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CLASS "C"
WATER AND/OR WASTEWATER UTILITIES
(Gross Revenue of Less Than \$200,000 Each)

ANNUAL REPORT

OF

Pinecrest Utilities, LLC
Exact Legal Name of Respondent

WU964-16-AR

Submitted To The

STATE OF FLORIDA

PUBLIC SERVICE COMMISSION

FOR THE

YEAR ENDED DECEMBER 31, 2016

Form PSC/AFD 006-W (Rev. 12/99)

RECEIVED
FLORIDA PUBLIC SERVICE
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DIVISION OF
ACCOUNTS AND FINANCE

GENERAL INSTRUCTIONS

1. Prepare this report in conformity with the 1996 National Association of Regulatory Utility Commissioners (NARUC) Uniform System of Accounts for Water and Wastewater Utilities as adopted by Rule 25-30.115 (1), Florida Administrative Code.
2. Interpret all accounting words and phrases in accordance with the Uniform System of Accounts (USOA). Commission Rules and the definitions on next page.
3. Complete each question fully and accurately, even if it has been answered in a previous annual report. Enter the word "None" where it truly and completely states the fact.
4. For any question, section, or page which is not applicable to the respondent enter the words "Not Applicable." Do not omit any pages.
5. Where dates are called for, the month and day should be stated as well as the year.
6. All schedules requiring dollar entries should be rounded to the nearest dollar.
7. Complete this report by means which result in a permanent record. You may use permanent ink or a typewriter. Do not use a pencil.
8. If there is not enough room on any schedule, an additional page or pages may be added provided the format of the added schedule matches the format of the schedule in the report. Additional pages should reference the appropriate schedules, state the name of the utility, and state the year of the report.
9. If it is necessary or desirable to insert additional statements for the purpose of further explanation of schedules, such statements should be made at the bottom of the page or on an additional page. Any additional pages should state the name of the utility and the year of the report, and reference the appropriate schedule.
10. The utility shall file the original and two copies of the report with the Commission at the address below, and keep a copy for itself. Pursuant to Rule 25-30.110 (3), Florida Administrative Code, the utility must submit the report by March 31 for the preceeding year ending December 31.

Florida Public Service Commission
Division of Economic Regulation
2540 Shumard Oak Boulevard
Tallahassee, Florida 32399-0850

11. Pursuant to Rule 25-30.110 (7) (a), Florida Administrative Code, any utility that fails to file its annual report or extension on or before March 31, or within the time specified by any extension approved in writing by the Division of Economic Regulation, shall be subject to a penalty. The penalty shall be based on the number of calendar days elapsed from March 31, or from an approved extended filing date, until the date of filing. The date of filing shall be included in the days elapsed.

GENERAL DEFINITIONS

ADVANCES FOR CONSTRUCTION - This account shall include advances by or in behalf of customers for construction which are to be refunded either wholly or in part. (USOA)

ALLOWANCE FOR FUNDS USED DURING CONSTRUCTION (AFUDC) - This account shall include concurrent credits for allowance for funds used during construction based upon the net cost of funds used for construction purposes and a reasonable rate upon other funds when so used. Appropriate regulatory approval shall be obtained for "a reasonable rate". (USOA)

AMORTIZATION - The gradual extinguishment of an amount in an account by distributing such amount over a fixed period, over the life of the asset or liability to which it applies, or over the period during which it is anticipated the benefit will be realized. (USOA)

CONTRIBUTIONS IN AID OF CONSTRUCTION (CIAC) - Any amount or item of money, services, or property received by a utility, from any person or governmental agency, any portion of which is provided at no cost to the utility, which represents an addition or transfer to the capital of the utility, and which is utilized to offset the acquisition, improvement, or construction costs of the utility's property, facilities, or equipment used to provide utility services to the public. (Section 367.021 (3), Florida Statutes)

CONSTRUCTION WORK IN PROGRESS (CWIP) - This account shall include the cost of water or wastewater plant in process of construction, but not yet ready for services. (USOA)

DEPRECIATION - The loss in service value not restored by current maintenance, incurred in connection with the consumption or prospective retirement of utility plant in the course of service from causes which are known to be in the current operation and against which the utility is not protected by insurance. (Rule 25-30.140 (i), Florida Administrative Code)

EFFLUENT REUSE - The use of wastewater after the treatment process, generally for reuse as irrigation water or for in plant use. (Section 367.021 (6), Florida Statutes)

EQUIVALENT RESIDENTIAL CONNECTION (ERC) - (WATER) - (Rule 25-30.515 (8), Florida Administrative Code.)

