

Richard Baxter
11902 Sussex Hill Way (Lake Yale Estates)
Leesburg, FL 34788

To: Florida Public Service Commission
2540 Shumard Oak BLVD
Tallahassee, Florida 32399

Dear Commissioners,

I am a resident of Lake Yale Estates in Leesburg. My wife and I own Lot 47 in the condominium association. I am contacting you on my own because I am very concerned about the fence surrounding the sewage treatment facility located in our facility. It's an old wooden fence that was in need of replacement prior to hurricane Irma which toppled portions of it. I do not understand why the owner continues to allow what I consider an unsafe situation. (Please see enclosed Photos)

We are a 55 plus community. Dementia, confusion and senility are a real concern. We need a secure treatment plant.

We have children and grandchildren, from toddlers to teenagers who visit us. We need to ensure their safety with a secure fence.

I have spoken and listened to members of our board of directors who have and are trying to get the operator to secure that facility. So far the situation persists.

Any assistance you can provide would be most appreciated.

Thank You,


Richard Baxter

RECEIVED-FPSC
2018 SEP 27 AM 10:27
COMMISSION
CLERK

Please see the attached source documents.

1. Application from the new operator, Lake Yale Utilities, LLC for transfer to their regulated Utility. Filed 10/10/2017 with the FPSC. In response to Exhibit 9 " New Fencing will be required around the plant which was wiped out by the hurricane"
2. In response to FPSC Clerk letter dated 14 Dec 2017 Item 2, Condition of the system operator states "New Fencing- initial estimates not including labor \$6,000

**APPLICATION FOR TRANSFER OF CERTIFICATES OR FACILITIES
 FROM A REGULATED UTILITY TO ANOTHER REGULATED UTILITY**

**(Pursuant to Section 367.071, Florida Statutes, and
 Rule 25-30.037(2), Florida Administrative Code)**

Pursuant to Rule 25-30.037(1)(a), F.A.C., if a transfer occurs prior to Commission approval, the utility shall submit an application for authority to transfer no later than 90 days after the sale closing date.

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

RECEIVED FPSC
 2017 OCT 10 PM 3:00
 COMMISSION
 CLERK

The undersigned hereby makes application for the transfer of facilities and transfer or cancellation of Water Certificate No. 560-W and/or Wastewater Certificate No. 488-S and amendment of Water Certificate No. N/A and/or Wastewater Certificate No. N/A in LAKE County, Florida, and submits the following information:

PART I APPLICANT INFORMATION

A) **Contact Information for Utility/Seller.** The utility/seller's certificated name, address, telephone 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:

LAKE YALE TREATMENTS ASSOCIATES, INC.

Utility Name

18700 W. 10 MILE ROAD # 2200

Office Street Address

SOUTHFIELD MI 48075

City State Zip Code

Mailing Address (if different from Street Address)

City State Zip Code

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

Initials of person who forwarded check:

[Handwritten signature]

(248) 557-1050

Phone Number

(248) 557-1232

Fax Number

Federal Employer Identification Number

QTY555@AOL.COM

E-Mail Address

Website Address

560-W

Water Certificate No.

488-S

Wastewater Certificate No.

- B) The contact information of the seller's authorized representative to contact concerning this application:

RON OSSIPOVE

Name

18700 W. 10 MILE ROAD #2200

Mailing Address

SOUTHFIELD

City

MI

State

48075

Zip Code

(248) 557-1050

Phone Number

(248) 557-1232

Fax Number

QTY555@AOL.COM

E-Mail Address

- C) Contact Information for Buyer. The buyer's name, address, telephone number, Federal Employer Identification Number, and, if applicable, fax number, e-mail address, website address, and new name of the utility if the buyer plans to operate under a different name. The buyer's business name, and if applicable, new utility name, should reflect the business and/or fictitious name(s) registered with the Department of State's Division of Corporations.

LAKE YALE UTILITIES, LLC

Buyer's Name

D) TERRITORY DESCRIPTION, PUBLIC INTEREST, AND FACILITIES

1) Exhibit 7 - Provide a legal description of the proposed service area in the format prescribed in Rule 25-30.029, F.A.C.

