

**PETERS TOWNSHIP SANITARY AUTHORITY**

**Audited Financial Statements and  
Required Supplementary Information**

**For the Years Ended  
December 31, 2023 and 2022**

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# GUTHRIE, BELCZYK & ASSOCIATES, P.C.

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## INDEPENDENT AUDITORS' REPORT

To the Members of the Board  
**PETERS TOWNSHIP SANITARY AUTHORITY**  
McMurray, Pennsylvania

### **Opinion**

We have audited the accompanying financial statements of **PETERS TOWNSHIP SANITARY AUTHORITY**, which comprise the statements of net position as of December 31, 2023 and 2022, and the related statements of revenues, expenses and changes in net position, and cash flows for the years then ended, and the related notes to the financial statements.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of **PETERS TOWNSHIP SANITARY AUTHORITY** as of December 31, 2023 and 2022, and the respective changes in financial position and cash flows thereof for the years then ended in accordance with accounting principles generally accepted in the United States of America.

### **Basis for Opinion**

We conducted our audits in accordance with auditing standards generally accepted in the United States of America. Our responsibilities under those standards are further described in the Auditors' Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of **PETERS TOWNSHIP SANITARY AUTHORITY** and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

### **Responsibilities of Management for the Financial Statements**

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about **PETERS TOWNSHIP SANITARY AUTHORITY's** ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

### **Auditors' Responsibilities for the Audit of the Financial Statements**

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards, we:

- exercise professional judgment and maintain professional skepticism throughout the audit.
- identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of **PETERS TOWNSHIP SANITARY AUTHORITY's** internal control. Accordingly, no such opinion is expressed.
- evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about **PETERS TOWNSHIP SANITARY AUTHORITY's** ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audits.

### **Required Supplementary Information**

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audits of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

A handwritten signature in black ink that reads "Guthrie, Belczyk & Associates, P.C." The signature is written in a cursive, slightly slanted style.

**Guthrie, Belczyk, & Associates, P.C.**

Eighty Four, Pennsylvania

June 12, 2024

## **PETERS TOWNSHIP SANITARY AUTHORITY**

### Management Discussion and Analysis

December 31, 2023

This section of the annual financial statements presents management's discussion and analysis of the Authority's financial performance during the year ended December 31, 2023.

#### **DESCRIPTION OF THE ORGANIZATION**

**PETERS TOWNSHIP SANITARY AUTHORITY**, a municipal corporation organized under the provisions of the Municipal Authorities Act of 1945 as amended, was incorporated on March 20, 1964, and its corporate life currently extends until August 1, 2050. The Authority was created for the purpose of providing and maintaining sanitary sewer collection, conveyance, and treatment systems for the western portion of Peters Township.

The sewer system provides sewerage service to customers in the following areas in the Township: Brush Run Service Area, Donaldson's Crossroads Service Area, and Marella Manor Service Area with conveyance by Upper St. Clair Township to ALCOSAN for treatment (ALCOSAN/Upper St. Clair).

The sewerage system is comprised of the Brush Run Water Pollution Control Plant (BRWPCP) with a design flow of 2.3 million gallons per day (MGD), and the Donaldson's Crossroads Water Pollution Control Plant (DCWPCP) with a design flow of 1.75 MGD.

#### **OVERVIEW OF THE FINANCIAL STATEMENTS**

In accordance with Governmental Accounting Standards Board pronouncements, the Authority's basic financial statements consist of the following:

##### ***Statement of Net Position***

The statement of net position presents information that includes all of the Authority's assets, deferred outflows of resources, liabilities and deferred inflows of resources, with the difference reported as net position. Over time, increases or decreases in net position may serve as a useful indicator as to whether the financial position of the Authority as a whole is improving or deteriorating.

##### ***Statement of Revenues, Expenses and Changes in Net Position***

The statement of revenues, expenses and changes in net position reports how the Authority's net position changed during the current fiscal year. All current year revenues and expenses are included, regardless of when cash is received or paid. This statement distinctly separates operating from non-operating revenues and expenses. The change in net position at the end of the statement reconciles beginning and ending total net position as shown on the statement of net position.

## **PETERS TOWNSHIP SANITARY AUTHORITY**

### Management Discussion and Analysis

December 31, 2023

#### **OVERVIEW OF THE FINANCIAL STATEMENTS (continued)**

##### ***Statement of Cash Flows***

The statement of cash flows provides information regarding the increase or decrease in cash resulting from operating activities, capital and related financing activities, investing activities and other nonoperating activities.

##### ***Notes to the Financial Statements***

Notes to the financial statements provide additional information that is essential to a full understanding of the Authority's financial statements. The notes to the financial statements begin immediately following the basic financial statements indicated above.

In addition to the above items, the Authority's Annual Financial Report includes Management's Discussion and Analysis.

#### **FINANCIAL ANALYSIS**

In the opinion of management, the Authority's financial condition remained strong at year end with adequate liquid assets, a reliable cash flow, a well-organized capital improvement plan and reliable treatment plants and sewer systems to meet demand and provide for customer growth. The statements are summarized below with brief analyses which support the Authority's position.

##### ***Financial Highlights***

- The Authority's total net position increased by approximately \$1,383,000 or 3.8% between 2022 and 2023.
- Operating revenues increased approximately \$38,000 or 0.9% from 2022.
- Operating expenses decreased approximately \$71,000 or 1.8% over the prior fiscal year.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**OVERVIEW OF THE FINANCIAL STATEMENTS (continued)**

***Net Position***

Total net position increased by approximately \$1,383,000 during the fiscal year ended December 31, 2023, as summarized below:

	<b><u>ASSETS</u></b>		
	<b><u>2023</u></b>	<b><u>2022</u></b>	<b><u>Increase / (Decrease)</u></b>
<b><u>ASSETS</u></b>			
Current assets	\$ 9,097,711	\$ 8,129,907	\$ 967,804
Property, Plant & Equipment – net	50,462,940	50,802,169	( 339,229)
Other assets	36,958	54,381	( 17,423)
<b><u>TOTAL ASSETS</u></b>	<b><u>\$ 59,597,609</u></b>	<b><u>\$ 58,986,457</u></b>	<b><u>\$ 611,152</u></b>
<b><u>LIABILITIES</u></b>			
Current liabilities	\$ 1,016,011	\$ 995,613	\$ 20,398
Long-term liabilities	20,757,071	21,547,786	( 790,715)
<b><u>Total Liabilities</u></b>	<b><u>21,773,082</u></b>	<b><u>22,543,399</u></b>	<b><u>( 770,317)</u></b>
<b><u>DEFERRED INFLOWS OF RESOURCES</u></b>	<b><u>43,896</u></b>	<b><u>45,891</u></b>	<b><u>( 1,995)</u></b>
<b><u>NET POSITION</u></b>			
Invested in capital assets – net of related debt	29,040,290	28,522,376	517,914
Unrestricted	8,740,341	7,874,791	865,550
<b><u>Total Net Position</u></b>	<b><u>37,780,631</u></b>	<b><u>36,397,167</u></b>	<b><u>1,383,464</u></b>
<b><u>TOTAL LIABILITIES AND NET POSITION</u></b>	<b><u>\$ 59,597,609</u></b>	<b><u>\$ 58,986,457</u></b>	<b><u>\$ 611,152</u></b>

A portion of net position, approximately \$29,040,000, represents the Authority's investment in property, plant and equipment, net of accumulated depreciation and related debt. Restricted net position represents those assets that have been limited to uses specified either externally by grantors, auditors, or by laws and regulations, or internally, through legal provisions or enabling legislation, net of any unspent portion of debt proceeds and liabilities relating to those assets. For **PETERS TOWNSHIP SANITARY AUTHORITY**, there were no restricted net assets at December 31, 2023. Unrestricted net position is available to fund future projects or future operations. The balance of unrestricted net position increased by approximately \$866,000 during the 2023 fiscal year. This increase was the result of greater investment opportunities for cash accounts, the paying down of outstanding debt, and the net effect of developer contributed sewer infrastructure.



