

Control Number: 43397



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Donna L. Nelson Chairman

Kenneth W. Anderson, Jr. Commissioner

**Brandy D. Marty** Commissioner

Brian H. Lloyd **Executive Director** 



**Rick Perry** Governor

## 2086-00 H ANIO: 20 **Public Utility Commission of Texas**

December 10, 2014

Arbor Vista Apartments S6617 9850 Whitehurst DR

Dallas, TX, 75243-8776 manager.arborvista@gmail.com

## **RECOMMENDATION**

Docket No. 43397 Registration Request of Arbor Vista Apartments S6617 for Allocated Utility Service Pursuant to PUC Subchapter H. §24.122

On September 29, 2014, Arbor Vista Apartments filed a registration request for Substantive Rules Applicable to Water Utility Submetering and Allocation under PUC Subchapter H. §24.122 prescribed by the Commission.

After a review of the Arbor Vista Apartments registration request, I have concluded that the applicant has satisfactorily completed the registration requirements under Subst. PUC Subchapter H. §24.122 by providing all requested information. Therefore, I recommend that Arbor Vista Apartment's registration request be granted.

For future correspondence concerning Registration # S6617, please reference the same Docket #43397.

Sincerely,

Jammy Benter

Tammy Holguin Benter, Director Water Utility Division Public Utility Commission of Texas

TB/DRT

(\*) Printed on recycled paper

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Registration of Submetered OR Allocated	Date: 04-20			
Intilia C	By:_ULT	15 pm		
Utility Service	Docke Dicor	4994/		
<b>NOTE:</b> Please <b>DO NOT</b> include any person or protected information on this form (ex: tax identification #'s, social security #'s, etc.)	(this number t	WED o be assigned by the		
PROPERTY OWNER: Do not onto al	2014 SEP 291	t formula filed)		
company. SAO	nanagement cor	Dany or filling		
PROPERTY OWNER: Do not enter the name of the owner's contract manager, r   company.   SAP Log 1 - 29 - 14   Name WIP-ARBOR VISTA, LLP   Mailing Address: 520 SILICON DRIVE	FULLIC UTILITY	COMMISSION		
		LKK		
Telephone # (817) 442-8200 Fax # (if applicable)	State TX	Zip 76092		
NAME, ADDRESS, AND TYPE OF PROPERTY NUMEROR AND	E-mail LJANS	SEN@MYAN.COM		
Name ARBOR VISTA APARTMENTS	SERVICE IS PRO	OVIDED		
Mailing Address: 9850 WHITEHURST DR City DALLAS				
Telephone # (214) 343-1894 Fax # (if applicable) (214) 240 404	State TX	Zip 75243		
Apartment Complex X   Condominium   Marcon 1	E-mail MANAG	ER.ARBORVISTA@GMAIL.COM		
If applicable, describe the "multiple-use facility" here:		Multiple-Use Facility		
INFORMATION ON LITER				
water IX Water IX Wastowater	<u> </u>			
Name of utility providing water/wastewater	netered <u>OR</u>	Allocated ***		
Date submetered or allocated billing begins (and	·			
METHOD USED TO OFFSET CHARGES FOR COMMON AREAS   Check one line     Not applicable, because   Bills are based and	Required			
Not applicable, because Bills are based on the toppart's action of the based on the				
There are neither and submetered consumption				
All common areas and the irrigation system(s) are metered or submetered: We deduct the actual utility observes for	rigation system			
We deduct the actual utility charges for water and wastewater to the				
We deduct the actual utility charges for water and wastewater to these areas then allo	cate the remain	ing charges among		
A This property has an installed irrigation system that is not as				
We deduct 25 percent (we deduct at least 25 percent) of the will be	bmetered:			
We deduct 25 percent (we deduct at least 25 percent) of the utility's total charges for water and wastewater consumption, then allocate the remaining charges among our tenants.				
This property has an installed irrigation much ()				
We deduct the actual utility charges associated with the irrigation system(s), then deduct the actual utility charges associated with the irrigation system(s), then deduct total charges for water and wastewater consumption, then allocate the remaining above	submetered:			
total charges for water and wastewater consumption, then allocate the remaining charges. This property does not have an installed irrigation system:	uct at least 5 per	cent of the utility's		
I his property does not have an installed intinity in the remaining char	ges among our to	enants		
We deduct at least 5 percent of the retail public with the				
allocate the remaining charges among our tenants.	stewater consun	nption, and then		
A WIF UTILITY SERVICES ARE ALLOCATED YOU MUST ALCO SOME				
Send this form by mail to:	GE TWO OF TI	HIS FORM ***		
Finng Clerk, Public Utility Commission of Toyac				
1.01 North Congress Avenue				
P.O. Box 13326				
Austin, Texas 78711-3326				

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METHOD USED TO ALLOCATE UTILITY CHARGES

Check the box or boxes that describe the allocation method used to bill tenants.

Occupancy method: The number of occupants in the tenant's dwelling unit is divided by the total number of х occupants in all dwelling units at the beginning of the month for which bills are being rendered.

Ratio occupancy method: The number of occupants in the tenant's dwelling unit	Number of Occupants	Number of Occupants for Billing Purposes
is adjusted as shown in the table to the right. This	1	1.0
adjusted value is divided by the total of these values for all dwelling units occupied at the beginning of the	3	1.6
retail public utility's billing period.	>3	2.2 + 0.4 for each additional occupant

Estimated occupancy method:	Number of Bedrooms	Number of Occupants for Billing Purposes
The estimated occupancy for each unit is based on the number of bedrooms as shown in the table to the	0 (Efficiency)	1
right. The estimated occupancy in the tenant's	1	1.6
dwelling unit is divided by the total estimated	2	2.8
occupancy in all dwelling units regardless of the actual	3	4.0
number of occupants or occupied units.	>3	4.0 + 1.2 for each additional bedroom

Х Occupancy and size of rental unit 50 percent (in which no more than 50%) of the utility bill for water/wastewater consumption is allocated using the occupancy method checked above. The remainder is allocated

• the size of the tenant's dwelling unit divided by the total size of all dwelling units, OR

• the size of the space rented by the tenant of a manufactured home divided by the size of all rental spaces.

## Submetered hot water:

The individually submetered hot water used in the tenant's dwelling unit is divided by all submetered hot water used in all dwelling units.

Submetered cold water is used to allocate charges for hot water provided through a central system: The individually submetered cold water used in the tenant's dwelling unit is divided by all submetered cold water used in all dwelling units.

As outlined in the condominium contract. Describe:

Size of manufactured home rental space:

The size of the area rented by the tenant divided by the total area of all the size of rental spaces.

Size of the rented space in a multi-use facility:

The square footage of the space rented by the tenant divided by the total square footage of all rental spaces.