



Public Service Commission

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

DATE: April 5, 1993
TO: Division of Records and Reporting
 Division of Legal Services (Feil)
FROM: Division of Water and Wastewater (Xanders) EX
RE: Docket No. 021098-WS; Application for certificates to provide water and wastewater services under grandfather rights in Alachua County by Family Diner, Inc., and Turkey Creek, Inc. d/b/a Turkey Creek Utilities

Please include the attached in the above referenced docket folder. If you have any questions, please feel free to contact me.

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PUBLIC SERVICE COMMISSION
 03770 02A-78
 PUBLIC SERVICE COMMISSION

2900 Turkey Creek Boulevard
158 Turkey Creek
Alachua, Florida 32615-9513
Phone (904)462-5653

RECEIVED

APR 7 10 22 AM '93
March 29, 1993

MAIL ROOM

RECEIVED

APR 02 1993

Florida Public Service Commission
Division of Water and Wastewater

Mrs. Edith H. Xanders
Public Service Commission
Fletcher Building
101 East Gaines Street
Tallahassee, FL 32399-0850

Re: Docket No. 921098-WS
Turkey Creek Utilities

Dear Edie:

We are in receipt of your letter dated March 15, 1993, and submit the following in response thereto.

1. We have only one General Service customer with seven locations, two of which are for water only. The other five are water and wastewater.

2. Meters were not installed at these irrigation locations because the customers were unable to locate their cut-offs in order for us to install meters. By mutual agreement, a price was arrived at which the customer and utility both thought was fair and that is what is being charged and everyone is satisfied. All of this was done prior to June 30, 1992. However, the customer can request the installation of a meter at any time upon payment of the prevailing charges and locating their cut-off.

3. These customers will be required to pay the appropriate charges for the installation of a meter just like all of our customers.

Yours very truly,

TURKEY CREEK UTILITIES



Norwood W. Hope

NWH:hdc

cc: Commissioner J. Terry Deason
Commissioner Thomas M. Beard
Commissioner Susan F. Clark
Commissioner Luis J. Lauredo
Commissioner Julia J. Johnson
John Wharton

316



A Planned Residential and Recreational Community
4 Miles North of Gainesville on US 441 North

2900 Turkey Creek Boulevard
158 Turkey Creek
Alachua, Florida 32615-9513
Phone (904)462-5653

March 29, 1993

Mrs. Jo Ann Chase
Public Service Commission
Fletcher Building
101 East Gaines Street
Tallahassee, FL 32399-0850

Re: Turkey Creek Utilities

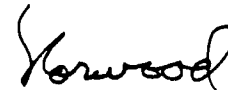
Dear Jo Ann:

My reason for writing to you instead of Edie is that you are the one who told us about rate increases at our very first meeting. As you will remember, you told us that the PSC had a rule that the utility could increase its rates a certain percentage each year without going through a rate hearing, etc. You stated that this percentage was set by the PSC each year taking into consideration the cost of living index and various other factors and that it was done every March. Please advise what this figure is so we may raise our rates accordingly.

Please respond in writing by **April 9, 1993.**

Yours very truly,

TURKEY CREEK UTILITIES



Norwood W. Hope

NWH:hdc

cc: Commissioner J. Terry Deason
Commissioner Thomas M. Beard
Commissioner Susan F. Clark
Commissioner Luis J. Lauredo
Commissioner Julia L. Johnson
John Wharton
Edith H. Xanders

317



A Planned Residential and Recreational Community
4 Miles North of Gainesville on US 441 North

LAW OFFICES

ROSE, SUNDBSTROM & BENTLEY

A PARTNERSHIP INCLUDING PROFESSIONAL ASSOCIATIONS

2548 BLAIRSTONE PINES DRIVE

TALLAHASSEE, FLORIDA 32301

(904) 877-6555

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COMMUNICATIONS
MAR 27 1993

MAILING ADDRESS
POST OFFICE BOX 1567
TALLAHASSEE, FLORIDA 32302-1567

TELECOPIER (904) 656-4029

ROBERT A. ANTISTA
CHRIS H. BENTLEY, PA.
F. MARSHALL DETERDING
MARTIN S. FRIEDMAN, PA.
JOHN R. JENKINS
ROBERT M. C. ROSE, PA.
WILLIAM E. SUNDBSTROM, PA.
DIANE D. TREMOR, PA.
JOHN L. WHARTON

