

Control Number: 47640



Item Number: 54

Addendum StartPage: 0

**DOCKET NO. 47640**

**APPLICATION OF UNDINE TEXAS,  
LLC AND GULF COAST UTILITY  
COMPANY, INC. FOR SALE,  
TRANSFER, OR MERGER OF WATER  
FACILITIES AND CERTIFICATE  
RIGHTS BRAZORIA AND  
MATAGORDA COUNTIES**

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**PUBLIC UTILITY COMMISSION**

**OF TEXAS**

2013 OCT 21 AM 11:07

**UNDINE TEXAS, LLC'S FILING OF REAL PROPERTY RECORDING**

Pursuant to Ordering Paragraph 8 of the Notice of Approval in this docket, Undine Texas, LLC hereby submits the record evidencing satisfaction of the recording requirements of TWC § 13.257(r) and (s) for the areas in Brazoria County (Attachment A) and Matagorda County (Attachment B) affected by the application.

Respectfully submitted,

**DuBois, Bryant & Campbell, LLP**

By: 

Peter T. Gregg  
State Bar No. 00784174  
303 Colorado, Suite 2300  
Austin, Texas 78701  
pgregg@dbcllp.com  
(512) 457-8000  
(512) 457-8008 (fax)

**Attorneys for Undine Texas, LLC**

**CERTIFICATE OF SERVICE**

I certify by my signature above that a true and correct copy of the foregoing document was served by Email on this the 21<sup>st</sup> day of October, 2019, to the following:

Karen Hubbard  
Public Utility Commission of Texas  
Legal Division  
1701 N. Congress Avenue  
P.O. Box 13326  
Austin, Texas 78711-3326  
[karen.hubbard@puc.texas.gov](mailto:karen.hubbard@puc.texas.gov)

Exhibit A

Brazoria County Real Property Recording

**MISCELLANEOUS**  
**PUC REQUIRED CCN BOUNDARY DESCRIPTION**

**Undine Texas, LLC**  
**Water CCN No. 13260**  
**PUC Docket No. 47640**

Pursuant to Texas Water Code § 13.257(r) and (s), Undine Texas, LLC, holder of water Certificate of Convenience and Necessity No. 13260, hereby files these Boundary Descriptions for the Undine Texas, LLC water system, which are located in Brazoria and Matagorda Counties, Texas.

In accordance with the aforementioned statute, Undine Texas, LLC affirmatively states that its water service area included in the aforementioned CCN is as follows:

**Kucera Farms aka Magnolia Bend**

The area subject to this transaction is located approximately 5 miles south-southwest of downtown Manvel, TX, and is generally bounded on the north by Airline Rd No. 2; on the east by Manvel-Sandy Point Rd; on the south by a line 1300' south of Airline Rd No. 2; and on the west by CR 65. The requested area includes approximately 153 total acres and 51 current customers.

**Southwood Estates**

The area subject to this transaction is located approximately 2 miles east of downtown Arcola, TX, and is generally bounded on the north by Croix Rd; on the east by Old Airline Rd; on the south by SH 6; and on the west by Savannah Pkwy. The requested area includes approximately 245 total acres and 531 current customers.

**Spring Crossing**

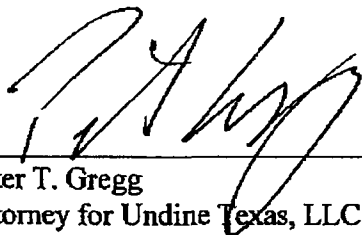
The area subject to this transaction is located approximately 6 miles south-southeast of downtown Arcola, TX, and is generally bounded on the north by CR 1125; on the east by SH 288; on the south by CR 5346; and on the west by Airline Rd S. The requested area includes approximately 286 total acres and 1 current customers.

**Area to be decertified**

The area subject to this transaction is located approximately 2 miles northeast of downtown Palacios, TX, and is generally bounded on the north by South St; on the east by Oyster Lake Rd; on the south by Tres Palacios Bay; and on the west by Tres Palacios Bay. The requested area includes approximately 31 total acres and 0 current customers.

