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DOCKET NO. 55304

APPLICATION OF TEXAS WATER UTILITIES, LP AND SWWC UTILITIES, INC. DBA HORNSBY BEND UTILITY COMPANY, INC. FOR SALE, TRANSFER, OR MERGER OF FACILITIES AND CERTIFICATE RIGHTS IN TRAVIS COUNTY	§ § § § § § §	PUBLIC UTILITY COMMISSION OF TEXAS
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COMMISSION STAFF’S RECOMMENDATION ON ADMINISTRATIVE COMPLETENESS AND NOTICE AND PROPOSED PROCEDURAL SCHEDULE

On July 31, 2022, Texas Water Utilities, LP and SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (collectively, Applicants) filed an application for the sale, transfer, or merger of facilities and certificate rights in Travis County under the provisions of Texas Water Code § 13.301 and 16 Texas Administrative Code § 24.239. Applicants filed supplemental information on August 28, 2023.

On September 1, 2023, the administrative law judge filed Order No. 2, directing the Staff (Staff) of the Public Utility Commission of Texas (Commission) to file comments on the administrative completeness of the application and proposed notice, and directing both applicants and Staff to file a recommendation regarding how to proceed with the application and propose a procedural schedule by October 3, 2023. Therefore, this pleading is timely filed.

I. ADMINISTRATIVE COMPLETENESS

Staff has reviewed the application and supplemental information and, as detailed in the attached memoranda from James Harville, Infrastructure Division, and David Lopez and Fred Bednarski, Rate Regulation Division, recommends that the application is administratively complete. Staff’s recommendation on administrative completeness is not a comment on the merits of the application.

II. NOTICE

At this time, Staff recommends that the Applicants proceed with providing public notice to all current customers, neighboring utilities, political subdivisions, and other persons listed in the attached memorandum using the notice form provided by Mr. Harville. Along with each individual

notice, Staff recommends that the Applicants provide a copy of the maps deemed sufficient during administrative review delineating the requested service area.

Once notice has been provided, Staff recommends that the Applicants file proof of notice as described in the attached memorandum, including an affidavit specifying the name and address of every person and entity to whom notice was provided, the date that the notice was provided, and a copy of the map provided with the notice. Finally, Staff recommends that the Applicants use the attached notice and affidavit to meet these requirements.

III. PROCEDURAL SCHEDULE

Staff recommends that the application be found administratively complete. Therefore, Staff proposes the following procedural schedule. Staff has conferred with the Applicants and is authorized to represent that they are unopposed to the proposed procedural schedule.

Event	Date
Deadline for the Applicants to file with the Commission signed affidavits that the notice was given along with a copy of the notice and map sent to the affected parties	November 2, 2023
Deadline for Staff to file a recommendation on sufficiency of notice	November 13, 2023
Deadline to intervene	30 days after notice is issued
Deadline for Staff to request a hearing or file a recommendation on the approval of the sale	December 13, 2023
Deadline for the parties to file a response to Staff's recommendation on approval of sale	December 27, 2023
Deadline for parties to file a joint motion to admit evidence and proposed order approving the sale and allowing the transaction to proceed	January 10, 2024
120-day deadline for Commission to approve the sale or require a hearing	120-days after notice completed

IV. CONCLUSION

For the reasons detailed above, Staff recommends that the application be found administratively complete, that the Applicants be directed to provide notice as described in the

attached memorandum, and that the proposed procedural schedule be adopted. Staff respectfully requests the entry of an order consistent with these recommendations.

Date: October 3, 2023

Respectfully submitted,

**PUBLIC UTILITY COMMISSION OF TEXAS
LEGAL DIVISION**

Marisa Lopez Wagley
Division Director

Margaux Fox
Managing Attorney

/s/ Markel Perkins
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Markel.Perkins@puc.texas.gov

DOCKET NO. 55304

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 October 3, 2023 in accordance with the Second Order Suspending Rules, filed in Project No. 50664.

