1),(2), and (3)]

- 8. Unless specified otherwise in this permit, all reports and other information required by this permit, including 24-hour notifications, shall be submitted to or reported to, as appropriate, the Department's Southwest District Office at the address specified below:

Florida Department of Environmental Protection
Southwest District Office
13051 N Telecom Pkwy
Temple Terrace, Florida 33637-0926

Phone Number - (813) 470-5700
FAX Number - (813) 470-5996
swd.dew.dep.state.fl.us

[62-620.305]

- 9. All reports and other information shall be signed in accordance with the requirements of Rule 62-620.305, F.A.C. [62-620.305]

II. BIOSOLIDS MANAGEMENT REQUIREMENTS

A. Basic Requirements

- 1. Biosolids generated by this facility may be transferred to a Biosolids Treatment Facility (BTF) or disposed of in a Class I solid waste landfill. Transferring biosolids to an alternative biosolids treatment facility does not require a permit modification. However, use of an alternative biosolids treatment facility requires submittal of a copy of the agreement pursuant to Rule 62-640.880(1)(c), F.A.C., along with a written notification to the Department at least 30 days before transport of the biosolids. [62-620.320(6), 62-640.880(1)]
- 2. The permittee shall monitor and keep records of the quantities of biosolids generated, received from source facilities, treated, distributed and marketed, land applied, used as a biofuel or for bioenergy, transferred to another facility, or landfilled. These records shall be kept for a minimum of five years. [62-640.650(4)(a)]
- 3. Biosolids quantities shall be monitored by the permittee as specified below. Results shall be reported on the permittee's Discharge Monitoring Report for Monitoring Group RMP-Q in accordance with Condition I.B.7.

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Parameter	Units	Max/ Min	Biosolids Limitations		Monitoring Requirements		
			Limit	Statistical Basis	Frequency of Analysis	Sample Type	Monitoring Site Number
Biosolids Quantity (Transferred to BTF)	dry tons	Max	Report	Monthly Total	Monthly	Calculated	RMP-1
Biosolids Quantity (Landfilled)	dry tons	Max	Report	Monthly Total	Monthly	Calculated	RMP-2

[62-640.650(5)(a)1]

4. Biosolids quantities shall be calculated as listed in Permit Condition II.3 and as described below:

Monitoring Site Number	Description of Monitoring Site Calculations
RMP-1	Biosolids Quantity (Transferred to BTF)
RMP-2	Biosolids Quantity (Landfilled)

5. The treatment, management, transportation, use, land application, or disposal of biosolids shall not cause a violation of the odor prohibition in subsection 62-296.320(2), F.A.C. [62-640.400(6)]
6. Storage of biosolids or other solids at this facility shall be in accordance with the Facility Biosolids Storage Plan. [62-640.300(4)]
7. Biosolids shall not be spilled from or tracked off the treatment facility site by the hauling vehicle. [62-640.400(9)]

B. Disposal

8. Disposal of biosolids, septage, and "other solids" in a solid waste disposal facility, or disposal by placement on land for purposes other than soil conditioning or fertilization, such as at a monofill, surface impoundment, waste pile, or dedicated site, shall be in accordance with Chapter 62-701, F.A.C. [62-640.100(6)(b) & (c)]

C. Transfer

9. The permittee shall not be held responsible for treatment and management violations that occur after its biosolids have been accepted by a permitted biosolids treatment facility with which the source facility has an agreement in accordance with subsection 62-640.880(1)(c), F.A.C., for further treatment, management, or disposal. [62-640.880(1)(b)]
10. The permittee shall keep hauling records to track the transport of biosolids between the facilities. The hauling records shall contain the following information:

Source Facility	Biosolids Treatment Facility or Treatment Facility
1. Date and time shipped	1. Date and time received
2. Amount of biosolids shipped	2. Amount of biosolids received
3. Degree of treatment (if applicable)	3. Name and ID number of source facility
4. Name and ID Number of treatment facility	4. Signature of hauler
5. Signature of responsible party at source facility	5. Signature of responsible party at treatment facility
6. Signature of hauler and name of hauling firm	

A copy of the source facility hauling records for each shipment shall be provided upon delivery of the biosolids to the biosolids treatment facility or treatment facility. The treatment facility permittee shall report to the

PERMITTEE: Mr. Robert Smith
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Department within 24 hours of discovery any discrepancy in the quantity of biosolids leaving the source facility and arriving at the biosolids treatment facility or treatment facility.

[62-640.880(4)]

D. Receipt

11. If the permittee intends to accept biosolids from other facilities, a permit revision is required pursuant to paragraph 62-640.880(2)(d), F.A.C. [62-640.880(2)(d)]

III. GROUND WATER REQUIREMENTS

1. Section III is not applicable to this facility.

IV. ADDITIONAL REUSE AND LAND APPLICATION REQUIREMENTS

E. Part IV Rapid Infiltration Basins

1. Advisory signs shall be posted around the site boundaries to designate the nature of the project area. [62-610.518]
2. The maximum annual average loading rate of the two-cell RIB shall be limited to 2.4 inches per day (as applied to the entire bottom area). [62-610.523(3)]
3. The two-cell RIB's shall be loaded for 7 days and shall be rested for 14 days. Infiltration ponds, basins, or trenches shall be allowed to dry during the resting portion of the cycle. [62-610.523(4)]
4. Rapid infiltration basins shall be routinely maintained to control vegetation growth and to maintain percolation capability by scarification or removal of deposited solids. Basin bottoms shall be maintained to be level. [62-610.523(6) and (7)]
5. Routine aquatic weed control and regular maintenance of storage pond embankments and access areas are required. [62-610.514 and 62-610.414]
6. Overflows from emergency discharge facilities on storage ponds or on infiltration ponds, basins, or trenches shall be reported as abnormal events in accordance with Permit Condition IX.20. [62-610.800(9)]

V. OPERATION AND MAINTENANCE REQUIREMENTS

A. Staffing Requirements

1. During the period of operation authorized by this permit, the wastewater facilities shall be operated under the supervision of a(n) operator(s) certified in accordance with Chapter 62-602, F.A.C. In accordance with Chapter 62-699, F.A.C., this facility is a Category III, Class D facility and, at a minimum, operators with appropriate certification must be on the site as follows:

A Class D or higher operator will make 3 visits/week on nonconsecutive days for a total of 1 1/2 hours/week. There shall be no more than 5 days between the last visit in one week and the first visit in the next week. The lead/chief operator must be a Class D operator, or higher.

2. An operator meeting the lead/chief operator class for the treatment plant shall be available during all periods of plant operation. "Available" means able to be contacted as needed to initiate the appropriate action in a timely manner. Daily checks of the plant shall be performed by the permittee or his representative or agent 5 days per week. [62-699.311(1) and (2)]

PERMITTEE: Mr. Robert Smith
FACILITY: Harbor RV Resort & Marina WWTF

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B. Capacity Analysis Report and Operation and Maintenance Performance Report Requirements

1. The application to renew this permit shall include an updated capacity analysis report prepared in accordance with Rule 62-600.405, F.A.C. [62-600.405(5)]
2. The application to renew this permit shall include a detailed operation and maintenance performance report prepared in accordance with Rule 62-600.735, F.A.C. [62-600.735(1)]

C. Recordkeeping Requirements

1. The permittee shall maintain the following records and make them available for inspection on the site of the permitted facility.
 - a. Records of all compliance monitoring information, including all calibration and maintenance records and all original strip chart recordings for continuous monitoring instrumentation, including, if applicable, a copy of the laboratory certification showing the certification number of the laboratory, for at least three years from the date the sample or measurement was taken;
 - b. Copies of all reports required by the permit for at least three years from the date the report was prepared;
 - c. Records of all data, including reports and documents, used to complete the application for the permit for at least three years from the date the application was filed;
 - d. Monitoring information, including a copy of the laboratory certification showing the laboratory certification number, related to the residuals use and disposal activities for the time period set forth in Chapter 62-640, F.A.C., for at least three years from the date of sampling or measurement;
 - e. A copy of the current permit;
 - f. A copy of the current operation and maintenance manual as required by Chapter 62-600, F.A.C.;
 - g. A copy of any required record drawings;
 - h. Copies of the licenses of the current certified operators;
 - i. Copies of the logs and schedules showing plant operations and equipment maintenance for three years from the date of the logs or schedules. The logs shall, at a minimum, include identification of the plant; the signature and license number of the operator(s) and the signature of the person(s) making any entries; date and time in and out; specific operation and maintenance activities, including any preventive maintenance or repairs made or requested; results of tests performed and samples taken, unless documented on a laboratory sheet; and notation of any notification or reporting completed in accordance with Rule 62-602.650(3), F.A.C. The logs shall be maintained on-site in a location accessible to 24-hour inspection, protected from weather damage, and current to the last operation and maintenance performed; and
 - j. Records of biosolids quantities, treatment, monitoring, and hauling for at least five years.
[62-620.350, 62-602.650, 62-640.650(4)]

VI. SCHEDULES

1. The permittee is not authorized to discharge to waters of the state after the expiration date of this permit, unless:
 - a. The permittee has applied for renewal of this permit at least 180 days before the expiration date of this permit using the appropriate forms listed in Rule 62-620.910, F.A.C., and in the manner established in the Department of Environmental Protection Guide to Permitting Wastewater Facilities or Activities Under Chapter 62-620, F.A.C., including submittal of the appropriate processing fee set forth in Rule 62-4.050, F.A.C.; or
 - b. The permittee has made complete the application for renewal of this permit before the permit expiration date.

PERMITTEE: Mr. Robert Smith
FACILITY: Harbor RV Resort & Marina WWTF

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[62-620.335(1) - (4)]

VII. INDUSTRIAL PRETREATMENT PROGRAM REQUIREMENTS

1. This facility is not required to have a pretreatment program at this time. *[62-625.500]*

VIII. OTHER SPECIFIC CONDITIONS

1. In the event that the treatment facilities or equipment no longer function as intended, are no longer safe in terms of public health and safety, or odor, noise, aerosol drift, or lighting adversely affects neighboring developed areas at the levels prohibited by Rule 62-600.400(2)(a), F.A.C., corrective action (which may include additional maintenance or modifications of the permitted facilities) shall be taken by the permittee. Other corrective action may be required to ensure compliance with rules of the Department. Additionally, the treatment, management, use or land application of residuals shall not cause a violation of the odor prohibition in Rule 62-296.320(2), F.A.C. *[62-600.410(8) and 62-640.400(6)]*
2. The deliberate introduction of storm water in any amount into collection/transmission systems designed solely for the introduction (and conveyance) of domestic/industrial wastewater; or the deliberate introduction of storm water into collection/transmission systems designed for the introduction or conveyance of combinations of storm and domestic/industrial wastewater in amounts which may reduce the efficiency of pollutant removal by the treatment plant is prohibited, except as provided by Rule 62-610.472, F.A.C. *[62-604.130(3)]*
3. Collection/transmission system overflows shall be reported to the Department in accordance with Permit Condition IX. 20. *[62-604.550] [62-620.610(20)]*
4. The operating authority of a collection/transmission system and the permittee of a treatment plant are prohibited from accepting connections of wastewater discharges which have not received necessary pretreatment or which contain materials or pollutants (other than normal domestic wastewater constituents):
 - a. Which may cause fire or explosion hazards; or
 - b. Which may cause excessive corrosion or other deterioration of wastewater facilities due to chemical action or pH levels; or
 - c. Which are solid or viscous and obstruct flow or otherwise interfere with wastewater facility operations or treatment; or
 - d. Which result in the wastewater temperature at the introduction of the treatment plant exceeding 40°C or otherwise inhibiting treatment; or
 - e. Which result in the presence of toxic gases, vapors, or fumes that may cause worker health and safety problems.*[62-604.130(5)]*
5. The treatment facility, storage ponds for Part II systems, rapid infiltration basins, and/or infiltration trenches shall be enclosed with a fence or otherwise provided with features to discourage the entry of animals and unauthorized persons. *[62-610.518(1) and 62-600.400(2)(b)]*
6. Screenings and grit removed from the wastewater facilities shall be collected in suitable containers and hauled to a Department approved Class I landfill or to a landfill approved by the Department for receipt/disposal of screenings and grit. *[62-701.300(1)(a)]*
7. Where required by Chapter 471 or Chapter 492, F.S., applicable portions of reports that must be submitted under this permit shall be signed and sealed by a professional engineer or a professional geologist, as appropriate. *[62-620.310(4)]*
8. The permittee shall provide verbal notice to the Department's Southwest District Office as soon as practical after discovery of a sinkhole or other karst feature within an area for the management or application of

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wastewater, wastewater residuals (sludges), or reclaimed water. The permittee shall immediately implement measures appropriate to control the entry of contaminants, and shall detail these measures to the Department's Southwest District Office in a written report within 7 days of the sinkhole discovery. [62-620.320(6)]

9. The permittee shall provide notice to the Department of the following:
 - a. Any new introduction of pollutants into the facility from an industrial discharger which would be subject to Chapter 403, F.S., and the requirements of Chapter 62-620, F.A.C., if it were directly discharging those pollutants; and
 - b. Any substantial change in the volume or character of pollutants being introduced into that facility by a source which was identified in the permit application and known to be discharging at the time the permit was issued.

Notice shall include information on the quality and quantity of effluent introduced into the facility and any anticipated impact of the change on the quantity or quality of effluent or reclaimed water to be discharged from the facility.

[62-620.625(2)]

IX. GENERAL CONDITIONS

1. The terms, conditions, requirements, limitations, and restrictions set forth in this permit are binding and enforceable pursuant to Chapter 403, Florida Statutes. Any permit noncompliance constitutes a violation of Chapter 403, Florida Statutes, and is grounds for enforcement action, permit termination, permit revocation and reissuance, or permit revision. [62-620.610(1)]
2. This permit is valid only for the specific processes and operations applied for and indicated in the approved drawings or exhibits. Any unauthorized deviations from the approved drawings, exhibits, specifications, or conditions of this permit constitutes grounds for revocation and enforcement action by the Department. [62-620.610(2)]
3. As provided in subsection 403.087(7), F.S., the issuance of this permit does not convey any vested rights or any exclusive privileges. Neither does it authorize any injury to public or private property or any invasion of personal rights, nor authorize any infringement of federal, state, or local laws or regulations. This permit is not a waiver of or approval of any other Department permit or authorization that may be required for other aspects of the total project which are not addressed in this permit. [62-620.610(3)]
4. This permit conveys no title to land or water, does not constitute state recognition or acknowledgment of title, and does not constitute authority for the use of submerged lands unless herein provided and the necessary title or leasehold interests have been obtained from the State. Only the Trustees of the Internal Improvement Trust Fund may express State opinion as to title. [62-620.610(4)]
5. This permit does not relieve the permittee from liability and penalties for harm or injury to human health or welfare, animal or plant life, or property caused by the construction or operation of this permitted source; nor does it allow the permittee to cause pollution in contravention of Florida Statutes and Department rules, unless specifically authorized by an order from the Department. The permittee shall take all reasonable steps to minimize or prevent any discharge, reuse of reclaimed water, or residuals use or disposal in violation of this permit which has a reasonable likelihood of adversely affecting human health or the environment. It shall not be a defense for a permittee in an enforcement action that it would have been necessary to halt or reduce the permitted activity in order to maintain compliance with the conditions of this permit. [62-620.610(5)]
6. If the permittee wishes to continue an activity regulated by this permit after its expiration date, the permittee shall apply for and obtain a new permit. [62-620.610(6)]
7. The permittee shall at all times properly operate and maintain the facility and systems of treatment and control, and related appurtenances, that are installed and used by the permittee to achieve compliance with the conditions of this permit. This provision includes the operation of backup or auxiliary facilities or similar systems when necessary to maintain or achieve compliance with the conditions of the permit. [62-620.610(7)]

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8. This permit may be modified, revoked and reissued, or terminated for cause. The filing of a request by the permittee for a permit revision, revocation and reissuance, or termination, or a notification of planned changes or anticipated noncompliance does not stay any permit condition. [62-620.610(8)]
9. The permittee, by accepting this permit, specifically agrees to allow authorized Department personnel, including an authorized representative of the Department and authorized EPA personnel, when applicable, upon presentation of credentials or other documents as may be required by law, and at reasonable times, depending upon the nature of the concern being investigated, to:
 - a. Enter upon the permittee's premises where a regulated facility, system, or activity is located or conducted, or where records shall be kept under the conditions of this permit;
 - b. Have access to and copy any records that shall be kept under the conditions of this permit;
 - c. Inspect the facilities, equipment, practices, or operations regulated or required under this permit; and
 - d. Sample or monitor any substances or parameters at any location necessary to assure compliance with this permit or Department rules.[62-620.610(9)]
10. In accepting this permit, the permittee understands and agrees that all records, notes, monitoring data, and other information relating to the construction or operation of this permitted source which are submitted to the Department may be used by the Department as evidence in any enforcement case involving the permitted source arising under the Florida Statutes or Department rules, except as such use is proscribed by Section 403.111, F.S., or Rule 62-620.302, F.A.C. Such evidence shall only be used to the extent that it is consistent with the Florida Rules of Civil Procedure and applicable evidentiary rules. [62-620.610(10)]
11. When requested by the Department, the permittee shall within a reasonable time provide any information required by law which is needed to determine whether there is cause for revising, revoking and reissuing, or terminating this permit, or to determine compliance with the permit. The permittee shall also provide to the Department upon request copies of records required by this permit to be kept. If the permittee becomes aware of relevant facts that were not submitted or were incorrect in the permit application or in any report to the Department, such facts or information shall be promptly submitted or corrections promptly reported to the Department. [62-620.610(11)]
12. Unless specifically stated otherwise in Department rules, the permittee, in accepting this permit, agrees to comply with changes in Department rules and Florida Statutes after a reasonable time for compliance; provided, however, the permittee does not waive any other rights granted by Florida Statutes or Department rules. A reasonable time for compliance with a new or amended surface water quality standard, other than those standards addressed in Rule 62-302.500, F.A.C., shall include a reasonable time to obtain or be denied a mixing zone for the new or amended standard. [62-620.610(12)]
13. The permittee, in accepting this permit, agrees to pay the applicable regulatory program and surveillance fee in accordance with Rule 62-4.052, F.A.C. [62-620.610(13)]
14. This permit is transferable only upon Department approval in accordance with Rule 62-620.340, F.A.C. The permittee shall be liable for any noncompliance of the permitted activity until the transfer is approved by the Department. [62-620.610(14)]
15. The permittee shall give the Department written notice at least 60 days before inactivation or abandonment of a wastewater facility or activity and shall specify what steps will be taken to safeguard public health and safety during and following inactivation or abandonment. [62-620.610(15)]
16. The permittee shall apply for a revision to the Department permit in accordance with Rules 62-620.300, F.A.C., and the Department of Environmental Protection Guide to Permitting Wastewater Facilities or Activities Under Chapter 62-620, F.A.C., at least 90 days before construction of any planned substantial modifications to the permitted facility is to commence or with Rule 62-620.325(2), F.A.C., for minor modifications to the permitted

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facility. A revised permit shall be obtained before construction begins except as provided in Rule 62-620.300, F.A.C. [62-620.610(16)]

17. The permittee shall give advance notice to the Department of any planned changes in the permitted facility or activity which may result in noncompliance with permit requirements. The permittee shall be responsible for any and all damages which may result from the changes and may be subject to enforcement action by the Department for penalties or revocation of this permit. The notice shall include the following information:
- A description of the anticipated noncompliance;
 - The period of the anticipated noncompliance, including dates and times; and
 - Steps being taken to prevent future occurrence of the noncompliance.