**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**FINANCIAL ANALYSIS (continued)**

***Change in Net Position***

Operating revenues consist primarily of residential and non-residential sewerage services. A summary of the Authority's operating revenues and expenses are as follows for the years ended December 31, 2023 and 2022:

	<u>2023</u>	<u>2022</u>	<u>Increase/ (Decrease)</u>
<b><u>OPERATING REVENUES</u></b>			
Residential sewer	\$ 3,407,114	\$ 3,395,457	\$ 11,657
Non-residential sewer	845,642	870,308	( 24,666)
Other	<u>235,901</u>	<u>185,237</u>	<u>50,664</u>
<b><u>Total Operating Revenues</u></b>	4,488,657	4,451,002	37,655
<b><u>OPERATING EXPENSES</u></b>	<u>3,978,619</u>	<u>4,049,676</u>	<u>( 71,057)</u>
<b><u>Income from Operations</u></b>	<u>\$ 510,038</u>	<u>\$ 401,326</u>	<u>\$ 108,712</u>

The Authority experienced an overall slight increase from the prior year in sewer service revenues. This increase is attributable to a combination of new residential customers, the water company's replacement of broken water meters, which resulted in back-billing of customers, and an increase in fees collected for dye testing relative to property sales and transfers.

Total operating expenses decreased overall by approximately \$71,000 from the prior year. The largest decrease was in maintenance and repair expense. This was attributed to a postponement of annual sewer line cleaning, television and rehabilitation. Other increases and decreases in operating expenses are minimal and vary year to year depending on necessities.

***Nonoperating Revenues (Expenses)***

Nonoperating revenues (expenses) include tap-in fees, interest income and expense, bond costs, and gain or loss on disposal of assets. These categories resulted in approximately \$9,000 and \$(47,000) in net revenues (expenses), respectively, for the years ended December 31, 2023 and 2022.

Income before capital contributions increased from approximately \$354,000 in 2022 to approximately \$519,000 in 2023, a swing of approximately \$165,000.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**FINANCIAL ANALYSIS (continued)**

***Nonoperating Revenues (Expenses) (continued)***

Capital contributions consist primarily of developer contributions to systems and capital grants. Total capital contributions for the years ended December 31, 2023 and 2022, were approximately \$864,000 and \$0, respectively.

**BUDGETARY INFORMATION**

The following table is a comparison of actual revenues for the year ended December 31, 2023, to the original budgeted amounts for the same period.

	<u>ACTUAL</u>	<u>BUDGET</u>	<u>OVER (UNDER) BUDGET</u>
<b><u>OPERATING REVENUES</u></b>			
Sewer service:			
Residential	\$ 3,407,114	\$ 3,474,000	\$ ( 66,886)
Non-residential	<u>845,642</u>	<u>882,000</u>	<u>( 36,358)</u>
<b><u>Total Sewer Service Revenues</u></b>	4,252,756	4,356,000	( 103,244)
Miscellaneous operating revenues	<u>235,901</u>	<u>145,704</u>	<u>90,197</u>
<b><u>Total Operating Revenues</u></b>	<u>\$ 4,488,657</u>	<u>\$ 4,501,704</u>	<u>\$ ( 13,047)</u>

As indicated above, sewer service revenues were under budget by approximately \$103,000 due to postponement and slow construction of several housing developments, resulting in less 2023 customers than budgeted, a decrease in water consumption attributed to more efficient plumbing apparatuses, and less summer watering, which is always subjective.

Miscellaneous operating revenues were over budget by approximately \$90,000. This was a result of greater demand for dye testing required for property sales and transfers, larger returns on investment interest earnings, penalties on delinquent customers, the enrollment in the curtailment program for 2021/2022, and a gain on the sale of an asset.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**BUDGETARY INFORMATION (continued)**

The following table is a comparison of actual expenses for the year ended December 31, 2023, to the original budgeted amounts for the same time period:

	<u>ACTUAL</u>	<u>BUDGET</u>	<u>OVER (UNDER) BUDGET</u>
<b><u>OPERATING EXPENSES</u></b>			
Materials and supplies	\$ 44,496	\$ 56,386	\$ ( 11,890)
Chemicals	144,112	180,021	( 35,909)
Lab supplies	49,101	52,850	( 3,749)
Vehicles	36,787	37,900	( 1,113)
Equipment/facilities	75,096	81,050	( 5,954)
Equipment replacement allowance	0	355,000	( 355,000)
Maintenance and repair	142,264	400,600	( 258,336)
Utilities	180,126	197,694	( 17,568)
Biosolids	115,829	116,000	( 171)
Salaries and wages	999,961	1,063,434	( 63,473)
Employee benefits	317,024	337,153	( 20,129)
Travel and meetings	10,421	14,500	( 4,079)
Computers and networking	43,517	54,730	( 11,213)
POTW fees	52,382	66,000	( 13,618)
Professional services	63,306	69,521	( 6,215)
Insurance	122,705	118,600	4,105
Administrative services	<u>47,670</u>	<u>48,400</u>	<u>( 730)</u>
<b><u>Total Operating Expenses</u></b>	<u>\$ 2,444,797</u>	<u>\$ 3,249,839</u>	<u>\$ ( 805,042)</u>

Depreciation expense is not included in the actual column for operations as this is a non-cash item and therefore not included in the budgeting process. The line item equipment replacement allowance is a budgetary item for replacements in the system that would extend or replace the useful life of an asset and that would have been capitalized for financial statement purposes. Any balance remaining (under budget amount) is transferred to the capital improvements fund in order to fund the capital plan.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**BUDGETARY INFORMATION (continued)**

Total operating expenses were under budget by approximately 805,000 as illustrated above. However, when the equipment replacement allowance is subtracted, the amount under budget is approximately \$450,000. The largest variance categories were salaries and wages expense, and maintenance expense. This was attributed to the conservative budgeting for 2023, postponement of annual sewer line cleaning, televising and rehabilitation, and no major repairs. Payroll was under budget due primarily to one employee on workers' compensation and the resignation of another employee. Additionally, there was very little overtime worked and limited hours for summer help.

The following table is a comparison of nonoperating revenues (expenses) for the year ended December 31, 2023, to the original budgeted amounts for the same time period:

	<u>ACTUAL</u>	<u>BUDGET</u>	<u>VARIANCE</u>
<b><u>NONOPERATING REVENUES/(EXPENSES)</u></b>			
Tap-in fees	\$ 121,078	\$ 240,000	\$ ( 118,922)
Interest income	217,950	40,000	177,950
Interest expense	( 362,764)	( 224,095)	( 138,669)
Amortization	( 1,629)	0	( 1,629)
Gain on disposal of assets	34,642	0	34,642
Other income (expense)	2	0	2
<b><u>Total Nonoperating Revenues (Expenses)</u></b>	<u>\$ 9,279</u>	<u>\$ 55,905</u>	<u>\$ ( 46,626)</u>

Total nonoperating revenues/expenses had a negative variance of approximately \$47,000 as illustrated above. Tap-in fees were under budget due to the postponement of several new housing developments. Interest income was over budget due to higher yields and greater cash balances available for investment. Bond costs, amortization, and loss on disposal of assets were not budgeted. Gain on disposal of assets was due to the sale of a disposed asset.