The service areas are further depicted in the attached PUC certified maps.

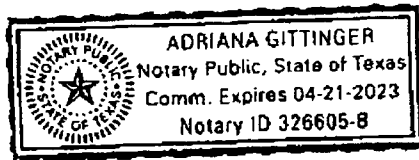
The Boundary Descriptions are being filed on behalf of and at the request and instruction of Undine Texas, LLC, based upon information and belief. Undine Texas, LLC specifically authorizes the filing of this Boundary Description to comply with Texas Water Code § 13.257(r) and (s) and its associated rules and regulations.

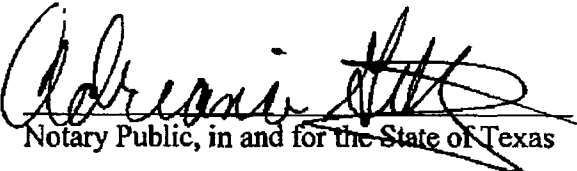
  
\_\_\_\_\_  
Peter T. Gregg  
Attorney for Undine Texas, LLC

STATE OF TEXAS       §  
                                 §  
COUNTY OF TRAVIS   §

Before me, the undersigned Notary Public, on this day personally appeared Peter T. Gregg, attorney for Undine Texas, LLC known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes therein described.

Given under my hand and seal of this office on October 17<sup>th</sup>, 2019.



  
Notary Public, in and for the State of Texas

After recording please return to:  
Peter T. Gregg  
DuBois, Bryant & Campbell, LLP  
303 Colorado, Suite 2300  
Austin, Texas 78701



# Public Utility Commission of Texas

**By These Presents Be It Known To All That**

**Undine Texas, LLC**

having obtained certification to provide water utility service for the convenience and necessity of the public, and it having been determined by this Commission that the public convenience and necessity would in fact be advanced by the provision of such service, Undine Texas, LLC is entitled to this

## **Certificate of Convenience and Necessity No. 13260**

to provide continuous and adequate water utility service to that service area or those service areas in Brazoria, Fort Bend, Harris, Matagorda, Montgomery Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 47640 are on file at the Commission offices in Austin, Texas; and are a matter of official record available for public inspection; and be it known further that these presents do evidence the authority and the duty of Undine Texas, LLC to provide such utility service in accordance with the laws of this State and Rules of this Commission, subject only to any power and responsibility of this Commission to revoke or amend this Certificate in whole or in part upon a subsequent showing that the public convenience and necessity would be better served thereby.

Issued at Austin, Texas, the 5th day of April 2019.

CERTIFIED TO BE A TRUE AND CORRECT  
COPY OF THE ORIGINAL ON FILE WITH THE  
PUBLIC UTILITY COMMISSION OF TEXAS  
CENTRAL RECORDS DIVISION

BY: Brenda Smith  
DATE: 4.23.19





Undine Texas, LLC  
 Water CCN No. 13260  
 PUC Docket No. 47640

Transferred all of Gulf Coast Utility Co., Inc., CCN No. 12094 and  
 Decertified a Portion of CCN No. 12094 in Matagorda and Brazoria County

Area Transferred to Undine TX LLC and Decertified

CERTIFIED TO BE A TRUE AND CORRECT  
 COPY OF THE ORIGINAL ON FILE WITH THE  
 PUBLIC UTILITY COMMISSION OF TEXAS  
 CENTRAL RECORDS DIVISION

