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FILED

JUL 21 2008

July 14, 2008

Missouri Public
Service Commission

Jennifer Hernandez, Legal Counsel
Missouri Public Service Commission
P.O. Box 360, Suite 800
Jefferson City MO 65102

Re: *Jerry Reed/Woodland Acres –
Operation as a Public Water Utility*

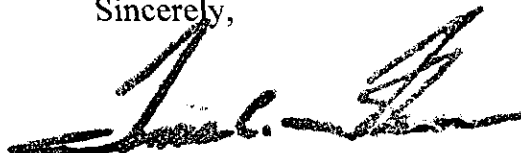
Dear Ms. Hernandez:

Pursuant to my secretary's recent telephone conversations with you, this letter is in response to yours of June 3, 2008 and Mr. Reed's desire to seek authority to operate as a water utility. This further confirms my secretary's telephone conversation with you confirming that this transaction is a totally separate action from that of the Department of Natural Resources.

Accordingly, please accept this letter and the enclosed Application for Certificate of Convenience and Necessity on Mr. Reed's behalf.

Should you need any additional information, please do not hesitate to contact me.

Sincerely,



James C. Johns

JCJ/jke

Enclosure

RECEIVED

JUL 17 2008

COMMISSION COUNSEL
PUBLIC SERVICE COMMISSION

APPLICATION FOR CERTIFICATE OF CONVENIENCE
AND NECESSITY

Comes now Jerry Reed, individually, d/b/a Woodland Acres Water System, and for his Application for Certificate of Convenience and Necessity, in compliance with 4 CSR 240-2.060(1), states as follows:

1. The Applicant is Jerry Reed, doing business as Woodland Acres Water System, with its principal office located at 7210 NE 1031 PRV RD, Lowry City, Missouri 64763.

2. That Applicant's telephone number is 417-644-2358; and, he has no electronic mail address or fax number.

3. The business operated by Applicant is a residential water system and said water system has been in operation since 1996. The wells have been approved by the State of Missouri as Woodland Acres Water System, PWS I.D. #MO5252862.

4. That applicant has no pending action or final unsatisfied judgments or decisions against him from any state or federal agency or court which involve customer service or rates, which action, judgment or decision has occurred within three (3) years of the date of this Application.

5. That no annual report or assessment fees are overdue for Woodland Acres Water System.

6. That there are 13 hook-ups to said well system, with only 9 hook-ups being used full time. The remaining 4 hook-ups are only used 4-5 times per year.


The names and addresses of all landowners on the Woodland Acres Water System
is as follows:

Kary & Becki Hocker, 1019 SE Bordner Drive, Lee's Summit MO 64081
Mike & Yvonne Ruch, 103 EE Kirby Road, Grain Valley MO 64029
Candace Wilcox & Brian Williams, 1519 Lake Road, Liberty MO 64068
Craig & Catherine Bolin, 2517 Tamaqua Ridge Dr., Independence MO 64055
Sean & Regina Roberds, 3120 S. Cedar Crest Court, Independence MO 64057
David & Shanna Kimmis, 3524 Kenwood Avenue, Kansas City MO 64109
Larry Smith & Marilyn Dymmer, 6432 McGee Street, Kansas City MO 64113
Raymond & Brenda Eslick, 7065 NE 1031 Private Road, Lowry City MO 64763
Loren & Debra Close, 7125 NE 1031 Private Road, Lowry City MO 64763
Charles & Shirley Renfrow, 7270 NE 1051 Private Road, Lowry City MO 64763
Jim Tate, 7285 NE 1051 Private Road, Lowry City MO 64763
Robert & Judy Dreier, 7353 NE 1051 Private Road, Lowry City MO 64763
Earl & Barbara Martin, 7445 NE 1051 Private Road, Lowry City MO 64763

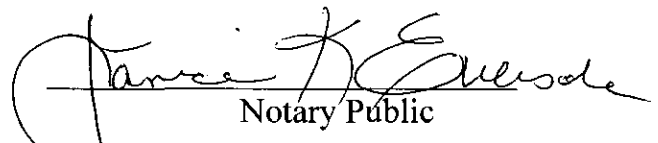
8. The legal description of the area to be certificated is as follows:

See attached Plat.

