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Donna L. Nelson
Chairman

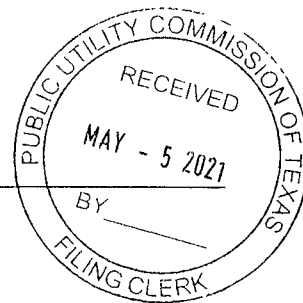
Kenneth W. Anderson, Jr.
Commissioner

Brandy D. Marty
Commissioner



Public Utility Commission of Texas

June 23, 2016



The View At Encino Commons Apartments S7555
21303 Encino Commons
San Antonio TX 78259-2696
encinocommons@pegasusresidential.com

RECOMMENDATION

Registration Request of The View At Encino Commons Apartments to Change from Submetered to Allocated Billing pursuant to Texas Water Code, Subchapter M, Sec. 13.502(e)(1) and (2)

On May 20, 2016, The View At Encino Commons Apartments, Registration No. S7555, filed a request to change from Submetered to Allocated billing pursuant to Texas Water Code, Subchapter M, Sec. 13.502(e)(1) and (2). The request is assigned S7555.

Based on a review of the information provided, it appears the request meets the requirements of Texas Water Code, Subchapter M, Sec. 13.502(e)(1) and (2), and should be granted. The Commission's records should be updated to reflect the change from Submetered to Allocated billing upon receipt of PUC Form 10363 to be filed by The View At Encino Commons Apartments.

Please reference Subchapter H, §24.123 (c) of the PUC's rules which state the following: Tenant agreement to billing method changes. An owner shall not change the method by which a tenant is billed unless the tenant has agreed to the change by signing a lease or other written agreement. The owner shall provide notice of the proposed change at least 35 days prior to implementing the new method.

Also, Subchapter M, Sec. 13.5031.(1) of the Texas Water Code requires that the rental agreement must contain a clear written description of the method of calculation of the allocation of nonsubmetered master metered utilities for the manufactured home rental community, apartment house, or multiple use facility.

Please complete the PUC-10363 form enclosed and return along with a copy of this letter.

Sincerely,

A handwritten signature in cursive script that reads "Tammy Benter".

Tammy Benter, Director
Water Utility Division

TB/DRT



paper

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