BY: B. Anila

DATE: 9-23-19

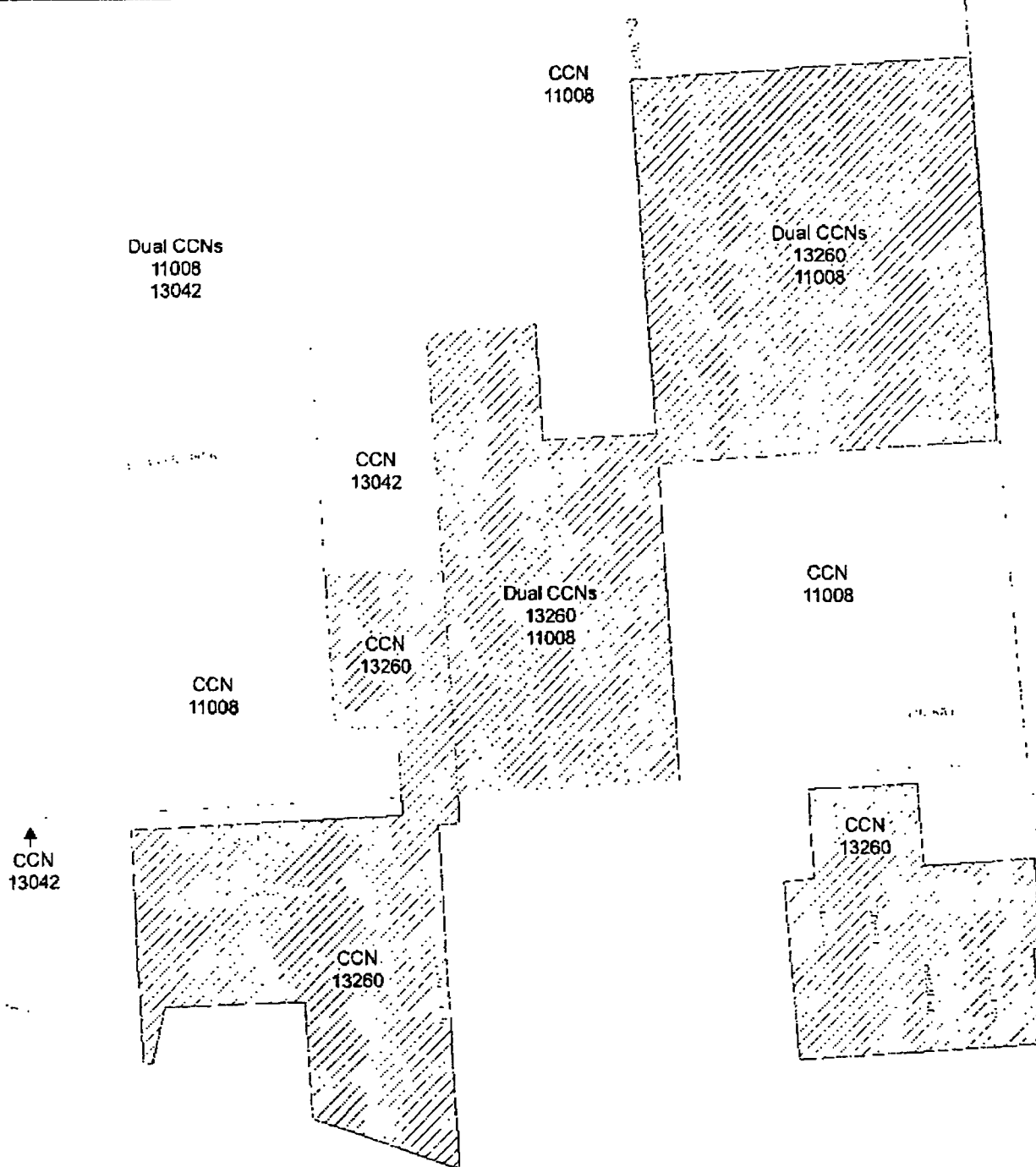


Area Decertified

125 250





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**Portion of Water CCN No. 13260**  
**PUC Docket No. 47640**  
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Public Utility Commission of Texas  
 1701 N. Congress Ave  
 Austin, TX 78701