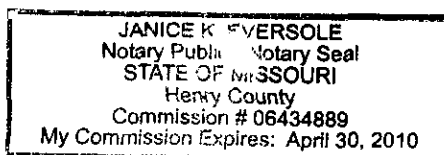
9. That attached hereto is a plat of the land to be certificated.


Jerry Reed

Subscribed and sworn to before me this 14 day of July, 2008.


Notary Public

My Commission Expires:

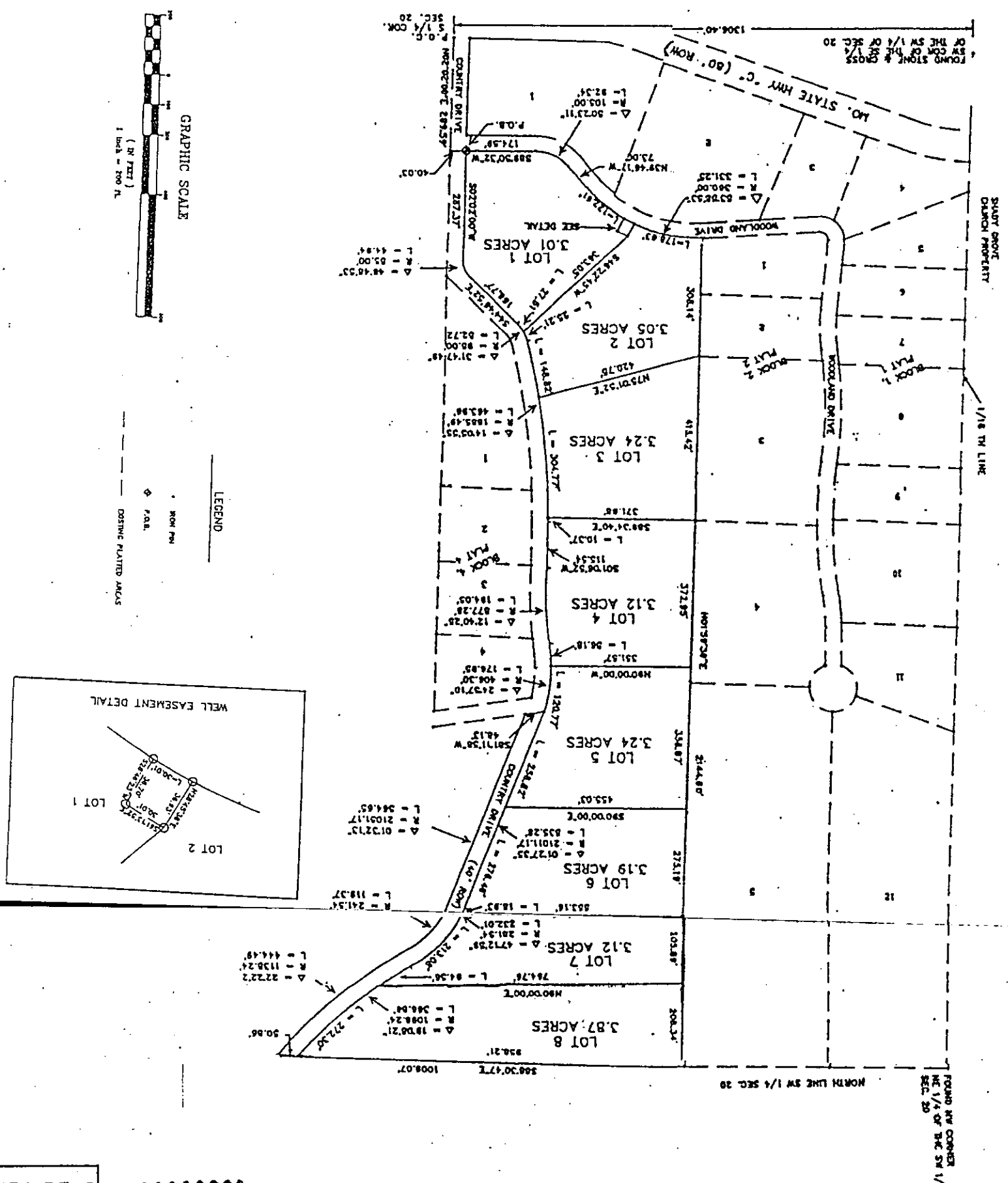




WOODLAND ACRES

BLOCK 3, PLAT 3

(PART OF SECTION 20, TOWNSHIP 39, RANGE 24, ST. CLAIR COUNTY, MISSOURI)



