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Bryan W. Shaw, Ph.D., *Chairman*
Buddy Garcia, *Commissioner*
Carlos Rubinstein, *Commissioner*
Mark R. Vickery, P.G., *Executive Director*



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SAP 4581 Co
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TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

March 15, 2012

Mr. Billy Dunn
Regional Vice President
Sunchase American, Ltd.
1285 North Main Street Suite 101-08
Mansfield, Texas 76063

Re: Request for Approval to Change Billing Method
Limestone Ranch Apartments Registration No. S2876,
CN601660921 RN103128864
Windsong of Ft Worth Registration No. S4581: CN601640618
RN103104915

Dear Mr. Dunn:

The requests you have submitted on behalf of **Limestone Ranch Apartments and Limestone Ranch Apartments** to change from submetered to allocated billing are approved. These approvals are based on the facts stated in your letters of December 21, 2011. Please complete the TCEQ-10363 and TCEQ-10400 forms enclosed and return with a copy of this letter.

If you have any questions, please contact Debbie Reyes Tamayo at 512/239-4683. Via e-mail to debbie.reyes-tamayo@tceq.texas.gov.

Sincerely,

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

Tammy Benter, Manager
Utilities & Districts Section
Water Supply Division

TB/DRT/In

Enclosures (TCEQ-10363 and TCEQ-10400)



SAP 4581 CO

SUNCHASE AMERICAN, LTD.
1285 North Main Street
Suite 101-08
Mansfield, TX 76063

Phone (817) 453-2953
Fax (817) 453-3259

December 21, 2011

Mr. Glen Shankle
Texas Commission on Environmental Quality
Water Supply Division
MC-109
P.O. Box 13087
Austin, TX 78711-3087

Re: Windsong – Change to Allocated Billing

Dear Mr. Shankle:

This letter was prepared in anticipation of obtaining your approval for a change from submetered billing to an approved allocation billing method in accordance with 30 TAC §291.123(d).

The Windsong Apartment Community, which is located at 1600 Cooks Lane, Ft Worth TX, 76120 is comprised of 188 dwelling units that have individual water submeters installed. Regrettably, the submetering system is in need of on-going repairs and has proved much too costly to maintain and repair on a regular basis and, unfortunately, it is not economically feasible for us at this time.

Therefore, we respectfully request your approval of a change from submetered billing to an approved allocation method due to the considerable capital that would be involved in replacing the un-serviceable submetering system. We will adhere to the additional Texas Commission on Environmental Quality (“TCEQ”) requirements if our request is approved, which includes the following under 30 TAC §291.123(c):

1. We shall provide to all tenants a new lease addendum or other written agreement which provides for the allocation method, in this case a method based on occupancy
2. We shall provide to all tenants a 35-day prior written notice advising tenants of the proposed change.

We trust the information we have provided to the TCEQ is sufficient in detail as to warrant approval of a change to an approved allocation method of billing. However, in the event you require additional information, please feel free to contact me.

Respectfully,

Billy Dunn
Regional Vice President
Sunchase American, Ltd
As Agent for Loyal Windsong of Ft. Worth, Ltd.

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