### Water CCN

-  13260 - Undine Texas LLC
-  11008 - City of Pearland

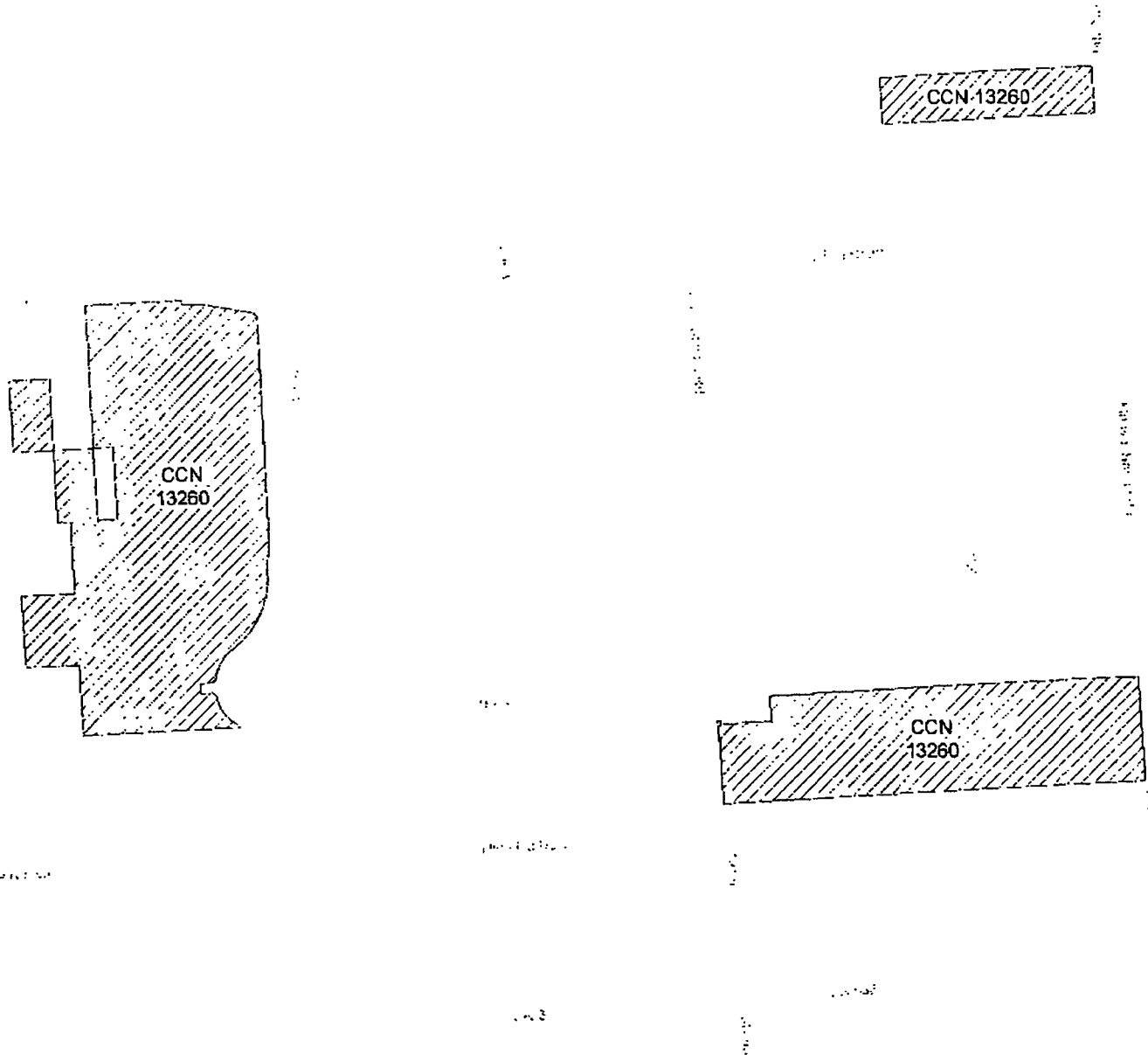
13042 - Brazoria County MUD 21

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Map by: Komal Patel  
 Date created: December 19, 2018  
 Project Path: n:\vinalmappng\47640UndineTXMap2.mxd

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Public Utility Commission of Texas  
1701 N. Congress Ave  
Austin, TX 78701

**Water CCN**



**13260 - Undine Texas LLC**

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Map by: Komal Patel  
Date created: December 19, 2018  
Project Path: n:\finalmapping\  
47640UndineTXMap3.mxd

## FILED and RECORDED

Instrument Number: 2019051593

Filing and Recording Date: 10/17/2019 01:38:48 PM Pages: 8 Recording Fee: \$50.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, which appears to read "Joyce Hudman".

