

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

This is an application by Carl R. Mills Water Service to GIFT the water utilities  
To Carriage Oaks Estates Homeowners Association, a non-profit entity established  
In October 20, 1999 in the state of Missouri, Stone county.

Date of Application: Tuesday May 12, 11:26 AM

The homeowners at Carriage Oaks Estates has agreed to accept the GIFT of the  
water system which Mr. Carl R. Mills is extending to them.

Legal Name of Applicant:

Carl R. Mills Water Service.

Legal Name of Recipient:

Carriage Oaks Estates HOA, Inc.

The homeowners at Carriage Oaks Estates have agreed to accept a gift of the water system which Mr. Carl R Mills is extending to them.

The attached application is for the transfer of the water system owned by Mr. Carl R Mills to the HOA of Carriage Oaks Estates, Inc.

Legal Name of Applicant:

Carl R Mills

Carl R Mills Water Service

Sole proprietorship

Phone: 417-338-8870

Fax: 417-239-1228

Email: [mrrsykes@aol.com](mailto:mrrsykes@aol.com) (assisting Mr. Mills with the transaction)

Address: 209 Falling Leaf Ct  
Branson West, MO 65737

This service is located in Stone County, Missouri  
This water service is regulated by the PSC.

Carriage Oaks Estates HOA, Inc. Federal ID: 90-0187992

State of MO ID: N0062567

20 CSR 4240-10.105 Filing Requirements for Electric, Gas, Water, Sewer, and Steam Heating Utility Applications for Authority to Sell, Assign, Lease, or Transfer Assets

**Purpose: Application to the Commission for the Authority to Transfer Water Assets**

- (1) In addition to the requirements of 4 CSR 240-2.060(1), applications for the authority to sell, assign, lease, or transfer assets shall include:

- (A) A brief discussion of the property involved in the transaction, including any franchises, permits, operating rights, or certificates of convenience and necessity.

The well water system is owned by Mr. C. R. Mills who was granted a certificate of convenience and necessity by the commission by their Order File No. WA-2018-0370 issued October 9, 2019.

- (B) A copy of the contract or agreement of sale.

There is no "sale" involved. The Carriage Oaks Estates Homeowners Association, Inc. has agreed to accept the gift of the water system from Mr. C. R. Mills.

- (C) The verification of proper authority by the person signing the application or a certified copy of resolution of the board of directors of each applicant authorizing the proposed action.

Mr. Mills is the sole owner of the C.R. Mills Water Service. He was granted a CCN by the commission's Order, File No. WA-2018-0370 issued October 9, 2019.

- (D) The reasons the proposed sale of the assets is not detrimental to the public interest.

The water assets are not being sold, but are being gifted to the Carriage Oaks Estates Homeowners Association, Inc., a Not-For-Profit organization. The public has not been, and will not be, involved with the water system which only serves the residents of the Carriage Oaks Estates subdivision.

- (E) If the purchaser is subject to the jurisdiction of the commission, a balance sheet and income statement with adjustments showing the results showing the acquisitions of the property.

The water assets are not being purchased, but are being gifted to the Carriage Oaks Estates Homeowners Association, Inc. a Not-For-Profit organization not subject to the jurisdiction of the commission.

- (F) A statement of the impact, if any, the sale, assignment, lease, or transfer of assets will have on the tax revenues of the political subdivisions in which any structures, facilities, or equipment of the companies involved in that sale are located.

There is no impact since the well is now, and will remain, tax exempt from Stone County)

- (2) If the purchaser is not subject to the jurisdiction of the commission, but will be subject to the commission's jurisdiction after the sale, the purchaser must comply with these rules.
- (3) If any of the items required under this rule are unavailable at the time the application is filed, they shall be furnished prior to the granting of the authority sought.

I respectfully request your permission to transfer my Water System to the  
Carriage Oaks Estates Homeowners Association, Inc.

Sincerely.

A handwritten signature in cursive script, appearing to read "Carl R. Mills". The signature is fluid and stylized, with the first name "Carl" being the most prominent part.

