

From: [Tyler Cosby](#)
To: [Karen H. Stachowski](#); [Vance Broemel](#); [Mason Rush](#); [James P. Urban](#)
Cc: [TPUC DocketRoom](#); [Chuck Welch](#)
Subject: [EXTERNAL] Docket 22-00059
Date: Tuesday, November 22, 2022 5:12:39 PM
Attachments: [Construction Documents - Laurel Creek - 20220408.pdf](#)
[Updated Exhibit 5.8 - Laurel Creek Rate Schedule Updated.pdf](#)
[Confidential Updated Exhibit 5.2 - Pro Forma Income Statement.pdf](#)

22-00059

***** This is an EXTERNAL email. Please exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email - STS-Security. *****

Karen,

Please let this email serve as a response to your September 30, 2022 letter regarding compliance with the minimum filing requirements in the referenced Docket. I have copied the Docket Clerk and by way of this email I am asking that Ms. Lawless file this email and attachments into the Docket. Please note that exhibit 5.2 is **confidential** and should not go on the public website. Please see Limestone's responses below.

Rule 1220-04-13-.17(2)(a) General Information

1. Attached, please find a copy of all of the maps currently in the Company's possession.

The maps are provided in pdf format and can be zoomed in on to provide greater detail.

Rule 1220-04-13-.17(2)(e) Sufficient Financial Ability

3. Please see the updated **Confidential** Exhibit 5.2 which utilizes the proposed rates. Additionally, please see the updated Exhibit 5.8 which adds an end date to the surcharge.

Please let us know if you have any questions.

Thank you,
Tyler

Tyler A. Cosby
414 Union Street, Suite 1105
Nashville, Tennessee 37219
615-726-1200 phone
615-726-1776 fax
tcosby@farris-law.com

FARRIS BOBANGO
ATTORNEYS AT LAW

www.farrisbobango.com

IRS Circular 230 disclosure: To ensure compliance with requirements imposed by the IRS, we inform you that any U.S. federal tax advice contained in this communication (including any attachments) is not intended or written to be used, and cannot be used, for the purpose of (i) avoiding penalties under the Internal Revenue Code or (ii) promoting, marketing or recommending to another party any transaction or matter addressed herein.

NOTICE: This e-mail, and any attachments thereto, is intended only for use by the addressee(s) named herein and may contain legally privileged and/or confidential information. If you are not the intended recipient of this e-mail, you are hereby notified that any dissemination, distribution or copying of this e-mail, and any attachments thereto.

SHEET SET GROUP:
WWTP

ENGINEER
ALAN OGLE

TAO ENGINEERING
LLC 948 HORTON
ROAD S.E.
CLEVELAND, TN
37323

CLIENT
CRAIG G.
HOSTERT
WESTPARK
INVESTMENTS,
LLC 6001
HEADWATERS DR.
FRANKLIN, TN
37064

McMAHAN SAWMILL
RD SEVIERVILLE

DATE CREATED
12/19/21

DATE PRINTED
3/7/22

DATE REVISION
1/3/22

SCALE
1" = 50'

DESIGNED BY
AWO

DRAWN BY
CD

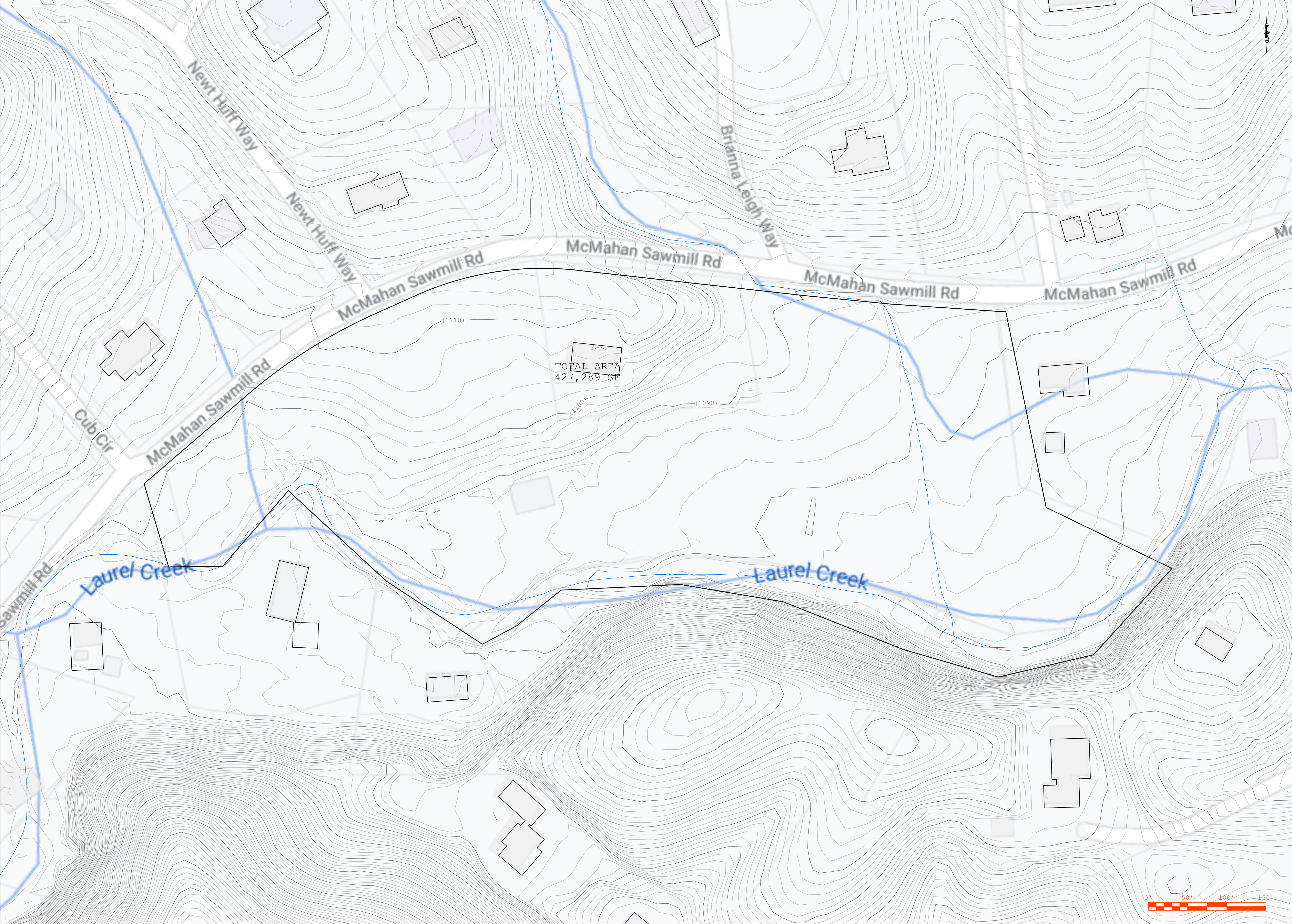
CHECKED BY
AWO

PROJECT NUMBER
170

SHEET TITLE
EXISTING
CONDITIONS

SHEET NUM.
C1.0

REV.
00



PH3									
Soil Pedon Description									
Horizon	Depths	Matrix Color	Depletions/Concentrations Redox/Mottles, etc.	Depth to Low Chroma Mottles	Soil Texture	Soil Structure			Soil Horizon Notes
						Grade	Size	Type	
A	0-4"	10YR4/3			Sandy Loam	2- Moderate		Granular	
B/A	4-8"	10YR4/4			Loam	1- Weak		Sub Angular Blocky	
Bt	8-13"	10YR5/8			Clay Loam	2- Moderate		Sub Angular Blocky	
Bt2	13-30"	10YR6/6			Clay Loam	2- Moderate		Sub Angular Blocky	
Bw	30-40"	7.5YR6/6			Loam	2- Moderate		Sub Angular Blocky	
Bt3	40-48"	7.5Y5/8	10YR7/2	40	Clay Loam	1- Weak		Sub Angular Blocky	

PH4									
Soil Pedon Description									
Horizon	Depths	Matrix Color	Depletions/Concentrations Redox/Mottles, etc.	Depth to Low Chroma Mottles	Soil Texture	Soil Structure			Soil Horizon Notes
						Grade	Size	Type	
A	0-4"	10YR4/3			Sandy Loam	2- Moderate		Granular	
B/A	4-7"	10YR4/6			Sandy Loam	1- Weak		Sub Angular Blocky	
Bt1	7-12"	10YR5/6			Loam	2- Moderate		Sub Angular Blocky	
Bt2	12-22"	10YR6/6			Clay Loam	2- Moderate		Sub Angular Blocky	
Bt3	26-37"	10YR6/6	7.5YR6/6	26	Clay Loam	2- Moderate		Sub Angular Blocky	
Bt4	37-48"	10YR6/8	10YR6/4	37	Clay Loam	2- Moderate		Sub Angular Blocky	

PH4									
Soil Pedon Description									
Horizon	Depths	Matrix Color	Depletions/Concentrations Redox/Mottles, etc.	Depth to Low Chroma Mottles	Soil Texture	Soil Structure			Soil Horizon Notes
						Grade	Size	Type	
A	0-5"	10YR4/4			Sandy Loam	2- Moderate		Granular	
B/A	5-11"	10YR5/6			Loam	1- Weak		Sub Angular Blocky	
Bt1	11-27"	7.5YR6/6			Clay Loam	2- Moderate		Sub Angular Blocky	
Bt2	27-45"	7.5YR5/8	15% Fragments		Clay Loam	2- Moderate		Sub Angular Blocky	

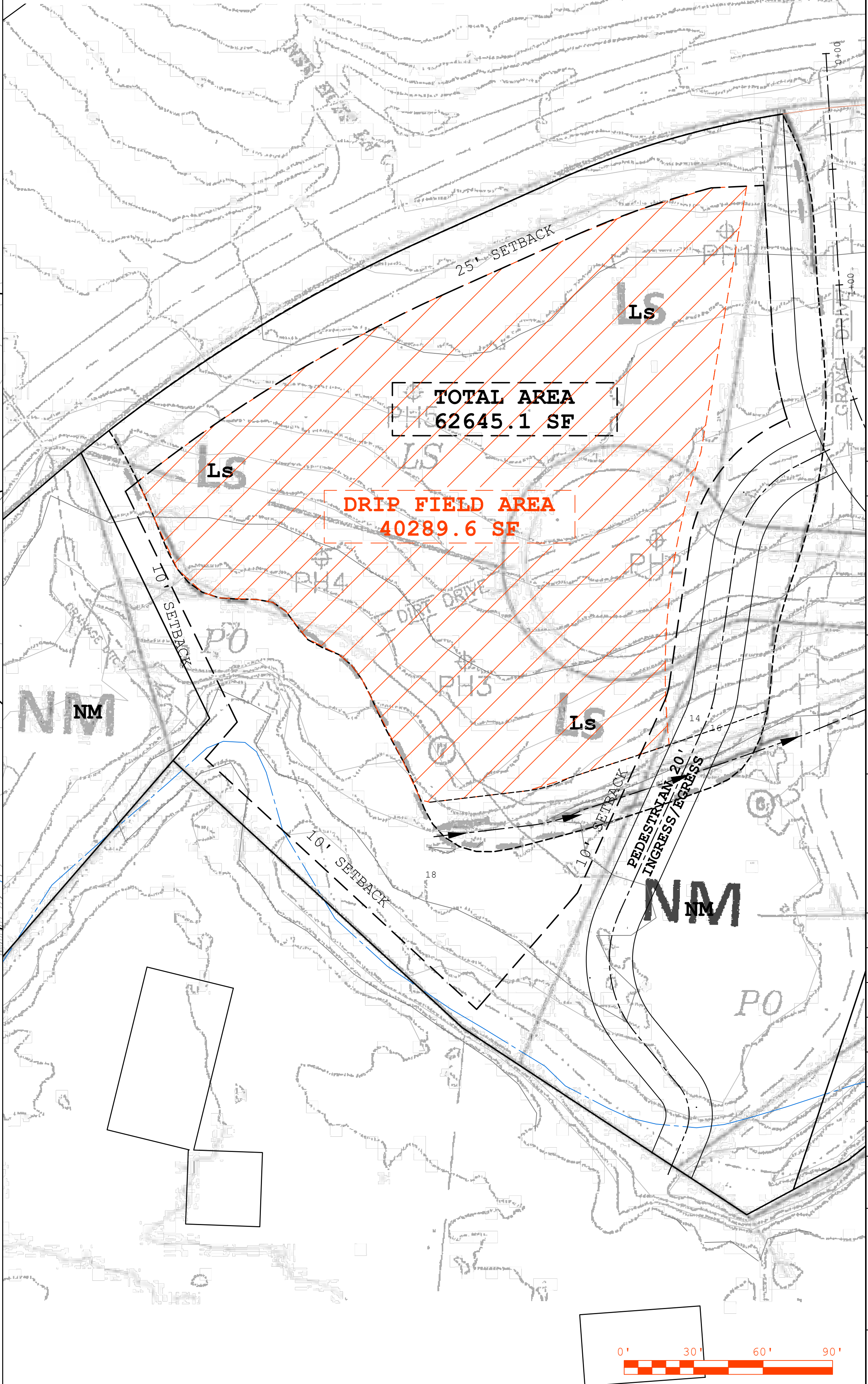
DSH ASSOCIATES

NOTES



PH1									
Soil Pedon Description									
Horizon	Depths	Matrix Color	Depletions/Concentrations Redox/Mottles, etc.	Depth to Low Chroma Mottles	Soil Texture	Soil Structure			Soil Horizon Notes
						Grade	Size	Type	
A	0-4"	10YR3/3			Sandy Loam	2- Moderate		Granular	
A/B	4-8"	10YR4/3			Sandy Loam	1- Weak		Sub Angular Blocky	
Bt1	8-13"	10YR5/6			Loam	2- Moderate		Sub Angular Blocky	
Bt2	13-17"	10YR6/6			Clay Loam	2- Moderate		Sub Angular Blocky	
Bt3	17-34"	7.5YR5/6			Clay Loam	1- Weak		Sub Angular Blocky	
Bt4	34-48"	10YR6/8	10YR7/2	34	Clay Loam	2- Moderate		Sub Angular Blocky	

PH2									
Soil Pedon Description									
Horizon	Depths	Matrix Color	Depletions/Concentrations Redox/Mottles, etc.	Depth to Low Chroma Mottles	Soil Texture	Soil Structure			Soil Horizon Notes
						Grade	Size	Type	
A	0-6"	10YR4/4			Sandy Loam	2- Moderate		Granular	
A/B	6-10"	10YR5/6			Sandy Loam	1- Weak		Sub Angular Blocky	
Bt1	10-15"	10YR5/8			Loam	2- Moderate		Sub Angular Blocky	
Bt2	15-28"	10YR6/8			Clev Loam	2- Moderate		Sub Angular Blocky	
Bt3	28-44"	10YR6/6	10YR7/2	28	Clay Loam	2- Moderate		Sub Angular Blocky	
Bt4	44-50"	10YR6/8	10YR7/2	44	Clay Loam	2- Moderate		Sub Angular Blocky	



SHEET SET GROUP: WWTP

ENGINEER
ALAN OGLE

TAO ENGINEERING
LLC 948 HORTON
ROAD S.E.
CLEVELAND, TN
37323

CLIENT
CRAIG G.
HOSTERT
WESTPARK
INVESTMENTS, LLC
6001 HEADWATERS
DR. FRANKLIN, TN
37064

PROJECT
LAUREL CREEK

McMAHAN SAWMILL
RD SEVIERVILLE

DATE CREATED
12/19/21

DATE PRINTED
3/7/22

DATE REVISION
1/3/22

SCALE
1" = 50'