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Joyce Hudman, County Clerk  
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

***DO NOT DESTROY - Warning, this document is part of the Official Public Record.***

cclerk-jessie

Exhibit B

Matagorda County Real Property Recording

**Matagorda  
County  
Stephanie Wurtz  
Matagorda County  
Clerk**

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**\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\***

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 5880  
Receipt Number: 20191017000010  
Recorded Date/Time: October 17, 2019 02:01 PM  
User: Christa F  
Station: Christa Fuselier  
Number of Pages: 8

**Record and Return To:**

CSC  
919 N 1000 West  
  
Logan UT 84321

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STATE OF TEXAS  
COUNTY OF MATAGORDA

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time  
printed hereon, and was duly RECORDED in the Official Records of Matagorda County, Texas.

**MISCELLANEOUS**  
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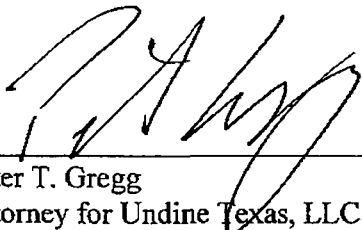
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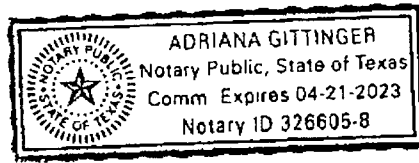
  
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Peter T. Gregg  
Attorney for Undine Texas, LLC

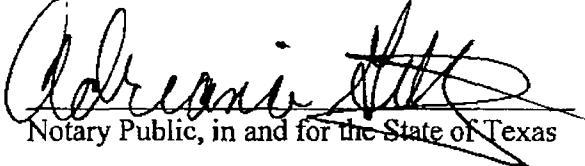


STATE OF TEXAS       §  
                                  §  
COUNTY OF TRAVIS   §

Before me, the undersigned Notary Public, on this day personally appeared Peter T. Gregg, attorney for Undine Texas, LLC known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes therein described.

Given under my hand and seal of this office on October 17<sup>th</sup>, 2019.



  
Notary Public, in and for the State of Texas

After recording please return to:  
Peter T. Gregg  
DuBois, Bryant & Campbell, LLP  
303 Colorado, Suite 2300  
Austin, Texas 78701



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Issued at Austin, Texas, the 3rd day of April 2019.

CERTIFIED TO BE A TRUE AND CORRECT  
COPY OF THE ORIGINAL ON FILE WITH THE  
PUBLIC UTILITY COMMISSION OF TEXAS  
CENTRAL RECORDS DIVISION