Carl R. Mills

# RESULTS

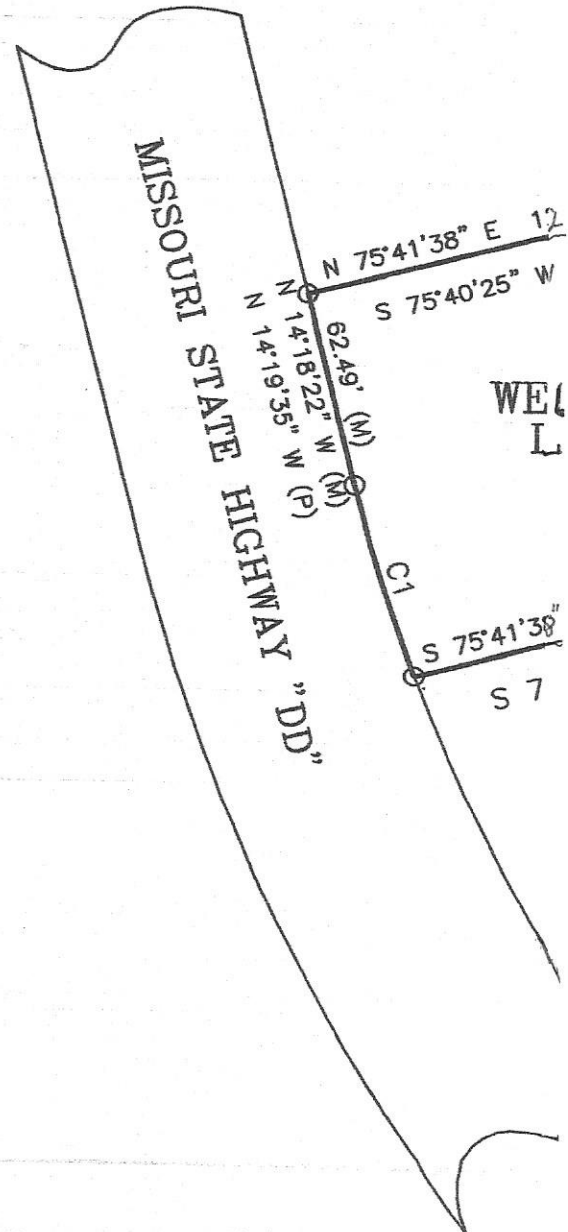
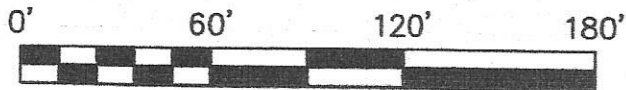
BASIS OF BEARING:  
GPS OBSERVATION OF  
MISSOURI CENTRAL ZONE  
NAD 1983