***Results of Operations***

Operating revenues were sufficient to meet all operating expenses, with income before capital contributions of \$519,317. Ideally, this net increase should approach or surpass the annual depreciation expense. By doing so, the revenue surplus generated would provide adequate funds for the future rehabilitation and replacement of the capital assets. While the Authority does not budget directly for depreciation expense, it does include in its operating budget a line item for "equipment replacement allowance". The combination of nonoperating revenue and equipment replacement allowance will normally approximate depreciation expense. The Authority's policy of restricting the use of nonoperating revenues to reinvestment in capital assets along with budgeting for future asset replacement (depreciation) is a cornerstone of the Authority's long-term strategic plan. The current user pays for all operation and maintenance costs, including asset preservation, debt retirement, plus a reasonable portion of depreciation, and the new user pays the maximum connection fee permitted by law for equity buy-in. These policies provide adequate funding of a capital improvement plan that can focus on providing the lowest life cycle costs for the maintenance and replacement of assets, with the objective of maintaining sewer use rates at affordable levels.

## **PETERS TOWNSHIP SANITARY AUTHORITY**

### Management Discussion and Analysis

December 31, 2023

#### **CAPITAL IMPROVEMENT PLANNING**

The Authority uses its capital assets to provide wastewater treatment and disposal services. Although the Authority's investment in its capital assets is reported net of related debt, it should be noted that the resources to repay this debt must be provided from other sources (charges for services), since the capital assets themselves are not intended to be used to liquidate these liabilities. Since the Authority relies on its capital assets for its source of revenue, maintaining these capital assets in proper working condition and planning for their rehabilitation or replacement at the end of their useful life is crucial to the long-term financial condition of the Authority. The Authority has a well-defined ten-year capital improvement plan to budget for the timely rehabilitation and replacement of these capital assets. The plan is updated annually in conjunction with the operating budget. For 2023, planned capital expenditures totaled \$481,700 with \$403,420 actually expended. The difference in the amount expended was attributed to the delay of several sewer projects as a result of difficulty in obtaining necessary materials.

Major capital expenditures during 2023 included the following:

- Engineering associated with the Brush Run Treatment NPDES permit renewal, and the Brush Run Water System Upgrade project.
- Engineering associated with the design phase of 2 major sewer line replacements.
- Completion of a small sewer line project, which involved a customer swap with a neighboring municipality.
- Minor improvements at the Brush Run Treatment facility; lighting replacements and upgrades, conveyor belt and pump replacement.
- Completion of the communications system upgrades.

The Authority funds its capital improvement plan by a self-imposed restriction on the use of its tap-in fee revenue and other nonoperating revenues to the replacement or rehabilitation of infrastructure assets as they approach the end of their useful life, or to the construction of expanded facilities. This policy provides for the timely replacement of infrastructure assets, a steady increase in net asset value, as well as a minimization of reliance on borrowed funds.

#### **CAPITAL ASSETS**

At December 31, 2023, the Authority had approximately \$50,500,000 invested in plant assets, stated at cost, net of depreciation, including land, buildings and sewage treatment facilities, equipment, vehicles and construction in progress. This represents a net decrease of approximately \$340,000 over the prior year.

Major additions and disposals of capital assets consisted of the following transactions:

- Sale of assets and disposal of obsolete/not in use assets
- Completion of major improvements to the treatment plants including; building, machinery, and equipment, which resulted in a large increase in yearly depreciation
- Purchase of new vehicle
- Completion of new permits for treatment facilities

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**LONG-TERM DEBT**

The Authority has outstanding debt associated with the construction of capital improvements. Long-term debt at December 31, 2023, is summarized as follows:

	<b>Balance Beginning of Year</b>	<b>Additions</b>	<b>Reductions</b>	<b>Balance End of Year</b>
Sewer Revenue Bonds	\$ 8,960,000	\$ 0	\$ ( 90,000)	\$ 8,870,000
Notes payable	13,435,814	0	( 772,187)	12,663,627
<b><u>TOTAL</u></b>	<b><u>\$ 22,395,814</u></b>	<b><u>\$ 0</u></b>	<b><u>\$ ( 862,187)</u></b>	<b><u>\$ 21,533,627</u></b>

**ECONOMIC FACTORS AND NEXT YEAR'S BUDGET**

The Authority's operating budget and 10-year capital plan provide for meeting environmental regulations, planning for future growth, fulfilling customer expectations, servicing our debt, and providing a safe and healthy environment for our employees.

**BUDGET FOR 2024**

The estimated revenue requirements to meet 2024 operating expenses and debt service are approximately \$4.7 million. A rate increase is budgeted to meet the current expenses.

The significant factors considered in developing the 2024 operating budget include:

- The 6.8% sewer rate increase for the 2024 budget.
- Overall operating expenses are projected to increase by typical inflationary rates, with the exception of chemicals and landfill fees for sludge disposal.
- The completion of the annual sewer rehabilitation project
- Increase of the equipment replacement in order to continue to invest in aging sewer infrastructure.
- Increase in salaries and wages with the replacement of two personnel
- Health insurance increases with the replacement of personnel and consistent with health insurance cost trends.
- The non-operating expenses which include interest expense associated with the borrowed funds for the Donaldson's Crossroads treatment plant replacement project and the Conveyance System Sewer Replacement project.

The 2024 capital plan priorities are budgeted at \$3.9 million, including the Brush Run facility potable water upgrade, continuation of the Brush Run permit renewal process, design of replacements of two sewer projects, construction of a small sewer project, and vehicle purchase. The Authority was awarded grant proceeds to contribute to the construction of the sewer replacement projects.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Management Discussion and Analysis

December 31, 2023

**SEWAGE RATES**

When setting the budget, the Authority considers “affordability” to its customers. The historic rule of thumb for affordability of water utilities services is 1.0% of the median household income of the customer base or lower. However, adjusting for today’s increased environmental standards, the rule of thumb for affordability most often cited is 1.5%.

The cost of sewage service for the Authority’s average projected residential customer in 2024 was \$547 annually, which equates to 0.39% of the Peters Township median household income. Even when compared to the broader Pennsylvania state median household income, our annual sewer charge is only 0.8%. Therefore, it is reasonable to conclude that our rates remain affordable for the community.

The Authority sewer rates for 2024 are as follows:

**Residential and Non-Residential Establishments**

Minimum charge	\$44.00/qtr/EDU
Usage	\$8.65/1,000 gallons

**FUTURE USER RATE INCREASES**

When evaluating the 2024 budget, based upon new customers in the system, a 6.8% rate increase is required.

Therefore, future rates are anticipated to be increased according to inflationary rates for normal operating expenses if needed.

