

Filing Receipt

Received - 2022-10-10 05:21:22 PM Control Number - 52201 ItemNumber - 55



12535 Reed Road Sugar Land, TX 77478 TXCustomerCare@swwc.com www.swwc.com

October 10, 2022

Public Utility Commission of Texas Attention: Filing Clerk 1701 Congress Avenue P.O. Box 13326 Austin, Texas 78711-3326

Re: Docket 52201 – Application of Utilities Investment Company, Inc. and UIC 13 LLC and Monarch Utilities I L.P. for Sale, Transfer, or Merger of Facilities and Certificate Rights in Harris, Liberty, and Chambers Counties

To the Commission:

Ordering Paragraph No. 8 in the Amended Notice of Approval filed in this docket on August 26, 2022 requires Monarch Utilities I L.P. to comply with the recording requirements of TWC 13.257(r) & (s) for the areas Harris, Liberty, and Chambers counties affected by the application and file in this docket proof of the recording within 45 days. Forty-five days from August 26, 2022 is October 10, 2022; therefore, this filing is timely filed.

Please find attached a stamped copy of the documents filed and recorded in the real property records of Harris, Liberty, and Chambers counties. Please contact me with any inquiries related to this filing. Thank you.

regards,

Brian D. Bahr

Director, Rates & Regulatory Affairs Monarch Utilities I L.P. 1620 Grand Avenue Parkway, Suite 140 Pflugerville, TX 78660 646-599-2415

646-599-2415 bbahr@swwc.com

Enclosures

AFFIDAVIT AND CCN TX WATER CODE SEC 13.257 STATE OF TEXAS, COUNTY OF TRAVIS



Before me, the undersigned authority, on this day personally appeared Brian Bahr, a person whose identity is known to me, who having by me first duly sworn state on his oath as follows:

"My name is Brian Bahr. I am the Director of Rates and Regulatory for SouthWest Water Company, parent company of Monarch Utilities I L.P. (Monarch). I am capable of making this affidavit. I am over 21 years of age, have personal knowledge of the facts herein set out, and am fully qualified to make this affidavit. The facts stated in this affidavit are within my personal knowledge and are true and correct."

- Monarch's primary business is providing retail water and wastewater utility services. It is
 the service provider of water and wastewater for various service areas in the State of Texas
 including but not limited to Liberty County.
- Monarch is the holder of water Certificate of Convenience and Necessity (CCN) No. 12983 and wastewater CCN No. 20899.
- On August 26, 2022, Monarch's application for acquisition of assets, customers, and CCNs from Utilities Investment Company, Inc. and UIC 13 LLC was approved by the Amended Notice of Approval filed in Public Utility Commission of Texas Docket No. 52201.
- This filing supersedes any previous filings by Monarch of certified maps showing its water service areas in Liberty County.
- This affidavit contains as attachments the certified maps showing the water service area and boundary description in Liberty County, Texas.
- This affidavit will be filed and recorded in the Real Property Records of Liberty County, Texas, pursuant to Section 13.257 (r) and (s) of the Texas Water Code.

FURTHER AFFIANT SAYETH NOT.

SIGNED THIS 3 day of August, 2022 BTS

--

Monarch Utilities I L.P.

Brian D. Bahr

SUBSCRIBED AND SWORN TO BEFORE ME BY Brian Bahr, this _____l day of

Notary Public

After recording please return to: Brian D. Bahr Monarch Utilities I L.P. 1620 Grand Avenue, Suite 140 Pflugerville, Texas 78660 bbahr@swwc.com 512-219-2261

WATER SERVICE AREA BOUNDARY for Monarch Utilities I L.P. IN LIBERTY COUNTY

Monarch Utilities 1 L.P. (TCEQ identification number PWS1460086) is located in Liberty County, approximately 3.5 miles southwest of downtown Dayton, Texas, and is generally bounded on the north by County Road 6022; on the east by County Road 6021; on the south by County Road 602; and on the west by West Prong Old River and County Road 6313. The area Includes approximately 57 acres and includes the Peterson Place subdivision.



Public Utility Commission of Texas

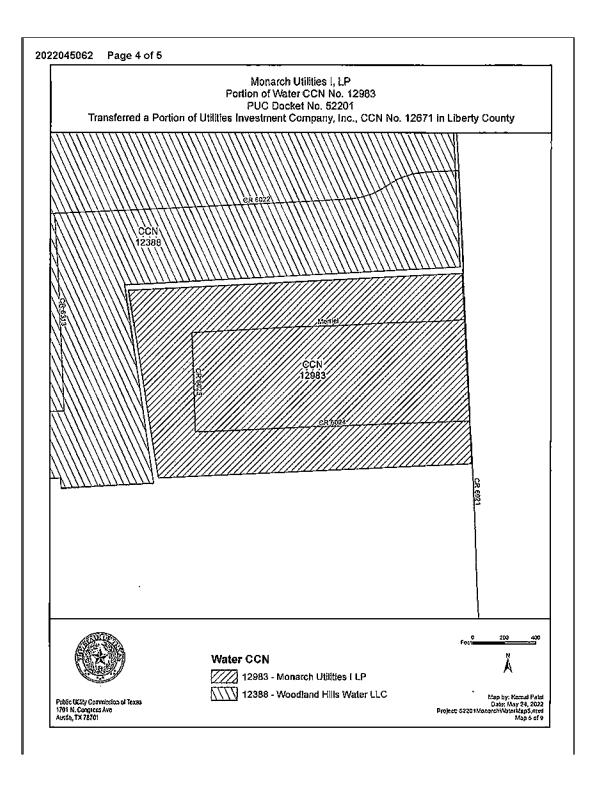
By These Presents Be It Known To All That