March 31, 1993

JOHN R. WODRASKA
SPECIAL CONSULTANT
(NOT A MEMBER OF THE FLORIDA BAR)

RECEIVED

APR 01 1993

Florida Public Service Commission
Division of Water and Wastewater

Ms. Joann Chase
Division of Water and Wastewater
Florida Public Service Commission
101 East Gaines Street
Tallahassee, FL 32301

RE: Turkey Creek Utilities
Docket No. 921098-WS
Our File No. 29037.01

Dear Joann:

Enclosed please find a copy of the wastewater management section of Turkey Creek's DRI together with a map of the wastewater system and also the section on water supply and the accompanying map of the water system. These maps are only illustrative of the argument we have been making that this utility's "service territory" has existed for quite an extended period and is much larger than that granted by the Commission. These maps do not pretend to contain all of the evidence which supports that position. For instance, when Turkey Creek originally laid its water and wastewater system and designed its water and wastewater infrastructure, it sized the lines and appurtenant facilities for the larger area. The size of Turkey Creek's lines and plant speak for themselves in that regard. Additionally, the Department of Environmental Regulation and Alachua County have always encouraged Turkey Creek to accept the responsibility for service to the areas encompassed in the legal description which Mr. Hope originally tendered to the Commission.

I look forward to meeting with you with regard to the above and I will be contacting you soon to arrange that conference. In the interim, if you have any questions or concerns, please do not hesitate to contact me at your earliest convenience.

Ms. Joann Chase
March 31, 1993
Page 2

Thank you in advance for your attention to these matters.