[62-620.610(17)]

18. Sampling and monitoring data shall be collected and analyzed in accordance with Rule 62-4.246 and Chapters 62-160, 62-601, and 62-610, F.A.C., and 40 CFR 136, as appropriate.
- Monitoring results shall be reported at the intervals specified elsewhere in this permit and shall be reported on a DMR, DEP Form 62-620.910(10), or as specified elsewhere in the permit.
 - If the permittee monitors any contaminant more frequently than required by the permit, using Department approved test procedures, the results of this monitoring shall be included in the calculation and reporting of the data submitted in the DMR.
 - Calculations for all limitations which require averaging of measurements shall use an arithmetic mean unless otherwise specified in this permit.
 - Except as specifically provided in Rule 62-160.300, F.A.C., any laboratory test required by this permit shall be performed by a laboratory that has been certified by the Department of Health Environmental Laboratory Certification Program (DOH ELCP). Such certification shall be for the matrix, test method and analyte(s) being measured to comply with this permit. For domestic wastewater facilities, testing for parameters listed in Rule 62-160.300(4), F.A.C., shall be conducted under the direction of a certified operator.
 - Field activities including on-site tests and sample collection shall follow the applicable standard operating procedures described in DEP-SOP-001/01 adopted by reference in Chapter 62-160, F.A.C.
 - Alternate field procedures and laboratory methods may be used where they have been approved in accordance with Rules 62-160.220, and 62-160.330, F.A.C.

[62-620.610(18)]

19. Reports of compliance or noncompliance with, or any progress reports on, interim and final requirements contained in any compliance schedule detailed elsewhere in this permit shall be submitted no later than 14 days following each schedule date. [62-620.610(19)]
20. The permittee shall report to the Department's Southwest District Office any noncompliance which may endanger health or the environment. Any information shall be provided orally within 24 hours from the time the permittee becomes aware of the circumstances. A written submission shall also be provided within five days of the time the permittee becomes aware of the circumstances. The written submission shall contain: a description of the noncompliance and its cause; the period of noncompliance including exact dates and time, and if the noncompliance has not been corrected, the anticipated time it is expected to continue; and steps taken or planned to reduce, eliminate, and prevent recurrence of the noncompliance.
- The following shall be included as information which must be reported within 24 hours under this condition:
 - Any unanticipated bypass which causes any reclaimed water or effluent to exceed any permit limitation or results in an unpermitted discharge.
 - Any upset which causes any reclaimed water or the effluent to exceed any limitation in the permit,

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- (3) Violation of a maximum daily discharge limitation for any of the pollutants specifically listed in the permit for such notice, and
 - (4) Any unauthorized discharge to surface or ground waters.
- b. Oral reports as required by this subsection shall be provided as follows:
- (1) For unauthorized releases or spills of treated or untreated wastewater reported pursuant to subparagraph (a)4 that are in excess of 1,000 gallons per incident, or where information indicates that public health or the environment will be endangered, oral reports shall be provided to the STATE WATCH OFFICE TOLL FREE NUMBER (800) 320-0519, as soon as practical, but no later than 24 hours from the time the permittee becomes aware of the discharge. The permittee, to the extent known, shall provide the following information to the State Watch Office:
 - (a) Name, address, and telephone number of person reporting;
 - (b) Name, address, and telephone number of permittee or responsible person for the discharge;
 - (c) Date and time of the discharge and status of discharge (ongoing or ceased);
 - (d) Characteristics of the wastewater spilled or released (untreated or treated, industrial or domestic wastewater);
 - (e) Estimated amount of the discharge;
 - (f) Location or address of the discharge;
 - (g) Source and cause of the discharge;
 - (h) Whether the discharge was contained on-site, and cleanup actions taken to date;
 - (i) Description of area affected by the discharge, including name of water body affected, if any; and
 - (j) Other persons or agencies contacted.
 - (2) Oral reports, not otherwise required to be provided pursuant to subparagraph b.1 above, shall be provided to the Department's Southwest District Office within 24 hours from the time the permittee becomes aware of the circumstances.
- c. If the oral report has been received within 24 hours, the noncompliance has been corrected, and the noncompliance did not endanger health or the environment, the Department's Southwest District Office shall waive the written report.

[62-620.610(20)]

21. The permittee shall report all instances of noncompliance not reported under Permit Conditions IX.17., IX.18. or IX.19. of this permit at the time monitoring reports are submitted. This report shall contain the same information required by Permit Condition IX.20. of this permit. [62-620.610(21)]

22. Bypass Provisions.

- a. "Bypass" means the intentional diversion of waste streams from any portion of a treatment works.
- b. Bypass is prohibited, and the Department may take enforcement action against a permittee for bypass, unless the permittee affirmatively demonstrates that:
 - (1) Bypass was unavoidable to prevent loss of life, personal injury, or severe property damage; and
 - (2) There were no feasible alternatives to the bypass, such as the use of auxiliary treatment facilities, retention of untreated wastes, or maintenance during normal periods of equipment downtime. This condition is not satisfied if adequate back-up equipment should have been installed in the exercise of reasonable engineering judgment to prevent a bypass which occurred during normal periods of equipment downtime or preventive maintenance; and
 - (3) The permittee submitted notices as required under Permit Condition IX.22.c. of this permit.
- c. If the permittee knows in advance of the need for a bypass, it shall submit prior notice to the Department, if possible at least 10 days before the date of the bypass. The permittee shall submit notice of an unanticipated bypass within 24 hours of learning about the bypass as required in Permit Condition IX.20. of this permit. A notice shall include a description of the bypass and its cause; the period of the bypass, including exact dates and times; if the bypass has not been corrected, the anticipated time it is expected to continue; and the steps taken or planned to reduce, eliminate, and prevent recurrence of the bypass.
- d. The Department shall approve an anticipated bypass, after considering its adverse effect, if the permittee demonstrates that it will meet the three conditions listed in Permit Condition IX.22.b.(1) through (3) of this permit.

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- e. A permittee may allow any bypass to occur which does not cause reclaimed water or effluent limitations to be exceeded if it is for essential maintenance to assure efficient operation. These bypasses are not subject to the provisions of Permit Condition IX.22.b. through d. of this permit.

[62-620.610(22)]


23. Upset Provisions.

- a. "Upset" means an exceptional incident in which there is unintentional and temporary noncompliance with technology-based effluent limitations because of factors beyond the reasonable control of the permittee.
- (1) An upset does not include noncompliance caused by operational error, improperly designed treatment facilities, inadequate treatment facilities, lack of preventive maintenance, careless or improper operation.
- (2) An upset constitutes an affirmative defense to an action brought for noncompliance with technology-based permit effluent limitations if the requirements of upset provisions of Rule 62-620.610, F.A.C., are met.
- b. A permittee who wishes to establish the affirmative defense of upset shall demonstrate, through properly signed contemporaneous operating logs, or other relevant evidence that:
- (1) An upset occurred and that the permittee can identify the cause(s) of the upset;
- (2) The permitted facility was at the time being properly operated;
- (3) The permittee submitted notice of the upset as required in Permit Condition IX.20. of this permit; and
- (4) The permittee complied with any remedial measures required under Permit Condition IX.5. of this permit.
- c. In any enforcement proceeding, the burden of proof for establishing the occurrence of an upset rests with the permittee.
- d. Before an enforcement proceeding is instituted, no representation made during the Department review of a claim that noncompliance was caused by an upset is final agency action subject to judicial review.

[62-620.610(23)]

Executed in Temple Terrace, Florida.

STATE OF FLORIDA DEPARTMENT OF
ENVIRONMENTAL PROTECTION


for Pamela Vazquez
Interim Program Administrator
Permitting & Waste Cleanup Program
Southwest District



RECEIPT – PWS ANNUAL FEE

THIS DOCUMENT DOES NOT CERTIFY THAT THIS PWS IS IN COMPLIANCE WITH REGULATORY REQUIREMENTS

PWS Number: 3530736

County: Polk

Location: HARBOR CAMPGROUND THE
10511 MONROE COURT
LAKE WALES, FL 33853

Fee Amount: \$600.00
Date Paid: 6/30/2017
Issue Date: 7/01/2017
Expires: 6/30/2018

Issued To: ROBERT SMITH
10511 MONROE COURT
LAKE WALES, FL 33853

Ronald L. Stadelbacher

Florida Department of Health in Polk County
2090 East Clower Street, Bartow, Florida 33830

ORIGINAL - FACILITY



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Ronald L. Stadelbacher

Florida Department of Health in Polk County
2090 East Clower Street, Bartow, Florida 33830

COPY - OWNER



APPLICATION FOR
TRANSFER OF A WASTEWATER FACILITY OR ACTIVITY PERMIT

Facility ID: FLA011041 Date: 06/27/2017
Facility Name: Harbor RV Resort and Marina
Facility Address: 10511 Monroe Court, Lake Wales, Florida 33898
Permit No.: FLA011041 Date Issued: 06/09/2016 Date Expired: 06/08/2021

NOTIFICATION OF SALE OR LEGAL TRANSFER

Permittee Name: Harbor RV Resort and Marina
Title: Rob Smith, Owner
Mailing Address: 10511 Monroe Court, Lake Wales, Florida 33898
Phone (optional): _____ Email (optional): _____

I hereby notify the Department of the sale or legal transfer of this wastewater facility or activity under Rule 62-620.340(2), F.A.C. Further, I agree to assign my rights as permittee to the proposed permittee in the event the Department agrees to the transfer of permit.

Date of proposed transfer: 06/16/2017
Date Signed: 06/27/2017

Signature of Existing Permittee

REQUEST FOR TRANSFER OF PERMIT

Applicant Name: Brian R. Keller
Title: Manager
Mailing Address: 2840 West Bay Drive, #174, Belleair Bluffs, Florida 33770
Phone (optional): _____ Email (optional): bk@primeincome.properties

I hereby certify that I have examined the application and the documents submitted by the existing permittee which are the basis of this permit that was issued by the Department. I state that they accurately and completely describe the permitted facility or activity. Further, I state that I am familiar with the permit and I agree to comply with its terms and conditions. I agree to assume the rights and liabilities contained in the permit and the statutes and rules under which it was issued. I also agree to promptly notify the Department of any future change in ownership of or responsibility for this facility or activity.

Date Signed: 6/27/2017

Signature of Applicant

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT F

SANITARY SURVEY



Vision: To be the Healthiest State in the Nation

Environmental Engineering
2090 East Clower Street, Bartow, FL 33830
Phone (863) 519-8330

SANITARY SURVEY REPORT

DATA INPUT
 Date: 04 14 2015
 Initials: MIN

COMPLIANCE RESULTS

<input type="checkbox"/> I	<input type="checkbox"/> C
<input checked="" type="checkbox"/> M	<input type="checkbox"/> F
<input type="checkbox"/> O	

System Plant Name	<u>Harbor Campground</u>	County	<u>Polk</u>	PWS ID#	<u>3530736</u>
Plant Location	<u>10511 Monroe Court, Lake Wales, FL 33853</u>	Phone	<u>(863)696-1191</u>		
Owner Name	<u>The Harbor Waterfront Resort</u>	Phone	<u>(863)696-1191</u>		
Owner Address	<u>10511 Monroe Court, Lake Wales, FL 33898</u>	Cell	<u>n/a</u>		
Owner Email	<u>theharborresort.com</u>	FAX	<u>(863)696-4000</u>		
Contact Person	<u>Dale Mitchell</u> Title <u>Manager</u> Email <u>see above</u>	Phone	<u>(863)696-1191</u>		
Operator Name	<u>Jerry Torrance</u> Class & Certification Number <u>B-20477</u>	Phone	<u>n/a</u>		
Operator Address	<u>6654 Cypress Drive, Lake Wales, FL 33898</u>	Cell	<u>(863)605-8910</u>		
Operator Email	<u>torrancejerry@floridawater.com</u>	Fax	<u>n/a</u>		
Alternate Contact	<u>none</u> Title <u>n/a</u> Email <u>n/a</u>	Phone	<u>n/a</u>		
This Survey Date	<u>03 25 2015</u>	Last Survey Date	<u>05 09 2014</u>		

PWS TYPE & CLASS Community Non-transient Non-Community Transient Non-Community

PWS STATUS Approved System Accepted System Unapproved System

SERVICE AREA CHARACTERISTICS

Mobile Home Park: Food Service: Yes No N/A

TREATMENT PROCESSES IN USE

Is any additional treatment needed? Hypochlorination

For control of what deficiencies? None at this time

N/A

GENERAL SURVEY COMMENTS

There is a second potable well (AVAC61491) located in the park, this well is currently not connected to the water system. Well would have to be cleared before use.

A copy of this report will be sent to the system.

DEFICIENCIES	ACTION TAKEN:
There is a leak at the chlorine injection point.	Letter, correct in 30 days.
The system may not be retaining records as required.	Letter, correct in 30 days.
The backflow prevention devices on the system have not been tested.	Letter, correct in 30 days.

Inspector: Matthew A. Nickerson Title: Environmental Specialist II Forward Date: 04 14 2015

Reviewer: [Signature] Title: Env. Supervisor II Review Date: 4/15/15

System Name: Harbor Campground

PWS ID# 3530736
 Survey Date 03/25/2015

MONITORING COMPLIANCE DATA
{Last Twelve Months}

COMPLIANCE GROUP	MONITORING	REPORTING	EXCEEDANCE	MCL
Chemical	compliant	X	none	none
Bacteriological	compliant	compliant	none	none

Items checked with an (x) are explained below.

COMMENTS

X - Late reporting violation, 3rd quarter 2014

PERMITS/APPROVALS/ACCEPTANCES

Project Name	Approval Number	Approval Date	Connections Approved	Microfilm #
Harry,s Harbor	14520	5/19/72	n/a	
Harry,s Harbor Phase II	5378-14520-A	5/5/78	52	Scanned
Harry,s Harbor Phase II	5379-14520-B	9/27/79	27	Scanned

There are more permits/approvals/acceptances then can be listed here.