- (a) 350 gallons per day;
- (b) The number of gallons a utility demonstrates in the average daily flow for a single family unit; or
- (c) The number of gallons which has been approved by the DEP for a single family residential unit.

EQUIVALENT RESIDENTIAL CONNECTION (ERC) - (WASTEWATER) - Industry standard of 80% of Water ERC or 280 gallons per day for residential use.

GUARANTEED REVENUE CHARGE - A charge designed to cover the utility's costs including, but not limited to the cost of the operation, maintenance, depreciation, and any taxes, and to provide a reasonable return to the utility for facilities, a portion of which may not be used and useful to the utility or its existing customers. (Rule 25-30.515 (9), Florida Administrative Code)

LONG TERM DEBT - All Notes, Conditional Sales Contracts, or other evidences of indebtedness payable more than one year from date of issue. (USOA)

PROPRIETARY CAPITAL (For proprietorships and partnerships only) - The investment of a sole proprietor, or partners, in an unincorporated utility. (USOA)

RETAINED EARNINGS - This account reflects corporate earnings retained in the business. Credits would include net income or accounting adjustments associated with correction of errors attributable to a prior period. Charges to this account would include net losses, accounting adjustments associated with correction of errors attributable to a prior period or dividends. (USOA)

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**FINANCIAL
SECTION**

REPORT OF

Pinecrest Utilities, LLC

(EXACT NAME OF UTILITY)

<u>3336 Grand Blvd, # 102</u>			
<u>Holiday, FL 34690</u>		<u>Polk</u>	
Mailing Address	Street Address	County	
Telephone Number <u>863-940-4347</u>	Date Utility First Organized <u>1987</u>		
Fax Number <u>863-940-4347</u>	E-mail Address <u>danielwalsh23@yahoo.com</u>		
Sunshine State One-Call of Florida, Inc. Member No. <u>Cuc-745</u>			

Check the business entity of the utility as filed with the Internal Revenue Service:

- Individual
 Sub Chapter S Corporation
 1120 Corporation
 Partnership

Name, Address and phone where records are located: (Same)

Name of subdivisions where services are provided: Citrus Highlands & Starr Terrace

CONTACTS:

Name	Title	Principal Business Address	Salary Charged Utility
Person to send correspondence: <u>Michael A. Smallridge</u>	<u>Managing Member</u>	<u>3336 Grand Blvd, # 102</u> <u>Holiday, FL 34690</u>	3,780
Person who prepared this report: <u>Daniel M. Walsh</u>	<u>CFO</u>	<u>3336 Grand Blvd, # 102</u> <u>Holiday, FL 34690</u>	3,878
Officers and Managers: <u>Michael Smallridge</u>	<u>Managing Member</u>	<u>3336 Grand Blvd, # 102</u> <u>Holiday, FL 34690</u>	\$ 3,780
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

Report every corporation or person owning or holding directly or indirectly 5 percent or more of the voting securities of the reporting utility:

Name	Percent Ownership in Utility	Principal Business Address	Salary Charged Utility
<u>Mike Smallridge</u>	<u>100%</u>	<u>3336 Grand Blvd, # 102</u> <u>Holiday, FL 34690</u>	\$ 3780
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

INCOME STATEMENT

Account Name	Ref. Page	Water	Wastewater	Other	Total Company
Gross Revenue:					
Residential_-----		\$ 60,420	\$ _____	\$ _____	\$ 60,420
Commercial_-----		_____	_____	_____	_____
Industrial_-----		_____	_____	_____	_____
Multiple Family_-----		_____	_____	_____	_____
Guaranteed Revenues_		_____	_____	_____	_____
Other (Specify)-----		4,940	_____	_____	4,940
Total Gross Revenue_--		\$ 65,360	\$ _____	\$ _____	\$ 65,360
Operation Expense (Must tie to pages W-3 and S-3)	W-3 S-3	\$ 57,100	\$ _____	\$ _____	\$ 57,100
Depreciation Expense_--	F-5	8,865	_____	_____	8,865
CIAC Amortization Expense_	F-8	-2,806	_____	_____	-2,806
Taxes Other Than Income_--	F-7	3,305	_____	_____	3,305
Income Taxes_-----	F-7	_____	_____	_____	_____
Total Operating Expense		\$ 66,464	_____	_____	\$ 66,464
Net Operating Income (Loss)		\$ -1,104	\$ _____	\$ _____	\$ -1,104
Other Income:					
Nonutility Income_-----		\$ _____	\$ _____	\$ _____	\$ _____
_____		_____	_____	_____	_____
_____		_____	_____	_____	_____
Other Deductions:					
Miscellaneous Nonutility Expenses_-----		\$ _____	\$ _____	\$ _____	\$ 0
_____		_____	_____	_____	0
_____		_____	_____	_____	0
_____		_____	_____	_____	0
Net Income (Loss)		\$ -1,104	\$ _____	\$ _____	\$ -1,104