Monarch Utilities I L.P.

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, Monarch Utilities I L.P. is entitled to this

Certificate of Convenience and Necessity No. 12983

to provide continuous and adequate water utility service to that service area or those service areas in Bexar, Bandera, Brazoria, Chambers, Comal, Denton, Gillespie, Grayson, Guadalupe, Harris, Hays, Henderson, Hood, Johnson, Kendall, Kerr, Liberty, Marion, Matagorda, Medina, Montgomery, Parker, Polk, San Jacinto, Smith, Tarrant, Travis, Trinity, Tyler, Van Zandt, Wise, and Wood Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 52201 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 Monarch Utilities I L.P. 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.

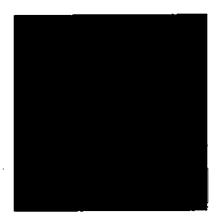


THE STATE OF TEXAS COUNTY OF LIBERTY

I hereby cartify that this instrument was FILEO on the date and the lime stamped hereon by ne and was dwiy RECORDED in the Records of Liberty County, Texas.

2022945062 AFFD 39/03/2022 93:55:18 PM Total Fean; \$38.00

Lee Haidusek Chambers, County Clerk Liberty County, Texas





OFFICE OF TENESHIA HUDSPETH

COUNTY CLERK, HARRIS COUNTY, TEXAS

RECEIVED SEP 1 2 2022 TXU-AP

Re: Cash Register Receipt(s)						
Dear Sir or Madam,						
For your records, enclosed herein you will find Cash Register Receipt(s) for instruments filed in the Real Property Records of Harris County, Texas and will be shown as part of our database approximately 5 to 10 days after the date of filing. You may access our database at www.cclerk.hctx.net.						
The instrument(s) will be mailed under separate cover to the address indicated on the document(s).						
If we can be of further assistance to you, please do not hesitate to call us at any time.						
Sincerely,						
(Mrs.) TENESHIA HUDSPETH						
Uctoria day Chambero						
Victoria Fay Chambers Director, Real Property						
Enclosure(s)						

RECEIVED

SEP 1 2 2022

TXU-AP

Receipt #: RP22026955

TENESHIA HUDSPETH
COUNTY CLERK
HARRIS COUNTY
201 CAROLINE ST
HOUSTON, TX
770D2-1901

Doc#: RP-2022-449915 Pgs: 16 Recorded: 09/06/2022 REAL PROPERTY

\$78.00

Total	\$78.0
Amount Tendered Chanda	\$78.00
Salance	\$78.00
Manager and the second	\$0.00
Check 19-418705773	\$0.00
Total Documents: 1	\$78.0G

Total Documents: 1

Client Name:

09/06/2022 09:26:10 AM

Cashier: Sabrae.Stanford

AFFT Z

AFFIDAVIT AND CCN
TX WATER CODE SEC 13.257
STATE OF TEXAS, COUNTY OF TRAVIS

RECEIVED

SEP 1 2 2022

TXU-AP

RF-2022-449915 09/06/2022 RP1 \$78.00

Before me, the undersigned authority, on this day personally appeared Brian Bahr, a person whose identity is known to me, who having by me first duly sworn state on his oath as follows:

"My name is Brian Bahr. I am the Director of Rates and Regulatory for SouthWest Water Company, parent company of Monarch Utilities I L.P. (Monarch). I am capable of making this affidavit. I am over 21 years of age, have personal knowledge of the facts herein set out, and am fully qualified to make this affidavit. The facts stated in this affidavit are within my personal knowledge and are true and correct."

- 1. Monarch's primary business is providing retail water and wastewater utility services. It is the service provider of water and wastewater for various service areas in the State of Texas including but not limited to Harris County.
- 2. Monarch is the holder of water Certificate of Convenience and Necessity (CCN) No. 12983 and wastewater CCN No. 20899.
- On August 26, 2022, Monarch's application for acquisition of assets, customers, and CCNs from Utilities Investment Company, Inc. and UIC 13 LLC was approved by the Amended Notice of Approval filed in Public Utility Commission of Texas Docket No. 52201.
- 4. This filing supersedes any previous filings by Monarch of certified maps showing its water and wastewater service areas in Harris County.
- 5. This affidavit contains as attachments the certified maps showing the water and wastewater service areas and boundary descriptions in Harris County, Texas.
- 6. This affidavit will be filed and recorded in the Real Property Records of Harris County, Texas, pursuant to Section 13.257 (r) and (s) of the Texas Water Code.

