DEAN MEAD

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(407) 841-1200 (407) 423-1831 Fax www.deanmead.com

> February 21, 2024 via efiling

Adam Teitzman, Commission Clerk Office of Commission Clerk Florida Public Service Commission 2540 Shumard Oak Blvd. Tallahassee, FL 32399-0850

Re: Docket No. 20230083-WS – Application for Increase in Water and Wastewater Rates in Orange County by Pluris Wedgefield, LLC.

Dear Mr. Teitzman:

On behalf of Pluris Wedgefield, LLC ("Pluris" or "Utility") this letter is the response to Staff's Eleventh Data Request dated February 21, 2024.

1) Please refer to OPC's letter dated February 16, 2024. Please provide a detailed explanation and provide support for the transactions discussed on page 21 relating to accounts 675 and 775.

Response: The 11 transactions each in Account 675.5 – Utilities and Account 775.5 – Utilities represent the office rent paid for our Florida operations management office location. The Lakeland office is located midway between Pluris Southgate and Pluris Wedgefield and is situated in an executive office building that rents out offices to a number of businesses. The centrally located office is less expensive than single offices located at each of the utilities. The rent is split 50/50 between Pluris Wedgefield and Pluris Southgate. The Wedgefield amount is then split 50/50 between water (675.5) and Wastewater (675.5), totaling \$2,629 for each Wedgefield account. The supporting invoices are attached. Please note that one invoice was not found but the amount is identical to the other monthly recurring invoices.

The 8 transactions totaling \$3,528 in Account 775.10 – Travel are for travel accommodations for an employee of Pluris Southgate that traveled to Wedgefield on multiple occasions to assist with the workload. Pluris Wedgefield's employee count was

February 21, 2024 Page 2

down from 5 to 3 at that time due to turnover. In the meantime, Mr. Clair was willing to travel to Wedgefield and assist when able. Had Pluris Wedgefield not received help from this employee of Pluris Southgate, an outside contractor would have been hired resulting in higher costs than necessary for the Utility. Attached are the supporting invoices.

Should you or Staff have any questions regarding this response please do not hesitate to contact me.

Very truly yours,

<u>/s/ Martin S. Friedman</u> Martin Friedman

MSF:

Cc: Justin Sewards (via email)

Invoice

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
1/20/2022	3871

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

		P.O. No.	Те	erms		Project
Quantity	Description			Rate		Amount
	Rent-February 2022 Sales Tax	L. Office 6745/17 Rent B. Onconstruction	3.5 0	86.	325.00	825.00T 53.63
				Total		\$878.63

Wedgefield 675.5 \$219.66 (25%) Wedgefield 775.5 \$219.66 (25%) Southgate 675.5 <u>\$439.31 (50%)</u> TOTAL <u>\$878.63</u>

Invoice

Executive Suites of Lakeland, LLC

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
2/21/2022	3929

Bill To

PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

			P.O. No.	Terms	Project
Quantity		Description		Rate	Amount
	Rent-March 2022 Sales Tax	Utility: 55:67 Code: 55:67 Dasci: Office Approval: Office Capital Exponse	Keht	5-271955	825.00 6.50% 53.63
				Total	\$878.6

Wedgefield 675.5 \$219.66 (25%) Wedgefield 775.5 \$219.66 (25%) Southgate 675.5 <u>\$439.31 (50%)</u> TOTAL <u>\$878.63</u>

1102 S. Florida Avenue Lakeland, FL 33803-1308

Invoice

Date	Invoice #
3/21/2022	3964

Bill To	
PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803	

			P.O. No.	Terms	Project
Quantity		Description		Rate	Amount
	Rent-April 2022 Sales Tax	Utility:- Code:- Desc. Appri Capit Gapt	65 011	a Defice we-675.5-7 De Ritached: YesiT	
				Total	\$878.63

Wedgefield 675.5 \$219.66 (25%) Wedgefield 775.5 \$219.66 (25%) Southgate 675.5 <u>\$439.31 (50%)</u> TOTAL <u>\$878.63</u>