Sincerely,

ROSE, SUNDSTROM & BENTLEY



John L. Wharton, Esq.
For The Firm

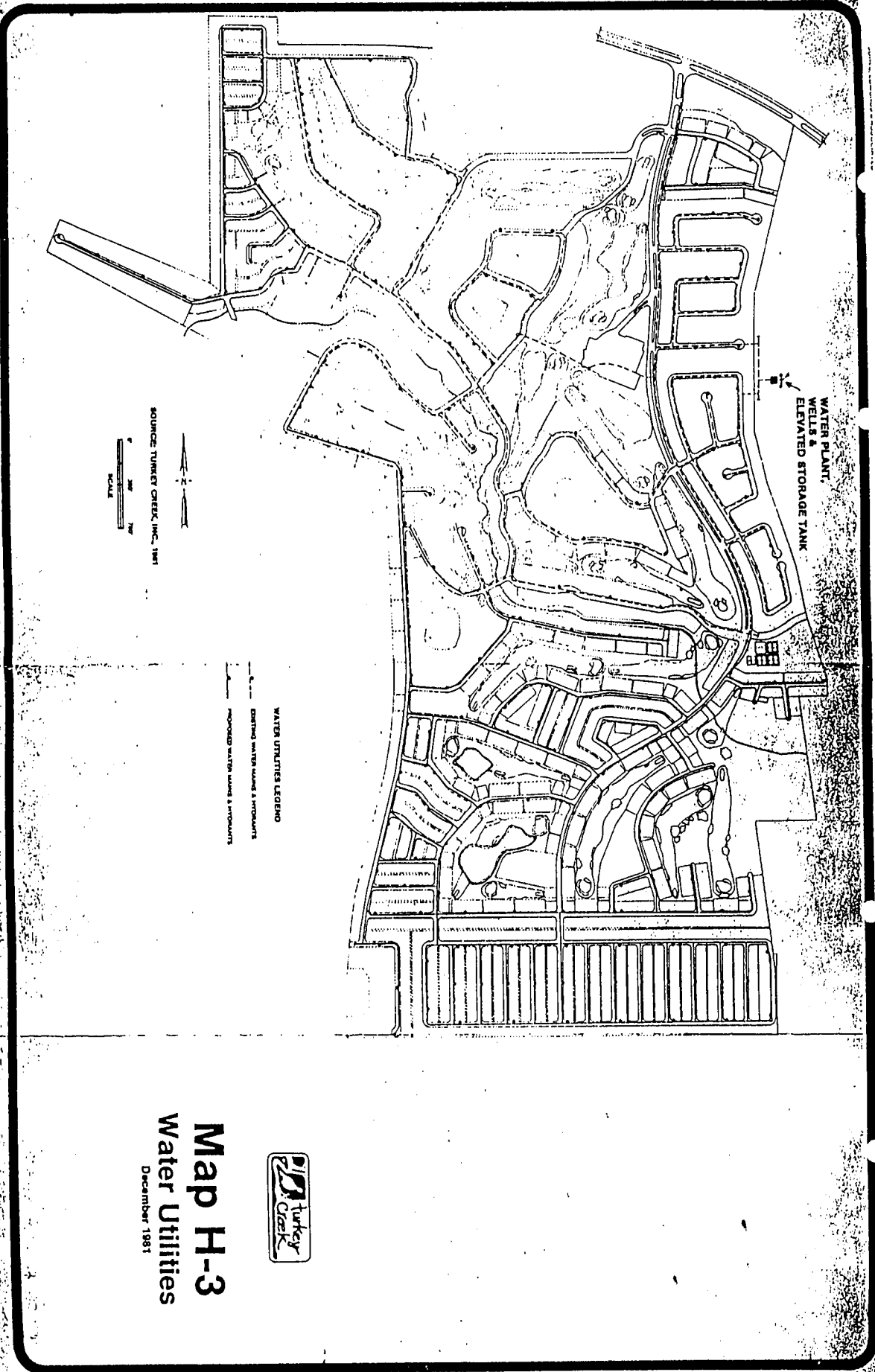
JLW/lm

cc. Ms. Edie Xanders, w/encl.
Matt Feil, Esq., w/encl.
Mr. Norwood Hope, w/o encl.

**PUBLIC FACILITIES:
WATER SUPPLY**



SECTION 23



Map H-3
Water Utilities
 December 1981

SECTION 23: PUBLIC FACILITIES: WATER SUPPLY

A. PROVIDE A PROJECTION OF THE AVERAGE DAILY POTABLE AND NON-POTABLE WATER DEMANDS AT THE END OF EACH PHASE OF DEVELOPMENT. IF SIGNIFICANT SEASONAL DEMAND VARIATIONS WILL OCCUR, DISCUSS ANTICIPATED PEAKS AND DURATION.

Table 23A.1 presents projected potable water demand for the development. The following consumption rates were assumed for this analysis:

Estate and patio homes	9,000 gal/mo. = 300 GPD
Villas and townhouses	5,500 gal/mo. = 183 GPD
Clubhouse and golf facilities	1.5 MG/mo. = 50,000 GPD

Significant seasonal demand variations are not anticipated, nor will there be any non-potable water demands by this development beyond those required for golf course irrigation, provided mostly by spray irrigation of wastewater effluent.

B. PROVIDE A BREAKDOWN OF SOURCES OF WATER SUPPLY, BOTH POTABLE AND NON-POTABLE, BY DEVELOPMENT PHASE THROUGH PROJECT COMPLETION. USE THE FORMAT BELOW AND PROVIDE A SEPARATE TABLE FOR EACH.

Table 23B.1 presents the projected potable water demand for this development.