**CONTACTING THE AUTHORITY’S MANAGEMENT**

This financial report is designed to provide our customers with a general overview of the Authority’s finances and to show the Board’s accountability for the money it receives. If you have any questions regarding this report or wish to request additional financial information, please contact Ms. Patricia L. Mowry, Financial Controller of Peters Township Sanitary Authority, 111 Bell Drive, McMurray, PA 15317, (724) 941-6709.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Statements of Net Position

December 31, 2023 and 2022

	<u>2023</u>	<u>2022</u>
<b><u>ASSETS</u></b>		
<b><u>CURRENT ASSETS</u></b>		
Cash and cash equivalents	\$ 2,727,351	\$ 3,031,395
Certificates of deposit	1,243,686	3,891,863
Investments	3,908,556	0
Accounts receivable	1,008,126	1,022,066
Tap-in and assessments receivable – current	228	782
Inventory	48,456	44,610
Prepaid expenses	161,308	132,889
Other current assets	0	6,302
<b><u>Total Current Assets</u></b>	<b>9,097,711</b>	<b>8,129,907</b>
<b><u>PROPERTY, PLANT AND EQUIPMENT</u></b> – net	<b>50,462,940</b>	<b>50,802,169</b>
<b><u>OTHER ASSETS</u></b>		
Funds held by trustee	651	2
Tap-in and assessments receivable – net	740	17,183
Prepaid insurance on bonds	35,567	37,196
<b><u>Total Other Assets</u></b>	<b>36,958</b>	<b>54,381</b>
<b><u>TOTAL ASSETS</u></b>	<b>\$ 59,597,609</b>	<b>\$ 58,986,457</b>

See the accompanying *Notes to the Financial Statements*



**PETERS TOWNSHIP SANITARY AUTHORITY**

Statements of Net Position (continued)

December 31, 2023 and 2022

**LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND NET POSITION**

	<b><u>2023</u></b>	<b><u>2022</u></b>
<b><u>CURRENT LIABILITIES</u></b>		
Notes payable – current portion	\$ 743,188	\$ 772,189
Bonds payable – current portion	100,000	90,000
Accounts payable	20,496	27,078
Accrued interest	81,635	77,546
Other liabilities	<u>70,692</u>	<u>28,800</u>
<b><u>Total Current Liabilities</u></b>	1,016,011	995,613
<b><u>LONG-TERM LIABILITIES</u></b>		
Notes payable – net	11,920,439	12,663,625
Bonds payable – net	8,659,023	8,753,979
Other noncurrent liabilities	<u>177,609</u>	<u>130,182</u>
<b><u>Total Long-Term Liabilities</u></b>	20,757,071	21,547,786
<b><u>DEFERRED INFLOWS OF RESOURCES</u></b>		
Deferred charge on refunding	43,896	45,891
<b><u>NET POSITION</u></b>		
Invested in capital assets – net of related debt	29,040,290	28,522,376
Unrestricted	<u>8,740,341</u>	<u>7,874,791</u>
<b><u>Total Net Position</u></b>	<u>37,780,631</u>	<u>36,397,167</u>
<b><u>TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND NET POSITION</u></b>	<b><u>\$ 59,597,609</u></b>	<b><u>\$ 58,986,457</u></b>

See the accompanying *Notes to the Financial Statements*

**PETERS TOWNSHIP SANITARY AUTHORITY**

Statements of Revenues, Expenses and Changes in Net Position  
for the years ended December 31, 2023 and 2022

	<u>2023</u>	<u>2022</u>
<b><u>OPERATING REVENUES</u></b>	\$ 4,488,657	\$ 4,451,002
<b><u>OPERATING EXPENSES</u></b>		
Materials and supplies	44,496	42,907
Chemicals	144,112	117,271
Lab supplies	49,101	55,071
Vehicles	36,787	52,974
Equipment/facilities	75,096	74,331
Maintenance and repair	142,264	328,365
Utilities	180,126	193,380
Biosolids	115,829	118,238
Salaries and wages	999,961	986,867
Employee benefits	317,024	306,989
Travel and meetings	10,421	12,041
Computers and networking	43,517	50,637
POTW fees	52,382	43,583
Professional services	63,306	65,071
Insurance	122,705	116,670
Administrative services	47,670	42,773
Depreciation	<u>1,533,822</u>	<u>1,442,508</u>
<b><u>Total Operating Expenses</u></b>	<u>3,978,619</u>	<u>4,049,676</u>
<b><u>Income from Operations</u></b>	510,038	401,326
<b><u>NONOPERATING REVENUES (EXPENSES)</u></b>		
Tap-in fees	121,078	170,396
Interest income	217,950	86,510
Interest expense	( 362,764)	( 345,707)
Amortization	( 1,629)	( 1,629)
Gain/(Loss) on disposal of assets	34,642	37,838
Other income/(expense)	<u>2</u>	<u>5,479</u>
<b><u>Total Nonoperating Revenues (Expenses)</u></b>	<u>9,279</u>	<u>( 47,113)</u>
<b><u>Income Before Capital Contributions</u></b>	519,317	354,213

See the accompanying *Notes to the Financial Statements*

**PETERS TOWNSHIP SANITARY AUTHORITY**

Statements of Revenues, Expenses and Changes in Net Position (continued)  
for the years ended December 31, 2023 and 2022

	<u>2023</u>	<u>2022</u>
<b><u>Capital Contributions</u></b>		
Developer contributions to systems	<u>864,147</u>	<u>0</u>
<b><u>Change in Net Position</u></b>	1,383,464	354,213
Net position – beginning of year	<u>36,397,167</u>	<u>36,042,954</u>
<b><u>NET POSITION – END OF YEAR</u></b>	<u>\$ 37,780,631</u>	<u>\$ 36,397,167</u>

See the accompanying *Notes to the Financial Statements*

**PETERS TOWNSHIP SANITARY AUTHORITY**  
 Statements of Cash Flows  
 for the years ended December 31, 2023 and 2022

	<b>2023</b>	<b>2022</b>
<b><u>CASH FLOWS FROM OPERATING ACTIVITIES:</u></b>		
Cash received from customers	\$ 4,502,597	\$ 4,440,370
Cash paid to employees	( 1,000,191)	( 985,551)
Cash paid to suppliers	( 1,372,410)	( 1,608,387)
<b><u>Net Cash Flows Provided by (Used in) Operating Activities</u></b>	<b>2,129,996</b>	<b>1,846,432</b>
<b><u>CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:</u></b>		
Receipt of tap-in fees	122,653	171,198
Principal payments on and redemptions of bonds	( 90,000)	( 110,000)
Principal payments on notes	( 772,187)	( 701,032)
Payment of interest	( 355,626)	( 344,038)
Purchase of capital assets	( 348,804)	( 380,606)
<b><u>Net Cash Flows Provided by (Used in) Capital and Related Financing Activities</u></b>	<b>( 1,443,964)</b>	<b>( 1,364,478)</b>
<b><u>CASH FLOWS FROM INVESTING ACTIVITIES:</u></b>		
(Increase)/Decrease in funds held by trustee	( 649)	14
(Increase)/Decrease in certificates of deposit	2,648,177	( 337,512)
(Increase)/Decrease in investments	( 3,908,556)	0
Proceeds from sale of fixed assets	53,000	228,447
Receipt of interest	217,950	86,510
Receipt of other income	2	5,479
<b><u>Net Cash Flows Provided by (Used in) Investing Activities</u></b>	<b>( 990,076)</b>	<b>( 17,062)</b>
<b><u>Net Change in Cash</u></b>	<b>( 304,044)</b>	<b>464,892</b>
Cash and cash equivalents – beginning of year	3,031,395	2,566,503
<b><u>CASH AND CASH EQUIVALENTS – END OF YEAR</u></b>	<b>\$ 2,727,351</b>	<b>\$ 3,031,395</b>