DESIGNED BY
AWO

DRAWN BY
CD

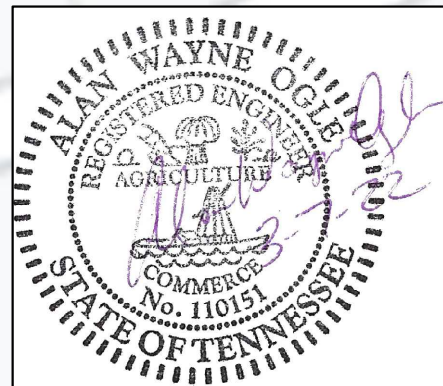
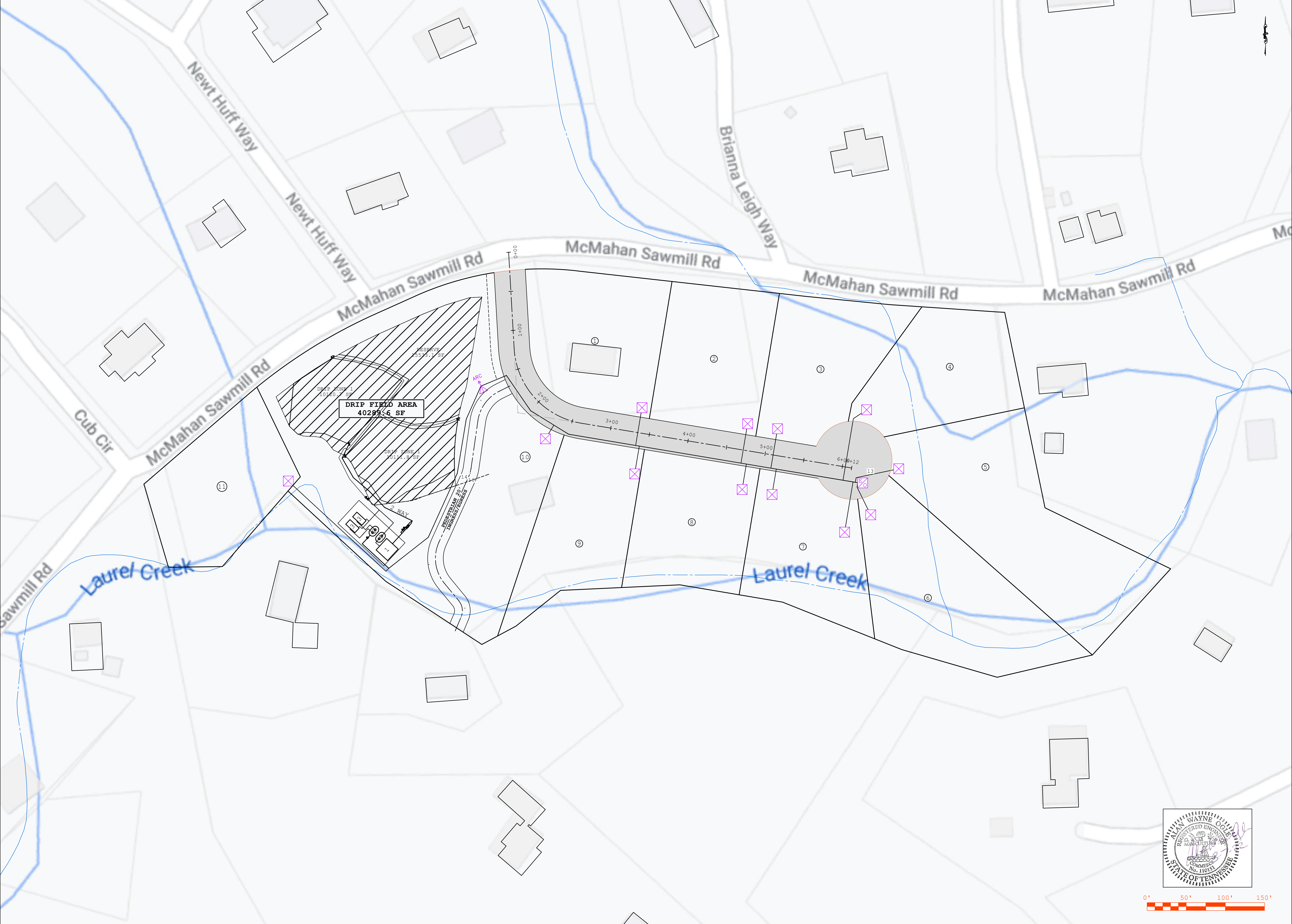
CHECKED BY
AWO

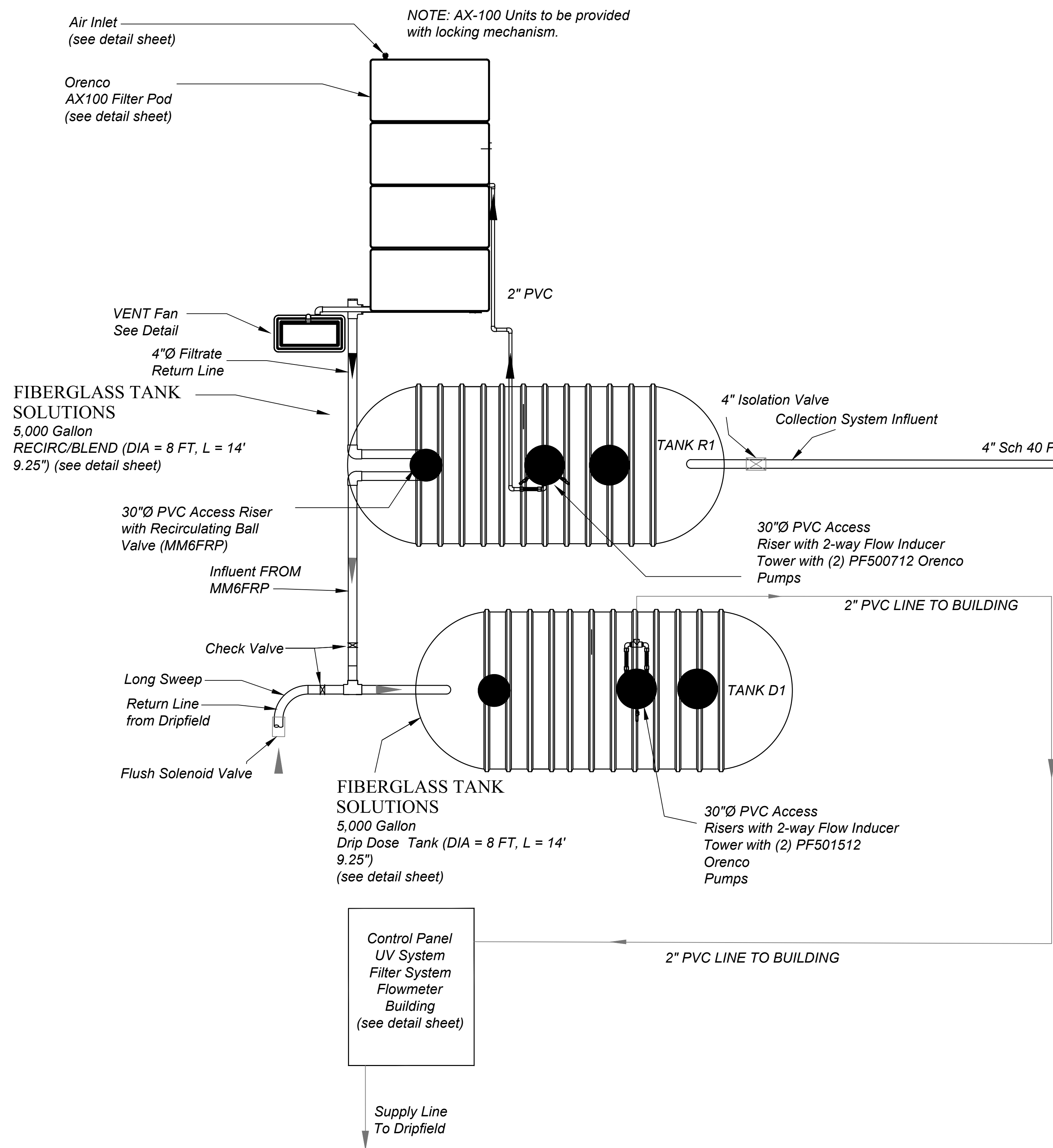
PROJECT NUMBER
170

SHEET TITLE
SOIL SCIENTIST
MAP

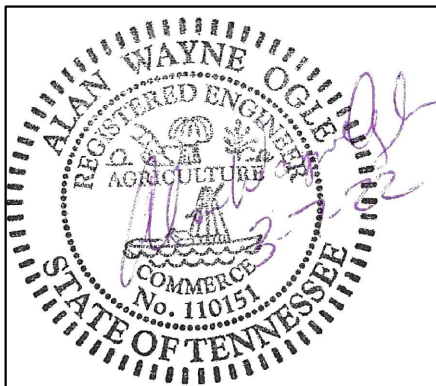
SHEET NUM.
C1.1

REV.
00

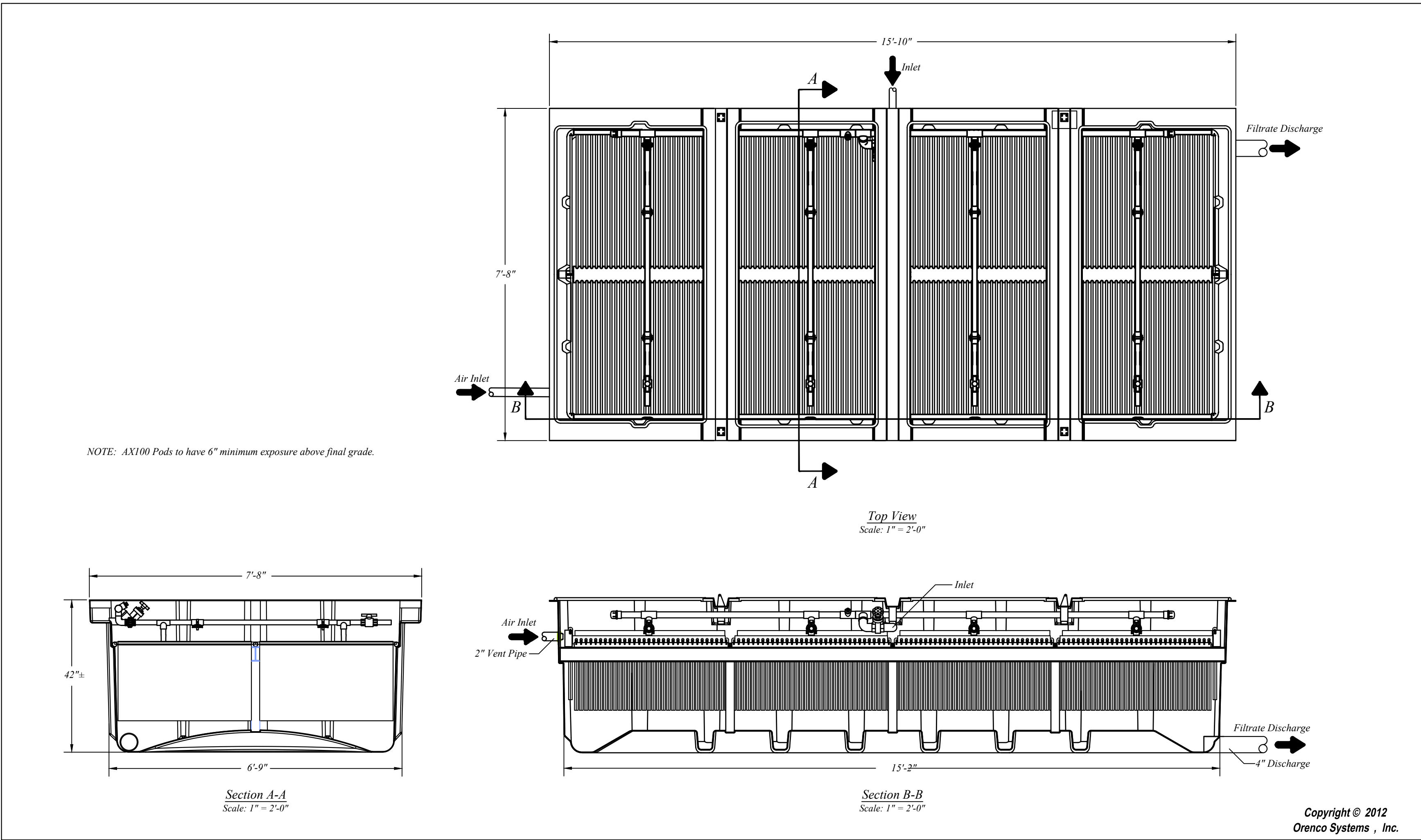




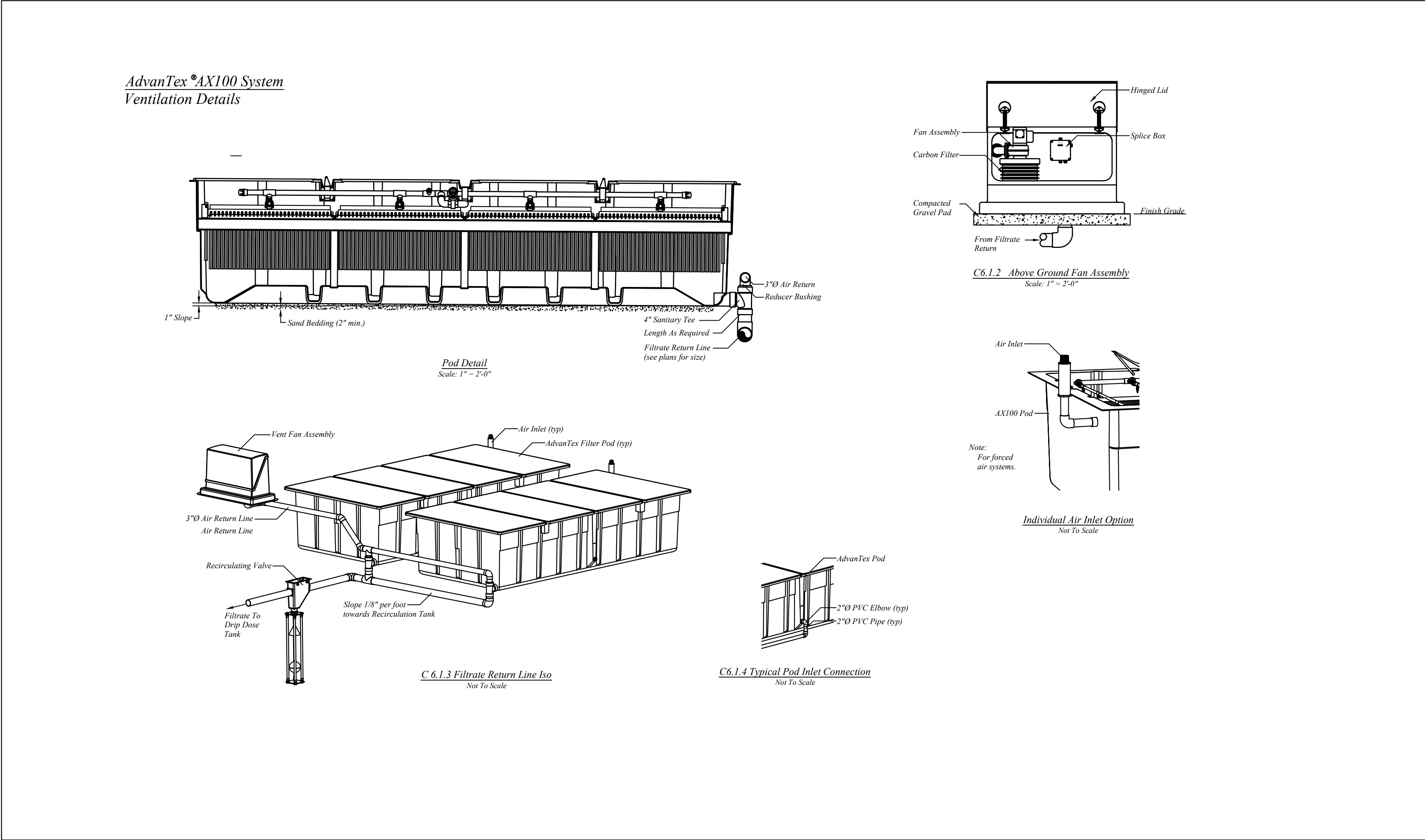
- NOTES:
- 1) All Interconnecting Piping at Treatment Facility to be schd 40 PVC.
 - 2) Piping off Drip Dose Pumps will be 2" sch. 40 PVC
 - 3) Tank Soil Cover typically is 24". However Site Conditions may require more or less. Contractor to follow Fiberglass tank manufacturers installation instructions with regard to cover and backfill. Tank Installation Manual to be submitted as separate document. All tanks must have be secured with precast deadmen system or equivalent w/holding strap and turnbuckle assemble per Installation Manual.
 4. Oreco Advantex Pods to have minimum exposure of 6" above grade.
 - 5.) Owners association will to be responsible for grounds maintenance on entire WWTP area.
 - 6.) AX-100 pods to have mulch placed around and between pods.