/s/ Markel Perkins
Markel Perkins

Public Utility Commission of Texas

Memorandum

TO: Markel Perkins, Attorney
Legal Division

FROM: James Harville, Infrastructure Analyst
Infrastructure Division

DATE: October 3, 2023

RE: Docket No. 55304 – *Application of Texas Water Utilities, LP and SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. for Sale, Transfer, or Merger of Facilities and Certificate Rights in Travis County*

On July 31, 2023, Texas Water Utilities, LP (Texas Water Utilities) and SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (SWWC Utilities) (collectively Applicants) filed an application for sale, transfer, or merger (STM) of facilities and certificate rights in Travis County, Texas, under Texas Water Code (TWC) §§ 13.242 through 13.250 and § 13.301 and 16 Texas Administrative Code (TAC) §§ 24.225 to 24.237 and § 24.239.

Specifically, Texas Water Utilities, Certificate of Convenience and Necessity (CCN) No. 12983 and 20899 seeks approval to acquire facilities and to transfer all of the water and sewer service area from SWWC Utilities under water CCN No. 11978 and sewer CCN No. 20650.

Based on the mapping review by Hank Journey, Infrastructure Division, the revised maps submitted with Item 6 on August 28, 2023 are sufficient.

- The requested water area includes 3,340 customer connections and approximately 5,629.4 acres of transferred area from SWWC Utilities (CCN No. 11978) to Texas Water Utilities (CCN No. 12983).
- The requested sewer area 1 includes 3,767 customer connections and approximately 10,483.5 acres of transferred area from SWWC Utilities (CCN No. 20650) to Texas Water Utilities (CCN No. 20899).
- The requested sewer area 2 includes 0 customer connections and approximately 3,958.6 acres of transferred area from SWWC Utilities (CCN No. 20650) to Texas Water Utilities (CCN No. 20899).
- **The total water area includes 3,340 customer connections and approximately**

5,629.4 acres of transferred area from SWWC Utilities (CCN No. 11978) to Texas Water Utilities (CCN No. 12983).

- **The total sewer area includes 3,767 customer connections and approximately 14,442.1 acres of transferred area from SWWC Utilities (CCN No. 20650) to Texas Water Utilities (CCN No. 20899).**
- The application proposes the subtraction of approximately 5,629.4 acres from CCN No. 11978 and the addition of approximately 5,629.4 acres to CCN No. 12983.
- The application proposes the subtraction of approximately 14,442.1 acres from CCN No. 20650 and the addition of approximately 14,442.1 acres to CCN No. 20899.

Based on the mapping review and my technical and managerial review of the information filed, I recommend that the application be deemed administratively complete. I further recommend that the Applicants be ordered to do the following:

- 1) Provide notice of the application by first-class mail to the following:
 - a. Cities, districts, and neighboring retail public utilities providing the same utility service whose corporate boundaries or certificated service area are located within two miles from the outer boundary of the requested area:
 - *Aqua Texas Inc. (CCN Nos. 13254 and 2116)*
 - *Aqua Water Supply Corporation (WSC) (CCN Nos. 10294 and 20962)*
 - *City of Austin (CCN Nos. 11322 and 20636)*
 - *City of Elgin (CCN No. 20120)*
 - *City of Manor (CCN No. 20378)*
 - *Cottonwood Creek Municipal Utility District (MUD) 1*
 - *Garfield WSC (CCN No. 11244)*
 - *KB Home Lone Star LP (CCN No. 20944)*
 - *Kennedy Ridge WSC (CCN Nos. 12643 and 20760)*
 - *Lower Colorado River Authority*
 - *Manville WSC (CCN No. 11144)*
 - *Plan Z LLC (CCN No. 13080)*
 - *Presidential Glen MUD*
 - *SH130 Municipal Management District (MMD) 1*
 - *Travis County MUD 2*
 - *Village of Webberville*
 - *Wilbarger Creek MUD 1*
 - *Wilbarger Creek MUD 2*
 - b. The county judge of each county that is wholly or partially included in the requested area:
 - *Travis County Judge*
 - c. Each groundwater conservation district that is wholly or partially included in the requested area:

- *None*

- d. Each owner of a tract of land that is at least 25 acres and is wholly or partly located in the requested area. Notice must be mailed to the owner of the tract of land according to the most current tax appraisal rolls of the applicable central appraisal district at the time the application was filed.
- e. Any affected customers, and other affected parties in the requested area.