2) Exhibit 8 - Provide a statement explaining why the transfer is in the public interest.

3) Exhibit 9 - Provide a statement from the buyer that after reasonable investigation, the system being acquired appears to be in satisfactory condition and compliance with all applicable standards set by the DEP, or, if the system is in need of repair or improvement, has any outstanding Notice of Violation of any standard set by the DEP or any outstanding consent orders with the DEP, the buyer shall provide a description of the repairs or improvements that have been identified, the governmental entity that required the repairs or improvements, if applicable, the approximate cost to complete the repairs or improvements, and any agreements between the seller and buyer regarding who will be responsible for any identified repairs or improvements.

4) Exhibit 10 - Provide documentation of the utility's right to continued long-term 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 long-term 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 transfer.

5) Exhibit 11 - Provide a copy of all of the utility's current permits from the Department of Environmental Protection (DEP) and the water management district.

6) Exhibit 12 - Provide a copy of the most recent DEP and/or county health department sanitary survey, compliance inspection report, and secondary water quality standards report.

EXHIBIT 9

The system will need the flow meters at all the wells inspected and calibrated. The flow meter at Sandpiper is malfunctioning and will need to be replaced, at that time I will replace the existing well plumbing.

Most of the customer meters are old and are long past there useful life and will likely have to be replaced.

The bar screen at the wastewater plant failed and is bypassed. I will have a new bars screen made and installed. New fencing will be required around the plant which was wiped out by the hurricane.

FLORIDA UTILITY SERVICES 1, LLC
3336 GRAND BLVD. SUITE 102
HOLIDAY, FL. 34690
863-904-5574

December 14, 2017

Commission Clerk
Florida Public Service Commission
2540 Shumard Oak Blvd.
Tallahassee, FL. 32399

RECEIVED-FPSC
2017 DEC 19 AM 8:16
COMMISSION
CLERK

RE: Application for authority to transfer water and wastewater certificates of authorization to another utility. Docket # 20170220-WS

Dear Commission Clerk:

Enclosed please the company response and requested paperwork to staff deficiency letter of December 11, 2017.

On behalf of the utility,



Mike Smallridge.

1. **Net Book Value.** Rule 25-30.037(2)(o), Florida Administrative Code (F.A.C.), requires a proposed net book value of the system as of the date of the proposed transfer. Although the application references an Exhibit 16, this exhibit was not provided. Please provide a proposed net book value for the system as of the date of the proposed transfer.

Company Response- Please see enclosed.

2. **Condition of the System.** Rule 25-30.037(2)(q), F.A.C., requires that, if the system is in need of repair or improvement, the applicant provide the approximate cost to complete the repairs or improvements. Please provide a schedule showing the estimated costs for the repairs and replacements described in Exhibit 9 of the application.

Company Response- Please see enclosed.

3. **Permits.** Rule 25-30.037(2)(r)1., F.A.C., requires that the applicant a copy of the Utility's current permits from the DEP and the water management district. Please provide a copy of the Utility's water management district permit.

Company Response- Please see enclosed.

4. **DEP Reports.** Rule 25-30.037(2)(r)2., F.A.C., requires that the applicant provide a copy of the most recent DEP and/or county health department sanitary survey, compliance inspection report, and secondary standards drinking water report. Please provide the most recent wastewater system compliance inspection report and secondary standards drinking water report.

Company Response- Please see enclosed.

5. **Tariff.** Rule 25-30.037(2)(u), F.A.C., requires that the applicant provide tariff sheets reflecting any changes resulting from the transfer. Please provide water and wastewater tariff sheets reflecting any changes resulting from the transfer.

Company Response- Please see enclosed.

Condition of the system and estimated costs.

Project	estimated cost	Total Cost
1. Replace flow meters at wells.	\$ 1,200 each x 3 wells=	\$3,600
2. Replace existing well plumbing	\$ 800=	\$ 800
3. Customer meters(over 4 years)	\$49.50/meter X 400	\$19,800
4. New bar screen	\$ 2,900	\$ 2, 900
5. New Fencing- initial estimates not including labor		\$ 6,000
6. Replacing WW plant diffusers (\$200 each x4)		\$800
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Total		\$ 33,900







