

**BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION**

In Re: Application for Original Certificate of Authorization and Initial Rates and Charges for Water and Wastewater Service in Duval, Baker and Nassau Counties, Florida by FIRST COAST REGIONAL UTILITIES, INC.

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DOCKET NO. 20190168-WS

**NOTICE OF FILING**

First Coast Regional Utilities, Inc., by and through its undersigned attorneys, hereby gives notice of filing its Prefiled Direct Testimony of Deborah D. Swain in the above-referenced docket.

Respectfully submitted on this  
15th day of May, 2020, by:

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**CERTIFICATE OF SERVICE**

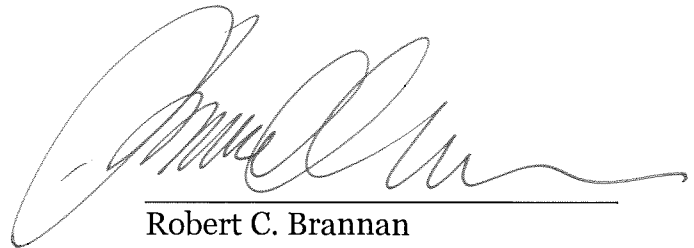
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Robert C. Brannan

BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION

In re: Application for original Certificate of  
Authorization and initial Rates and Charges for  
Water and Wastewater Service in Duval, Baker,  
and Nassau Counties, by First Coast Regional  
Utilities, Inc.

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Docket No.: 20190168-WS

DIRECT TESTIMONY  
OF  
DEBORAH D. SWAIN  
ON BEHALF OF  
FIRST COAST REGIONAL UTILITIES, INC.

- 1 **Q. Please state your, name profession and address.**
- 2 A. My name is Deborah D. Swain. I am Vice President of Milian, Swain & Associates, Inc. and  
3 head up the firm's finance, accounting and management team. My business address is 2015  
4 SW 32<sup>nd</sup> Avenue, Suite 110, Miami, Florida 33145.
- 5 **Q. State briefly your educational background and experience.**
- 6 A. I have a Bachelor of Science degree in Accounting from Florida State University. I have over  
7 35 years of experience in utility management, accounting, finance, rate regulation, rate design  
8 and system development. I have prepared and supervised cost of service studies for over 300  
9 water and wastewater systems, calculated revenue deficiencies and revenue requirements,  
10 and designed rates.
- 11 **Q. Have you previously appeared and presented testimony before any regulatory bodies?**
- 12 I have prepared and presented expert testimony in the areas of regulatory accounting, rate  
13 regulation and utilities in general, before various federal, state, county, courts and regulatory  
14 agencies, including the Florida Public Service Commission, Collier, Hillsborough, St. Johns  
15 and Washington Counties, the Circuit Court in Palm Beach County, the Town of Jupiter, the  
16 City of Miami, and the US Bankruptcy Court.
- 17 **Q. On whose behalf are you presenting this testimony?**
- 18 A. I am presenting this testimony and appearing on behalf of First Coast Regional Utilities, Inc.  
19 ("First Coast"), the applicant for original certificate of authorization and initial rates and  
20 charges for water and wastewater service in the present docket.
- 21 **Q. What is the purpose of your direct testimony?**
- 22 A. The purpose of my direct testimony is to present information supporting the financial basis  
23 for First Coast's request for initial rates and charges as presented in its Application, and to  
24 provide supporting schedules to show the basis for the requested rates and charges.
- 25 **Q. Are you sponsoring any exhibits?**

1 A. Yes, I am sponsoring three exhibits. Exhibit DDS-1 (Exhibit H to the Application) contains  
2 Accounting Information dated June 2019. Exhibit DDS-2 (Exhibit I to the Application) is  
3 the proposed Water Tariff for First Coast and Exhibit DDS-3 (Exhibit I to the Application) is  
4 the proposed Wastewater Tariff for First Coast.

5 **Q. Were these Exhibits prepared by you and your staff?**

6 A. Yes, they were. As is customary, they were prepared from financial and engineering  
7 information provided to me and my staff by First Coast and its consultants.

8 **Q. Have any changes been made subsequent to the filing of your exhibits?**

9 A. No, however further clarification related to the development of the rates was provided in First  
10 Coast's response to Staff's First Data Request of November 7, 2019.

11 **Q. Does that conclude your direct testimony?**

12 A. Yes, it does.

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Exhibit DDS-1  
Accounting Information  
Dated June 2019

EXHIBIT "H"

FINANCIAL REPORT OF MILLAN, SWAIN & ASSOCIATES

**First Coast Regional Utilities, Inc.**  
**Application for Original Certificate**  
**Accounting Information**

**Docket No.**

**June 2019**



First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Docket No.

Index

<u>Schedule No.</u>	<u>Description</u>	<u>Page No.</u>
1 Summary	Pro Forma Rate Base	1
1A	Pro Forma Water Plant (NARUC Accounts 301-348)	2
1B	Pro Forma Wastewater Plant (NARUC Accounts 351-398)	3
2A	Water Plant, Depreciation, CIAC and Amortization	4
2B	Wastewater Plant, Depreciation, CIAC and Amortization	7
3A	Pro Forma Expense for Water System When Plants are Operating at 80% of Design Capacity	10
3B	Pro Forma Expense for Wastewater System When Plants are Operating at 80% of Design Capacity	11
4	Cost of Capital	12
5	Calculation of Proposed Rates and Revenue Proof - Water and Wastewater	13
6A	Service Availability Charge Analysis - Water	16
6B	Service Availability Charge Analysis - Wastewater	17
7A	Cost Justification for Meter Installation Fees	18
7B	Cost Justification for Miscellaneous Service Charges	19
 <u>Supporting Schedules</u>		
Additional Support	Projected Net Operating Income When Plants Operating at 80% Capacity	20

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Projected Rate Base at 100% and 80% of Designed Capacity

Line No	Description	Year 5 100%	Year 4 80%	Referenced Schedule No.
1	<b>Water Rate Base</b>			
2				
3	Utility Plant in Service	\$ 16,170,000	\$ 16,170,000	1 A
4	Accumulated Depreciation	(2,302,200)	(1,790,600)	1 A Support
5	Contributions in Aid of Construction	(11,387,875)	(9,110,300)	1 A Support
6	Accumulated Amortization of CIAC	662,086	423,735	1 A Support
7	Working Capital Allowance	79,368	67,306	
8	Water Rate Base	<u>\$ 3,221,379</u>	<u>\$ 5,760,141</u>	
9				
10				
11				
12	<b>Wastewater Rate Base</b>			
13				
14	Utility Plant in Service	\$ 35,283,750	\$ 35,283,750	1 B
15	Accumulated Depreciation	(6,093,785)	(4,739,611)	1 B Support
16	Contributions in Aid of Construction	(17,716,738)	(14,173,390)	1 B Support
17	Accumulated Amortization of CIAC	1,030,043	659,227	1 B Support
18	Working Capital Allowance	237,427	201,345	
19	Wastewater Rate Base	<u>\$ 12,740,697</u>	<u>\$ 17,231,322</u>	

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Pro Forma Water Utility Plant  
Projected December Year 4

Line No.	NARUC Acct.	Description	Water	Accumulated Depreciation
1	301	Organization	\$ 80,000	\$ 7,000
2	302	Franchises		
3	303	Land and Land Rights	50,000	
4	304	Structures and Improvements	906,250	99,120
5	305	Collecting and Impounding Reservoirs		
6	306	Lake, River and Other Intakes		
7	307	Wells and Springs	2,500,000	291,667
8	309	Supply Mains		
9	310	Power Generation Equipment		
10	311	Pumping Equipment	750,000	131,250
11	320	Water Treatment Equipment	2,500,000	397,727
12	330	Distribution Reservoirs and Standpipes		
13	331	Transmission and Distribution Mains	6,837,500	556,541
14	333	Services	1,617,500	141,531
15	334	Meters and Meter Installation		
16	335	Hydrants	743,750	57,847
17	339	Other Plant and Miscellaneous Equipment		
18	340	Office Furniture and Equipment		
19	341	Transportation Equipment	185,000	107,917
20	343	Tools, Shop and Garage Equipment		
21	345	Power Operated Equipment		
22	346	Communication Equipment		
23	348	Other Tangible Plant		
24			<u>\$ 16,170,000</u>	<u>\$ 1,790,600</u>
25				
26		Treatment Capacity (gpd)	1,000,000	3,704 ERCs
27		Line Capacity		2,913 ERCs
28		ERC =		270 GPD

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Pro Forma Wastewater Utility Plant  
Projected December Year 4

Line No.	NARUC Acct.	Description	Wastewater	Accumulated Depreciation
1	351	Organization	\$ 80,000	\$ 7,000
2	352	Franchises		
3	353	Land and Land Rights	100,000	
4	354	Structures and Improvements	7,656,250	837,402
5	355	Power Generation Equipment	5,000,000	875,000
6	360	Collecting Wastewater - Force	1,150,000	134,167
7	361	Collecting Wastewater - Gravity	9,025,000	701,944
8	361	Manholes	1,900,000	221,667
9	362	Special Collecting Structures		
10	363	Services to Customers		
11	364	Flow Measuring Devices		
12	365	Flow Measuring Installations		
13	370	Receiving Wells		
14	371	Pumping Equipment	3,500,000	680,556
15	374	Reuse Distribution Reservoirs	2,000,000	175,000
16	375	Reuse T & D	-	-
17	380	Treatment and Disposal Equipment	2,437,500	473,958
18	381	Plant Sewers		
19	382	Outfall Wastewater Lines		
20	389	Other Plant and Miscellaneous Equipment		
21	390	Office Furniture and Equipment		
22	391	Transportation Equipment	185,000	107,917
23	393	Tools, Shop and Garage Equipment		
24	395	Power Operated Equipment		
25	397	Miscellaneous	2,250,000	525,000
26			<u>\$ 35,283,750</u>	<u>\$ 4,739,611</u>
27				
28		Treatment Capacity (gpd)	1,000,000	4,630 ERCs
29		Line Capacity		2,913 ERCs
30		ERC =		216 GPD

Type	Year 1	Year 2	Year 3	Year 4	Year 5	TOTAL
Cumm. Homes						0
331 T & D	\$6,837,500					\$6,837,500
333 Services	\$1,617,500					\$1,617,500
335 Hydrants	\$743,750					\$743,750

TOTAL	\$9,198,750	\$0	\$0	\$0	\$0	\$9,198,750
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CIAC Table						
Fee	\$ 3,910.00 Schedule 4					
Total T&D cost	9,198,750 Schedule 1B					
Total Factored ERCs	2,913 Capacity					
Year	Year 1	Year 2	Year 3	Year 4	Year 5	TOTAL
Factored ERCs	583	583	583	583	583	2,913
Annual CIAC	\$2,277,575	\$2,277,575	\$2,277,575	\$2,277,575	\$2,277,575	\$11,387,875

Engineering, permitting and construction admin included

Type	Depreciation Life	Annual addition for year					Accumulated Depreciation				
		Year 1	Year 2	Year 3	Year 4	Year 5	Year 1	Year 2	Year 3	Year 4	Year 5
ERC											
331 T & D	43	\$ 159,012	\$ -	\$ -	\$ -	\$ -	\$ 79,506	\$ 238,517	\$ 397,529	\$ 556,541	\$ 715,552
333 Services	40	\$ 40,438	\$ -	\$ -	\$ -	\$ -	\$ 20,219	\$ 60,656	\$ 101,094	\$ 141,531	\$ 181,969
335 Hydrants	45	\$ 16,528	\$ -	\$ -	\$ -	\$ -	\$ 8,264	\$ 24,792	\$ 41,319	\$ 57,847	\$ 74,375

TOTAL										\$755,919	\$971,896
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CIAC Table												
Year	Amortization	Year 1	Year 2	Year 3	Year 4	Year 5	Year 1	Year 2	Year 3	Year 4	Year 5	
Annual CIAC	43	\$ 52,967	\$ 52,967	\$ 52,967	\$ 52,967	\$ 52,967	\$ 26,483	\$ 105,934	\$ 238,351	\$423,735	\$662,086	

Engineering, permitting and construction admin included

Type	Depreciation Expense				
	Year 1	Year 2	Year 3	Year 4	Year 5
ERC					
331 T & D	\$ 79,506	\$ 159,012	\$ 159,012	\$ 159,012	\$ 159,012
333 Services	\$ 20,219	\$ 40,438	\$ 40,438	\$ 40,438	\$ 40,438
335 Hydrants	\$ 8,264	\$ 16,528	\$ 16,528	\$ 16,528	\$ 16,528

<b>TOTAL</b>				<b>\$215,977</b>	<b>\$215,977</b>
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CIAC Table					
Year	Year 1	Year 2	Year 3	Year 4	Year 5
Annual CIAC	\$ 26,483	\$ 79,450	\$ 132,417	\$185,384	\$238,351

Engineering, permitting and construction admin included

Type	Year 1	Year 2	Year 3	Year 4	Year 5	TOTAL
Cumm. Homes						
Sewer Laterals	\$2,375,000					\$2,375,000
Collec. Sys	\$8,550,000					\$8,550,000
Force Main	\$1,150,000					\$1,150,000
Master LS	\$2,000,000					\$2,000,000

<b>TOTAL</b>	<b>\$14,075,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$14,075,000</b>
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CIAC Table						
Fee	\$ 6,083.00					
Total cost Year 5	14,075,000 Schedule 1B					
Total Factored ERCs	2,913 Capacity					
Year	Year 1	Year 2	Year 3	Year 4	Year 5	TOTAL
Factored ERCs	583	583	583	583	583	2,913
Annual CIAC	\$3,543,348	\$3,543,348	\$3,543,348	\$3,543,348	\$3,543,348	\$17,716,738



Type	Depreciation Life	Annual addition for year					Accumulated Depreciation					
		Year 1	Year 2	Year 3	Year 4	Year 5	Year 1	Year 2	Year 3	Year 4	Year 5	
Cumm. Homes												
Sewer Laterals	38	\$ 62,500	\$ -	\$ -	\$ -	\$ -	\$ 31,250	\$ 93,750	\$ 156,250	\$ 218,750	\$ 281,250	
Collec. Sys	32	\$ 267,188	\$ -	\$ -	\$ -	\$ -	\$ 133,594	\$ 400,781	\$ 667,969	\$ 935,156	\$ 1,202,344	
Force Main	30	\$ 38,333	\$ -	\$ -	\$ -	\$ -	\$ 19,167	\$ 57,500	\$ 95,833	\$ 134,167	\$ 172,500	
Master LS	18	\$ 111,111	\$ -	\$ -	\$ -	\$ -	\$ 55,556	\$ 166,667	\$ 277,778	\$ 388,889	\$ 500,000	
<b>TOTAL</b>										<b>\$1,676,962</b>	<b>\$2,156,094</b>	

CIAC Table											
Year	Amortization	Year 1	Year 2	Year 3	Year 4	Year 5	Year 1	Year 2	Year 3	Year 4	Year 5
Annual CIAC	43	\$ 82,403	\$ 82,403	\$ 82,403	\$ 82,403	\$ 82,403	\$ 41,202	\$ 164,807	\$ 370,815	\$659,227	\$1,030,043

Type	Depreciation Expense				
	Year 1	Year 2	Year 3	Year 4	Year 5
Cumm. Homes					
Sewer Laterals	\$ 31,250	\$ 62,500	\$ 62,500	\$ 62,500	\$ 62,500
Collec. Sys	\$ 133,594	\$ 267,188	\$ 267,188	\$ 267,188	\$ 267,188
Force Main	\$ 19,167	\$ 38,333	\$ 38,333	\$ 38,333	\$ 38,333
Master LS	\$ 55,556	\$ 111,111	\$ 111,111	\$ 111,111	\$ 111,111
<b>TOTAL</b>				<b>\$479,132</b>	<b>\$479,132</b>

CIAC Table					
Year	Year 1	Year 2	Year 3	Year 4	Year 5
Annual CIAC	\$ 41,202	\$ 123,605	\$ 206,009	\$288,412	\$370,815

## First Coast Regional Utilities, Inc.

## Initial Rates and Charges

## Water System

## Pro Forma Expenses for Water Utility based on projections at 80% Design Capacity

Year 4

Line No.	NARUC Acct. No.	Description	Water
1	601	Salaries and Wages - Employees	\$ 124,250
2	603	Salaries and Wages - Other	-
3	604	Employees Pensions and Benefits	12,400
4	610	Purchased Water	-
5	615	Purchased Power	28,000
6	616	Fuel for Power Production	-
7	618	Chemicals	24,500
8	620	Materials and Supplies	12,350
9	631	Contractual Services - Engineering	6,250
10	632	Contractual Services - Accounting	10,000
11	633	Contractual Services - Legal	3,000
12	634	Contractual Services - Mgmt. Fees	-
13	635	Contractual Services - Testing	12,750
14	636	Contractual Services - Other	5,000
15	640	Rents	
16	650	Transportation Expense	4,500
17	656	Insurance - Vehicle	2,500
18	657	Insurance - General Liability	10,000
19	658	Insurance - Workers Comp	3,100
20	659	Insurance - Other	5,000
21	660	Advertising Expense	1,000
22	665	Regulatory Commission Expense	-
23	670	Bad Debt Expense	-
24	675	Miscellaneous Expense	30,000
25	403	Depreciation - Net of CIAC Amortization	324,216
26	407	Amortization Expense - Org Cost	2,000
27	408	Taxes Other Than Income (1)	329,641
28		Total Expenses	<u>950,457</u>
29			
30		Average Cost per customer per month	<u>\$ 21.76</u>
31			
32	(1) Taxes other than Income		
33		Property Taxes (net tangible plant X 2018 millage 18.023)	\$ 259,161
34			
35		Regulatory Assessment Fees	70,480
36		Total	<u>329,641</u>

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Wastewater System  
Pro Forma Expenses for Wastewater Utility based on projections at 80% Design Capacity  
Year 4

Line No.	NARUC Acct. No.	Description	Wastewater
1	701	Salaries and Wages - Employees	\$ 252,750
2	703	Salaries and Wages - Other	-
3	704	Employees Pensions and Benefits	25,280
4	710	Purchased Wastewater Treatment	-
5	711	Sludge Removal Expense	11,000
6	715	Purchased Power	81,000
7	716	Fuel for Power Production	-
8	718	Chemicals	45,000
9	720	Materials and Supplies	78,500
10	731	Contract Services - Engineering	10,000
11	732	Contract Services - Accounting	10,000
12	733	Contract Services - Legal	3,000
13	734	Contract Services - Mgmt. Fees	-
14	735	Contract Services - Testing	12,750
15	736	Contract Services - Other	5,000
16	741	Rental of Building/Real Property	-
17	742	Rental of Equipment	-
18	750	Transportation Expense	4,500
19	756	Insurance - Vehicle	2,500
20	757	Insurance - General Liability	12,000
21	758	Insurance - Workers Comp	6,300
22	759	Insurance - Other	5,000
23	760	Advertising Expense	-
24	766	Regulatory Commission Expense	-
25	767	Regulatory Commission Expense - Other	-
26	770	Bad Debt Expense	-
27	775	Miscellaneous Expense	35,000
28	403	Depreciation - Net of CIAC Amortization	1,063,762
29	407	Amortization Expense - Org Cost	2,000
30	408	Taxes Other Than Income (1)	741,709
31		Total Expenses	<u>\$ 2,407,051</u>
32			
33		Average cost per customer per month	<u>\$ 55.10</u>
34			
35	(1)	Taxes other than Income	
36		Property Taxes (net tangible plant X 2018 millage 18.023)	\$ 550,500
37			
38		Regulatory Assessment Fees	191,209
39		Total	<u>\$ 741,709</u>