Legal Description:

A tract of land in Section 20, Township 39, Range 24, St. Clair County, Missouri described as commencing at the South quarter corner of said Section 20; Thence N 07°10'00" E along the East Right-of-Way line of County Drive of Block 1, Plat 1 of Woodland Acres a distance of 289.59 feet; Thence S 89°50'32" W a distance of 40.00 feet to the Point of Beginning; Thence S 89°50'32" W a distance of 174.59 feet to a tangent curve to the right having a radius of 105.00 feet; Thence along said curve a distance of 92.34 feet; Thence N 35°46'17" W a distance of 73.00 feet to a tangent curve to the left having a radius of 360.00 feet; Thence along said curve a distance of 331.25 feet; Thence N 01°59'39" E a distance of 214.60 feet; Thence S 88°30'47" E a distance of 1009.07 feet to a curve to the right having a chord bearing of S 50°00'55" W and a radius of 1138.24 feet; Thence along said curve a distance of 444.49 feet to a tangent curve to the left having a radius of 241.54 feet; Thence along said curve a distance of 119.37 feet to a tangent curve to the left having a radius of 2103.17 feet; Thence along said curve a distance of 564.65 feet; Thence S 81°11'35" W a distance of 48.13 feet to a curve to the left having a chord bearing of S 04°28'57" W and a radius of 406.30 feet; Thence along said curve a distance of 176.93 feet to a tangent curve to the right having a radius of 877.28 feet; Thence along said curve a distance of 194.05 feet; Thence S 01°06'32" W a distance of 115.54 feet to a tangent curve to the left having a radius of 1833.49 feet; Thence along said curve a distance of 463.96 feet to a tangent curve to the left having a radius of 95.00 feet; Thence along said curve a distance of 52.72 feet; Thence S 44°46'32" E a distance of 168.77 feet to a tangent curve to the right having a radius of 55.00 feet; Thence along said curve a distance of 44.94 feet; Thence S 02°02'00" W a distance of 287.37 feet to the Point of Beginning. Containing 27.12 acres, more or less.

DEDICATION

The undersigned owner of the above described tract of land has caused the same to be surveyed and subdivided in the manner indicated hereon and said subdivision shall hereafter be known as "Woodland Acres, Block 3, Plat 3".

The roads and easements indicated hereon are hereby dedicated to the use of the property owners for the purpose of ingress and egress and the construction and maintenance of utilities.

All lots are subject to conditions and restrictions set forth in an instrument of even date to be filed hereon.

Henry Reed
President

ATTEST:

Secretary

STATE OF MISSOURI)
COUNTY OF ST. CLAIR)

BEFORE ME, the undersigned authority, on this day personally appeared **Henry Reed**, President, and **Edra L. Bourland**, Secretary of R. & S. Developing, Inc., known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein expressed, and in the capacity therein and herein set out, and as the act and deed of said corporation.

GIVEN under my hand and seal of office at St. Louis City this 5th day of July, A.D. 1996, 1997.

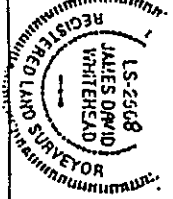
EDRA L. BOURLAND
Notary Public-Notary Seal
STATE OF MISSOURI
ST. CLAIR COUNTY
My Commission Expires JUL 14, 1998

Edra L. Bourland
Notary Public in and for St. Clair County, Mo.

CERTIFICATION

I hereby certify that this survey and plat was prepared by me or under my direct supervision and that I am a duly Registered Land Surveyor under the Laws of the State of Missouri. This survey has been executed in accordance with the Current Minimum Standards for Property Surveys of the Missouri Department of Natural Resources.

James D. Whitehead
DATE June 20, 1996 JAMES D. WHITEHEAD MO. R.L.S. 7508



WOODLAND ACRES
BLOCK 3, PLAT 3

Whitehead Associates
P.O. BOX 161
CLINTON, MISSOURI 64735
(816) 885-8311

DATE	NAME OF OWNER	JOINT	SCALE	P.L. NO.
6/2/96	JH	JOV	1/8"=200'	1 of 1