See the accompanying *Notes to the Financial Statements*

**PETERS TOWNSHIP SANITARY AUTHORITY**  
 Statements of Cash Flows (continued)  
 for the years ended December 31, 2023 and 2022

	<b>2023</b>	<b>2022</b>
<b><u>RECONCILIATION OF OPERATING INCOME</u></b>		
<b><u>TO NET CASH FLOWS FROM OPERATING ACTIVITIES:</u></b>		
Operating income	\$ 510,038	\$ 401,326
Depreciation	1,533,822	1,442,508
(Increase) decrease in:		
Accounts receivable	13,940	( 10,632)
Inventory	( 3,846)	606
Prepaid expenses	( 28,419)	( 15,383)
Other current assets	6,302	( 6,302)
Increase (decrease) in:		
Accounts payable	( 6,582)	( 20,174)
Other liabilities	41,892	19,200
Other noncurrent liabilities	62,849	35,282
	<u>\$ 2,129,996</u>	<u>\$ 1,846,432</u>
<b><u>NET CASH FLOWS PROVIDED BY OPERATING ACTIVITIES</u></b>		
 <b><u>SCHEDULE OF NONCASH TRANSACTIONS:</u></b>		
Developer contributions to systems	<u>\$ 864,147</u>	<u>\$ 0</u>

See the accompanying *Notes to the Financial Statements*

## **PETERS TOWNSHIP SANITARY AUTHORITY**

### Notes to the Financial Statements

December 31, 2023 and 2022

#### **Note 1 - Nature of Operations**

**PETERS TOWNSHIP SANITARY AUTHORITY** is a municipal authority formed pursuant to the Municipal Authorities Act of 1945, as amended. The Authority was incorporated in 1964 to acquire, hold, construct, improve, maintain and operate, own, lease, either in the capacity of lessor or lessee, sewers, sewer systems or parts thereof and sewage treatment works. The Authority owns the Brush Run and Donaldson's Crossroads Sewage Treatment Plants which principally serve the residents of Peters Township. The accompanying financial statements include all activities of the Authority.

#### **Note 2 - Summary of Significant Accounting Policies**

##### ***Basis of Accounting***

The financial statements included herein were prepared using the economic resources measurement focus and accrual method of accounting, recognizing revenue when earned and expenses when incurred.

##### ***Reporting Entity***

The Board of Directors of **PETERS TOWNSHIP SANITARY AUTHORITY** is the body which has financial accountability and control over all activities related to the Authority. The Authority is not included in any other governmental "reporting entity" as defined by Governmental Accounting Standards Board (GASB) pronouncements, since board members have decision-making authority, the authority to set rates, the power to designate management, the ability to significantly influence operations and primary accountability for fiscal matters. In addition, there are no component units as defined in GASB Statement No. 14 which are included in the Authority's reporting entity.

##### ***Budgets and Budgetary Accounting***

An operating budget is adopted each year for the Authority on the accrual basis of accounting, excluding depreciation, establishing appropriations for anticipated expenditures for the fiscal year. The budget information approved by the Board was not amended during the current fiscal year.

##### ***Net Position***

Net position represents the difference between assets, deferred outflows of resources, liabilities and deferred inflows of resources as presented in the statements of net position. Net position invested in property, plant and equipment consists of the net book value of the Authority's capital assets, reduced by the outstanding debt used for the acquisition, construction or improvement of those assets. Net position is reported as restricted when there are legal limitations imposed on their use by legislation or by creditors, grantors, laws, or regulations of other governing bodies, net of any unspent bond proceeds. Restricted resources are used for bond redemption and construction expenses as provided by the applicable bond indentures. Unrestricted net position is available to fund future operations or future projects. It is the policy of **PETERS TOWNSHIP SANITARY AUTHORITY** to first apply restricted resources when an expense or capital purchase is incurred for purposes for which both restricted and unrestricted net position is available.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 2 - Summary of Significant Accounting Policies (continued)**

***Revenue Recognition***

Revenue is generated primarily from sewer services delivered to customers. These contracts contain a single performance obligation, the delivery of sewer services. Revenues are recognized at a point in time, when services are billed. There are generally no significant financing components or variable consideration. Revenues include amounts billed to customers. Billings are based on actual quarterly usage of water, an indicator of the value transferred to the customer. Customer payments are due within 20 days of billing, and none of the contracts with customers have payment terms that exceed one year.

***Capital Grants***

Capital grants received to be applied towards construction projects are recognized as revenue in the accompanying statements of revenues, expenses and changes in net position. Total capital grants amounted to \$0 for each of the years ended December 31, 2023 and 2022.

***Operating and Nonoperating Items***

**PETERS TOWNSHIP SANITARY AUTHORITY** distinguishes operating revenues and expenses from nonoperating items. Operating revenues and expenses result from providing services in connection with the Authority's principal ongoing operations. All other revenues and expenses are nonoperating.

***Cash and Cash Equivalents***

For purposes of the cash flows statement, the Authority considers all highly liquid debt instruments purchased with a maturity of three months or less to be cash equivalents. There were no cash equivalents at December 31, 2023 or 2022.

***Investments***

The Municipal Authorities Act limits the types of investments allowed by Municipal Authorities to certain United States obligations and bank deposits, including savings account and time deposits. Although there is no formal written investment policy, **PETERS TOWNSHIP SANITARY AUTHORITY** adheres to the requirements of the Act. Currently, the Authority invests excess cash in bank money market accounts, certificates of deposit, and U.S treasury notes.

***Pooled Collateral***

The Authority's funds are required to be deposited and invested in accordance with the terms of Pennsylvania Act 72 (1971) concerning the insurance or pledging of assets to secure deposits of public funds. At December 31, 2023 and 2022, the carrying amount of the Authority's cash deposits and investments, including trust accounts, was \$7,879,593 and \$6,923,260, respectively. The entire balance throughout the year was covered by federal depository insurance, by pledged pooled collateral, or insured or secured as required by law.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 2 - Summary of Significant Accounting Policies (continued)**

***Accounts Receivable***

The Authority currently bills the majority of its customers on a quarterly basis. A 10% penalty is added twenty-one days after the bill date. In addition, a finance charge of .83% is added monthly to any unpaid balance.

The Authority has a contractual arrangement with the water company to have water service shut off on delinquent sewage accounts. In the event the Authority is unable to collect sewer fees by this means, the Authority follows the practice of enforcing collections by filing liens on the properties.

No provision has been made for an allowance for credit losses as these charges are lienable charges. Any other charges that become uncollectible are charged to expense in the year they become uncollectible. There were no charge-offs for the years ended December 31, 2023 or 2022.

***Inventory***

Inventory is valued at the lower of cost or net realizable value using the first-in/first-out (FIFO) method and consists of expendable supplies relative to the sewer system.

***Property, Plant and Equipment***

Additions to property, plant and equipment, are recorded at cost. Major renewals and betterments that extend the useful lives of assets are capitalized.

In the case of the initial capitalization of certain sewer lines, the Authority chose to include all such items regardless of their acquisition date or amount. The Authority was able to estimate the historical cost for the initial reporting of these assets through back trending (i.e., estimating the current replacement cost of the infrastructure to be capitalized and using an appropriate price-level index to deflate the cost to the acquisition year or estimated acquisition year). As the Authority constructs or acquires additional capital assets each period, they are capitalized and reported at historical costs. The reported value excludes normal maintenance and repairs which are essentially amounts spent in relation to capital assets that do not increase the capacity or efficiency of the item or increase its estimated useful life.