DSH ASSOCIATES	
NOTES	
SHEET SET GROUP:	
WWTP	
ENGINEER	
ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT	
CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
PROJECT	
LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED	
12/19/21	
DATE PRINTED	
3/7/22	
DATE REVISION	
1/3/22	
SCALE	
#####	
DESIGNED BY	
AWO	
DRAWN BY	
CD	
CHECKED BY	
AWO	
PROJECT NUMBER	
170	
SHEET TITLE	
WASTE WATER TREATMENT PLANT LAYOUT	
SHEET NUM.	REV.
C2.0	00

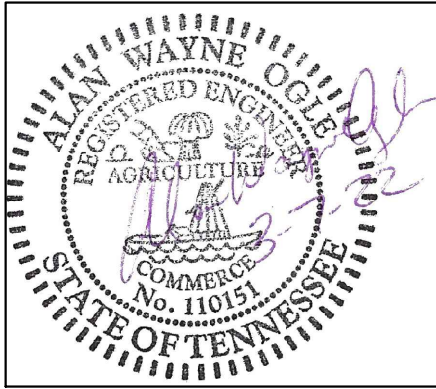


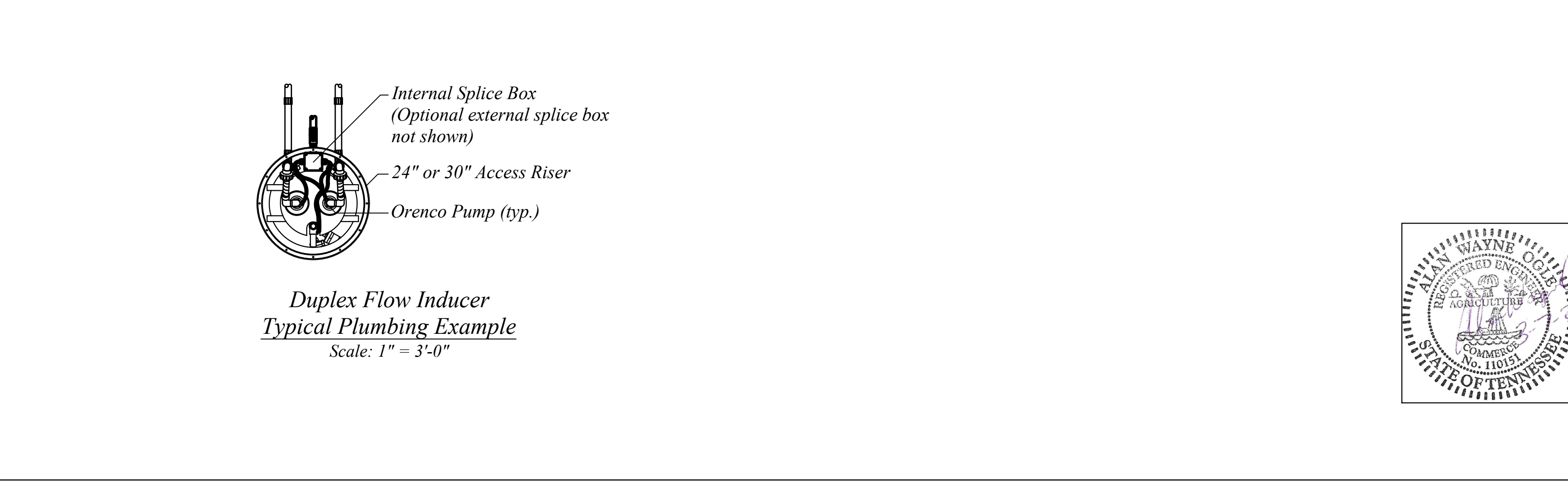
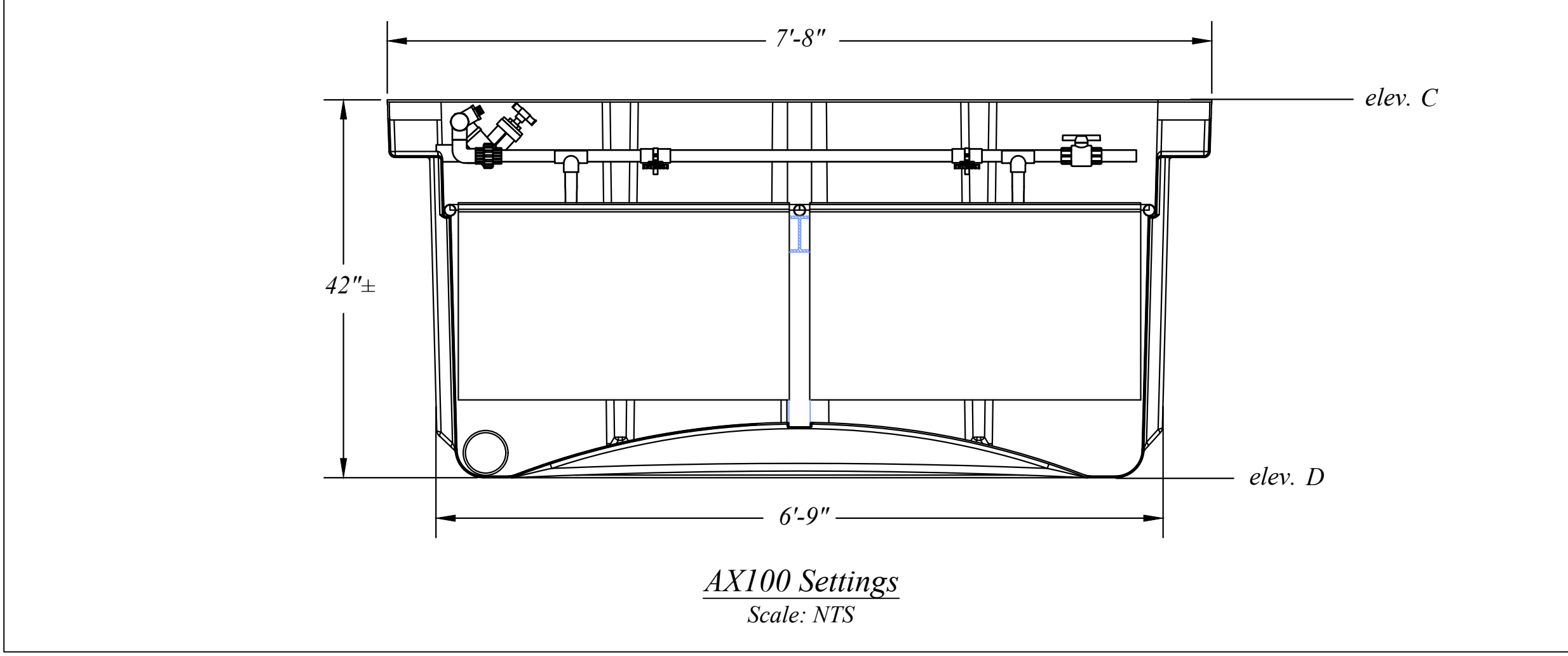
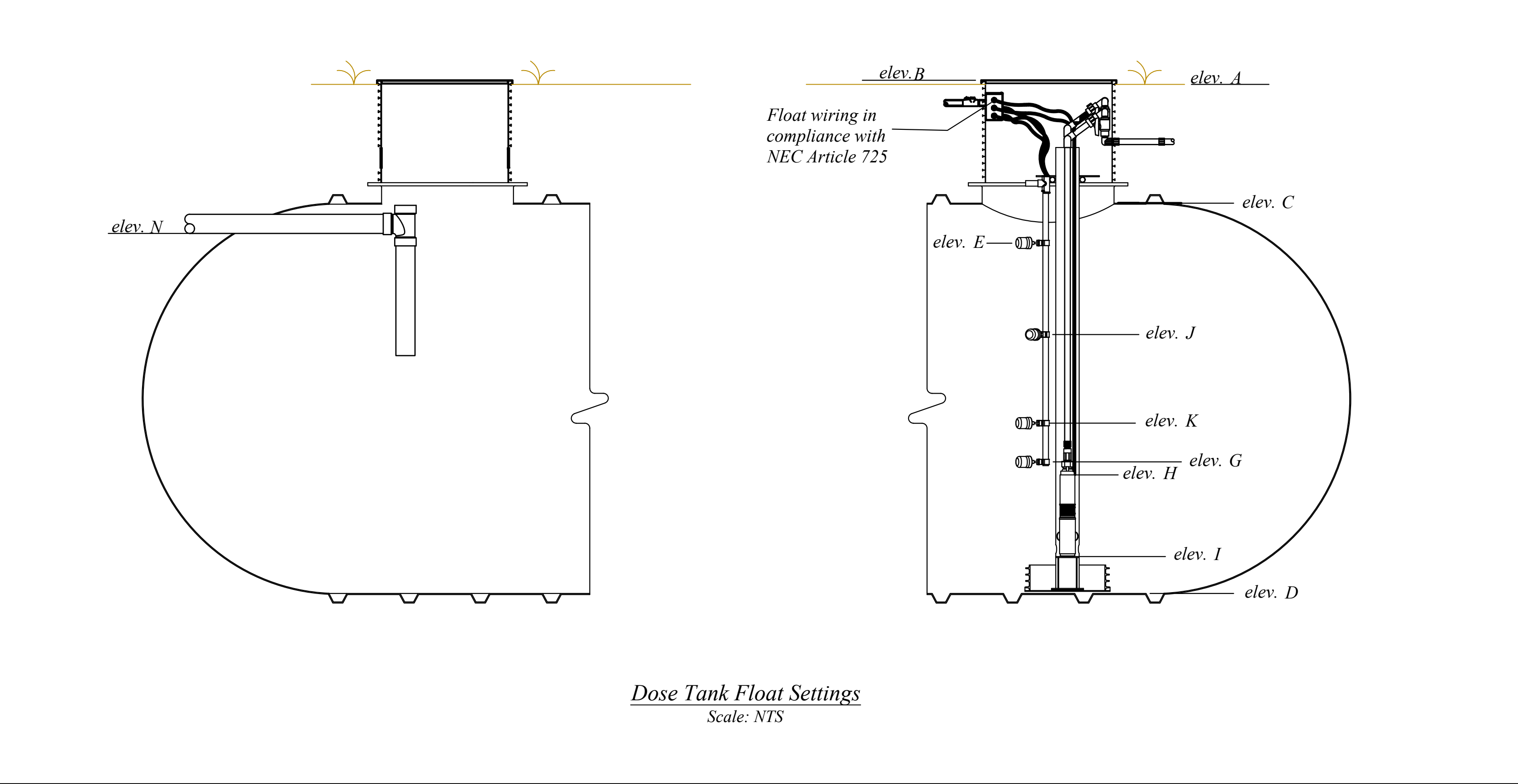
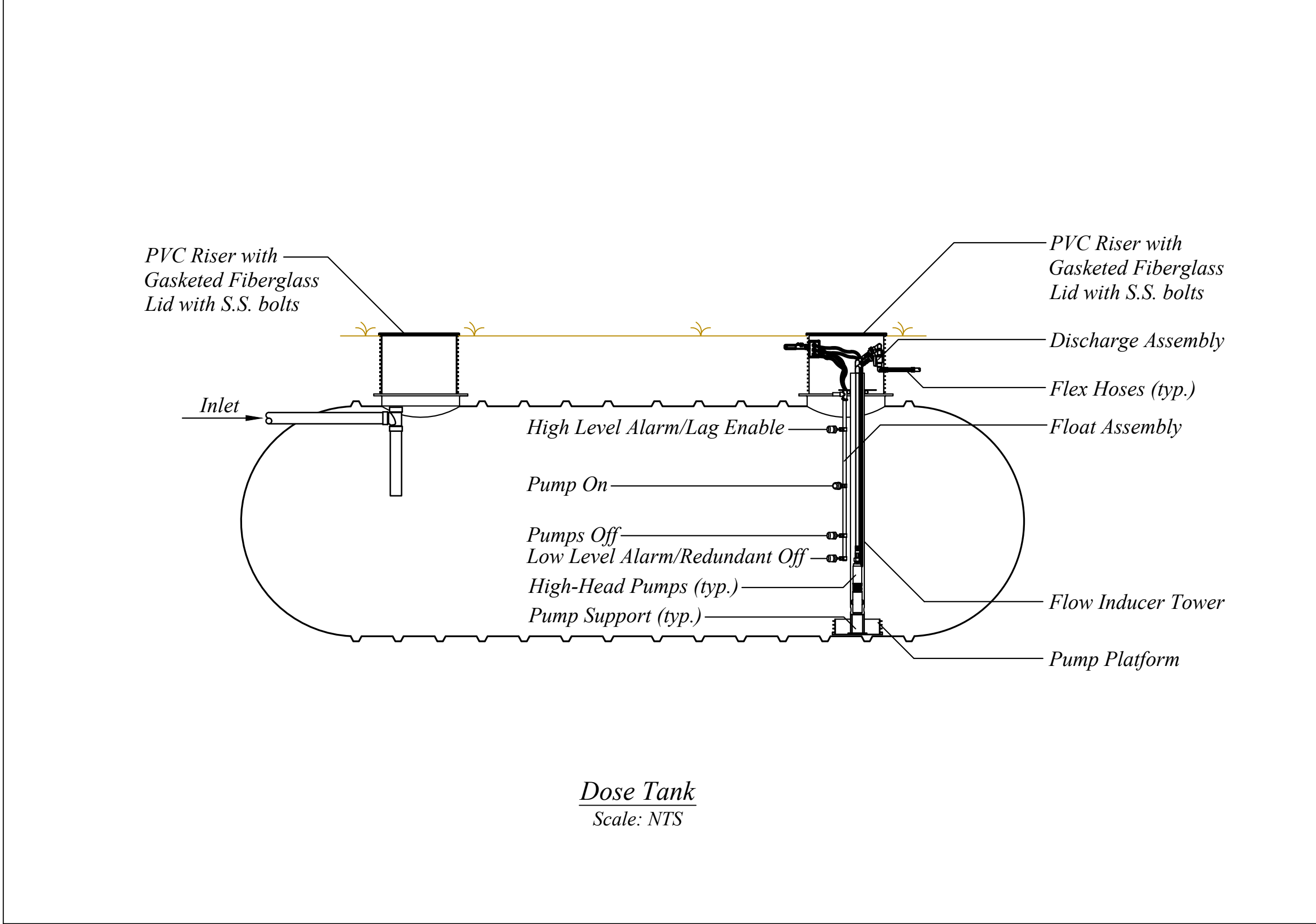
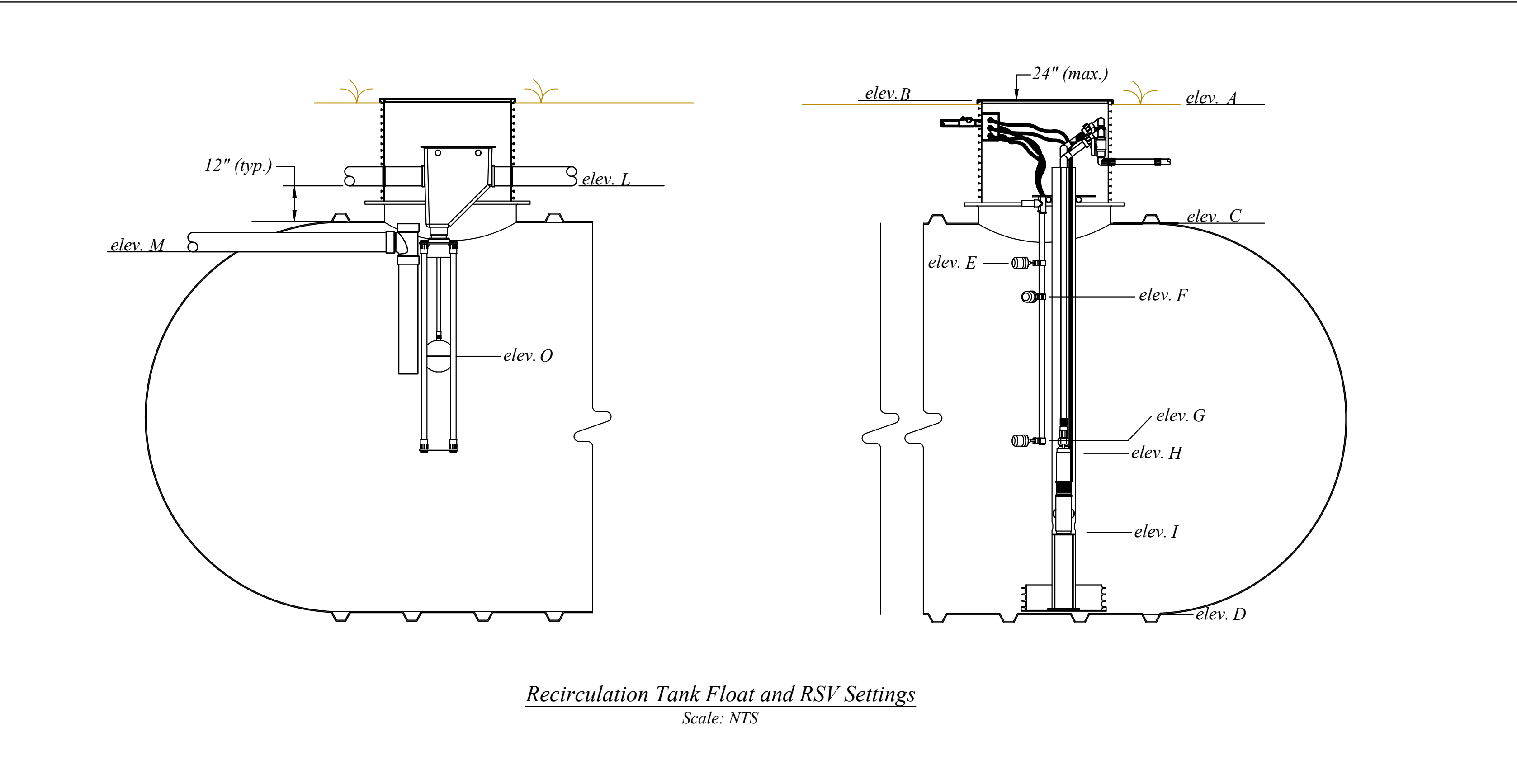
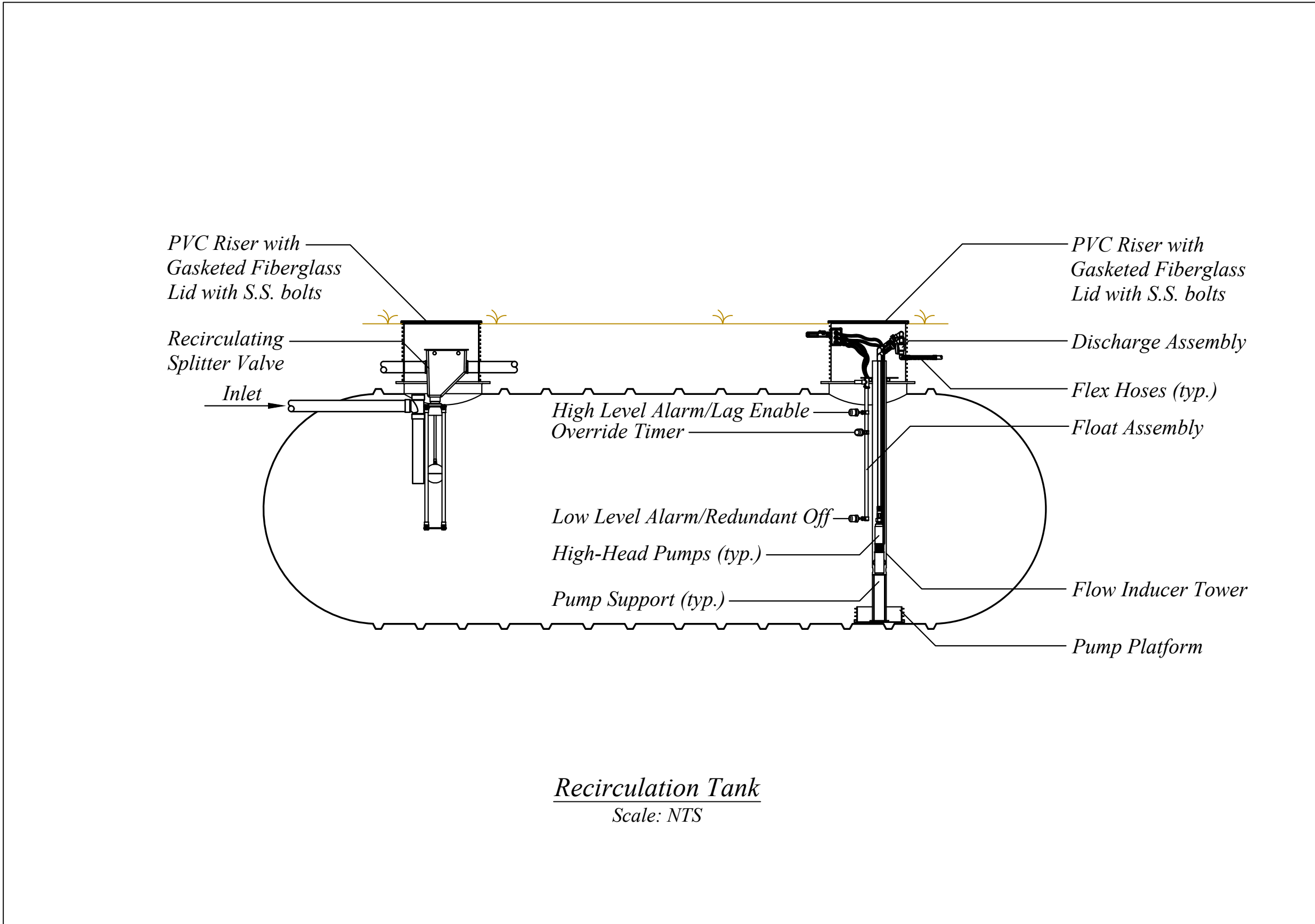
1. ADVANTEX AX100 FILTER POD DETAILS
DETAIL - NO SCALE



