

**BEFORE THE PUBLIC SERVICE COMMISSION  
OF THE STATE OF DELAWARE**

IN THE MATTER OF THE APPLICATION OF )  
TIDEWATER UTILITIES, INC., FOR A )  
CERTIFICATE OF PUBLIC CONVENIENCE AND )  
NECESSITY TO PROVIDE WATER SERVICES TO )  
FOUR PARCELS OF LAND LOCATED NEAR THE )  
INTERSECTION OF ROUTE 336 AND BUNTING )  
ROAD, AND TO FOUR PARCELS OF LAND )  
LOCATED NEAR THE INTERSECTION OF MOUNT )  
JOY ROAD AND JOHN J. WILLIAMS HIGHWAY, )  
SUSSEX COUNTY, DELAWARE (FILED )  
NOVEMBER 22, 2004) )

PSC DOCKET NO. 04-CPCN-25  
(SK PEPPER CREEK/TWO FARMS)

**ORDER NO. 6558**

**CERTIFICATE OF PUBLIC CONVENIENCE AND NECESSITY  
TO PROVIDE PUBLIC WATER UTILITY SERVICES**

This 25<sup>th</sup> day of January, 2005, the Commission finds, determines,  
and Orders the following:

**I. BACKGROUND**

1. Tidewater Utilities, Inc. ("Applicant"), is a water utility providing water services for public use that is subject to the regulatory jurisdiction of this Commission over any expansion of its service territory. On November 22, 2004, the Applicant filed an Application ("Application") with the Commission seeking a Certificate of Public Convenience and Necessity ("CPCN") to expand its facilities and operations in order to provide water services to four parcels of land located near the intersection of Route 336 and Bunting Road, and to four parcels of land located near the intersection of Mount Joy Road and John J. Williams Highway, Sussex County, Delaware ("Proposed Service Area"), as specifically described by the tax map parcel number

identifications in paragraph 6 of the Application. Two of the parcels of land (identified by Sussex County Tax Map Parcels Nos. 234-29.00-21.00 and 234-29.00-22.00), and portions of a third parcel of land (identified by Sussex County Tax Map Parcel No. 234-29.00-20.04), currently lie within a Tidewater (formerly Public Water Supply Co., Inc.) certificated service area granted by the Department of Natural Resources and Environmental Control in Secretarial Order No. 87-WR-04.

2. The Application includes petitions signed by the parcel owners within the Proposed Service Area, and evidence that the required Commission notice of the Application was sent via certified mail to each owner within the Proposed Service Area. The notice explained each owner's opportunity to object, request a hearing, and "opt-out," that is, to exclude the owner's property from Applicant's Proposed Service Area.

3. Staff directed the Applicant to publish notice of the Application in two newspapers of general circulation. The notice informed the public that any meritorious request for a hearing or objection must be filed with the Commission no later than thirty days from the publication. The notice was published in the Delaware State News and The News Journal newspapers on December 15, 2004 and December 16, 2004, respectively.

4. The Commission did not receive any "opt-out" notices, any requests for a hearing on the application, or any objections to the application.

## II. SUMMARY OF THE EVIDENCE

5. The record in this matter consists of the Application, including Applicant's request that the Commission proceed in this matter under the informal fact-finding procedures set forth in 29 Del. C. § 10123 (¶ 3). In addition, the Application includes:

- (i) petitions signed by all of the landowners within the Proposed Service Area (¶ 1(d));
- (ii) copies of the United States Postal Service's forms verifying that the Applicant sent, via certified mail, a Commission approved notice to all landowners of the affected parcels of the Applicant's filing for a CPCN as prescribed by Water Utility CPCN Reg. 10.109 (¶ 5);
- (iii) the County tax parcel identification numbers of the properties in the Proposed Service Area (¶ 6);
- (iv) a listing of the landowners of record of each of the parcels included in the Proposed Service Area and the tax maps locating the parcels (¶ 7); and
- (v) the Applicant's statement that its expansion of service to the parcels in the Proposed Service Area will comply with the water pressure requirements of 26 Del. C. § 403(a)&(b), and is not barred by any of the restrictions set forth in 26 Del. C. § 403(c) (¶ 8 (a)-(d));

6. The record also contains:

- (i) affidavits of publication of the public notice of the Application in the Delaware State News and The News Journal newspapers on December 15, 2004 and December 16, 2004, respectively;
- (ii) Correspondence from the Office of Drinking Water of the Division of Public Health (dated December 8, 2004) reporting that they have no outstanding issues with the Applicant that might preclude granting the requested CPCN;

