



## Filing Receipt

**Received - 2023-03-31 11:41:17 AM**  
**Control Number - 54546**  
**ItemNumber - 25**

**DOCKET NO. 54546**

<b>APPLICATION OF TEXAS WATER UTILITIES, LP AND WOODLAND OAKS UTILITY LP FOR SALE, TRANSFER, OR MERGER OF FACILITIES AND CERTIFICATE RIGHTS IN MONTGOMERY COUNTY</b>	<b>§ § § § § §</b>	<b>PUBLIC UTILITY COMMISSION      OF TEXAS</b>
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**TEXAS WATER UTILITIES, L.P.’S PROOF OF NOTICE**

Texas Water Utilities, L.P. files its Proof of Notice, consisting of the attached Affidavit of Brian D. Bahr (being provided as **Attachment 1**) and Affidavit of Scott Stevens (being provided as **Attachment 2**), in accordance with Order No. 5 Finding Application Administratively Complete, Requiring Notice, Establishing a Procedural Schedule, and Restyling, issued in this proceeding on March 13, 2023.

Respectfully submitted,

SPENCER FANE LLP  
816 Congress Avenue  
Suite 1200  
Austin, TX 78701  
Telephone: (512) 840-4550  
Facsimile: (512) 840-4551

/s/ William A. Faulk, III

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William A. Faulk, III  
State Bar No. 24075674  
[cfaulk@spencerfane.com](mailto:cfaulk@spencerfane.com)  
Rashmin J. Asher  
State Bar No. 24092058  
[rasher@spencerfane.com](mailto:rasher@spencerfane.com)

**ATTORNEYS FOR TEXAS WATER UTILITIES, L.P.**

**CERTIFICATE OF SERVICE**

I certify that, unless otherwise ordered by the presiding officer, notice of the filing of this document was provided to all parties of record via electronic mail on March 31, 2023, in accordance with the Order Suspending Rules, issued in Project No. 50664.

/s/ William A. Faulk, III

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William A. Faulk, III

# **ATTACHMENT 1**

PUBLIC UTILITY COMMISSION OF TEXAS



AFFIDAVIT OF NOTICE TO CURRENT CUSTOMERS, NEIGHBORING UTILITIES, AND AFFECTED PARTIES DOCKET NO. 54546

STATE OF TEXAS COUNTY OF TRAVIS

Texas Water Utilities, L. P. has provided individual notice to the following entities and customers:

see attached

DATE OF NOTICE March 21, 2023

OATH

I, Brian D. Bahr, being duly sworn, file this form as Director, Rates & Regulatory Affairs (indicate relationship to applicant, that is, owner, member of partnership, title of officer of corporation, or other authorized representative of applicant); that in such capacity, I am qualified and authorized to file and verify such form, am personally familiar with the notices given with this application, and have complied with all notice requirements in the application and application acceptance letter; and that all such statements made and matters set for therein are true and correct.

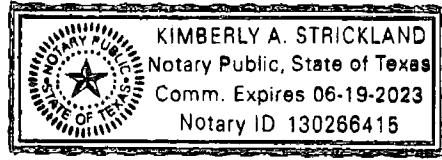
[Signature] Applicant's Authorized Representative

If the applicant to this form is any person other than the sole owner, partner, officer of the applicant, or its attorney, a properly verified Power of Attorney must be enclosed.

Subscribed and sworn to before me this 30TH day of MARCH, 2023 to certify which witness my hand and seal of office.