Addresses can be obtained from the Water Utility Database at <http://www.puc.texas.gov/watersearch>. District information and addresses can be obtained from the Texas Commission on Environmental Quality's (TCEQ) web site located at <https://www14.tceq.texas.gov/iwud/index.cfm>.

- 2) Publish notice once each week for two consecutive weeks in a newspaper having general circulation in the county where the requested area is located. Proof in the form of a publisher's affidavit must be filed within 30 days of the publication date. The affidavit must state with specificity each county in which the newspaper is of general circulation. Within 30 days of the date the notice was mailed, Texas Water Utilities must file an affidavit specifying the notice that was provided to every person and entity to whom notice was provided and the date the notice was mailed.
- 3) Provide notice using the attached notice forms.
- 4) Provide a copy of the maps deemed sufficient during administrative review delineating the requested area with each individual notice to neighboring utilities, other affected parties, landowners, and customers.
- 5) File in the docket:
 - a. A copy of the notices (1 example of each type of notice).
 - b. The general location and detailed maps deemed sufficient during administrative review.
 - c. The signed affidavits for the published notice and mailed notices.
 - d. A list specifying every person and entity to whom notice was provided.
 - e. If there are multiple landowners provide a list of the applicable county appraisal district parcels located within the requested area. The list should include the following for a landowner of a tract of land that is at least 25 acres or more and is wholly or partially within the requested area;
 - i. Each property ID;
 - ii. Landowner Name;
 - iii. Address; and
 - iv. The acreage owned by each listed landowner.
 - f. The publisher's affidavit and tear sheets for proof of newspaper publication.

Staff may determine that additional information is needed to make a final recommendation in this docket. If additional information is needed, Staff may send requests for information (RFI) to Texas Water Utilities and SWWC Utilities. Texas Water Utilities and SWWC Utilities will have 20 days from the receipt of the RFI to respond.

Public Utility Commission of Texas

Memorandum

TO: Markel Perkins, Attorney
Legal Division

FROM: David Lopez, Rate Analyst
Fred Bednarski III, Financial Analyst
Rate Regulation Division

DATE: October 3, 2023

RE: Docket No. 55304 – *Application of Texas Water Utilities, LP and SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. for Sale, Transfer, or Merger of Facilities and Certificate Rights in Travis County*

On July 31, 2023, Texas Water Utilities, LP and SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. filed an application for the sale and transfer of facilities and certificates rights in Travis County under the provisions of Texas Water Code § 13.301 and 16 Texas Administrative Code § 24.239.

We reviewed the answers provided to questions 4, 10, 11, 12, and 14 of the application. We did not identify any deficiencies in those answers for purposes of determining whether the application is administratively complete. Therefore, we recommend that the Commission deem the application administratively complete from a financial perspective.

WATER

	Texas Water Utilities	Hornsby Bend
base	48.37	47.03
0-2kgal	6.48	7.18
2-3kgal	7.98	7.18
3-10kgal	7.98	7.18
10-15kgal	9.05	7.18
15-20kgal	9.05	7.18
>20kgal	9.64	7.18

bill @ 5kgal*	85.27	82.93
bill @ 10kgal*	125.17	118.83

*excludes passthroughs, surcharges, etc

WASTEWATER

	Texas Water Utilities	Hornsby Bend
base	68.52	45.42
usage (kgal)*	2.39	7.20

bill @ 5kgal*	80.47	81.42
bill @ 10kgal*	92.42	117.42

*excludes passthroughs, surcharges, etc

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 WATER AND SEWER SERVICE AREA UNDER CCN NOS. 11978 AND 20650 FROM SWWC UTILITIES, INC. DBA HORNSBY BEND UTILITY COMPANY, INC. IN TRAVIS COUNTY, TEXAS

