

State of Florida



Public Service Commission

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CORRESPONDENCE
7/7/2026
DOCUMENT NO. 03920-2026

DATE: July 7, 2026

TO: Adam J. Teitzman, Commission Clerk, Office of Commission Clerk

FROM: Brian Lenberg, Public Utility Analyst II, Division of Accounting & Finance

RE: Docket No. 20250108-WS - Application for staff-assisted rate case in Lake County by Sunlake Estates Utilities, L.L.C.

Please place the attached email regarding staff's responses to Robert Anderson's questions in the consumer correspondence section.

BL/at

Attachment

Brian Lenberg

From: Brian Lenberg
Sent: Wednesday, July 1, 2026 11:04 AM
To: Robert Anderson
Subject: RE: Questions from the Sunlake Water hearing docket # 20250108-WS.

Good morning Mr. Anderson,

Yes, Sunlake's 2025 annual report has been submitted. The utility reported operating income of \$115,590 and total operating expenses of \$131,275, resulting in a net operating loss of (\$15,685).

A portion of the unaccounted for water has resulted from line breaks. Sunlake has stated that based on the nature and frequency of line breaks a full system replacement is not warranted. Instead, it intends to focus on targeted repairs and maintenance rather than replacing the entire system.

Another portion of the unaccounted for water was attributed to general service and irrigation customers. These customers have now been accounted for, as a result the amount of unaccounted for water was reduced.

Due to excessive unaccounted-for water, staff has recommended removing the operation and maintenance expense associated with the unaccounted water.

I'm not aware of Florida Public Service Commission (FPSC) rules that require the Utility to obtain certification to install meters.

FPSC Rules 25-30.265, 25-30.266, and 25-30.267, Florida Administrative Code (F.A.C.), relate to meter testing. Specifically, these rules relate to the utility's testing intervals, how customers can request a test, and the utility's records of such requests.

Sunlake is required to test its meters and verify that they are functioning properly. However, the utility's records regarding meter testing are not satisfactory. Staff is addressing these recordkeeping deficiencies in its final recommendation, which may result in a reduction to the utility's return on equity.

I was not aware of the current issue regarding wireless meter connection problems. I will inform staff of this matter.

Please let me know if you have any other questions, comments, or concerns.

Thank you,

Brian Lenberg
Florida Public Service Commission
Public Utility Analyst
Division of Accounting & Finance
Blenberg@PSC.STATE.FL.US
Tel: 850.413-6404

From: Robert Anderson <robert.j.anderson@outlook.com>
Sent: Monday, June 29, 2026 8:41 PM
To: Brian Lenberg <blenberg@psc.state.fl.us>
Subject: Questions from the Sunlake Water hearing docket # 20250108-WS.

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Mr. Lenberg,

Concerning the questions I submitted and asked, I was curious if you had gotten responses to the following questions yet?

Has the final expense report for Sun Utilities for 2025 been submitted yet, and if so, what were the operating expenses versus income?

Has Sun Utilities come up with a plan for dealing with the unaccounted for water yet?

Has there been any information concerning certifications provided?

Also, it seems there is a current issue with Sun Utilities not being able to connect with some meters wirelessly and they are reading them manually, however, some residents have expressed concern over their neighbor having the exact same bill for the month.

Thank you for your time.

Robert Anderson
(757)800-2730

I refuse to answer that question on the grounds that I do not know the answer. - Douglas Adams.