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

COMPARATIVE BALANCE SHEET

ANNUAL REPORT

ACCOUNT NAME	Reference Page	Current Year	Previous Year
Assets:			
Utility Plant in Service (101-105) -----	F-5,W-1,S-1	\$ 236918	\$ 225188
Accumulated Depreciation and Amortization (108) -----	F-5,W-2,S-2	<u>144193</u>	<u>137898</u>
Net Utility Plant -----		\$ 92724	\$ 87290
Cash -----		3432	1504
Customer Accounts Receivable (141) -----		9010	9203
Other Assets (Specify): Deferred Expense -----		2222	2150
Intercompany Receivable -----			
Accum Provision for Ucollectible A/R -----		-2752	-1562
Misc Current Assets -----		<u>270</u>	<u>270</u>
Total Assets -----		\$ <u>104906</u>	\$ <u>98855</u>
Liabilities and Capital:			
Common Stock Issued (201) -----	F-6		
Preferred Stock Issued (204) -----	F-6		
Other Paid in Capital (211) -----			
Retained Earnings (215) -----	F-6		
Proprietary Capital (Proprietary and partnership only) (218) -----	F-6	<u>-21897</u>	<u>-20827</u>
Total Capital -----		\$ <u>-21897</u>	\$ <u>-20827</u>
Long Term Debt (224) -----	F-6	\$ 41880	\$ 41848
Accounts Payable (231) -----		57534	46604
Notes Payable (232) -----			
Customer Deposits (235) -----		2264	2440
Accrued Taxes (236) -----		6329	7588
Intercompany Payable -----		400	
Due to Parent Co. -----		3600	3600
Advances for Construction -----			
Contributions in Aid of Construction - Net (271-272) -----	F-8	<u>14796</u>	<u>17602</u>
Total Liabilities and Capital -----		\$ <u>104906</u>	\$ <u>98855</u>

UTILITY NAME Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

GROSS UTILITY PLANT

Plant Accounts: (101 - 107) inclusive	Water	Wastewater	Plant other Than Reporting Systems	Total
Utility Plant in Service (101)	\$ <u>225188</u>	\$ _____	\$ _____	\$ <u>225188</u>
Construction Work in Progress (105) _____	_____	_____	_____	_____
Other (Specify) _____	_____	_____	_____	_____
Additions	<u>14265</u>	_____	_____	<u>14265</u>
Retirements	<u>-2536</u>	_____	_____	<u>-2536</u>
Total Utility Plant _____	\$ <u>236918</u>	\$ _____	\$ _____	\$ <u>236918</u>

ACCUMULATED DEPRECIATION (A/D) AND AMORTIZATION OF UTILITY PLANT

Account 108	Water	Wastewater	Other Than Reporting Systems	Total
Balance First of Year _____	\$ <u>137898</u>	\$ _____	\$ _____	\$ <u>137898</u>
<u>Add Credits During Year:</u>				
Accruals charged to depreciation account _____	\$ <u>8865</u>	\$ _____	\$ _____	\$ <u>8865</u>
Salvage _____	_____	_____	_____	_____
Other Credits (specify) _____	_____	_____	_____	_____
Total Credits _____	\$ <u>8865</u>	\$ _____	\$ _____	\$ <u>8865</u>
<u>Deduct Debits During Year:</u>				
Book cost of plant retired _____	\$ _____	\$ _____	\$ _____	\$ _____
Cost of removal _____	_____	_____	_____	_____
Other debits (specify) Over Deprec _____	<u>2570</u>	_____	_____	<u>2570</u>
Total Debits _____	\$ _____	\$ _____	\$ _____	\$ _____
Balance End of Year _____	\$ <u>144193</u>	\$ _____	\$ _____	\$ <u>144193</u>

