

April 1, 2024

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

Subject: Docket No. 20240011-WU-Application for certificate to provide water and wastewater service in St. Johns County, by RIVERDALE UTILITY HOLDING, INC.

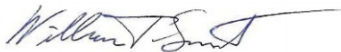
Dear Commission Clerk:

We are in receipt of your deficiencies letter dated March 5, 2024. This letter and attachments address the three listed deficiencies in the same order as presented in your letter.

1. Proof of Noticing: Applicant acknowledges that once the DRAFT notice is approved, noticing will occur. A proposed draft of the required notice is attached for review as Exhibit #1.
2. Exhibit #1 is a revised legal description per the requirements of Rule 25-30.029(2)(b), F.A.C.
3. Exhibit #2 is a map to be used to locate the Point of Beginning for the legal description and Exhibit #3 attached is a revised territory map at a scale of 1" = 400' when plotted at 22" x 34".

We hope these responses sufficiently address the deficiencies delineated in your correspondence of March 5, 2024. If you require additional information or have additional comments, please contact us at the letterhead address or by email at wts@wetengineering.net. Thank you for your consideration.

Sincerely,
WET Engineering, Inc.

A handwritten signature in black ink that reads "William T. Smoot".

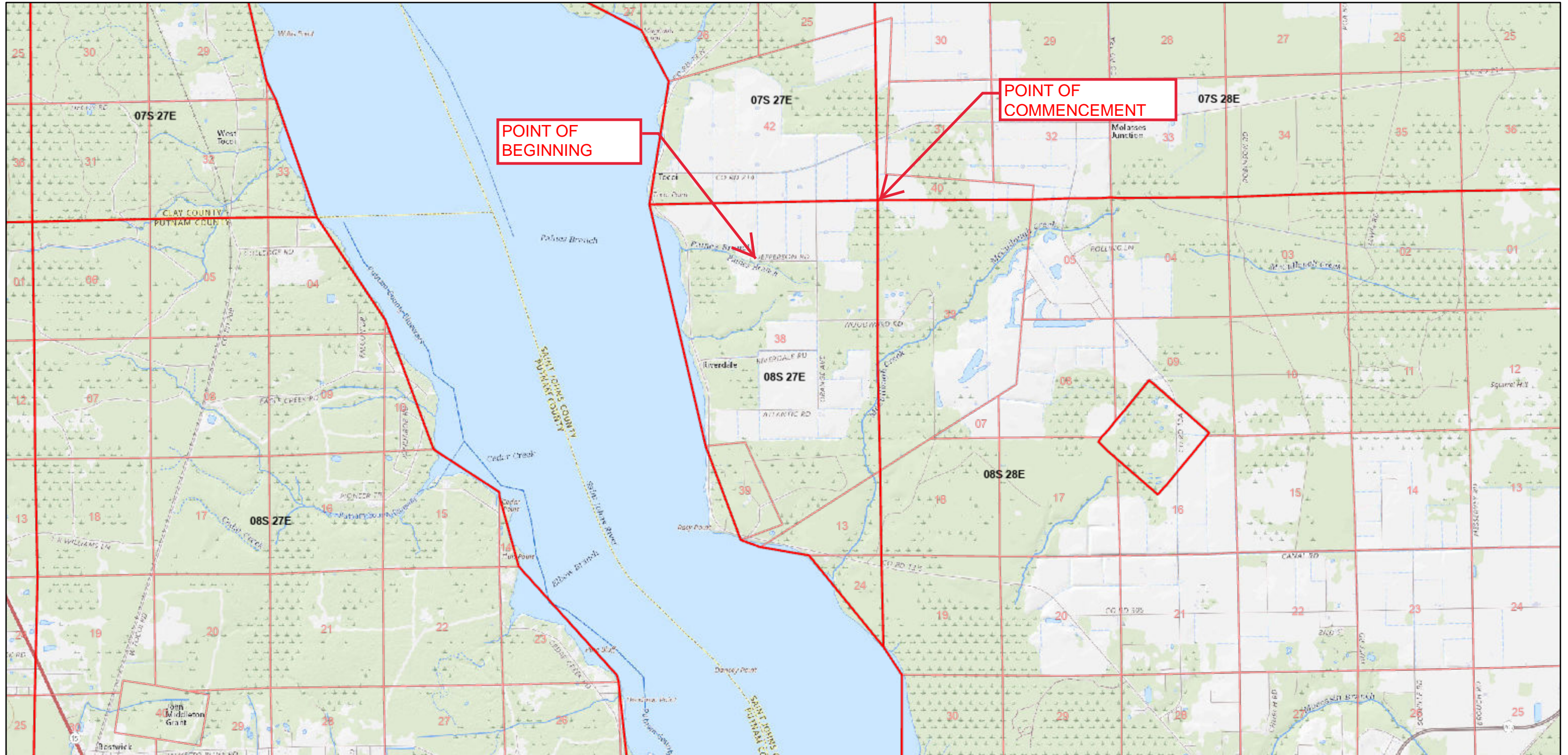
William T. Smoot, P.E.

Cc: Riverdale Utility Holding, Inc.




Exhibit # 1 – Revised Legal Description

Proposed Service Area

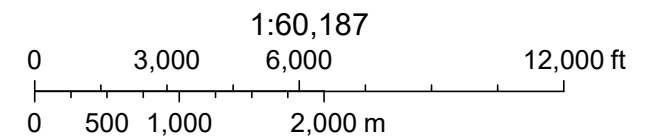
Point of commencement shall be the northeast corner of Township 8S, Range 27E, Section 38. Point of beginning is located 2,640 feet due south and 5,280 feet due west of the point of commencement. From the point of beginning go due south 1,320 feet then due west 990 feet. From this point go due south 1,320 feet then due west to the St. Johns River. From this point travel south along the river edge to Atlantic Road then go east on Atlantic Road to a point 2,640 feet west of the intersection of Atlantic Road and Orange Avenue. From this point go due north 2,640 feet to Woodward Road. Then go due east on Woodward Road 1,320 feet. From this point, turn due north and go 1,320 feet to Madison Road. Then turn and go due west 330 feet. From this point turn due north and go 1,320 feet to Jefferson Road. At Jefferson Road turn and go due west 990 feet to the Point of Beginning.



3/19/2024, 9:30:16 AM

-  PLSS Intersected
-  PLSS Section
-  PLSS Township

RIVERDALE UTILITY HOLDING, INC.



Compiled by the Bureau of Land Management (BLM), National Operations Center (NOC), USGS The National Map: National Boundaries Dataset, 3DEP Elevation Program, Geographic Names Information System, National Hydrography Dataset, National Land Cover Database, National Structures Dataset, and National

RIVERDALE UTILITY HOLDING, INC. PROPOSED SERVICE AREA

PROPOSED SERVICE AREA BOUNDARY

PART OF TOWNSHIP 8S, RANGE 27 EAST, SECTION 38

RANGE 27E TOWNSHIP 8S, RANGE 28E



Overview

Legend

- Parcels

PLOT SCALE
1" = 400'

ST. JOHNS RIVER

POINT OF COMMENCEMENT, NORTHEAST CORNER OF TOWNSHIP 8 SOUTH, RANGE 27 EAST, SECTION 38, SEE P.O.C. MAP FOR LOCATION

POINT OF BEGINNING

JEFFERSON ROAD

MADISON ROAD

WOODWARD ROAD

ORANGE AVE

ATLANTIC ROAD

The St. Johns County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.