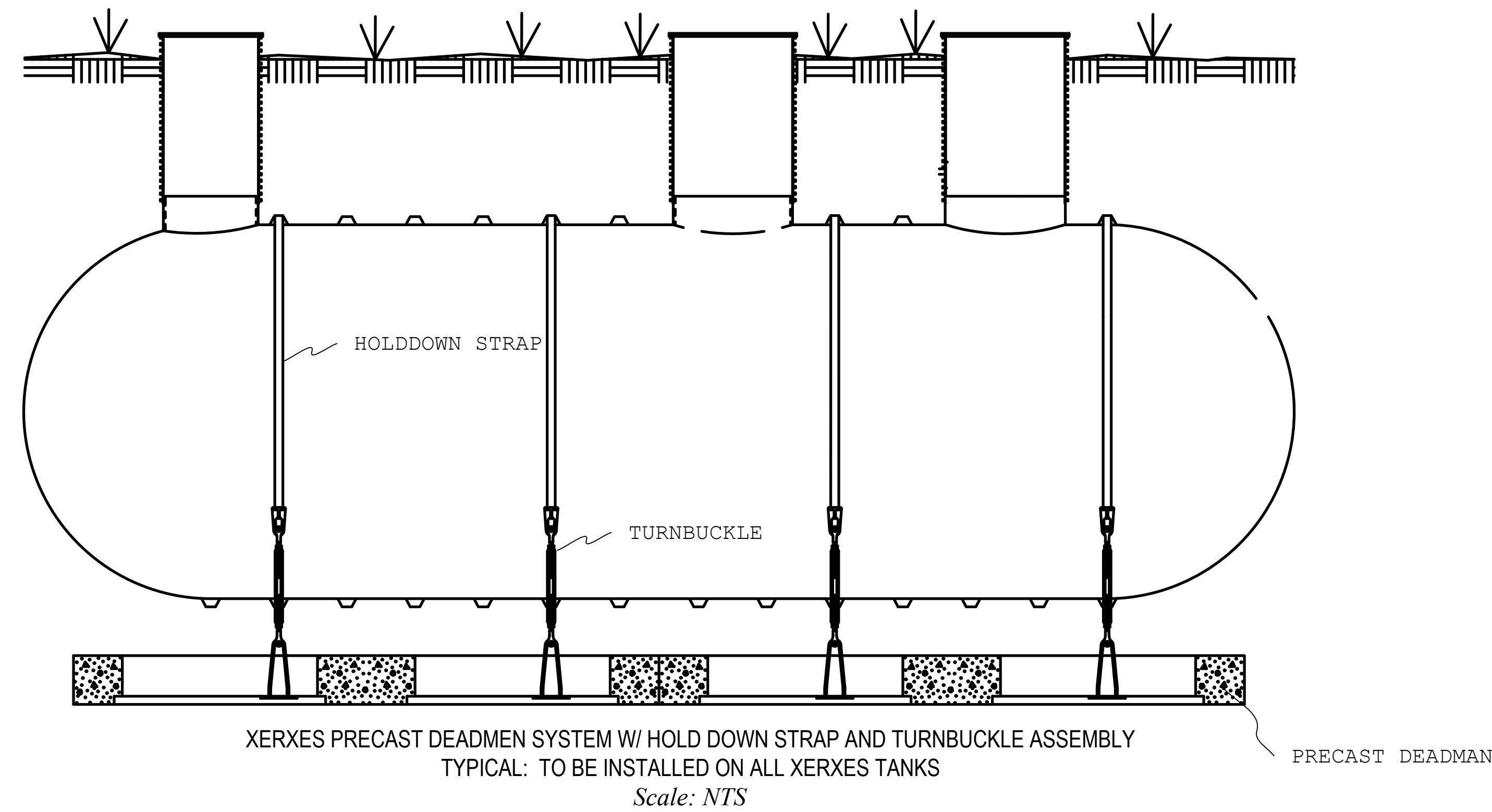
2. ADVANTEX AX100 SYSTEM TYPICAL VENTILATION SYSTEM INDIVIDUAL AIR INLETS DETAILS
DETAIL - NO SCALE

DSH ASSOCIATES	
NOTES	
SHEET SET GROUP: WWTP	
ENGINEER ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
PROJECT LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED 12/19/21	DATE PRINTED 3/7/22
DATE REVISION 1/3/22	SCALE #####
DESIGNED BY AWO	DRAWN BY CD
CHECKED BY AWO	PROJECT NUMBER 170
SHEET TITLE TREATMENT POD DETAILS	
SHEET NUM. C2.1	REV. 00

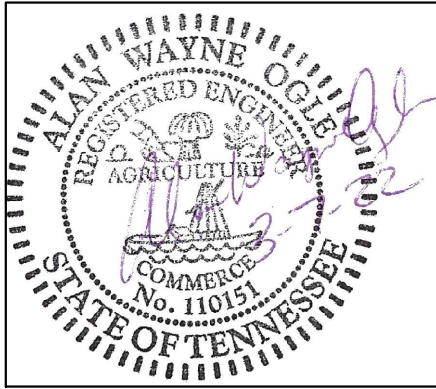




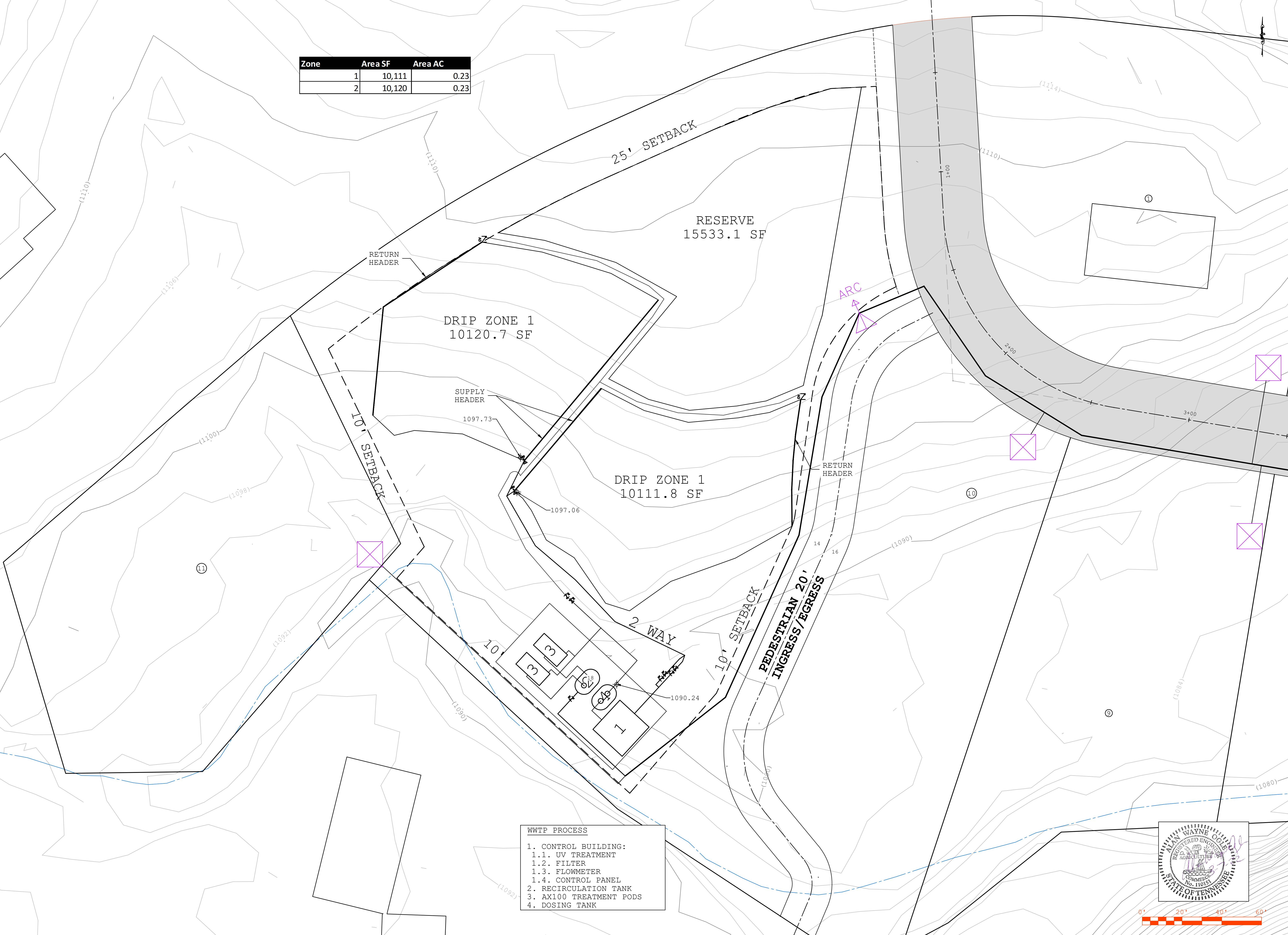
DSH ASSOCIATES	
NOTES	
SHEET SET GROUP: WWTP	
ENGINEER ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED	12/19/21
DATE PRINTED	3/7/22
DATE REVISION	1/3/22
SCALE	#####
DESIGNED BY	AWO
DRAWN BY	CD
CHECKED BY	AWO
PROJECT NUMBER	170
SHEET TITLE	TANK AND BASIN DETAILS
SHEET NUM.	C2.2
REV.	00



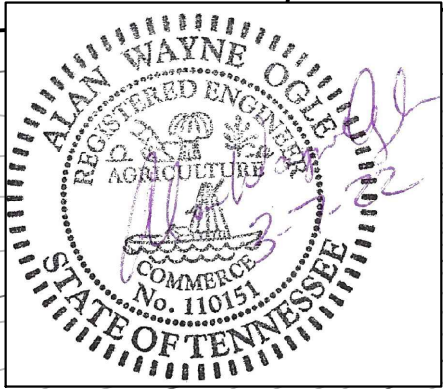
			AX-100 TREATMENT PODS		RECIRCULATION TANKS	DOSING TANKS
CONTROL AND SETPOINTS	UNITS OF MEASURE	IDENTIFICATION ON DWG	TANK #1 (I.D. #1)	TANK #2 (I.D. #1)	TANK #1	TANK #2
Description					5000 gallon	5000 gallon
Tank Length	FT		6.0	6.0	37.8	17.8
Tank Width	FT		3.8	3.8	10.0	10.0
Tank Height	FT		3.5	3.5	10.0	10.0
Surface Elevation	FT	A	1093.3	1093.3	1093.3	1093.3
Riser Height	FT		NA	NA	4.0	2.5
Top Riser Elevation	FT	B	NA	NA	1093.5	1093.5
Bottom Riser Elevation	FT	C	NA	NA	1089.5	1091.0
Top of Tank	FT	C	1093.5	1093.5	1089.0	1090.0
Bottom of Tank	FT	D	1090.0	1090.0	1079.0	1080.0
Splitter Valve Inlet Pipe	FT	L	NA	NA	1089.5	NA
Tank Inlet	FT	M	NA	NA	1088.0	NA
Dosing Tank Inlet	FT	N	NA	NA	NA	1089.0
Splitter Valve Float	FT	O	NA	NA	1086.5	NA
High Alarm Float Elevation	FT	E	NA	NA	NA	1089.0
Override Timer Float Elevation	FT	F	NA	NA	NA	NA
Pump On	FT	J	NA	NA	NA	1088.0
Pump Off	FT	K	NA	NA	NA	1083.5
Low Level Float Elevation	FT	G	NA	NA	NA	1083.0
Top of Pump Elevation	FT	H	NA	NA	NA	1082.5
Pump Support Elevation	FT	I	NA	NA	NA	1080.5