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

CAPITAL STOCK (201 - 204)

	Common Stock	Preferred Stock
Par or stated value per share _____	_____	_____
Shares authorized _____	_____	_____
Shares issued and outstanding _____	_____	_____
Total par value of stock issued _____	_____	_____
Dividends declared per share for year _____	_____	_____

RETAINED EARNINGS (215)

	Appropriated	Un-Appropriated
Balance first of year _____	\$ _____	\$ -20827
Changes during the year (Specify):		
12/31/2016 Closing Entry _____	_____	-1,104
Correct Accumulated Depreciation _____	_____	34
Balance end of year _____	\$ _____	\$ -21897

PROPRIETARY CAPITAL (218)

	Proprietor Or Partner	Partner
Balance first of year _____	\$ _____	\$ _____
Changes during the year (Specify):		
_____	_____	_____
_____	_____	_____
Balance end of year _____	\$ _____	\$ _____

LONG TERM DEBT (224)

Description of Obligation (Including Date of Issue and Date of Maturity):	Interest		Principal per Balance Sheet Date
	Rate	# of Pymts	
Bank Loans - Iberia Bank - Pump	6.50%	6	\$ 7640
Bank Loans - Iberia Bank - Mortgage	5.50%	6	27363
Personal Loans - Mike Smallridge	5.50%	0	6877
Bank Loans -Center State - Mortgage	7.50%	6	0
Total _____			\$ 41880

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

TAX EXPENSE

(a)	Water (b)	Wastewater (c)	Other (d)	Total (e)
Income Taxes:				
Federal income tax _____	\$ _____	\$ _____	\$ _____	\$ _____
State income Tax _____	_____	_____	_____	_____
Taxes Other Than Income:				
State ad valorem tax _____	_____	_____	_____	_____
Local property tax _____	_____	_____	_____	_____
Other (Specify) Payroll Taxes _____	747	_____	_____	0
Annual Report _____	154	_____	_____	747
Regulatory Assessment Fees _____	2404	_____	_____	154
Total Tax Expense _____	\$ 3305	\$ _____	\$ _____	\$ 2404
				\$ 3305

PAYMENTS FOR SERVICES RENDERED BY OTHER THAN EMPLOYEES

Report all information concerning outside rate, management, construction, advertising, labor relations, public relations, or other similar professional services rendered the respondent for which aggregate payments during the year to any corporation, partnership, individual, or organization of any kind whatever amounting to \$500 or more.

Name of Recipient	Water Amount	Wastewater Amount	Description of Service
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
Consta Flow, Inc.	\$ 5063	\$ _____	Contract Operation
Haines City Fire Extinguisher	\$ 800	\$ _____	Hydrants Flow Testing
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____
_____	\$ _____	\$ _____	_____

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

CONTRIBUTIONS IN AID OF CONSTRUCTION (271)

(a)	Water (b)	Wastewater (c)	Total (d)
1) Balance first of year_____	\$ <u>100352</u>	\$ _____	\$ <u>100352</u>
2) Add credits during year_____	\$ <u>0</u>	\$ _____	\$ _____
3) Total_____	<u>100352</u>	_____	<u>100352</u>
4) Deduct charges during the year_____	<u>0</u>	_____	<u>0</u>
5) Balance end of year_____	<u>100352</u>	_____	<u>100352</u>
6) Less Accumulated Amortization_____	<u>85556</u>	_____	<u>85556</u>
7) Net CIAC_____	\$ <u>14796</u>	\$ <u>0</u>	\$ <u>14796</u>

ADDITIONS TO CONTRIBUTIONS IN AID OF CONSTRUCTION DURING YEAR (CREDITS)

Report below all developers or contractors agreements from which cash or property was received during the year.		Indicate "Cash" or "Property"	Water	Wastewater
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
Sub-total_____	_____	_____	\$ _____	\$ _____
Report below all capacity charges, main extension charges and customer connection charges received during the year.				
Description of Charge	Number of Connections	Charge per Connection		
_____	_____	\$ _____	\$ _____	\$ _____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
Total Credits During Year (Must agree with line # 2 above.)_____			\$ _____	\$ _____

ACCUMULATED AMORTIZATION OF CIAC (272)