Table 23A.1. Projected Potable Water Demand

Phase	Source	Potable Water Demand (GPD)	Total Water Demand
Existing	Estate and patio homes	38,400	103,406 GPD (0.10 MGD)
	128 (300 GPD)		
	Villas and townhouses	15,006	
	82 (183 GPD)		
1985	Clubhouse and golf facilities	50,000	134,681 GPD (0.13 MGD)
	Lump Sum		
	Estate and patio homes	65,000	
	217 (300 GPD)		
1995	Villas and townhouses	19,681	394,451 GPD (0.39 MGD)
	107 (183 GPD)		
	Clubhouse and golf facilities	50,000	
	Lump Sum		
2005	Estate and patio homes	180,300	719,621 GPD (0.72 MGD)
	601 (300 GPD)		
	Villas and townhouses	164,151	
	897 (183 GPD)		
2015	Clubhouse and golf facilities	50,000	1,010,876 GPD (1.01 MGD)
	Lump Sum		
	Estate and patio homes	508,500	
	1695 (300 GPD)		
2026	Villas and townhouses	452,376	1,295,201 GPD (1.30 MGD)
	2472 (183 GPD)		
	Clubhouse and golf facilities	50,000	
	Lump Sum		
2026	Estate and patio homes	705,900	1,295,201 GPD (1.30 MGD)
	2353 (300 GPD)		
	Villas and townhouses	539,301	
	2947 (183 GPD)		
2026	Clubhouse and golf facilities	50,000	1,295,201 GPD (1.30 MGD)
	Lump Sum		
	Estate and patio homes	705,900	
	2353 (300 GPD)		
2026	Villas and townhouses	539,301	1,295,201 GPD (1.30 MGD)
	2947 (183 GPD)		
	Clubhouse and golf facilities	50,000	
	Lump Sum		

(Table 23B.1. Potable/Non-Potable Water Supply (MGD)

Year Ending	Ground Water (Deep Wells)	On-Site Surface Water Supply	Off-Site Water Supply	Other	Total
Existing	0.10	0	0	0	0.10
1985	0.13	0	0	0	0.13
1995	0.39	0	0	0	0.39
2005	0.72	0	0	0	0.72
2015	1.01	0	0	0	1.01
2026	1.30	0	0	0	1.30

Note:

(The above totals are for potable consumption only. One 6-inch diameter non-potable well exists and one additional is proposed next year as part of the golf course irrigation. No pumping rates are available, however, as their operation depends upon rainfall. The existing well is 200 feet deep and has a capacity of 750 GPM; the proposed well will be approximately 350 GPM.

C. IF WATER WELLS EXIST ON-SITE, LOCATE THEM ON MAP H AND SPECIFY THOSE THAT WILL CONTINUE TO BE USED. ALSO LOCATE ON MAP H ALL PROPOSED ON-SITE WELLS, EXCEPT THAT FOR RESIDENTIAL DEVELOPMENTS, IF INDIVIDUAL WELLS FOR EACH LOT ARE PROPOSED, INDICATE THE NUMBER OF UNITS TO BE SERVED, GENERAL LOCATIONS, AND ANY PLANS FOR EVENTUAL PHASE-OUT. INDICATE THE DIAMETER, DEPTH AND PUMPING RATES (AVERAGE AND MAXIMUM) FOR EACH OF THE EXISTING WELLS AND PROJECT THIS INFORMATION FOR THE PROPOSED WELLS (FOR LOTS SERVED BY INDIVIDUAL WELLS, THIS INFORMATION MAY BE GROUPED FOR PROJECTION PURPOSES). ALSO PROVIDE A BREAKDOWN OF THE WELLS WITH REGARD TO POTABLE AND NON-POTABLE SOURCES.

The three existing potable wells are indicated on Map H-3 at the water plant site. All three are expected to be used throughout the duration of this project, and they will be outfitted with larger pumping as necessary to meet the maximum daily requirements in 2026 of approximately 2.0 MGD.

The existing wells are 10 inches in diameter and approximately 300 feet deep. They are outfitted with vertical turbine pumps rated at 650 GPM at 356-foot TDH (75 HP and 1,750 RPM) each. They pump directly into a 200,000-gallon elevated storage tank which maintains a system pressure of between 50 and 65 psi at the plant. Depending upon the depth to the ground water, the pumps can produce up to 775 GPM each.

Individual wells are permitted at private homesites for irrigation purposes. The owner has no record of how many, if any, currently exist however. The only non-potable well that the owner is currently using is adjacent to the mixing lake on the golf course as the source of make-up water for irrigation. A similar type of well is proposed in conjunction with the additional holes to be constructed south of the creek (see note under Table 23B.1).

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D. WHO WILL OPERATE AND MAINTAIN THE INTERNAL WATER SUPPLY SYSTEM AFTER COMPLETION OF THE DEVELOPMENT?