Zone	Area SF	Area AC
1	10,111	0.23
2	10,120	0.23



- WWTP PROCESS
- 1. CONTROL BUILDING:
 - 1.1. UV TREATMENT
 - 1.2. FILTER
 - 1.3. FLOWMETER
 - 1.4. CONTROL PANEL
 - 2. RECIRCULATION TANK
 - 3. AX100 TREATMENT PODS
 - 4. DOSING TANK



DSH ASSOCIATES

NOTES

SHEET SET GROUP:

WWTP

ENGINEER

ALAN OGLE

TAO ENGINEERING
LLC 948 HORTON
ROAD S.E.
CLEVELAND, TN
37323

CLIENT

CRAIG G.
HOSTERT
WESTPARK
INVESTMENTS, LLC
6001 HEADWATERS
DR. FRANKLIN, TN
37064

PROJECT

LAUREL CREEK

McMAHAN SAWMILL
RD SEVIERVILLE

DATE CREATED

12/19/21

DATE PRINTED

3/7/22

DATE REVISION

1/3/22

SCALE

1" = 20'

DESIGNED BY

AWO

DRAWN BY

CD

CHECKED BY

AWO

PROJECT NUMBER

170

SHEET TITLE

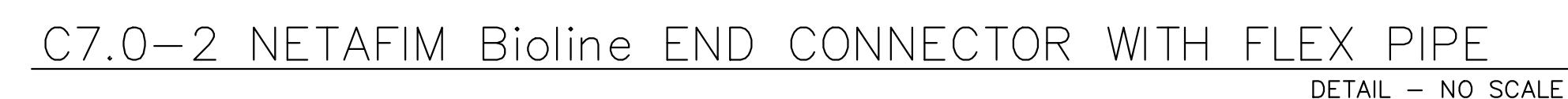
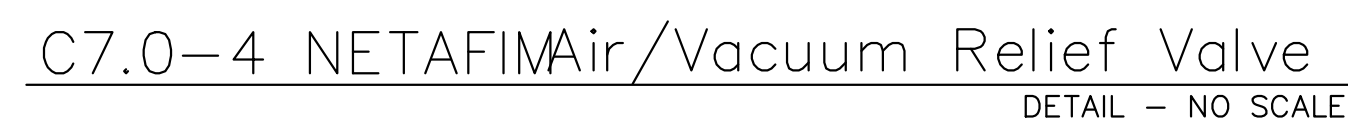
DRIP FIELDS
LAYOUT

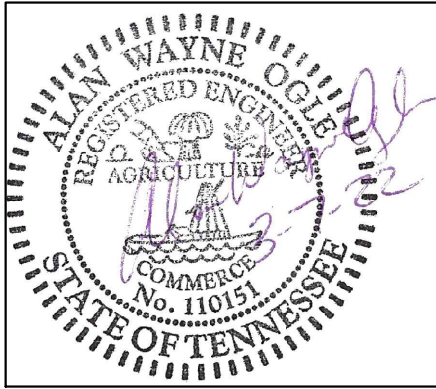
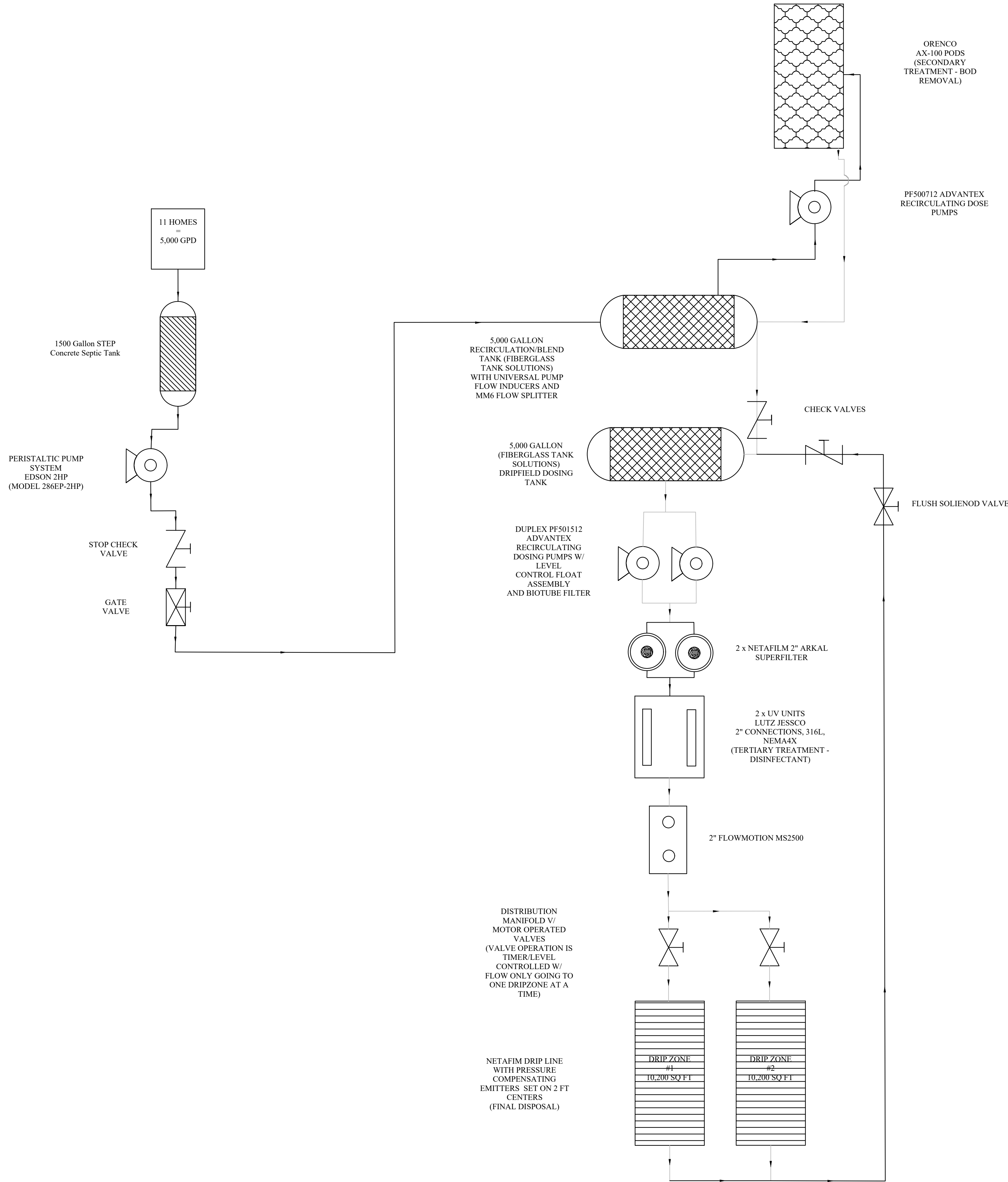
SHEET NUM.

C3.0

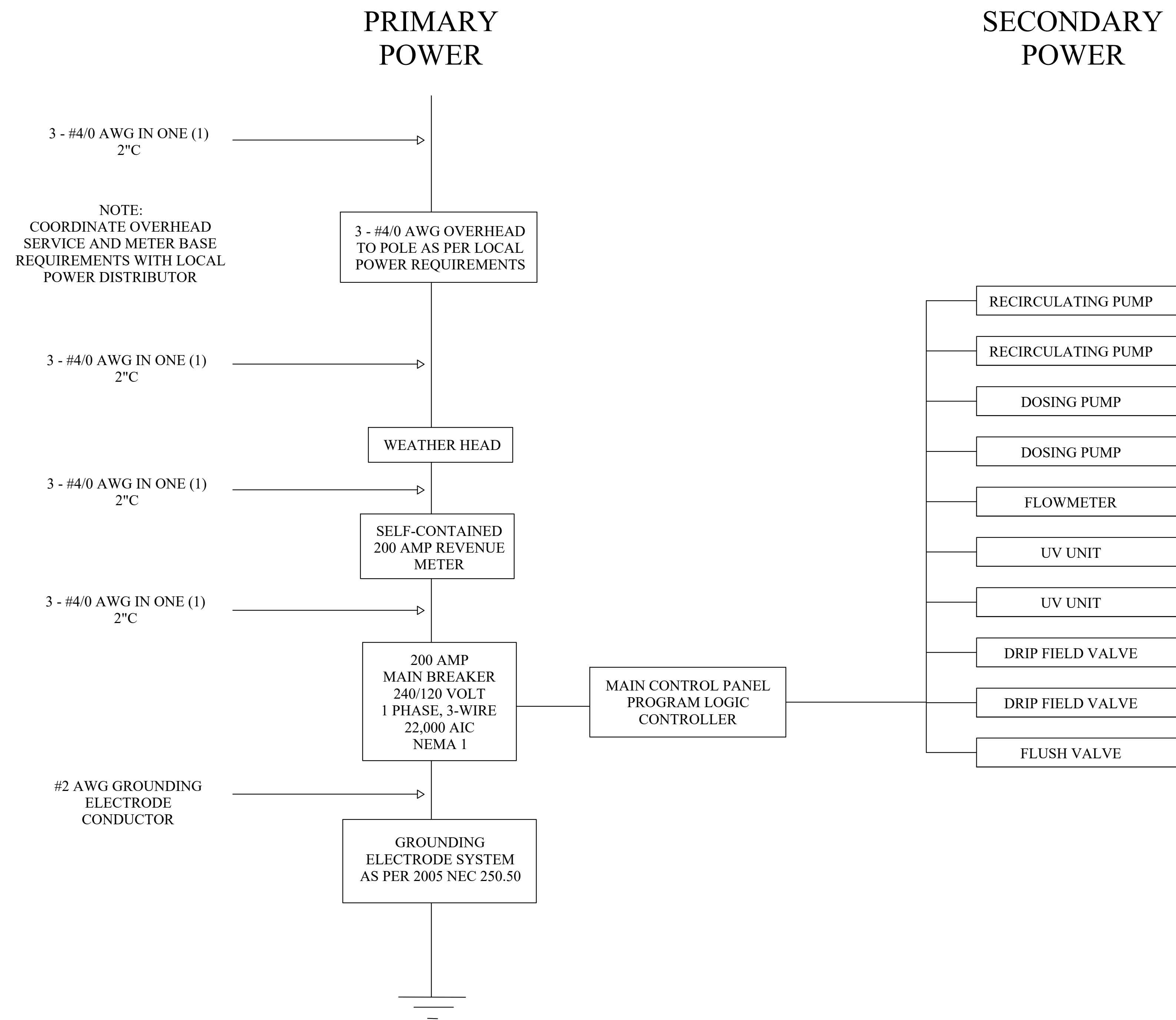
REV.

00

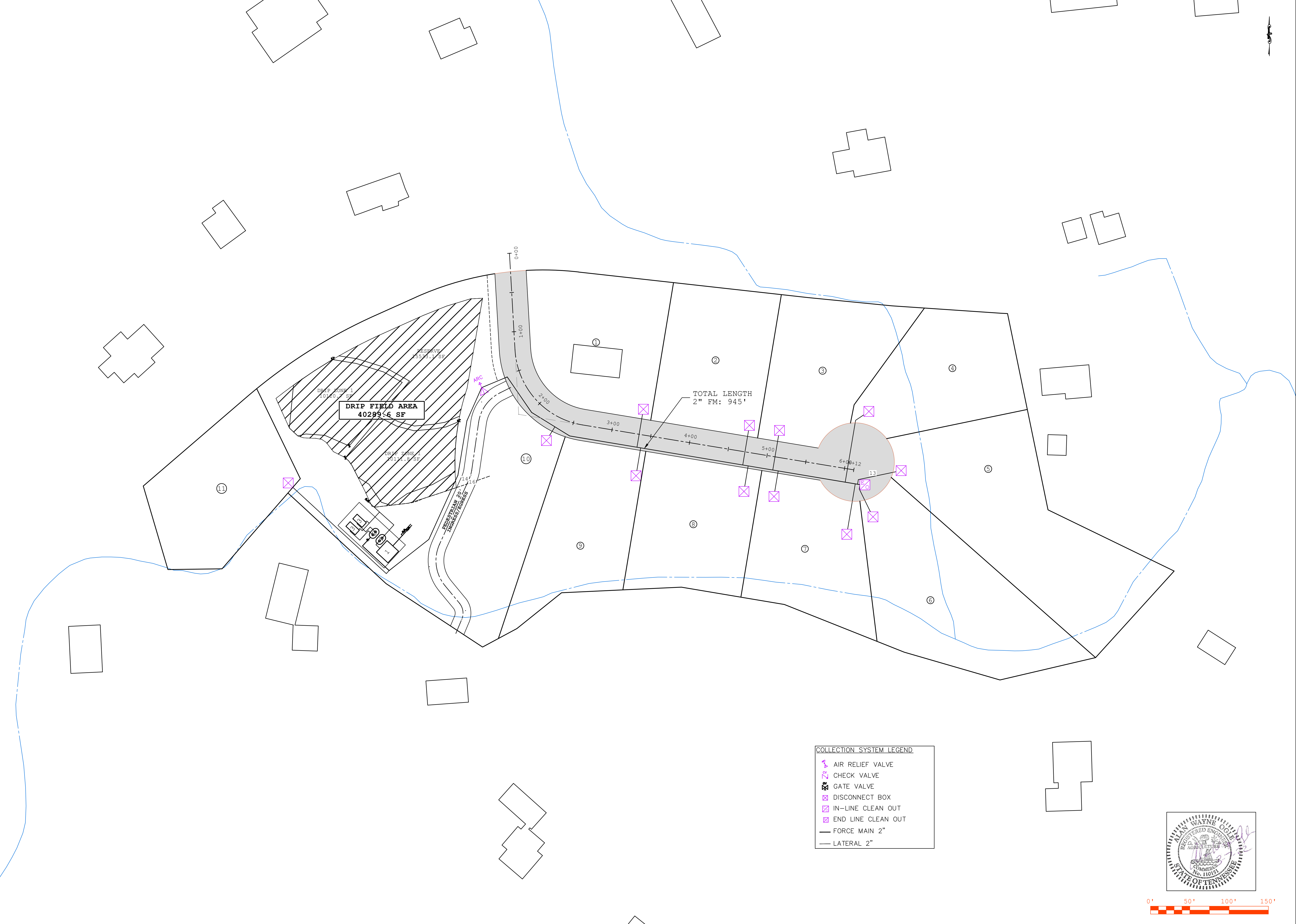




DSH ASSOCIATES	
NOTES	
SHEET SET GROUP: WWTP	
ENGINEER ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
PROJECT LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED 12/19/21	
DATE PRINTED 3/7/22	
DATE REVISION 1/3/22	
SCALE	
DESIGNED BY AWO	
DRAWN BY CD	
CHECKED BY AWO	
PROJECT NUMBER 170	
SHEET TITLE WWTP PROCESS FLOW DIAGRAM	
SHEET NUM. C4.0	REV. 00