Assets acquired through contributions from developers or other customers are capitalized at their estimated fair market value, if available, or at engineers' estimated fair market value or cost to construct at the date of the contribution. Utility systems acquired from other governmental service providers are recorded at the purchase price, limited to fair market value. Internal engineering costs are capitalized to the extent of direct support and contribution to construction and expansion projects. Costs of studies that directly result in specific construction projects are capitalized.

Depreciation expense for the years ended December 31, 2023 and 2022, amounted to \$1,533,822 and \$1,442,508, respectively.



**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 2 - Summary of Significant Accounting Policies (continued)**

***Property, Plant and Equipment (continued)***

Repairs and minor replacements are charged to operating expense when incurred. Depreciation is calculated utilizing the straight-line method over estimated useful lives as follows:

Site Improvements	7-20 years
Sewer Plant and Office Complex	50-60 years
Software / Computers	5-7 years
Permits	5 years
Machinery and Equipment	5-20 years
Vehicles	3-5 years
Processing Piping, Power Feed Mains, Collector Sewers, Force Mains, and Interceptors	80-100 years

Land and construction in progress are not depreciated. Construction in progress consists of engineering, construction, and other costs incurred as part of the project.

***Funds Held by Trustee***

As required under the Series 2016 bond trust indenture, a number of special trust accounts were established by the Authority. During the year ended December 31, 2021, the Sewer Revenue Bonds, Series of 2021 were issued which advance refunded the 2016 bonds and established new trust accounts as follows: Construction, Revenue, Debt Service, Debt Service Reserve, and Surplus.

Funds held by the Trustee were deposited and secured or invested as permitted by law and as provided in the investment provisions of the trust indenture. Investments held under these arrangements are measured at fair value on the accompanying Statements of Net Position based on quoted market prices.

Investment income or loss, including realized and unrealized gains and losses on investments, interest, and dividends, is included in nonoperating revenues (expenses) on the accompanying Statements of Revenues, Expenses and Changes in Net Position. The Debt Service Reserve Fund was funded from the bond proceeds with a prepaid insurance policy with a face amount of \$653,212. This insurance policy will remain in effect over the life of the bonds. All transfers between funds were properly made according to the trust indenture and loan agreements.

Invested funds consist of the following at December 31:

	<u>2023</u>	<u>2022</u>
Federal Government Obligation Fund	\$ 651	\$ 2

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 2 - Summary of Significant Accounting Policies (continued)**

***Compensated Absences***

Under the terms of the union contract, employees may bank up to thirty-five (35) personal days. Should any bargaining unit employee retire and have any accumulated unused banked days, they can sell these days back to the Authority at eighty percent (80%) of the current wage rate.

***Concentration of Credit Risk***

Financial instruments that potentially subject the Authority to credit risk consist principally of accounts receivable from customers, substantially all of whom are local businesses and residents.

***Fair Value Measurement***

The Authority applies the provisions of Accounting Standards Codification (ASC) 820-10 for fair value measurement of financial assets that are recognized or disclosed at fair value in the financial statements on a recurring basis. ASC 820-10 defines fair value as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. ASC 820-10 also establishes a framework for measuring fair value and expands disclosures about fair value measurements.

***Use of Estimates***

Management uses estimates and assumptions in preparing financial statements in accordance with United States generally accepted accounting principles. Those estimates and assumptions affect the reported amounts of assets, liabilities, and deferred inflows and outflows of resources, and the reported revenues and expenses. Actual results could vary from the estimates that were assumed in preparing the financial statements.

***Statement Reclassifications***

Certain reclassifications may have been made in the prior year's amounts to conform with current year statement presentation.

***Subsequent Events***

In accordance with Accounting Standards Codification (ASC) 855-10, *Subsequent Events*, **PETERS TOWNSHIP SANITARY AUTHORITY** has evaluated subsequent events through June 12, 2024, the date the financial statements were available to be issued.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 3 - Fair Value of Financial Instruments**

Accounting Standards Codification (ASC) 820-10, establishes a three-level hierarchy for fair value measurements based upon the transparency of inputs to the valuation of an asset or liability as of the measurement date. The three levels are defined as follows:

- **Level 1** - Inputs to the valuation methodology are quoted prices (unadjusted) for identical assets or liabilities in active markets.
- **Level 2** - Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly, such as:
  - quoted prices for similar assets or liabilities in active markets
  - quoted prices for identical or similar assets or liabilities in inactive markets
  - inputs other than quoted prices that are observable for the asset or liability
  - inputs that are derived principally from or corroborated by observable market data by correlation or other means
- **Level 3** - Inputs to the valuation methodology are unobservable and significant to the fair value measurement.

A financial instrument's categorization within the valuation hierarchy is based upon the lowest level of input that is significant to the fair value measurement.

The following tables present the Authority's investments carried at fair value on a recurring basis as of December 31, 2023 and 2022, in accordance with the ASC 820-10 valuation hierarchy defined above:

	<b><u>December 31, 2023</u></b>			
	<b><u>Level 1</u></b>	<b><u>Level 2</u></b>	<b><u>Level 3</u></b>	<b><u>Total</u></b>
Funds held by trustee	\$ 651	\$ 0	\$ 0	\$ 651
Certificates of deposit	0	1,243,686	0	1,243,686
Investments -US treasury securities	3,908,556	0	0	3,908,556
	<u>\$ 3,909,207</u>	<u>\$ 1,243,686</u>	<u>\$ 0</u>	<u>\$ 5,152,893</u>

	<b><u>December 31, 2022</u></b>			
	<b><u>Level 1</u></b>	<b><u>Level 2</u></b>	<b><u>Level 3</u></b>	<b><u>Total</u></b>
Funds held by trustee	\$ 2	\$ 0	\$ 0	\$ 2
Certificates of deposit	0	3,891,863	0	3,891,863
	<u>\$ 2</u>	<u>\$ 3,891,863</u>	<u>\$ 0</u>	<u>\$ 3,891,865</u>

Other financial instruments consist of receivables, payables and accruals, and notes and bonds payable. The recorded values of receivables, payables, and accrued liabilities approximate fair value based on their short-term nature. The recorded values of the notes and bonds payable approximate fair value as interest rates approximate market.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 4 – Investments**

Investments consisted of the following at December 31:

	<u>2023</u>	<u>2022</u>
U.S. treasury securities	\$ 3,908,556	\$ 0

Investments are subject to the following risks:

**Credit risk** - Generally, credit risk is the risk that an issuer of a debt type investment will not fulfill its obligation to the holder of the investment. U.S. government securities or obligations explicitly guaranteed by the U.S. government are not considered to have credit risk exposure. No ratings were available for the other investments.

**Custodial credit risk** - The risk that in the event of a failure of the counterparty, the Authority's deposits may not be returned to it. The Authority does not have a formal policy for custodial credit risk.

**Interest rate risk** - The risk that changes in interest rates will adversely affect the fair value of a fixed income investment. The Authority has no formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

**Note 5 – Tap-In and Assessments Receivable**

In 2012, the Authority undertook a sewer extension in the Valley View Drive Area. The affected residents were assessed a special purpose tap-in fee comprised of two components: component B in the amount of \$870 and component C in the amount of \$2,330. Residents were given the opportunity to pay these fees over a period of time. As of December 31, 2023 and 2022, \$968 and \$2,531, respectively, was outstanding for these fees.