ENFORCEMENT HISTORY {Minimum Last Twenty-Four Months}

OGC Case Number	Referral Date	Resolution Date	Comments
06-353PW0736A	7/31/2006	10/26/2006	Various violations

DISTRIBUTION SYSTEM

	Comments
Pipe Size Range/Type(s)	2" Pvc
New/Altered Piping @ Plant(s) Color Coded & Labeled	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Flow Measuring Device Type/Size/Location	Inline/2" After Tank
Flow Measuring Device Reading	<input checked="" type="checkbox"/> Gallons <input type="checkbox"/> Hours 10,228,600
Point of Entry Tap/Location	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Backflow Prevention Devices	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Cross-connections Observed	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Bacteriological Sampling Plan Date	12/10/2001
Satisfactory Bacteriological Sampling Plan Implementation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
System Records Retention Compliance	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Lead & Copper Sampling Plan Date	11/01/1993 <input type="checkbox"/> N/A
Disinfection By-Products Sampling Plan Date	06/20/2014 <input type="checkbox"/> N/A
Cross-connection Control Program Plan Date	2008 <input type="checkbox"/> N/A
Satisfactory Cross-connection Control Program Plan Implementation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Asbestos Waiver or Plan Date	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Comments	none

DISINFECTION RESIDUALS

Plant Residuals	[mg/l]	Free	0.25	Total	n/a
Remote Residuals	[mg/l]	Free	0.20	Total	n/a
DPD Test Kit		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A			
Comments					none

System Name: Harbor Campground

PWS ID#

3530736

OPERATION & MAINTENANCE

Comments

Certified Operator	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Operation & Maintenance Log	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Operation and Maintenance Manual	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Operator Visitation Frequency → → → →	Required	Actual
	Hrs/wk 0.5	0.5
Non-consecutive Days	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Monthly Operation Reports Submitted Regularly & Timely	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Data Missing From Monthly Operation Reports	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A	
Plant Category - Class	V-1)	
Number of Service Connections	119	
Present Population Served	211	
Population Basis	Manager	
Population Seasonal (Timeframes)	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Water System Used Over 60 Days Per Year	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	
Number of Water Users 6 - 9 Months Per Year	120	
Number of Water Users Over 9 Months Per Year	25	Year Round
System Average Day Demand (Last 12 Months)	18,969	gpd
System Maximum Day Demand (Last 12 Months)	41,850	gpd
System Maximum Day Design Capacity	115,200	gpd
Adequate Flushing Program (Frequency)	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	Based on 24 Hour Pump Calculation
Sufficient Valve Exercising	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	no dead ends
Additional Comments	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	no isolation valves
		Permitted Capacity = 115,200 gpd

GROUND WATER SOURCES

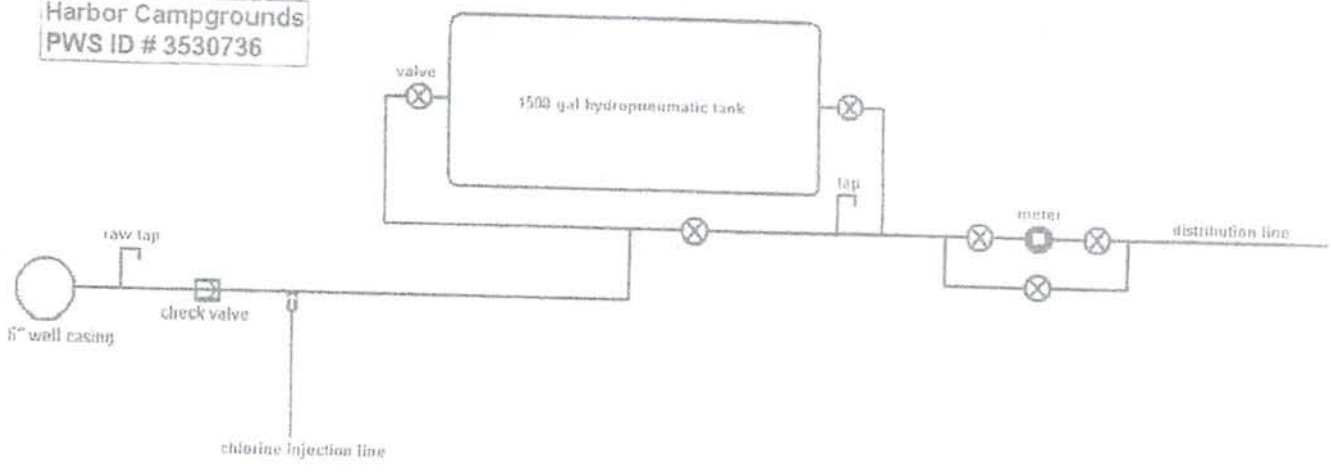
STORAGE FACILITIES

Well Number	1	
WMD Permit Number	unknown	
Florida Unique Well ID Number	AAC6150	
Grout Type	Cement	
Well Completion Date	1974	
6'x6'x4" Concrete Pad Condition	Yes (ok)	
Depth Drilled (feet)	575'	
Well Contamination History	None	
Drilling Method	Cable	
Casing Material	B-Steel	
Casing Diameter (inches)	6"	
Casing Length (feet)	365'	
Well Inundation Possible	not likely	
SFT BACKS (feet)	Septic Tank	N/A
	WW Plant	250'
	WW Plumbing	30'
	Other Sanitary Hazard	Not Seen
PUMP	Type	submersible
	Manufacturer	unknown
	Model Number	unknown
	Rated Capacity (gpm)	80
MOTOR	Manufacturer	Franklin E
	Model Number	282138110
	Horsepower	5
Well Casing 12" Above Pad	yes	
Well Casing Sanitary Seal	watertight	
Raw Water Sampling Tap	compliant	
Above Ground Check Valve	Yes	
Secured/Housed	Yes	
Well Vent Protected	Yes	
Comments	well equipped with access port	

(A) Ground (B) Under (C) Elevated (B) Bladder (C) Clearwell (B) Katamon	Y = Yes N = No I = Inapplicable	Y N I Y N I
Tank Type Number	11-1	
Capacity (gal)	1500	
Material	Steel	
Gravity Drain	<input checked="" type="checkbox"/>	<input type="checkbox"/>
By-Pass Piping	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Protected Openings	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Pressure Gauge	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Pressure Relief Valve	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Air Relief Valve	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Sight Glass / Level Indicator	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Fittings for Sight Glass	<input type="checkbox"/>	<input checked="" type="checkbox"/>
On/Off Pressure (PSI)	40-60	
Secured Access	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Height to Minimum Water Level	N/A	
Height to Maximum Water Level	N/A	
Tank Equipped With Access Manhole	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Tank Inspection Report Date	1/12/2011	
Comments	NONE	

DISINFECTION	Hypochlorination
Number of Feeders	1
Injection Point Location(s)	Prior to Tank
Capacity (gpd)	17
Adequate Ventilation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Safety Equipment	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Stroke (%)	40%
Feeders Manufacturer	Steiner
Housed or Protected	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Comments	none

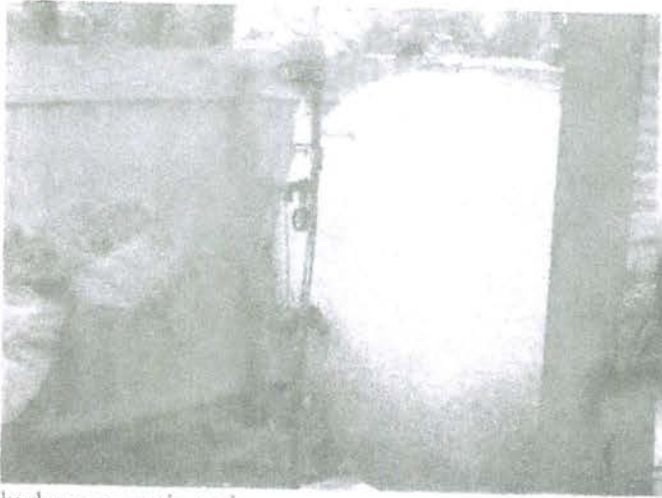
Harbor Campgrounds
PWS ID # 3530736



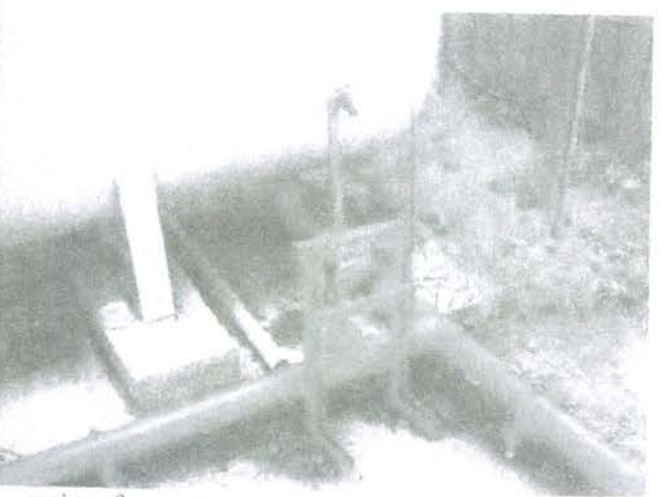
well AAC6150



air compressor on tank



hydropneumatic tank



point of entry tap

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

THE HARBOR

LAKE WALES, FL

POLK COUNTY

EXHIBIT F

SANITARY SURVEY

HEALTH
FLORIDA

Vision: To be the Healthiest State in the Nation

Environmental Engineering
2090 East Clower Street, Bartow, FL 33830
Phone (863) 519-8330

SANITARY SURVEY REPORT

DATA INPUT

Date: 04/14/2015
Initials: MN

COMPLIANCE RESULTS

I C
 M F
 O

System Plant Name Harbor Campground County Polk PWS ID# 3530736

Plant Location 10511 Monroe Court, Lake Wales, FL 33853 Phone (863)696-1194

Owner Name The Harbor Waterfront Resort Phone (863)696-1194

Owner Address 10511 Monroe Court, Lake Wales, FL 33898 Cell ---

Owner Email theharborresort@polk.org Fax (863)696-4100

Contact Person Dale Mitchell Title Manager Email see above Phone (863)696-1105

Operator Name Jerry Torrance Class & Certification Number B-20477 Phone ---

Operator Address 6654 Cypress Drive, Lake Wales, FL 33898 Cell (863)695-8919

Operator Email torrancej@polk.org Fax ---

Alternate Contact none Title n/a Email n/a Phone ---

This Survey Date 03/25/2015 Last Survey Date 05/09/2014

PWS TYPE & CLASS Community Non-transient Non-Community Transient Non-Community

PWS STATUS Approved System Accepted System Unapproved System

SERVICE AREA CHARACTERISTICS Mobile Home Park
Food Service: Yes No N/A

TREATMENT PROCESSES IN USE
Is any additional treatment needed? Hypochlorination
For control of what deficiencies? None at this time
N/A

GENERAL SURVEY COMMENTS
There is a second potable well (AAC61491) located in the park, this well is currently not connected to the water system. Well would have to be cleared before use.
A copy of this report will be sent to the system.

DEFICIENCIES	ACTION TAKEN:
There is a leak at the chlorine injection point.	Letter, correct in 30 days.
The system may not be retaining records as required.	Letter, correct in 30 days.
The backflow prevention devices on the system have not been tested.	Letter, correct in 30 days.

Inspector Matthew A. Nickerson Title Environmental Specialist II Forward Date 04/14/2015
Reviewer Jerry Torrance Title Env. Supervisor II Review Date 4/15/15

System Name: Harbor Campground

PWS ID# 3530736
 Survey Date 03/25/2015

MONITORING COMPLIANCE DATA
{Last Twelve Months}

COMPLIANCE GROUP	MONITORING	REPORTING	EXCEEDANCE	MCL
Chemical	compliant	X	none	none
Bacteriological	compliant	compliant	none	none

Items checked with an (x) are explained below.

COMMENTS

X - Late reporting violation, 3rd quarter 2014

PERMITS/APPROVALS/ACCEPTANCES

Project Name	Approval Number	Approval Date	Connections Approved	Microfilm #
Harry,s Harbor	14520	5/19/72	n/a	
Harry,s Harbor Phase II	5378-14520-A	5/5/78	52	Scanned
Harry,s Harbor Phase II	5379-14520-B	9/27/79	27	Scanned

There are more permits/approvals/acceptances then can be listed here.

ENFORCEMENT HISTORY {Minimum Last Twenty-Four Months}

OGC Case Number	Referral Date	Resolution Date	Comments
06-353PW0736A	7/31/2006	10/26/2006	Various violations

DISTRIBUTION SYSTEM

	Comments
Pipe Size Range/Type(s)	2" Pvc
New/Altered Piping @ Plant(s) Color Coded & Labeled	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Flow Measuring Device Type/Size/Location	Inline/2"/After Tank
Flow Measuring Device Reading	<input checked="" type="checkbox"/> Gallons <input type="checkbox"/> Hours 10,228,600
Point of Entry Tap/Location	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Backflow Prevention Devices	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Cross-connections Observed	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Bacteriological Sampling Plan Date	12/10/2001
Satisfactory Bacteriological Sampling Plan Implementation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
System Records Retention Compliance	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Lead & Copper Sampling Plan Date	11/01/1993 <input type="checkbox"/> N/A
Disinfection By-Products Sampling Plan Date	06/20/2014 <input type="checkbox"/> N/A
Cross-connection Control Program Plan Date	2008 <input type="checkbox"/> N/A
Satisfactory Cross-connection Control Program Plan Implementation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Asbestos Waiver or Plan Date	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
Comments	none

DISINFECTION RESIDUALS

Plant Residuals	[mg/l]	Free	0.25	Total	n/a
Remote Residuals	[mg/l]	Free	0.20	Total	n/a
DPD Test Kit		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A			
Comments					none

System Name: Harbor Campground

PWS ID: _____

3530736

OPERATION & MAINTENANCE

		Comments		
Certified Operator		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Operation & Maintenance Log		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Operation and Maintenance Manual		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Operator Visitation Frequency	→ → → →		Requested	Actual
		Hrs/wk	0.5	0.5
		Days/wk	2	2
Non-consecutive Days		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Monthly Operation Reports Submitted Regularly & Timely		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Data Missing From Monthly Operation Reports		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Plant Category - Class				V-D
Number of Service Connections				119
Present Population Served				211
Population Basis				Manager
Population Seasonal (Timeframes)		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Water System Used Over 60 Days Per Year		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Number of Water Users 6 - 9 Months Per Year				120
Number of Water Users Over 9 Months Per Year				25
System Average Day Demand (Last 12 Months)			18,969	gpd
System Maximum Day Demand (Last 12 Months)			41,830	gpd
System Maximum Day Design Capacity			115,200	gpd
Adequate Flushing Program (Frequency)		<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
Sufficient Valve Exercising		<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
Additional Comments				Based on 24 Hour Pump Calculation no dead ends no isolation valves
				Permitted Capacity = 115,200 gpd

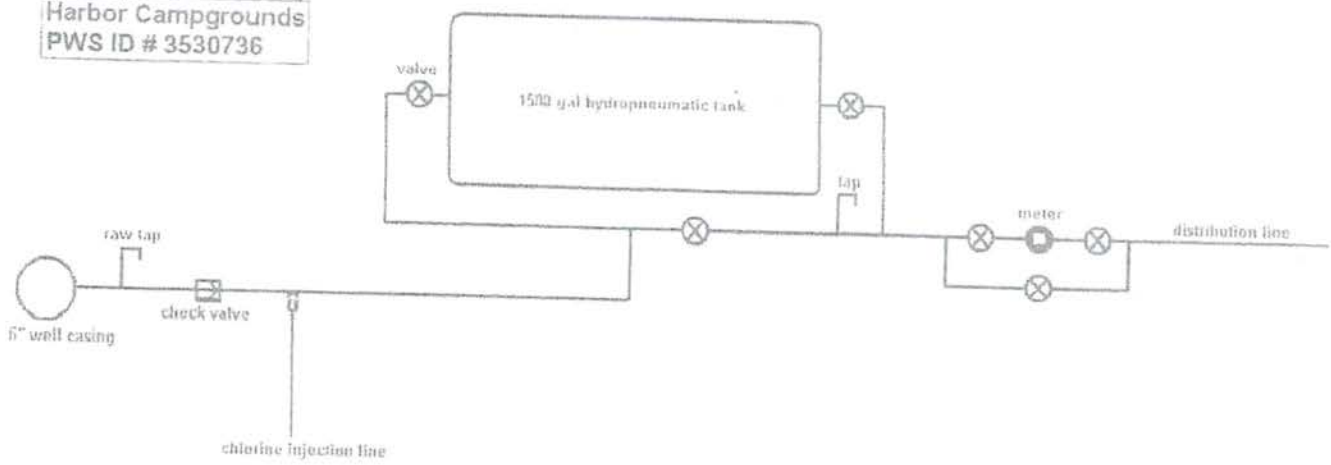
GROUND WATER SOURCES

STORAGE FACILITIES

Well Number	1	
WMD Permit Number	unknown	
Florida Unique Well ID Number	AAC6150	
Grout Type	Cement	
Well Completion Date	1974	
6"x6"x4" Concrete Pad Condition	Yes(ok)	
Depth Drilled (feet)	575'	
Well Contamination History	None	
Drilling Method	Cable	
Casing Material	B-Steel	
Casing Diameter (inches)	6"	
Casing Length (feet)	365'	
Well Inundation Possible	not likely	
SIT BACKS (feet)	Septic Tank	N/A
	WW Plant	250'
	WW Plumbing	30'
	Other Sanitary Hazard	Not Seen
PUMP	Type	submersible
	Manufacturer	unknown
	Model Number	unknown
	Rated Capacity (gpm)	80
MOTOR	Manufacturer	Franklin E.
	Model Number	282138110
	Horsepower	5
Well Casing 12" Above Pad	yes	
Well Casing Sanitary Seal	watertight	
Raw Water Sampling Tap	compliant	
Above Ground Check Valve	Yes	
Secured/Housed	Yes	
Well Vent Protected	Yes	
Comments	well equipped with access port	

	(G) Ground	(H) Hydro	(F) Filled	(B) Baffle	(C) Cleanwell	(R) Rotation						
	Y	N	No	I	Inapplicable	Y	N	I	Y	N	I	
Tank Type Number						H-1						
Capacity (gal)						1500						
Material						Steel						
Gravity Drain	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
By-Pass Piping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Protected Openings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Pressure Gauge	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Pressure Relief Valve	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Air Relief Valve	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Sight Glass - Level Indicator	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Fittings for Sight Glass	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
On/Off Pressure (PSI)						30-60						
Secured Access	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Height to Minimum Water Level						N/A						
Height to Maximum Water Level						N/A						
Tank Equipped With Access Manhole	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Tank Inspection Report Date						1/12/2011						
Comments						NONE						
DISINFECTION						Hypochlorination						
Number of Feeders							1					
Injection Point Location(s)							Prior to Tank					
Capacity (gpd)							17					
Adequate Ventilation	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No											
Safety Equipment	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No											
Stroke (")							40"					
Feeder(s) Manufacturer							Stenner					
Housed or Protected	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No											
Comments	none											

Harbor Campgrounds
PWS ID # 3530736



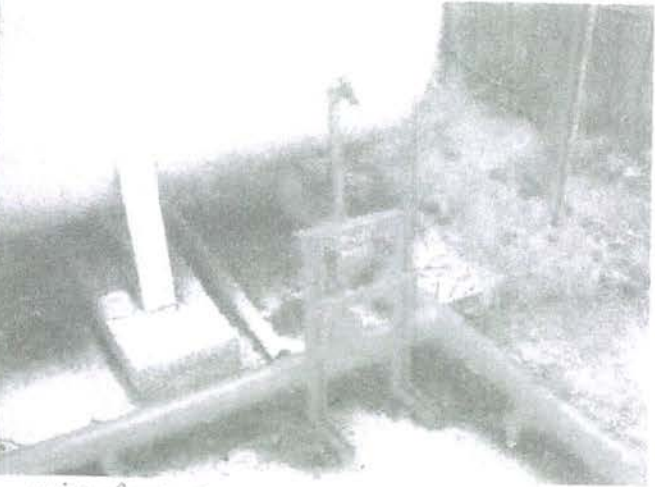
well AAC6150



air compressor on tank



hydropneumatic tank



point of entry tap

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT G

CORRESPONDENCE, CONSENT ORDERS

Mission:

To protect, promote & improve the health of all people in Florida through integrated state, county & community efforts.