1102 S. Florida Avenue Lakeland, FL 33803-1308

Invoice

Date	Invoice #
4/20/2022	3999

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

			P.O. No.	Terms	Project
Quantity		Description	L	Rate	Amount
	Rent-May 2022 Sales Tax	Utility Code: Desc.: Approval: Capital E Capital E	FL Offic Flice Rent Mb	F-675.5 -77555 cived: Yest	925.00 6.50% 60.13
				Total	\$985.13

Invoice

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
5/19/2022	4034

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

	P.O. No.	Terms	Project
Quantity Description	n	Rate	Amount
Rent-June 2022 Sales Tax	Utility Code: Desc Topital Exper Lepital Exper	Dickent Her Kent 19.5 July -675,	925.00 6.50% 925.00T 60.13
		Total	\$985.13

Invoice

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
6/17/2022	4068

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

		P.O. No.	Terms	Project
Quantity	Description		Rate	Amount
		26. 11. Oft 26. e Reat xpanse Sheat Attach	ed: Yest (2)	925.00 6.50% 925.00T 60.13
			Total	\$985.13

Invoice

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
7/21/2022	4105

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

			P.O. No.	Terms	Projec	ct
Quantity		Description		Rate		nount
	Rent-August 2022 Sales Tax	Utility: Code: Desc.: Appro Capit Capit	Wal: And Silv al Expense sheet	AGC - 675.5 -	925.00 6.50%	925.00
				Total		\$985.13

1102 S. Florida Avenue Lakeland, FL 33803-1308

Invoice

Date	Invoice #
8/19/2022	4128

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

			P.O. No.	Terms		Project
0						
Quantity		Description		Rate		Amount
	Rent-September 2022 Sales Tax	Unility: Code: Desc. Approval: Capital Expense Capital Expense	espare hent	5.5-2765	925.00 6.50%	925.00 60.13
				Total		\$985.13

Invoice

1102 S. Florida Avenue Lakeland, FL 33803-1308

Date	Invoice #
9/23/2022	4167

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

		P.O. No.	Terms	Project
	1			
Quantity	Description		Rate	Amount
	Rent-October 2022 Sales Tax	tached: Yes		925.00 6.50% 60.13
			Total	\$985.13

1102 S. Florida Avenue Lakeland, FL 33803-1308

Invoice

Date	Invoice #		
10/21/2022	4205		

Bill To PLURIS JOSEPH M KUHNS 1102 S. FLORIDA AVENUE LAKELAND, FL 33803

		P.O. No.	Terms	Project
Quantity	Description		Rate	Amount
	Rent-November 2022 Sales Tax	Office 5 Ren Kool Attached: Y	- 715.5 D	925.00 6.50% 925.00 60.13
			Total	\$985.12



			66	07-15-22
William Clair	Folio No.	: 123404	Room No. :	723
Sarasota FL 34231	A/R Number	1	Arrival :	07-12-22
United States	Group Code	;	Departure :	07-15-22
	Company	: walk in	Conf. No. :	
	Membership No.	1	Rate Code :	IGCOR
	Invoice No.		Page No. :	1 of 1

Date		Description		Charges	Credits
07-12-22	*Accommodation			114.99	
07-12-22	Sales Tax			7.47	
07-12-22	Occupancy Tax			6.90	
07-13-22	*Accommodation			114.99	
07-13-22	Sales Tax			7.47	
07-13-22	Occupancy Tax			6.90	
07-14-22	*Accommodation			114.99	
07-14-22	Sales Tax			7.47	
07-14-22	Occupancy Tax			6.90	
07-15-22	American Express	XXXXXXXXXXXX2086			388.08
			Total	388.08	388.08
			Balance	0.00	

Guest Signature: I have received the goods and / or services in the amount shown heron. I agree that my liablity for this bill is not waived and agree to be held personally liable in the event that the indicated person, company, or associate fails to pay for any part or the full amount of these charges. If a credit card charge, I further agree to perform the obligations set forth in the cardholder's agreement with the issuer.

