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DOCKET NO. 53934

APPLICATION OF CSWR-TEXAS	§	
UTILITY OPERATING COMPANY, LLC	§	
AND OAK HILL ESTATES WATER	§	PUBLIC UTILITY COMMISSION
COMPANY, LLC FOR SALE,	§	
TRANSFER, OR MERGER OF	§	OF TEXAS
FACILITIES AND CERTIFICATE	§	
RIGHTS IN HARRIS COUNTY	§	

RESPONSE TO ORDER NO. 7

COME NOW Oak Hill Estates Water Company, LLC (“Oak Hill”) and CSWR-Texas Utility Operating Company, LLC (“CSWR-Texas”) and submits this response to Order No. 7. Order No. 7 directs CSWR-Texas to respond to the order by March 7, 2023. Accordingly, this response is timely filed.

I. CLARIFICATION REGARDING NOTICE

Order No. 7 directs CSWR-Texas and the Commission Staff to clarify whether references in the customer notices to “Pine Grove, Texas” are correct or may have caused confusion among recipients of the notice. Specifically, the notice indicates:¹

The requested area includes 135 customer connections, is located approximately 1.4 mile(s) northeast of downtown Pine Grove, Texas, and is generally bounded on the north by Harris and Montgomery County Line; on the east by Lee Road; on the south by Kennemer Drive and Field Cottage Lane; and on the west by Fox Walk Trail and Fox Swift Court.

CSWR-Texas and Commission Staff have reviewed the notice and discussed the administrative law judge’s concerns. CSWR-Texas can confirm that, based on its discussion with Commission Staff, which drafted the final notice, there is a township called “Pine Grove, Texas” located in Harris County² and the reference to “Pine Grove, Texas” in the notice and the distance from the subject system is correct based on Staff’s analysis. In addition, because of the relatively small area and clearly defined boundaries encompassing the requested area, other detailed information

¹ CSWR-Texas Proof of Notice at 3-4 (Sept. 20, 2022). For the convenience of the administrative law judge, a copy of the original notice is provided as Exhibit A to this pleading.

² It is CSWR-Texas’ understanding after speaking with Staff that Staff used data from the Texas Department of Transportation’s Transportation Planning and Programming Division to identify Pine Grove as an unincorporated area in Harris County.

included in the notice should avoid any potential confusion as to the requested area and customers affected by this proceeding.

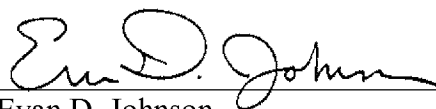
Specifically, the notice included a general map that clearly defines the requested area within Harris County, the nearby county border with Montgomery County, and the nearby George Bush Intercontinental Airport, all of which are within the general vicinity of the requested area and are easily identifiable reference points. The notice also included a detailed map that clearly identifies the specific subdivision affected by the proposed transaction as well as specific streets and lots within that subdivision. The description of the requested area that was included in the notice also included detailed information regarding the location of the system that is readily identifiable and can be cross-referenced to the maps included with notice. Together, this information should have reasonably avoided any potential confusion as to the area and customers affected by this proceeding. For these reasons, the notice was adequate.

II. CONCLUSION

For these reasons, CSWR-Texas respectfully requests that the administrative law judge adopt the Proposed Order Approving the Sale and Transfer to Proceed that was previously filed in this proceeding and provide such other relief to which CSWR-Texas has shown itself justly entitled.

Respectfully submitted,

L. Russell Mitten
General Counsel
Central States Water Resources, Inc.
1630 Des Peres Rd., Suite 140
Des Peres, Missouri 63131
(314) 380-8595
(314) 763-4743 (fax)

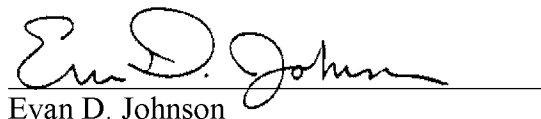


Evan D. Johnson
State Bar No. 24065498
Sidne E. Finke
State Bar No. 24131870
Coffin Renner LLP
1011 W. 31st Street
Austin, Texas 78705
(512) 879-0900
(512) 879-0912 (fax)
evan.johnson@crtxlaw.com
sidne.finke@crtxlaw.com

**ATTORNEYS FOR CSWR-TEXAS
UTILITY OPERATING COMPANY, LLC**

CERTIFICATE OF SERVICE

I hereby certify that on this 7th day of March 2023, a true and correct copy of the foregoing document was served on all parties of record via electronic mail in accordance with the Order Suspending Rules issued in Project No. 50664.



