

Docket # 20250023-WS

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Controller
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6/16/26

Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850

Re: Docket # 20250023-WS – NC Real Estate Projects, LLC dba Grenelefe Utility

Commissioners:

First Quarterly Report Required by Order: PSC-2026-0054-PAA-WS

Staff at the Utility have been busy with completing approved pro forma projects and other projects that allow the facility to operate. There have been substantial investment funds spent on all of these improvements as well as on maintaining the existing system.

Started Pro Forma Approved items:

1. Hydrotank Well #10 Rehabilitation – In process expected to be finished by June 19, 2026 after curing and washout of the tank.
2. Valve Replacements – 4 Valves have been addressed. 2 10" Valves installed to control the Burnaway road thus isolating Burnaway from affecting the overall system. 1 10" Valve replaced at the Facility in order to allow the facility to operate properly. 1 10" Valve replaced at Well #10 due to a leaking valve.
3. Lift Stations – 2 have gotten new pumps placed in them, 3 still require the second pump to be added. These are being added as funds become available.
4. Golf Carts – The Utility has acquired 2 used Golf Carts and is currently utilizing them to rad meters and do service to the system throughout the property.

Non Recognized Items

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1. Hydrants – 2 Hydrants have been replaced as they were required by Polk County Fire so the system can support any fire calls.

Maintenance Items

1. Aerator Motor
2. Aerator Propellor
3. Well #6 Repair of Back Flow Valve and seating of the Well Pump
4. Numerous Lift Station Pump maintenance items where salvaged pumps

The large capital expenditure for the Wastewater Treatment Plant has begun but the larger parts of that project have been delayed due to funding issue caused by the non recognition of the investment in rates so financing may be obtained.

Respectfully Submitted

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