> Holiday Inn Orlando East- UCF Area 1724 North Alafaya Trail Orlando, FL 32826 Telephone: (407) 658-9008 Fax: (407) 381-5456



				66		07-29-22
William Clair	Folio No.	3	124115		Room No. :	717
6054 murdock ave	A/R Number				Arrival :	07-25-22
Sarasota FL 34231	Group Code	:			Departure :	07-29-22
United States	Company		pluris holdings		Conf. No. :	
	Membership No.	1			Rate Code :	IGCOR
	Invoice No.	:			Page No. :	1 of 1

Date		Description		Charges	Credits
07-25-22	*Accommodation			124.99	
07-25-22	Sales Tax			8.12	ΧE
07-25-22	Occupancy Tax			7.50	
07-26-22	*Accommodation			124.99	
07-26-22	Sales Tax			8.12	
07-26-22	Occupancy Tax			7.50	
07-27-22	*Accommodation			124.99	
07-27-22	Sales Tax			8.12	
07-27-22	Occupancy Tax			7.50	
07-28-22	*Accommodation			124.99	
07-28-22	Sales Tax			8.12	
07-28-22	Occupancy Tax			7.50	
07-29-22	American Express	XXXXXXXXXXXX2086			562.44
			Total	562.44	562.44
			Balance	0.00	

Guest Signature:

I have received the goods and / or services in the amount shown heron. I agree that my liablity for this bill is not waived and agree to be held personally liable in the event that the indicated person, company, or associate fails to pay for any part or the full amount of these charges. If a credit card charge, I further agree to perform the obligations set forth in the cardholder's agreement with the issuer.

Holiday Inn Orlando East- UCF Area 1724 North Alafaya Trail Orlando, FL 32826 Telephone: (407) 658-9008 Fax: (407) 381-5456



		66		08-05-22
William Clair 6054 murdock ave Sarasota FL 34231 United States	Folio No.:124400A/R Number:Group Code:Company:Walk inMembership No.:Invoice No.:		Room No.:Arrival:Departure:Conf. No.:Rate Code:Page No.:	713 08-01-22 08-05-22 IGCOR 1 of 1
Date	Description		Charges	Credits
08-01-22 *Accommodation			159.99	
08-01-22 Sales Tax			10.40	
08-01-22 Occupancy Tax		2	9.60	
8-02-22 *Accommodation			159.99	
8-02-22 Sales Tax			10.40	
8-02-22 Occupancy Tax			9.60	
8-03-22 *Accommodation			159.99	
8-03-22 Sales Tax			10.40	
8-03-22 Occupancy Tax			9.60	
8-04-22 *Accommodation			159.99	
8-04-22 Sales Tax			10.40	
8-04-22 Occupancy Tax			9.60	
8-05-22 American Express	XXXXXXXXXXX2086			719.96
		Total	719.96	719.96
		Balance	0.00	2

Guest Signature:

I have received the goods and / or services in the amount shown heron. I agree that my liablity for this bill is not waived and agree to be held personally liable in the event that the indicated person, company, or associate fails to pay for any part or the full amount of these charges. If a credit card charge, I further agree to perform the obligations set forth in the cardholder's agreement with the issuer.

Holiday Inn Orlando East- UCF Area 1724 North Alafaya Trail Orlando, FL 32826 Telephone: (407) 658-9008 Fax: (407) 381-5456



		66	08-19-22
William Clair	Folio No. : 125038	Room No. :	415
6054 murdock ave	A/R Number :	Arrival :	08-15-22
Sarasota FL 34231	Group Code :	Departure :	08-19-22
United States	Company : Guest Direct	Conf. No. :	22380130
	Membership No. : PC 227987146	Rate Code :	IGCOR
	Invoice No.	Page No. 3	1 of 1

Date		Description		Charges	Credits
08-15-22	*Accommodation			119.99	
08-15-22	Sales Tax			7.80	
08-15-22	Occupancy Tax			7.20	
08-16-22	*Accommodation			119.99	
08-16-22	Sales Tax			7.80	
08-16-22	Occupancy Tax			7.20	
08-17-22	*Accommodation			119.99	
08-17-22	Sales Tax			7.80	
08-17-22	Occupancy Tax			7.20	
08-18-22	*Accommodation			129.99	
08-18-22	Sales Tax			8.45	
08-18-22	Occupancy Tax			7.80	
08-19-22	American Express	XXXXXXXXXXX2086			551.21
		ing points for this stay will automatically be credited to r stay by writing a review here -	Total	551.21	551.21
		look forward to welcoming you back soon.	Balance	0.00	

Guest Signature: I have received the goods and / or services in the amount shown heron. I agree that my liablity for this bill is not waived and agree to be held personally liable in the event that the indicated person, company, or associate fails to pay for any part or the full amount of these charges. If a credit card charge, I further agree to perform the obligations set forth in the cardholder's agreement with the issuer.