Evan D. Johnson

Notice to Current Customers, Neighboring Systems, and Cities
CSWR-TEXAS UTILITY OPERATING COMPANY, LLC, CERTIFICATE OF
CONVENIENCE AND NECESSITY (CCN) NO. 13290, NOTICE OF INTENT TO
PURCHASE WATER FACILITIES AND TO TRANSFER WATER SERVICE AREA UNDER
CCN NO. 12861 FROM FROM OAK HILL ESTATES WATER COMPANY IN HARRIS
COUNTY/COUNTIES, TEXAS

To: _____
(Name of Customer, Neighboring System, or City)

Date Notice

(Address)

(City) State Zip

CSWR-Texas Utility Operating Company, LLC 1630 Des Peres Rd, Suite 140
(Purchaser's Name) (Address)

St. Louis, MO 63131
(City), (State) (Zip Code)

has submitted an application with the Public Utility Commission of Texas (Commission) to purchase all of the water facilities and to transfer water or sewer certificated service area under CCN No. 12861, in in Harris County, TX from:

Oak Hill Estates Water Company P.O. Box 281 Conroe, TX 77305
(Seller's Name) (Address) (City), (State) (Zip Code)

The sale is scheduled to take place if approved by the Commission (Texas Water Code § 13.301). The transaction and the transfer of the CCN includes the following:

The requested area includes 135 customer connections, is located approximately 1.4 mile(s) northeast of downtown Pine Grove, Texas, and is generally bounded on the north by Harris and Montgomery County Line; on the east by Lee Road; on the south by Kenemer Drive and Field Cottage Lane; and on the west by Fox Walk Trail and Fox Swift Court.

The requested area includes approximately 84 acres, comprised of transferred area from Oak Hill Estates Water Company, LLC (CCN No. 12861) to CSWR-Texas (CCN No. 13290).

The application proposes the subtraction of approximately 84 acres from CCN No. 12861 and the addition of approximately 84 acres to CCN No. 13290.

See enclosed maps showing the requested area.

This transaction will not have an effect on the current customer's rates and services.

Persons who wish to intervene in the proceeding or comment upon action sought should contact the Public Utility Commission, P.O. Box 13326, Austin, Texas 78711-3326, or call the Public Utility Commission at (512) 936-7120 or (888) 782-8477. Hearing- and speech-impaired individuals with text telephones (TTY) may contact the commission at (512) 936-7136. The deadline for intervention in the proceeding is (30 days from the mailing or publication of notice,

whichever occurs later, unless otherwise provided by the presiding officer). You must send a letter requesting intervention to the commission which is received by that date. The letter must include the person's name, address, email address and fax number if applicable.

If a valid public hearing is requested, the Commission will forward the application to the State Office of Administrative Hearings (SOAH) for a hearing. If no settlement is reached and an evidentiary hearing is held, SOAH will submit a recommendation to the Commission for final decision. An evidentiary hearing is a legal proceeding similar to a civil trial in state district court. Si desea información en español, puede llamar al 1-888-782-8477.

Aaron Sias

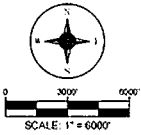
Utility Representative


CSWR-Texas

Utility Name

REQUESTED AREA TO TRANSFER WATER CCN NO. 12861 (OAK HILL ESTATES)
TO CCN NO. 13290 IN HARRIS COUNTY

Overall Location - Harris County



 Requested Water Area to Transfer from
CCN No. 12861 to CCN No. 13290

EDDIT 1
DATE: 08/18/23
DRAWN BY: KAR
SCALE: 1" = 6000'
SHEET NAME:
PROJECT LOCATION AND CONTRACT NUMBER

21
DESIGN
GROUP INC.

1381 Redwood, Suite 201
Washington, TX 75787
714.433.0071