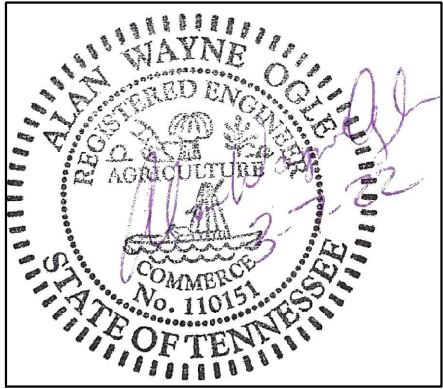


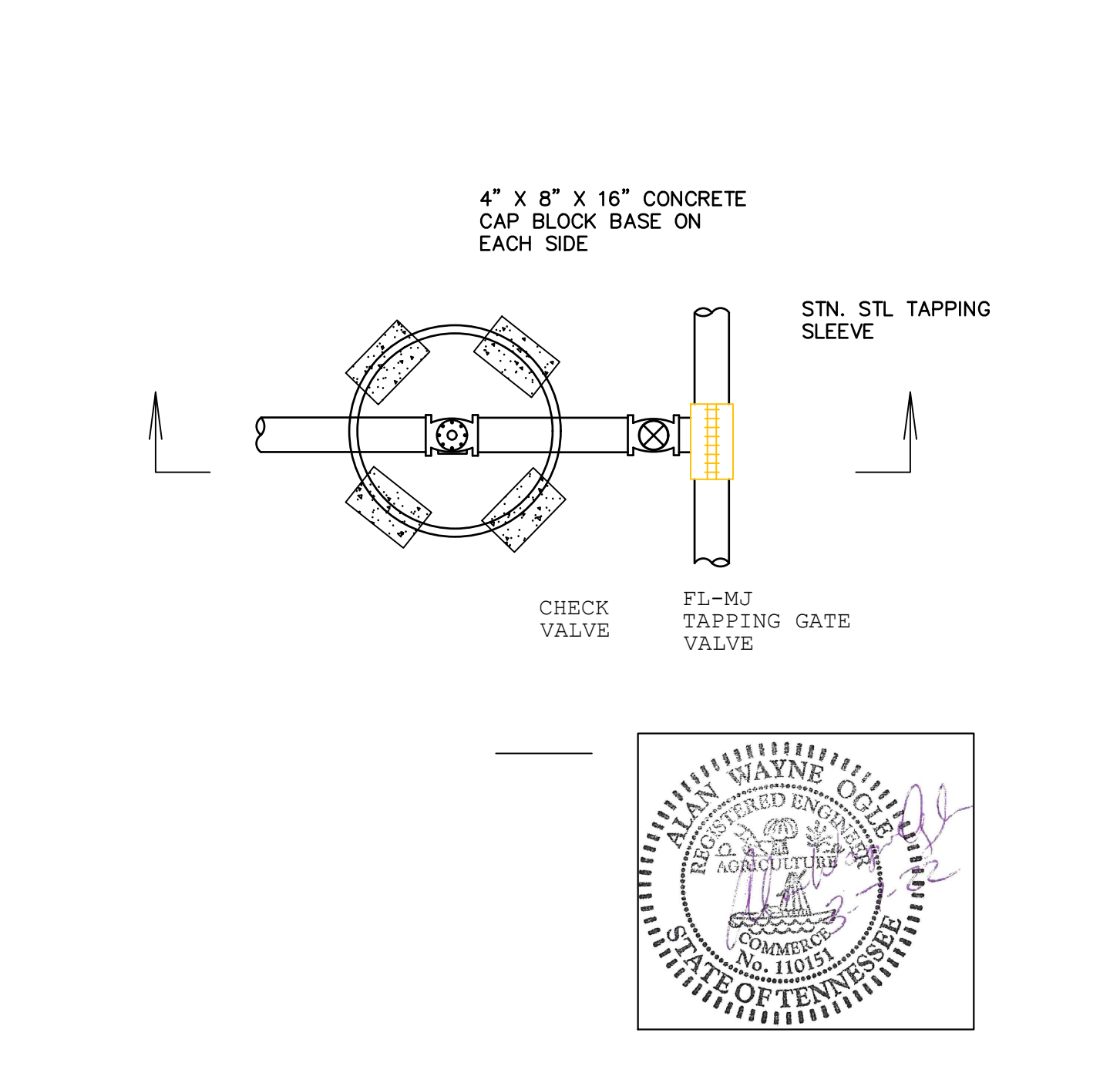
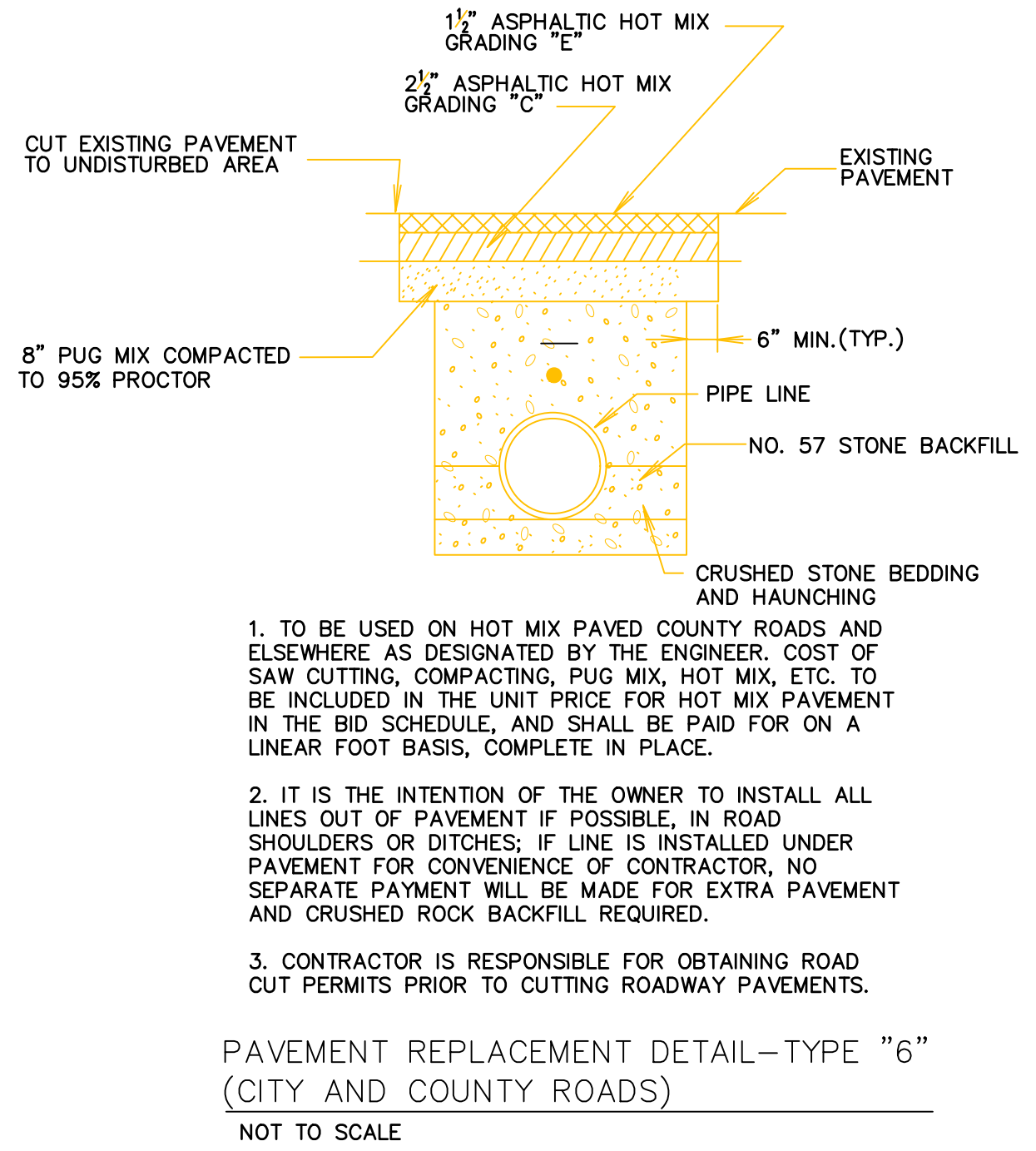
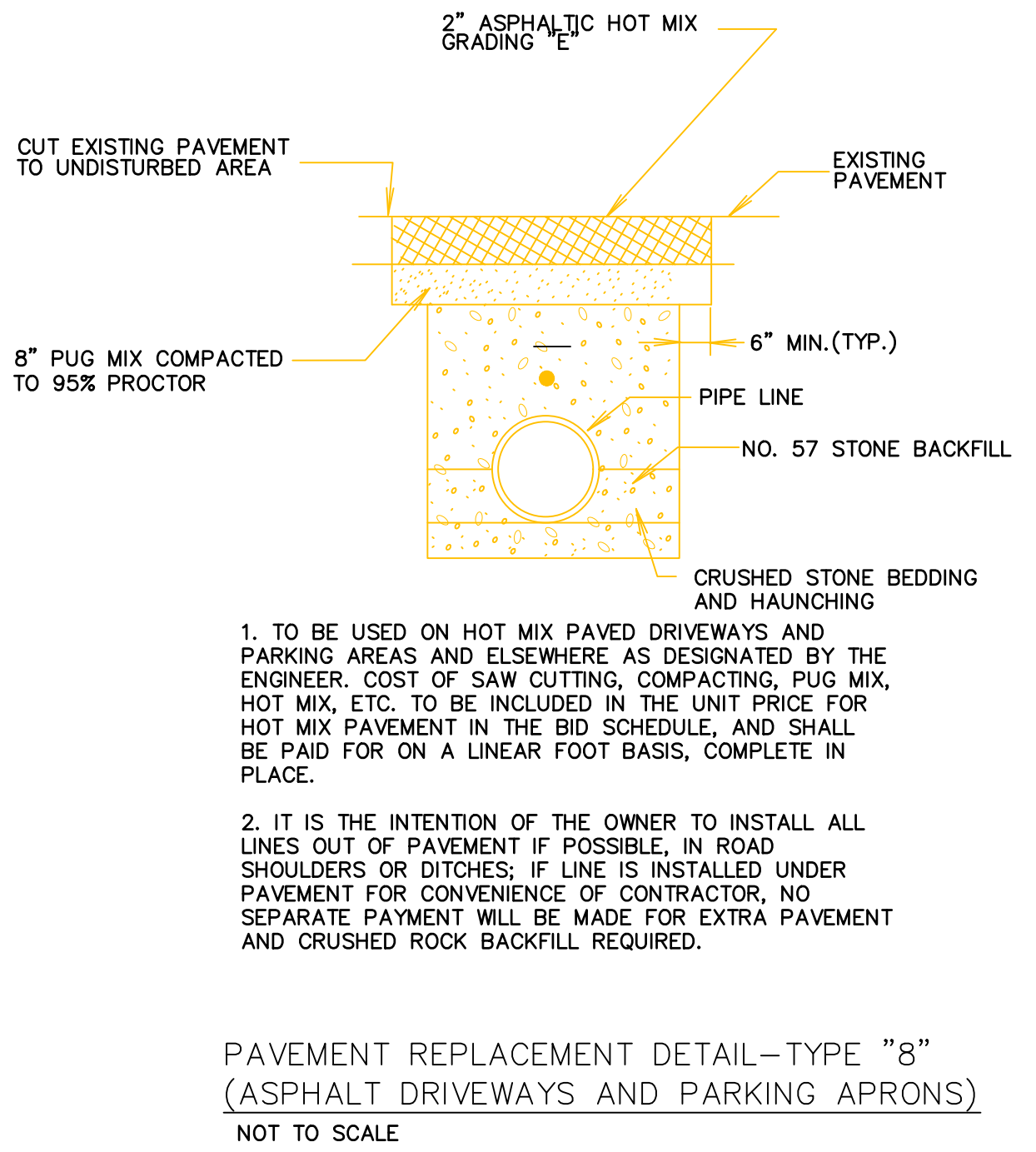
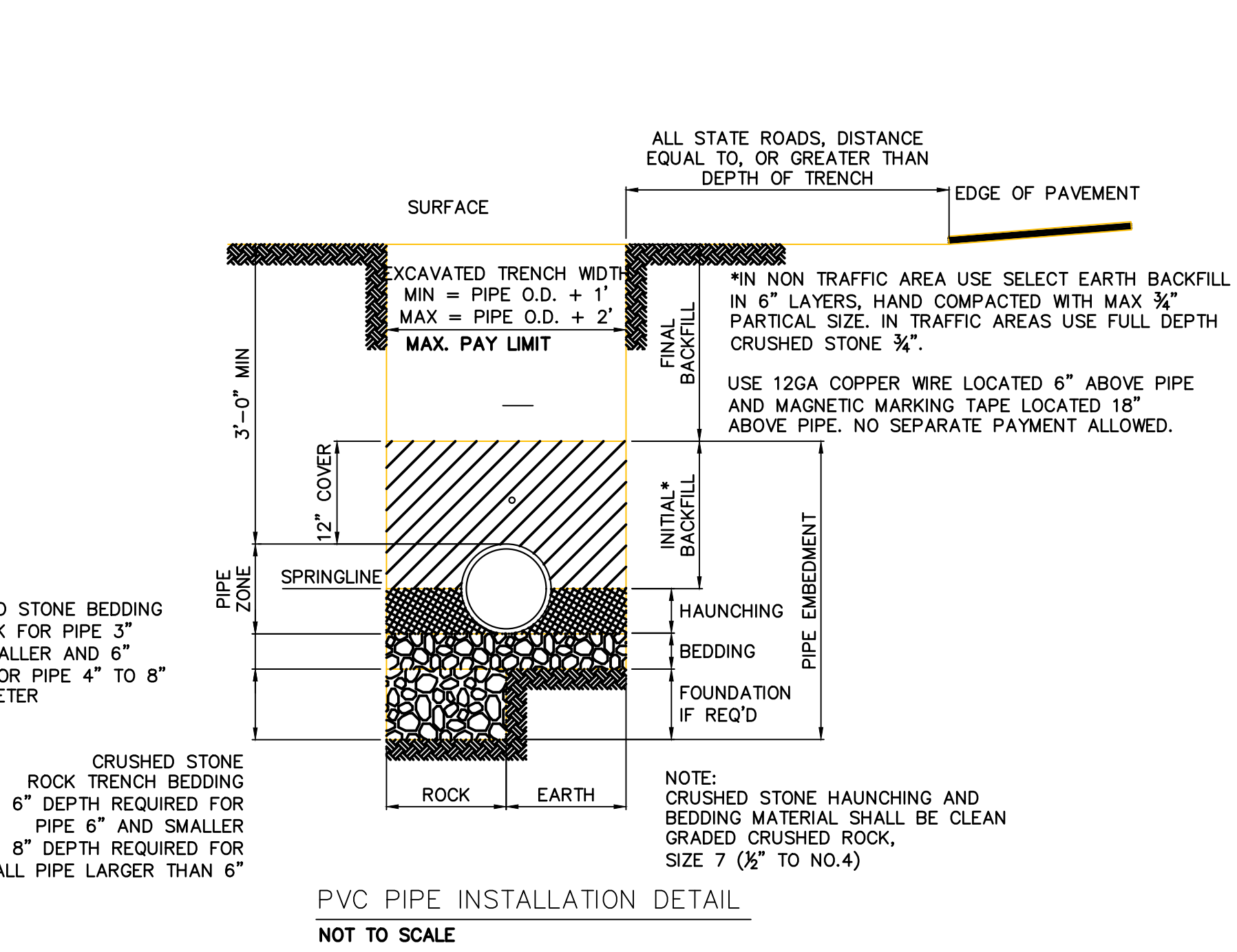
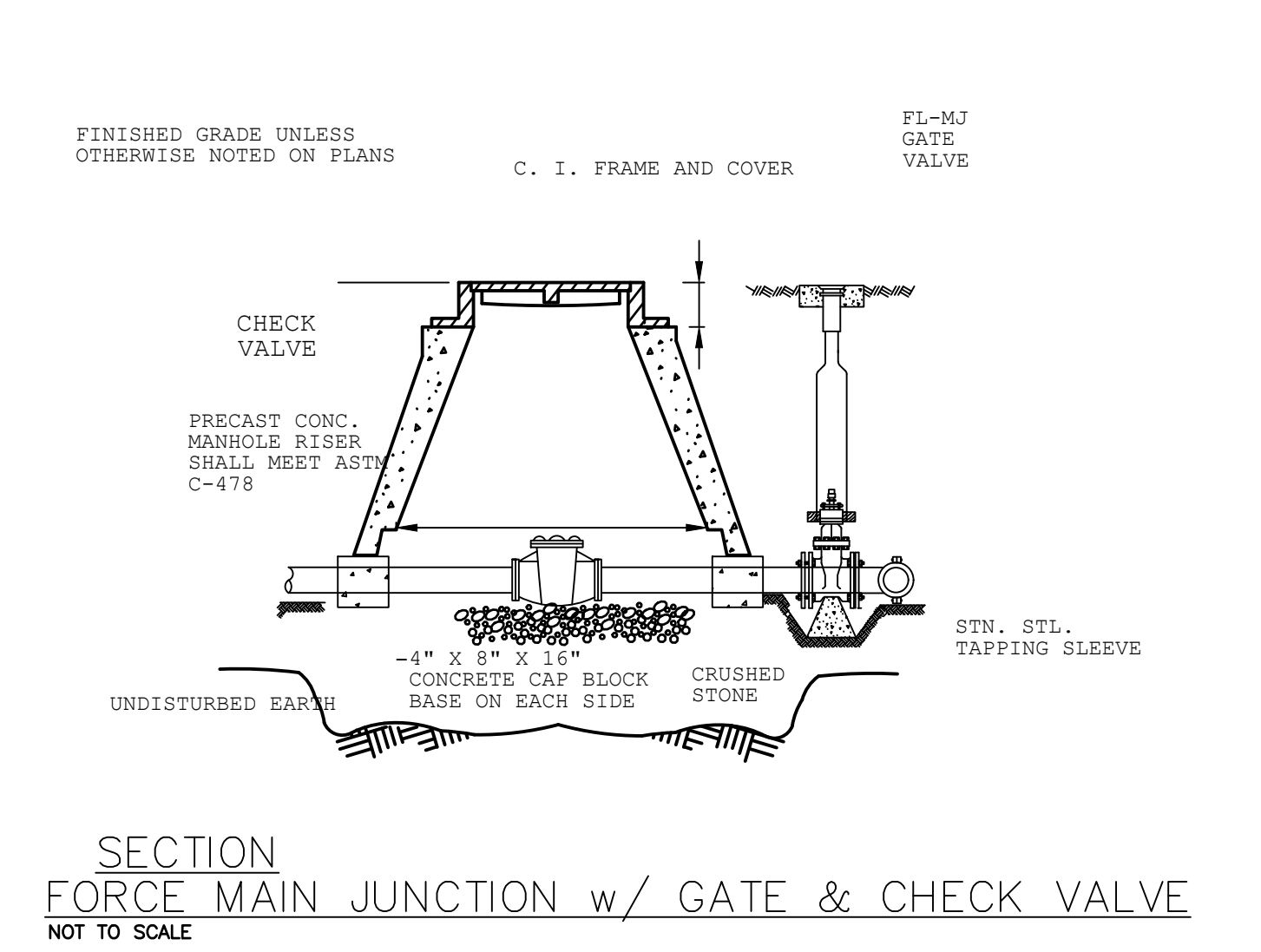
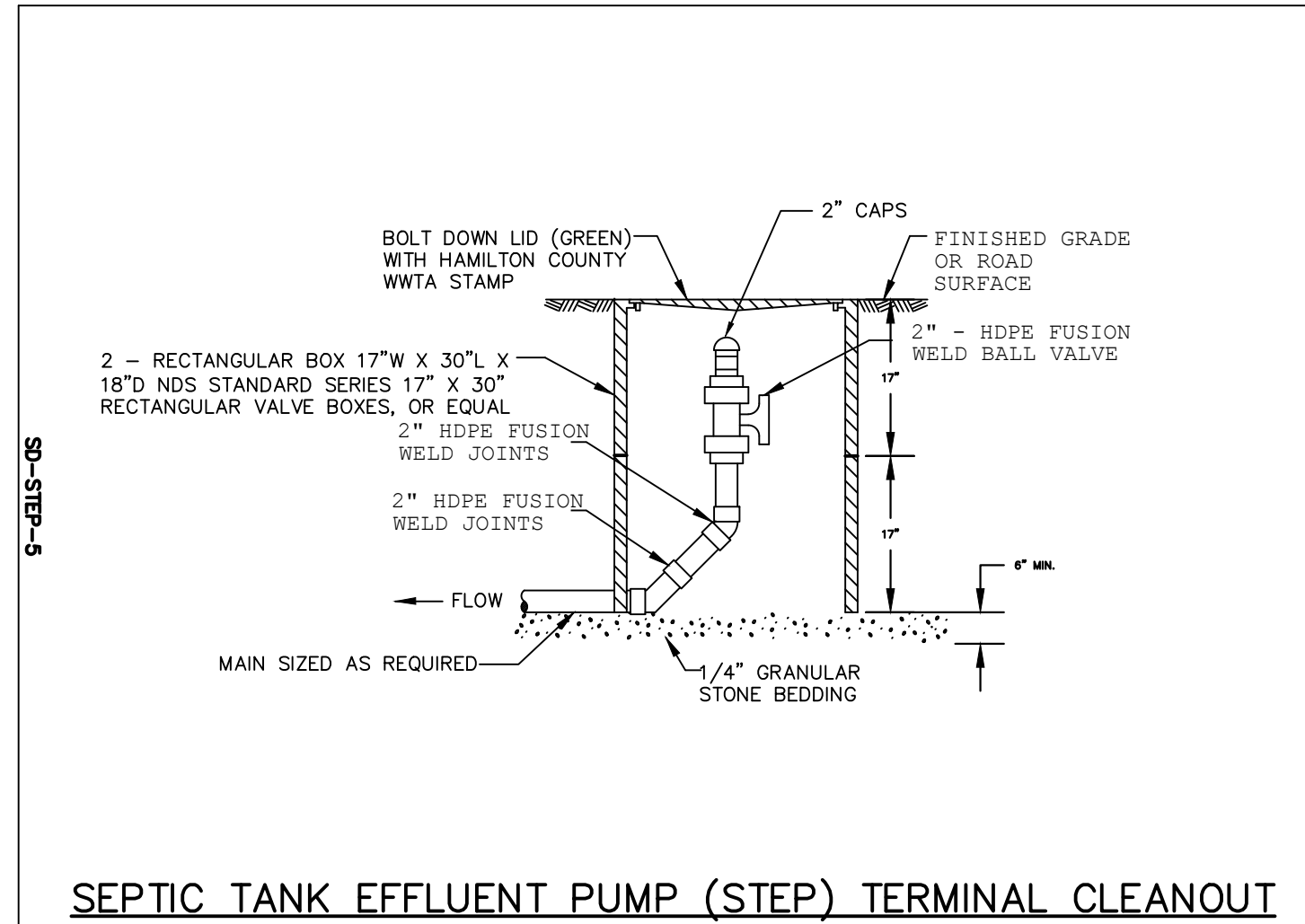
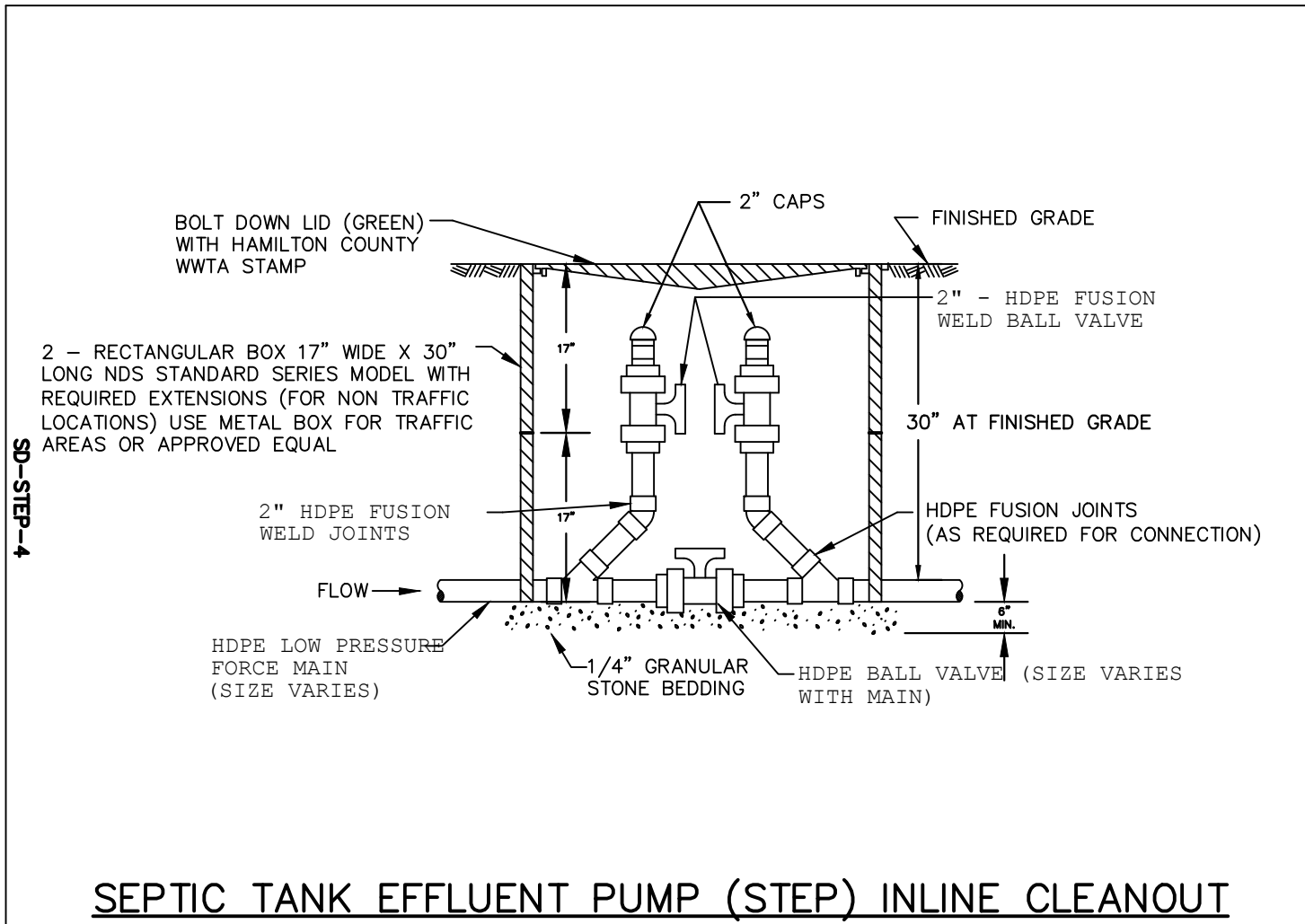
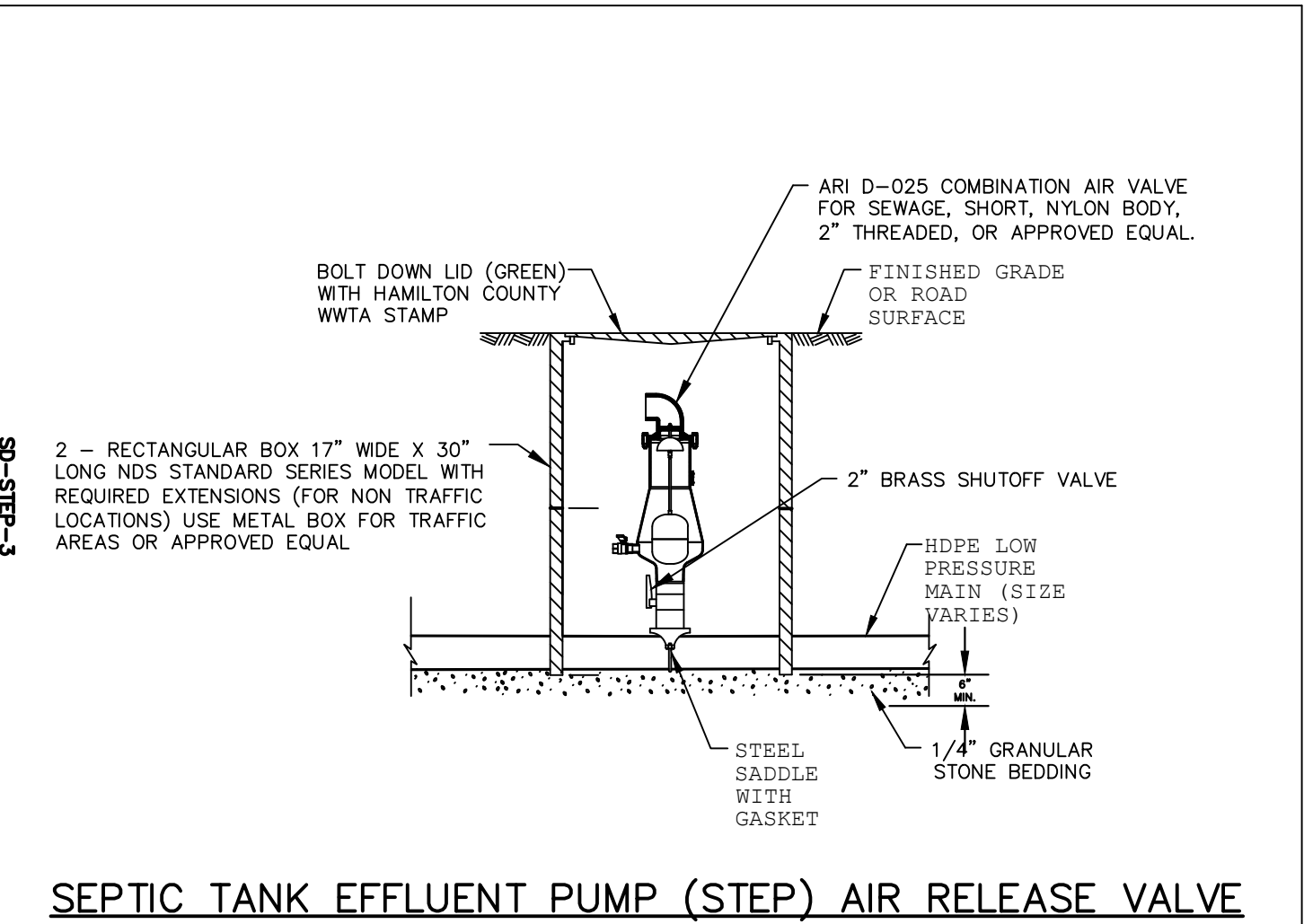
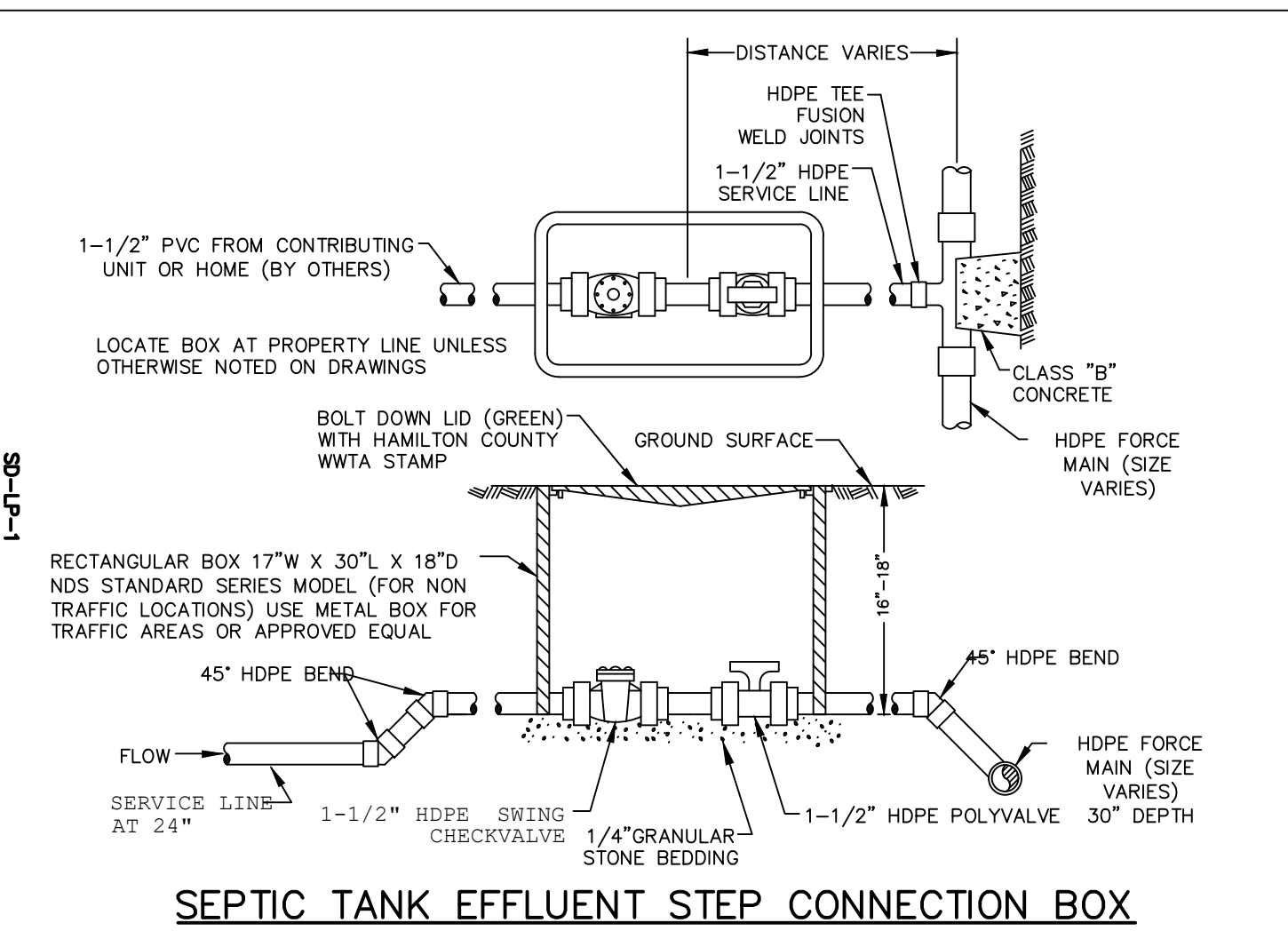
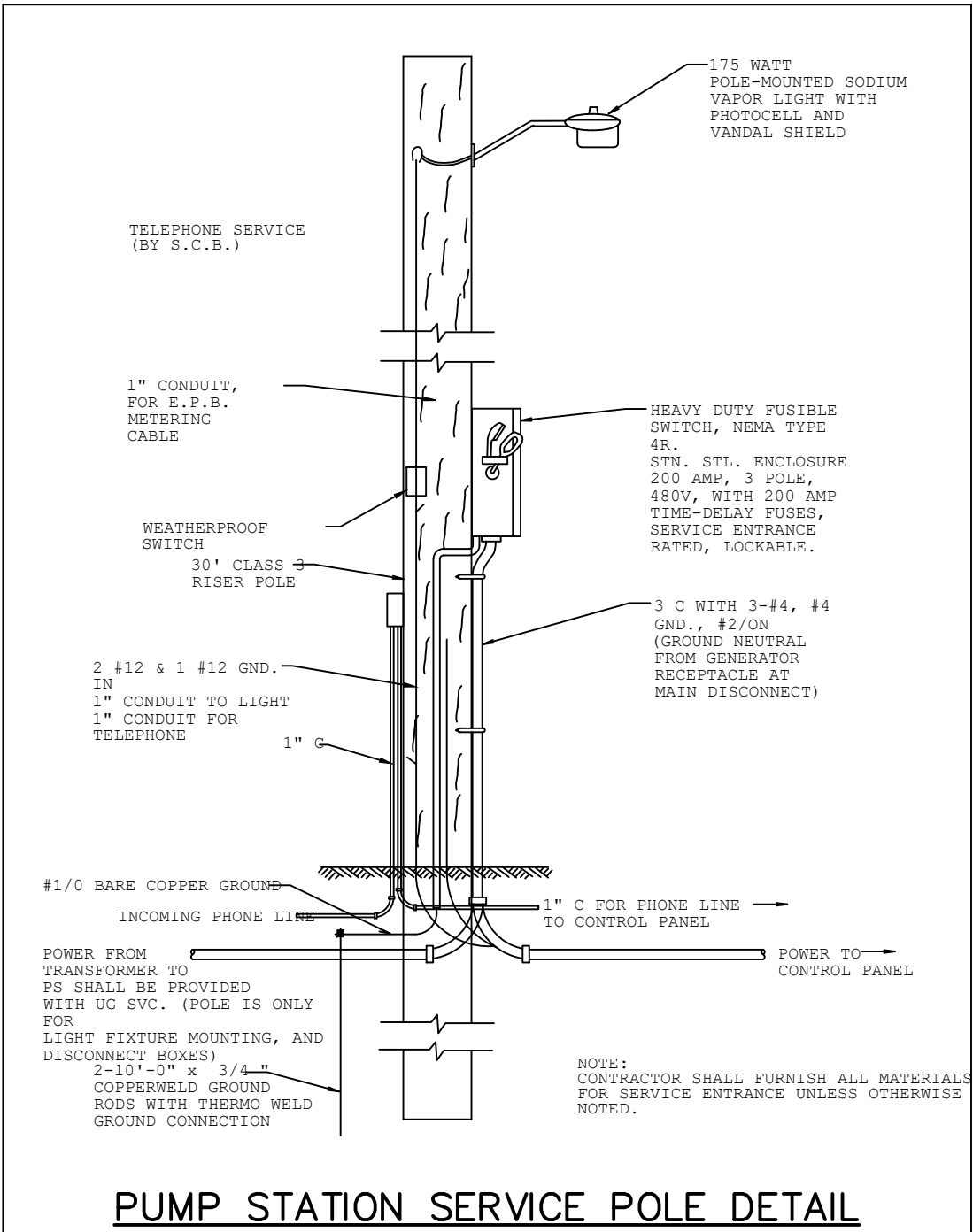
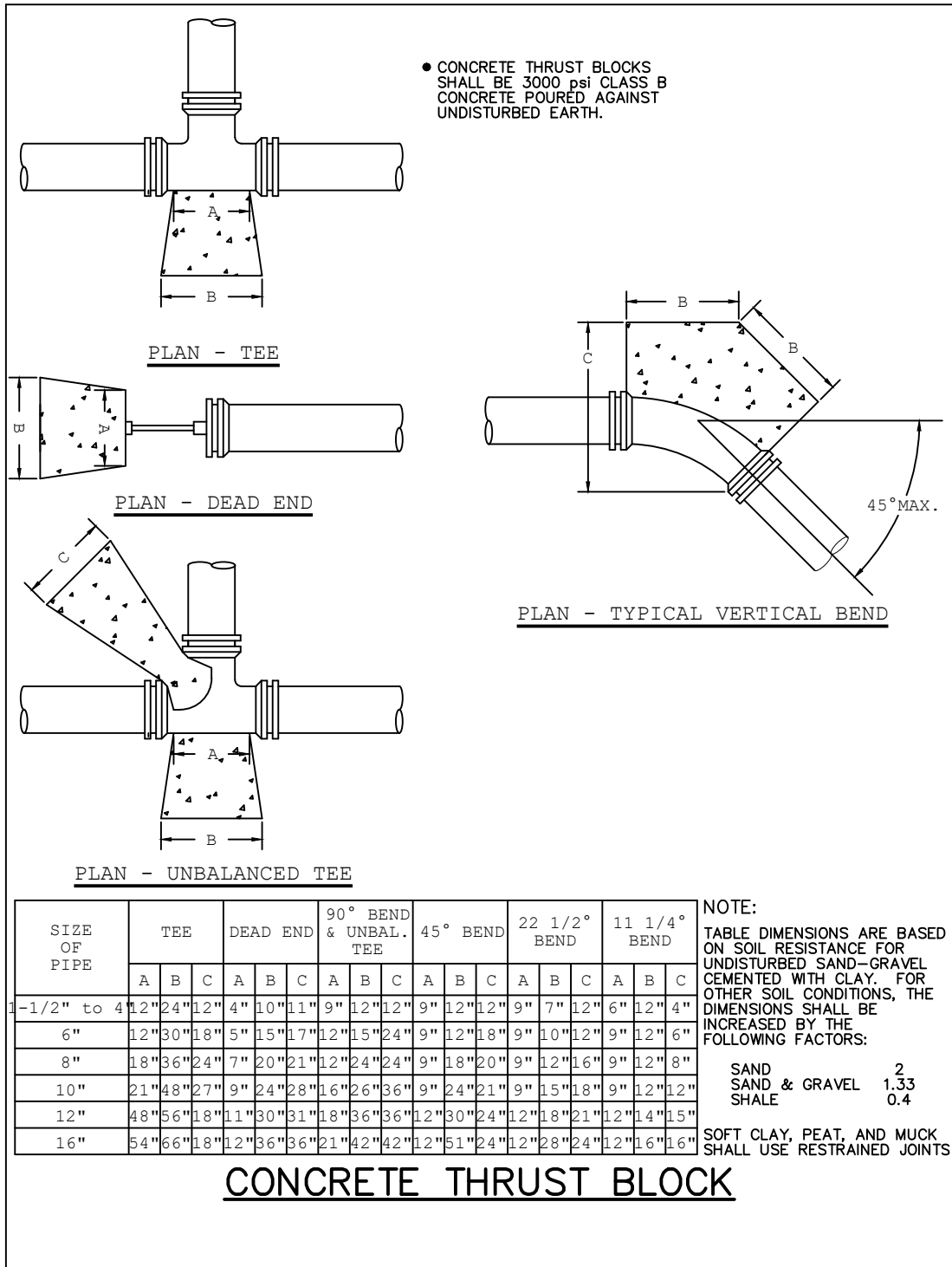
DSH ASSOCIATES	
NOTES	
SHEET SET GROUP:	
ENGINEER	WWTP
ALAN OGLE	
TAO ENGINEERING	
LLC 948 HORTON	
ROAD S.E.	
CLEVELAND, TN	
37323	
CLIENT	
CRAIG G.	
HOSTERT	
WESTPARK	
INVESTMENTS, LLC	
6001 HEADWATERS	
DR. FRANKLIN, TN	
37064	
PROJECT	
LAUREL CREEK	
McMAHAN SAWMILL	
RD SEVIERVILLE	
DATE CREATED	
12/19/21	
DATE PRINTED	
3/7/22	
DATE REVISION	
1/3/22	
SCALE	
#####	
DESIGNED BY	
AWO	
DRAWN BY	
CD	
CHECKED BY	
AWO	
PROJECT NUMBER	
170	
SHEET TITLE	
ELECTRICAL ONE	
LINE DIAGRAM	
SHEET NUM.	REV.
C5.0	00