SIGNED THIS ____ day of Awgust, 2022

September

Monarch Utilities I L.P.

Brian D. Bahr

SUBSCRIBED AND SWORN TO BEFORE ME BY Brian Bahr, this ____ day of August, 2022

Notary Public

After recording please return to:

Brian D. Bahr Monarch Utilities I L.P. 1620 Grand Avenue, Suite 140 Pflugerville, Texas 78660 bbahr@swwc.com 512-219-2261 ROBERT YOUNG
Notary Public
STATE OF TEXAS
10# 131171015
My Comm. Exp. June 21, 2026

Laxey Glen Drive; on the east by Azalea Way; on the south by Spring Cypress Road; and on the west by Highclere Park Drive. The area includes approximately 13 acres and includes the Homestead Oaks subdivision.

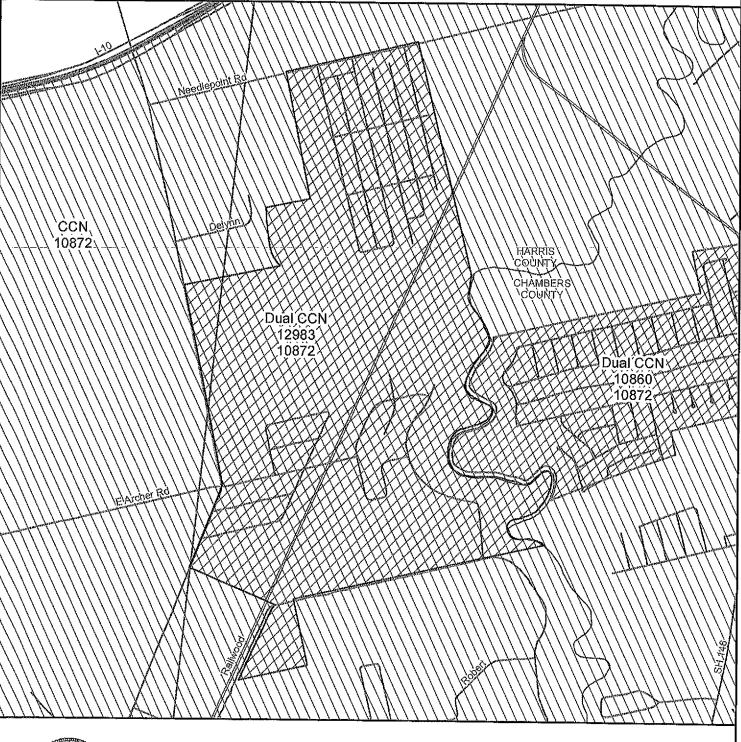
Monarch Utilities I L.P. (TCEQ identification number PWS1012174, PWS1010112, and PWS1012995) is located in Harris County, approximately 4.3 miles northeast of downtown Baytown, Texas, and is generally bounded on the north by Needlepoint Rd; on the east by Cedar Bayou; on the south by East Cedar Bayou Lynchburg Rd; and on the west by Sjolander Rd. The area includes approximately 644 acres and includes the Cedar Bayou Estates, Cedar Bayou Park West, and McGee Place subdivisions.

Monarch Utilities I L.P. (TCEQ identification number PWS1013172 and 1013316) is located in Harris County, approximately 9.5 miles southwest of downtown Tomball, Texas, and is generally bounded on the north by Swansbury Dr; on the east by Skinner Rd; on the south by U.S. Highway 290 West; and on the west by Cypress Rosehill Rd. The area includes approximately 248 acres and includes the Spring Cypress Shopping Center.

Monarch Utilities I L.P. (TCEQ identification number PWS1010283) is located in Harris County, approximately 10.5 miles northwest of downtown Houston, Texas, and is generally bounded on the north by West Mt Houston Rd; on the east by Burford Ln and Braunston Ln; on the south by Rainy River; and on the west by Rosslyn Rd. The area includes approximately 34 acres and includes the Airline Link Addition subdivision.

