

**MEMORANDUM**

To: A. Shonta Dunston, Chief Clerk

From: Joanna Garcia-Morin  
Public Staff Water, Sewer and Telephone Division

Date: March 18, 2024

Re: **Joinery Two Owner LLC**  
**Docket No. WR-4592, Sub 0, Filed on March 4, 2024**  
Application for Certificate of Authority to Charge for Water and/or Sewer Service and for Approval of Rates for Apartment Complexes and Manufactured Home Parks

Service Area: The Joinery Apartments Phase II  
County: Mecklenburg  
Supplier: City of Charlotte  
No. of Customers: 360  
Billing Method: Full Capture

The Public Staff has reviewed the subject filing and recommends approval of the Certificate of Authority and rates as follows:

Water usage charge:	\$2.03 per ccf	or	\$2.71 per 1,000 gallons
Sewer usage charge:	\$5.66 per ccf	or	\$7.57 per 1,000 gallons
Monthly administrative fee:	\$3.75 per unit (billing fee)		

Based on 4,000 gallons average monthly usage, the monthly water/sewer utility bill is \$44.87.

An order needs to be issued by April 3, 2024.

cc: Janice Fulmore  
Nick Jeffries  
Jenny Li  
Ann Winstead  
File