To: _____ Date Notice Mailed: _____, 20____
(Name of Customer, Neighboring System, or City)

(Address)

(City State Zip)

Texas Water Utilities, LP 12535 Reed Road Sugar Land, TX 77478
(Purchaser's Name) (Address) (City), (State) (Zip Code)

has submitted an application with the Public Utility Commission of Texas (Commission) to purchase all of the water and sewer facilities and to transfer all of the water and sewer certificated service area under CCN Nos. 11978 and 20650 in Travis County, TX from:

SWWC Utilities, Inc. 12535 Reed Road Sugar Land, TX 77478
(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: Austin's Colony, Forest Bluff, Tecolote Farms, Birch Addition, Bountiful Harvest, Mission of Santa Barbara, Twin Creek Meadows, Plain View Estates, Betty Francis Addition, Rod Stewart Addition, Francis Subdivision, Decker Creek Estates, Hornsby Bend, The Tommy Reaux Subdivision, Trinity Hill, Chaparral Crossing, and Gilbert Lane.

Requested Water Area:

The requested water area includes 3,340 customer connections, is located approximately 8 mile(s) east of downtown Austin, Texas, and is generally bounded on the north by Decker Lake Road; on the east by Caldwell Lane; on the south by Colorado River; and on the west by Farm to Market 973.

The requested water area includes approximately 5,629.4 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 11978) to Texas Water Utilities, L.P. (CCN No. 12983).

Requested Sewer Area 1:

The requested sewer area 1 includes 3,767 customer connections, is located approximately 8 mile(s) east of downtown Austin, Texas, and is generally bounded on the north by Braker Lane;

on the east by Caldwell Lane; on the south by Colorado River; and on the west by Farm to Market Road 973.

The requested sewer area 1 includes approximately 10,483.5 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 20650) to Texas Water Utilities, L.P. (CCN No. 20899).

Requested Sewer Area 2:

The requested sewer area 2 includes 0 customer connections, is located approximately 1 mile(s) east of downtown Manor, Texas, and is generally bounded on the north by Littig Road; on the east by Hibbs Road; on the south by Blake Manor Road; and on the west by Farm to Market Road 973.

The requested sewer area 2 includes approximately 3,958.6 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 20650) to Texas Water Utilities, L.P. (CCN No. 20899).

The total water area includes 3,340 customer connections and approximately 5,629.4 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 11978) to Texas Water Utilities, L.P. (CCN No. 12983).

The total sewer area includes 3,767 customer connections and approximately 14,442.1 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 20650) to Texas Water Utilities, L.P. (CCN No. 20899).

The application proposes the subtraction of approximately 5,629.4 acres from CCN No. 11978 and the addition of approximately 5,629.4 acres to CCN No. 12983.

The application proposes the subtraction of approximately 14,442.1 acres from CCN No. 20650 and the addition of approximately 14,442.1 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, which are higher than the current rate for a 5/8" meter for SWWC Utilities. To view a copy of the current approved tariff, go to: <https://www.swwc.com/texas/tariff/> or email TXCustomerCare@swwc.com or call 866-654-7992 to request a copy.

BILLING COMPARISON of an estimated water bill for a 5/8" meter

Existing	2,000 gallons: \$	<u>7.18</u>	/mo	New Rate	2,000 gallons: \$	<u>6.48</u>	/mo
Existing	5,000 gallons: \$	<u>7.18</u>	/mo	New Rate	5,000 gallons: \$	<u>7.98</u>	/mo
Existing	10,000 gallons: \$	<u>7.18</u>	/mo	New Rate	10,000 gallons: \$	<u>9.05</u>	/mo

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.