In addition to the above, the Authority also had outstanding deferred agricultural assessments receivable in the amounts of \$0 and \$15,434 for the years ended December 31, 2023 and 2022, respectively. These amounts remained outstanding until the properties were no longer agricultural property. There was also a corresponding non-current liability reported as unearned revenue in the accompanying statements of net position as the revenue for these agricultural assessments was not recognized until the properties ceased to qualify as agricultural properties. During the years ended December 31, 2023 and 2022, the properties ceased to qualify as agricultural properties, resulting in the recognition of revenues in the amount \$15,422 and \$73,000, respectively. These revenues are included in Nonoperating Revenues.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 5 – Tap-In and Assessments Receivable (continued)**

The above amounts are included in the accompanying statements of net position as follows:

	<u>2023</u>	<u>2022</u>
Tap-in and assessments receivable – current	\$ 228	\$ 782
Tap-in and assessments receivable – net	<u>740</u>	<u>17,183</u>
	<u>\$ 968</u>	<u>\$ 17,965</u>

**Note 6 - Property, Plant and Equipment**

Property, plant and equipment consisted of the following at December 31, 2023:

	<u>Beginning Balance</u>	<u>Additions</u>	<u>Disposals/ Reclassification</u>	<u>Ending Balance</u>
<b>Non-Depreciable Assets:</b>				
Land	\$ 488,800	\$ 0	\$ 0	\$ 488,800
Construction in progress	<u>187,459</u>	<u>254,901</u>	<u>( 195,455)</u>	<u>246,905</u>
<b>Total Non-Depreciable Assets</b>	676,259	254,901	( 195,455)	735,705
<b>Depreciable Assets:</b>				
Administrative	1,338,048	0	0	1,338,048
Sewer system	34,501,519	45,243	( 168,351)	34,378,411
Treatment	<u>34,875,679</u>	<u>1,108,262</u>	<u>( 8,494)</u>	<u>35,975,447</u>
<b>Total, at cost</b>	71,391,505	1,408,406	( 372,300)	72,427,611
<b>Less accumulated depreciation:</b>				
Administrative	467,353	30,269	0	497,622
Sewer system	10,380,711	468,457	( 153,114)	10,696,054
Treatment	<u>9,741,272</u>	<u>1,035,096</u>	<u>( 5,373)</u>	<u>10,770,995</u>
<b>Total Accumulated Depreciation</b>	<u>20,589,336</u>	<u>1,533,822</u>	<u>( 158,487)</u>	<u>21,964,671</u>
<b>NET CAPITAL ASSETS</b>	<u>\$ 50,802,169</u>	<u>\$ ( 125,416)</u>	<u>\$ ( 213,813)</u>	<u>\$ 50,462,940</u>

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 7 - Pension Plans**

***Defined Benefit Plan***

The Authority contributes to a multiemployer defined benefit pension plan under the terms of a collective bargaining agreement that covers its union-represented employees. The risks of participating in a multiemployer plan are different from single-employer plans in the following aspects:

- Assets contributed to the multiemployer plan by one employer may be used to provide benefits to employees of other participating employers.
- If a participating employer stops contributing to the plan, the unfunded obligations of the plan may be borne by the remaining participating employers.
- If the Authority chooses to stop participating in the multiemployer plan, the Authority may be required to pay the plan based on the unfunded status of the plan, referred to as a withdrawal liability.

The plan, known as the Laborers' District Council of Western Pennsylvania Pension Fund (the Fund), is managed by a board of trustees appointed in equal numbers by the Union and by the Employers. Approximately 60% of the Authority's current employees are participants in the plan which provides retirement benefits to members based on their service to contributing employers.

The Authority was informed by the plan sponsor that the plan was in endangered status for the 2024 plan year. A plan is considered to be in endangered status because it has funding or liquidity problems, or both. When a pension plan enters endangered status, the trustees of the plan are required to adopt a rehabilitation plan to restore the financial health of the plan. The trustees of the plan have adopted such a plan.

The Authority's current union contract, which runs through January 31, 2026, has provided for a maximum hourly contribution rate of \$4.32 for each active employee hired prior to February 1, 2021, and 6% of the employee's regular hourly wages for each active employee hired after February 1, 2021. Pension expense for the multiemployer pension plan was \$60,537 and \$62,981 for the years ended December 31, 2023 and 2022, respectively.

***Defined Contribution Plans***

The Authority also provides retirement benefits for all employees not covered by the collective bargaining agreement. This Plan is the Universal Simplified Employee Pension Plan (SEP) and is administered by Washington Financial Bank. Plan provisions and contribution requirements are established and may be amended by the Authority Board.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 7 - Pension Plans 9(continued)**

***Defined Contribution Plans (continued)***

The Authority currently contributes 6% of each participating employee's compensation. During the years ended December 31, 2023 and 2022, there were four plan members. The Authority's total contributions for 2023 and 2022 were \$21,347 and \$20,249, respectively.

In addition, the Authority offers a deferred compensation arrangement (457 Plan) to its employees. This Plan is administered by MetLife. During the year ended December 31, 2017, the Authority entered into an additional deferred compensation arrangement administered by International City Management Association Retirement Corporation to provide more options to their employees wishing to contribute retirement funds. Participants can contribute an amount up to eligible compensation to these plans subject to applicable federal regulations.

**Note 8 – Long-Term Debt**

***Sewer Revenue Bonds, Series of 2016***

On February 17, 2016, the Authority issued the Guaranteed Sewer Revenue Bonds, Series of 2016 in the amount of \$5,825,000. These bonds were issued at a premium of \$60,626 which was being amortized over the life of the bonds. Proceeds from the sale of the 2016 bonds were used to: 1) fund various capital projects including the construction of the Donaldson's Crossroads Water Pollution Control Plant; 2) pay capitalized interest on the bonds; and 3) pay the costs and expenses of issuing the Bonds. The bonds were payable in annual installments with principal payments ranging from \$5,000 to \$340,000 at interest rates ranging from 2% to 3.35%. These bonds were refunded with the issuance of the Sewer Revenue Bonds, Series of 2021.

***Sewer Revenue Bonds, Series of 2021***

On April 6, 2021, the Authority issued the Sewer Revenue Bonds, Series of 2021 in the amount of \$9,190,000. These bonds were issued at a discount of \$121,065 which is being amortized over the life of the bonds. Proceeds from the sale of the 2021 bonds were used to: 1) refund and restructure the outstanding principal of and accrued interest on the Authority's Guaranteed Sewer Revenue Bonds, Series of 2016; 2) refund and restructure the outstanding principal of and accrued interest on the Subordinate Sewer Revenue Note, Series of 2018; 3) fund various capital projects; 4) purchase a surety policy for deposit to the Debt Service Reserve Fund; and 5) fund the payment of the costs of issuing and insuring the 2021 Bonds. The bonds are secured under the Trust Indenture, by a pledge of the sewer revenues and receipts derived by the Authority from the operation of the sewer system. The bonds are payable in annual installments with principal payments ranging from \$90,000 to \$1,080,000 at interest rates ranging from 2% to 2.35%.