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Projected Capital Structure When Utility Reaches 80% Capacity

Line No.	(1) Class of Capital	(2) Reconciled to Rate Base (Schedule 1) Year 4 - 80%	(3) Ratio	(4) Cost Rate	(5) Weighted Cost
1	Long Term Debt	\$ -			
2	Short Term Debt	-			
3	Preferred Stock	-			
4	Common Equity	22,519,463	97.95%	8.12%	7.95%
5	Customer Deposits	472,000	2.05%	2.00%	0.04%
6	Tax Credits - Zero Cost				
7	Tax Credits - Weighted Cost				
8	Accumulated Deferred Income Tax				
9	Other (Explain)				
10					
11	Total	<u>\$ 22,991,463</u>	<u>100.00%</u>		<u>7.99%</u>

Note: The cost of equity is based on the leverage formula in effect pursuant to Order No. PSC-2018-0327-PAA-WS

	Residential	General Service	
17 <u>Outstanding Customer Deposit Balance</u>			
18 New Customers connected years 3 and 4	1,000	120	
19 Average monthly bill	\$ 204.38	\$ 305.65	
20 Deposit requested	\$ 400.00	\$ 600.00	
21			
22 Deposit balance Year 4 from new customers	\$ 400,000	\$ 72,000	\$ 472,000

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Proof of Revenue  
Projected December Year 4

Line No		Rates for Revenue Requirement	Total ERCs	Total Gallons	Revenue Required Annual Revenue
1	<b>Revenue Proof For Water</b>				
2	Requested Rates - Residential - Monthly				
3	Base Facility Charge	\$ 41.05	24,000		\$ 985,200.00
4	Gallonge Charge				
5	First 3,000 gls	\$ 1.55		72,000	\$ 111,600.00
6	Over 3,000 gls - 10,000 gls	\$ 2.33		99,871	\$ 232,699.90
7	Over 10,000 gls	\$ 4.66		0	\$ -
8	<b>Total Residential Revenues</b>				<b>\$ 1,329,499.90</b>
9	<b>Average Residential Bill</b>				<b>\$ 55.40</b>
10					
11	Requested Rates - General Service				
12	5/8" x 3/4"	\$ 41.05	2,160		\$ 88,668.00
13	3/4"	61.58	0		-
14	1"	102.63	720		73,893.60
15	1-1/2" Turbine	205.25	0		-
16	2" Turbine	328.40	0		-
17	3" Turbine	718.38	0		-
18	Charge per 1,000 gallons	\$ 2.01		32,522	\$ 65,368.22
19	<b>Total General Service Revenues</b>				<b>\$ 227,929.82</b>
20	<b>Average General Service Bill</b>				<b>\$ 79.14</b>
21					
22	Revenues from Miscellaneous Charges (50% to water)	\$ 15.00	560		\$ 8,400.00
23					
24	<b>Total Water Revenue at 80% Design Capacity</b>				<b>\$ 1,565,829.71</b>
25					
26					
27	<b>Revenue Proof For Wastewater</b>				
28	Requested Rates - Residential - Monthly				
29	Base Facility Charge	\$ 112.17	24,000		\$ 2,692,080.00
30	Gallonge Charge, 10,000 gallons cap	\$ 6.67		132,451	\$ 883,449.50
31	<b>Total Residential Revenues</b>				<b>\$ 3,575,529.50</b>
32	<b>Average Residential Bill</b>				<b>\$ 148.98</b>
33					
34	Requested Rates - General Service				
35	5/8" x 3/4"	\$ 112.17	2,160		\$ 242,287.20
36	3/4"	168.26	0		-
37	1"	280.43	720		201,909.60
38	1-1/2" Turbine	560.85	0		-
39	2" Turbine	897.36	0		-
40	3" Turbine	1,962.98	0		-
41	Charge per 1,000 gallons	\$ 8.00		26,017	\$ 208,137.60
42	<b>Total General Service Revenues</b>				<b>\$ 652,334.40</b>
43	<b>Average General Service Bill</b>				<b>\$ 226.51</b>
44					
45	Requested Rates - Reclaimed Water				
46	Charge per 1,000 gallons	\$ 0.50		25,229	\$ 12,614.40
47					
48	Revenues from Miscellaneous Charges (50% to sewer)	\$ 15.00	560		\$ 8,400.00
49					
50	<b>Total Wastewater Revenue at 80% Design Capacity</b>				<b>\$ 4,248,878.30</b>

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Water System  
Calculation of Rates for Water Utility based on projections at 80% Design Capacity  
Projected Year 4

Line No.	NARUC Acct. No.	Description	Total Revenue Requirement	Allocation Percentage		Allocation Amount	
				Base Facility Charge	Gallonge Charge	Base Facility Charge	Gallonge Charge
1	601	Salaries and Wages - Employees	\$ 124,250	75%	25%	93,188	31,063
2	603	Salaries and Wages - Other					
3	604	Employees Pensions and Benefits	12,400	75%	25%	9,300	3,100
4	610	Purchased Water			100%	-	-
5	615	Purchased Power	28,000	75%	25%	21,000	7,000
6	616	Fuel for Power Production					
7	618	Chemicals	24,500		100%	-	24,500
8	620	Materials and Supplies	12,350	75%	25%	9,263	3,088
9	631	Contractual Services - Engineering	6,250	75%	25%	4,688	1,563
10	632	Contractual Services - Accounting	10,000	75%	25%	7,500	2,500
11	633	Contractual Services - Legal	3,000	75%	25%	2,250	750
12	634	Contractual Services - Mgmt. Fees		75%	25%	-	-
13	635	Contractual Services - Testing	12,750	75%	25%	9,563	3,188
14	636	Contractual Services - Other	5,000	75%	25%	3,750	1,250
15	640	Rents					
16	650	Transportation Expense	4,500	75%	25%	3,375	1,125
17	656	Insurance - Vehicle	2,500	75%	25%	1,875	625
18	657	Insurance - General Liability	10,000	75%	25%	7,500	2,500
19	658	Insurance - Workers Comp	3,100	75%	25%	2,325	775
20	659	Insurance - Other	5,000	75%	25%	3,750	1,250
21	660	Advertising Expense	1,000	75%	25%	750	250
22	665	Regulatory Commission Expense					
23	670	Bad Debt Expense					
24	675	Miscellaneous Expense	30,000	75%	25%	22,500	7,500
25		Total Operations & Maintenance Expenses	\$ 294,600			\$ 202,575	\$ 92,025
26							
27	403	Depreciation - Net of CIAC Amortization	324,216	75%	25%	243,162	81,054
28							
29	407	Amortization Expense - Org Cost	2,000	75%	25%	1,500	500
30							
31	408	Taxes Other Than Income	329,641	75%	25%	247,231	82,410
32							
33		Income Taxes	155,480	75%	25%	116,610	38,870
34							
35		Net Operating Income	460,279	75%	25%	345,209	115,070
36							
37		Less: Revenues from Miscellaneous Charges	(8,400)	100%		(8,400)	-
38							
39		Total Revenue Requirement from Rates	\$ 1,557,816			\$ 1,147,887	\$ 409,929
40							
41		Factored Bills (Monthly factored bills X 12)				27,960	
42		Annual Billable Gallons					204,393
43							
44		Base Facility Charge				\$ 41.05	
45							
46		Gallonge Charge (per 1,000)					
47		Residential under 3000 gls	72,000				\$ 1.55
48		Residential over 3000 gls - 10,000 gls	99,871				\$ 2.33
49		Residential under 10,000 gls	0				\$ 4.66
50		General Service	32,522				\$ 2.01
51							
52		Monthly factored bills					
53				80%		100%	
54				Bills	Factored	Bills	Factored
54		5/8" (Res)	1	2,000	2,000	2,500	2,500
55		5/8" (Comm)	1	180	180	225	225
56		3/4"	1.5	0	0	0	0
57		1"	2.5	60	150	75	188
58		1-1/2" Turbine	5	0	0	0	0
59		2" Turbine	8	0	0	0	0
60		3" Turbine	17.5	0	0	0	0
61							
62				2,240	2,330	2,800	2,913
63							
64		Annual billable gallons					
65		Residential Gallons (270 gpd)		197,100		246,375	
66		Under 3,000 gls	72,000				
67		Over 3,000 gls	125,100				
68		Reclaimed Water (20% wastewater residential)	(25,229)				
69		General Service Gallons	32,522	32,522		40,652	
70			204,393	229,622		287,027	

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Wastewater System  
Calculation of Rates for Wastewater Utility based on projections at 80% Design Capacity  
Projected Year 4

Line No.	NARUC Acct. No.	Description	Total Revenue Requirement	Allocation Percentage		Allocation Amount	
				Base Facility Charge	Gallonge Charge	Base Facility Charge	Gallonge Charge
1		Operations & Maintenance Expenses					
2	701	Salaries and Wages - Employees	252,750	75%	25%	189,563	63,188
3	703	Salaries and Wages - Other					
4	704	Employees Pensions and Benefits	25,280	75%	25%	18,960	6,320
5	710	Purchased Wastewater Treatment			100%	-	-
6	711	Sludge Removal Expense	11,000		100%	-	11,000
7	715	Purchased Power	81,000	75%	25%	60,750	20,250
8	716	Fuel for Power Production					
9	718	Chemicals	45,000		100%	-	45,000
10	720	Materials and Supplies	78,500	75%	25%	58,875	19,625
11	731	Contractual Services - Engineering	10,000	75%	25%	7,500	2,500
12	732	Contractual Services - Accounting	10,000	75%	25%	7,500	2,500
13	733	Contractual Services - Legal	3,000	75%	25%	2,250	750
14	734	Contractual Services - Mgmt. Fees		75%	25%	-	-
15	735	Contractual Services - Testing	12,750	75%	25%	9,563	3,188
16	736	Contractual Services - Other	5,000	75%	25%	3,750	1,250
17	740	Rents				-	-
18	750	Transportation Expense	4,500	75%	25%	3,375	1,125
19	756	Insurance - Vehicle	2,500	75%	25%	1,875	625
20	757	Insurance - General Liability	12,000	75%	25%	9,000	3,000
21	758	Insurance - Workers Comp	6,300	75%	25%	4,725	1,575
22	759	Insurance - Other	5,000	75%	25%	3,750	1,250
23	766	Regulatory Commission Expense				-	-
24		Amortization of Rate Case Expense					
25	767	Regulatory Commission Expense- Other					
26	770	Bad Debt Expense					
27	775	Miscellaneous Expense	35,000	75%	25%	26,250	8,750
28		<b>Total Operations &amp; Maintenance Expenses</b>	<b>\$ 599,580</b>			<b>\$ 407,685</b>	<b>\$ 191,895</b>
29							
30	403	Depredation - Net of CIAC Amortization	1,063,762	75%	25%	797,822	265,941
31							
32	407	Amortization Expense - Org Cost	2,000	75%	25%	1,500	500
33							
34	408	Taxes Other Than Income	741,709	75%	25%	556,281	185,427
35							
36		Income Taxes	465,115	75%	25%	348,836	116,279
37							
38		Net Operating Income	1,376,913	75%	25%	1,032,685	344,228
39							
40		Less: Revenues from Miscellaneous Charges	(8,400)	100%		(8,400)	-
41							
42		<b>Total Revenue Requirement from Rates</b>	<b>\$ 4,240,679</b>			<b>\$ 3,136,409</b>	<b>\$ 1,104,270</b>
43							
44		Factored Bills (Monthly factored bills X 12)				27,960	
45		Annual Billable Gallons					158,468
46							
47		Base Facility Charge				<b>\$ 112.17</b>	
48							
49		Gallonge Charge (per 1,000) - Residential					\$ 6.67
50		Gallonge Charge (per 1,000) - General Service					\$ 8.00
51		Gallonge Charge (per 1,000) - Reclaimed Water					\$ 0.50
52							
53		<b>Monthly factored bills</b>					
54							
55		5/8" (Res)	1	2,000	2,000	2,500	2,500
56		5/8" (Comm)	1	180	180	225	225
57		3/4"	1.5	0	0	0	0
58		1"	2.5	60	150	75	188
59		1-1/2" Turbine	5	0	0	0	0
60		2" Turbine	8	0	0	0	0
61		3" Turbine	17.5	0	0	0	0
62							
63				2,240	2,330	2,800	2,913
64							
65		Annual billable gallons					
66		Residential Gallons - Less Reclaimed Water	132,451		105,961		157,680
67		General Service Gallons	26,017		24,977		26,017
68			158,468		130,937		183,697



First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Service Availability Charge Analysis for Water  
Projected December Year 5

Line No.	Description	Water		
1	Gross Book Value	\$ 16,170,000		
2	Land	\$ 50,000		
3	Depreciable Plant	\$ 16,120,000		
4	Accumulated Depreciation to Date	\$ -		
5	Accumulated Depreciation at Design Capacity	\$ 2,302,200		
6	Net Plant at Design Capacity (includes land)	\$ 14,277,597		
7	Transmission & Distribution / Collection Lines	\$ 9,198,750		
8	Minimum Level of C.I.A.C.	56.89%		
9	C.I.A.C. to Date	\$ -		
10	Accumulated Amortization of C.I.A.C. to Date	\$ -		
11	Accumulated Amortization of C.I.A.C. at Design Capacity	\$ -		
12	Future Customers (ERC) to be Connected	2,913		
13	Composite Depreciation Rate	2.35%		
14	Number of Years to Design Capacity	5		
15	Existing Service Availability Charge Per ERC	\$ -		
16	Level of C.I.A.C. at Design Capacity	0.00%		
17	Requested Service Availability Charge Per ERC	\$ 3,910.00		
18	Level of C.I.A.C. at Design Capacity	75.00%		
19	Minimum Service Availability Charge Per ERC	\$ 2,966.00		
20	Level of C.I.A.C. at Design Capacity	56.89%		
21	Maximum Service Availability Charge Per ERC	\$ 3,910.00	Plant	Main
22	Level of C.I.A.C. at Design Capacity	75.00%	<u>Capacity</u>	<u>Capacity</u>
23	Requested Service Availability Charge Per ERC	\$ <u>3,910.00</u>	\$ 752.00	\$ 3,158.00
24	Requested Service Availability Charge Gallon Per Day	\$ <u>14.48</u>	\$ 2.79	\$ 11.70

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Service Availability Charge Analysis for Wastewater  
Projected December Year 5

Line No.	Description	Wastewater		
1	Gross Book Value	\$ 35,283,750		
2	Land	\$ 100,000		
3	Depreciable Plant	\$ 35,183,750		
4	Accumulated Depreciation to Date	\$ -		
5	Accumulated Depreciation at Design Capacity	\$ 6,093,785		
6	Net Plant at Design Capacity (includes land)	\$ 29,295,239		
7	Transmission & Distribution / Collection Lines	\$ 14,075,000		
8	Minimum Level of C.I.A.C.	39.89%		
9	C.I.A.C. to Date	\$ -		
10	Accumulated Amortization of C.I.A.C. to Date	\$ -		
11	Accumulated Amortization of C.I.A.C. at Design Capacity	\$ -		
12	Future Customers (ERC) to be Connected	2,913		
13	Composite Depreciation Rate	3.40%		
14	Number of Years to Design Capacity	5		
15	Existing Service Availability Charge Per ERC	\$ -		
16	Level of C.I.A.C. at Design Capacity	0.00%		
17	Requested Service Availability Charge Per ERC	\$ 6,083.00		
18	Level of C.I.A.C. at Design Capacity	55.24%		
19	Minimum Service Availability Charge Per ERC	\$ 4,392.00		
20	Level of C.I.A.C. at Design Capacity	39.89%		
21	Maximum Service Availability Charge Per ERC	\$ 8,258.00	Plant	Main
22	Level of C.I.A.C. at Design Capacity	75.00%	<u>Capacity</u>	<u>Capacity</u>
23	Requested Service Availability Charge Per ERC	\$ <u>6,083.00</u>	\$ <u>1,250.00</u>	\$ <u>4,833.00</u>
24	Requested Service Availability Charge Gallon Per Day	\$ <u>28.16</u>	\$ <u>5.79</u>	\$ <u>22.38</u>

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Cost Justification for Service and Meter Installation Fees

Line No.	Description	5/8 x 3/4" and 3/4"	Other Sizes
1	Cost of Meter and Fittings, including <sup>(1)</sup>	\$ 285	Actual Cost
2			
3	Service Installation - Water <sup>(2)</sup>	\$ 610	Actual Cost
4			
5	Lateral Installation - Sewer	Actual Cost	Actual Cost
6			
7	(1) Materials - \$225		
8	Labor - \$25 x 2 = \$50		
9	Transportation - \$10		
10			
11	(2) Materials - \$275		
12	Labor - \$25 x 4 = \$100		
13	Equipment - \$235		

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Cost Justification for Miscellaneous Service Charges

Line No.	Description	Charge During Regular Business Hours	Charge After Regular Business Hours
1	Initial Connection (1)	\$30.00	N/A
2			
3	Normal Reconnection (1)	\$30.00	N/A
4			
5	Violation Reconnection	Actual Cost	Actual Cost
6			
7	Premise Visit Charge (1)	\$30.00	N/A
8			
9	Late Payment Fee (2)	\$7.50	N/A
10			
11	Bad check Charge	Pursuant to 68.065 (2), Florida Statutes	
12			
13	Notes:		
14	(1) Cost Justification		
15	Labor (\$20 * 1.33) = \$26.60		
16	Vehicle (6 miles x \$.58 per mile) = \$3.48		
17	Total = \$30.08, rounded to \$30.00	\$30.00	
18			
19	(2) Cost Justification		
20	Clerical Labor (\$20 * .25) = \$5.00		
21	Supervisor Labor (\$25 * .08) = \$2.00		
22	Printing Supplies (\$.10)		
23	Postage (\$.50)		
24	Total = \$7.60, round to \$7.50	\$7.50	
25			
26	Total new connections, Year 4	560	
27			
28	Miscellaneous Revenues (50% to Water and 50% to Sewer)	\$ 16,800.00	
29			
30			
31	<u>Outstanding Customer Deposit Balance</u>	Residential	General Service
32	New Customers connected years 3 and 4	1,000	120
33	Average monthly bill	\$ 204.38	\$ 305.65
34	Deposit requested	\$ 400.00	\$ 600.00

First Coast Regional Utilities, Inc.  
Initial Rates and Charges  
Projected Net Operating Income  
Projected Year 4