> Holiday Inn Orlando East- UCF Area 1724 North Alafaya Trail Orlando, FL 32826 Telephone: (407) 658-9008 Fax: (407) 381-5456



Name & Address

CLAIR, WILLIAM 6054 MIRDOCK AVE SARASOTA FL 34231 UNITED STATES OF AMERICA 3028 N. Alafaya Trail • Orlando, FL 32826 Phone (407) 282-0067 • Fax (407) 282-3403 Reservations homewoodsuites.com or 1-800-CALL-HOME ®

Room	
Arrival Date	
Departure Date	

311/QSTN 8/22/2022 12:37:00 PM 8/26/2022 6:13:00 AM

Adult/Child Room Rate Rate Plan: HH # AL: Car:

1/0 129.00 H1P

Hilton

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BHilton Garden Inn



tru

HOMEWOOD SUITES

HOME

(1) Hilton Grand Vacations



Confirmation Number: 87693179

8/26/2022

	REFERENCE	DESCRIPTION		AMOUNT
8/22/2022 8/22/2022 8/23/2022 8/23/2022 8/23/2022 8/23/2022 8/24/2022 8/24/2022 8/24/2022 8/25/2022 8/25/2022 8/25/2022 8/25/2022	1148595 1148595 1148595 1148710 1148710 1148710 1148843 1148843 1148843 1148948 1148948 1148948 1148948	GUEST ROOM RM - OCCUPANCY TAX RM - STATE TAX GUEST ROOM RM - OCCUPANCY TAX RM - STATE TAX GUEST ROOM RM - OCCUPANCY TAX RM - STATE TAX GUEST ROOM RM - OCCUPANCY TAX RM - STATE TAX AX *2086 **BALANCE**		\$129.00 \$7.74 \$8.39 \$129.00 \$7.74 \$8.39 \$129.00 \$7.74 \$8.39 \$129.00 \$7.74 \$8.39 (\$580.52) \$0.00
			DATE OF CHARGE	FOLIO NO/CHECK NO.
AX *2086			8/26/2022	FOLIO NO /CHECK NO. 273446 A
AX *2086 ARD MEMBER NA CLAIR, WIL	LIAM		8/26/2022 AUTHORIZATION 194114	273446 A INITIAL
AX *2086 ARD MEMBER NA CLAIR, WIL	LIAM	ESTABLISHMENT AGREES TO TRANSMIT TO CARD HOLDER FOR PAYMENT	8/26/2022 AUTHORIZATION	273446 A INITIAL
AX *2086 ARD MEMBER NA CLAIR, WIL	LIAM	ESTABLISHMENT AGREES TO TRANSMIT TO CARD HOLDER FOR PAYMENT	8/26/2022 AUTHORIZATION 194114	273446 A INITIAL
ARD MEMBER NA	LIAM	ESTABLISHMENT AGREES TO TRANSMIT TO CARD HOLDER FOR PAYMENT	8/26/2022 AUTHORIZATION 194114 PURCHASES & SERVIC	273446 A INITIAL

HOMEWOOD SUITES by Hilton

CLAIR, WILLIAM

6054 MIRDOCK AVE

SARASOTA FL 34231 UNITED STATES OF AMERICA Room No: Arrival Date: Departure Date: Adult/Child: Cashier ID: Room Rate: AL: HH # VAT # Folio No/Che ORLANDO, FL 32826 United States of America TELEPHONE 407-282-0067 • FAX 407-282-340: Reservations www.homewoodsuites.com or 1 800 CALL HOME 409/QSTN 9/6/2022 4:51:00 PM 9/9/2022 6:27:00 AM 1/0 AROMEROMILLANO 129.00