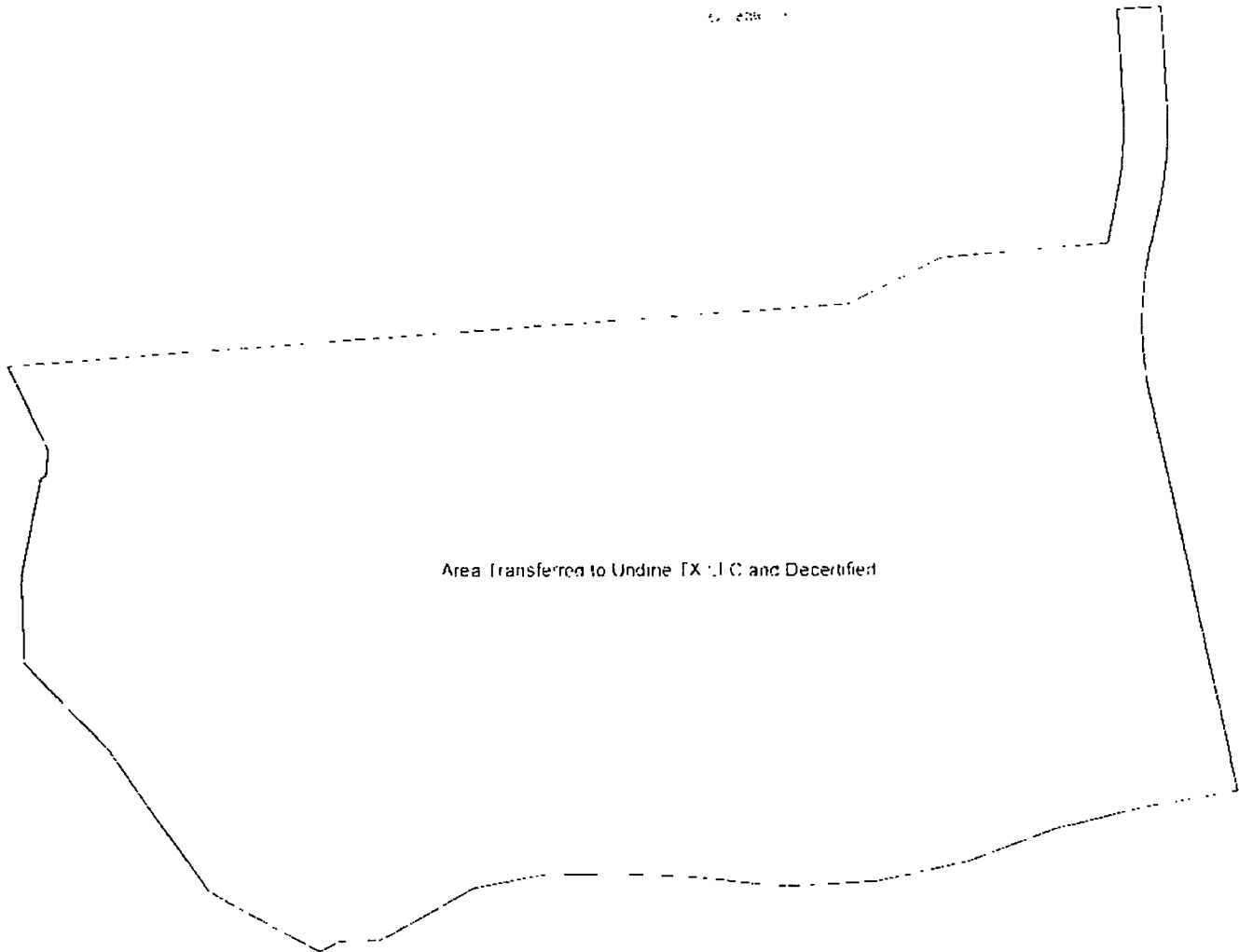
BY: Basil Smith

DATE: 4.23.19



Undine Texas, LLC  
Water CCN No. 13260  
PUC Docket No. 47640

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Area Transferred to Undine TX, LLC and Decertified