Line No.	Projected Costs	Additional Revenues and RAFs	Required Revenues
1	<b>Water</b>		
2	Operating Revenue	\$ 1,566,216	\$ 1,566,216
3			
4	<b>Operating Expenses</b>		
5	Operation & Maintenance Expenses \$ 294,600		\$ 294,600
6	Depreciation net of CIAC Amortization 324,216		324,216
7	Amortization 2,000		2,000
8	Taxes Other Than Income 259,161	70,480	329,641
9	Income Taxes	155,480	155,480
10	<u>Total Operating Expenses \$ 879,977</u>	<u>\$ 225,960</u>	<u>\$ 1,105,937</u>
11			
12	<u>Net Operating Income (Loss) \$ (879,977)</u>	<u>\$ 1,340,256</u>	<u>\$ 460,279</u>
13			
14	<u>Rate Base \$ 5,760,141</u>		<u>\$ 5,760,141</u>
15			
16	<u>Rate of Return</u>		<u>7.99%</u>
17			
18			
19	<b>Wastewater</b>		
20	Operating Revenue	\$ 4,249,079	\$ 4,249,079
21			
22	<b>Operating Expenses</b>		
23	Operation & Maintenance Expenses \$ 599,580		\$ 599,580
24	Depreciation net of CIAC Amortization 1,063,762		1,063,762
25	Amortization 2,000		2,000
26	Taxes Other Than Income 550,500	191,209	741,709
27	Income Taxes	465,115	465,115
28	<u>Total Operating Expenses \$ 2,215,843</u>	<u>\$ 191,209</u>	<u>\$ 2,872,166</u>
29			
30	<u>Net Operating Income (Loss) \$ (2,215,843)</u>	<u>\$ 4,057,871</u>	<u>\$ 1,376,913</u>
31			
32	<u>Rate Base \$ 17,231,322</u>		<u>\$ 17,231,322</u>
33			
34	<u>Rate of Return</u>		<u>7.99%</u>

**EXHIBIT "E"**

FEASIBILITY ASSESSMENT REPORT

Exhibit DDS-2  
Water Tariff

WATER TARIFF

FIRST COAST REGIONAL UTILITIES, INC.  
NAME OF COMPANY

FILED WITH  
FLORIDA PUBLIC SERVICE COMMISSION



WATER TARIFF

FIRST COAST REGIONAL UTILITIES, INC.  
NAME OF COMPANY

Post Office Box 238

Lake Butler, Florida 32054  
(ADDRESS OF COMPANY)

(386) 496-3509  
(Business & Emergency Telephone Number)

FILED WITH  
FLORIDA PUBLIC SERVICE COMMISSION

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

WATER TARIFF

TABLE OF CONTENTS

	<u>Sheet Number</u>
Communities Served Listing.....	4.0
Description of Territory Served .....	3.1
Index of	
Rates and Charges Schedules .....	11.0
Rules and Regulations .....	6.0
Service Availability Policy and Charges .....	17.0
Standard Forms.....	20.0
Technical Terms and Abbreviations .....	5.0
Territory Authority .....	3.0

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

FIRST COAST REGIONAL UTILITIES, INC.  
WATER TARIFF

ORIGINAL SHEET NO. 3.0

TERRITORY AUTHORITY

CERTIFICATE NUMBER –

COUNTY – Duval and Nassau

COMMISSION ORDER(S) APPROVING TERRITORY SERVED –

Order Number

Date Issued

Docket Number

Filing Type

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

DESCRIPTION OF TERRITORY SERVED

SOUTHERN PARCEL

**PARCEL 1:**

All of Sections 4, 5, 6, 7, 8 and 17, and a portion of Sections 3, 9, 10, 15, 16, 18, 19, 20 and 21, all lying in Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 13262, page 46, of the current Public Records said county, being more particularly described as follows:

For a Point of Beginning, commence at the Northwest corner of said Section 6; thence South 89°08'52" East, along the Northerly line of said Section 6, a distance of 5208.61 feet to the Northwest corner of said Section 5; thence North 89°59'13" East, along the Northerly line of said Section 5, a distance of 5245.60 feet to the Northwest corner of said Section 4; thence South 89°47'34" East, along the Northerly line of said Section 4, a distance of 5252.55 feet to the Northwest corner of said Section 3; thence North 89°36'51" East, along the Northerly line of said Section 3, a distance of 861.77 feet; thence South 29°17'25" East, departing said Northerly line, 141.09 feet; thence South 50°34'45" East, 114.79 feet; thence South 38°07'06" East, 849.24 feet to the point of curvature of a curve concave Northeasterly having a radius of 520.00 feet; thence Southeasterly along the arc of said curve, through a central angle of 46°18'27", an arc length of 420.27 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 61°16'20" East, 408.93 feet; thence South 84°25'33" East, 493.91 feet to the point of curvature of a curve concave Northerly having a radius of 1000.00 feet; thence Easterly along the arc of said curve, through a central angle of 13°01'31", an arc length of 227.33 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 89°03'42" East, 226.84 feet; thence North 82°32'56" East, 145.54 feet; thence North 89°27'34" East, 771.07 feet to a point lying on the Westerly right of way line of U.S. Highway No. 301, a public variable width right of way as presently established; thence Southwesterly along said Westerly right of way line the following 5 courses: Course 1, thence South 18°55'48" West, 1785.80 feet; Course 2, thence South 18°55'47" West, 5851.81 feet; Course 3, thence South 18°56'27" West, 1781.26 feet; Course 4, thence North 71°02'55" West, 32.00 feet; Course 5, thence South 18°57'05" West, 1024.91 feet to a point lying on the Easterly line of those lands described and recorded in Official Records Book 10507, page 1524, of said current Public Records; thence North 00°30'52" East, departing said Westerly right of way line and along said Easterly line, 459.40 feet to a point lying on the Northerly line of said Section 15; thence North 89°30'18" West, departing said Easterly line and along said Northerly line, 105.00 feet to the Southeast corner of those lands described and recorded in Deed Book 144, page 318, of said current Public Records; thence Northerly, Westerly and Southerly along the boundary of last said lands the following 3 courses: Course 1, thence North 01°10'37" East, departing said Northerly line of Section 15, a distance of 225.00 feet; Course 2, thence North 89°30'18" West, 225.00 feet to a point lying on the Westerly line of said Section 10; Course 3, thence South 01°10'37" West, along said Westerly line, 225.00 feet to the Southwest corner of said Deed Book 144, page 318, and the Northwest corner of said Section 15; thence South 00°30'52" West, along the Westerly line of said Section 15, a distance of 990.00 feet to the Southwest corner of said lands of Official Records Book 10507, page 1524; thence South 89°30'18" East, along the Southerly line of last said lands, 153.09 feet to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence Southwesterly along said Westerly right of way line the following 7 courses: Course 1, thence South 18°57'05" West, departing said Southerly line, 4565.72 feet; Course 2, thence South 71°18'37" East, 32.09 feet; Course 3, thence South 18°48'12" West, 91.40 feet; Course 4, thence South 19°02'58" West, 1903.63 feet; Course 5, thence South 18°58'32" West, 854.92 feet; Course 6, thence North 71°01'28" West, 22.00 feet; Course 7, thence South 18°58'00" West, 1852.86 feet to the Easterly most Northeast corner of those lands described and recorded in Official Records Volume 7245, page 1751, of said current Public Records; thence along the boundary of last said lands the following 17 courses: Course 1, thence North 71°10'22" West, departing said Westerly right of way line, 145.74 feet to the point of curvature of a curve concave Northeasterly having a

(Continued to Sheet No. 3.2)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.1)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

radius of 643.90 feet; Course 2, thence Northwesterly along the arc of said curve, through a central angle of 11°00'00", an arc length of 123.62 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 65°16'35" West, 123.20 feet; Course 3, thence North 59°58'23" West, 120.88 feet to the point of curvature of a curve concave Northeasterly having a radius of 576.50 feet; Course 4, thence Northwesterly along the arc of said curve, through a central angle of 11°14'16", an arc length of 113.07 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 54°14'09" West, 112.90 feet; Course 5, thence North 48°52'11" West, 218.74 feet; Course 6, thence South 41°15'07" West, 84.53 feet; Course 7, thence North 48°44'00" West, 1988.52 feet; Course 8, thence North 49°28'14" West, 210.25 feet to a point lying on the Westerly line of said Section 21; Course 9, thence North 58°48'48" West, 1913.14 feet; Course 10, thence North 69°39'43" West, 1692.07 feet; Course 11, thence North 73°52'35" West, 624.14 feet; Course 12, thence South 89°39'08" West, 1396.93 feet to a point lying on the Easterly line of said Section 19; Course 13, thence North 00°54'05" East, along said Easterly line, 400.05 feet; Course 14, thence North 89°05'22" West, departing said Easterly line, 616.83 feet; Course 15, thence North 00°52'24" East, 682.99 feet to a point lying on the Northerly line of said Section 19; Course 16, thence North 00°54'53" East, 4625.67 feet; Course 17, thence North 89°40'53" West, 4665.74 feet to the Northwesterly corner thereof, said corner lying on the Westerly line of said Section 18, said line being the line dividing Township 3 South, Range 22 East, Baker County, and said Township 3 South, Range 23 East, Duval County; thence North 00°28'49" East, along said Westerly line, 596.05 feet to the Southwest corner of said Section 7; thence North 00°29'36" East, along the Westerly line of said Section 7, a distance of 5248.52 feet to the Southwest corner of said Section 6; thence North 00°29'36" East, along the Westerly line of said Section 6, a distance of 5248.52 feet to the Point of Beginning.

LESS and EXCEPT the sovereign lands of the State of Florida, if any, associated with Deep Creek.

Also LESS and EXCEPT the following described parcel:

A portion of Sections 9 and 10, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 12996, page 2274, of the current Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of said Section 10; thence North 01°10'37" East, along the Westerly line of said Section 10, a distance of 2380.06 feet; thence South 88°49'23" East, departing said Westerly line, 141.14 feet to the Point of Beginning.

From said Point of Beginning, thence Northwesterly along the Northeasterly line of Borrow Pit Haul Road as described and recorded in Official Records Volume 1914, page 311, of said current Public Records, the following 3 courses: Course 1, thence North 49°03'48" West, 30.00 feet; Course 2, thence North 30°20'48" West, 217.01 feet; Course 3, thence North 50°13'48" West, 337.82 feet; thence North 18°44'24" East, departing said Northeasterly line, 314.53 feet; thence South 71°15'36" East, 507.09 feet; thence South 18°44'24" West, 589.22 feet to the Point of Beginning.

The above described PARCEL 1 containing 6035.75 acres, more or less.

(Continued to Sheet No. 3.3)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.2)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

**Villages Exception Parcel**

A portion of Sections 9 and 10, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 12996, page 2274, of the current Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of said Section 10; thence North 01°10'37" East, along the Westerly line of said Section 10, a distance of 2380.06 feet; thence South 88°49'23" East, departing said Westerly line, 141.14 feet to the Point of Beginning.

From said Point of Beginning, thence Northwesterly along the Northeasterly line of Borrow Pit Haul Road as described and recorded in Official Records Volume 1914, page 311, of said current Public Records, the following 3 courses: Course 1, thence North 49°03'48" West, 30.00 feet; Course 2, thence North 30°20'48" West, 217.01 feet; Course 3, thence North 50°13'48" West, 337.82 feet; thence North 18°44'24" East, departing said Northeasterly line, 314.53 feet; thence South 71°15'36" East, 507.09 feet; thence South 18°44'24" West, 589.22 feet to the Point of Beginning.

Containing 5.00 acres, more or less.

**Southern Parcel:**

**PARCEL 2:**

A portion of Sections 19, 20, 21, 28, 29 and 30, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 13262, page 46, of the current Public Records said county, being more particularly described as follows:

For a Point of Beginning, commence at the corner common to said Sections 20, 21, 28 and 29; thence North 89°51'06" West, along the Northerly line of said Section 29, a distance of 2621.91 feet to the Northwest corner of the East one-half of said Section 29; thence South 00°32'07" West, departing said Northerly line and along the Westerly line of said East one-half of Section 29, a distance of 3956.58 feet to the Southwest corner of Lot 20, Section 29, as depicted on Plat of Maxville and Maxville Farms, recorded in Plat Book 3, page 94, of said current Public Records; thence South 89°57'47" East, along the Southerly line of said Lot 20 and along the Southerly line of Lot 19, Section 29 of said Plat of Maxville and Maxville Farms, a distance of 1250.59 feet to the Northwest corner of those lands described and recorded in Official Records Book 17906, page 1508, of said current Public Records; thence South 00°18'53" West, along the Westerly line of last said lands, 1071.87 feet to the Southwest corner thereof, said corner lying on the Northerly right of way line of County Road No. 228 (Maxville Macclenny Highway), a public 120 foot right of way as presently established; thence Westerly along said Northerly right of way line the following 3 courses: Course 1, thence South 86°24'08" West, 2689.67 feet to the point of curvature of a curve concave Northerly, having a radius of 11399.16 feet; Course 2, thence Westerly along the arc of said curve, through a central angle of 03°49'00", an arc length of 759.34 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 88°19'19" West, 763.70 feet; Course 3, thence North 89°45'30" West, 1082.77 feet to the Southeast corner of those lands described and recorded in Official Records Book 17041, page 1529, of said current Public Records; thence North 00°54'03" East, departing said Northerly right of way line, along the Easterly line of last said lands and along the Easterly line of those lands described and recorded in Official Records Book 14755, page 198, of said current Public Records, 6225.09 feet to the Northeasterly corner of said Official Records Book 14755, page 198, said corner lying on the boundary line of those lands

(Continued to Sheet No. 3.4)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.3)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

described and recorded in Official Records Volume 7245, page 1751, of said current Public Records; thence along said boundary line the following 11 courses: Course 1, thence continue North 00°54'03" East, 2871.18 feet; Course 2, thence South 89°06'05" East, 616.97 feet to a point lying on the Easterly line of said Section 19; Course 3, thence North 00°52'49" East, along said Easterly line, 199.84 feet; Course 4, thence North 89°39'08" East, departing said Easterly line, 1384.38 feet; Course 5, thence South 73°53'58" East, 605.57 feet; Course 6, thence South 69°39'03" East, 1679.56 feet; Course 7, thence South 58°48'40" East, 1910.90 feet; Course 8, thence South 48°45'22" East, 57.81 feet to a point lying on the Westerly line of said Section 21; Course 9, thence South 48°43'42" East, 2116.15 feet; Course 10, thence South 41°14'44" West, 57.49 feet; Course 11, thence South 48°43'26" East, 853.37 feet to the Easterly most Southeast corner of said lands, said corner lying on the Westerly right of way line of U.S. Highway No. 301, a public variable width right of way as presently established; thence Southwesterly along said Westerly right of way line the following 3 courses: Course 1, thence South 18°58'00" West, 1463.09 feet; Course 2, thence South 71°02'00" East, 22.00 feet; Course 3, thence South 18°58'03" West, 238.56 feet to its intersection with the Northerly line of Lot 11, Section 28, said Plat of Maxville and Maxville Farms; thence South 89°56'02" West, departing said Westerly right of way line, along said Northerly line of Lot 11 and along the Northerly line of Lot 10, said Section 28 of said plat, 1035.38 feet to the Northwest corner of said Lot 10; thence South 00°19'39" West, along the Westerly line of said Lot 10, a distance of 1326.85 feet to the Southwest corner of said Lot 10; thence South 89°51'06" East, along the Southerly line of said Lot 10, a distance of 586.01 feet to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence South 18°58'03" West, departing said Southerly line and along said Westerly right of way line, 411.90 feet to its intersection with the Northerly line of Lot 14, Block 67 of said plat; thence North 71°00'26" West, departing said Westerly right of way line, along said Northerly line of Lot 14 and along the Northerly line of Lots 13 through 11, said Block 67, a distance of 161.05 feet to the Northwest corner of said Lot 11; thence South 18°59'34" West, along the Westerly line of said Lot 11, a distance of 180.00 feet to the Southwest corner of said Lot 11; thence North 71°00'26" West, along the Southerly line of said Block 67, a distance of 90.00 feet to the Southwest corner of said Block 67; thence North 18°59'34" East, along the Westerly line of said Block 67, a distance of 180.00 feet to the Northwest corner of Lot 9, said Block 67; thence North 71°00'26" West, along the Easterly prolongation of the Northerly line of Lot 16, Block 68 of said plat, and along the Northerly line of Lots 16 through 9, said Block 68, a distance of 390.00 feet to the Northwest corner of said Lot 9; thence South 18°59'34" West, along the Westerly line of said Block 68, a distance of 180.00 feet to the Southwest corner of said Block 68; thence North 71°00'26" West, along the Westerly prolongation of the Southerly line of said Block 68, a distance of 30.00 feet to the Southeast corner of Block 69 of said plat; thence South 18°59'36" West, 80.00 feet to the Northeast corner of Block 50 of said plat; thence South 18°54'10" West, along the Easterly line of said Block 50, a distance of 178.95 feet to the Northeast corner of Lot 14, said Block 50; thence North 71°05'50" West, along the Northerly line of Lots 14 through 12, said Block 50, a distance of 135.00 feet to the Northwest corner of said Lot 12; thence South 18°54'10" West, along the Westerly line of said Lot 12 and its Southerly prolongation, 258.34 feet to a point lying on the Northerly line of Block 49 of said plat; thence South 71°05'50" East, along said Northerly line and its Easterly prolongation, and along the Northerly line of Block 48 of said plat, 255.00 feet to the Northwest corner of Lot 6, said Block 48; thence South 18°54'10" West, along the Westerly line of said Lot 6, a distance of 178.34 feet to the Southwest corner of said Lot 6; thence South 71°05'50" East, along the Southerly line of said Lot 6, a distance of 45.00 feet to the Southeast corner of said Lot 6; thence North 18°54'10" East, along the Easterly line of said Lot 6 and its Northerly prolongation, and along the Easterly line of Lot 11, Block 51 of said plat, 436.68 feet to the Northeast corner of said Lot 11; thence North 71°05'50" West, along the Northerly line of said Lot 11, a distance of 45.00 feet to the Southeast corner of Lot 7, said Block 51; thence North 18°54'10" East, along the Easterly line of said Lot 7, a distance of 178.77 feet to the Northeast corner of said Lot 7; thence South 71°00'26" East, along the Northerly line of said Block 51 and its Easterly prolongation, and along the Northerly line of Block 52 of said plat, 551.17 feet

(Continued to Sheet No. 3.5)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.4)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence South 18°58'03" West, departing said Northerly line and along said Westerly right of way line, 356.24 feet to its intersection with the Southerly line of said Block 52; thence North 71°05'50" West, departing said Westerly right of way line and along said Southerly line and its Westerly prolongation, 280.76 feet to the Southeast corner of said Block 51; thence South 18°54'10" West, along the Northerly prolongation of the Easterly line of said Block 48 and along said Easterly line, 258.34 feet to the Northeast corner of Lot 16, said Block 48; thence North 71°05'50" West, along the Northerly line of said Lot 16, a distance of 45.00 feet to the Northwest corner of said Lot 16; thence South 18°54'10" West, along the Westerly line of said Lot 16 and its Southerly prolongation, 258.34 feet to the Northwest corner of Lot 1, Block 31 of said plat; thence South 71°05'50" East, along the Northerly line of said Block 31, a distance of 45.00 feet to the Northeast corner of said Block 31; thence South 18°54'10" West, along the Easterly line of said Block 31, a distance of 356.69 feet to the Southeast corner of said Block 31; thence North 71°05'50" West, along the Southerly line of said Block 31 and its Westerly prolongation, 405.37 feet to a point lying on the Easterly line of said Section 29; thence North 00°19'41" East, along said Easterly line, 4219.23 feet to the Point of Beginning.

LESS and EXCEPT all roadways shown on the Plat of Maxville and Maxville Farms as recorded in Plat Book 3, page 94, of the current Public Records of Duval County, Florida.

The above described Parcel 2 containing 1070.29 acres, more or less.