- (iii) Correspondence from the Office of the State Fire Marshal (dated January 12, 2005) indicating the Agency had no outstanding issues that would preclude granting the requested CPCN;
- (iv) Printed e-mail correspondence from the Department of Natural Resources and Environmental Control (dated December 8, 2004) indicating the Agency had no outstanding issues that would preclude granting the requested CPCN; and
- (v) Staff's January 18, 2005 memorandum of its investigation and its recommendation that the Commission approve the Application and grant the requested CPCN. Staff reports that, based upon its review, the Applicant has complied with all the statutory and regulatory requirements necessary for granting the CPCN. Staff also notes that it believes that by including the three parcels of land as described in paragraph 1 of this Order in the Commission's approval of this CPCN Application, the service area will be defined more definitively than in CPCN 87-WR-04 which used then existing landmarks (such as roads) rather than county parcel numbers.

7. Finally, the record does not contain any evidence that any person objects to the application or requests a hearing.

### **III. FINDINGS OF FACT & CONCLUSIONS OF LAW**

8. The Commission has jurisdiction to grant a CPCN permitting a water utility to expand its operations and facilities, and Applicant operates a water system for public use and, consequently, is a water utility.

9. First, the Applicant obtained the consent of all of the landowners of the property within the Proposed Service Area in compliance of *26 Del. C. § 203C(e)(1)(b)*. Second, the Applicant sent by certified mail an approved notice of its Application to all owners

of parcels of land within the Proposed Service Area. Third, the record reflects: (a) no objection to this application; (b) no request for a hearing on this application; (c) the Applicant's statement that the Applicant will continue to meet the water pressure requirements for its existing customers; and (d) the Applicant's statement that it is not subject to any regulatory Order or finding pertaining to the quality of its service to existing customers which would preclude it from expanding its operations or facilities.

10. Finally, the Commission's Staff has investigated the Applicant and has not discovered that the Applicant is currently subject to any Commission finding that the utility is unwilling or unable to provide adequate and reliable water service to its existing customers. The present record does not provide any basis for the Commission to believe that any further investigation into the Applicant's service quality is necessary in order to render a decision in this proceeding.

11. In summary, the Applicant has submitted the necessary proof required by the provisions of *26 Del. C. §§ 203C(e)(1), 203C(e)(1) b., & 203C(e)(3) (2002 Supp.)*, which the Commission's Staff has reviewed and found to be accurate. The Commission also finds no reason that the Applicant is not entitled to a CPCN under the provisions of either *26 Del. C. §§ 203C(f) or 203C(i) (2002 Supp.)*. Since the Applicant has satisfied the statute's requirements, the Commission shall issue a CPCN permitting the Applicant to expand its operations to provide water utility services to the parcels identified in Exhibit "A" hereto.

Now, therefore, **IT IS ORDERED:**

1. That, pursuant to *26 Del. C. § 203C(e) (2002 Supp.)*, the application for a Certificate of Public Convenience and Necessity, as filed in PSC Docket No. 04-CPCN-25, is hereby approved to the extent it is consistent with this Order, and a CPCN is granted to Tidewater Utilities, Inc., to serve the area identified by the tax parcel numbers set forth in Exhibit "A" to this Order. For the reason described in paragraph 6(v) of this Order, portions of this CPCN service territory will overlap portions of an existing CPCN service territory currently held by Tidewater Utilities, Inc., and which was granted by the Department of Natural Resources and Environmental Control in Secretarial Order No. 87-WR-04.

2. That Tidewater Utilities, Inc., shall comply with any and all federal, state, county, and local statutes, ordinances, orders, regulations, rules, and permit conditions that are applicable, or may become applicable, to any matter involving water utility services provided to the service territory granted by this Certificate of Public Convenience and Necessity.

3. That the Commission reserves the jurisdiction and authority to enter such further Orders in this matter as may be deemed necessary or proper.

BY ORDER OF THE COMMISSION:

/s/ Arnetta McRae  
Chair

/s/ Joshua M. Twilley  
Vice Chair

PSC Docket No. 04-CPCN-25, Order No. 6558 Cont'd.

/s/ Joann T. Conaway  
Commissioner

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Commissioner

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Commissioner

ATTEST:

/s/ Norma J. Sherwood  
Acting Secretary

**E X H I B I T "A"**

**APPROVED SERVICE AREA  
PARCELS WITHIN CERTIFICATE OF  
PUBLIC CONVENIENCE AND NECESSITY**

**SK PEPPER CREEK/TWO FARMS  
PSC DOCKET NO. 04-CPCN-25**

**SUSSEX COUNTY TAX MAP PARCELS NOS.**

233-7.00-19.00

233-7.00-19.01

233-7.00-23.02

233-7.00-30.00

234-29.00-20.03

234-29.00-20.04

234-29.00-21.00

234-29.00-22.00