[Signature] Notary Public in and for the State of Texas KIMBERLY STRICKLAND

Print or Type Name of Notary Public Commission Expires 6/19/2023



# **ATTACHMENT A**

Docket No. 54546

**Notice to Current Customers, Neighboring Systems, and Cities**

TEXAS WATER UTILITIES, LP, CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) NOS. 12983 AND 20899, NOTICE OF INTENT TO PURCHASE WATER AND SEWER FACILITIES AND TO TRANSFER A PORTION OF WATER AND SEWER SERVICE AREA UNDER CCN NOS. 12947 AND 20880 FROM WOODLAND OAKS UTILITY LP IN MONTGOMERY COUNTY, TEXAS

To:   
MAGNOLIA, TX 77354

Date Notice Mailed: 3/21/2023

Texas Water Utilities, L.P.	12535 Reed Road	Sugar Land, TX	77478
<small>(Purchaser's Name)</small>	<small>(Address)</small>	<small>(City), (State)</small>	<small>(Zip Code)</small>

has submitted an application with the Public Utility Commission of Texas (Commission) to purchase a portion of the water facilities and to transfer water certificated service area under CCN No. 12947 and a portion of the sewer facilities and to transfer sewer certificated service area under CCN No. 20880 in Montgomery County, TX from:

Woodland Oaks Utility, LP	PO Box 592	Conroe, TX	77305
<small>(Seller's Name)</small>	<small>(Address)</small>	<small>(City), (State)</small>	<small>(Zip Code)</small>

In addition to the transfer request, Woodland Oaks Utility, LP requests to change the name on its CCN Nos. 12947 and 20880 from Woodland Oaks Utility Company, Inc. to Woodland Oaks Utility, LP. A Certificate of Conversion was filed with the Texas Secretary of State by Woodland Oaks Utility Company, Inc. on September 28, 2009. Woodland Oaks Utility Company, Inc. has been operating as Woodland Oaks Utility, LP since that time. The name change request is being processed simultaneously with the transfer request and has not yet been approved by the Commission.

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 subdivision:

Woodland Oaks.

**Requested Water Area**

The requested water area includes 1,251 customer connections, is located approximately 8.4 mile(s) southwest of downtown Conroe, Texas, and is generally bounded on the north by Honea Egypt Road; on the east by Honea Egypt Road; on the south by Farm to Market Road 1488; and on the west by Pipestone Road.

The requested water area includes approximately 884 acres of transferred area from Woodland Oaks Utility, LP (CCN No. 12947) to Texas Water Utilities, L.P. (CCN No. 12983).

The application proposes the subtraction of approximately 884 acres from CCN No. 12947 and the addition of approximately 884 acres to CCN No. 12983.

### **Requested Sewer Area**

The requested sewer area includes 1,291 customer connections, is located approximately 8.4 mile(s) southwest of downtown Conroe, Texas, and is generally bounded on the north by County Road 2629; on the east by Westwood Drive; on the south by the intersection of Tamina Road and Revelwood Drive; and on the west by Corporate Woods Drive.

The requested area includes approximately 737.6 acres of transferred area from Woodland Oaks Utility, LP (CCN No. 20880) to Texas Water Utilities, L.P. (CCN No. 20899).

The application proposes the subtraction of approximately 737.6 acres from CCN No. 20880 and the addition of approximately 737.6 acres to CCN No. 20899.

**See enclosed maps showing the requested area.**

The proposed transaction may change the current customers' rates and services to the current approved rates and services of Texas Water Utilities, L.P, with rates that are higher than the current rates for a 5/8" meter for Woodland Oaks Utility, LP. To view copies of the current approved tariffs for Texas Water Utilities, L.P, call 866-654-7992 to request copies of the tariffs or go to the following links.

- 1) <https://swwc.com/wp-content/uploads/files/tx/tariff/Texas-Water-Utilities-Water-Tariff.pdf>
- 2) <https://swwc.com/wp-content/uploads/files/tx/tariff/Texas-Water-Utilities-Wastewater-Tariff.pdf>

*Persons who wish to intervene in the proceeding or comment upon action sought should contact the Public Utility Commission, P.O. Box 1 3326, 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 informaci6n en espa.ol, puede Hamar al 1-888-782-8477.