Rick Scott
Governor

John H. Armstrong, MD, FACS
State Surgeon General & Secretary

Vision: To be the Healthiest State in the Nation

May 1, 2014

Harbor Campground
10511 Monroe Court
Lake Wales, FL 33853

RE: Harbor Campground Water System
PWS ID No. 3530736

DBP Stage 2 Monitoring Plan Approved

Dear Public Water System Owner:

DBP Stage 2 Monitoring plan received on May 1, 2014 has been reviewed and is approved. Please begin sampling according to this plan during the 3rd Q 2014 and subsequent 3rd quarters thereafter. Sample results must be turned into the Department by the 10th of the month after the quarter sampled.

If you have any questions please contact (863) 519-8330 Ext. 12151.

Sincerely

Owen
Devine

Digitally signed by Owen Devine
DN: cn=Owen Devine, ou=Environmental
Engineering, ou=Department of Health,
in Polk County
email=Owen.Devine@flhealth.gov, c=US
Date: 20140501 13:29:11 -0400

Owen Devine
Environmental Specialist II

Email copy to:

[Robert Smith] harborrv@harbor-rv-marina.com

[Dale Mitchell] harborrv@harbor-rv-marina.com

[Jerry Torrance] innovativefluidsolutions@yahoo.com

Stage 2 D/DBPR Monitoring Plan

System Name: Harbor Campground		PWSID: 3530736
Contact Name: Robert Smith	Contact E-Mail: harborrv@harbor-rv-marina.com	Contact Phone: (863) 696-1194

Stage 2 Compliance Monitoring Location ID	Location Type	Justification	Projected Sampling Date(s) (month/day/year)			
			Calendar Quarter 1 (Jan 1 – Mar 31)	Calendar Quarter 2 (Apr 1 – Jun 30)	Calendar Quarter 3 (Jul 1 – Sep 30)	Calendar Quarter-4 (Oct 1 – Dec 31)
L1 – 3017 Harbor Pointe Drive	<input type="checkbox"/> Highest TTHM <input type="checkbox"/> Highest HAA5 <input checked="" type="checkbox"/> Stage 1 D/DBPR <input type="checkbox"/> Other	Stage 1 Site			8/14/14- 8/18/14	

Instructions: Add rows as necessary to list all Stage 2 compliance monitoring locations. For each location, provide an ID number and/or address. For each location, check the location type and provide justification for selection of the location. For each location, provide the projected sampling date (month and day or week) within the monitoring period(s) required for your system; e.g., provide one date within Calendar Quarter 3 if your system is required to monitor yearly or provide one date within each of the four calendar quarters if your system is required to monitor quarterly.

Compliance Calculation Procedures

- This system is monitoring yearly or less frequently. Compliance is calculated as follows: determine if each sample result for each monitoring location is \leq the maximum contaminant level (MCL).
- This system is monitoring quarterly. Compliance is calculated as follows: for each monitoring location, calculate the locational running annual average (LRAA)—the average of results for samples taken at the monitoring location during the previous four calendar quarters $([Q1+Q2+Q3+Q4]/4)$ —and determine if each LRAA is \leq the MCL.
- This system is monitoring more frequently than quarterly. Compliance is calculated as follows: for each monitoring location, average all samples taken in a quarter at the monitoring location to determine a quarterly average and then calculate the LRAA—the average of quarterly averages at the monitoring location during the previous four calendar quarters $([Q1+Q2+Q3+Q4]/4)$ —and determine if each LRAA is \leq the MCL.

Combined Distribution System Information

- This PWS is part of a combined distribution system.

Mission:

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Rick Scott
Governor

John H. Armstrong, MD, FACS
State Surgeon General & Secretary

Vision: To be the Healthiest State in the Nation

December 1, 2013

Robert Smith
10511 Monroe Court
Lake Wales, FL 33853

RE: Harbor Campground Water System
PWS ID No. 3530736

2014 DRINKING WATER MONITORING REQUIREMENTS

Monitoring & Reports	Due	Comments
Microbiological ("Bacte")	Monthly	Disinfectant residuals must be reported individually and averaged on bacte reports. Compliance for maximum disinfectant residual level is based on a running annual average.
Monthly Operation Reports (MORs)	Monthly	Include information about maintenance and/or abnormal occurrences & CT calcs. If required.
Radiologicals (<i>Gross Alpha & Ra 228</i>)	2018	Radiologicals (<i>Gross Alpha & Ra 228</i>)
Nitrate and Nitrite	2014	Sample at each POE every year.
Primary Inorganics	2015	Sample at each POE every three years.
Volatile Organic Contaminants (VOCs)	2015	Sample at each POE every three years.
Synthetic Organic Contaminants	2015	Sample at each POE every three years.
Secondary Contaminants	2015	Sample at each POE every three years.
Stage 2 Disinfection Byproducts (DBPs) (<i>Total Trihalomethans/Haloacetic Acids (5)</i>)	July – September 2014	Sample at locational site(s) ** & ***. Report disinfectant residual.
Lead and Copper (Tap Sampling)	June – September 2015	Test in accordance with the most recently approved sampling plan. System required to follow SMF – Standard Monitoring Framework. ****
Consumer Confidence Report (CCR) & CCR Certification of Delivery	July 1, 2014 & August 10, 2014	Data for CCR can be obtained at http://www.dep.state.fl.us/water/drinkingwater/chemdata.htm

POE = Point of entry to the distribution system. Sample at each POE that is representative of each source of water.

** Ensure to report locations as L1, L2, L3 etc. This should be annotated on the lab sheet "Location Code".

Florida Department of Health in Polk County
ENVIRONMENTAL ENGINEERING DIVISION
2080 East Clower Street • Bartow, FL 33830
PHONE: (863) 519-3330 • FAX: (863) 534-0245 • www.MyPolkHealth.org

www.FloridasHealth.com
TWITTER: HealthyFLA
FACEBOOK: FLDepartmentofHealth
YOUTUBE: fdoh

Page 2
Harbor Campground

*** Ensure to anotate the location address/site identifier in the "Sample Location".

**** System required to sample every three years for lead and copper. Increased sampling event for lead and copper will be requested through other correspondences.

- This is a good faith assessment of monitoring requirements foer the above referenced public water system for calandar year 2014 and may not include additional sampling required during the year due to special circumstanses. This chart shall not relieve and person from any requirements of Florida Law. It is important for you to provide this information to your operator and/or sampler.
- It is strongly recommended that testing be conducted early in the monitoring period to allow time for retest due to possible sampling or lab errors. Annaul and triennial sampling should be completed by 9/30 to provide time for revisions, re-test, and /or corrections.
- Test results must be submitted to DEP within the first 10 days following the end of the required monitoring period, or the first 10 days following the month in which the sample results were received, whichever time is shortest.

SUBPART V – STAGE 2 DISINFECTION BYPRODUCTS REQUIREMENTS

In accordance with Federal rule 40 CFR 141, subpart V section 141.620(b) Stage 2 Disinfection Byproducts monitoring requirements for your system is as follows:

- Water system that use a primary or residual disinfectant other than ultraviolet light or delivers water that has been treated with a primary or residual disinfectant are subject to monitoring requirements to achieve compliance with maximum contaminant levels based on locational running annual averages for total Trihalomethane (TTHM) and haloacetic acids (HAA5).

In accordance with Federal rule 40 CFR 141, subpart V section 141.622(a) (1) you must develop and implement a monitoring plan which contains the following elements.

- Monitoring locations;
- Monitoring dates;
- Compliance calculation procedures;
- Monitoring plans for any other systems in the combined distribution system if the State has reduced monitoring requirements under the State authority in § 142.16(m).

You are requested to provide a copy of your DBP2 monitoring plan on or before July 1, 2014 and start annual sampling according to the approved plan during the 3rd quarter of 2014 and subsequent 3rd quarters thereafter.

If you have any questions, please contact (863) 519-8330, ext. 12151.

Sincerely

Owen

Devine

Owen Devine

Environmental Specialist II

Digitally signed by Owen Devine
DN: cn=Owen Devine, o=Environmental
Engineering, ou=Department of Health
Palm County,
c=US, email=Owen.Devine@health.palm.fl.us,
Date: 2013.11.14 09:06:56-0700

Email copy to: harborrv@harbor-rv-marina.com;

October 26, 2011

CS/HARBOR CAMPGROUND THE
PWS: Id. No. 3530736

ROBERT SMITH
10511 MONROE COURT
LAKE WALES, FL. 33853

Subject: Lead & Copper Tap Water

Dear Public Water System Owner:

Your system has met the lead and copper monitoring requirements of Chapter 62-550.800, Florida Administrative Code and 40 CFR 141.86(D)(4) of the Federal Rule. Thus it is approved for triennial monitoring with the following stipulations:

1. The next monitoring period begins June 1, 2014 and ends September 30, 2014.
2. A minimum of five samples must be collected during this monitoring period.
3. The certification of collection methods form must be included with each round of samples.
4. The samples must be properly collected and submitted to a State of Florida certified laboratory.
5. The laboratory must use an approved drinking water analysis method for each chemical.
6. The test results must be properly formatted and ranked.
7. This office must receive the sample results no later than October 10, 2014.
8. If an action level were triggered, a certified laboratory would be required to conduct the water quality analyses.

If you have any questions, please contact me at (863) 519-8330 ext. 12148.

Sincerely,



Daniela Sloan
Environmental Specialist II

Xc: Robert Ward

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

THE HARBOR

LAKE WALES, FL

POLK COUNTY

EXHIBIT H

**CIRCUMSTANCES REGARDING PROVISION OF SERVICE PRIOR TO
OBTAINING CERTIFICATE OF AUTHORIZATION**

THE HARBOR

CIRCUMSTANCES REGARDING PROVISION OF SERVICE PRIOR TO OBTAINING CERTIFICATE OF AUTHORIZATION

The applicant is Harbor Waterfront Resort (The Resort). The Resort was developed in 1967 by its original owners Harry A. and Lucille E. Monroe. When the Resort was developed, the Monroe's constructed water and wastewater systems to service the 119 mobile home and RV rental sites in the Resort. The systems are composed of a single 6" well with a well pump rated at 80 gpm, a 1,500 gallon pneumatic storage tank, a small 20,000 gpd extended aeration wastewater treatment plant with three lift stations and two ponds, all within the Resort area, and a water distribution and wastewater collection system. The Resort owns all of the lots and rents them to owners of mobile homes and RV's. The rental agreement sets out many fees applicable to the lessees. There are also rules and regulations by which the renters agree to abide. The agreements may be annual with annual renewals or for transient rentals on a daily basis. The water is provided to all lots within the Resort and is not metered. Each year, renters are issued a letter setting forth the water, sewer and garbage fees for the coming year.

The Monroe's also owned the land surrounding the Resort and developed it into what is now identified as Mark Lane, Opal Drive and Harbor Point Drive.

The lots outside of the Resort are individually owned and are occupied by mobile homes. The only access to Harbor Point Drive is through the Resort. The road is owned by the Resort and is maintained by the Resort, including its street lights. The Monroe's extended the water and wastewater lines to also service these new lots areas. Through agreements with the lot owners on Mark Lane and Opal Drive, they are billed by the Resort for water service and for wastewater service, if it is provided. The lot owners on Harbor Drive are billed by the Resort for combined water, wastewater, garbage, street lights and road maintenance. Finally, the Resort made water service accessible to Hidden Harbor Resort, an RV resort adjacent to Opal Drive. It is issued a single bill for Hidden Harbor. None of the water services provided are metered. The combined number of lots served by the Resort, outside of the resort is 57 lots plus 1 tap for Hidden Harbor.

In 1994, the Resort and all of its facilities was purchased by Robert M. Smith, who continued the arrangements and honored the agreements entered into by the previous owners. Until 1996, any regulation of water and wastewater service fell under the jurisdiction of Polk County. On May 14, 1996 the Board of County Commissioners of Polk County adopted a resolution which made the utilities in the county subject to the jurisdiction of the Florida Public Service Commission (PSC). Mr. Smith was contacted by a staff member of the PSC. At that time, Mr. Smith recalls being told, in a telephone conversation, that since the Resort, the serving entity, provided service

to less than 100 other customers outside the Resort, it would be exempt and not have to apply. The number of customers served has not changed, and based on that continuing presumption, the Resort had not pursued certification until it was notified by PSC Staff on July 26, 2016 to do so. The Resort was purchased on June 15, 2017 by Coastal Income Properties – The Harbor, LLC. (CIP-TH). CIP-TH has undertaken to complete the application process by August 31, 2017.

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT I

LEGAL DESCRIPTION

Proposed Harbor Utilities Service Area Legal Description

Lands lying in Sections 21 and 28, T. 29 S., R. 29 E., Polk County, Florida, more specifically described as follows: Commence at the SE. Corner of Lot 2, Block "C" of Tiotie Beach Estates, Unit Number Three, as recorded in Plat Book 41, Page 20, Public Records of Polk County, Florida; thence run on a bearing of North, along the East line of said Lot 2, Block "C" as shown on said Plat, 101.00' to the Point of Beginning; thence continue North 124.00', along the Easterly line of said Block "C"; thence continue along the Easterly line of said Block "C", N. 04° 52' 17" W. 118.25'; thence continue along the Easterly line of said Block "C", N. 35° 00' 00" E. 375.00', to the NE corner of Lot 7 of said Block "C", which said NE. Corner of said Lot 7, Block "C" is also the SE corner of Lot 1, Block "G", according to the Plat of Tiotie Beach Estates, Unit Number Two, as recorded in Plat Book 41, Page 17, Public Records of Polk County, Florida and also lies 2543.93' East, of the SW corner of said Section 21, and on the common line between said Sections 21 and 28; thence run N. 00° 08' 15" E. 24.46', along the Easterly Boundary of said Block "G"; thence continue along said Easterly Boundary of Block "G", N. 55° 11' 25" E. 245.00'; thence continue along said Easterly Boundary of said Block "G", S. 89° 51' 45" E. 42.00'; thence continue along said Easterly Boundary of said Block "G", N. 00° 08' 15" E. 131.99', to the NE. Corner of Lot 6, of said Block G; thence run S. 89° 51' 45" E. 497.25', along the South Right of Way line of North Marina Parkway, to a Point of a Curve, as shown on said Plat of Tiotie Beach Unit Number Two; thence continue S. 89° 51' 45" E. 50.00'; thence run N. 00° 08' 15" E. 200.00', to the NE. Corner of Lot 18, Block "C" of said Tiotie Beach Unit Number Two; thence run S. 89° 51' 45" E. 485', more or less to Lake Rosalie; thence run Southerly along Lake Rosalie to a point which lies East from the Point of Beginning; thence run West 1386.08', more or less, returning to the Point of Beginning.