Monarch Utilities I, LLP Portion of Water CCN No. 12983 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 12671 in Harris County





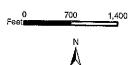
Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701

Water CCN

12983 - Monarch Utilities I LP

10872 - Baytown Area Water Authority

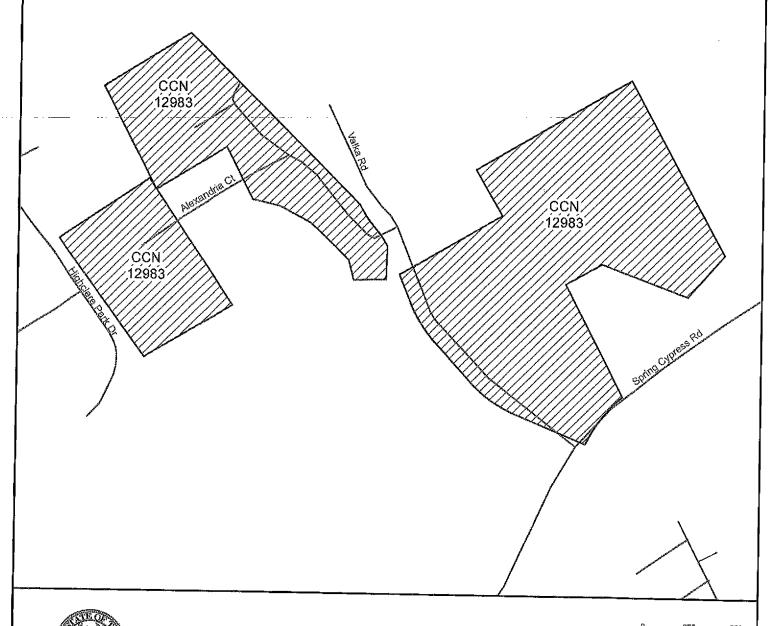
10860 - City of Baytown



Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap1.mxd Map 1 of 9

Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 12671 and Transferred all of UIC 13, LLC, CCN No. 13242 in Harris County



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

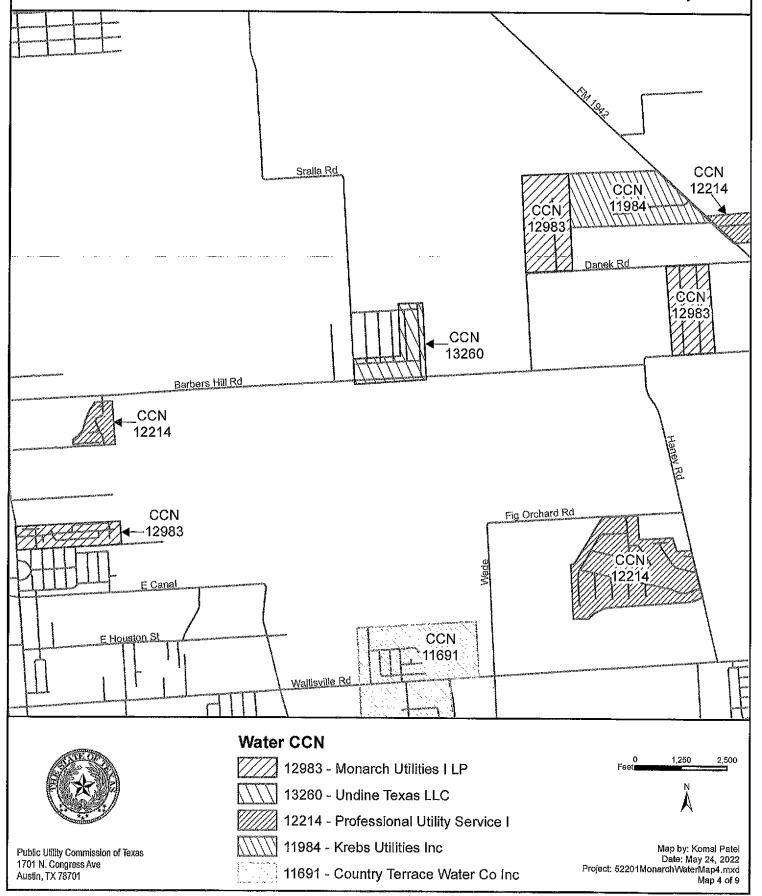
Water CCN

12983 - Monarch Utilities I LP

Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap2.mxd Map 2 of 9

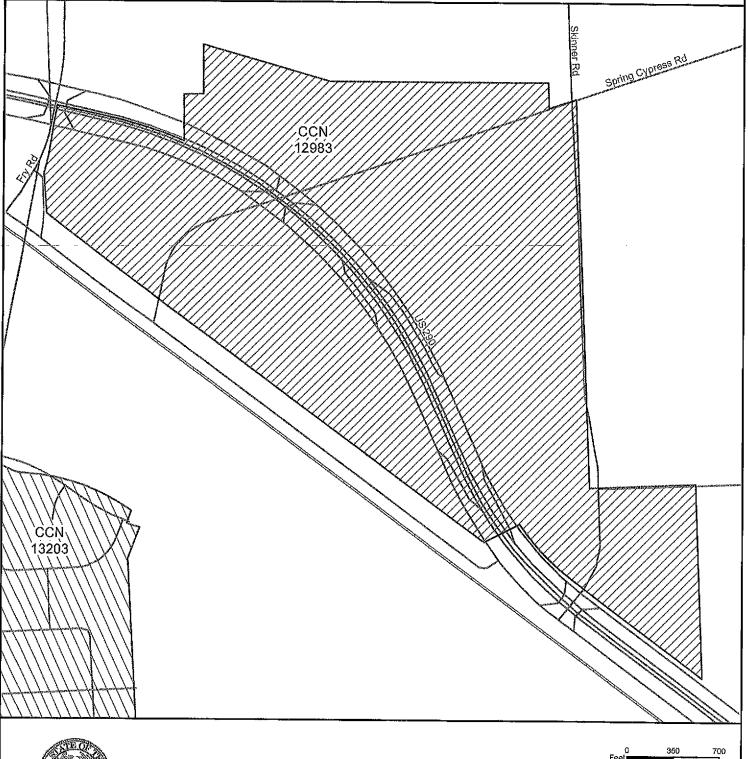
Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 12671 in Harris County



Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 12671 in Harris County



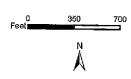


Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701

Water CCN

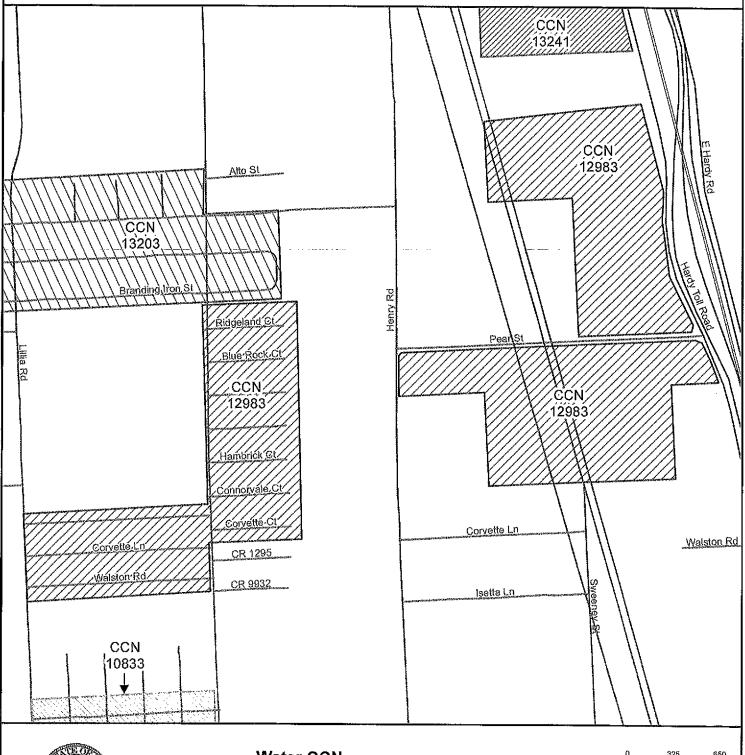
12983 - Monarch Utilities I LP

13203 - Aqua Texas Inc



Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap6.mxd Map 6 of 9

Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201 Transferred all of UIC 13, LLC, CCN No. 13242 in Harris County





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

Water CCN

12983 - Monarch Utilities I LP

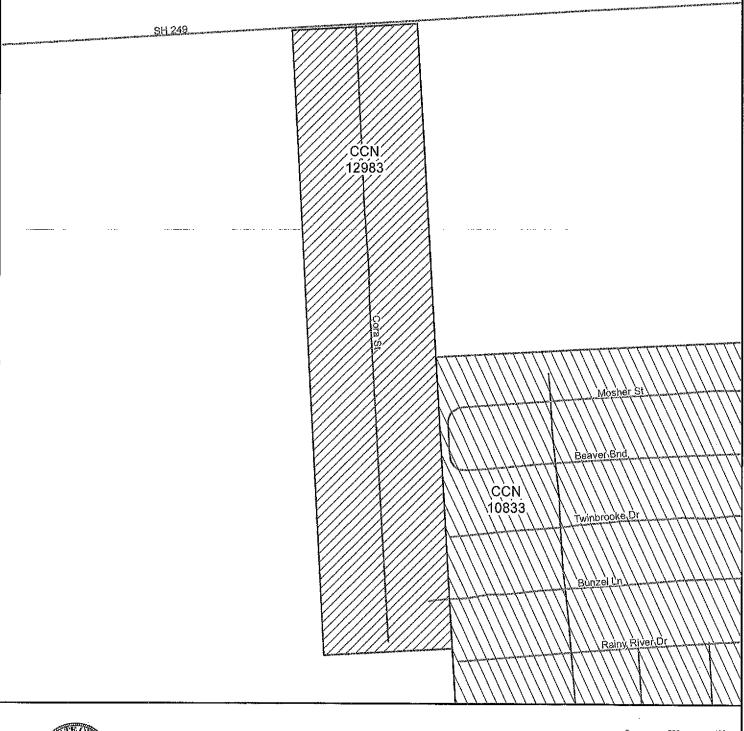
\\\\\ 13203 - Aqua Texas Inc

13241 - Trinity RCT GP LLC

Feet 325 650

Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap7.mxd Map 7 of 9

Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201 Transferred all of UIC 13, LLC, CCN No. 13242 in Harris County