273681 A

HOMEWOOD SUITES-ORLANDO

3028 N. ALAFAYA TRAIL

Confirmation Number: 96963073

HOMEWOOD SUITES-ORLANDO 10/19/2022 10:20:00 AM

DATE	REF NO	DESCRIPTION	CHARGES
9/6/2022	1150780	GUEST ROOM	\$129.00
9/6/2022	1150780	RM - OCCUPANCY TAX	\$7.74
9/6/2022	1150780	RM - STATE TAX	\$8.39
9/7/2022	1150879	GUEST ROOM	\$129.00
9/7/2022	1150879	RM - OCCUPANCY TAX	\$7.74
9/7/2022	1150879	RM - STATE TAX	\$8.39
9/8/2022	1150984	GUEST ROOM	\$129.00
9/8/2022	1150984	RM - OCCUPANCY TAX	\$7.74
9/8/2022	1150984	RM - STATE TAX	\$8.39
9/9/2022	1151005	AX *2086	(\$435.39)
		BALANCE	\$0.00

	Revenue	Tax
Total Invoice Amount	\$387.00	\$48.39

CREDIT CARD DETAIL			
APPR CODE	195315	MERCHANT ID	4093667012
CARD NUMBER	AX *2086	EXP DATE	08/24
TRANSACTION ID	1151005	TRANS TYPE	Sale

HOMEWOOD SUITES by Hilton

HOMEWOOD SUITES-ORLANDO 3028 N. ALAFAYA TRAIL ORLANDO, FL 32826 United States of America TELEPHONE 407-282-0067 • FAX 407-282-340: Reservations www.homewoodsuites.com or 1 800 CALL HOME /QSTN 10/3/2022 10/4/2022 1/0

CLAIR, WILLIAM

6054 MURDOCK AVE

SARASOTA FL 34231 UNITED STATES OF AMERICA Room No: Arrival Date: Departure Date: Adult/Child: Cashier ID: Room Rate: AL: HH # VAT # Folio No/Che

10/4/2022 1/0 LHOMEWOOD 129.00

1643281072 BLUE

274081 A

Confirmation Number: 95508635

HOMEWOOD SUITES-ORLANDO 11/22/2022 9:53:00 AM

DATE	REF NO	DESCRIPTION	CHARGES
10/4/2022	1155381	NOSHOW: 1 NIGHT(S) AT \$129.00/NIGHT FOR ARRIVAL 10/03/2022	\$129.00
10/4/2022	1155381	RM - STATE TAX	\$8.39
10/4/2022	1155381	RM - OCCUPANCY TAX	\$7.74
10/4/2022	1155382	AX *2086	(\$145.13)
		BALANCE	\$0.00

CREDIT CARD DETAIL			
APPR CODE	123769	MERCHANT ID	4093667012
CARD NUMBER	AX *2086	EXP DATE	08/24
TRANSACTION ID	1155382	TRANS TYPE	Sale

HOMEWOOD SUITES-ORLANDO 3028 N. ALAFAYA TRAIL

ORLANDO, FL 32826

United States of America

TELEPHONE 407-282-0067 • FAX 407-282-3403

Reservations

www.homewoodsuites.com or 1 800 CALL HOME

CLAIR, WILLIAM

6054 MIRDOCK AVE

SARASOTA FL 34231 UNITED STATES OF AMERICA Room No: Arrival Date: Departure Date: Adult/Child: Cashier ID: Room Rate: AL: HH # VAT # Folio No/Che /QSTN 10/24/2022 10/25/2022 1/0 LHOMEWOOD 129.00

1643281072 BLUE

275530 A

Confirmation Number: 93456761

HOMEWOOD SUITES-ORLANDO 11/22/2022 9:48:00 AM

	REF NO	DESCRIPTION	CHARGES
DATE 10/25/2022	1159120	NOSHOW: 1 NIGHT(S) AT \$129.00/NIGHT FOR ARRIVAL 10/24/2022	\$129.00
10/25/2022	1159120	RM - STATE TAX	\$8.39
10/25/2022	1159120	RM - OCCUPANCY TAX	\$7.74
10/25/2022	1159121	AX *2086	(\$145.13)
		BALANCE	\$0.00

OMEWOOD

SUITES by Hilton

CREDIT CARD DETAIL			
	130568	MERCHANT ID	4093667012
APPR CODE			08/24
CARD NUMBER	AX *2086	EXP DATE	10000
TRANSACTION ID	1159121	TRANS TYPE	Sale