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT J

RIGHT TO ACCESS FOR UTILITY PLANTS

INSTR # 2017115904
BK 10179 Pgs 0372-0375 PG(s)4
06/19/2017 07:18:17 AM
STACY M. BUTTERFIELD,
CLERK OF COURT POLK COUNTY
RECORDING FEES 35.50
DEED DOC 35,000.00

**THIS INSTRUMENT PREPARED BY
AND RETURN TO:**

Joseph W. Gaynor, Esq.
Johnson, Pope, Bokor, Ruppel & Burns, LLP
911 Chestnut Street
Clearwater, Florida 33756

Parcel I.D. No.(s): 292921-000000-024080; 292928-000000-013350;
292928-000000-013390; 212929-000000-024520;
292928-000000-013420

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 15th day of June, 2017, between ROBERT M. SMITH, a married man, joined by his wife, ANGELINA MAYA ISABELLA SMITH, whose principal address is 10511 Monroe Court, Lake Wales, Florida 34689 (hereinafter called the "Grantor"), and COASTAL INCOME PROPERTIES-THE HARBOR, a Florida limited liability company, whose address is 38573 US Highway 19 N., Palm Harbor, Florida 34684 (hereinafter called the "Grantee").

WITNESSETH:

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to it in hand paid, the receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, its successors and assigns forever, all that certain parcel of land lying and being in the County of Polk, State of Florida, as more particularly described as follows (the "Property"):

See Exhibit "A" attached hereto and incorporated herein by reference.

TOGETHER WITH all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

SUBJECT TO the exceptions set forth in Exhibit "B" attached hereto and made a part hereof, the easements, restrictions, agreements and reservations of record and all real estate taxes for 2017 and all subsequent years.

TO HAVE AND TO HOLD the above described Property, with the appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

And the Grantor does fully warrant the title to said Property subject to the matters referred to above and will defend the same against the lawful claims of all persons claiming by, through or under the Grantor, but not otherwise.

[Remainder of Page Left Intentionally Blank; Signatures to Follow]

Note to Administrator: Consideration for this conveyance is \$5,000,000.00

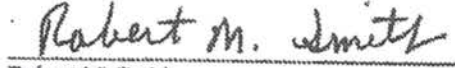
**SIGNATURE PAGE TO
SPECIAL WARRANTY DEED**

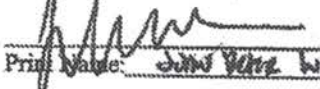
IN WITNESS WHEREOF, the Grantor has caused these presents to be duly executed in its name and by those thereunto duly authorized, the day and year first above written.

WITNESSES:

GRANTOR:

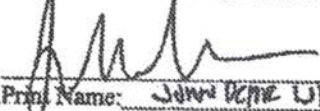

Print Name: Monica Rhoden


Robert M. Smith


Print Name: John Deane Winkler


Print Name: Monica Rhoden

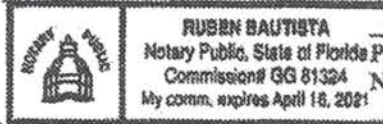

Angelina Maya Isabella Smith

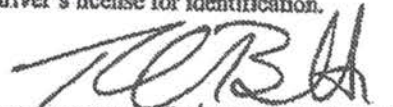

Print Name: John Deane Winkler

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 15 day of June, 2017, by Robert M. Smith, who is personally known to me or produced a valid driver's license for identification.

My Commission Expires:

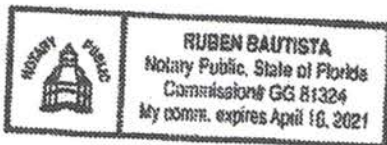



Print Name: Ruben Bautista
NOTARY PUBLIC

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 15 day of June, 2017, by Angelina Maya Isabella Smith, who is personally known to me or produced a valid driver's license for identification.

My Commission Expires:



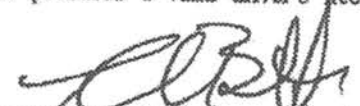

Print Name: Ruben Bautista
NOTARY PUBLIC

EXHIBIT "A" TO DEED

The land referred to herein below is situated in the County of Polk, State of Florida, and is described as follows:

TRACT I: Commence at the Northwest corner of Section 28, Township 29 South, Range 29 East, Polk County, Florida, run East along the North boundary of said Section 28 a distance of 2543.93 feet for point of beginning, said point being the Southeast corner of Lot 1 Block G of Tiotie Beach Estates, Unit Number Two as recorded in Plat Book 41, Page 17, Public Records of Polk County, Florida, thence following the Southeasterly boundary of Block G, run North $0^{\circ}08'15''$ East 24.46 feet, North $55^{\circ}11'25''$ East 245.00 feet and South $89^{\circ}51'45''$ East 42.00 feet to the Southeast corner of Lot 6 in said Block G, thence North $0^{\circ}08'15''$ East along the East line of said Lot 6 a distance of 131.99 feet to the Northeast corner of said Lot 6, said point being on the South line of Kissimmee Boulevard as shown on the plat of said Tiotie Beach Estates, Unit Number Two, thence South $89^{\circ}51'45''$ East along said South line 40 feet, thence South $0^{\circ}08'15''$ West 372.00 feet, thence South $89^{\circ}51'45''$ East 100.00 feet, thence South $0^{\circ}08'15''$ West 90.00 feet, thence South $89^{\circ}51'45''$ East 50.00 feet, thence North $0^{\circ}08'15''$ East 90.00 feet, thence South $89^{\circ}51'45''$ East 475.00 feet, thence South $00^{\circ}08'15''$ West 160.81 feet, thence South $80^{\circ}49'24''$ West 45.00 feet, thence South $61^{\circ}22'49''$ West 28.56 feet, South $0^{\circ}08'15''$ West 142.44 feet, thence South $89^{\circ}51'45''$ East 215.55 feet to a point on a curve concave Southwesterly having a radius of 35.00 feet, thence Easterly and Southerly along said curve through a central angle $235^{\circ}27'57''$ an arc distance of 143.85 feet, said arc having a chord bearing South $40^{\circ}57'02''$ East, thence South $8^{\circ}08'15''$ West 50.09 feet, thence North $89^{\circ}51'45''$ West 25.24 feet, thence North $8^{\circ}08'15''$ East 53.46 feet to a point on a curve concave Northeasterly having a radius of 35.00 feet, thence Northwesterly along said curve through a central angle of $40^{\circ}29'10''$ an arc distance of 24.73 feet, said arc having a chord bearing North $40^{\circ}57'02''$ West, thence North $89^{\circ}51'45''$ West 349.16 feet, thence South $0^{\circ}08'15''$ West 125.00 feet, thence North $89^{\circ}51'45''$ West 908.46 feet to a point on the East line of Lot 2 in Block C of Tiotie Beach Estates, Unit Number Three as recorded in Plat Book 41, Page 20, Public Records of Polk County, Florida, said point being 101.00 feet North of the Southeast corner of Lot 2 in said Block C, thence following the Easterly boundary of said Block C, run North 124.00 feet, North $04^{\circ}52'17''$ West 118.25 feet and North $35^{\circ}00'00''$ East 375.00 feet to the point of beginning.

TRACT II: The South 22.00 feet of the North 75.84 feet of Section 28, Township 29 South, Range 29 East, Polk County, Florida, lying West of the waters of Lake Rosalie, LESS the West 2826.76 feet thereof. (MARK LANE)

TRACT III: The North 20.0 feet of the South 216.16 feet of Section 21, Township 29 South, Range 29 East, Polk County, Florida, lying West of the waters of Lake Rosalie, LESS the West 2826.74 feet thereof. (OPAL DRIVE)

EXHIBIT "B"
(Permitted Exceptions)

1. Grant of Easement recorded in Book 1218, Page 120, of the Public Records of Polk County, Florida.
2. Grant of Easement recorded in Book 1223, Page 595, of the Public Records of Polk County, Florida.
3. Grant of Easement recorded in Book 1223, Page 597, of the Public Records of Polk County, Florida.
4. Grant of Easement recorded in Book 1225, Page 522, of the Public Records of Polk County, Florida.
5. Grant of Easement recorded in Book 1228, Page 826, of the Public Records of Polk County, Florida.
6. Grant of Easement recorded in Book 1234, Page 194, of the Public Records of Polk County, Florida.
7. Grant of Easement recorded in Book 1307, Page 963, of the Public Records of Polk County, Florida.
8. Grant of Easement recorded in Book 1627, Page 215, of the Public Records of Polk County, Florida.
9. Easements made subject to and reserved in Warranty Deed recorded in Book 1862, Page 1403, of the Public Records of Polk County, Florida.
10. Declaration of Covenants, Conditions, Restrictions and Easements, which contains provisions for a private charge or assessments, recorded in Book 1570, Page 615 and amended in Book 8244, Page 502, of the Public Records of Polk County, Florida.
11. Distribution Easement granted to Florida Power Corporation as set forth in instrument recorded in Book 2330, Page 1413, of the Public Records of Polk County, Florida.
12. Road Easement for Ingress and Egress recorded in Book 2735, Page 1669, of the Public Records of Polk County, Florida.
13. Easement granted to South Florida Water Management District in Book 8410, Page 1125, of the Public Records of Polk County, Florida.

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT K

**SYSTEM MAP
(under separate cover)**

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

THE HARBOR

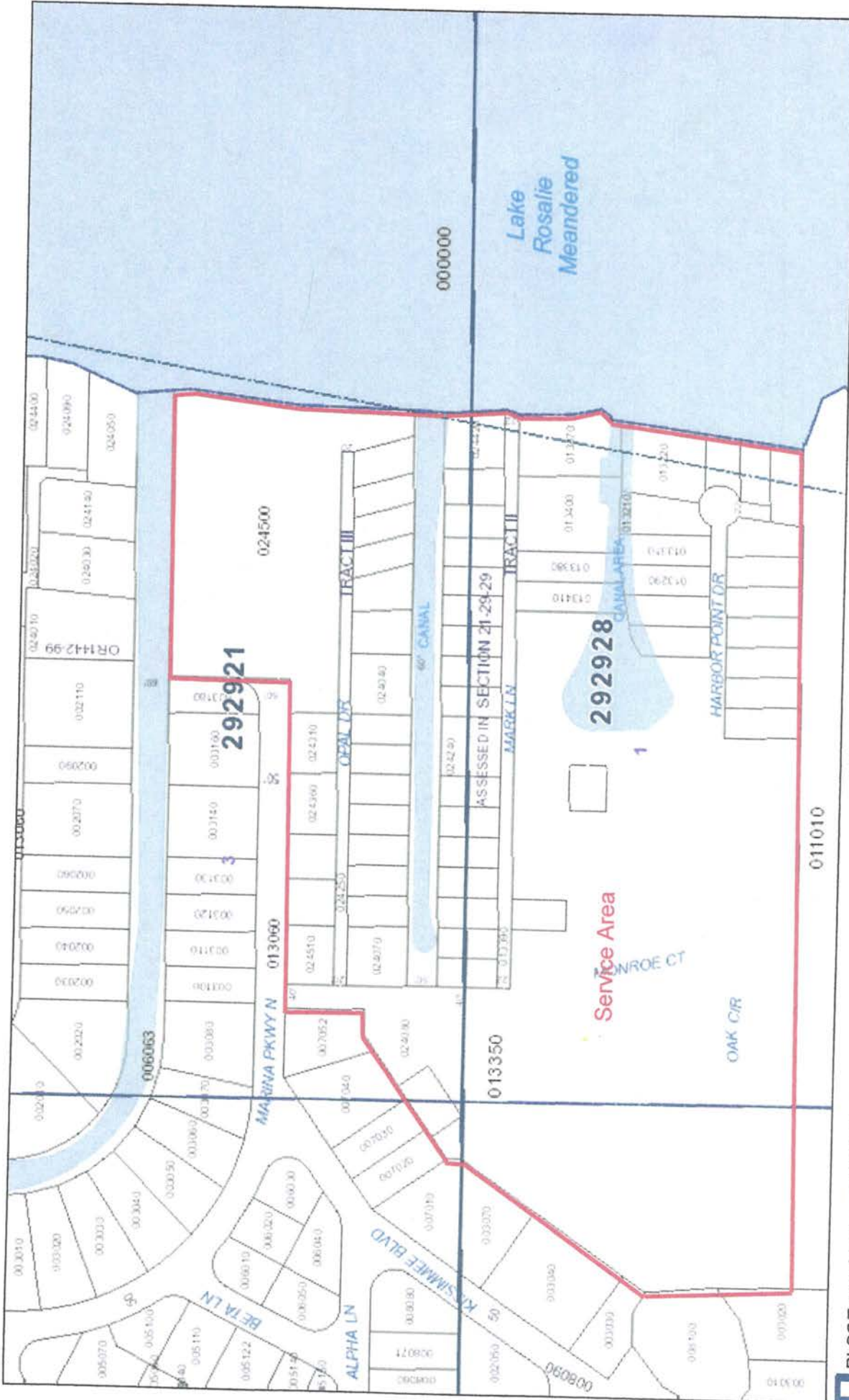
LAKE WALES, FL

POLK COUNTY

EXHIBIT L

PROPOSED SERVICE AREA

Exhibit L - The Harbor Proposed Service Area



- PLSS Townships
- PLSS Sections
- PLSS Boundaries
- Gov't Lots
- Roads
- Water lines
- Waterbodies
- Municipal Boundaries
- Lot and Block Text
- Dimensions_ParcelFabric
- Misc Text
- Surrounding Counties
- + Railroads
- Parcels
- Tax
- Separated Right



All maps are worksheets used for illustrative purposes only, they are not surveys. The Polk County Property Appraiser assumes no responsibility for errors in the information and does not guarantee the data is free from error or inaccuracy. The information is provided "as is".



2
 Marsha M. Faux, CFA, ASA
 Property Appraiser
 Polk County, Florida
 August 31, 2016

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

THE HARBOR

LAKE WALES, FL

POLK COUNTY

EXHIBIT M

WATER & WASTEWATER TARIFFS

WATER TARIFF

The Harbor
NAME OF COMPANY

FILED WITH
FLORIDA PUBLIC SERVICE COMMISSION

WATER TARIFF

The Harbor

NAME OF COMPANY

10511 Monroe Court
Lake Wales, FL 33898
(ADDRESS OF COMPANY)

(727) 686-2700
(Business & Emergency Telephone Numbers)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

FILED WITH
FLORIDA PUBLIC SERVICE COMMISSION

The Harbor

WATER TARIFF

TABLE OF CONTENTS

	Sheet Number
Communities Served Listing	4.0
Description of Territory Served	3.1
Index of	
Rates and Charges Schedules.....	11.0
Rules and Regulations	6.0
Service Availability Policy and Charges.....	17.0
Standard Forms.....	20.0
Technical Terms and Abbreviations.....	5.0
Territory Authority.....	3.0

Robert M. Smith
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

TERRITORY AUTHORITY

CERTIFICATE NUMBER -

COUNTY - Polk

COMMISSION ORDER(s) APPROVING TERRITORY SERVED -

<u>Order Number</u>	<u>Date Issued</u>	<u>Docket Number</u>	<u>Filing Type</u>
None			

Brian R. Keller
 ISSUING OFFICER
Manager
 TITLE

The Harbor

WATER TARIFF

DESCRIPTION OF TERRITORY SERVED

Proposed Harbor Utilities Service Area Legal Description

Lands lying in Sections 21 and 28, T. 29 S., R. 29 E., Polk County, Florida, more specifically described as follows: Commence at the SE. Corner of Lot 2, Block "C" of Tiotie Beach Estates, Unit Number Three, as recorded in Plat Book 41, Page 20, Public Records of Polk County, Florida; thence run on a bearing of North, along the East line of said Lot 2, Block "C" as shown on said Plat, 101.00' to the Point of Beginning; thence continue North 124.00', along the Easterly line of said Block "C"; thence continue along the Easterly line of said Block "C", N. 04° 52' 17"

W. 118.25'; thence continue along the Easterly line of said Block "C", N. 35° 00' 00" E. 375.00', to the NE. corner of Lot 7 of said Block "C", which said NE. Corner of said Lot 7, Block "C" is also the SE corner of Lot 1, Block "G", according to the Plat of Tiotie Beach Estates, Unit Number Two, as recorded in Plat Book 41, Page 17, Public Records of Polk County, Florida and also lies 2543.93' East, of the SW corner of said Section 21, and on the common line between said Sections 21 and 28; thence run N. 00° 08' 15" E. 24.46', along the Easterly Boundary of said Block "G"; thence continue along said Easterly Boundary of Block "G", N. 55° 11' 25" E. 245.00'; thence continue along said Easterly Boundary of said Block "G", S. 89° 51' 45" E. 42.00'; thence continue along said Easterly Boundary of said Block "G", N. 00° 08' 15" E. 131.99', to the NE. Corner of Lot 6, of said Block G; thence run S. 89° 51' 45" E. 497.25', along the South Right of Way line of North Marina Parkway, to a Point of a Curve, as shown on said Plat of Tiotie Beach Unit Number Two; thence continue S. 89° 51' 45" E. 50.00'; thence run N. 00° 08' 15" E. 200.00', to the NE. Corner of Lot 18, Block "C" of said Tiotie Beach Unit Number Two; thence run S. 89° 51' 45" E. 485', more or less to Lake Rosalie; thence run Southerly along Lake Rosalie to a point which lies East from the Point of Beginning; thence run West 1386.08', more or less, returning to the Point of Beginning.