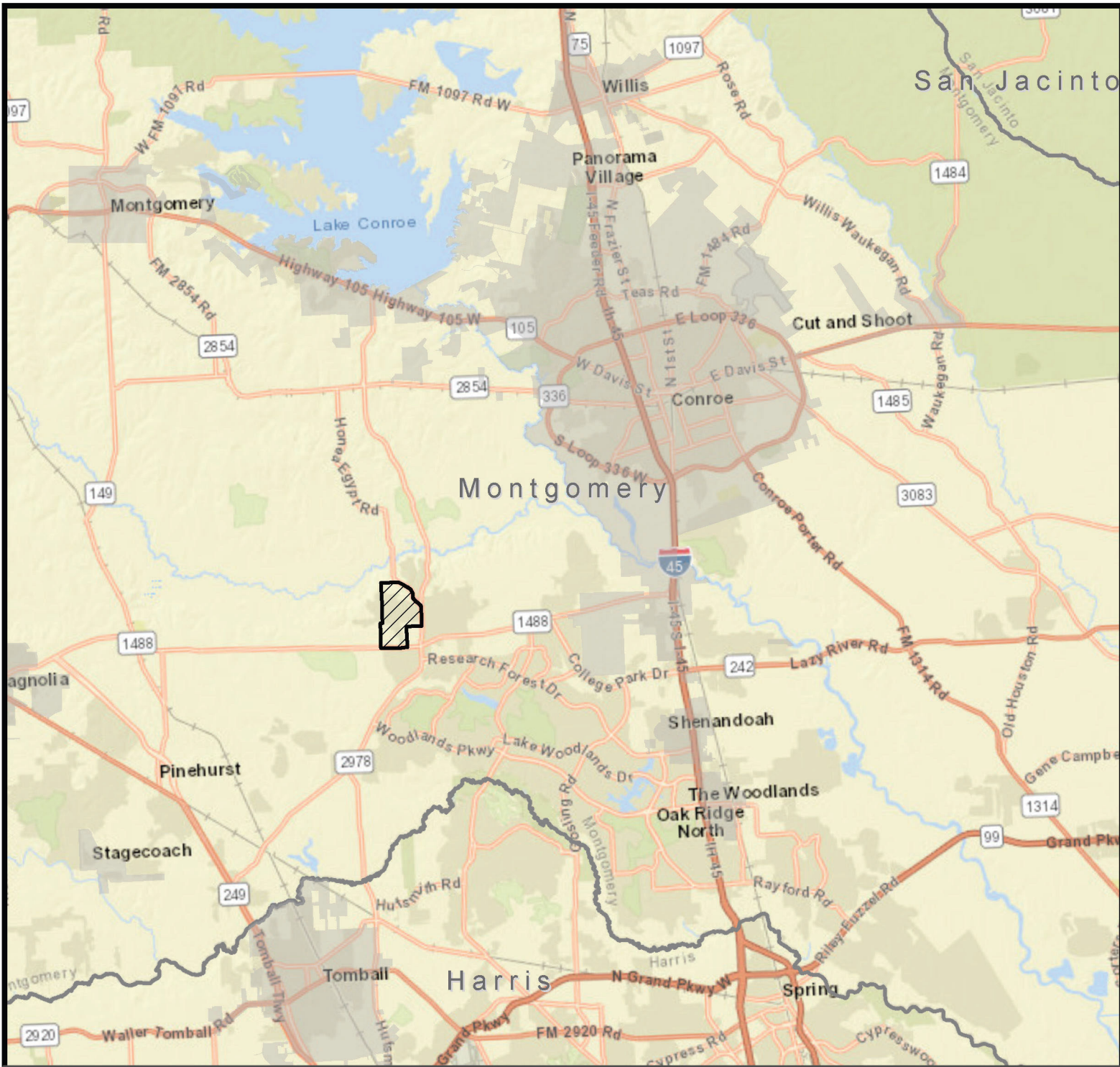
Brian Bahr

Utility Representative

Texas Water Utilities, L.P.