PLAT REFERENCE:  
BOOK 45 PAGE 62

DEED REFERENCE:  
BOOK 2013 PAGE 19117

ALL DATA MEASURED  
UNLESS OTHERWISE NOTED

SURVEY TYPE  
SUBURBAN



## LEGEND

- EXISTING IRON PIN
- SET PIN WITH CAP  
J-MARK SURVEYING
- (M) MEASURED
- (P) RECORDED PLAT

## CURVE TABLE

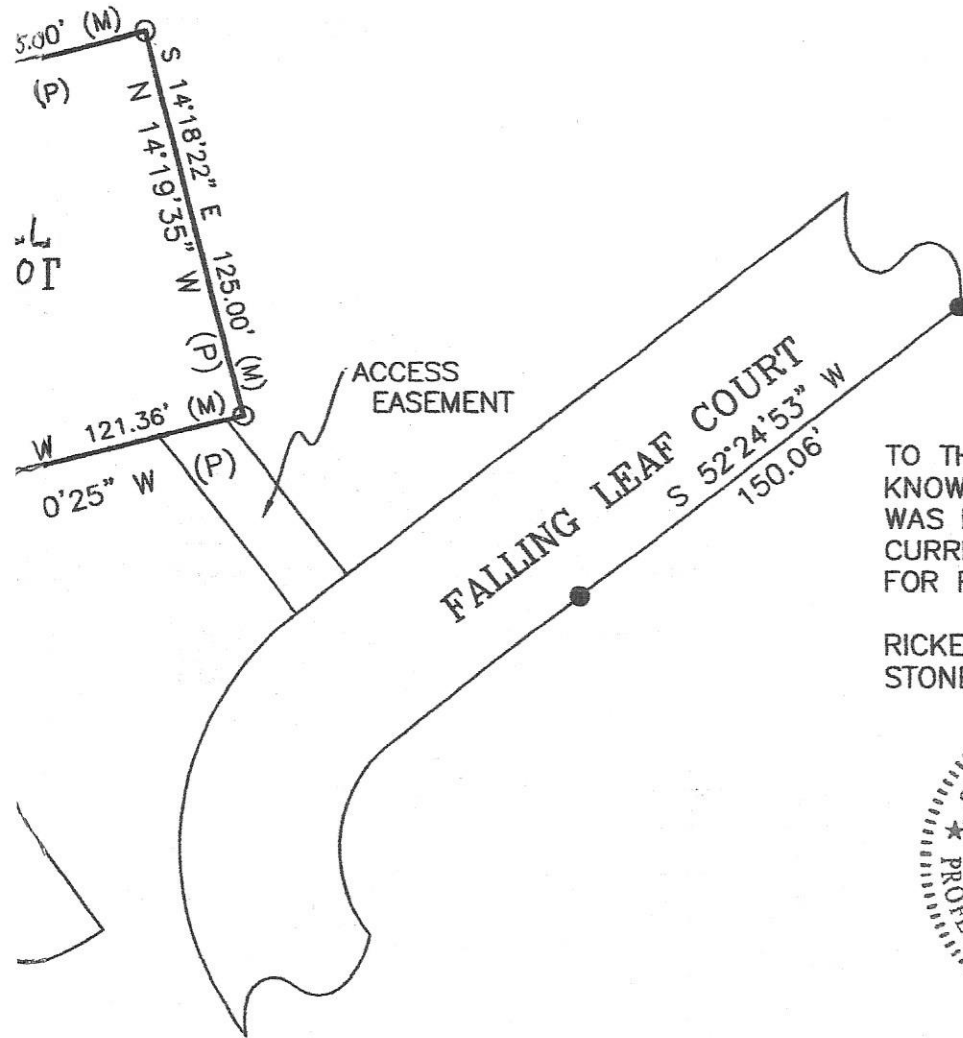
CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEA
C1	06°39'48"	538.69'	62.65'	62.61'	N 17°38'16"

16-045 WELL

# OF SURVEY

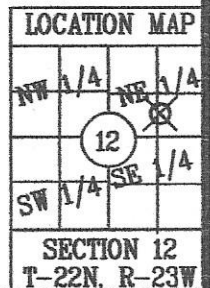
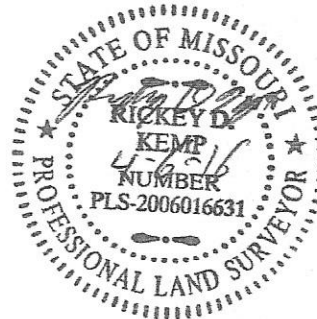
## SURVEY DESCRIPTION:

ALL OF THE WELL LOT, CARRIAGE OAKS ESTATES, PHASE ONE, FINAL PLAT, A SUBDIVISION PER THE RECORDED PLAT THEREOF. LOCATED IN STONE COUNTY, MISSOURI. SUBJECT TO ANY AND ALL ENCUMBRANCES AND RIGHTS RECORDED OR UNRECORDED.



TO THE BEST OF MY INFORMATION, KNOWLEDGE AND BELIEF, THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

RICKEY D. KEMP PLS-2006016631  
STONE COUNTY SURVEYOR



PREPARED FOR:

CARRIAGE OAKS LLC

SCALE: 1"=60'

LOCATION: 100

DRAWN BY: C/ NICK

DATE: 04/06/2016

SECTION 12  
TOWNSHIP 22-N RANGE 23-W

COUNTY: STONE

PREPARED BY:

J-MARK SURVEYING P.O. BOX 623  
HOLLISTER, MISSOURI 65673 (417-739-4517)

RESULTS OF BOUNDARY SURVEY: PHASE ONE  
WELL LOT CARRIAGE OAKS ESTATES

DRAWING NUMBER  
16-045 WELL