Brian R. Keller
ISSUING OFFICER

Manager

TITLE

The Harbor

WATER TARIFF

COMMUNITIES SERVED LISTING

	County Name	Development Name	Rate Schedule(s) Available	Sheet No.
Polk		Harbor Waterfront Resort	GSW	12.0 &
			RSW-1,2	13.0, 13.1
Polk		Harbor Point	RSW-3	13.2
Polk		Rosalie Westshore Association	RSW -4,5	13.3, 13.4
Polk		Hidden Harbor	BRW-1	13.5

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

TECHNICAL TERMS AND ABBREVIATIONS

- 1.0 "BFC" - The abbreviation for "Base Facility Charge" which is the minimum amount the Company may charge its Customers and is separate from the amount the Company bills its Customers for water consumption.
- 2.0 "CERTIFICATE" - A document issued by the Commission authorizing the Company to provide water service in a specific territory.
- 3.0 "COMMISSION" - The shortened name for the Florida Public Service Commission.
- 4.0 "COMMUNITIES SERVED" - The group of Customers who receive water service from the Company and whose service location is within a specific area or locality that is uniquely separate from another.
- 5.0 "COMPANY" - The shortened name for the full name of the utility which is _____.
- 6.0 "CUSTOMER" - Any person, firm or corporation who has entered into an agreement to receive water service from the Company and who is liable for the payment of that water service.
- 7.0 "CUSTOMER'S INSTALLATION" - All pipes, shut-offs, valves, fixtures and appliances or apparatus of every kind and nature used in connection with or forming a part of the installation for rendering water service to the Customer's side of the Service Connection whether such installation is owned by the Customer or used by the Customer under lease or other agreement.
- 8.0 "MAIN" - A pipe, conduit, or other facility used to convey water service to individual service lines or through other mains.
- 9.0 "RATE@" - Amount which the Company may charge for water service which is applied to the Customer=s actual consumption.
- 10.0 "RATE SCHEDULE" - The rate(s) or charge(s) for a particular classification of service plus the several provisions necessary for billing, including all special terms and conditions under which service shall be furnished at such rate or charge.
- 11.0 "SERVICE" - As mentioned in this tariff and in agreement with Customers, AService@ shall be construed to include, in addition to all water service required by the Customer, the readiness and ability on the part of the Company to furnish water service to the Customer. Service shall conform to the standards set forth in Section 367.111 of the Florida Statutes.

(Continued to Sheet No.5.1)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

(Continued from Sheet No. 5.0)

- 12.0 "SERVICE CONNECTION" - The point where the Company's pipes or meters are connected with the pipes of the Customer.

- 13.0 "SERVICE LINES" - The pipes between the Company's Mains and the Service Connection and which includes all of the pipes, fittings and valves necessary to make the connection to the Customer's premises, excluding the meter.

- 14.0 "TERRITORY" - The geographical area described, if necessary, by metes and bounds but, in all cases, with township, range and section in a Certificate, which may be within or without the boundaries of an incorporated municipality and may include areas in more than one county.

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

INDEX OF RULES AND REGULATIONS

	<u>Sheet Number:</u>	<u>Rule Number:</u>
Access to Premises	9.0	14.0
Adjustment of Bills	10.0	22.0
Adjustment of Bills for Meter Error	10.0	23.0
All Water Through Meter	10.0	21.0
Application	7.0	3.0
Applications by Agents	7.0	4.0
Change of Customer's Installation	8.0	11.0
Continuity of Service	8.0	9.0
Customer Billing	9.0	16.0
Delinquent Bills	7.0	8.0
Extensions	7.0	6.0
Filing of Contracts	10.0	25.0
General Information	7.0	1.0
Inspection of Customer's Installation	9.0	13.0
Limitation of Use	8.0	10.0
Meter Accuracy Requirements	10.0	24.0
Meters	10.0	20.0
Payment of Water and Wastewater Service Bills Concurrently	10.0	18.0

(Continued to Sheet No. 6.1)

Brian R. Keller
 ISSUING OFFICER

Manager
 TITLE

The Harbor

WATER TARIFF

(Continued from Sheet No. 6.0)

	<u>Sheet Number:</u>	<u>Rule Number:</u>
Tariff Dispute	7.0	2.0
Protection of Company's Property	8.0	12.0
Refusal or Discontinuance of Service	7.0	5.0
Right-of-way or Easements	9.0	15.0
Termination of Service	9.0	17.0
Type and Maintenance	7.0	7.0
Unauthorized Connections - Water.....	10.0	19.0

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RULES AND REGULATIONS

- 1.0 GENERAL INFORMATION - These Rules and Regulations are a part of the rate schedules and applications and contracts of the Company and, in the absence of specific written agreement to the contrary, apply without modifications or change to each and every Customer to whom the Company renders water service.
- The Company shall provide water service to all Customers requiring such service within its Certificated territory pursuant to Chapter 25-30, Florida Administrative Code and Chapter 367, Florida Statutes.
- 2.0 TARIFF DISPUTE - Any dispute between the Company and the Customer or prospective Customer regarding the meaning or application of any provision of this tariff shall be resolved pursuant to Rule 25-22.032, Florida Administrative Code.
- 3.0 APPLICATION - In accordance with Rule 25-30.310, Florida Administrative Code, a signed application is required prior to the initiation of service. The Company shall provide each Applicant with a copy of the brochure entitled "Your Water and Wastewater Service," prepared by the Florida Public Service Commission.
- 4.0 APPLICATIONS BY AGENTS - Applications for water service requested by firms, partnerships, associations, corporations, and others shall be rendered only by duly authorized parties or agents.
- 5.0 REFUSAL OR DISCONTINUANCE OF SERVICE - The Company may refuse or discontinue water service rendered under application made by any member or agent of a household, organization, or business in accordance with Rule 25-30.320, Florida Administrative Code.
- 6.0 EXTENSIONS - Extensions will be made to the Company's facilities in compliance with Commission Rules and Orders and the Company's tariff.
- 7.0 TYPE AND MAINTENANCE - In accordance with Rule 25-30.545, Florida Administrative Code, the Customer's pipes, apparatus and equipment shall be selected, installed, used and maintained in accordance with standard practice and shall conform with the Rules and Regulations of the Company and shall comply with all laws and governmental regulations applicable to same. The Company shall not be responsible for the maintenance and operation of the Customer's pipes and facilities. The Customer expressly agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the water service. The Company reserves the right to discontinue or withhold water service to such apparatus or device.
- 8.0 DELINQUENT BILLS - When it has been determined that a Customer is delinquent in paying any bill, water service may be discontinued after the Company has mailed or presented a written notice to the Customer in accordance with Rule 25-30.320, Florida Administrative Code.

(Continued on Sheet No. 8.0)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

(Continued from Sheet No. 7.0)

- 9.0 CONTINUITY OF SERVICE - In accordance with Rule 25-30.250, Florida Administrative Code, the Company will at all times use reasonable diligence to provide continuous water service and, having used reasonable diligence, shall not be liable to the Customer for failure or interruption of continuous water service.

If at any time the Company shall interrupt or discontinue its service, all Customers affected by said interruption or discontinuance shall be given not less than 24 hours written notice.

- 10.0 LIMITATION OF USE - Water service purchased from the Company shall be used by the Customer only for the purposes specified in the application for water service. Water service shall be rendered to the Customer for the Customer's own use and the Customer shall not sell or otherwise dispose of such water service supplied by the Company.

In no case shall a Customer, except with the written consent of the Company, extend his lines across a street, alley, lane, court, property line, avenue, or other way in order to furnish water service to the adjacent property through one meter even though such adjacent property may be owned by him. In case of such unauthorized extension, sale, or disposition of service, the Customer's water service will be subject to discontinuance until such unauthorized extension, remetering, sale or disposition of service is discontinued and full payment is made to the Company for water service rendered by the Company (calculated on proper classification and rate schedules) and until reimbursement is made in full to the Company for all extra expenses incurred for clerical work, testing, and inspections. (This shall not be construed as prohibiting a Customer from remetering.)

- 11.0 CHANGE OF CUSTOMER'S INSTALLATION - No changes or increases in the Customer's installation, which will materially affect the proper operation of the pipes, mains, or stations of the Company, shall be made without written consent of the Company. The Customer shall be liable for any charge resulting from a violation of this Rule.

- 12.0 PROTECTION OF COMPANY'S PROPERTY - The Customer shall exercise reasonable diligence to protect the Company's property. If the Customer is found to have tampered with any Company property or refuses to correct any problems reported by the Company, service may be discontinued in accordance with Rule 25-30.320, Florida Administrative Code.

In the event of any loss or damage to property of the Company caused by or arising out of carelessness, neglect, or misuse by the Customer, the cost of making good such loss or repairing such damage shall be paid by the Customer.

(Continued on Sheet No. 9.0)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

(Continued from Sheet No. 8.0)

- 13.0 INSPECTION OF CUSTOMER'S INSTALLATION - All Customer's water service installations or changes shall be inspected upon completion by a competent authority to ensure that the Customer's piping, equipment, and devices have been installed in accordance with accepted standard practice and local laws and governmental regulations. Where municipal or other governmental inspection is required by local rules and ordinances, the Company cannot render water service until such inspection has been made and a formal notice of approval from the inspecting authority has been received by the Company.

Notwithstanding the above, the Company reserves the right to inspect the Customer's installation prior to rendering water service, and from time to time thereafter, but assumes no responsibility whatsoever for any portion thereof.

- 14.0 ACCESS TO PREMISES - In accordance with Rule 25-30.320(2)(f), Florida Administrative Code, the Customer shall provide the duly authorized agents of the Company access at all reasonable hours to its property. If reasonable access is not provided, service may be discontinued pursuant to the above rule.

- 15.0 RIGHT-OF-WAY OR EASEMENTS - The Customer shall grant or cause to be granted to the Company, and without cost to the Company, all rights, easements, permits, and privileges which are necessary for the rendering of water service.

- 16.0 CUSTOMER BILLING - Bills for water service will be rendered Monthly, Bimonthly, or Quarterly as stated in the rate schedule.

In accordance with Rule 25-30.335, Florida Administrative Code, the Company may not consider a Customer delinquent in paying his or her bill until the twenty-first day after the Company has mailed or presented the bill for payment.

A municipal or county franchise tax levied upon a water or wastewater public Company shall not be incorporated into the rate for water or wastewater service but shall be shown as a separate item on the Company's bills to its Customers in such municipality or county.

If a Company utilizes the base facility and usage charge rate structure and does not have a Commission authorized vacation rate, the Company shall bill the Customer the base facility charge regardless of whether there is any usage.

- 17.0 TERMINATION OF SERVICE - When a Customer wishes to terminate service on any premises where water service is supplied by the Company, the Company may require reasonable notice to the Company in accordance with Rule 25-30.325, Florida Administrative Code.

(Continued on Sheet No. 10.0)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

(Continued from Sheet No. 9.0)

- 18.0 PAYMENT OF WATER AND WASTEWATER SERVICE BILLS CONCURRENTLY - In accordance with Rule 25-30.320(2)(g), Florida Administrative Code, when both water and wastewater service are provided by the Company, payment of any water service bill rendered by the Company to a Customer shall not be accepted by the Company without the simultaneous or concurrent payment of any wastewater service bill rendered by the Company.
- 19.0 UNAUTHORIZED CONNECTIONS - WATER - Any unauthorized connections to the Customer's water service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
- 20.0 METERS - All water meters shall be furnished by and remain the property of the Company and shall be accessible and subject to its control, in accordance with Rule 25-30.230, Florida Administrative Code.
- 21.0 ALL WATER THROUGH METER - That portion of the Customer's installation for water service shall be so arranged to ensure that all water service shall pass through the meter. No temporary pipes, nipples or spaces are permitted and under no circumstances are connections allowed which may permit water to by-pass the meter or metering equipment.
- 22.0 ADJUSTMENT OF BILLS - When a Customer has been undercharged as a result of incorrect application of the rate schedule, incorrect reading of the meter, incorrect connection of the meter, or other similar reasons, the amount may be refunded or billed to the Customer as the case may be pursuant to Rules 25-30.340 and 25-30.350, Florida Administrative Code.
- 23.0 ADJUSTMENT OF BILLS FOR METER ERROR - When meter tests are made by the Commission or by the Company, the accuracy of registration of the meter and its performance shall conform with Rule 25-30.262, Florida Administrative Code and any adjustment of a bill due to a meter found to be in error as a result of any meter test performed whether for unauthorized use or for a meter found to be fast, slow, non-registering, or partially registering, shall conform with Rule 25-30.340, Florida Administrative Code.
- 24.0 METER ACCURACY REQUIREMENTS - All meters used by the Company should conform to the provisions of Rule 25-30.262, Florida Administrative Code.
- 25.0 FILING OF CONTRACTS - Whenever a Developer Agreement or Contract, Guaranteed Revenue Contract, or Special Contract or Agreement is entered into by the Company for the sale of its product or services in a manner not specifically covered by its Rules and Regulations or approved Rate Schedules, a copy of such contracts or agreements shall be filed with the Commission prior to its execution in accordance with Rule 25-9.034 and Rule 25-30.550, Florida Administrative Code. If such contracts or agreements are approved by the Commission, a conformed copy shall be placed on file with the Commission within 30 days of execution.

Brian R. Keller
ISSUING OFFICER

Manager

TITLE

The Harbor

WATER TARIFF

INDEX OF RATES AND CHARGES SCHEDULES

	<u>Sheet Number</u>
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General Service, GS.....	12.0
Meter Test Deposit	15.0
Miscellaneous Service Charges	16.0
Residential Service, RS	13.0

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

GENERAL SERVICE

RATE SCHEDULE GSW

AVAILABILITY - Available throughout the Harbor Waterfront Resort.

APPLICABILITY - For water service to the Office in the Resort

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 Sizes</u>	<u>Base Facility Charge</u>
Not metered – Flat Rate Charge	\$20.00
With washing machine	\$35.00

**42.00 57.00 /BKC 8/15/17*

Note: The current rate is ~~\$40.00~~ *\$42.00* (~~\$55.00~~ *\$57.00* with washer) for combined water/sewer/garbage. The additional \$20.00 is included in the Wastewater Tariff.

MINIMUM CHARGE - \$20.00

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RWS-1

AVAILABILITY - Available throughout the Harbor Water Front Resort.

APPLICABILITY - For water service for all purposes to mobile homes/RVs in the Resort

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>Base Facility Charge</u>	
Not Metered – Flate Rate Charge	\$ 20.00
With washing machine	\$ 35.00

Note: All owners of mobile homes/RVs in Harbor Waterfront Resort are renters and not property owners. The current charge for combined water/sewer/garbage is \$40.00. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Wastewater Tariff.

MINIMUM CHARGE - \$20.00

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RWS-2

- AVAILABILITY - Available throughout the Harbor Waterfront Resort.
- APPLICABILITY - For transient water service for all purposes in mobile home/RV units in the Resort.
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Daily
- RATE -

<u>Base Facility Charge</u>	
Not Metered – Flate Rate Charge	\$ 0.75
With washing machine	\$ 1.00

Note: All owners of mobile homes/RVs in Harbor Waterfront Resort are renters and not property owners. The current daily charge for combined water/sewer/garbage to transient renters is \$1.50. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Wastewater Tariff.

MINIMUM CHARGE - \$0.75

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSW-3

AVAILABILITY - Available to residences on Harbor Point Drive.

APPLICABILITY - For water service for all purposes in mobile homes/RVs and residences on Harbor Point Drive.

LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Monthly

RATE -

Base Facility Charge
Not Metered – Flat Rate Charge

~~\$48.00~~ 1/1/17 the rate
was raised to #50.00
SMC
8/15/17

Note: Residents on Harbor Pont Drive are charged \$96.00 for combined water/sewer/garbage/street lighting/road maintenance. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Wastewater Tariff.

MINIMUM CHARGE - ~~\$48.00~~ *50.00 SMC 8/15/17

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSW-4

AVAILABILITY - Available to residences on Mark Lane with both water and wastewater service.

APPLICABILITY - For water service for all purposes in mobile homes/RVs on Mark Lane (the Rosalie Westshore Association) receiving combined water & wastewater service.

LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Monthly

RATE -

Base Facility Charge
Not Metered – Flat Rate Charge

~~\$40.00~~
\$42.00

1/1/17 the rate was raised from \$40 to \$42 by the previous owners. SK 8/1/17

Note: The current rate is \$80.00 for customers getting combined water/wastewater service. The additional \$40.00 is included in the Wastewater Tariff.

MINIMUM CHARGE - ~~\$40.00~~ \$42.00 *SK*

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSW-5

AVAILABILITY - For water only service for all purposes in mobile homes and residences on Mark Lane and Opal Drive (the Rosalie Westshore Association).

APPLICABILITY - For water only service for all purposes in mobile homes and residences on Mark Lane and Opal Drive.(the Rosalie Westshore Association).

LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Monthly

RATE -

Base Facility Charge
Not Metered – Flat Rate Charge

~~\$42.00~~
~~\$40.00~~

On 1/1/17, the former owner, Mr. Rob Smith, raised rates by \$2.00. ~~Bill~~ 8/15/17.