Utility Name

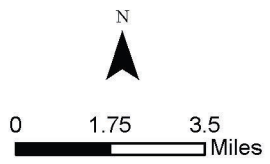




**General Location**

Transfer a Portion of Woodland Oaks Utility, LP (CCN No. 12947) to  
Texas Water Utilities, L.P. (CCN No. 12983)  
in Montgomery County


 Requested Area to Transfer from CCN No. 12947 to CCN No. 12983

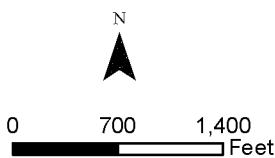


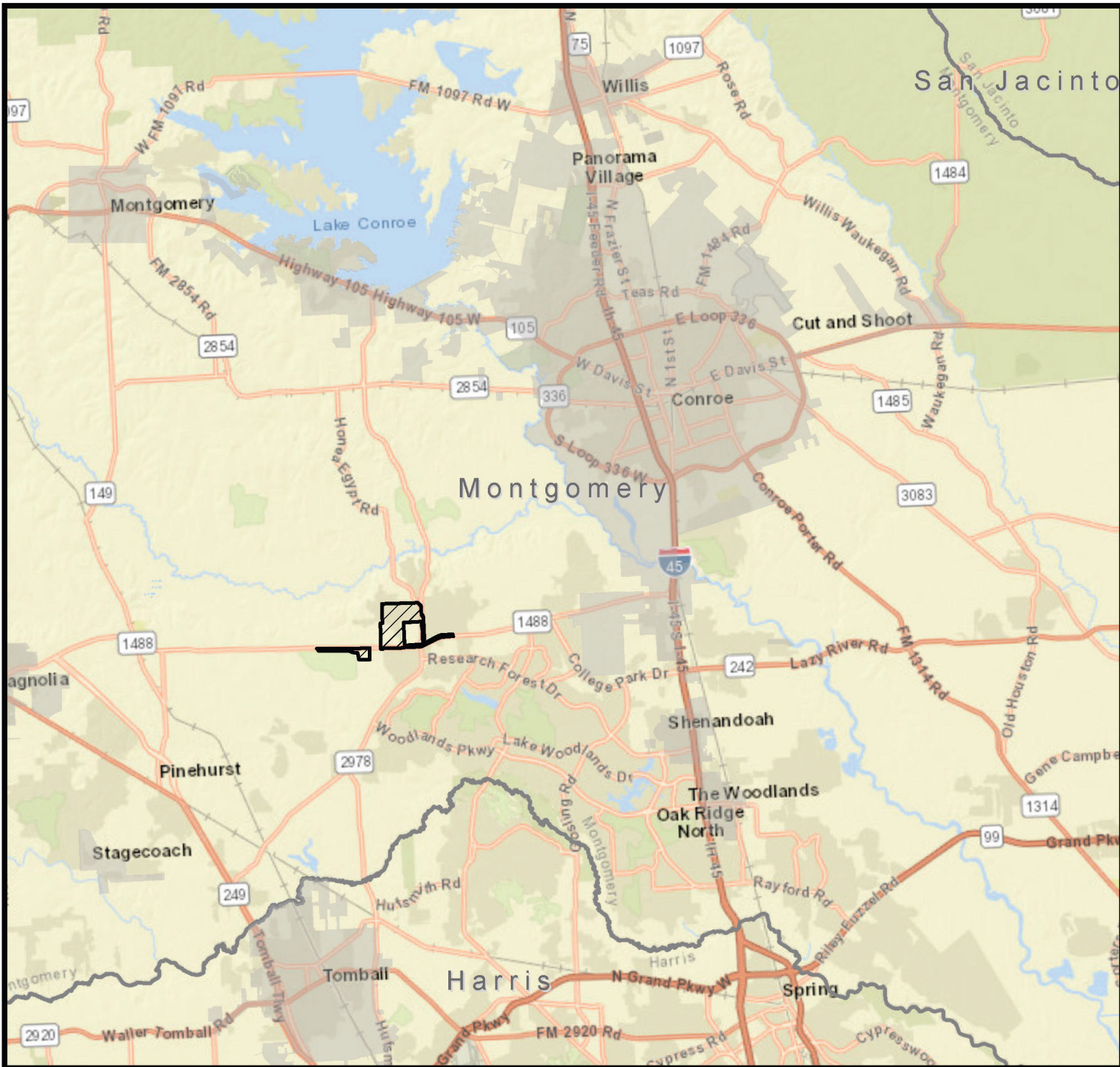


**Transfer Area - Detail Location**

Transfer a Portion of Woodland Oaks Utility, LP (CCN No. 12947) to Texas Water Utilities, L.P. (CCN No. 12983) in Montgomery County