	Water	Wastewater	Total
Balance First of Year_____	\$ <u>82750</u>	\$ _____	\$ <u>82750</u>
Add Debits During Year:_____	_____	_____	_____
Deduct Credits During Year:_____	<u>2806</u>	_____	<u>2806</u>
Balance End of Year (Must agree with line #6 above.)	\$ <u>85556</u>	\$ _____	\$ <u>85556</u>

**** COMPLETION OF SCHEDULE REQUIRED ONLY IF AFUDC WAS CHARGED DURING YEAR ****

UTILITY NAME Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

SCHEDULE "A"

SCHEDULE OF COST OF CAPITAL USED FOR AFUDC CALCULATION (1)

Class of Capital (a)	Dollar Amount (b)	Percentage of Capital (c)	Actual Cost Rates (d)	Weighted Cost [c x d] (e)
Common Equity	\$ _____	_____ %	%	_____ %
Preferred Stock	_____	_____ %	%	_____ %
Long Term Debt	_____	_____ %	%	_____ %
Customer Deposits	_____	_____ %	%	_____ %
Tax Credits - Zero Cost	_____	_____ %	0.00 %	_____ %
Tax Credits - Weighted Cost	_____	_____ %	%	_____ %
Deferred Income Taxes	_____	_____ %	%	_____ %
Other (Explain)	_____	_____ %	%	_____ %
Total	\$ _____	<u>100.00</u> %		_____ %

(1) Must be calculated using the same methodology used to calculate AFUDC rate approved by the Commission.

APPROVED AFUDC RATE

Current Commission approved AFUDC rate:	_____ %
Commission Order Number approving AFUDC rate:	_____

**WATER
OPERATING
SECTION**

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

WATER UTILITY PLANT ACCOUNTS

Acct. No. (a)	Account Name (b)	Previous Year (c)	Additions (d)	Retirements (e)	Current Year (f)
301	Organization_____	\$ _____	\$ _____	\$ _____	\$ _____
302	Franchises_____	_____	_____	_____	_____
303	Land and Land Rights_____	6500	_____	_____	6500
304	Structures and Improvements_____	5753	_____	_____	5753
305	Collecting and Impounding Reservoirs_____	_____	_____	_____	_____
306	Lake, River and Other Intakes_____	_____	_____	_____	_____
307	Wells and Springs_____	24869	_____	_____	24869
308	Infiltration Galleries and Tunnels_____	_____	_____	_____	_____
309	Supply Mains_____	3165	_____	_____	3165
310	Power Generation Equipment_____	_____	_____	_____	_____
311	Pumping Equipment_____	11192	10165	2536	18821
320	Water Treatment Equipment_____	8130	_____	_____	8130
330	Distribution Reservoirs and Standpipes_____	12487	_____	_____	12487
331	Transmission and Distribution Lines_____	100736	_____	_____	100736
333	Services_____	15363	_____	_____	15363
334	Meters and Meter Installations_____	23320	612	_____	23933
335	Hydrants_____	8444	_____	_____	8444
336	Backflow Prevention Devices_____	_____	_____	_____	_____
339	Other Plant and Miscellaneous Equipment_____	_____	_____	_____	_____
340	Office Furniture and Equipment_____	76	_____	_____	76
341	Transportation Equipment_____	1146	217	_____	1363
342	Stores Equipment_____	_____	_____	_____	_____
343	Tools, Shop and Garage Equipment_____	7	_____	_____	7
344	Laboratory Equipment_____	_____	_____	_____	_____
345	Power Operated Equipment_____	4000	3271	_____	7271
346	Communication Equipment_____	_____	_____	_____	_____
347	Miscellaneous Equipment_____	_____	_____	_____	_____
348	Other Tangible Plant_____	_____	_____	_____	_____
	Total Water Plant_____	\$ 225188	\$ 14265	\$ 2536	\$ 236918