MINIMUM CHARGE - ~~\$42.00~~ *Bill*
~~\$40.00~~

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

WATER TARIFF

BULK RATE SERVICE

RATE SCHEDULE BRW-1

- AVAILABILITY - Available throughout the area served by the Company.
- APPLICABILITY - For water service used within the Hidden Harbor Resort
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly
- RATE -

Base Facility Charge
 Not Metered – Flat Rate Charge

~~\$295.00~~ ^{#315}
 On 1/1/17, the former owner raised this rate from \$295/mo. to \$315 per mo.
 SKK
 8/15/17.

MINIMUM CHARGE - ~~\$295.00~~ ^{#315}

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
 ISSUING OFFICER
 Manager
 TITLE

The Harbor

WATER TARIFF

CUSTOMER DEPOSITS

ESTABLISHMENT OF CREDIT - Before rendering water service, the Company may require an Applicant for service to satisfactorily establish credit, but such establishment of credit shall not relieve the Customer from complying with the Company's rules for prompt payment. Credit will be deemed so established if the Customer complies with the requirements of Rule 25-30.311, Florida Administrative Code.

AMOUNT OF DEPOSIT - The amount of initial deposit shall be the following according to meter size:

	<u>Residential</u>	<u>General Service</u>
5/8" x 3/4"	None	None
1"		
1 1/2"		
Over 2"		

ADDITIONAL DEPOSIT - Under Rule 25-30.311(7), Florida Administrative Code, the Company may require a new deposit, where previously waived or returned, or an additional deposit in order to secure payment of current bills provided.

INTEREST ON DEPOSIT - The Company shall pay interest on Customer deposits pursuant to Rules 25-30.311(4) and (4a).

REFUND OF DEPOSIT - After a residential Customer has established a satisfactory payment record and has had continuous service for a period of 23 months, the Company shall refund the Customer's deposit provided the Customer has met the requirements of Rule 25-30.311(5), Florida Administrative Code. The Company may hold the deposit of a non-residential Customer after a continuous service period of 23 months and shall pay interest on the non-residential Customer's deposit pursuant to Rules 25-30.311(4) and (5), Florida Administrative Code.

Nothing in this rule shall prohibit the Company from refunding a Customer's deposit in less than 23 months.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

METER TEST DEPOSIT

METER BENCH TEST REQUEST - If any Customer requests a bench test of his or her water meter, in accordance with Rule 25-30.266, Florida Administrative Code, the Company may require a deposit to defray the cost of testing; such deposit shall not exceed the schedule of fees found in Rule 25-30.266, Florida Administrative Code.

<u>METER SIZE</u>	<u>FEE</u>
5/8" x 3/4"	\$20.00
1" and 1 1/2"	\$25.00
2" and over	Actual Cost

REFUND OF METER BENCH TEST DEPOSIT - The Company may refund the meter bench test deposit in accordance with Rule 25-30.266, Florida Administrative Code.

METER FIELD TEST REQUEST - A Customer may request a no-charge field test of the accuracy of a meter in accordance with Rule 25-30.266, Florida Administrative Code.

EFFECTIVE DATE -

TYPE OF FILING -

 Brian R. Keller
 ISSUING OFFICER

 Manager
 TITLE

The Harbor _____

WATER TARIFF

MISCELLANEOUS SERVICE CHARGES

The Company may charge the following miscellaneous service charges in accordance with the terms stated herein. If both water and wastewater services are provided, only a single charge is appropriate unless circumstances beyond the control of the Company require multiple actions.

INITIAL CONNECTION - This charge may be levied for service initiation at a location where service did not exist previously.

NORMAL RECONNECTION - This charge may be levied for transfer of service to a new Customer account at a previously served location or reconnection of service subsequent to a Customer requested disconnection.

VIOLATION RECONNECTION - This charge may be levied prior to reconnection of an existing Customer after disconnection of service for cause according to Rule 25-30.320(2), Florida Administrative Code, including a delinquency in bill payment.

PREMISES VISIT CHARGE (IN LIEU OF DISCONNECTION) - This charge may be levied when a service representative visits a premises for the purpose of discontinuing service for nonpayment of a due and collectible bill and does not discontinue service because the Customer pays the service representative or otherwise makes satisfactory arrangements to pay the bill.

Schedule of Miscellaneous Service Charges

Initial Connection Charge	\$ _____
Normal Reconnection Charge	\$ _____
Violation Reconnection Charge	\$Actual Cost (1)
Late Charge	\$5.00
Premises Visit Charge (in lieu of disconnection)	\$ _____

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

INDEX OF SERVICE AVAILABILITY POLICY AND CHARGES

<u>Description</u>	<u>Sheet Number</u>
Schedule of Charges	19.0
Service Availability Policy	18.0

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

SERVICE AVAILABILITY POLICY

None

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

SERVICE AVAILABILITY CHARGES

None

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

WATER TARIFF

INDEX OF STANDARD FORMS

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COPY OF CUSTOMER'S BILL	22.0

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

APPLICATION FOR WATER SERVICE

Not applicable

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WATER TARIFF

COPY OF CUSTOMER'S BILL

Annual notice by letter

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

WASTEWATER TARIFF

The Harbor
NAME OF COMPANY

FILED WITH
FLORIDA PUBLIC SERVICE COMMISSION

WASTEWATER TARIFF

The Harbor
NAME OF COMPANY

10511 Monroe Court
Lake Wales, FL 33898
(ADDRESS OF COMPANY)

(727) 686-2700
(Business & Emergency Telephone Numbers)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

FILED WITH
FLORIDA PUBLIC SERVICE COMMISSION

The Harbor

WASTEWATER TARIFF

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Description of Territory Served	3.1
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Rates and Charges Schedules.....	11.0
Rules and Regulations	7.0
Service Availability Policy and Charges.....	17.0
Standard Forms.....	19.0
Technical Terms and Abbreviations.....	5.0
Territory Authority.....	3.1

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

TERRITORY AUTHORITY

CERTIFICATE NUMBER: _____

COUNTY: Polk

COMMISSION ORDER(S) APPROVING TERRITORY SERVED -

Order Number

Date Issued

Docket Number

Filing Type

None

Brian R. Keller
ISSUING OFFICER

ManagerError! Reference
source not found.

The Harbor

WASTEWATER TARIFF

DESCRIPTION OF TERRITORY SERVED

Proposed Harbor Utilities Service Area Legal Description

Lands lying in Sections 21 and 28, T. 29 S., R. 29 E., Polk County, Florida, more specifically described as follows: Commence at the SE. Corner of Lot 2, Block "C" of Tiotie Beach Estates, Unit Number Three, as recorded in Plat Book 41, Page 20, Public Records of Polk County, Florida; thence run on a bearing of North, along the East line of said Lot 2, Block "C" as shown on said Plat, 101.00' to the Point of Beginning; thence continue North 124.00', along the Easterly line of said Block "C"; thence continue along the Easterly line of said Block "C", N. 04° 52' 17" W. 118.25'; thence continue along the Easterly line of said Block "C", N. 35° 00' 00" E. 375.00', to the NE corner of Lot 7 of said Block "C", which said NE. Corner of said Lot 7, Block "C" is also the SE corner of Lot 1, Block "G", according to the Plat of Tiotie Beach Estates, Unit Number Two, as recorded in Plat Book 41, Page 17, Public Records of Polk County, Florida and also lies 2543.93' East, of the SW corner of said Section 21, and on the common line between said Sections 21 and 28; thence run N. 00° 08' 15" E. 24.46', along the Easterly Boundary of said Block "G"; thence continue along said Easterly Boundary of Block "G", N. 55° 11' 25" E. 245.00'; thence continue along said Easterly Boundary of said Block "G", S. 89° 51' 45" E. 42.00'; thence continue along said Easterly Boundary of said Block "G", N. 00° 08' 15" E. 131.99', to the NE. Corner of Lot 6, of said Block G; thence run S. 89° 51' 45" E. 497.25', along the South Right of Way line of North Marina Parkway, to a Point of a Curve, as shown on said Plat of Tiotie Beach Unit Number Two; thence continue S. 89° 51' 45" E. 50.00'; thence run N. 00° 08' 15" E. 200.00', to the NE. Corner of Lot 18, Block "C" of said Tiotie Beach Unit Number Two; thence run S. 89° 51' 45" E. 485', more or less to Lake Rosalie; thence run Southerly along Lake Rosalie to a point which lies East from the Point of Beginning; thence run West 1386.08', more or less, returning to the Point of Beginning.

Brian R. Keller
 ISSUING OFFICER

Manager
 TITLE

The Harbor

WASTEWATER TARIFF

COMMUNITIES SERVED LISTING

County Name	Development Name	Rate Schedule(s) Available	Sheet No.
Polk	Harbor Waterfront Resort	RSS-1,2	13.0,1
Polk	Harbor Point	RSS-3	13.2
Polk	Rosalie Westshore Association (Mark Lane)	RSS-4	13.3

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

TECHNICAL TERMS AND ABBREVIATIONS

- 1.0 "BFC" - The abbreviation for "Base Facility Charge" which is the minimum amount the Company may charge its Customers and is separate from the amount the Company bills its Customers for wastewater consumption.
- 2.0 "CERTIFICATE" - A document issued by the Commission authorizing the Company to provide wastewater service in a specific territory.
- 3.0 "COMMISSION" - The shortened name for the Florida Public Service Commission.
- 4.0 "COMMUNITIES SERVED" - The group of Customers who receive wastewater service from the Company and whose service location is within a specific area or locality that is uniquely separate from another.
- 5.0 "COMPANY" - The shortened name for the full name of the utility which is The Harbor.
- 6.0 "CUSTOMER" - Any person, firm or corporation who has entered into an agreement to receive wastewater service from the Company and who is liable for the payment of that wastewater service.
- 7.0 "CUSTOMER'S INSTALLATION" - All pipes, shut-offs, valves, fixtures and appliances or apparatus of every kind and nature used in connection with or forming a part of the installation for disposing of wastewater located on the Customer's side of the Service Connection whether such installation is owned by the Customer or used by the Customer under lease or other agreement.
- 8.0 "MAIN" - A pipe, conduit, or other facility used to convey wastewater service from individual service lines or through other mains.
- 9.0 "RATE@" - Amount which the Company may charge for wastewater service which is applied to the Customer's water consumption.
- 10.0 "RATE SCHEDULE" - The rate(s) or charge(s) for a particular classification of service plus the several provisions necessary for billing, including all special terms and conditions under which service shall be furnished at such rate or charge.
- 11.0 "SERVICE" - As mentioned in this tariff and in agreement with Customers, "Service@" shall be construed to include, in addition to all wastewater service required by the Customer, the readiness and ability on the part of the Company to furnish wastewater service to the Customer. Service shall conform to the standards set forth in Section 367.111 of the Florida Statutes.

(Continued to Sheet No. 5.1)

Brian R. Keller

 ISSUING OFFICER

Manager

 TITLE

The Harbor

WASTEWATER TARIFF

(Continued from Sheet No. 5.0)

- 12.0 "SERVICE CONNECTION" - The point where the Company's pipes or meters are connected with the pipes of the Customer.

- 13.0 "SERVICE LINES" - The pipes between the Company's Mains and the Service Connection and which includes all of the pipes, fittings and valves necessary to make the connection to the Customer's premises, excluding the meter.

- 14.0 "TERRITORY" - The geographical area described, if necessary, by metes and bounds but, in all cases, with township, range and section in a Certificate, which may be within or without the boundaries of an incorporated municipality and may include areas in more than one county.

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

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Applications by Agents.....	7.0	4.0
Change of Customer's Installation.....	8.0	10.0
Continuity of Service	8.0	8.0
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Extensions	7.0	6.0
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Inspection of Customer's Installation	8.0	11.0
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(Continued to Sheet No. 6.1)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

(Continued from Sheet No. 6.0)

	<u>Sheet Number:</u>	<u>Rule Number:</u>
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Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

RULES AND REGULATIONS

- 1.0 GENERAL INFORMATION - These Rules and Regulations are a part of the rate schedules and applications and contracts of the Company and, in the absence of specific written agreement to the contrary, apply without modifications or change to each and every Customer to whom the Company renders wastewater service.

The Company shall provide wastewater service to all Customers requiring such service within its Certificated territory pursuant to Chapter 25-30, Florida Administrative Code and Chapter 367, Florida Statutes.

- 2.0 TARIFF DISPUTE - Any dispute between the Company and the Customer or prospective Customer regarding the meaning or application of any provision of this tariff shall be resolved pursuant to Rule 25-22.032, Florida Administrative Code.

- 3.0 APPLICATION - In accordance with Rule 25-30.310, Florida Administrative Code, a signed application is required prior to the initiation of service. The Company shall provide each Applicant with a copy of the brochure entitled "Your Water and Wastewater Service," prepared by the Florida Public Service Commission.

- 4.0 APPLICATIONS BY AGENTS - Applications for wastewater service requested by firms, partnerships, associations, corporations, and others shall be rendered only by duly authorized parties or agents.

- 5.0 REFUSAL OR DISCONTINUANCE OF SERVICE - The Company may refuse or discontinue wastewater service rendered under application made by any member or agent of a household, organization, or business in accordance with Rule 25-30.320, Florida Administrative Code.

- 6.0 EXTENSIONS - Extensions will be made to the Company's facilities in compliance with Commission Rules and Orders and the Company's tariff.

- 7.0 TYPE AND MAINTENANCE - In accordance with Rule 25-30.545, Florida Administrative Code, the Customer's pipes, apparatus and equipment shall be selected, installed, used and maintained in accordance with standard practice and shall conform with the Rules and Regulations of the Company and shall comply with all laws and governmental regulations applicable to same. The Company shall not be responsible for the maintenance and operation of the Customer's pipes and facilities. The Customer expressly agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the wastewater service. The Company reserves the right to discontinue or withhold wastewater service to such apparatus or device.

(Continued on Sheet No. 8.0)

Brian R. Keller
 ISSUING OFFICER

Manager
 TITLE

The Harbor

WASTEWATER TARIFF

(Continued from Sheet No. 7.0)

- 8.0 CONTINUITY OF SERVICE - In accordance with Rule 25-30.250, Florida Administrative Code, the Company will at all times use reasonable diligence to provide continuous wastewater service and, having used reasonable diligence, shall not be liable to the Customer for failure or interruption of continuous wastewater service.

If at any time the Company shall interrupt or discontinue its service, all Customers affected by said interruption or discontinuance shall be given not less than 24 hours written notice.

- 9.0 LIMITATION OF USE - Wastewater service purchased from the Company shall be used by the Customer only for the purposes specified in the application for wastewater service. Wastewater service shall be rendered to the Customer for the Customer's own use and shall be collected directly into the Company's main wastewater lines.

In no case shall a Customer, except with the written consent of the Company, extend his lines across a street, alley, lane, court, property line, avenue, or other way in order to furnish wastewater service to the adjacent property even though such adjacent property may be owned by him. In case of such unauthorized extension, sale, or disposition of service, the Customer's wastewater service will be subject to discontinuance until such unauthorized extension, remetering, sale or disposition of service is discontinued and full payment is made to the Company for wastewater service rendered by the Company (calculated on proper classification and rate schedules) and until reimbursement is made in full to the Company for all extra expenses incurred for clerical work, testing, and inspections. (This shall not be construed as prohibiting a Customer from remetering.)

- 10.0 CHANGE OF CUSTOMER'S INSTALLATION - No changes or increases in the Customer's installation, which will materially affect the proper operation of the pipes, mains, or stations of the Company, shall be made without written consent of the Company. The Customer shall be liable for any change resulting from a violation of this Rule.

- 11.0 INSPECTION OF CUSTOMER'S INSTALLATION - All Customer's wastewater service installations or changes shall be inspected upon completion by a competent authority to ensure that the Customer's piping, equipment, and devices have been installed in accordance with accepted standard practice and local laws and governmental regulations. Where municipal or other governmental inspection is required by local rules and ordinances, the Company cannot render wastewater service until such inspection has been made and a formal notice of approval from the inspecting authority has been received by the Company.

Notwithstanding the above, the Company reserves the right to inspect the Customer's installation prior to rendering wastewater service, and from time to time thereafter, but assumes no responsibility whatsoever for any portion thereof.

(Continued on Sheet No. 9.0)

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

(Continued from Sheet No.8.0)

- 12.0 ACCESS TO PREMISES - In accordance with Rule 25-30.320(2)(f), Florida Administrative Code, the Customer shall provide the duly authorized agents of the Company access at all reasonable hours to its property. If reasonable access is not provided, service may be discontinued pursuant to the above rule.
- 13.0 PROTECTION OF COMPANY'S PROPERTY - The Customer shall exercise reasonable diligence to protect the Company's property. If the Customer is found to have tampered with any Company property or refuses to correct any problems reported by the Company, service may be discontinued in accordance with Rule 25-30.320, Florida Administrative Code. In the event of any loss or damage to property of the Company caused by or arising out of carelessness, neglect, or misuse by the Customer, the cost of making good such loss or repairing such damage shall be paid by the Customer.
- 14.0 RIGHT-OF-WAY OR EASEMENTS - The Customer shall grant or cause to be granted to the Company, and without cost to the Company, all rights, easements, permits, and privileges which are necessary for the rendering of wastewater service.
- 15.0 CUSTOMER BILLING - Bills for wastewater service will be rendered - Monthly, Bimonthly, or Quarterly - as stated in the rate schedule.

