



November 25, 2020

WUTC Advice 20-2

*VIA ELECTRONIC FILING*

Washington Utilities and Transportation Commission  
ATTN: Mr. Mark L. Johnson, Executive Director and Secretary  
621 Woodland Square Loop SE  
Lacey, WA 98503

Re: Tariff Filing

Dear Mr. Johnson,

Cascadia Water, LLC (“Cascadia Water” or the “Company”) hereby files revisions to the following pages of its WN U-1 Tariff to reflect the addition of the Del Bay water system (“Del Bay”) to its Service Area, in accordance with Washington Administrative Code (“WAC”) 480-110-433(2).

- Second Revision of Sheet No. 1, cancelling First Revision of Sheet No. 1, to add Del Bay to the Cover Sheet of Cascadia Water’s WN U-1 Tariff.
- Second Revision of Sheet No. 2, cancelling Second Revision of Sheet No. 2, to add Del Bay to the Index Page of Cascadia Water’s WN U-1 Tariff.
- Original Sheet No. 96, to add the Rules and Regulations applicable to Del Bay, the Service Area of Del Bay and the flat rate monthly charge that has been and will be applicable to Del Bay customers through November 11, 2021.

Because this is a new service, it is being filed on less than thirty days’ notice, effective November 30, 2020.

Background

On November 12, 2020, Cascadia Water closed a transaction by which it acquired the water supply and distribution system assets of Del Bay Association (d/b/a Del Bay Inc.), an HOA-owned water system with 39 connections located near Freeland, Washington, adjacent to Cascadia Water’s Lehman System on Whidbey Island. The Washington Utilities and Transportation Commission (the “Commission”) has not regulated Del Bay. Cascadia Water is making this filing to incorporate Del Bay into its WN U-1 Tariff, thus bringing Del Bay into the Commission’s regulation.

Original Sheet No. 96 contains the flat rate monthly charge of \$42.50 that Del Bay customers (the 37 connections on improved lots<sup>1</sup>) had been paying under prior ownership (as \$510 per year) and the flat

<sup>1</sup> An “improved lot” has a service line installed and a meter set, is connected and receives service.

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rate monthly charge of \$22.50 that Del Bay customers (the remaining 2 connections on unimproved lots<sup>2</sup>) had been paying under prior ownership (as \$270 per year). As a condition of closing the transaction, Cascadia Water has agreed to retain the \$42.50 and \$22.50 monthly charges (for improved lots and unimproved lots, respectively) for the one-year period ending November 11, 2021,<sup>3</sup> and Cascadia Water's ancillary charges will not be assessed during that one-year period. Effective November 12, 2021, Del Bay customers will be assessed the then-effective rates applicable to Schedule No. 2, Metered Rate Service (for improved lots) or Schedule No. 3, Ready to Serve Service (for unimproved lots), as well as all other applicable charges, for Cascadia Water's Lehman System. Del Bay customers will receive notice of such rates and charges in a bill they receive before November 12, 2021.

Additional Information

Attached is a copy of the notice that Cascadia Water is sending to its new Del Bay customers.

Please address correspondence on this matter as follows:

Culley Lehman  
General Manager  
Cascadia Water, LLC  
18181 SR 525, PO Box 549  
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Sincerely,

Cascadia Water, LLC

/s/ Culley Lehman

Culley Lehman  
General Manager  
Cascadia Water, LLC  
18181 SE 525, PO Box 549  
Freeland, WA 98249  
Telephone: 360.331.7388  
Email: [culley@cascadiawater.com](mailto:culley@cascadiawater.com)

Attachments

NEW-Cascadia-WUTC-Advice-20-2-Trf-Sheet-1-11-25-2020  
NEW-Cascadia-WUTC-Advice-20-2-Trf-Sheet-2-11-25-2020  
NEW-Cascadia-WUTC-Advice-20-2-Trf-Sheet-96-11-25-2020  
NEW-Cascadia-WUTC-Advice-20-2-Welcome-Ltr-11-25-2020

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<sup>2</sup> An "unimproved lot" has a service line installed but is not connected (through a meter or otherwise) and does not receive service.

<sup>3</sup> As the 37 "improved lots" have meter sets, those customers will be receiving feedback from Cascadia Water as to their meter reading/usage throughout the period ending November 11, 2021. The 2 "unimproved lots" do not have meter sets (and do not receive service), so those ready-to-serve customers will not be receiving such data.