Turkey Creek Inc., shall operate and maintain the internal water supply system.

E. IF AN OFF-SITE WATER SUPPLY IS PLANNED, ATTACH A LETTER FROM THE AGENCY OR FIRM PROVIDING SERVICE OUTLINING: (1) THE PROJECTED EXCESS CAPACITIES OF THE WATER SUPPLY FACILITIES TO WHICH CONNECTION WILL BE MADE AT PRESENT AND FOR EACH PHASE THROUGH COMPLETION OF THE PROJECT, (2) ANY OTHER COMMITMENTS THAT HAVE BEEN MADE FOR THIS EXCESS CAPACITY, AND (3) A STATEMENT OF THE AGENCY OR FIRM'S ABILITY TO PROVIDE SERVICE AT ALL TIMES DURING AND AFTER DEVELOPMENT. (THE AGENCY MUST BE SUPPLIED WITH THE WATER DEMAND AND SUPPLY TABLES IN PARAGRAPHS A AND B ABOVE.)

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No off-site water supply will be required by this project.

F. WHAT STEPS WILL BE TAKEN TO INSURE THAT WATER PRESSURE AND FLOW WILL BE ADEQUATE FOR FIRE PROTECTION FOR THE TYPE OF CONSTRUCTION PROPOSED?

As stated above, water pressure at the water plant site fluctuates between 50 and 65 psi due to the variable head in the elevated storage tank. The ground elevation at the plant is the highest point in Turkey Creek, allowing pressures of at least 40 psi to be maintained anywhere in the project.

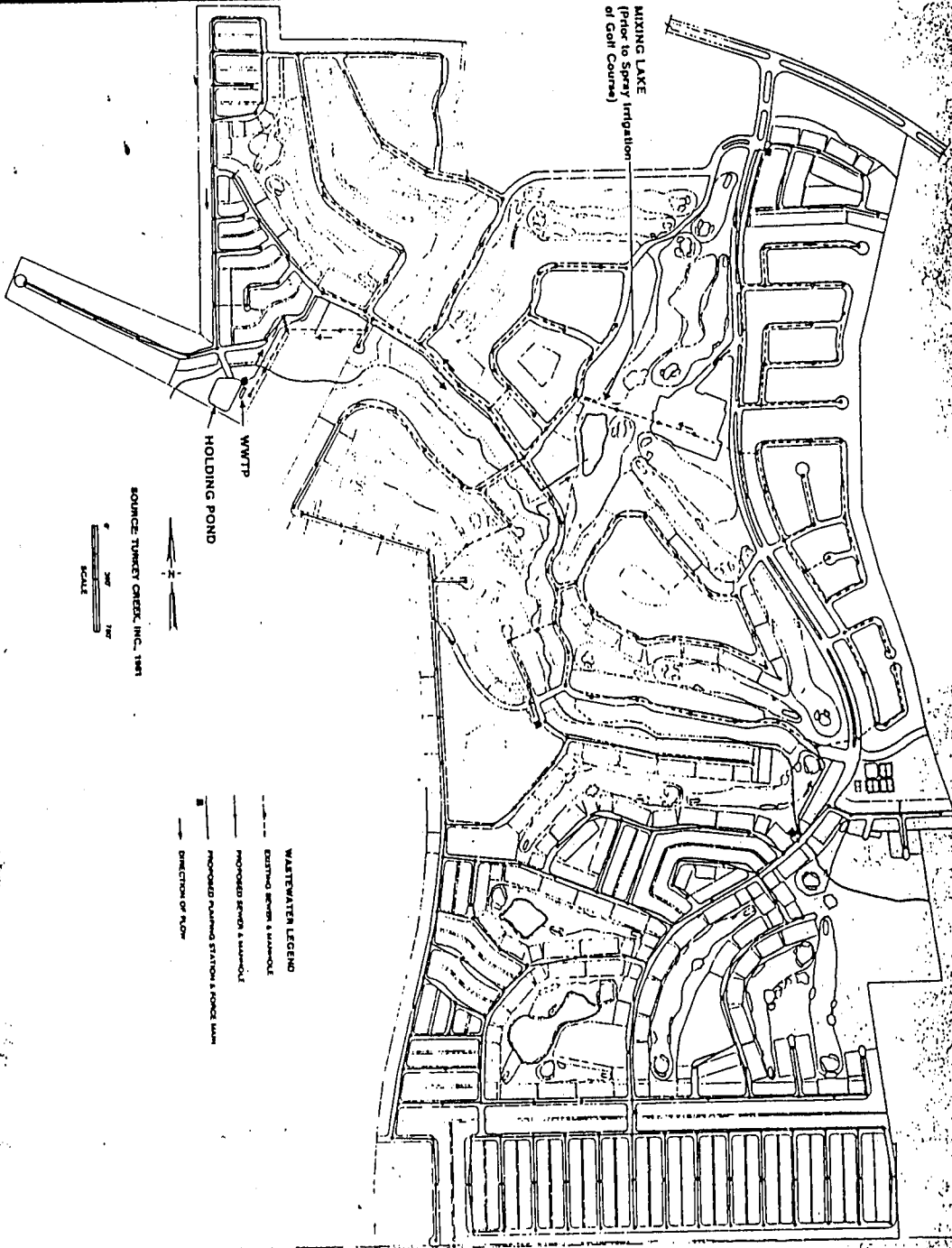
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Water mains vary in size from 12-inch to 8-inch PVC. Fire hydrants are located at a maximum spacing of 500 feet in areas where homesites exist.