 Requested Area to Transfer from CCN No. 12947 to CCN No. 12983

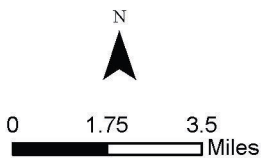


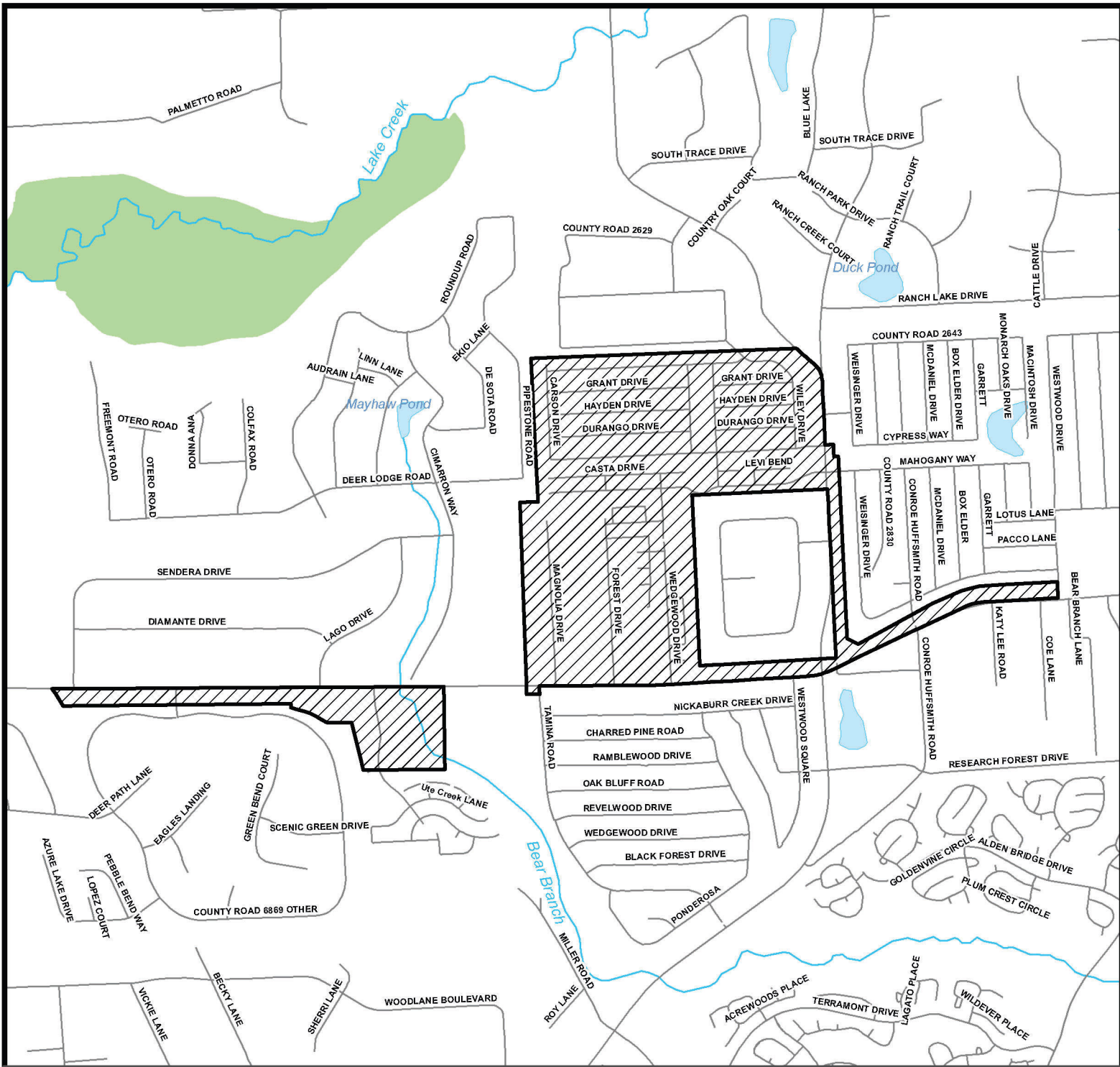


**General Location**

Transfer a Portion of Woodland Oaks Utility, LP (CCN No. 20880) to  
Texas Water Utilities, L.P. (CCN No. 20899)  
in Montgomery County

 Requested Area to Transfer from CCN No. 20880 to CCN No. 20899

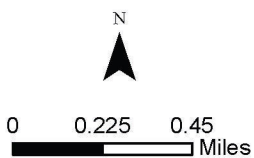




### Transfer Area - Detail Location

Transfer a Portion of Woodland Oaks Utility, LP (CCN No. 20880) to  
Texas Water Utilities, L.P. (CCN No. 20899)  
in Montgomery County

 Requested Area to Transfer from CCN No. 20880 to CCN No. 20899



<b>Cities, Districts, Neighboring Utilities, County Judges, &amp; Groundwater Conservation District</b>		
<b>Name</b>	<b>Address</b>	<b>Phone</b>
Lone Star Groundwater Conservation District	655 CONROE PARK NORTH DR CONROE, TEXAS 77303-2208	(936) 494-3436
Montgomery County Judge	Alan B. Sadler Commissioners Court Building, 501 N Thompson St #401 Conroe, TX 77301	(936) 539-7812
Westwood North WSC (CCN No. 11599)	6310 WEISINGER DR MAGNOLIA, TX 77354	(936) 321-7766
Westwood Magnolia Parkway Improvement District	16555 SOUTHWEST FWY STE 200 SUGAR LAND, TX 77479-2670	(281) 500-6050