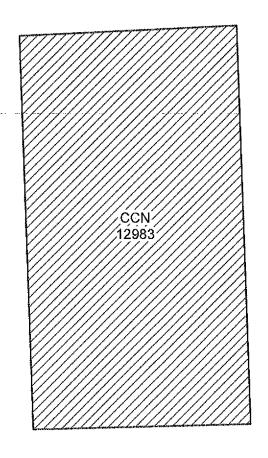
Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701 **Water CCN**

12983 - Monarch Utilities I LP
10833 - Sunbelt FWSD



Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap8.mxd Map 8 of 9

Monarch Utilities I, LP Portion of Water CCN No. 12983 PUC Docket No. 52201 Transferred all of UIC 13, LLC, CCN No. 13242 in Harris County

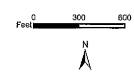




Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701

Water CCN

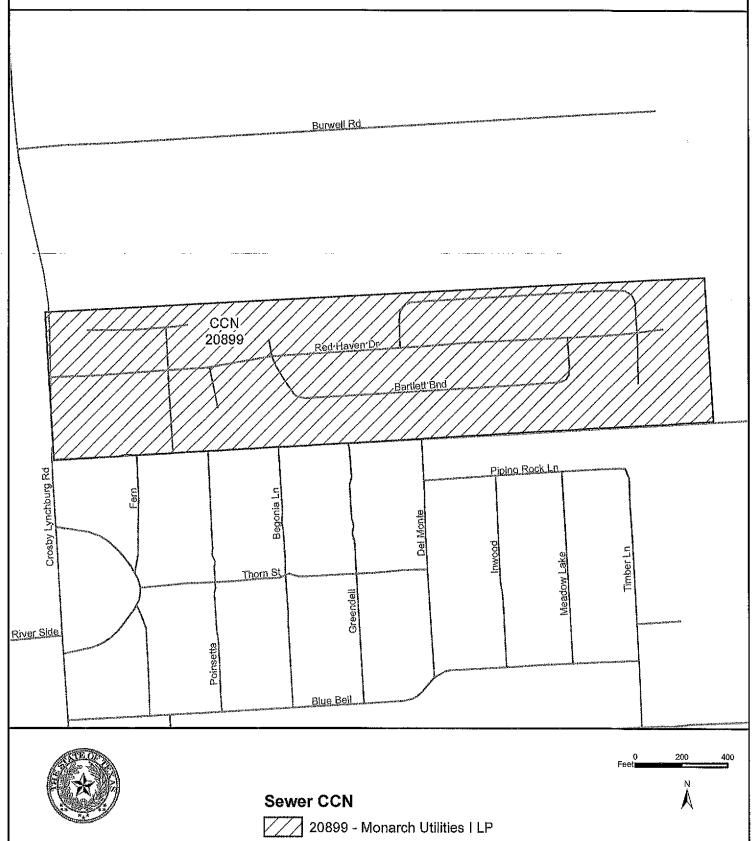
12983 - Monarch Utilities I LP



Map by: Kornal Patel Date: May 24, 2022 Project: 52201MonarchWaterMap9.mxd Map 9 of 9

Monarch Utilities I, LP Portion of Sewer CCN No. 20899 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 20765 in Harris County



Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701 Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchSewerMap1.mxd Map 1 of 3

Monarch Utilities I, LP Portion of Sewer CCN No. 20899 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 20765 in Harris County



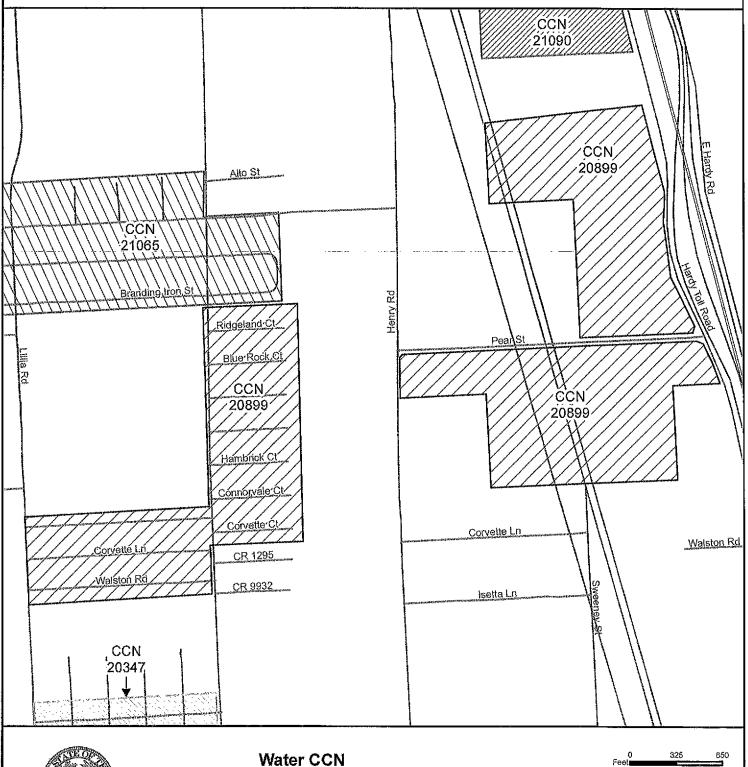
Public Utility Commission of Texas 1701 N. Congress Ave