**PUBLIC FACILITIES:
WASTEWATER
MANAGEMENT**



SECTION 21



WASTEWATER LEGEND
 --- EXISTING SEWER & SANITARY
 — PROPOSED SEWER & SANITARY
 — PROPOSED PLANNING STATION & FORCE MAIN
 — DIRECTION OF FLOW

SOURCE: TURKEY CREEK, INC., 1981



SECTION 21. PUBLIC FACILITIES: WASTEWATER MANAGEMENT

A. PROJECT AVERAGE DAILY FLOW IN MGD OF WASTEWATER GENERATED BY THE DEVELOPMENT AT THE END OF EACH PHASE OF DEVELOPMENT. IF APPLICABLE, PROVIDE A TABLE DESCRIBING THE VOLUME AND CHARACTERISTICS OF ANY INDUSTRIAL OR OTHER EFFLUENTS.

Table 21A.1 presents the projected average daily flow of wastewater generated by the development. No industrial or special effluents will be generated by this development.

B. WILL ON-SITE TREATMENT AND DISPOSAL BE PROVIDED? IF SO, PROVIDE A DESCRIPTION OF THE PROPOSED SYSTEM, INCLUDING THE METHOD AND DEGREE OF TREATMENT AND THE QUALITY OF EFFLUENT. ALSO SPECIFY THE EXPECTED LIFE OF THE FACILITY. TO WHAT EXTENT WILL THIS FACILITY BE CAPABLE OF MEETING THE DEMANDS GENERATED BY THE PROJECT FOR ALL PHASES OF DEVELOPMENT? WHO WILL OPERATE AND MAINTAIN THE INTERNAL COLLECTION AND TREATMENT FACILITIES? SPECIFY RECEIVING BODIES OR OTHER MEANS OF EFFLUENT DISPOSAL. IF SPRAY IRRIGATION WILL BE USED, SPECIFY LOCATION AND APPROXIMATE AREA OF SPRAY FIELDS, CURRENT WATER TABLE CONDITIONS, PROPOSED RATE OF APPLICATION AND BACK-UP SYSTEM CAPACITY. INDICATE THE VOLUME OF SLUDGE AND THE PROPOSED METHODS FOR ITS TREATMENT AND DISPOSAL.

On-site sewage treatment will be provided by activated sludge treatment plants operating in parallel. The initial plant, as shown on Map H-2, is designed for an ultimate capacity of 350,000 GPD with 90 percent BOD and suspended solids removal. At present, the plant is operating under extended aeration and providing 95 percent reduction.

Construction of the second treatment facility will occur when loading of the initial plant reaches 80 percent of capacity. Under the anticipated development growth projected in Section 20, this point should be reached in 1995. Additional units will be designed to provide a minimum capacity of 650,000 GPD with 90 percent BOD and suspended solids removal. Both units are considered permanent structures, and will be of concrete construction.