**ICI-Baldwin Parcel:**

**Parcel 1**

A portion of Sections 29 and 30, Township 2 South, Range 23 East, Nassau County, Florida, also being a portion of those land described and recorded in Official Records Book 1083, page 770, of the public records of said Nassau County, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of Section 31, said Township and Range; thence North 00°01'21" West, along the Westerly line of said Section 31, a distance of 5265.65 feet to the Southwest corner of said Section 30; thence continue North 00°01'21" West, along the Westerly line of said Section 30, said line also being the dividing line between Baker and Nassau counties, a distance of 1742.49 feet to the Point of Beginning.

From said Point of Beginning, thence continue North 00°01'21" West, along said Westerly line of Section 30, a distance of 132.01 feet to an intersection with the Southeasterly right of way line of U.S. Highway No. 90 (State Road 10), a variable width right of way as presently established; thence Northeasterly and Southeasterly, along said Southeasterly right of way line, the following twelve courses: Course 1, thence North 83°43'11" East, departing said Westerly line, 35.46 feet to a point of curvature of a curve concave Northwesterly, having a radius of 1465.39 feet; Course 2, thence Northeasterly, along the arc of said curve, through a central angle of 17°28'30", an arc length of 446.94 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 74°58'56" East, 445.21 feet; Course 3, thence North 66°14'41" East, 2919.19 feet; Course 4, thence South 23°45'19" East, 67.00 feet; Course 5, thence North 66°14'41" East, 2423.53 feet to a point lying on the Westerly line of said Section 29; Course 6, thence North 01°03'23" East, along said Westerly line, 73.81 feet; Course 7, thence North 66°14'41" East, departing

(Continued to Sheet No. 3.6)

**ROBERT KENNELLY**  
ISSUING OFFICER

**PRESIDENT**  
TITLE



(Continued from Sheet No. 3.5)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

said Westerly line, 473.55 feet; Course 8, thence South 23°45'19" East, 24.28 feet; Course 9, thence North 66°14'41" East, 820.21 feet; Course 10, thence North 23°45'19" West, 24.28 feet; Course 11, thence North 66°14'41" East, 1328.45 feet to a point of curvature of a curve concave Southeasterly, having a radius of 1399.39 feet; Course 12, thence Northeasterly, along the arc of said curve, through a central angle of 12°25'11", an arc length of 303.34 feet to a point on said curve, said point also lying on the Westerly line of the Northeast one-quarter of said Section 29, also being the Westerly line of those lands described and recorded in Official Records Book 1417, page 135 of said public records of Nassau County, said arc being subtended by a chord bearing and distance of North 72°27'16" East, 302.75 feet; thence South 00°37'00" West, departing said Southeasterly right of way line, and along said Westerly line, 2636.77 feet to a point lying on the Northerly right of way line of the CSX Railroad, a variable width right of way as presently established; thence Westerly and Southerly, along said Northerly right of way line of the CSX Railroad the following three courses: Course 1, thence South 83°25'36" West, departing said Westerly line, 50.82 feet; Course 2, thence South 02°02'34" West, 50.57 feet; Course 3, thence South 83°25'36" West, 430.31 feet to a point lying on the Northerly line of the Northeast one-quarter of the Southwest one-quarter of said Section 29; thence North 89°45'25" West, departing said Northerly right of way line and along said Northerly line, 891.56 feet to the Northwest corner of said Northeast one-quarter of the Southwest one-quarter of Section 29; thence South 00°17'37" West, along the Westerly line of said Northeast one-quarter of the Southwest one-quarter, a distance of 106.58 feet to a point lying on said Northerly right of way line of the CSX Railroad; thence along said Northerly right of way line the following three courses: Course 1, thence South 83°25'36" West, departing said Westerly line, 1331.32 feet; Course 2, thence North 01°03'23" East, 50.45 feet; Course 3, thence South 83°25'36" West, 5385.82 feet to the Point of Beginning.

Containing 248.75 acres, more or less.

Parcel 2:

A portion of Sections 29, 30, and 31, Township 2 South, Range 23 East, Nassau County, Florida, together with a portion of Sections 28, 29, 30, 31, 32, and 33, Township 2 South, Range 23 East, Duval County, Florida, also being a portion of those land described and recorded in Official Records Book 1083, page 770, of the public records of said Nassau County, and those lands described and recorded in Official Records Volume 9740, page 430 of the current public records of said Duval County, being more particularly described as follows.

For a Point of Reference, commence at the Southwest corner of said Section 31; thence North 00°01'21" West, along the Westerly line of said Section 31, said line also being the dividing line between Baker and Nassau counties, a distance of 3101.48 feet to the Point of Beginning.

From said Point of Beginning, thence continue North 00°01'21" West, along said Westerly line of Section 31, a distance of 2164.17 feet to the Southwest corner of said Section 30; thence continue North 00°01'21" West, along the Westerly line of said Section 30, a distance of 1541.17 feet to a point lying on the Southerly right of way line of the CSX Railroad, a variable width right of way a presently established; thence along said Southerly right of way line the following three courses: Course 1, thence North 83°25'36" East, departing said Westerly line of Section 30, a distance of 5382.00 feet; Course 2, thence North 01°03'23" East, 50.45 feet; Course 3, thence North 83°25'36" East, 1332.68 feet to a point lying on the Westerly line of those lands described and recorded in Official Records Book 1417, page 135 of the public records of said Nassau County, said point also lying on the Westerly line of the Northeast one-quarter of the Southwest one-quarter of said Section 29; thence along said Westerly line of Official Records Book 1417, page 135 the following three

(Continued to Sheet No. 3.2)

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PRESIDENT  
TITLE

(Continued from Sheet No. 3.6)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

courses: Course 1, thence South 00°17'37" West, departing said Southerly right of way line, and along said Westerly line of the Northeast one-quarter of the Southwest one-quarter, 1162.01 feet to the Northeast corner of the Southwest one-quarter of said Southwest one-quarter; Course 2, thence South 89°48'34" West, along the Northerly line of said Southwest one-quarter of the Southwest one-quarter of said Section 29, a distance of 1336.66 feet to the Northwest corner of said Southwest one-quarter of the Southwest one-quarter; Course 3, thence South 01°03'23" West, along the Westerly line of said Section 29, a distance of 1367.61 feet to the Southwest corner of said Section 29; thence North 89°46'35" East, along the Southerly line of said Section 29, a distance of 5419.51 feet to the Southeast corner thereof; thence North 00°09'35" East, along the Easterly line of said Section 29, a distance of 2685.44 feet to the Southwest corner of the Northwest one-quarter of said Section 28; thence North 89°51'30" East, along the Southerly line of said Northwest one-quarter, 2349.72 feet to the Northwest corner of the Southeast one-quarter of said Section 28; thence South 01°00'44" West, along the Westerly line of said Southeast one-quarter, said line also being the Westerly line of those lands described and recorded in Official Records Volume 9245, page 2273, the Westerly line of those lands described and recorded in Official Records Volume 9190, page 4192, and the Westerly line of those lands described and recorded in Official Records Volume 12628, page 1025 of the current public records of said Duval County, a distance of 2699.45 feet to the Southwest corner of said Southeast one-quarter; thence North 89°56'32" East, along the Southerly line of said Section 28, a distance of 990.82 feet to a point lying on the Northerly right of way line of Interstate 10 (State Road No. 8) a variable width right of way per Florida Department of Transportation Right of Way Map Section 72270-2401; thence Southwesterly, along said Northerly right of way line, the following three courses: Course 1, thence South 85°45'37" West, departing said Southerly line, 4434.27 feet to the point of curvature of a curve concave Southeasterly, having a radius of 23068.31 feet; Course 2, thence Westerly, along the arc of said curve, through a central angle of 06°33'27", an arc length of 2640.17 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 82°28'54" West, 2638.73 feet; Course 3, thence South 79°12'10" West, 7109.67 feet to the Point of Beginning.

Less and except any sovereign lands of the State of Florida associated with Deep Creek.  
Containing 682.12 acres, more or less.

**South I-10 Residual Parcel:**

A portion of Section 31, Township 2 South, Range 23 East, Nassau County, Florida, together with a portion of Sections 31, 32, 33 and 34, Township 2 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 1446, page 572, of the Public Records of said Nassau County, together with a portion of those lands described and recorded in Official Records Book 13540, page 344, of the current Public Records of said Duval County, being more particularly described as follows:

For a Point of Beginning, commence at the Southwesterly corner of said Section 31; thence North 00°01'21" West, along the Westerly line of said Section 31, said line being the dividing line between said Nassau County and Baker County, Florida, a distance of 2796.10 feet to its intersection with the Southerly limited access right of way line of Interstate No. 10 (State Road No. 8), a public 300 foot limited access right of way as depicted on Florida Department of Transportation Right of Way Map Section No. 74170-2401; thence North 79°12'10" East, departing said Westerly line and along said Southerly limited access right of way line, 3692.91 feet to its intersection with the line dividing said Nassau and Duval Counties; thence South 46°06'56" West, departing said Southerly limited access right of way line and along said dividing line, 4337.89 feet; thence Due South, departing said dividing line, 438.28 feet; thence South 89°08'52" East, along a line 50 feet Northerly of and

(Continued to Sheet No. 3.8)

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PRESIDENT  
TITLE

(Continued from Sheet No. 3.7)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

parallel with the Southerly line of said Section 31, a distance of 4708.98 feet; thence North 89°59'13" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 32, a distance of 5245.32 feet; thence South 89°47'34" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 33, a distance of 5252.38 feet; thence North 89°36'51" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 34, a distance of 833.91 feet; thence South 29°17'25" East, 57.12 feet to a point lying on said Southerly line of Section 34; thence South 89°36'51" West, along said Southerly line, 861.77 feet to the Southeasterly corner of said Section 33; thence North 89°47'34" West, along the Southerly line of said Section 33, a distance of 5252.55 feet to the Southeasterly corner of said Section 32; thence South 89°59'13" West, along the Southerly line of said Section 32, a distance of 5245.60 feet to the Southeasterly corner of said Section 31; thence North 89°08'52" West, along the Southerly line of said Section 31, a distance of 5208.61 feet to the Point of Beginning.

Containing 137.67 acres, more or less.

**301 Capital - Baker County Tract**

A portion of Sections 13, 23, 24, and 25, Township 3 South, Range 22 East, Baker County, Florida, being more particularly described as follows:

For a Point of Beginning, commence at the Northeast corner of said Section 13, said corner lying on the line dividing said Township 3 South, Range 22 East, Baker County and Township 3 South, Range 23 East, Duval County, Florida; thence South 00°29'20" West, along said dividing line, 3743.50 feet to the Northeast corner of those lands described and recorded in Official Records Book 263, page 98, of the Public Records of Baker County, Florida; thence along the boundary line of last said lands the following 3 courses: Course 1, thence North 89°30'49" West, departing said dividing line, 199.98 feet; Course 2, thence South 00°29'09" West, 5231.52 feet; Course 3, thence South 89°29'14" East, 200.14 feet to a point lying on the Easterly line of said Section 24, said line also being the dividing line dividing said Baker and Duval Counties; thence South 00°28'56" West, along said dividing line, 1513.79 feet to the Northeast corner of said Section 25; thence South 00°27'02" West, continuing along said dividing line, 5165.76 feet to a point lying on the Northeasterly right of way line of County Road No. 228, a 100 foot right of way as presently established; thence Northwesterly departing said dividing line, along said Northeasterly right of way line and along the arc of a curve concave Northeasterly, having a radius of 2814.79 feet, through a central angle of 29°38'35", an arc length of 1456.29 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 62°56'16" West, 1440.10 feet; thence North 48°06'59" West, continuing along said Northeasterly right of way line, 4279.13 feet to the point of curvature of a curve concave Easterly having a radius of 1859.86 feet; thence Northerly along the former Easterly right of way line of said County Road No. 228 the following 4 courses: Course 1, thence Northerly along the arc of said curve, through a central angle 46°14'33", an arc length of 1501.06 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 24°59'42" West, 1460.65 feet; Course 2, thence North 01°52'26" West, 2764.08 feet to the point of curvature of a curve concave Westerly having a radius of 2914.79 feet; Course 3, thence Northerly along the arc of said curve, through a central angle of 13°58'54", an arc length of 711.29 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 08°51'53" West, 709.53 feet; Course 4, thence North 15°51'21" West, 1976.24 feet to its intersection with the Northerly line of said Section 23, said intersection also lying on the boundary line of those lands described and recorded in Official Records Book 56, page 472 of the Public Records of said Baker County; thence along

(Continued to Sheet No. 3.9)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.8)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

said boundary line the following 8 courses: Course 1, thence North 89°42'23" East, departing said former Easterly right of way line and along said Northerly line, 633.32 feet to the Southwest corner of said Section 13; Course 2, thence North 87°44'21" East, along the Southerly line of said Section 13, a distance of 1319.90 feet to the Southeast corner of the Southwest one-quarter of the Southwest one-quarter of said Section 13; Course 3, thence North 00°03'28" East, along the Easterly line of said Southwest one-quarter of the Southwest one-quarter of Section 13, a distance of 1323.19 feet to the Southwest corner of the Northeast one-quarter of the Southwest one-quarter of said Section 13; Course 4, thence North 87°55'43" East, along the Southerly line of said Northeast one-quarter of the Southwest one-quarter of Section 13, a distance of 1323.21 feet to the Southeast corner thereof; Course 5, thence North 00°11'54" East, along the Easterly line of the West one-half of said Section 13, a distance of 2638.20 feet to the Southwest corner of the Northwest one-quarter of the Northeast one-quarter of said Section 13; Course 6, thence North 88°17'39" East, along the Southerly line of said Northwest one-quarter of the Northeast one-quarter of Section 13, a distance of 1329.46 feet to the Southeast corner thereof; Course 7, thence North 00°20'56" East, along the Easterly line of said Northwest one-quarter of the Northeast one-quarter of Section 13, a distance of 1314.87 feet to the Northeast corner thereof; Course 8, thence North 88°30'44" East, along said Northerly line, 1333.19 feet to the Point of Beginning.

Containing 1319.10 acres, more or less.

**CHEMOURS PARCEL – BAKER COUNTY, FLORIDA**

**Parcel A**

A parcel of land lying in Sections 36, Township 2 South, Range 22 East, Sections 1, 2, 11 & 12 of Township 3 South, Range 22 East, Baker County, Florida; said parcel being more particularly described as follows:

Commence at a concrete monument located at the Northeast corner of said Section 1 (Southeast corner of Section 36) for the Point of Beginning and run South 01 degree 16 minutes 17 seconds East, along the Easterly boundary thereof, 5248.11 feet to a concrete monument located at the Southeast corner of Section 1 (NE corner of Section 12); thence South 01 degree 15 minutes 58 seconds East, along the Easterly boundary of Section 12, a distance of 5247.23 feet to a concrete monument at the Southeast corner thereof; thence South 86 degrees 45 minutes 16 seconds West, along the Southerly boundary of Section 12, a distance of 1333.06 feet to a concrete monument located at the Northwest corner of the NE1/4 of NE1/4 of said section; thence South 86 degrees 42 minutes 44 seconds West, along said Southerly boundary of Section 12, a distance of 3994.24 feet to the Southwest corner thereof (SW corner of Section 11); thence South 88 degrees 19 minutes 06 seconds West, along the Southerly boundary of said Section 11, a distance of 3263.02 feet to an intersection with the Northeasterly boundary of the right of way of County Road 228 (100' Right of Way); thence North 42 degrees 31 minutes 45 seconds West, along said Northeasterly boundary, 1807.44 feet to an intersection with the Southeasterly boundary of the right of way of an abandoned railroad right of way (Seaboard coastline railway, 100' R/W); thence North 74 degrees 06 minutes 29 seconds East, along said Southeasterly boundary, 1289.07 feet to the beginning of a curve, concave to the Northwest and having a radius of 1909.86 feet, thence Northeasterly, along said Southeasterly boundary, and along an arc of said curve, 1357.95 feet as measured along a chord having a bearing of North 53 degrees 15 minutes 37 seconds East, to the end of said curve; thence North 32 degrees 26 minutes 11 seconds East, along said

(Continued to Sheet No. 3.10)

ROBERT KENNELLY  
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PRESIDENT  
TITLE

(Continued from Sheet No. 3.9)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

Northeasterly boundary, 13245.26 feet to an intersection with the Southerly boundary of the right of way of Interstate 10 (300' R/W); thence 77 degrees 26 minutes 15 seconds East, along said Southerly boundary, 51.77 feet to a concrete monument located at an intersection with the Easterly boundary of aforesaid Section 36, Township 2 South, Range 22 East; thence South 01 degree 46 minutes 43 seconds East, along said Easterly boundary, 2795.61 feet to the Point of Beginning.

Containing 1429.34 acres, more or less.

**Parcel B**

A parcel of land lying in Sections 11, 14 and 23 of Township 3 South, Range 22 East, Baker County, Florida; said parcel being more particularly described as follows:

Commence at a 5/8" iron rod (Welch & Assoc.) found at the Southeast corner of said Section 14 and run South 87 degrees 57 minutes 59 seconds West, along the Southerly boundary thereof, 738.01 feet to a concrete monument found on the Westerly boundary of the right of way of County Road 228 (100' R/W) for the Point of Beginning. From Point of Beginning thus described continue South 87 degrees 57 minutes 59 seconds West along said Southerly boundary, 583.01 feet to a concrete monument found at the Northwest corner of the E 1/4 of said Section 23; thence South 00 degrees 34 minutes 19 seconds East, along said Westerly boundary, 4891.11 feet to a set concrete monument; thence North 49 degrees 52 minutes 07 seconds West, 758.73 feet to a concrete monument set at the beginning of a curve, concave to the Northeast and having a radius of 3645.43 feet; thence Northwesterly, along the arc of said curve, 2729.46 feet as measured along a chord having a bearing of North 27 degrees 49 minutes 10 seconds West to a concrete monument set at the end of said curve; thence North 05 degrees 46 minutes 14 seconds West, 7196.95 feet to a concrete monument set at the beginning of a curve, concave to the West and having a radius of 1345.00 feet; thence Northwesterly, along the arc of said curve, 685.68 feet as measured along a chord having a bearing of North 20 degrees 32 minutes 18 seconds West to a set concrete monument; thence North 47 degrees 27 minutes 57 seconds East, 10.69 feet to a concrete monument set on said Westerly boundary of the right of way of County Road 228; thence South 42 degrees 32 minutes 03 seconds East along said Westerly boundary, 2780.16 feet to a concrete monument found at the beginning of a curve, concave to the West and having a radius of 2814.79 feet; thence Southeasterly, along said Westerly boundary and along the arc of said curve, 1215.22 feet as measured along a chord found at the beginning of a curve, concave to the West and having a radius of 2814.79 feet; thence Southeasterly, along said Westerly boundary and along the arc of said curve, 1215.22 feet as measured along a chord having a bearing of South 30 degrees 04 minutes 22 seconds East to a concrete monument found at the end of said curve; thence South 17 degrees 34 minutes 38 seconds East, 2833.28 feet to the Point of Beginning.

Containing 387.94 acres, more or less.

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COMMUNITIES SERVED LISTING

County  
Name

Development  
Name

Rate Schedule(s)  
Available

Sheet No.