Auslin, TX 78701

20899 - Monarch Utilities I LP

Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchSewerMap2.mxd Map 2 of 3

Monarch Utilities I, LP Portion of Sewer CCN No. 20899 PUC Docket No. 52201 Transferred all of UIC 13, LLC, CCN No. 21091 in Harris County





Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701 20899 - Monarch Utilities I LP

21065 - Aqua Texas Inc

21090 - Trinity RCT GP LLC

20347 - Sunbelt FWSD

Feet 325 650

Map by: Komal Patel Date: May 24, 2022 Project: 52201MonarchSewerMap3.mxd Map 3 of 3



Public Utility Commission of Texas

By These Presents Be It Known To All That

Monarch Utilities I L.P.

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, Monarch Utilities I L.P. is entitled to this

Certificate of Convenience and Necessity No. 12983

to provide continuous and adequate water utility service to that service area or those service areas in Bexar, Bandera, Brazoria, Chambers, Comal, Denton, Gillespie, Grayson, Guadalupe, Harris, Hays, Henderson, Hood, Johnson, Kendall, Kerr, Liberty, Marion, Matagorda, Medina, Montgomery, Parker, Polk, San Jacinto, Smith, Tarrant, Travis, Trinity, Tyler, Van Zandt, Wise, and Wood Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 52201 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 Monarch Utilities I L.P. 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.



Public Utility Commission of Texas

By These Presents Be It Known To All That

Monarch Utilities I L.P.

having obtained certification to provide sewer 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, Monarch Utilities I L.P. is entitled to this

Certificate of Convenience and Necessity No. 20899

to provide continuous and adequate sewer utility service to that service area or those service areas in Chambers, Grayson, Harris, Henderson, Liberty, Medina, Montgomery, Polk, San Jacinto, Trinity, and Wood Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 52201 are on file at the Commission offices in Austin, Texas; and are matters of official record available for public inspection; and be it known further that these presents do evidence the authority and the duty of the Monarch Utilities I L.P. 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.

RECORDER'S MEMORANDUM:
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blockouts, additions and changes were present at the time the instrument was filed and recorded.

FILED FOR RECORD

8:00:00 AM

Tuesday, September 6, 2022

Teneshin Rudopeth

COUNTY CLERK, HARRIS COUNTY, TEXAS

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.

THE STATE OF TEXAS COUNTY OF HARRIS

* 1 w 16 3

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED; in the Official Public Records of Real Property of Harris County Texas

Tuesday, September 6, 2022

COUNTY CLERK HARRIS COUNTY, TEXAS



×VG~5~2022~186008*

AFFIDAVIT AND CCN TX WATER CODE SEC 13.257 STATE OF TEXAS, COUNTY OF TRAVIS

1620 Grand Avenue, Suite 140

Pflugerville, Texas 78660

bbahr@swwc.com 512-219-2261

Before me, the undersigned authority, on this day personally appeared Brian Bahr, a person whose identity is known to me, who having by me first duly sworn state on his oath as follows:

"My name is Brian Bahr. I am the Director of Rates and Regulatory for SouthWest Water Company, parent company of Monarch Utilities I L.P. (Monarch). I am capable of making this affidavit. I am over 21 years of age, have personal knowledge of the facts herein set out, and am fully qualified to make this affidavit. The facts stated in this affidavit are within my personal knowledge and are true and correct."

- 1. Monarch's primary business is providing retail water and wastewater utility services. It is the service provider of water and wastewater for various service areas in the State of Texas including but not limited to Chambers County.
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- 4. This filing supersedes any previous filings by Monarch of certified maps showing its water service area in Chambers County.
- 5. This affidavit contains as attachments the certified maps showing the water service area and boundary description in Chambers County, Texas.
- 6. This affidavit will be filed and recorded in the Real Property Records of Chambers County, Texas, pursuant to Section 13.257 (r) and (s) of the Texas Water Code.