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BY: B. Austin

DATE: 9-23-19

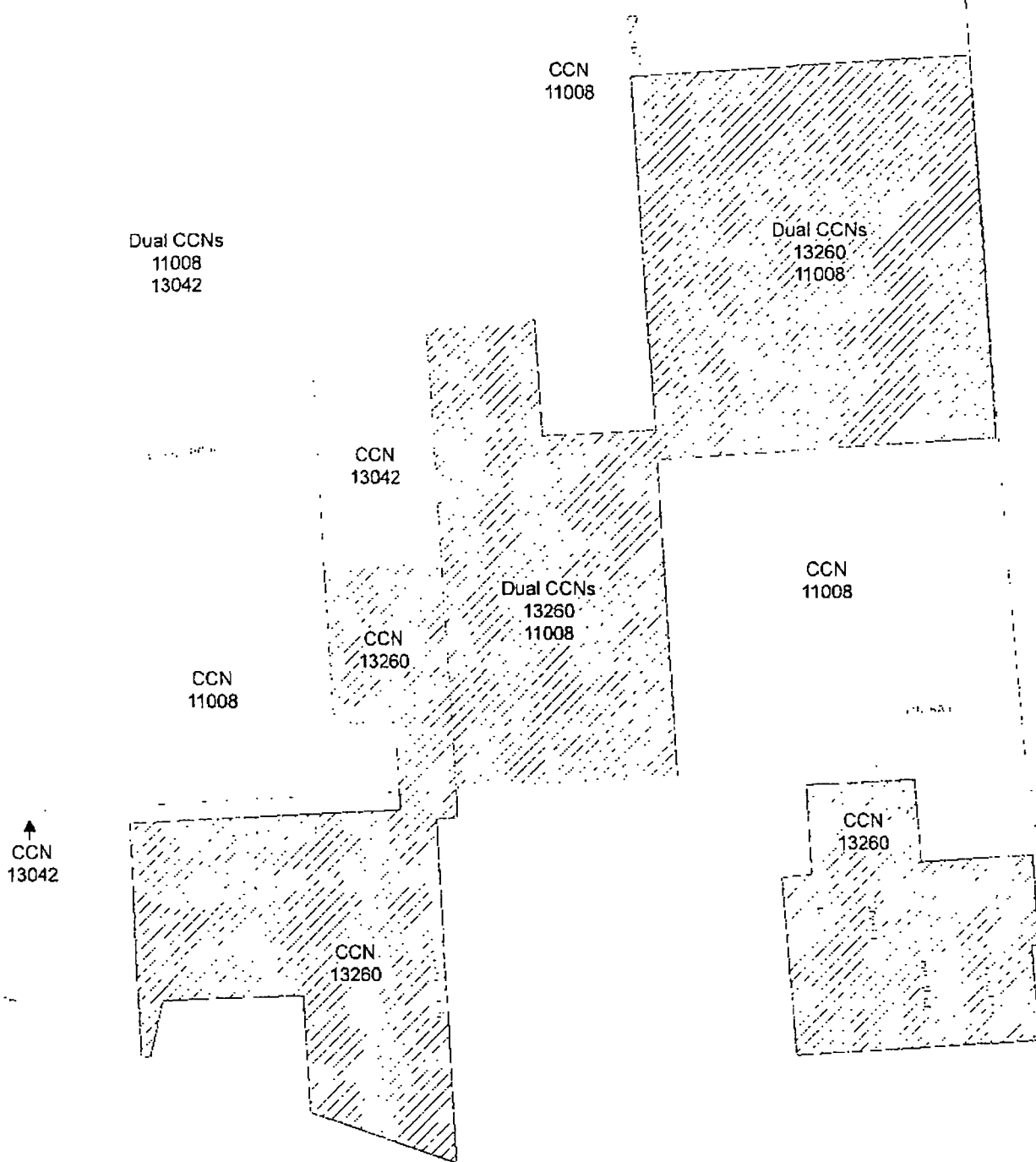


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☐ Area Decertified

Undine Texas, LLC  
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Public Utility Commission of Texas  
1701 N. Congress Ave  
Austin, TX 78701

**Water CCN**



13260 - Undine Texas LLC



11008 - City of Pearland

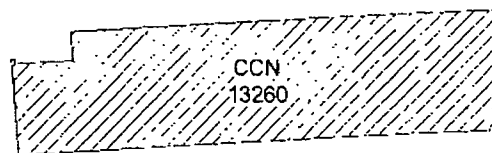
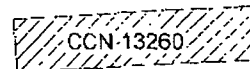
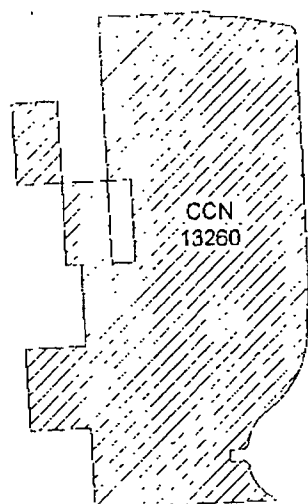
13042 - Brazoria County MUD 21

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**Water CCN**



13260 - Undine Texas LLC

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