In accordance with Rule 25-30.335, Florida Administrative Code, the Company may not consider a Customer delinquent in paying his or her bill until the twenty-first day after the Company has mailed or presented the bill for payment.

A municipal or county franchise tax levied upon a water or wastewater public utility shall not be incorporated into the rate for water or wastewater service but shall be shown as a separate item on the Company's bills to its Customers in such municipality or county.

If a utility utilizes the base facility and usage charge rate structure and does not have a Commission authorized vacation rate, the Company shall bill the Customer the base facility charge regardless of whether there is any usage.

- 16.0 PAYMENT OF WATER AND WASTEWATER SERVICE BILLS CONCURRENTLY - In accordance with Rule 25-30.320(2)(g), Florida Administrative Code, when both water and wastewater service are provided by the Company, payment of any wastewater service bill rendered by the Company to a Customer shall not be accepted by the Company without the simultaneous or concurrent payment of any water service bill rendered by the Company.

(Continued on Sheet No. 10.0)

Brian R. Keller
 ISSUING OFFICER

Manager
 TITLE

The Harbor

WASTEWATER TARIFF

(Continued from Sheet No. 9.0)

- 17.0 DELINQUENT BILLS - When it has been determined that a Customer is delinquent in paying any bill, wastewater service may be discontinued after the Company has mailed or presented a written notice to the Customer in accordance with Rule 25-30.320, Florida Administrative Code.
- 18.0 TERMINATION OF SERVICE - When a Customer wishes to terminate service on any premises where wastewater service is supplied by the Company, the Company may require reasonable notice to the Company in accordance with Rule 25-30.325, Florida Administrative Code.
- 19.0 UNAUTHORIZED CONNECTIONS - WASTEWATER - Any unauthorized connections to the Customer's wastewater service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
- 20.0 ADJUSTMENT OF BILLS - When a Customer has been undercharged as a result of incorrect application of the rate schedule or, if wastewater service is measured by water consumption and a meter error is determined, the amount may be credited or billed to the Customer as the case may be, pursuant to Rules 25-30.340 and 25-30.350, Florida Administrative Code.
- 21.0 FILING OF CONTRACTS - Whenever a Developer Agreement or Contract, Guaranteed Revenue Contract, or Special Contract or Agreement is entered into by the Company for the sale of its product or services in a manner not specifically covered by its Rules and Regulations or approved Rate Schedules, a copy of such contracts or agreements shall be filed with the Commission prior to its execution in accordance with Rule 25-9.034 and Rule 25-30.550, Florida Administrative Code. If such contracts or agreements are approved by the Commission, a conformed copy shall be placed on file with the Commission within 30 days of execution.
- 22.0 EVIDENCE OF CONSUMPTION - The initiation or continuation or resumption of water service to the Customer's premises shall constitute the initiation or continuation or resumption of wastewater service to the Customer's premises regardless of occupancy.

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

INDEX OF RATES AND CHARGES SCHEDULES

	<u>Sheet Number</u>
Customer Deposits.....	Error! Reference source not found.
General Service, GS.....	12.0
Miscellaneous Service Charges	15.0
Residential Service, RS.....	13.0

Brian R. Keller

ISSUING OFFICER

Manager

TITLE

The Harbor _____

WASTEWATER TARIFF

GENERAL SERVICE

RATE SCHEDULE GSS

AVAILABILITY - Available throughout the Harbor Waterfront Resort.

APPLICABILITY - For wastewater service to the Office of the Resort

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 Sizes</u>	<u>Base Facility Charge</u>
Not Metered - Flat Rate Charge	\$ 20.00
5/8" x 3/4"	\$
3/4"	\$
1"	\$
1 1/2"	\$
2"	\$
3"	\$
4"	\$
6"	\$
8"	\$
10"	\$
Charge per 1,000 gallons	\$

Note: The current rate is ~~\$40.00~~ for combined water/sewer/garbage. The additional \$20.00 is included in the Water Tariff.

\$42.00 effective 1/1/17.
SUC
8/15/17

MINIMUM CHARGE - \$20.00e

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

 Brian R. Keller
 ISSUING OFFICER

 Manager
 TITLE

The Harbor

WASTEWATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSS-1

AVAILABILITY - Available throughout the Harbor Waterfront Resort.

APPLICABILITY - For wastewater service for all purposes to mobile homes/RVs in the Resort.

LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Monthly

RATE -

Flat Rate Charge

Not Metered – Flat Rate Charge	\$20.00
Charge per 1,000 gallons	\$ 0.00
10,000 cap	

Note: All owners of mobile homes/RVs in Harbor Waterfront Resort are renters and not property owners. The current charge for combined water/sewer/garbage is \$40.00. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Water Tariff.

MINIMUM CHARGE - \$20.00

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSS-2

- AVAILABILITY - Available throughout the Harbor Waterfront Resort.
- APPLICABILITY - For transient wastewater service for all purposes to mobile homes/RVs in the Resort.
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Daily
- RATE -

Base Facility Charge

All Meter Sizes	
Not Metered – Flat Rate Charge	\$0.75
Charge per 1,000 gallons	\$ 0.00
10,000 cap	

Note: All owners of mobile homes/RVs in Harbor Waterfront Resort are renters and not property owners. The current daily charge for combined water/sewer/garbage to transient renters is \$1.50. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Water Tariff.

MINIMUM CHARGE - \$0.75

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller

ISSUING OFFICER

Manager

TITLE

The Harbor

WASTEWATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSS-3

- AVAILABILITY - Available for service on Harbor Point Drive
- APPLICABILITY - For wastewater service for all purposes to mobile homes/RVs on Harbor Point Drive.
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly
- RATE -

Base Facility Charge

All Meter Sizes *50.00
 Not Metered – Flat Rate Charge ~~\$48.00~~
 Charge per 1,000 gallons \$ 0.00
 10,000 cap

effective 1/1/17, the former owner increased the rate from +48. to \$50/mo. SKC 8/15/17

Note: Residents on Harbor Pont Drive are charged \$96.00 for combined water/sewer/garbage/street lighting/road maintenance. Although the charges cannot be separated, 50% is shown as a charge for wastewater and 50% is included in the Water Tariff.

MINIMUM CHARGE - ~~\$48.00~~ *50.00 SKC

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING -

 Brian R. Keller
 ISSUING OFFICER

 Manager
 TITLE

The Harbor

WASTEWATER TARIFF

RESIDENTIAL SERVICE

RATE SCHEDULE RSS-4

- AVAILABILITY - Available for service on Mark Lane with both water and wastewater service.
- APPLICABILITY - For wastewater service for all purposes in mobile homes/RVs on Mark Lane (the Rosalie Westshore Association) receiving combined water & wastewater service.
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly
- RATE -

Base Facility Charge

All Meter Sizes	
Not Metered – Flat Rate Charge	\$40.00
Charge per 1,000 gallons	\$ 0.00
10,000 cap	

Note: The current rate is ^{\$84.00}~~\$80.00~~ for customers getting combined water/wastewater service. The additional \$40.00 is included in the Water Tariff.

On 1/1/17, the former owner raised the rate from \$80/mo. to \$84.00/mo. Bill 8/15/17.

- MINIMUM CHARGE - \$40.00
- TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.
- EFFECTIVE DATE -
- TYPE OF FILING -

 Brian R. Keller
 ISSUING OFFICER

 Manager
 TITLE

The Harbor

WASTEWATER TARIFF

CUSTOMER DEPOSITS

ESTABLISHMENT OF CREDIT - Before rendering wastewater service, the Company may require an Applicant for service to satisfactorily establish credit, but such establishment of credit shall not relieve the Customer from complying with the Company's rules for prompt payment. Credit will be deemed so established if the Customer complies with the requirements of Rule 25-30.311, Florida Administrative Code.

AMOUNT OF DEPOSIT - The amount of initial deposit shall be the following according to meter size:

	<u>Residential</u>	<u>General Service</u>
5/8" x 3/4"	_____	_____
1"	_____	_____
1 1/2"	_____	_____
Over 2"	_____	_____

ADDITIONAL DEPOSIT - Under Rule 25-30.311(7), Florida Administrative Code, the Company may require a new deposit, where previously waived or returned, or an additional deposit in order to secure payment of current bills provided.

INTEREST ON DEPOSIT - The Company shall pay interest on Customer deposits pursuant to Rule 25-30.311(4) and (4a).

REFUND OF DEPOSIT - After a residential Customer has established a satisfactory payment record and has had continuous service for a period of 23 months, the Company shall refund the Customer's deposit provided the Customer has met the requirements of Rule 25-30.311(5), Florida Administrative Code. The Company may hold the deposit of a non-residential Customer after a continuous service period of 23 months and shall pay interest on the non-residential Customer's deposit pursuant to Rule 25-30.311(4) and (5), Florida Administrative Code.

Nothing in this rule shall prohibit the Company from refunding a Customer's deposit in less than 23 months.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

MISCELLANEOUS SERVICE CHARGES

The Company may charge the following miscellaneous service charges in accordance with the terms state herein. If both water and wastewater services are provided, only a single charge is appropriate unless circumstances beyond the control of the Company require multiple actions.

INITIAL CONNECTION - This charge may be levied for service initiation at a location where service did not exist previously.

NORMAL RECONNECTION - This charge may be levied for transfer of service to a new Customer account at a previously served location or reconnection of service subsequent to a Customer requested disconnection.

VIOLATION RECONNECTION - This charge may be levied prior to reconnection of an existing Customer after disconnection of service for cause according to Rule 25-30.320(2), Florida Administrative Code, including a delinquency in bill payment.

PREMISES VISIT CHARGE (IN LIEU OF DISCONNECTION) - This charge may be levied when a service representative visits a premises for the purpose of discontinuing service for nonpayment of a due and collectible bill and does not discontinue service because the Customer pays the service representative or otherwise makes satisfactory arrangements to pay the bill.

<u>Schedule of Miscellaneous Service Charges</u>	
Initial Connection Charge	\$ _____
Normal Reconnection Charge	\$ _____
Violation Reconnection Charge	\$Actual Cost (1)
Late Charge See Water Tariff	\$
Premises Visit Charge (in lieu of disconnection)	\$ _____

(1) Actual Cost is equal to the total cost incurred for services.

EFFECTIVE DATE -

TYPE OF FILING -

Brian R. Keller
ISSUING OFFICER

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The Harbor

WASTEWATER TARIFF

INDEX OF SERVICE AVAILABILITY POLICY AND CHARGES

	<u>Sheet Number</u>
Schedule of Charges	18.0
Service Availability Policy	17.0

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

SERVICE AVAILABILITY POLICY

None

Brian R. Keller

ISSUING OFFICER

Manager

TITLE

The Harbor

WASTEWATER TARIFF

SERVICE AVAILABILITY CHARGES

None

Brian R. Keller
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ISSUING OFFICER

Manager

The Harbor

WASTEWATER TARIFF

INDEX OF STANDARD FORMS

	<u>Sheet No.</u>
APPLICATION FOR WASTEWATER SERVICE	20.0
COPY OF CUSTOMER'S BILL	21.0

Brian R. Keller
ISSUING OFFICER

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The Harbor

WASTEWATER TARIFF

APPLICATION FOR WASTEWATER SERVICE

Not Applicable

Brian R. Keller
ISSUING OFFICER

Manager
TITLE

The Harbor

WASTEWATER TARIFF

COPY OF CUSTOMER'S BILL

Annual notice by letter

Brian R. Keller

ISSUING OFFICER

Manager

TITLE

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

THE HARBOR

LAKE WALES, FL

POLK COUNTY

EXHIBIT N

DOCUMENTATION FOR CURRENT RATES AND CHARGES

THE
Harbor
WATERFRONT
RESORT



November 25, 2014

Dear Harbor Residents:

Effective January 1, 2015 monthly water, sewer and garbage fees will increase by \$3.00 per month. The water, sewer and garbage fee will now be \$40.00 per month. This is due to increasing operating costs, testing and maintenance. If you have a washer, the additional charge is still \$15.00 for a total of \$55.00 per month.

This service is payable on the 1st of every month, but no later than the 5th or a \$5.00 per day late fee will be added.

Daily water, sewer and garbage fees will increase to \$1.50 per day and water, sewer and garbage fees with a washer will increase to \$2.00 per day.

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Wendy Henderson
Property Facilitator

Applies to
Lessees at Harbor Waterfront Resort

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 20, 2015

Dear Harbor Point Customers:

Effective January 1, 2016, monthly utility and maintenance fees will increase by \$4.00 per month. The utility and maintenance fee will be \$96.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10 per month late fee will be added.

Monthly payments would be	\$ 96.00
Quarterly payments would be	\$ 288.00
Semi-Annual would be	\$ 576.00
Annual payments would be	\$1152.00

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Residents on Harbor Point Drive

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 20, 2015

Dear Water & Sewer Customers:

Effective January 1, 2016, monthly water and sewer fees will increase by \$2.00 each per month. The water and sewer fee will now be \$80.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

Monthly payments would be	\$ 80.00
Quarterly payments would be	\$240.00
Semi-Annual would be	\$480.00
Annual payments would be	\$960.00

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Residents on Mark Lane

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 23, 2015

Hidden Harbor
3136 North Marina Parkway
Lake Wales, FL 33898

Dear Hidden Harbor,

Effective January 1, 2016, monthly water service charges will increase by \$10.00 per month. The water service charge will be \$295.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Hidden Harbor

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE

Harbor

WATERFRONT
RESORT



November 26, 2016

Dear Harbor Point Customers:

Effective January 1, 2017, monthly utility and maintenance fees will increase by \$4.00 per month. The utility and maintenance fee will be \$100.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10 per month late fee will be added.

Monthly payments would be	\$ 100.00
Quarterly payments would be	\$ 300.00
Semi-Annual would be	\$ 600.00
Annual payments would be	\$1200.00

If you have any questions, please feel free to stop by the office or call Wendy (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 26, 2016

Dear Water & Sewer Customers:

Effective January 1, 2017, monthly water and sewer fees will increase by \$2.00 each per month. The water and sewer fee will now be \$84.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

Monthly payments would be	\$ 84.00
Quarterly payments would be	\$ 252.00
Semi-Annual would be	\$ 504.00
Annual payments would be	\$1,008.00

If you have any questions, please feel free to stop by the office or call Wendy at (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

THE
Harbor
WATERFRONT
RESORT



November 26, 2016

Dear Water Customer Residents:

Effective January 1, 2017, monthly water service charges will increase by \$2.00 per month. The water service charge will be \$42.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

Monthly payments would be	\$ 42.00
Quarterly payments would be	\$126.00
Semi-Annual would be	\$252.00
Annual payments would be	\$504.00

If you have any questions, please feel free to stop by the office or call Wendy at (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

**APPLICATION FOR ORIGINAL CERTIFICATE OF AUTHORIZATION FOR
EXISTING UTILITY CURRENTLY CHARGING FOR SERVICE**

**THE HARBOR
LAKE WALES, FL
POLK COUNTY**

EXHIBIT O

PROOF OF NOTICE

(late filed exhibit)

THE

Harbor

WATERFRONT
RESORT



November 20, 2015

Dear Harbor Point Customers:

Effective January 1, 2016, monthly utility and maintenance fees will increase by \$4.00 per month. The utility and maintenance fee will be \$96.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10 per month late fee will be added.

Monthly payments would be	\$ 96.00
Quarterly payments would be	\$ 288.00
Semi-Annual would be	\$ 576.00
Annual payments would be	\$1152.00

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Residents on Harbor Point Drive

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 20, 2015

Dear Water & Sewer Customers:

Effective January 1, 2016, monthly water and sewer fees will increase by \$2.00 each per month. The water and sewer fee will now be \$80.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

Monthly payments would be	\$ 80.00
Quarterly payments would be	\$240.00
Semi-Annual would be	\$480.00
Annual payments would be	\$960.00

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Residents on Mark Lane

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 23, 2015

Dear Water Customer Residents:

Effective January 1, 2016, monthly water service charges will increase by \$2.00 per month. The water service charge will be \$40.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

Monthly payments would be	\$ 40.00
Quarterly payments would be	\$120.00
Semi-Annual would be	\$240.00
Annual payments would be	\$480.00

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Residents on Opal Drive

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com

THE
Harbor
WATERFRONT
RESORT



November 23, 2015

Hidden Harbor
3136 North Marina Parkway
Lake Wales, FL 33898

Dear Hidden Harbor,

Effective January 1, 2016, monthly water service charges will increase by \$10.00 per month. The water service charge will be \$295.00 per month. This is due to increasing operating costs, testing and maintenance.

This service is payable on the 1st of every month, but no later than the 5th or a \$10.00 per month late fee will be added.

If you have any questions, please feel free to stop by the office or call (893) 696-1194.

Sincerely,

Rob Smith
Owner, The Harbor Waterfront Resort

Applies to
Hidden Harbor

10511 Monroe Court • Lake Wales, FL 33898 • Phone: (863) 696-1194 • Fax: (863) 696-4000

www.theharborwaterfrontresort.com • email: office@theharborwaterfrontresort.com