FURTHER AFFIANT SAYETH NOT.		
SIGNED THIS 1 day of August, 2022		RECEIVED SEP 16 2022
,	Monarch Utilities I L.P.	TXU-AP
	Brian D. Bahr	American Company
SUBSCRIBED AND SWORN TO BEFORE ME	E BY Brian Bahr, this l day	Serdenden of August, 2022
	6	
	Notary Public	The state of the s
After recording please return to:		****
Brian D. Bahr	The second secon	
Monarch Utilities I L.P.	ROBE	RT YOUNG

Comm. Exp. June 21, 2025

WATER SERVICE AREA BOUNDARY

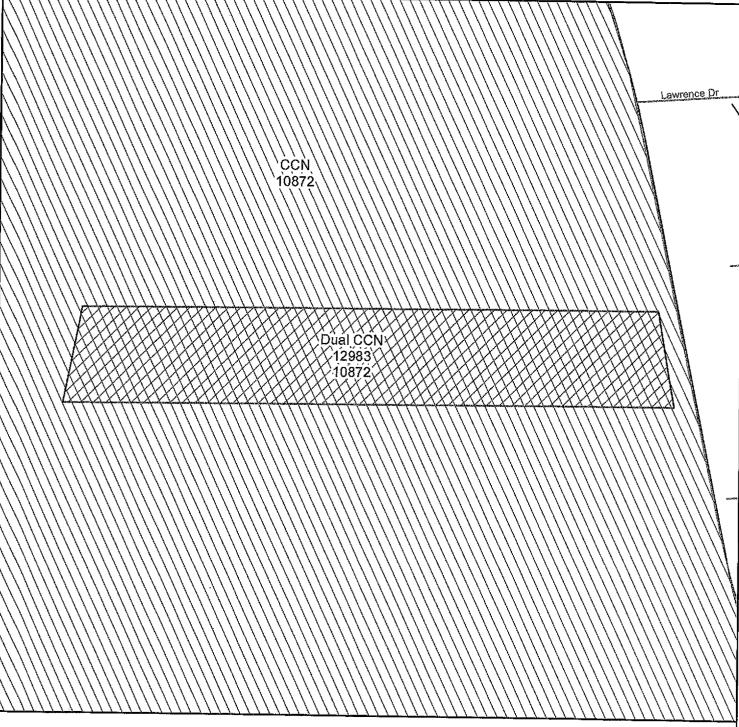
for Monarch Utilities I L.P.

IN CHAMBERS COUNTY

Monarch Utilities I L.P. (TCEQ identification number PWS0360111) is located in Chambers County, approximately 6.3 miles northeast of downtown Baytown, Texas, and is generally bounded on the north by a point located 1.7 mile south of FM 525; on the east by FM 2354 (Tri City Beach Road); on the south by Dutton Lake Drainage Canal; and on the west by State Highway 99 (Grand Parkway). The area includes approximately 56 acres and includes the Greenbriar Estates subdivision.

Monarch Utilities | L.P. Portion of Water CCN No. 12983 PUC Docket No. 52201

Transferred a Portion of Utilities Investment Company, Inc., CCN No. 12671 in Chambers County



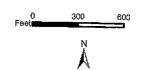


Public Utility Commission of Texas 1701 N. Congress Ave Austin, TX 78701

Water CCN

12983 - Monarch Utilities J LP

10872 - Baytown Area Water Authority



Map by: Komai Patel Date: May 24, 2022 Project: 52201MonarchWaterMap3.mxd Map 3 of 9



Public Utility Commission of Texas

By These Presents Be It Known To All That

Monarch Utilities I L.P.

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, Monarch Utilities I L.P. is entitled to this

Certificate of Convenience and Necessity No. 12983

to provide continuous and adequate water utility service to that service area or those service areas in Bexar, Bandera, Brazoria, Chambers, Comal, Denton, Gillespie, Grayson, Guadalupe, Harris, Hays, Henderson, Hood, Johnson, Kendall, Kerr, Liberty, Marion, Matagorda, Medina, Montgomery, Parker, Polk, San Jacinto, Smith, Tarrant, Travis, Trinity, Tyler, Van Zandt, Wise, and Wood Counties as by final Order or Orders duly entered by this Commission, which Order or Orders resulting from Docket No. 52201 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 Monarch Utilities I L.P. 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.



Chambers County Clerk

Heather H. Hawthorne, County Clerk 404 Washington Ave, Anahuac, TX 77514 10616 Eagle Drive, Mont Belvieu, TX 77523 P.O. Box 728, Anahuac, TX 77514

Main: (409)267-2418 Fax: (409)267-8405

Receipt: 20220906000029
 Date: 09/06/2022
 Time: 12:43PM
 By: Tamra W

Station: CCLERK10 Status: ORIGINAL COPY

Seq 1	Item Real Property Recording		ument Description	<u>Number</u> 186008	Number Of	Amount \$38.00	Serial Number
				Order Total	(1)	\$38.00	
Seq 1	Payment Method Money Order	<u>Transactio</u> 418705775	n Id	Comment		<u>Total</u> \$38.00	
				Total Payn	ents (1)	\$38.00	
				Change Du	е	\$0.00	

MONARCH UTILITIES
1620 GRAND AVE PARKWAY#140
PFLUGERVILLE, TX 78660