ROBERT KENNELLY  
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TITLE

TECHNICAL TERMS AND ABBREVIATIONS

- 1.0 "BFC" - The abbreviation for "Base Facility Charge" which is the minimum amount the Company may charge its Customers and is separate from the amount the Company bills its Customers for water consumption.
- 2.0 "CERTIFICATE" - A document issued by the Commission authorizing the Company to provide water service in a specific territory.
- 3.0 "COMMISSION" - The shortened name for the Florida Public Service Commission.
- 4.0 "COMMUNITIES SERVED" - The group of Customers who receive water service from the Company and whose service location is within a specific area or locality that is uniquely separate from another.
- 5.0 "COMPANY" - The shortened name for the full name of the utility which is FIRST COAST REGIONAL UTILITIES, INC.
- 6.0 "CUSTOMER" - Any person, firm or corporation who has entered into an agreement to receive water service from the Company and who is liable for the payment of that water service.
- 7.0 "CUSTOMER'S INSTALLATION" - All pipes, shut-offs, valves, fixtures and appliances or apparatus of every kind and nature used in connection with or forming a part of the installation for rendering water service to the Customer's side of the Service Connection whether such installation is owned by the Customer or used by the Customer under lease or other agreement.
- 8.0 "MAIN" - A pipe, conduit, or other facility used to convey water service to individual service lines or through other mains.
- 9.0 "RATE" - Amount which the Company may charge for water service which is applied to the Customer's actual consumption.
- 10.0 "RATE SCHEDULE" - The rate(s) or charge(s) for a particular classification of service plus the several provisions necessary for billing, including all special terms and conditions under which service shall be furnished at such rate or charge.
- 11.0 "SERVICE" - As mentioned in this tariff and in agreement with Customers, "Service" shall be construed to include, in addition to all water service required by the Customer, the readiness and ability on the part of the Company to furnish water service to the Customer. Service shall conform to the standards set forth in Section 367.111 of the Florida Statutes.
- 12.0 "SERVICE CONNECTION" - The point where the Company's pipes or meters are connected with the pipes of the Customer.
- 13.0 "SERVICE LINES" - The pipes between the Company's Mains and the Service Connection and which includes all of the pipes, fittings and valves necessary to make the connection to the Customer's premises, excluding the meter.
- 14.0 "TERRITORY" - The geographical area described, if necessary, by metes and bounds but, in all cases, with township, range and section in a Certificate, which may be within or without the boundaries of an incorporated municipality and may include areas in more than one county.

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

INDEX OF RULES AND REGULATIONS

	<u>Sheet Number</u>	<u>Rule Number:</u>
Access to Premises .....	9.0	14.0
Adjustment of Bills .....	10.0	22.0
Adjustment of Bills for Meter Error .....	10.0	23.0
All Water Through Meter .....	10.0	21.0
Application .....	7.0	3.0
Applications by Agents .....	7.0	4.0
Change of Customer's Installation .....	8.0	11.0
Continuity of Service .....	8.0	9.0
Customer Billing .....	9.0	16.0
Delinquent Bills .....	7.0	8.0
Extensions .....	7.0	6.0
Filing of Contracts .....	10.0	25.0
General Information .....	7.0	1.0
Inspection of Customer's Installation .....	9.0	13.0
Limitation of Use .....	8.0	10.0
Meter Accuracy Requirements .....	10.0	24.0
Meters .....	10.0	20.0
Payment of Water and Wastewater Service Bills Concurrently .....	10.0	18.0
Protection of Company's Property .....	8.0	12.0
Refusal or Discontinuance of Service .....	7.0	5.0
Right-of-way or Easements .....	9.0	15.0
Tariff Dispute .....	7.0	2.0
Termination of Service .....	9.0	17.0
Type and Maintenance .....	7.0	7.0
Unauthorized Connections – Water .....	10.0	19.0

ROBERT KENNELLY  
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PRESIDENT  
 TITLE



RULES AND REGULATIONS

- 1.0 GENERAL INFORMATION - These Rules and Regulations are a part of the rate schedules and applications and contracts of the Company and, in the absence of specific written agreement to the contrary, apply without modifications or change to each and every Customer to whom the Company renders water service.
- The Company shall provide water service to all Customers requiring such service within its Certificated territory pursuant to Chapter 25-30, Florida Administrative Code and Chapter 367, Florida Statutes.
- 2.0 TARIFF DISPUTE – Any dispute between the Company and the Customer or prospective Customer regarding the meaning or application of any provision of this tariff shall be resolved pursuant to Rule 25-22.032, Florida Administrative Code.
- 3.0 APPLICATION - In accordance with Rule 25-30.310, Florida Administrative Code, a signed application is required prior to the initiation of service. The Company shall provide each Applicant with a copy of the brochure entitled "Your Water and Wastewater Service," prepared by the Florida Public Service Commission.
- 4.0 APPLICATIONS BY AGENTS - Applications for water service requested by firms, partnerships, associations, corporations, and others shall be rendered only by duly authorized parties or agents.
- 5.0 REFUSAL OR DISCONTINUANCE OF SERVICE - The Company may refuse or discontinue water service rendered under application made by any member or agent of a household, organization, or business in accordance with Rule 25-30.320, Florida Administrative Code.
- 6.0 EXTENSIONS - Extensions will be made to the Company's facilities in compliance with Commission Rules and Orders and the Company's tariff.
- 7.0 TYPE AND MAINTENANCE - In accordance with Rule 25-30.545, Florida Administrative Code, the Customer's pipes, apparatus and equipment shall be selected, installed, used and maintained in accordance with standard practice and shall conform with the Rules and Regulations of the Company and shall comply with all laws and governmental regulations applicable to same. The Company shall not be responsible for the maintenance and operation of the Customer's pipes and facilities. The Customer expressly agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the water service. The Company reserves the right to discontinue or withhold water service to such apparatus or device.
- 8.0 DELINQUENT BILLS - When it has been determined that a Customer is delinquent in paying any bill, water service may be discontinued after the Company has mailed or presented a written notice to the Customer in accordance with Rule 25-30.320, Florida Administrative Code.

(Continued on Sheet No. 8.0)

ROBERT KENNELLY  
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PRESIDENT  
TITLE

(Continued from Sheet No. 7.0)

- 9.0 CONTINUITY OF SERVICE - In accordance with Rule 25-30.250, Florida Administrative Code, the Company will at all times use reasonable diligence to provide continuous water service and, having used reasonable diligence, shall not be liable to the Customer for failure or interruption of continuous water service.

If at any time the Company shall interrupt or discontinue its service, all Customers affected by said interruption or discontinuance shall be given not less than 24 hours written notice.

- 10.0 LIMITATION OF USE - Water service purchased from the Company shall be used by the Customer only for the purposes specified in the application for water service. Water service shall be rendered to the Customer for the Customer's own use and the Customer shall not sell or otherwise dispose of such water service supplied by the Company.

In no case shall a Customer, except with the written consent of the Company, extend his lines across a street, alley, lane, court, property line, avenue, or other way in order to furnish water service to the adjacent property through one meter even though such adjacent property may be owned by him. In case of such unauthorized extension, sale, or disposition of service, the Customer's water service will be subject to discontinuance until such unauthorized extension, remetering, sale or disposition of service is discontinued and full payment is made to the Company for water service rendered by the Company (calculated on proper classification and rate schedules) and until reimbursement is made in full to the Company for all extra expenses incurred for clerical work, testing, and inspections. (This shall not be construed as prohibiting a Customer from remetering.)

- 11.0 CHANGE OF CUSTOMER'S INSTALLATION - No changes or increases in the Customer's installation, which will materially affect the proper operation of the pipes, mains, or stations of the Company, shall be made without written consent of the Company. The Customer shall be liable for any charge resulting from a violation of this Rule.

- 12.0 PROTECTION OF COMPANY'S PROPERTY - The Customer shall exercise reasonable diligence to protect the Company's property. If the Customer is found to have tampered with any Company property or refuses to correct any problems reported by the Company, service may be discontinued in accordance with Rule 25-30.320, Florida Administrative Code.

In the event of any loss or damage to property of the Company caused by or arising out of carelessness, neglect, or misuse by the Customer, the cost of making good such loss or repairing such damage shall be paid by the Customer.

(Continued on Sheet No. 9.0)

ROBERT KENNELLY  
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PRESIDENT  
TITLE

(Continued from Sheet No. 8.0)

- 13.0 INSPECTION OF CUSTOMER'S INSTALLATION - All Customer's water service installations or changes shall be inspected upon completion by a competent authority to ensure that the Customer's piping, equipment, and devices have been installed in accordance with accepted standard practice and local laws and governmental regulations. Where municipal or other governmental inspection is required by local rules and ordinances, the Company cannot render water service until such inspection has been made and a formal notice of approval from the inspecting authority has been received by the Company.

Notwithstanding the above, the Company reserves the right to inspect the Customer's installation prior to rendering water service, and from time to time thereafter, but assumes no responsibility whatsoever for any portion thereof.

- 14.0 ACCESS TO PREMISES - In accordance with Rule 25-30.320(2)(f), Florida Administrative Code, the Customer shall provide the duly authorized agents of the Company access at all reasonable hours to its property. If reasonable access is not provided, service may be discontinued pursuant to the above rule.

- 15.0 RIGHT-OF-WAY OR EASEMENTS - The Customer shall grant or cause to be granted to the Company, and without cost to the Company, all rights, easements, permits, and privileges which are necessary for the rendering of water service.

- 16.0 CUSTOMER BILLING - Bills for water service will be rendered - Monthly, Bimonthly, or Quarterly – as stated in the rate schedule.

In accordance with Rule 25-30.335, Florida Administrative Code, the Company may not consider a Customer delinquent in paying his or her bill until the twenty-first day after the Company has mailed or presented the bill for payment.

A municipal or county franchise tax levied upon a water or wastewater public Company shall not be incorporated into the rate for water or wastewater service but shall be shown as a separate item on the Company's bills to its Customers in such municipality or county.

If a Company utilizes the base facility and usage charge rate structure and does not have a Commission authorized vacation rate, the Company shall bill the Customer the base facility charge regardless of whether there is any usage.

- 17.0 TERMINATION OF SERVICE - When a Customer wishes to terminate service on any premises where water service is supplied by the Company, the Company may require reasonable notice to the Company in accordance with Rule 25-30.325, Florida Administrative Code.

(Continued on Sheet No. 10.0)

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 9.0)

- 18.0 PAYMENT OF WATER AND WASTEWATER SERVICE BILLS CONCURRENTLY - In accordance with Rule 25-30.320(2)(g), Florida Administrative Code, when both water and wastewater service are provided by the Company, payment of any water service bill rendered by the Company to a Customer shall not be accepted by the Company without the simultaneous or concurrent payment of any wastewater service bill rendered by the Company.
- 19.0 UNAUTHORIZED CONNECTIONS - WATER - Any unauthorized connections to the Customer's water service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
- 20.0 METERS - All water meters shall be furnished by and remain the property of the Company and shall be accessible and subject to its control, in accordance with Rule 25-30.230, Florida Administrative Code.
- 21.0 ALL WATER THROUGH METER - That portion of the Customer's installation for water service shall be so arranged to ensure that all water service shall pass through the meter. No temporary pipes, nipples or spaces are permitted and under no circumstances are connections allowed which may permit water to bypass the meter or metering equipment.
- 22.0 ADJUSTMENT OF BILLS - When a Customer has been undercharged as a result of incorrect application of the rate schedule, incorrect reading of the meter, incorrect connection of the meter, or other similar reasons, the amount may be refunded or billed to the Customer as the case may be pursuant to Rules 25-30.340 and 25-30.350, Florida Administrative Code.
- 23.0 ADJUSTMENT OF BILLS FOR METER ERROR - When meter tests are made by the Commission or by the Company, the accuracy of registration of the meter and its performance shall conform with Rule 25-30.262, Florida Administrative Code and any adjustment of a bill due to a meter found to be in error as a result of any meter test performed whether for unauthorized use or for a meter found to be fast, slow, non-registering, or partially registering, shall conform with Rule 25-30.340, Florida Administrative Code.
- 24.0 METER ACCURACY REQUIREMENTS - All meters used by the Company should conform to the provisions of Rule 25-30.262, Florida Administrative Code.
- 25.0 FILING OF CONTRACTS - Whenever a Developer Agreement or Contract, Guaranteed Revenue Contract, or Special Contract or Agreement is entered into by the Company for the sale of its product or services in a manner not specifically covered by its Rules and Regulations or approved Rate Schedules, a copy of such contracts or agreements shall be filed with the Commission prior to its execution in accordance with Rule 25-9.034 and Rule 25-30.550, Florida Administrative Code. If such contracts or agreements are approved by the Commission, a conformed copy shall be placed on file with the Commission within 30 days of execution.

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

INDEX OF RATES AND CHARGES SCHEDULES

	<u>Sheet Number</u>
Customer Deposits .....	14.0
General Service, GS .....	12.0
Meter Test Deposit .....	15.0
Miscellaneous Service Charges .....	16.0
Residential Service, RS .....	13.0

GENERAL SERVICE

RATE SCHEDULE (GS)

AVAILABILITY - Available throughout the area served by the Company.  
APPLICABILITY - For water service to all Customers for which no other schedule applies.  
LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD - Monthly

RATE -

<u>Meter Sizes</u>	<u>Base Facility Charge</u>
5/8" x 3/4"	\$ 41.05
3/4"	\$ 61.58
1"	\$ 102.63
1 1/2"	\$ 205.25
2"	\$ 328.40
3"	\$ 718.38

Charge per 1,000 gallons \$ 2.01

MINIMUM CHARGE - Base Facility Charge

TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING - Original Certificate

RESIDENTIAL SERVICE

RATE SCHEDULE (RS)

AVAILABILITY – Available throughout the area served by the Company.

APPLICABILITY – For water service for all purposes in private residences and individually metered apartment units.

LIMITATIONS – Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.

BILLING PERIOD – Monthly

RATE –

<u>Meter Sizes</u>	<u>Base Facility Charge</u>
5/8" x 3/4"	\$ 41.05

Charge per 1,000 gallons	
0 – 3,000 gallons	\$ 1.55
3,001 – 10,000 gallons	\$ 2.33
Over 10,000 gallons	\$ 4.66

MINIMUM CHARGE – Base Facility Charge

TERMS OF PAYMENT – Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for water service, service may then be discontinued.

EFFECTIVE DATE –

TYPE OF FILING – Original Certificate

WS-16-0108

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TITLE

CUSTOMER DEPOSITS

ESTABLISHMENT OF CREDIT - Before rendering water service, the Company may require an Applicant for service to satisfactorily establish credit, but such establishment of credit shall not relieve the Customer from complying with the Company's rules for prompt payment. Credit will be deemed so established if the Customer complies with the requirements of Rule 25-30.311, Florida Administrative Code.

AMOUNT OF DEPOSIT - The amount of initial deposit shall be the following according to meter size:

	<u>Residential Service</u>	<u>General Service</u>
3/4"	\$ 400	\$600
All over 5/8" x 3/4"	\$ _____	\$ _____

ADDITIONAL DEPOSIT - Under Rule 25-30.311(7), Florida Administrative Code, the Company may require a new deposit, where previously waived or returned, or an additional deposit in order to secure payment of current bills provided.

INTEREST ON DEPOSIT - The Company shall pay interest on Customer deposits pursuant to Rules 25-30.311(4) and (4a).

REFUND OF DEPOSIT - After a residential Customer has established a satisfactory payment record and has had continuous service for a period of 23 months, the Company shall refund the Customer's deposit provided the Customer has met the requirements of Rule 25-30.311(5), Florida Administrative Code. The Company may hold the deposit of a non-residential Customer after a continuous service period of 23 months and shall pay interest on the non-residential Customer's deposit pursuant to Rules 25-30.311(4) and (5), Florida Administrative Code.

Nothing in this rule shall prohibit the Company from refunding a Customer's deposit in less than 23 months.

EFFECTIVE DATE -

TYPE OF FILING - Original Certificate



METER TEST DEPOSIT

METER BENCH TEST REQUEST - If any Customer requests a bench test of his or her water meter, in accordance with Rule 25-30.266, Florida Administrative Code, the Company may require a deposit to defray the cost of testing; such deposit shall not exceed the schedule of fees found in Rule 25-30.266, Florida Administrative Code.

<u>METER SIZE</u>	<u>FEE</u>
5/8" x 3/4"	\$20.00
1" and 1 1/2"	\$25.00
2" and over	Actual Cost

REFUND OF METER BENCH TEST DEPOSIT - The Company may refund the meter bench test deposit in accordance with Rule 25-30.266, Florida Administrative Code.

METER FIELD TEST REQUEST - A Customer may request a no-charge field test of the accuracy of a meter in accordance with Rule 25-30.266, Florida Administrative Code.

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TITLE

MISCELLANEOUS SERVICE CHARGES

The Company may charge the following miscellaneous service charges in accordance with the terms stated herein. If both water and wastewater services are provided, only a single charge is appropriate unless circumstances beyond the control of the Company require multiple actions.

INITIAL CONNECTION - This charge may be levied for service initiation at a location where service did not exist previously.

NORMAL RECONNECTION - This charge may be levied for transfer of service to a new Customer account at a previously served location or reconnection of service subsequent to a Customer requested disconnection.

VIOLATION RECONNECTION - This charge may be levied prior to reconnection of an existing Customer after disconnection of service for cause according to Rule 25-30.320(2), Florida Administrative Code, including a delinquency in bill payment.

PREMISES VISIT CHARGE (IN LIEU OF DISCONNECTION) - This charge may be levied when a service representative visits a premises for the purpose of discontinuing service for nonpayment of a due and collectible bill and does not discontinue service because the Customer pays the service representative or otherwise makes satisfactory arrangements to pay the bill.

LATE PAYMENT CHARGE – This charge would be levied when a customer’s billing account is not paid timely and is therefore delinquent.

NSF CHARGE - This charge may be levied pursuant to Chapter 68, Florida Statutes, when a customer pays by check and that check is dishonored by the customers banking institution.

Schedule of Miscellaneous Service Charges

	<u>Normal Hours</u>	<u>After Hours</u>
Initial Connection Charge	\$30.00	N/A
Normal Reconnection Charge	\$30.00	N/A
Violation Reconnection Charge	Actual Cost	Actual Cost (1)
Premises Visit Charge (in lieu of disconnection)	\$30.00	N/A
Late Payment Charge	\$7.50	
NSF Check Charge	Pursuant to Section 68.065, F.S.	

(1) Actual cost is equal to the total cost incurred for services.

EFFECTIVE DATE –

TYPE OF FILING – Original Certificate

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PRESIDENT  
TITLE

INDEX OF SERVICE AVAILABILITY POLICY AND CHARGES

<u>Description</u>	<u>Sheet No.</u>
Schedule of Charges.....	19.0
Service Availability Policy .....	18.0

ROBERT KENNELLY  
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TITLE

SERVICE AVAILABILITY POLICY

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

SERVICE AVAILABILITY CHARGES

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

INDEX OF STANDARD FORMS

<u>Description</u>	<u>Sheet No.</u>
APPLICATION FOR WATER SERVICE .....	21.0
COPY OF CUSTOMER'S BILL .....	22.0

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

APPLICATION FOR WASTEWATER SERVICE

FIRST COAST REGIONAL UTILITIES, INC.