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

ANALYSIS OF ACCUMULATED DEPRECIATION BY PRIMARY ACCOUNT - WATER

Acct. No. (a)	Account (b)	Average Service Life in Years (c)	Average Salvage in Percent (d)	Depr. Rate Applied (e)	Accumulated Depreciation Balance Previous Year (f)	Debits (g)	Credits (h)	Accum. Depr. Balance End of Year (f-g+h=i) (i)
304	Structures and Improvements	27	%	3.70 %	\$ 5492	\$	\$ 213	\$ 5705
305	Collecting and Impounding Reservoirs	40	%	2.50 %				
306	Lake, River and Other Intakes	40	%	2.50 %				
307	Wells and Springs	27	%	3.70 %	12309		921	13230
308	Infiltration Galleries & Tunnels	40	%	2.50 %				
309	Supply Mains	32	%	3.13 %	2456		99	2555
310	Power Generating Equipment	17	%	5.88 %				
311	Pumping Equipment	17	%	5.88 %	11192	2536	1107	9763
320	Water Treatment Equipment	17	%	5.88 %	2916		478	3394
330	Distribution Reservoirs & Standpipes	33	%	3.03 %	10193		378	10572
331	Trans. & Dist. Mains	38	%	2.63 %	60701		2651	63352
333	Services	35	%	2.86 %	11649		439	12088
334	Meter & Meter Installations	17	%	5.88 %	15514		1408	16922
335	Hydrants	40	%	2.50 %	4231		211	4442
336	Backflow Prevention Devices	10	%	10.00 %				
339	Other Plant and Miscellaneous Equipment	20	%	5.00 %				
340	Office Furniture and Equipment	15	%	6.67 %	16		5	21
341	Transportation Equipment	6	%	16.67 %	137		227	364
342	Stores Equipment	18	%	5.56 %				
343	Tools, Shop and Garage Equipment	15	%	6.67 %	41	34		7
344	Laboratory Equipment	15	%	6.67 %				
345	Power Operated Equipment	10	%	10.00 %	1050		727	1777
346	Communication Equipment	10	%	10.00 %				
347	Miscellaneous Equipment	15	%	6.67 %				
348	Other Tangible Plant	10	%	10.00 %				
	Totals				\$ 137898	\$ 2570	\$ 8865	\$ 144193 *

* This amount should tie to Sheet F-5.

WATER OPERATION AND MAINTENANCE EXPENSE

Acct. No.	Account Name	Amount
601	Salaries and Wages - Employees	\$ 13418
603	Salaries and Wages - Officers, Directors, and Majority Stockholders	3840
604	Employee Pensions and Benefits	1560
610	Purchased Water	0
615	Purchased Power	2416
616	Fuel for Power Production	275
618	Chemicals	2712
620	Materials and Supplies	211
627	Interest Expense	2562
630	Contractual Services:	
631	Professional	963
635	Testing	3100
636	Other	7415
640	Rents	1080
645	Telephone & Internet	668
650	Transportation Expense	2033
655	Insurance Expense	4911
660	Business Licences	700
665	Regulatory Commission Expenses (Amortized Rate Case Expense)	0
670	Bad Debt Expense	1190
675	Miscellaneous Expenses	5246
680	Repairs & Maintenance	2599
685	Travel & Entertainment	194
690	Equipment Rental	7
	Total Water Operation And Maintenance Expense	\$ 57100 *

* This amount should tie to Sheet F-3.

WATER CUSTOMERS

Description (a)	Type of Meter ** (b)	Equivalent Factor (c)	Number of Active Customers		Total Number of Meter Equivalents (c x e) (f)
			Start of Year (d)	End of Year (e)	
Residential Service					
5/8"	D	1.0	127	132	132
3/4"	D	1.5			
1"	D	2.5			
1 1/2"	D,T	5.0			
General Service					
5/8"	D	1.0			
3/4"	D	1.5			
1"	D	2.5			
1 1/2"	D,T	5.0			
2"	D,C,T	8.0			
3"	D	15.0			
3"	C	16.0			
3"	T	17.5			
Unmetered Customers					
Other (Specify)					
Total			127	132	132

** D = Displacement
C = Compound
T = Turbine

UTILITY NAME:

Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

PUMPING AND PURCHASED WATER STATISTICS

(a)	(b)	(c)	(d)	(e)	(f)
	Water Purchased For Resale (Omit 000's)	Finished Water From Wells (Omit 000's)	Recorded Accounted For Loss Through Line Flushing Etc. (Omit 000's)	Total Water Pumped And Purchased (Omit 000's) [(b)+(c)-(d)]	Water Sold To Customers (Omit 000's)
January		628	7	621	621
February		586	20	566	566
March		662	8	654	654
April		850	6	844	844
May		685	27	658	658
June		845	7	838	838
July		608	10	598	598
August		804	6	798	798
September		744	14	730	730
October		562	13	549	549
November		644	15	629	629
December		653	19	634	634
Total for Year		8271	152	8119	8119