A landowner with a tract of land at least 25 acres or more, that is partially or wholly located within the requested area, may file a written request with the Commission to be excluded from the requested area ("opt out") within (30) days from the date that notice was provided by the Utility. All opt out requests must include a large-scale map, a metes and bounds description of the landowner's tract of land, landowner's name, address, email address and fax number, if applicable.

A landowner that opts out from the requested area releases the applicant's obligation to provide retail water or sewer utility service to the removed land for any reason.

Si desea información en español, puede llamar al 1-888-782-8477.

Utility Representative

Utility Name

PUBLIC UTILITY COMMISSION OF TEXAS



AFFIDAVIT OF NOTICE TO CURRENT CUSTOMERS, NEIGHBORING UTILITIES, AND
AFFECTED PARTIES
DOCKET NO. 55304

STATE OF TEXAS
COUNTY OF _____

_____ has provided individual
notice via first-class mail to the following entities, affected parties, and customers:

DATE OF NOTICE

_____	_____
_____	_____
_____	_____
_____	_____

OATH

I, _____, being duly sworn, file this form as
_____ (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.

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 _____ day of _____, 20____,
to certify which witness my hand and seal of office.

Notary Public in and for the State of Texas

Print or Type Name of Notary Public

Commission Expires _____

on the east by Caldwell Lane; on the south by Colorado River; and on the west by Farm to Market Road 973.

The requested sewer area 1 includes approximately 10,483.5 acres of transferred area from SWWC Utilities, Inc. dba Hornsby Bend Utility Company, Inc. (CCN No. 20650) to Texas Water Utilities, L.P. (CCN No. 20899).

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The requested sewer area 2 includes 0 customer connections, is located approximately 1 mile(s) east of downtown Manor, Texas, and is generally bounded on the north by Littig Road; on the east by Hibbs Road; on the south by Blake Manor Road; and on the west by Farm to Market Road 973.

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The application proposes the subtraction of approximately 14,442.1 acres from CCN No. 20650 and the addition of approximately 14,442.1 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, which are higher than the current rate for a 5/8" meter for SWWC Utilities. To view a copy of the current approved tariff, go to: <https://www.swwc.com/texas/tariff/> or email TXCustomerCare@swwc.com or call 866-654-7992 to request a copy.

BILLING COMPARISON of an estimated water bill for a 5/8" meter

Existing 2,000 gallons: \$ 7.18 /mo New Rate 2,000 gallons: \$ 6.48 /mo

Existing	5,000 gallons: \$	<u>7.18</u>	/mo	New Rate	5,000 gallons: \$	<u>7.98</u>	/mo
Existing	10,000 gallons: \$	<u>7.18</u>	/mo	New Rate	10,000 gallons: \$	<u>9.05</u>	/mo

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.

A landowner with a tract of land at least 25 acres or more, that is partially or wholly located within the requested area, may file a written request with the Commission to be excluded from the requested area ("opt out") within (30) days from the date that notice was provided by the Utility. All opt out requests must include a large-scale map, a metes and bounds description of the landowner's tract of land, landowner's name, address, email address and fax number, if applicable.

A landowner that opts out from the requested area releases the applicant's obligation to provide retail water or sewer utility service to the removed land for any reason.

Si desea información en español, puede llamar al 1-888-782-8477.

Utility Representative

Utility Name

PUBLIC UTILITY COMMISSION OF TEXAS



AFFIDAVIT OF NOTICE TO LANDOWNERS DOCKET NO. 55304

STATE OF TEXAS
COUNTY OF _____

- _____ has
- Determined that there are no landowners owning tracts of land over 25 acres wholly or partly inside the requested CCN area.
 - Provided individual notice via first-class mail to the following landowners owning tracts of land over 25 acres wholly or partly inside the requested CCN area:

DATE OF NOTICE

OATH

I, _____, being duly sworn, file this form as _____ (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.

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 _____ day of _____, 20____, to certify which witness my hand and seal of office.

Notary Public in and for the State of Texas

Print or Type Name of Notary Public

Commission Expires _____

Notice Form Updated: August 2, 2023