

RICHARD S. JOHNSON, P.A.
107 North Partin Drive ▪ Niceville, Florida 32578
Telephone: (850) 279-6868 ▪ Facsimile: (850) 678-8336
Florida Supreme Court Certified Circuit Civil Mediator

May 25, 2022

Public Service Commission
Sevini Guffey
Public Utility Analyst
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850
Tel: (850) 413-6204

Office of the Commission Clerk
Ms. Kathryn Cowdery, Senior Attorney FPSC
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850
Tel: (850) 413-6770

Re: Docket No. 20190094-EU
Petition for variance from or waiver of Rule 25-6.049(5) and (6)
FAC, by Calypso Tower III, LLC
Conference call, May 5, 2022, (9:30 am CST) 10:30 am

Dear Ms. Guffey:

This is an updated letter and amendment to my previous filings, relating to Docket No. 20190094-EU: Petition for variance from or waiver of Rule 25-6.049(5) and (6) FAC, by Calypso Tower III, LLC, and Order No. PSC-2019-0357-PAA-EU, Condition Three, Calypso must allocate the cost of electricity to the individual owners using a reasonable apportionment method. This is a requirement of Rule 25-6.049(9)(a), F.A.C.

[This letter is an update and amendment to correct information in my previous letter dated April 19, 2022.]

There are 3 bills which represent the entire buildings electrical usage. There is the north bill, the south bill, and the house bill. The north and south bill represent all of the residential units for the entire building. On each residential floor, there is a submeter with basic odometer readings for kwh usage for that floor. From that submeter, there is a 3rd party

vendor that captures the usage for each unit on that floor. This is accomplished by micrometers connected from the submeters to the individual rooms. That data is then placed on a spreadsheet wherein the price per kwh is multiplied by that individual room usage and the bill is then issued to the owner. It is analogous to having a meter on each individual unit.

As to the “house [commercial]” bill, this is for the first floor comprised of commercial units and association space. This bill is apportioned 100%, paid in full, by either the developer and now the condominium association. Efforts are in process to attempt installation of the same modules and micrometers and mathematical apportionment described above.

As always, should you have any questions, please do not hesitate to reply.

Sincerely,



Richard S. Johnson

RSJ/hs
Cc: Client