Undine Texas LLC (CCN No. 13260)	17681 TELGE RD CYPRESS, TX 77429 - 7080	(713) 574-5953
T&W Water Service Company (CCN No. 12892)	PO BOX 2927 CONROE, TX 77305	(936) 756-7400
San Jacinto River Authority	PO BOX 329 CONROE, TX 77305-0329	(936) 588-1111
Quadvest LP (CCN No. 11612)	26926 FM 2978 RD MAGNOLIA, TX 77354	(281) 305-1110
MSEC Enterprises Inc. (CCN No. 12887)	PO BOX 970 NAVASOTA, TX 77868 - 970	(936) 825-5100
Montgomery Place Water System (CCN No. 12639)	9132 WHITE OAK DR CONROE, TX 77384 - 4702	(281) 259-7553
Montgomery County MUD 141	1980 POST OAK BLVD STE 1380 HOUSTON, TX 77056 - 3970	(713) 850-9000
Montgomery County MUD 121	202 CENTURY SQUARE BLVD SUGAR LAND, TX 77478 - 3796	(281) 500-6050
Montgomery County MUD 113	1621 MILAM ST FL 3 HOUSTON, TX 77002 - 8059	(713) 868-6400
Montgomery County MUD 47	PO BOX 7580 SPRING, TX 77387 - 7580	(281) 367-1271
Montgomery County Municipal Utility District (MUD) 46	PO BOX 7580 SPRING, TX 77387 - 7580	(281) 367-1271
H-M-W Special Utility District (SUD) (CCN No. 10342)	PO BOX 837 PINEHURST, TX 77362 - 837	(713) 465-7638
Everett Square Inc. (CCN No. 12831)	9132 WHITE OAK DR CONROE, TX 77384 - 4702	(281) 572-2800
Aqua Texas Inc. (CCN Nos. 13203 and 21065)	1106 CLAYTON LN STE 400W AUSTIN, TX 78723 - 2476	(512) 990-4400