If water is purchased for resale, indicate the following:
 Vendor _____ n/a
 Point of delivery _____ n/a

If water is sold to other water utilities for redistribution, list names of such utilities below:
 _____ n/a

MAINS (FEET)

Kind of Pipe (PVC, Cast Iron, Coated Steel, etc.)	Diameter of Pipe	First of Year	Added	Removed or Abandoned	End of Year
PVC	2"	500			500
PVC	3"	6300			6300
PVC	4"	3210			3210
PVC	6"	5025			5025
Galvanized	4"	20			20
Fire Hydrants		9			9

UTILITY NAME:

Pinecrest Utilities, LLC

YEAR OF REPORT DECEMBER 31, 2016

WELLS AND WELL PUMPS

(a)	(b)	(c)	(d)	(e)
Year Constructed _____	1986	1989	_____	_____
Types of Well Construction and Casing _____	Rotary	Rotary	_____	_____
_____	Grouted	Grouted	_____	_____
_____	BT & C Steel	BT & C Steel	_____	_____
Depth of Wells _____	190'	405'	_____	_____
Diameters of Wells _____	4	6	_____	_____
Pump - GPM _____	75	350	_____	_____
Motor - HP _____	5	25	_____	_____
Motor Type * _____	Submersible	Submersible	_____	_____
Yields of Wells in GPD _____	180,000	504,000	_____	_____
Auxiliary Power _____	on-site	on-site	_____	_____
* Submersible, centrifugal, etc.				

RESERVOIRS

(a)	(b)	(c)	(d)	(e)
Description (steel, concrete) _____	Steel	n/a	n/a	n/a
Capacity of Tank _____	6,000	_____	_____	_____
Ground or Elevated _____	Ground	_____	_____	_____

HIGH SERVICE PUMPING

(a)	(b)	(c)	(d)	(e)
Motors				
Manufacturer _____	n/a	n/a	n/a	n/a
Type _____	_____	_____	_____	_____
Rated Horsepower _____	_____	_____	_____	_____
Pumps				
Manufacturer _____	n/a	n/a	n/a	n/a
Type _____	_____	_____	_____	_____
Capacity in GPM _____	_____	_____	_____	_____
Average Number of Hours Operated Per Day _____	_____	_____	_____	_____
Auxiliary Power _____	_____	_____	_____	_____

UTILITY NAME: _____ Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

SOURCE OF SUPPLY

List for each source of supply (Ground, Surface, Purchased Water etc.)			
Permitted Gals. per day_____	105,510	n/a	n/a
Type of Source_____	_____	_____	_____

WATER TREATMENT FACILITIES

List for each Water Treatment Facility:			
Type_____	Hydrochloriator	Stenner Pump	n/a
Make_____	_____	_____	_____
Permitted Capacity (GPD)_____	264,000	_____	_____
High service pumping	_____	_____	_____
Gallons per minute_____	n/a	_____	_____
Reverse Osmosis_____	n/a	_____	_____
Lime Treatment	_____	_____	_____
Unit Rating_____	n/a	_____	_____
Filtration	_____	_____	_____
Pressure Sq. Ft._____	n/a	_____	_____
Gravity GPD/Sq.Ft._____	_____	_____	_____
Disinfection	_____	_____	_____
Chlorinator_____	25gpd	_____	_____
Ozone_____	_____	_____	_____
Other_____	_____	_____	_____
Auxiliary Power_____	_____	_____	_____

UTILITY NAME: 0

YEAR OF REPORT
DECEMBER 31, 2016

SYSTEM NAME: _____

GENERAL WATER SYSTEM INFORMATION

Furnish information below for each system. A separate page should be supplied where necessary.

- 1. Present ERC's * the system can efficiently serve. _____ 257
- 2. Maximum number of ERCs * which can be served. _____ 253
- 3. Present system connection capacity (in ERCs *) using existing lines. _____ 144
- 4. Future connection capacity (in ERCs *) upon service area buildout. _____ 12
- 5. Estimated annual increase in ERCs *. _____
- 6. Is the utility required to have fire flow capacity? _____ Yes but in a separate system.
If so, how much capacity is required? ___ Supply 500 gpm @ Hydrant
- 7. Attach a description of the fire fighting facilities. _____ Require Annual Fire Flow Test
- 8. Describe any plans and estimated completion dates for any enlargements or improvements of this system.