CUSTOMER REQUEST FOR NEW SERVICE

Acct No. \_\_\_\_\_ Date \_\_\_\_\_

Customer's  
Name \_\_\_\_\_

Owner's  
Name \_\_\_\_\_

Mailing  
Address \_\_\_\_\_

Mailing  
Address \_\_\_\_\_

Location, Street & No. \_\_\_\_\_ Lot No. \_\_\_\_\_ Block No. \_\_\_\_\_

Service Requested by \_\_\_\_\_ Date \_\_\_\_\_ Meter Size \_\_\_\_\_

Customer Charges

Water

Connection Fee \$ \_\_\_\_\_

Deposit \$ \_\_\_\_\_

Total \$ \_\_\_\_\_

I agree to take water and or sewer service from FIRST COAST REGIONAL UTILITIES, INC. in accordance with the appropriate rate schedule and in accordance with Company Rules and Regulations, or any superseding rate schedule and or Rule and Regulations and Ordinances.

Signed \_\_\_\_\_  
(Customer)

Order  
Taken By \_\_\_\_\_

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

COPY OF CUSTOMER'S BILL

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE



Exhibit DDS-3  
Wastewater Tariff

WASTEWATER TARIFF

FIRST COAST REGIONAL UTILITIES, INC.  
NAME OF COMPANY

FILED WITH  
FLORIDA PUBLIC SERVICE COMMISSION

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

WASTEWATER TARIFF

FIRST COAST REGIONAL UTILITIES, INC.  
NAME OF COMPANY

Post Office Box 238

Lake Butler, Florida 32054  
(ADDRESS OF COMPANY)

(386) 496-3509  
(Business & Emergency Telephone Number)

FILED WITH  
FLORIDA PUBLIC SERVICE COMMISSION

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

WASTEWATER TARIFF

TABLE OF CONTENTS

	<u>Sheet Number</u>
Communities Served Listing .....	4.0
Description of Territory Served .....	3.1
Index of	
Rates and Charges Schedules .....	11.0
Rules and Regulations .....	6.0
Service Availability Policy and Charges .....	17.0
Standard Forms.....	19.0
Technical Terms and Abbreviations .....	5.0
Territory Authority .....	3.0

TERRITORY AUTHORITY

CERTIFICATE NUMBER –

COUNTY – Pasco

COMMISSION ORDER(s) APPROVING TERRITORY SERVED -

Order Number

Date Issued

Docket Number

Filing Type

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

DESCRIPTION OF TERRITORY SERVED

**SOUTHERN PARCEL**

**PARCEL 1:**

All of Sections 4, 5, 6, 7, 8 and 17, and a portion of Sections 3, 9, 10, 15, 16, 18, 19, 20 and 21, all lying in Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 13262, page 46, of the current Public Records said county, being more particularly described as follows:

For a Point of Beginning, commence at the Northwest corner of said Section 6; thence South 89°08'52" East, along the Northerly line of said Section 6, a distance of 5208.61 feet to the Northwest corner of said Section 5; thence North 89°59'13" East, along the Northerly line of said Section 5, a distance of 5245.60 feet to the Northwest corner of said Section 4; thence South 89°47'34" East, along the Northerly line of said Section 4, a distance of 5252.55 feet to the Northwest corner of said Section 3; thence North 89°36'51" East, along the Northerly line of said Section 3, a distance of 861.77 feet; thence South 29°17'25" East, departing said Northerly line, 141.09 feet; thence South 50°34'45" East, 114.79 feet; thence South 38°07'06" East, 849.24 feet to the point of curvature of a curve concave Northeasterly having a radius of 520.00 feet; thence Southeasterly along the arc of said curve, through a central angle of 46°18'27", an arc length of 420.27 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 61°16'20" East, 408.93 feet; thence South 84°25'33" East, 493.91 feet to the point of curvature of a curve concave Northerly having a radius of 1000.00 feet; thence Easterly along the arc of said curve, through a central angle of 13°01'31", an arc length of 227.33 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 89°03'42" East, 226.84 feet; thence North 82°32'56" East, 145.54 feet; thence North 89°27'34" East, 771.07 feet to a point lying on the Westerly right of way line of U.S. Highway No. 301, a public variable width right of way as presently established; thence Southwesterly along said Westerly right of way line the following 5 courses: Course 1, thence South 18°55'48" West, 1785.80 feet; Course 2, thence South 18°55'47" West, 5851.81 feet; Course 3, thence South 18°56'27" West, 1781.26 feet; Course 4, thence North 71°02'55" West, 32.00 feet; Course 5, thence South 18°57'05" West, 1024.91 feet to a point lying on the Easterly line of those lands described and recorded in Official Records Book 10507, page 1524, of said current Public Records; thence North 00°30'52" East, departing said Westerly right of way line and along said Easterly line, 459.40 feet to a point lying on the Northerly line of said Section 15; thence North 89°30'18" West, departing said Easterly line and along said Northerly line, 105.00 feet to the Southeast corner of those lands described and recorded in Deed Book 144, page 318, of said current Public Records; thence Northerly, Westerly and Southerly along the boundary of last said lands the following 3 courses: Course 1, thence North 01°10'37" East, departing said Northerly line of Section 15, a distance of 225.00 feet; Course 2, thence North 89°30'18" West, 225.00 feet to a point lying on the Westerly line of said Section 10; Course 3, thence South 01°10'37" West, along said Westerly line, 225.00 feet to the Southwest corner of said Deed Book 144, page 318, and the Northwest corner of said Section 15; thence South 00°30'52" West, along the Westerly line of said Section 15, a distance of 990.00 feet to the Southwest corner of said lands of Official Records Book 10507, page 1524; thence South 89°30'18" East, along the Southerly line of last said lands, 153.09 feet to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence Southwesterly along said Westerly right of way line the following 7 courses: Course 1, thence South 18°57'05" West, departing said Southerly line, 4565.72 feet; Course 2, thence South 71°18'37" East, 32.09 feet; Course 3, thence South 18°48'12" West, 91.40 feet; Course 4, thence South 19°02'58" West, 1903.63 feet; Course 5, thence South 18°58'32" West, 854.92 feet; Course 6, thence North 71°01'28" West, 22.00 feet; Course 7, thence South 18°58'00" West, 1852.86 feet to the Easterly most Northeast corner of those lands described and recorded in Official Records Volume 7245, page 1751, of said current Public Records; thence along the boundary of last said lands the following 17 courses: Course 1, thence North 71°10'22" West, departing said Westerly right of way line, 145.74 feet to the point of curvature of a curve concave Northeasterly having a

(Continued to Sheet No. 3.2)

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.1)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

radius of 643.90 feet; Course 2, thence Northwesterly along the arc of said curve, through a central angle of 11°00'00", an arc length of 123.62 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 65°16'35" West, 123.20 feet; Course 3, thence North 59°58'23" West, 120.88 feet to the point of curvature of a curve concave Northeasterly having a radius of 576.50 feet; Course 4, thence Northwesterly along the arc of said curve, through a central angle of 11°14'16", an arc length of 113.07 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 54°14'09" West, 112.90 feet; Course 5, thence North 48°52'11" West, 218.74 feet; Course 6, thence South 41°15'07" West, 84.53 feet; Course 7, thence North 48°44'00" West, 1988.52 feet; Course 8, thence North 49°28'14" West, 210.25 feet to a point lying on the Westerly line of said Section 21; Course 9, thence North 58°48'48" West, 1913.14 feet; Course 10, thence North 69°39'43" West, 1692.07 feet; Course 11, thence North 73°52'35" West, 624.14 feet; Course 12, thence South 89°39'08" West, 1396.93 feet to a point lying on the Easterly line of said Section 19; Course 13, thence North 00°54'05" East, along said Easterly line, 400.05 feet; Course 14, thence North 89°05'22" West, departing said Easterly line, 616.83 feet; Course 15, thence North 00°52'24" East, 682.99 feet to a point lying on the Northerly line of said Section 19; Course 16, thence North 00°54'53" East, 4625.67 feet; Course 17, thence North 89°40'53" West, 4665.74 feet to the Northwesterly corner thereof, said corner lying on the Westerly line of said Section 18, said line being the line dividing Township 3 South, Range 22 East, Baker County, and said Township 3 South, Range 23 East, Duval County; thence North 00°28'49" East, along said Westerly line, 596.05 feet to the Southwest corner of said Section 7; thence North 00°29'36" East, along the Westerly line of said Section 7, a distance of 5248.52 feet to the Southwest corner of said Section 6; thence North 00°29'36" East, along the Westerly line of said Section 6, a distance of 5248.52 feet to the Point of Beginning.

LESS and EXCEPT the sovereign lands of the State of Florida, if any, associated with Deep Creek.

Also LESS and EXCEPT the following described parcel:

A portion of Sections 9 and 10, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 12996, page 2274, of the current Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of said Section 10; thence North 01°10'37" East, along the Westerly line of said Section 10, a distance of 2380.06 feet; thence South 88°49'23" East, departing said Westerly line, 141.14 feet to the Point of Beginning.

From said Point of Beginning, thence Northwesterly along the Northeasterly line of Borrow Pit Haul Road as described and recorded in Official Records Volume 1914, page 311, of said current Public Records, the following 3 courses: Course 1, thence North 49°03'48" West, 30.00 feet; Course 2, thence North 30°20'48" West, 217.01 feet; Course 3, thence North 50°13'48" West, 337.82 feet; thence North 18°44'24" East, departing said Northeasterly line, 314.53 feet; thence South 71°15'36" East, 507.09 feet; thence South 18°44'24" West, 589.22 feet to the Point of Beginning.

The above described PARCEL 1 containing 6035.75 acres, more or less.

(Continued to Sheet No. 3.3)

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.2)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

**Villages Exception Parcel**

A portion of Sections 9 and 10, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 12996, page 2274, of the current Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of said Section 10; thence North  $01^{\circ}10'37''$  East, along the Westerly line of said Section 10, a distance of 2380.06 feet; thence South  $88^{\circ}49'23''$  East, departing said Westerly line, 141.14 feet to the Point of Beginning.

From said Point of Beginning, thence Northwesterly along the Northeasterly line of Borrow Pit Haul Road as described and recorded in Official Records Volume 1914, page 311, of said current Public Records, the following 3 courses: Course 1, thence North  $49^{\circ}03'48''$  West, 30.00 feet; Course 2, thence North  $30^{\circ}20'48''$  West, 217.01 feet; Course 3, thence North  $50^{\circ}13'48''$  West, 337.82 feet; thence North  $18^{\circ}44'24''$  East, departing said Northeasterly line, 314.53 feet; thence South  $71^{\circ}15'36''$  East, 507.09 feet; thence South  $18^{\circ}44'24''$  West, 589.22 feet to the Point of Beginning.

Containing 5.00 acres, more or less.

**Southern Parcel:**

PARCEL 2:

A portion of Sections 19, 20, 21, 28, 29 and 30, Township 3 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 13262, page 46, of the current Public Records said county, being more particularly described as follows:

For a Point of Beginning, commence at the corner common to said Sections 20, 21, 28 and 29; thence North  $89^{\circ}51'06''$  West, along the Northerly line of said Section 29, a distance of 2621.91 feet to the Northwest corner of the East one-half of said Section 29; thence South  $00^{\circ}32'07''$  West, departing said Northerly line and along the Westerly line of said East one-half of Section 29, a distance of 3956.58 feet to the Southwest corner of Lot 20, Section 29, as depicted on Plat of Maxville and Maxville Farms, recorded in Plat Book 3, page 94, of said current Public Records; thence South  $89^{\circ}57'47''$  East, along the Southerly line of said Lot 20 and along the Southerly line of Lot 19, Section 29 of said Plat of Maxville and Maxville Farms, a distance of 1250.59 feet to the Northwest corner of those lands described and recorded in Official Records Book 17906, page 1508, of said current Public Records; thence South  $00^{\circ}18'53''$  West, along the Westerly line of last said lands, 1071.87 feet to the Southwest corner thereof, said corner lying on the Northerly right of way line of County Road No. 228 (Maxville Macclenny Highway), a public 120 foot right of way as presently established; thence Westerly along said Northerly right of way line the following 3 courses: Course 1, thence South  $86^{\circ}24'08''$  West, 2689.67 feet to the point of curvature of a curve concave Northerly, having a radius of 11399.16 feet; Course 2, thence Westerly along the arc of said curve, through a central angle of  $03^{\circ}49'00''$ , an arc length of 759.34 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South  $88^{\circ}19'19''$  West, 763.70 feet; Course 3, thence North  $89^{\circ}45'30''$  West, 1082.77 feet to the Southeast corner of those lands described and recorded in Official Records Book 17041, page 1529, of said current Public Records; thence North  $00^{\circ}54'03''$  East, departing said Northerly right of way line, along the Easterly line of last said lands and along the Easterly line of those lands described and recorded in Official Records Book 14755, page 198, of said current Public Records, 6225.09 feet to the Northeasterly corner of said Official Records Book 14755, page 198, said corner lying on the boundary line of those lands

(Continued to Sheet No. 3.4)

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE



(Continued from Sheet No. 3.3)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

described and recorded in Official Records Volume 7245, page 1751, of said current Public Records; thence along said boundary line the following 11 courses: Course 1, thence continue North 00°54'03" East, 2871.18 feet; Course 2, thence South 89°06'05" East, 616.97 feet to a point lying on the Easterly line of said Section 19; Course 3, thence North 00°52'49" East, along said Easterly line, 199.84 feet; Course 4, thence North 89°39'08" East, departing said Easterly line, 1384.38 feet; Course 5, thence South 73°53'58" East, 605.57 feet; Course 6, thence South 69°39'03" East, 1679.56 feet; Course 7, thence South 58°48'40" East, 1910.90 feet; Course 8, thence South 48°45'22" East, 57.81 feet to a point lying on the Westerly line of said Section 21; Course 9, thence South 48°43'42" East, 2116.15 feet; Course 10, thence South 41°14'44" West, 57.49 feet; Course 11, thence South 48°43'26" East, 853.37 feet to the Easterly most Southeast corner of said lands, said corner lying on the Westerly right of way line of U.S. Highway No. 301, a public variable width right of way as presently established; thence Southwesterly along said Westerly right of way line the following 3 courses: Course 1, thence South 18°58'00" West, 1463.09 feet; Course 2, thence South 71°02'00" East, 22.00 feet; Course 3, thence South 18°58'03" West, 238.56 feet to its intersection with the Northerly line of Lot 11, Section 28, said Plat of Maxville and Maxville Farms; thence South 89°56'02" West, departing said Westerly right of way line, along said Northerly line of Lot 11 and along the Northerly line of Lot 10, said Section 28 of said plat, 1035.38 feet to the Northwest corner of said Lot 10; thence South 00°19'39" West, along the Westerly line of said Lot 10, a distance of 1326.85 feet to the Southwest corner of said Lot 10; thence South 89°51'06" East, along the Southerly line of said Lot 10, a distance of 586.01 feet to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence South 18°58'03" West, departing said Southerly line and along said Westerly right of way line, 411.90 feet to its intersection with the Northerly line of Lot 14, Block 67 of said plat; thence North 71°00'26" West, departing said Westerly right of way line, along said Northerly line of Lot 14 and along the Northerly line of Lots 13 through 11, said Block 67, a distance of 161.05 feet to the Northwest corner of said Lot 11; thence South 18°59'34" West, along the Westerly line of said Lot 11, a distance of 180.00 feet to the Southwest corner of said Lot 11; thence North 71°00'26" West, along the Southerly line of said Block 67, a distance of 90.00 feet to the Southwest corner of said Block 67; thence North 18°59'34" East, along the Westerly line of said Block 67, a distance of 180.00 feet to the Northwest corner of Lot 9, said Block 67; thence North 71°00'26" West, along the Easterly prolongation of the Northerly line of Lot 16, Block 68 of said plat, and along the Northerly line of Lots 16 through 9, said Block 68, a distance of 390.00 feet to the Northwest corner of said Lot 9; thence South 18°59'34" West, along the Westerly line of said Block 68, a distance of 180.00 feet to the Southwest corner of said Block 68; thence North 71°00'26" West, along the Westerly prolongation of the Southerly line of said Block 68, a distance of 30.00 feet to the Southeast corner of Block 69 of said plat; thence South 18°59'36" West, 80.00 feet to the Northeast corner of Block 50 of said plat; thence South 18°54'10" West, along the Easterly line of said Block 50, a distance of 178.95 feet to the Northeast corner of Lot 14, said Block 50; thence North 71°05'50" West, along the Northerly line of Lots 14 through 12, said Block 50, a distance of 135.00 feet to the Northwest corner of said Lot 12; thence South 18°54'10" West, along the Westerly line of said Lot 12 and its Southerly prolongation, 258.34 feet to a point lying on the Northerly line of Block 49 of said plat; thence South 71°05'50" East, along said Northerly line and its Easterly prolongation, and along the Northerly line of Block 48 of said plat, 255.00 feet to the Northwest corner of Lot 6, said Block 48; thence South 18°54'10" West, along the Westerly line of said Lot 6, a distance of 178.34 feet to the Southwest corner of said Lot 6; thence South 71°05'50" East, along the Southerly line of said Lot 6, a distance of 45.00 feet to the Southeast corner of said Lot 6; thence North 18°54'10" East, along the Easterly line of said Lot 6 and its Northerly prolongation, and along the Easterly line of Lot 11, Block 51 of said plat, 436.68 feet to the Northeast corner of said Lot 11; thence North 71°05'50" West, along the Northerly line of said Lot 11, a distance of 45.00 feet to the Southeast corner of Lot 7, said Block 51; thence North 18°54'10" East, along the Easterly line of said Lot 7, a distance of 178.77 feet to the Northeast corner of said Lot 7; thence South 71°00'26" East, along the Northerly line of said Block 51 and its Easterly prolongation, and along the Northerly line of Block 52 of said plat, 551.17 feet

(Continued to Sheet No. 3.5)

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.4)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

to a point lying on said Westerly right of way line of U.S. Highway No. 301; thence South 18°58'03" West, departing said Northerly line and along said Westerly right of way line, 356.24 feet to its intersection with the Southerly line of said Block 52; thence North 71°05'50" West, departing said Westerly right of way line and along said Southerly line and its Westerly prolongation, 280.76 feet to the Southeast corner of said Block 51; thence South 18°54'10" West, along the Northerly prolongation of the Easterly line of said Block 48 and along said Easterly line, 258.34 feet to the Northeast corner of Lot 16, said Block 48; thence North 71°05'50" West, along the Northerly line of said Lot 16, a distance of 45.00 feet to the Northwest corner of said Lot 16; thence South 18°54'10" West, along the Westerly line of said Lot 16 and its Southerly prolongation, 258.34 feet to the Northwest corner of Lot 1, Block 31 of said plat; thence South 71°05'50" East, along the Northerly line of said Block 31, a distance of 45.00 feet to the Northeast corner of said Block 31; thence South 18°54'10" West, along the Easterly line of said Block 31, a distance of 356.69 feet to the Southeast corner of said Block 31; thence North 71°05'50" West, along the Southerly line of said Block 31 and its Westerly prolongation, 405.37 feet to a point lying on the Easterly line of said Section 29; thence North 00°19'41" East, along said Easterly line, 4219.23 feet to the Point of Beginning.

LESS and EXCEPT all roadways shown on the Plat of Maxville and Maxville Farms as recorded in Plat Book 3, page 94, of the current Public Records of Duval County, Florida.

The above described Parcel 2 containing 1070.29 acres, more or less.