**Customer Address List is  
CONFIDENTIAL and being filed  
under seal.**

# **ATTACHMENT 2**

DOCKET NO. 54546

APPLICATION OF TEXAS WATER UTILITIES, LP AND WOODLAND OAKS UTILITY, LP FOR SALE, TRANSFER, OR MERGER OF FACILITIES AND CERTIFICATE RIGHTS AND FOR A NAME CHANGE TO CERTIFICATES OF CONVENIENCE AND NECESSITY IN MONTGOMERY COUNTY

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PUBLIC UTILITY COMMISSION  
  
OF TEXAS

**AFFIDAVIT OF NOTICE OF NAME CHANGE TO CURRENT CUSTOMERS  
DOCKET NO. 54546**

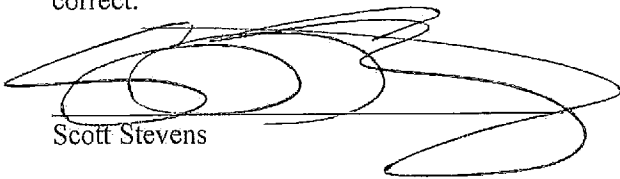
**STATE OF TEXAS**

**COUNTY OF MONTGOMERY**

Woodland Oaks Utility, LP (“WOU”) has provided the customer bill insert attached to this affidavit as “Attachment A” to all customers who would not otherwise receive notice of the subject STM application for the purpose of providing notice of the name change request to those customers. The insert was included in the customer bills WOU mailed to the customers on March 23, 2023.

**OATH**

I, Scott Stevens, being duly sworn, file this form as Vice President of Woodland Oaks Utility, LP; that in such capacity, I am qualified and authorized to file and verify such form, am personally familiar with the notices given with this application, and have complied with all notice requirements in the application and application acceptance letter; and that all such statements made and matters set for therein are true and correct.

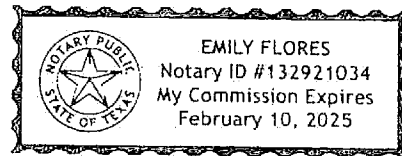
  
Scott Stevens

Subscribed and sworn to before me this 27<sup>th</sup> day of March, 2023, to certify which witness my hand and seal of office.

  
\_\_\_\_\_  
Notary Public in and for the State of Texas

Emily Flores  
\_\_\_\_\_  
Print or Type Name of Notary Public

Commission Expires 2/10/2025





# **ATTACHMENT A**

**PUBLIC UTILITY COMMISSION OF TEXAS  
NOTICE OF REQUEST FOR A NAME CHANGE TO CERTIFICATES OF  
CONVENIENCE AND NECESSITY**

Notice is given to the public of a request filed with the Public Utility Commission of Texas (Commission) on February 8, 2023, for a name change to certificates of convenience and necessity.

Docket Style and Number: Application of Texas Water Utilities, L.P. and Woodland Oaks Utility, LP for Sale Transfer, or Merger of Facilities and Certificate Rights in Montgomery County, Docket Number 54546.

The Application: Woodland Oaks Utility, LP requests to change the name on its CCN Nos. 12947 and 20880 from Woodland Oaks Utility Company, Inc. to Woodland Oaks Utility, LP. A Certificate of Conversion was filed with the Texas Secretary of State by Woodland Oaks Utility Company, Inc. on September 28, 2009. Woodland Oaks Utility Company, Inc. has been operating as Woodland Oaks Utility, LP since that time.

Persons who wish to intervene in or comment upon this application should notify the Commission by mail at P.O. Box 13326, Austin, Texas 78711-3326 or by phone at (512) 936-7120 or toll-free at (888) 782-8477. Hearing and speech-impaired individuals with text telephone (TTY) may contact the Commission through Relay Texas by dialing 7-1-1. The deadline to intervene is 30 days after this notice. All correspondence should refer to Docket Number 54546.