21-1

402/21.0

Table 21A.1. Projected Average Daily Flow of Wastewater Generated by the Development

Phase	Source	Effluent Generated (GPD)	Total Output
Existing	Estate and patio homes 128 (250 GPD)	32,000	50,660 GPD (0.05 MGD)
	Villas and townhouses 82 (130 GPD)	10,660	
	Clubhouse and golf facilities Lump Sum	8,000	
1985	Estate and patio homes 217 (250 GPD)	54,250	76,160 GPD (0.08 MGD)
	Villas and townhouses 107 (130 GPD)	13,910	
	Clubhouse and golf facilities	8,000	
1995	Estate and patio homes 601 (250 GPD)	150,250	274,860 GPD (0.27 MGD)
	Villas and townhouses 897 (130 GPD)	116,610	
	Clubhouse and golf facilities	8,000	
2005	Estate and patio homes 1081 (250 GPD)	270,250	523,560 GPD (0.52 MGD)
	Villas and townhouses 1887 (130 GPD)	245,310	
	Clubhouse and golf facilities	8,000	
2015	Estate and patio homes 1695 (250 GPD)	423,750	753,110 GPD (0.75 MGD)
	Villas and townhouses 2472 (130 GPD)	321,360	
	Clubhouse and golf facilities	8,000	
2026	Estate and patio homes 2353 (250 GPD)	588,250	979,360 GPD (0.98 MGD)
	Villas and townhouses 2947 (130 GPD)	383,110	
	Clubhouse and golf facilities	8,000	

Turkey Creek Inc., will operate and maintain the internal collection system, the lift stations, and the treatment facilities.

Treated effluent will be routed through a holding pond (of 3-day maximum flow capacity) and then pumped to a mixing lake on the golf course (see Map H-2). The ultimate disposal will be by spray irrigation of the golf course during the nighttime hours. The areas to be irrigated include the tees, greens, fairways, practice tee, and an average of 25 feet of rough contiguous with the fairways. The present 18-hole course contains approximately 89 acres under irrigation, with a future 9-hole course containing an additional 41 acres. With the ultimate flow from the subdivision in 2026, the rate of application will be:

$$130 (43,450) (1/7) X = 979,360/7.48$$

$$X = 0.162 \text{ feet or } 1.94 \text{ inches/week}$$

Until such time that sufficient effluent is generated, make-up water from an existing non-potable well will be added to the mixing lake.

Existing monitor wells on site indicate that the surface water table is in excess of 10 feet below the ground.

Turkey Creek, Inc. has access to an emergency generator should a power outage make back-up facilities necessary.

Assuming a solids content of 5 percent, the anticipated sludge volume at the design population will be approximately 315 cubic feet/day. The sludge will be removed, treated, and disposed of.

C. IF SEPTIC TANKS WILL BE USED ON SITE, INDICATE THE NUMBER OF UNITS TO BE SERVED, GENERAL LOCATION, AND ANY PLANS FOR EVENTUAL PHASE-OUT.

Septic tanks will not be used in this project.

D. IF OFF-SITE WASTEWATER TREATMENT IS PLANNED, ATTACH A LETTER FROM THE AGENCY OR FIRM PROVIDING TREATMENT OUTLINING: (1) THE PRESENT AND PROJECTED EXCESS CAPACITY OF THE TREATMENT AND TRANSMISSION FACILITIES TO WHICH CONNECTION WILL BE MADE AT PRESENT AND FOR EACH PHASE THROUGH COMPLETION OF THE PROJECT, (2) ANY OTHER COMMITMENTS THAT HAVE BEEN MADE FOR THIS EXCESS CAPACITY, AND (3) A STATEMENT OF ABILITY TO PROVIDE SERVICE AT ALL TIMES DURING OR AFTER DEVELOPMENT. [THE AGENCY MUST BE SUPPLIED WITH THE SEWERAGE GENERATION INFORMATION IN (A) ABOVE.]

No off-site treatment will be required by this project.

21-4

402/21.2