

Decision No. 35908

BEFORE THE RAILROAD COMMISSION OF THE STATE OF CALIFORNIA

ORIGINAL

In the Matter of the Application of
PARK WATER COMPANY, for a Certificate
of Public Convenience and Necessity
to Furnish and Supply Water in Certain
Unincorporated Areas in the County
of Los Angeles.

Application No. 25136

Paul Overton, for Applicant.

BY THE COMMISSION:

O P I N I O N

Park Water Company, a corporation, is a public utility supplying water for domestic purposes in several non-contiguous areas in Los Angeles County, and asks the Railroad Commission for a certificate of public convenience and necessity to supply water to eighteen additional tracts located in various sections of the County of Los Angeles.

A public hearing in this matter was held before Examiner Wm. Stava at Los Angeles.

Park Water Company is operated and controlled by Mr. H. H. Wheeler, who owns and likewise operates other subsidiary companies engaged in the development, subdivision and sale of real properties. Water systems installed therein are turned over to Park Water Company for operation. Seventeen such tracts have been subdivided and are now in the process of development and marketing. Applicant proposes to take over the water systems and consolidate them with its present operations under its rates, rules and regulations now in effect. One tract, described as 35 acres of unsubdivided land, is not the property of Mr. Wheeler or of any of his corporations. No request has been

made for water service thereon and for this reason this tract will be excluded.

A substantial number of houses have been built or are under construction on all except three of these tracts, Nos. 13115, 12999 and 12933. The Federal Housing Administration has refused to release its commitment for the construction thereon until the Commission has acted upon this application.

The following tabulation gives summarized data on the tracts involved:

Los Angeles County Tract No.	Acreage	No. of Lots	No. of Consumers	Estimated Cost of Water Works
12741) 11727)	27	105	104	\$7,039.00
12245	15	54	51	1,682.00
13115	25	91	None*	4,586.00
12990	25	96	94	4,113.00
12991	30	113	44	4,456.00
12999	80	324	None*	13,301.00
12801) 12663)	59	183	9	8,147.00
12933	50	201	None*	7,665.00
11764	12	46	19	1,583.00
12408	10	36	10	1,317.00
12889	18 Appr.	72	33	2,223.00
5775	40	160	20	7,140.00
12583	15	64	35	1,954.00
11720	30	112	97	4,125.00
12467	10	29	25	1,422.00
Total	446	1686	541	\$70,753.00

(*) Construction of houses held up by Federal Housing Administration pending the Commission's decision in this proceeding.

According to the records, no other public utility water works or mutual company supplies water to any of the above properties. Exclusive rights of way for pipe lines have been reserved by deed to the Park Water Company and made a matter of record in the filing with the County of the maps of each tract.

From the evidence submitted, it appears that a sufficient and proper showing of public convenience and necessity has been made by applicant in connection with all tracts listed herein.

O R D E R

Application as entitled above having been filed with the Railroad Commission, a public hearing having been held thereon, the matter having been duly submitted, and the Commission being now fully advised in the premises,

The Railroad Commission of the State of California hereby declares that public convenience and necessity require and will require the operation of a water system or systems by Park Water Company, a corporation, in the territory comprising those areas specifically designated as:

Tract Nos.:

12741	12663
11727	12933
12845	11764
13115	12408
12990	12889
12991	5775
12999	12583
12801	11720
	12467

all in Los Angeles County, and as more particularly shown on the map marked "Exhibit B" attached to the application and by reference made a part hereof.

IT IS HEREBY ORDERED that a certificate of public convenience and necessity be and it is hereby granted to Park Water Company, a corporation, to operate a public utility water system or systems within the territory hereinabove described.

IT IS HEREBY FURTHER ORDERED that it is a condition of this Order that Park Water Company shall never claim before this Commission or any other public body an amount for the certificate of public convenience and necessity granted herein in excess of the actual cost of acquiring it.

IT IS HEREBY FURTHER ORDERED as follows:

1. That Park Water Company, a corporation, be and it is hereby authorized and directed to place in effect throughout the territory in which a certificate of public convenience and necessity is granted herein, its rates, rules and regulations to become effective for all water service supplied within said territory on and after the date of this Order, and within thirty (30) days from the date of this Order, said Company shall file in quadruplicate with this Commission its rates, rules and regulations combined in one book form covering all its service areas in Los Angeles County. Each set of which shall contain a suitable map or sketch of each service area or district, drawn to an indicated scale upon a sheet or sheets $8\frac{1}{2}$ x 11 inches in size, delineating thereupon in distinctive markings the boundaries of each separate service area, including the schedule of rates applicable thereto; provided, however, that such maps or sketches shall not thereby be considered by this Commission or any other public body as a final or conclusive determination or establishment of the dedicated areas of service, or any portions thereof.

2. That Park Water Company, a corporation, shall file with this Commission, within sixty (60) days from the date of this Order, four copies of a comprehensive map drawn to a scale of not less than 600 feet to the inch, upon which shall be delineated correctly by appropriate markings the various tracts of land in the territory for which the certificate is granted herein, and also the areas of service for which certificates of public convenience and necessity have heretofore been granted by this Commission to said Park Water Company. This map should be reasonably accurate, show the source and date thereof, and include sufficient data to determine clearly and definitely the location of the various properties comprising the entire area served and to be served by this utility; provided, however, that such map shall not thereby be considered by this Commission or any other public body as a final or conclusive determination or establishment of the dedicated areas of service, or any portion thereof.

For all other purposes, the effective date of this Order shall be twenty (20) days from and after the date hereof.

Dated at San Francisco, California, this 27th day of

October, 1942.

Justin J. Casper
W. H. Park
Francis L. Hawley
Richard K. Chase
 Commissioners.