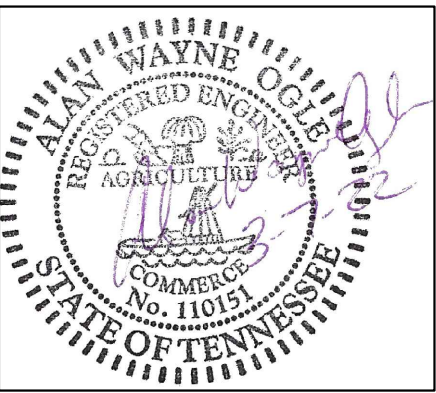
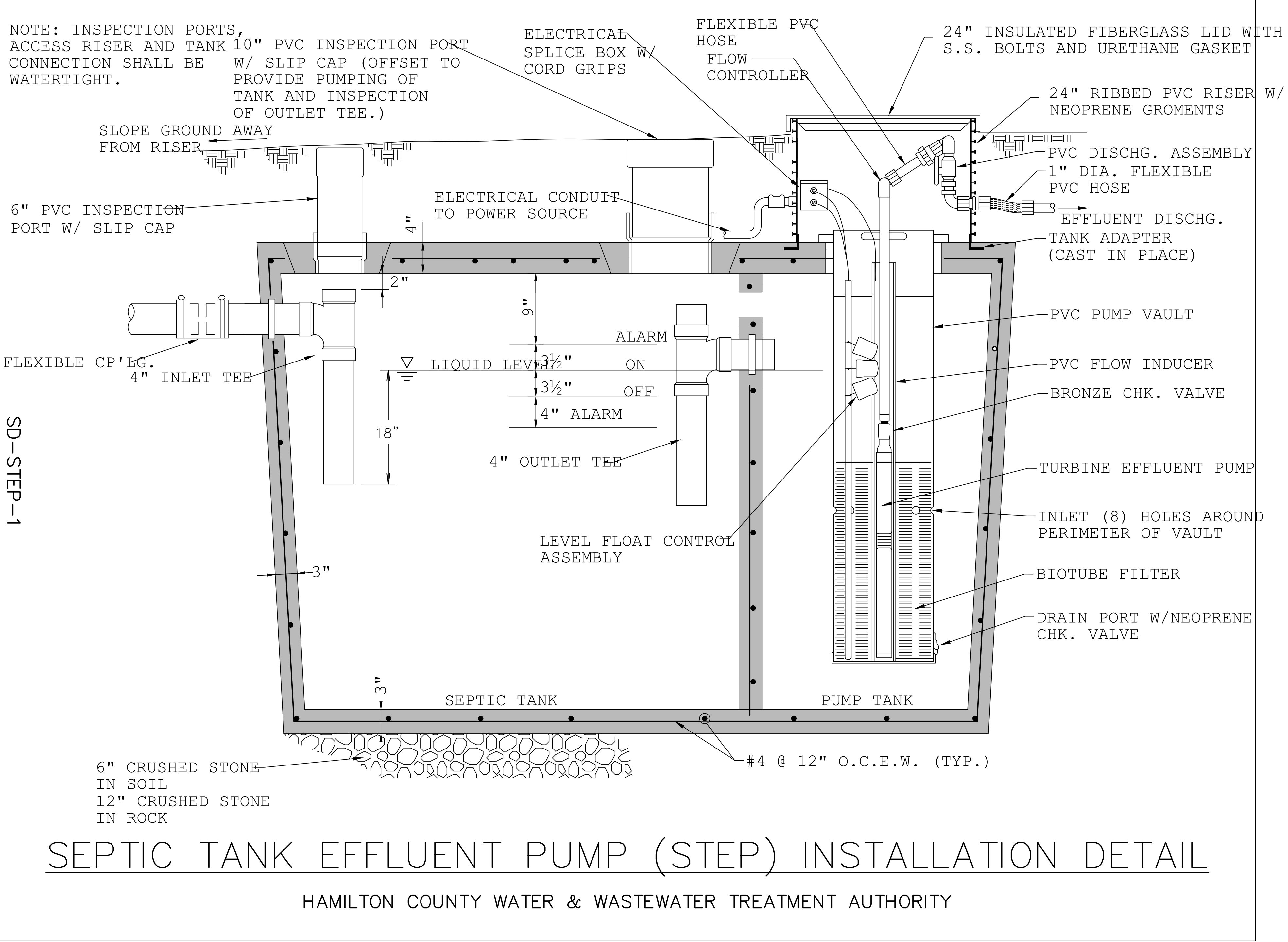
COLLECTION SYSTEM LEGEND

- AIR RELIEF VALVE
- CHECK VALVE
- GATE VALVE
- DISCONNECT BOX
- IN-LINE CLEAN OUT
- END LINE CLEAN OUT
- FORCE MAIN 2"
- LATERAL 2"





SHEET SET GROUP: WWTP	
ENGINEER ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
PROJECT LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED	12/19/21
DATE PRINTED	3/7/22
DATE REVISION	1/3/22
SCALE	#####
DESIGNED BY	AWO
DRAWN BY	CD
CHECKED BY	AWO
PROJECT NUMBER	170
SHEET TITLE COLLECTION SYSTEM DETAILS	
SHEET NUM.	C6.1
REV.	00



DSH ASSOCIATES	
NOTES	
SHEET SET GROUP: WWTP	
ENGINEER ALAN OGLE	
TAO ENGINEERING LLC 948 HORTON ROAD S.E. CLEVELAND, TN 37323	
CLIENT CRAIG G. HOSTERT WESTPARK INVESTMENTS, LLC 6001 HEADWATERS DR. FRANKLIN, TN 37064	
PROJECT LAUREL CREEK	
McMAHAN SAWMILL RD SEVIERVILLE	
DATE CREATED	12/19/21
DATE PRINTED	3/7/22
DATE REVISION	1/3/22
SCALE	#####
DESIGNED BY	AWO
DRAWN BY	CD
CHECKED BY	AWO
PROJECT NUMBER	170
SHEET TITLE COLLECTION TANK DETAILS	
SHEET NUM.	REV.
C6.2	00

SCHEDULE OF RATES & CHARGES ARRINGTON RETREAT & LAUREL CREEK SERVICE TERRITORY

Residential Monthly Wastewater Service:

All Residential Customers	\$55.25
---------------------------	---------

Commercial Monthly Wastewater Service:

Rate per 1,000 Gallons per Month (Actual or Estimated Flow)	\$8.75
Minimum Monthly Charge	37.00

Miscellaneous Charges:

Monthly Capital Recovery Surcharge (Exp. 1/2023)	\$7.50
Returned Check Charge	\$25.00
Disconnection Charge	\$10.00
Reconnection Charge	\$15.00
Late Payment Penalty	5.00%

All customers are also required to provide a refundable security deposit equal to twice the estimated monthly bill prior to obtaining service.

Property Owner/Builder/Developer Fees:

Residential Tap Fee	\$5,000.00
Commercial Tap Fee per Gallon per Day Peak Usage	\$14.29*
Construction Inspection Fee	\$250.00
Construction Reinspection Fee	\$50.00

A property owner, builder or developer may apply to the Company for a Service Connection to an existing wastewater treatment facility owned and operated by the Company. If acceptable to the Company, the applicant shall sign the Contracts for Service and pay the Company the required Tap Fees and other applicable fees pursuant to this Tariff.

**- Commercial Tap Fees are computed by multiplying the peak daily usage (estimated or known)*

** \$14.29 or \$5,000.00, whichever is greater.*