- 9. When did the company last file a capacity analysis report with the DEP? ___ 2002
- 10. If the present system does not meet the requirements of DEP rules, submit the following:
 - a. Attach a description of the plant upgrade necessary to meet the DEP rules.
 - b. Have these plans been approved by DEP? _____ n/a
 - c. When will construction begin? _____ n/a
 - d. Attach plans for funding the required upgrading.
 - e. Is this system under any Consent Order with DEP? _ n/a
- 11. Department of Environmental Protection ID # _____ 6535079
- 12. Water Management District Consumptive Use Permit # ___ 2009128.002
 - a. Is the system in compliance with the requirements of the CUP? _____ yes
 - b. If not, what are the utility's plans to gain compliance? _____ n/a

* An ERC is determined based on one of the following methods:

- (a) If actual flow data are available from the preceding 12 months:
Divide the total annual single family residence (SFR) gallons sold by the average number of single family residents (SFR) gallons sold by the average number of single family residence customers for the same period and divide the result by 365 days.
- (b) If no historical flow data are available use:
ERC = (Total SFR gallons sold (omit 000/365 days/350 gallons per day).

**WASTEWATER
OPERATING
SECTION**

N/A

UTILITY NAME: Pinecrest Utilities, LLC

YEAR OF REPORT
DECEMBER 31, 2016

CERTIFICATION OF ANNUAL REPORT

I HEREBY CERTIFY, to the best of my knowledge and belief:

- | | | | |
|--|--------------------------------|----|--|
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 1. | The utility is in substantial compliance with the Uniform System of Accounts prescribed by the Florida Public Service Commission in Rule 25-30.115 (1), Florida Administrative Code. |
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 2. | The utility is in substantial compliance with all applicable rules and orders of the Florida Public Service Commission. |
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 3. | There have been no communications from regulatory agencies concerning noncompliance with, or deficiencies in, financial reporting practices that could have a material effect on the financial statement of the utility. |
| YES
<input checked="" type="checkbox"/> | NO
<input type="checkbox"/> | 4. | The annual report fairly represents the financial condition and results of operations of the respondent for the period presented and other information and statements presented in the report as to the business affairs of the respondent are true, correct, and complete for the period for which it represents. |

Items Certified

- | | | | |
|---|---|---|---|
| 1.
<input checked="" type="checkbox"/> | 2.
<input checked="" type="checkbox"/> | 3.
<input checked="" type="checkbox"/> | 4.
<input checked="" type="checkbox"/> |
|---|---|---|---|



(signature of chief executive officer of the utility) *

Date: 3-10-17

- | | | | |
|--------------------------------|--------------------------------|--------------------------------|--------------------------------|
| 1.
<input type="checkbox"/> | 2.
<input type="checkbox"/> | 3.
<input type="checkbox"/> | 4.
<input type="checkbox"/> |
|--------------------------------|--------------------------------|--------------------------------|--------------------------------|

(signature of chief financial officer of the utility) *

Date: _____

* Each of the four items must be certified YES or NO. Each item need not be certified by both officers. The items being certified by the officer should be indicated in the appropriate area to the left of the signature.

Notice: Section 837.06, Florida Statutes, provides that any person who knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree.

**Reconciliation of Revenue to
Regulatory Assessment Fee Revenue**

Water Operations

Class C

Company: **PINECREST UTILITIES LLC**

For the Year Ended December 31, 2016

(a)	(b)	(c)	(d)
Accounts	Gross Water Revenues Per Sch. F-3	Gross Water Revenues Per RAF Return	Difference (b) - (c)
Gross Revenue:			
Residential	\$ <u>60 420</u>	\$ <u>60 420</u>	\$ _____
Commercial	_____	_____	_____
Industrial	_____	_____	_____
Multiple Family	_____	_____	_____
Guaranteed Revenues	_____	_____	_____
Other	<u>4 940</u>	<u>4 940</u>	_____
Total Water Operating Revenue	\$ <u>65 360</u>	\$ <u>65 360</u>	\$ _____
LESS: Expense for Purchased Water from FPSC-Regulated Utility	_____	_____	_____
Net Water Operating Revenues	\$ <u>65 360</u>	\$ <u>65 360</u>	\$ _____

Explanations:

Instructions:

For the current year, reconcile the gross water revenues reported on Schedule F-3 with the gross water revenues reported on the company's regulatory assessment fee return. Explain any differences reported in column (d).