**ICI-Baldwin Parcel:**

Parcel 1

A portion of Sections 29 and 30, Township 2 South, Range 23 East, Nassau County, Florida, also being a portion of those land described and recorded in Official Records Book 1083, page 770, of the public records of said Nassau County, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of Section 31, said Township and Range; thence North 00°01'21" West, along the Westerly line of said Section 31, a distance of 5265.65 feet to the Southwest corner of said Section 30; thence continue North 00°01'21" West, along the Westerly line of said Section 30, said line also being the dividing line between Baker and Nassau counties, a distance of 1742.49 feet to the Point of Beginning.

From said Point of Beginning, thence continue North 00°01'21" West, along said Westerly line of Section 30, a distance of 132.01 feet to an intersection with the Southeasterly right of way line of U.S. Highway No. 90 (State Road 10), a variable width right of way as presently established; thence Northeasterly and Southeasterly, along said Southeasterly right of way line, the following twelve courses: Course 1, thence North 83°43'11" East, departing said Westerly line, 35.46 feet to a point of curvature of a curve concave Northwesterly, having a radius of 1465.39 feet; Course 2, thence Northeasterly, along the arc of said curve, through a central angle of 17°28'30", an arc length of 446.94 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 74°58'56" East, 445.21 feet; Course 3, thence North 66°14'41" East, 2919.19 feet; Course 4, thence South 23°45'19" East, 67.00 feet; Course 5, thence North 66°14'41" East, 2423.53 feet to a point lying on the Westerly line of said Section 29; Course 6, thence North 01°03'23" East, along said Westerly line, 73.81 feet; Course 7, thence North 66°14'41" East, departing

(Continued to Sheet No. 3.6)

(Continued from Sheet No. 3.5)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

said Westerly line, 473.55 feet; Course 8, thence South 23°45'19" East, 24.28 feet; Course 9, thence North 66°14'41" East, 820.21 feet; Course 10, thence North 23°45'19" West, 24.28 feet; Course 11, thence North 66°14'41" East, 1328.45 feet to a point of curvature of a curve concave Southeasterly, having a radius of 1399.39 feet; Course 12, thence Northeasterly, along the arc of said curve, through a central angle of 12°25'11", an arc length of 303.34 feet to a point on said curve, said point also lying on the Westerly line of the Northeast one-quarter of said Section 29, also being the Westerly line of those lands described and recorded in Official Records Book 1417, page 135 of said public records of Nassau County, said arc being subtended by a chord bearing and distance of North 72°27'16" East, 302.75 feet; thence South 00°37'00" West, departing said Southeasterly right of way line, and along said Westerly line, 2636.77 feet to a point lying on the Northerly right of way line of the CSX Railroad, a variable width right of way as presently established; thence Westerly and Southerly, along said Northerly right of way line of the CSX Railroad the following three courses: Course 1, thence South 83°25'36" West, departing said Westerly line, 50.82 feet; Course 2, thence South 02°02'34" West, 50.57 feet; Course 3, thence South 83°25'36" West, 430.31 feet to a point lying on the Northerly line of the Northeast one-quarter of the Southwest one-quarter of said Section 29; thence North 89°45'25" West, departing said Northerly right of way line and along said Northerly line, 891.56 feet to the Northwest corner of said Northeast one-quarter of the Southwest one-quarter of Section 29; thence South 00°17'37" West, along the Westerly line of said Northeast one-quarter of the Southwest one-quarter, a distance of 106.58 feet to a point lying on said Northerly right of way line of the CSX Railroad; thence along said Northerly right of way line the following three courses: Course 1, thence South 83°25'36" West, departing said Westerly line, 1331.32 feet; Course 2, thence North 01°03'23" East, 50.45 feet; Course 3, thence South 83°25'36" West, 5385.82 feet to the Point of Beginning.

Containing 248.75 acres, more or less.

Parcel 2:

A portion of Sections 29, 30, and 31, Township 2 South, Range 23 East, Nassau County, Florida, together with a portion of Sections 28, 29, 30, 31, 32, and 33, Township 2 South, Range 23 East, Duval County, Florida, also being a portion of those land described and recorded in Official Records Book 1083, page 770, of the public records of said Nassau County, and those lands described and recorded in Official Records Volume 9740, page 430 of the current public records of said Duval County, being more particularly described as follows.

For a Point of Reference, commence at the Southwest corner of said Section 31; thence North 00°01'21" West, along the Westerly line of said Section 31, said line also being the dividing line between Baker and Nassau counties, a distance of 3101.48 feet to the Point of Beginning.

From said Point of Beginning, thence continue North 00°01'21" West, along said Westerly line of Section 31, a distance of 2164.17 feet to the Southwest corner of said Section 30; thence continue North 00°01'21" West, along the Westerly line of said Section 30, a distance of 1541.17 feet to a point lying on the Southerly right of way line of the CSX Railroad, a variable width right of way a presently established; thence along said Southerly right of way line the following three courses: Course 1, thence North 83°25'36" East, departing said Westerly line of Section 30, a distance of 5382.00 feet; Course 2, thence North 01°03'23" East, 50.45 feet; Course 3, thence North 83°25'36" East, 1332.68 feet to a point lying on the Westerly line of those lands described and recorded in Official Records Book 1417, page 135 of the public records of said Nassau County, said point also lying on the Westerly line of the Northeast one-quarter of the Southwest one-quarter of said Section 29; thence along said Westerly line of Official Records Book 1417, page 135 the following three

(Continued to Sheet No. 3.2)

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

(Continued from Sheet No. 3.6)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

courses: Course 1, thence South 00°17'37" West, departing said Southerly right of way line, and along said Westerly line of the Northeast one-quarter of the Southwest one-quarter, 1162.01 feet to the Northeast corner of the Southwest one-quarter of said Southwest one-quarter; Course 2, thence South 89°48'34" West, along the Northerly line of said Southwest one-quarter of the Southwest one-quarter of said Section 29, a distance of 1336.66 feet to the Northwest corner of said Southwest one-quarter of the Southwest one-quarter; Course 3, thence South 01°03'23" West, along the Westerly line of said Section 29, a distance of 1367.61 feet to the Southwest corner of said Section 29; thence North 89°46'35" East, along the Southerly line of said Section 29, a distance of 5419.51 feet to the Southeast corner thereof; thence North 00°09'35" East, along the Easterly line of said Section 29, a distance of 2685.44 feet to the Southwest corner of the Northwest one-quarter of said Section 28; thence North 89°51'30" East, along the Southerly line of said Northwest one-quarter, 2349.72 feet to the Northwest corner of the Southeast one-quarter of said Section 28; thence South 01°00'44" West, along the Westerly line of said Southeast one-quarter, said line also being the Westerly line of those lands described and recorded in Official Records Volume 9245, page 2273, the Westerly line of those lands described and recorded in Official Records Volume 9190, page 4192, and the Westerly line of those lands described and recorded in Official Records Volume 12628, page 1025 of the current public records of said Duval County, a distance of 2699.45 feet to the Southwest corner of said Southeast one-quarter; thence North 89°56'32" East, along the Southerly line of said Section 28, a distance of 990.82 feet to a point lying on the Northerly right of way line of Interstate 10 (State Road No. 8) a variable width right of way per Florida Department of Transportation Right of Way Map Section 72270-2401; thence Southwesterly, along said Northerly right of way line, the following three courses: Course 1, thence South 85°45'37" West, departing said Southerly line, 4434.27 feet to the point of curvature of a curve concave Southeasterly, having a radius of 23068.31 feet; Course 2, thence Westerly, along the arc of said curve, through a central angle of 06°33'27", an arc length of 2640.17 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 82°28'54" West, 2638.73 feet; Course 3, thence South 79°12'10" West, 7109.67 feet to the Point of Beginning.

Less and except any sovereign lands of the State of Florida associated with Deep Creek.  
Containing 682.12 acres, more or less.

**South I-10 Residual Parcel:**

A portion of Section 31, Township 2 South, Range 23 East, Nassau County, Florida, together with a portion of Sections 31, 32, 33 and 34, Township 2 South, Range 23 East, Duval County, Florida, also being a portion of those lands described and recorded in Official Records Book 1446, page 572, of the Public Records of said Nassau County, together with a portion of those lands described and recorded in Official Records Book 13540, page 344, of the current Public Records of said Duval County, being more particularly described as follows: For a Point of Beginning, commence at the Southwesterly corner of said Section 31; thence North 00°01'21" West, along the Westerly line of said Section 31, said line being the dividing line between said Nassau County and Baker County, Florida, a distance of 2796.10 feet to its intersection with the Southerly limited access right of way line of Interstate No. 10 (State Road No. 8), a public 300 foot limited access right of way as depicted on Florida Department of Transportation Right of Way Map Section No. 74170-2401; thence North 79°12'10" East, departing said Westerly line and along said Southerly limited access right of way line, 3692.91 feet to its intersection with the line dividing said Nassau and Duval Counties; thence South 46°06'56" West, departing said Southerly limited access right of way line and along said dividing line, 4337.89 feet; thence Due South, departing said dividing line, 438.28 feet; thence South 89°08'52" East, along a line 50 feet Northerly of and

(Continued to Sheet No. 3.8)

(Continued from Sheet No. 3.7)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

parallel with the Southerly line of said Section 31, a distance of 4708.98 feet; thence North 89°59'13" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 32, a distance of 5245.32 feet; thence South 89°47'34" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 33, a distance of 5252.38 feet; thence North 89°36'51" East, along a line 50 feet Northerly of and parallel with the Southerly line of said Section 34, a distance of 833.91 feet; thence South 29°17'25" East, 57.12 feet to a point lying on said Southerly line of Section 34; thence South 89°36'51" West, along said Southerly line, 861.77 feet to the Southeasterly corner of said Section 33; thence North 89°47'34" West, along the Southerly line of said Section 33, a distance of 5252.55 feet to the Southeasterly corner of said Section 32; thence South 89°59'13" West, along the Southerly line of said Section 32, a distance of 5245.60 feet to the Southeasterly corner of said Section 31; thence North 89°08'52" West, along the Southerly line of said Section 31, a distance of 5208.61 feet to the Point of Beginning.

Containing 137.67 acres, more or less.

**301 Capital - Baker County Tract**

A portion of Sections 13, 23, 24, and 25, Township 3 South, Range 22 East, Baker County, Florida, being more particularly described as follows:

For a Point of Beginning, commence at the Northeast corner of said Section 13, said corner lying on the line dividing said Township 3 South, Range 22 East, Baker County and Township 3 South, Range 23 East, Duval County, Florida; thence South 00°29'20" West, along said dividing line, 3743.50 feet to the Northeast corner of those lands described and recorded in Official Records Book 263, page 98, of the Public Records of Baker County, Florida; thence along the boundary line of last said lands the following 3 courses: Course 1, thence North 89°30'49" West, departing said dividing line, 199.98 feet; Course 2, thence South 00°29'09" West, 5231.52 feet; Course 3, thence South 89°29'14" East, 200.14 feet to a point lying on the Easterly line of said Section 24, said line also being the dividing line dividing said Baker and Duval Counties; thence South 00°28'56" West, along said dividing line, 1513.79 feet to the Northeast corner of said Section 25; thence South 00°27'02" West, continuing along said dividing line, 5165.76 feet to a point lying on the Northeasterly right of way line of County Road No. 228, a 100 foot right of way as presently established; thence Northwesterly departing said dividing line, along said Northeasterly right of way line and along the arc of a curve concave Northeasterly, having a radius of 2814.79 feet, through a central angle of 29°38'35", an arc length of 1456.29 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 62°56'16" West, 1440.10 feet; thence North 48°06'59" West, continuing along said Northeasterly right of way line, 4279.13 feet to the point of curvature of a curve concave Easterly having a radius of 1859.86 feet; thence Northerly along the former Easterly right of way line of said County Road No. 228 the following 4 courses: Course 1, thence Northerly along the arc of said curve, through a central angle 46°14'33", an arc length of 1501.06 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 24°59'42" West, 1460.65 feet; Course 2, thence North 01°52'26" West, 2764.08 feet to the point of curvature of a curve concave Westerly having a radius of 2914.79 feet; Course 3, thence Northerly along the arc of said curve, through a central angle of 13°58'54", an arc length of 711.29 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 08°51'53" West, 709.53 feet; Course 4, thence North 15°51'21" West, 1976.24 feet to its intersection with the Northerly line of said Section 23, said intersection also lying on the boundary line of those lands described and recorded in Official Records Book 56, page 472 of the Public Records of said Baker County; thence along

(Continued to Sheet No. 3.9)

(Continued from Sheet No. 3.8)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

said boundary line the following 8 courses: Course 1, thence North 89°42'23" East, departing said former Easterly right of way line and along said Northerly line, 633.32 feet to the Southwest corner of said Section 13; Course 2, thence North 87°44'21" East, along the Southerly line of said Section 13, a distance of 1319.90 feet to the Southeast corner of the Southwest one-quarter of the Southwest one-quarter of said Section 13; Course 3, thence North 00°03'28" East, along the Easterly line of said Southwest one-quarter of the Southwest one-quarter of Section 13, a distance of 1323.19 feet to the Southwest corner of the Northeast one-quarter of the Southwest one-quarter of said Section 13; Course 4, thence North 87°55'43" East, along the Southerly line of said Northeast one-quarter of the Southwest one-quarter of Section 13, a distance of 1323.21 feet to the Southeast corner thereof; Course 5, thence North 00°11'54" East, along the Easterly line of the West one-half of said Section 13, a distance of 2638.20 feet to the Southwest corner of the Northwest one-quarter of the Northeast one-quarter of said Section 13; Course 6, thence North 88°17'39" East, along the Southerly line of said Northwest one-quarter of the Northeast one-quarter of Section 13, a distance of 1329.46 feet to the Southeast corner thereof; Course 7, thence North 00°20'56" East, along the Easterly line of said Northwest one-quarter of the Northeast one-quarter of Section 13, a distance of 1314.87 feet to the Northeast corner thereof; Course 8, thence North 88°30'44" East, along said Northerly line, 1333.19 feet to the Point of Beginning.

Containing 1319.10 acres, more or less.

**CHEMOURS PARCEL – BAKER COUNTY, FLORIDA**

**Parcel A**

A parcel of land lying in Sections 36, Township 2 South, Range 22 East, Sections 1, 2, 11 & 12 of Township 3 South, Range 22 East, Baker County, Florida; said parcel being more particularly described as follows:

Commence at a concrete monument located at the Northeast corner of said Section 1 (Southeast corner of Section 36) for the Point of Beginning and run South 01 degree 16 minutes 17 seconds East, along the Easterly boundary thereof, 5248.11 feet to a concrete monument located at the Southeast corner of Section 1 (NE corner of Section 12); thence South 01 degree 15 minutes 58 seconds East, along the Easterly boundary of Section 12, a distance of 5247.23 feet to a concrete monument at the Southeast corner thereof; thence South 86 degrees 45 minutes 16 seconds West, along the Southerly boundary of Section 12, a distance of 1333.06 feet to a concrete monument located at the Northwest corner of the NE1/4 of NE1/4 of said section; thence South 86 degrees 42 minutes 44 seconds West, along said Southerly boundary of Section 12, a distance of 3994.24 feet to the Southwest corner thereof (SW corner of Section 11); thence South 88 degrees 19 minutes 06 seconds West, along the Southerly boundary of said Section 11, a distance of 3263.02 feet to an intersection with the Northeasterly boundary of the right of way of County Road 228 (100' Right of Way); thence North 42 degrees 31 minutes 45 seconds West, along said Northeasterly boundary, 1807.44 feet to an intersection with the Southeasterly boundary of the right of way of an abandoned railroad right of way (Seaboard coastline railway, 100' R/W); thence North 74 degrees 06 minutes 29 seconds East, along said Southeasterly boundary, 1289.07 feet to the beginning of a curve, concave to the Northwest and having a radius of 1909.86 feet, thence Northeasterly, along said Southeasterly boundary, and along an arc of said curve, 1357.95 feet as measured along a chord having a bearing of North 53 degrees 15 minutes 37 seconds East, to the end of said curve; thence North 32 degrees 26 minutes 11 seconds East, along said

(Continued to Sheet No. 3.10)

(Continued from Sheet No. 3.9)

DESCRIPTION OF TERRITORY SERVED, CONTINUED

Northeasterly boundary, 13245.26 feet to an intersection with the Southerly boundary of the right of way of Interstate 10 (300' R/W); thence 77 degrees 26 minutes 15 seconds East, along said Southerly boundary, 51.77 feet to a concrete monument located at an intersection with the Easterly boundary of aforesaid Section 36, Township 2 South, Range 22 East; thence South 01 degree 46 minutes 43 seconds East, along said Easterly boundary, 2795.61 feet to the Point of Beginning.

Containing 1429.34 acres, more or less.

**Parcel B**

A parcel of land lying in Sections 11, 14 and 23 of Township 3 South, Range 22 East, Baker County, Florida; said parcel being more particularly described as follows:

Commence at a 5/8" iron rod (Welch & Assoc.) found at the Southeast corner of said Section 14 and run South 87 degrees 57 minutes 59 seconds West, along the Southerly boundary thereof, 738.01 feet to a concrete monument found on the Westerly boundary of the right of way of County Road 228 (100' R/W) for the Point of Beginning. From Point of Beginning thus described continue South 87 degrees 57 minutes 59 seconds West along said Southerly boundary, 583.01 feet to a concrete monument found at the Northwest corner of the E 1/4 of said Section 23; thence South 00 degrees 34 minutes 19 seconds East, along said Westerly boundary, 4891.11 feet to a set concrete monument; thence North 49 degrees 52 minutes 07 seconds West, 758.73 feet to a concrete monument set at the beginning of a curve, concave to the Northeast and having a radius of 3645.43 feet; thence Northwesterly, along the arc of said curve, 2729.46 feet as measured along a chord having a bearing of North 27 degrees 49 minutes 10 seconds West to a concrete monument set at the end of said curve; thence North 05 degrees 46 minutes 14 seconds West, 7196.95 feet to a concrete monument set at the beginning of a curve, concave to the West and having a radius of 1345.00 feet; thence Northwesterly, along the arc of said curve, 685.68 feet as measured along a chord having a bearing of North 20 degrees 32 minutes 18 seconds West to a set concrete monument; thence North 47 degrees 27 minutes 57 seconds East, 10.69 feet to a concrete monument set on said Westerly boundary of the right of way of County Road 228; thence South 42 degrees 32 minutes 03 seconds East along said Westerly boundary, 2780.16 feet to a concrete monument found at the beginning of a curve, concave to the West and having a radius of 2814.79 feet; thence Southeasterly, along said Westerly boundary and along the arc of said curve, 1215.22 feet as measured along a chord found at the beginning of a curve, concave to the West and having a radius of 2814.79 feet; thence Southeasterly, along said Westerly boundary and along the arc of said curve, 1215.22 feet as measured along a chord having a bearing of South 30 degrees 04 minutes 22 seconds East to a concrete monument found at the end of said curve; thence South 17 degrees 34 minutes 38 seconds East, 2833.28 feet to the Point of Beginning.

Containing 387.94 acres, more or less.

