

BEFORE THE
FLORIDA PUBLIC SERVICE COMMISSION

In the Matter of:

DOCKET NO. 20260031-WS

Petition to establish rate base
value of acquired system using
alternative procedure, by Sunshine
Water Services Company.

PROCEEDINGS: COMMISSION CONFERENCE AGENDA
ITEM NO. 4

COMMISSIONERS
PARTICIPATING: CHAIRMAN GABRIELLA PASSIDOMO SMITH
COMMISSIONER GARY F. CLARK
COMMISSIONER MIKE LA ROSA
COMMISSIONER BOBBY PAYNE
COMMISSIONER ANA ORTEGA

DATE: Tuesday, October 6, 2026

PLACE: Betty Easley Conference Center
Room 148
4075 Esplanade Way
Tallahassee, Florida

REPORTED BY: DEBRA R. KRICK
Court Reporter and Notary
Public in and for the State
of Florida at Large

PREMIER REPORTING
TALLAHASSEE, FLORIDA
(850) 894-0828

1 P R O C E E D I N G S

2 CHAIRMAN SMITH: Okay. We will reshuffle a
3 little bit, and we are moving back to Item No. 4.

4 Mr. Cohn, you are recognized whenever you are
5 ready.

6 MR. COHN: Thank you, Madam Chair.

7 Good morning, Commissioners. Josh Cohn with
8 the Division of Accounting and Finance.

9 Item No. 4 is staff's recommendation regarding
10 Sunshine Water Services' petition to establish a
11 rate base value of the Placid Lakes Utilities,
12 Inc., system using the alternative procedure under
13 Section 367.0811, Florida Statutes, and Rule
14 25-30.0372, Florida Administrative Code.

15 Sunshine is a Class A water and wastewater
16 utility providing services to tens of thousands of
17 customers across Florida. Placid Lakes is a Class
18 B water utility operating in Highlands County,
19 serving approximately 2,250 customers. Placid
20 Lakes also owns and operates a wastewater system,
21 which is currently unregulated by the Commission.

22 Under 367.0811(3)(b), Florida Statutes, a rate
23 base value established by the Commission under this
24 section may not exceed the lesser of the purchase
25 price negotiated between the parties to the

1 transaction or the average of the three required
2 appraisals. The average of those appraisals is
3 \$6,506,633. Sunshine is requesting a rate base
4 value of \$5,750,000, which is the purchase price
5 for the utility.

6 Staff recommends that if the Commission finds
7 the proposed transaction to be in the public
8 interest, the appropriate rate base value for
9 Placid Lakes under Section 367.0811, F.S., is
10 \$5,750,000.

11 Staff is prepared to address any questions.
12 Thank you.

13 CHAIRMAN SMITH: Thank you.

14 Commissioners, do you have questions for
15 staff?

16 Commissioner Clark.

17 COMMISSIONER CLARK: I don't have any
18 questions, Madam Chairman. I just wanted to make a
19 couple of comments.

20 I think -- and first of all, staff, thank you
21 for the job you did on this. I think that it's
22 important for us to note that SWS has complied with
23 the requirements of the statute. That's the first
24 and foremost obligation that we have to make
25 certain of.

1 I also think they laid out a pretty good case
2 for what is in the public interest and how they are
3 going to accomplish several of their objectives.
4 Primarily, to me, the big thing is rate stability.
5 That's probably one of the most important aspects.
6 And not only stability, but I see the potential --
7 I know we don't have the complete guarantee here,
8 but I see a potential that there is going to be a
9 pretty good rate decrease for these customers in
10 the very near future.

11 I also want to thank staff for looking at
12 the -- I know OPC's objection was related to
13 performance metrics, and making certain that there
14 was some sort of tie-in there. I think we
15 certainly don't want to disregard that idea, but I
16 think we also have the right to come back at any
17 point in time that we choose and take a look at
18 that; especially in subsequent rate cases, we can
19 deal with that issue very specifically.

20 So, Madam Chairman, I would certainly endorse
21 staff's recommendation here. And I think we
22 certainly have passed the public interest test in
23 this case.

24 CHAIRMAN SMITH: Thank you.

25 Commissioner La Rosa.

1 COMMISSIONER LA ROSA: I would just make a
2 quick comment and just double down on what
3 Commissioner Clark just said. I mean, in very
4 simple terms, you know, economies of scale and
5 better service is what, you know, I believe the
6 customers are going to receive. And I do have
7 something for the first time, it's not difficult,
8 but I think we went through the process, and at the
9 end of the day, the ratepayers are going to benefit
10 from this. And I believe that was the legislative
11 intent when considering this a few years back. So
12 I am happy to support what staff's recommendations
13 are.

14 CHAIRMAN SMITH: Commissioner Ortega? I don't
15 mean to --

16 COMMISSIONER ORTEGA: I want to triple down,
17 but ditto, ditto, ditto.

18 CHAIRMAN SMITH: Yeah. Yeah. Yeah. Same.
19 Yeah. I think you guys encapsulated all of my
20 thoughts very well, so I think --

21 COMMISSIONER CLARK: With that in mind, Madam
22 Chair, I will move staff recommendation.

23 CHAIRMAN SMITH: Hearing a motion --

24 COMMISSIONER LA ROSA: Second.

25 CHAIRMAN SMITH: Hearing a motion and a

1 second.

2 All those in favor, please say aye.

3 (Chorus of ayes.)

4 CHAIRMAN SMITH: All right. See that staff's
5 recommendation on Item No. 4 passes.

6 Thank you very much.

7 Okay. It's 9:47. Let's -- we have Internal
8 Affairs. We are going to keep it in this room,
9 right, Mike? Okay. So let's just say we will
10 start that at 10:00, if that works. Okay. All
11 right. See you shortly. Thank you.

12 Agenda Conference is adjourned.

13 (Agenda item concluded.)

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CERTIFICATE OF REPORTER

STATE OF FLORIDA)
COUNTY OF LEON)

I, DEBRA KRICK, Court Reporter, do hereby
certify that the foregoing proceeding was heard at the
time and place herein stated.

IT IS FURTHER CERTIFIED that I
stenographically reported the said proceedings; that the
same has been transcribed under my direct supervision;
and that this transcript constitutes a true
transcription of my notes of said proceedings.

I FURTHER CERTIFY that I am not a relative,
employee, attorney or counsel of any of the parties, nor
am I a relative or employee of any of the parties'
attorney or counsel connected with the action, nor am I
financially interested in the action.

DATED this 16th day of October, 2026.


DEBRA R. KRICK
NOTARY PUBLIC
COMMISSION #HH575054
EXPIRES AUGUST 13, 2028