COMMUNITIES SERVED LISTING

<u>County</u> <u>Name</u>	<u>Development</u> <u>Name</u>	<u>Rate</u> <u>Schedule</u> <u>Available</u>	<u>Sheet No.</u>
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TECHNICAL TERMS AND ABBREVIATIONS

- 1.0 "BFC" - The abbreviation for "Base Facility Charge" which is the minimum amount the Company may charge its Customers and is separate from the amount the Company bills its Customers for wastewater consumption.
- 2.0 "CERTIFICATE" - A document issued by the Commission authorizing the Company to provide wastewater service in a specific territory.
- 3.0 "COMMISSION" - The shortened name for the Florida Public Service Commission.
- 4.0 "COMMUNITIES SERVED" - The group of Customers who receive wastewater service from the Company and whose service location is within a specific area or locality that is uniquely separate from another.
- 5.0 "COMPANY" - The shortened name for the full name of the utility which is FIRST COAST REGIONAL UTILITIES, INC.
- 6.0 "CUSTOMER" - Any person, firm or corporation who has entered into an agreement to receive wastewater service from the Company and who is liable for the payment of that wastewater service.
- 7.0 "CUSTOMER'S INSTALLATION" - All pipes, shut-offs, valves, fixtures and appliances or apparatus of every kind and nature used in connection with or forming a part of the installation for disposing of wastewater located on the Customer's side of the Service Connection whether such installation is owned by the Customer or used by the Customer under lease or other agreement.
- 8.0 "MAIN" - A pipe, conduit, or other facility used to convey wastewater service to individual service lines or through other mains.
- 9.0 ARATE@ - Amount which the Company may charge for wastewater service which is applied to the Customer's actual consumption.
- 10.0 "RATE SCHEDULE" - The rate(s) or charge(s) for a particular classification of service plus the several provisions necessary for billing, including all special terms and conditions under which service shall be furnished at such rate or charge.
- 11.0 "SERVICE" - As mentioned in this tariff and in agreement with Customers, AService@ shall be construed to include, in addition to all wastewater service required by the Customer, the readiness and ability on the part of the Company to furnish wastewater service to the Customer. Service shall conform to the standards set forth in Section 367.111 of the Florida Statutes.
- 12.0 "SERVICE CONNECTION" - The point where the Company's pipes or meters are connected with the pipes of the Customer.
- 13.0 "SERVICE LINES" - The pipes between the Company's Mains and the Service Connection and which includes all of the pipes, fittings and valves necessary to make the connection to the Customer's premises, excluding the meter.
- 14.0 "TERRITORY" - The geographical area described, if necessary, by metes and bounds but, in all cases, with township, range and section in a Certificate, which may be within or without the boundaries of an incorporated municipality and may include areas in more than one county.

INDEX OF RULES AND REGULATIONS

	<u>Sheet Number:</u>	<u>Rule Number:</u>
Access to Premises .....	9.0	12.0
Adjustment of Bills .....	10.0	20.0
Application .....	7.0	3.0
Applications by Agents .....	7.0	4.0
Change of Customer's Installation.....	8.0	10.0
Continuity of Service.....	8.0	8.0
Customer Billing.....	9.0	15.0
Delinquent Bills .....	9.0	17.0
Evidence of Consumption.....	10.0	22.0
Extensions .....	7.0	6.0
Filing of Contracts.....	10.0	21.0
General Information .....	7.0	1.0
Inspection of Customer's Installation.....	8.0	11.0
Limitation of Use .....	8.0	9.0
Payment of Water and Wastewater Service Bills Concurrently .....	10.0	18.0
Protection of Company's Property.....	9.0	13.0
Refusal or Discontinuance of Service.....	7.0	5.0
Right-of-way or Easements .....	9.0	14.0
Tariff Dispute .....	7.0	2.0
Termination of Service.....	10.0	18.0
Type and Maintenance .....	7.0	7.0
Unauthorized Connections - Wastewater .....	10.0	19.0

RULES AND REGULATIONS

- 1.0 GENERAL INFORMATION - These Rules and Regulations are a part of the rate schedules and applications and contracts of the Company and, in the absence of specific written agreement to the contrary, apply without modifications or change to each and every Customer to whom the Company renders wastewater service.

The Company shall provide wastewater service to all Customers requiring such service within its Certificated territory pursuant to Chapter 25-30, Florida Administrative Code and Chapter 367, Florida Statutes.

- 2.0 TARIFF DISPUTE – Any dispute between the Company and the Customer or prospective Customer regarding the meaning or application of any provision of this tariff shall be resolved pursuant to Rule 25-22.032, Florida Administrative Code.

- 3.0 APPLICATION - In accordance with Rule 25-30.310, Florida Administrative Code, a signed application is required prior to the initiation of service. The Company shall provide each Applicant with a copy of the brochure entitled AYour Water and Wastewater Service,@ prepared by the Florida Public Service Commission.

- 4.0 APPLICATIONS BY AGENTS - Applications for wastewater service requested by firms, partnerships, associations, corporations, and others shall be rendered only by duly authorized parties or agents.

- 5.0 REFUSAL OR DISCONTINUANCE OF SERVICE - The Company may refuse or discontinue wastewater service rendered under application made by any member or agent of a household, organization, or business in accordance with Rule 25-30.320, Florida Administrative Code.

- 6.0 EXTENSIONS - Extensions will be made to the Company's facilities in compliance with Commission Rules and Orders and the Company's tariff.

- 7.0 TYPE AND MAINTENANCE - In accordance with Rule 25-30.545, Florida Administrative Code, the Customer's pipes, apparatus and equipment shall be selected, installed, used and maintained in accordance with standard practice and shall conform with the Rules and Regulations of the Company and shall comply with all laws and governmental regulations applicable to same. The Company shall not be responsible for the maintenance and operation of the Customer's pipes and facilities. The Customer expressly agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the wastewater service. The Company reserves the right to discontinue or withhold wastewater service to such apparatus or device.

(Continued on Sheet No. 8.0)

(Continued from Sheet No. 7.0)

- 8.0 CONTINUITY OF SERVICE - In accordance with Rule 25-30.250, Florida Administrative Code, the Company will at all times use reasonable diligence to provide continuous wastewater service and, having used reasonable diligence, shall not be liable to the Customer for failure or interruption of continuous wastewater service.

If at any time the Company shall interrupt or discontinue its service, all Customers affected by said interruption or discontinuance shall be given not less than 24 hours written notice.

- 9.0 LIMITATION OF USE - Wastewater service purchased from the Company shall be used by the Customer only for the purposes specified in the application for wastewater service. Wastewater service shall be rendered to the Customer for the Customer's own use and the Customer be connected directly into the Company's main wastewater lines.

In no case shall a Customer, except with the written consent of the Company, extend his lines across a street, alley, lane, court, property line, avenue, or other way in order to furnish wastewater service to the adjacent property through one meter even though such adjacent property may be owned by him. In case of such unauthorized extension, sale, or disposition of service, the Customer's wastewater service will be subject to discontinuance until such unauthorized extension, remetering, sale or disposition of service is discontinued and full payment is made to the Company for wastewater service rendered by the Company (calculated on proper classification and rate schedules) and until reimbursement is made in full to the Company for all extra expenses incurred for clerical work, testing, and inspections. (This shall not be construed as prohibiting a Customer from remetering.)

- 10.0 CHANGE OF CUSTOMER'S INSTALLATION - No changes or increases in the Customer's installation, which will materially affect the proper operation of the pipes, mains, or stations of the Company, shall be made without written consent of the Company. The Customer shall be liable for any charge resulting from a violation of this Rule.

- 11.0 INSPECTION OF CUSTOMER'S INSTALLATION - All Customer's wastewater service installations or changes shall be inspected upon completion by a competent authority to ensure that the Customer's piping, equipment, and devices have been installed in accordance with accepted standard practice and local laws and governmental regulations. Where municipal or other governmental inspection is required by local rules and ordinances, the Company cannot render wastewater service until such inspection has been made and a formal notice of approval from the inspecting authority has been received by the Company.

Notwithstanding the above, the Company reserves the right to inspect the Customer's installation prior to rendering wastewater service, and from time to time thereafter, but assumes no responsibility whatsoever for any portion thereof.

(Continued on Sheet No. 9.0)

(Continued from Sheet No. 8.0)

- 12.0 ACCESS TO PREMISES - In accordance with Rule 25-30.320(2)(f), Florida Administrative Code, the Customer shall provide the duly authorized agents of the Company access at all reasonable hours to its property. If reasonable access is not provided, service may be discontinued pursuant to the above rule.
- 13.0 PROTECTION OF COMPANY'S PROPERTY – The Customer shall exercise reasonable diligence to protect the Company's property. If the Customer is found to have tampered with any Company property or refuses to correct any problems reported by the Company, service may be discontinued in accordance with Rule 25-30.320, Florida Administrative Code. In the event of any loss or damage to property of the Company caused by or arising out of carelessness, neglect, or misuse by the Customer, the cost of making good such loss or repairing such damage shall be paid by the Customer.
- 14.0 RIGHT-OF-WAY OR EASEMENTS - The Customer shall grant or cause to be granted to the Company, and without cost to the Company, all rights, easements, permits, and privileges which are necessary for the rendering of wastewater service.
- 15.0 CUSTOMER BILLING - Bills for wastewater service will be rendered - Monthly, Bimonthly, or Quarterly - as stated in the rate schedule.
- In accordance with Rule 25-30.335, Florida Administrative Code, the Company may not consider a Customer delinquent in paying his or her bill until the twenty-first day after the Company has mailed or presented the bill for payment.
- A municipal or county franchise tax levied upon a water or wastewater public Company shall not be incorporated into the rate for water or wastewater service but shall be shown as a separate item on the Company's bills to its Customers in such municipality or county.
- If a Company utilizes the base facility and usage charge rate structure and does not have a Commission authorized vacation rate, the Company shall bill the Customer the base facility charge regardless of whether there is any usage.
- 16.0 PAYMENT OF WATER AND WASTEWATER SERVICE BILLS CONCURRENTLY - In accordance with Rule 25-30.320(2)(g), Florida Administrative Code, when both water and wastewater service are provided by the Company, payment of any wastewater service bill rendered by the Company to a Customer shall not be accepted by the Company without the simultaneous or concurrent payment of any water service bill rendered by the Company.
- 17.0 DELINQUENT BILLS – When it has been determined that a Customer is delinquent in paying any bill, wastewater service may be discontinued after the Company has mailed or presented a written notice to the Customer in accordance with Rule 25-30.320, Florida Administrative Code.

(Continued on Sheet No. 10.0)

(Continued from Sheet No. 9.0)

- 18.0 TERMINATION OF SERVICE - When a Customer wishes to terminate service on any premises where wastewater service is supplied by the Company, the Company may require reasonable notice to the Company in accordance with Rule 25-30.325, Florida Administrative Code.
- 19.0 UNAUTHORIZED CONNECTIONS - WASTEWATER - Any unauthorized connections to the Customer's wastewater service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
- 20.0 ADJUSTMENT OF BILLS - When a Customer has been undercharged as a result of incorrect application of the rate schedule, if wastewater service is measured by water consumption and a meter error is determined, the amount may be credited or billed to the Customer as the case may be pursuant to Rules 25-30.340 and 25-30.350, Florida Administrative Code.
- 21.0 FILING OF CONTRACTS - Whenever a Developer Agreement or Contract, Guaranteed Revenue Contract, or Special Contract or Agreement is entered into by the Company for the sale of its product or services in a manner not specifically covered by its Rules and Regulations or approved Rate Schedules, a copy of such contracts or agreements shall be filed with the Commission prior to its execution in accordance with Rule 25-9.034 and Rule 25-30.550, Florida Administrative Code. If such contracts or agreements are approved by the Commission, a conformed copy shall be placed on file with the Commission within 30 days of execution.
- 22.0 EVIDENCE OF CONSUMPTION - The initiation or continuation or resumption of water service to the Customer's premises shall constitute the initiation or continuation or resumption of wastewater service to the Customer's premises regardless of occupancy.

INDEX OF RATES AND CHARGES SCHEDULES

	<u>Sheet Number</u>
Customer Deposits .....	14.0
General Service, GS.....	12.0
Miscellaneous Service Charges .....	15.0
Residential Service, RS.....	13.0

GENERAL SERVICE

RATE SCHEDULE (GS)

- AVAILABILITY - Available throughout the area served by the Company.
- APPLICABILITY - For wastewater service to all Customers for which no other schedule applies.
- LIMITATIONS - Subject to all of the Rules and Regulations of this tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly

RATE -

<u>Meter Sizes</u>	<u>Base Facility Charge</u>
5/8" x 3/4"	\$ 112.17
3/4"	\$ 168.26
1"	\$ 280.43
1 1/2"	\$ 560.85
2"	\$ 897.36
3"	\$ 1,962.98

Charge per 1,000 gallons \$ 0.50

- MINIMUM CHARGE - Base Facility Charge
- TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING - Original Certificate

WS-16-0108

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE



RESIDENTIAL SERVICE

RATE SCHEDULE (RS)

- AVAILABILITY - Available throughout the area served by the Company.
- APPLICABILITY - For wastewater service for all purposes in private residences and individually metered apartment units.
- LIMITATIONS - Subject to all of the Rules and Regulations of this Tariff and General Rules and Regulations of the Commission.
- BILLING PERIOD - Monthly

RATE -

<u>Meter Size</u>	<u>Base Facility Charge</u>
All Meter Sizes	\$ 112.17
Charge per 1,000 gallons 6,000 gallon cap	\$ 6.67

- MINIMUM CHARGE - Base Facility
- TERMS OF PAYMENT - Bills are due and payable when rendered. In accordance with Rule 25-30.320, Florida Administrative Code, if a Customer is delinquent in paying the bill for wastewater service, service may then be discontinued.

EFFECTIVE DATE -

TYPE OF FILING - Original Certificate

WS-16-0108

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE

CUSTOMER DEPOSITS

ESTABLISHMENT OF CREDIT - Before rendering wastewater service, the Company may require an Applicant for service to satisfactorily establish credit, but such establishment of credit shall not relieve the Customer from complying with the Company's rules for prompt payment. Credit will be deemed so established if the Customer complies with the requirements of Rule 25-30.311, Florida Administrative Code.

AMOUNT OF DEPOSIT - The amount of initial deposit shall be the following according to meter size:

	<u>Residential Service</u>	<u>General Service</u>
3/4"	\$400	\$ 600
All over 5/8" x 3/4"	\$ _____	\$ _____

ADDITIONAL DEPOSIT - Under Rule 25-30.311(7), Florida Administrative Code, the Company may require a new deposit, where previously waived or returned, or an additional deposit in order to secure payment of current bills provided.

INTEREST ON DEPOSIT - The Company shall pay interest on Customer deposits pursuant to Rules 25-30.311(4) and (4a).

REFUND OF DEPOSIT - After a residential Customer has established a satisfactory payment record and has had continuous service for a period of 23 months, the Company shall refund the Customer's deposit provided the Customer has met the requirements of Rule 25-30.311(5), Florida Administrative Code. The Company may hold the deposit of a non-residential Customer after a continuous service period of 23 months and shall pay interest on the non-residential Customer's deposit pursuant to Rules 25-30.311(4) and (5), Florida Administrative Code.

Nothing in this rule shall prohibit the Company from refunding a Customer's deposit in less than 23 months.

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MISCELLANEOUS SERVICE CHARGES

The Company may charge the following miscellaneous service charges in accordance with the terms stated herein. If both water and wastewater services are provided, only a single charge is appropriate unless circumstances beyond the control of the Company require multiple actions.

INITIAL CONNECTION - This charge may be levied for service initiation at a location where service did not exist previously.

NORMAL RECONNECTION - This charge may be levied for transfer of service to a new Customer account at a previously served location or reconnection of service subsequent to a Customer requested disconnection.

VIOLATION RECONNECTION - This charge may be levied prior to reconnection of an existing Customer after disconnection of service for cause according to Rule 25-30.320(2), Florida Administrative Code, including a delinquency in bill payment.

PREMISES VISIT CHARGE (IN LIEU OF DISCONNECTION) - This charge may be levied when a service representative visits a premises for the purpose of discontinuing service for nonpayment of a due and collectible bill and does not discontinue service because the Customer pays the service representative or otherwise makes satisfactory arrangements to pay the bill.

LATE PAYMENT CHARGE – This charge would be levied when a customer’s billing account is not paid timely and is therefore delinquent.

NSF CHARGE - This charge may be levied pursuant to Chapter 68, Florida Statutes, when a customer pays by check and that check is dishonored by the customers banking institution.

METER RE-READ CHARGE – This charge may be levied when there is a re-reading of the meter for a discrepancy in the billing.

Schedule of Miscellaneous Service Charges

	<u>Normal Hours</u>	<u>After Hours</u>
Initial Connection Charge	\$ 30.00	N/A
Normal Reconnection Charge	\$ 30.00	N/A
Violation Reconnection Charge	Actual Cost	Actual Cost (1)
Premises Visit Charge (in lieu of disconnection)	\$30.00	N/A
Late Payment Charge	\$7.50	
NSF Check Charge	Pursuant to Section 68.065, F.S.	

(1) Actual Cost is equal to the total cost incurred for services.

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INDEX OF SERVICE AVAILABILITY POLICY

<u>Description</u>	<u>Sheet No.</u>
Schedule of Charges .....	18.0
Service Availability Policy .....	17.0

SERVICE AVAILABILITY POLICY

WS-16-0108

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SERVICE AVAILABILITY CHARGES

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INDEX OF STANDARD FORMS

<u>Description</u>	<u>Sheet No.</u>
APPLICATION FOR WASTEWATER SERVICE .....	20.0
COPY OF CUSTOMER'S BILL .....	21.0

APPLICATION FOR WASTEWATER SERVICE

Name \_\_\_\_\_ Telephone Number \_\_\_\_\_

Billing Address \_\_\_\_\_  
City State Zip

Service Address \_\_\_\_\_  
City State Zip

Date service should begin \_\_\_\_\_

Service requested: Water \_\_\_\_\_ Wastewater \_\_\_\_\_ Both \_\_\_\_\_

By signing this agreement, the Customer agrees to the following:

1. The Company shall not be responsible for the maintenance and operation of the Customer's pipes and facilities. The Customer agrees not to utilize any appliance or device which is not properly constructed, controlled and protected or which may adversely affect the wastewater service; the Company reserves the right to discontinue or withhold wastewater service to such apparatus or device.
2. The Company may refuse or discontinue wastewater service rendered under application made by any member or agent of a household, organization, or business for any of the reasons contained in Rule 25-30.320, Florida Administrative Code. Any unauthorized connections to the Customer's wastewater service shall be subject to immediate discontinuance without notice, in accordance with Rule 25-30.320, Florida Administrative Code.
3. The Customer agrees to abide by all existing Company Rules and Regulations as contained in the tariff. In addition, the Customer has received from the Company a copy of the brochure "Your Water and Wastewater Service" produced by the Florida Public Service Commission.
4. Bills for wastewater service will be rendered – Monthly, Bimonthly, or Quarterly - as stated in the rate schedule. Bills must be paid within 20 days of mailing bills. If payment is not made after five working days written notice, service may be discontinued.
5. When a Customer wished to terminate service on any premises where wastewater service is supplied by the Company, the Company may require (oral, written) notice within \_\_\_ days prior to the date the Customer desires to terminate service.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date



COPY OF CUSTOMER'S BILL

WS-15-0140

ROBERT KENNELLY  
ISSUING OFFICER

PRESIDENT  
TITLE