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 8 – Long-Term Debt (continued)**

***Sewer Revenue Bonds, Series of 2021 (continued)***

Bonds payable at December 31, 2023 and 2022 consisted of the following:

	<u>2023</u>	<u>2022</u>
Bonds Payable, Series 2021	\$ 8,870,000	\$ 8,960,000
Less current portion	<u>100,000</u>	<u>90,000</u>
	8,770,000	8,870,000
Bond premium/(discount) – net	<u>( 110,977)</u>	<u>( 116,021)</u>
<b><u>Bonds Payable</u></b> – net	<b><u>\$ 8,659,023</u></b>	<b><u>\$ 8,753,979</u></b>

Total debt service payments on the bonds payable are as follows:

<u>Interest Rate</u>	<u>Year Ending December 31,</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2.00%	2024	\$ 100,000	\$ 195,895	\$ 295,895
2.00%	2025	105,000	193,895	298,895
2.00%	2026	95,000	191,795	286,795
2.00%	2027	95,000	189,895	284,895
2.00%	2028	95,000	187,995	282,995
2.00%	2029-2033	510,000	910,375	1,420,375
2.00%	2034-2038	795,000	857,575	1,652,575
2.00-2.25%	2039-2043	4,940,000	592,188	5,532,188
2.25-2.35%	2044-2045	<u>2,135,000</u>	<u>75,552</u>	<u>2,210,552</u>
		<b><u>\$ 8,870,000</u></b>	<b><u>\$ 3,395,165</u></b>	<b><u>\$ 12,265,165</u></b>

***Rate Covenants***

The Authority is subject to certain minimum rate covenants under the terms of the 2021 Series Bonds Trust Indenture.



**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 8 – Long-Term Debt (continued)**

**Notes Payable**

	<u>2023</u>	<u>2022</u>
On October 21, 2015, the Authority obtained a Pennsylvania Infrastructure Investment Authority (Pennvest) loan for the Donaldson’s Crossroads Plant Expansion Project in an amount not to exceed \$11 million. This note is a direct borrowing and will mature in October 2038. This loan required interest only payments for up to 36 months from date of contract at 1.055% and 240 principal and interest payments at 1.835%. Principal payments began effective September 1, 2018. This loan is collateralized by the revenues of the Authority.	\$ 8,297,471	\$ 8,807,209
On May 14, 2019, the Authority obtained a Pennsylvania Infrastructure Investment Authority (Pennvest) loan for the Conveyance System Improvements Projects in an amount not to exceed \$5,255,000. This note is a direct borrowing and will mature in October 2040. Principle payments began in 2020. The interest rate in years 1-5 is at 1.00% and increases to 1.743% for the remaining term of the loan. This loan is collateralized by the revenues of the Authority.	4,359,587	4,596,209
On October 23, 2003, the Authority obtained a Pennsylvania Infrastructure Investment Authority (Pennvest) loan for the Ivy Lane Sewer Extension Project. The loan is a direct borrowing and requires monthly payments of \$2,199, currently at 2.774% interest, through March 2024, and is collateralized by the assets of the Authority.	<u>6,569</u>	<u>32,396</u>
	12,663,627	13,435,814
Less: current maturities included in current liabilities	<u>743,188</u>	<u>772,189</u>
<b>Notes Payable – net</b>	<u><u>\$ 11,920,439</u></u>	<u><u>\$ 12,663,625</u></u>

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 8 – Long-Term Debt (continued)**

***Notes Payable (continued)***

Debt service payments on the outstanding notes payable are as follows:

<b>For the Year Ending December 31,</b>	<b>Principal</b>	<b>Interest</b>	<b>Total</b>
2024	\$ 743,188	\$ 190,619	\$ 933,807
2025	745,992	183,823	929,815
2026	747,536	195,310	942,846
2027	761,153	181,694	942,847
2028	775,018	167,829	942,847
2029-2033	4,092,075	622,160	4,714,235
2034-2038	4,262,902	236,097	4,498,999
2039-2040	535,763	8,995	544,758
<b><u>Total</u></b>	<b><u>\$ 12,663,627</u></b>	<b><u>\$ 1,786,527</u></b>	<b><u>\$ 14,450,154</u></b>

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 8 – Long-Term Debt (continued)**

***Changes in Bonds Payable and Notes Payable***

	<u>Balance Beginning of Year</u>	<u>Additions</u>	<u>Reductions</u>	<u>Balance End of Year</u>	<u>Due Within One Year</u>
<b><u>Bonds Payable</u></b>					
Sewer Revenue Bonds, Series of 2021	\$ 8,960,000	\$ 0	\$ 90,000	\$ 8,870,000	\$ 110,000
<b><u>Notes Payable</u></b>					
Pennvest loan – Ivy Lane Sewer	32,396	0	25,827	6,569	6,569
Pennvest loan – Donaldson’s Crossroads Plant	8,807,209	0	509,738	8,297,471	497,619
Pennvest loan – Conveyance System Improvements Projects	<u>4,596,209</u>	<u>0</u>	<u>236,622</u>	<u>4,359,587</u>	<u>239,000</u>
<b><u>Total Notes Payable</u></b>	<u>13,435,814</u>	<u>0</u>	<u>772,187</u>	<u>12,663,627</u>	<u>743,188</u>
<b><u>Total Bonds and Notes Payable</u></b>	<u>\$ 22,395,814</u>	<u>\$ 0</u>	<u>\$ 862,187</u>	<u>\$ 21,533,627</u>	<u>\$ 853,188</u>

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 9 – Other Noncurrent Liabilities**

***Changes in Other Noncurrent Liabilities***

	<u>Balance Beginning of Year</u>	<u>Additions</u>	<u>Reductions</u>	<u>Balance End of Year</u>	<u>Due Within One Year</u>
Compensated absences	\$ 8,693	\$ 0	\$ 230	\$ 8,463	\$ 0
Liability for developer's deposits	114,698	612,606	558,158	169,146	0
Unearned Revenue	<u>15,422</u>	<u>0</u>	<u>15,422</u>	<u>0</u>	<u>0</u>
<b><u>Total Other Noncurrent Liabilities</u></b>	<b><u>\$ 138,813</u></b>	<b><u>\$ 612,606</u></b>	<b><u>\$ 573,810</u></b>	<b><u>\$ 177,609</u></b>	<b><u>\$ 0</u></b>

**PETERS TOWNSHIP SANITARY AUTHORITY**

Notes to the Financial Statements

December 31, 2023 and 2022

**Note 10 – Deferred Amount on Refunding**

During the year ended December 31, 2021, the Authority issued the Sewer Revenue Bonds Series of 2021, which refunded the Series 2016 bonds. See Note 7. This resulted in a cumulative deferred charge on refunding in the amount of \$47,886. This amount is being amortized over the remaining life of the new bond issue and is included as a component of interest expense.

The unamortized balance is \$43,896 at December 31, 2023, and is reported as deferred inflows of resources in the accompanying statements of net position. Amortization relative to the deferred charge amounted to \$1,995 for each of the years ended December 31, 2023 and 2022.

**Note 11 - Commitments and Contingencies**

***Environmental Regulations***

Substantially all of the Authority's facilities are subject to federal, state, and local provisions regulating the discharge of materials into the environment. Management believes that its current practices and procedures for the control and disposition of such waste comply with applicable federal, state and local requirements.

A small portion of the Authority's public sanitary sewer system, i.e., approximately eighty (80) households, is subject to a DEP Consent Order. At this time, the terms of the Consent Order should not materially affect the anticipated expenditures of the Authority.

***Litigation Matters***

The Authority consulted an engineering firm to oversee the installation of sewer facilities for a residential development, and the developer is contesting overages of these engineering services. The parties have yet to agree on the appointment of an impartial third-party engineer to act in place of an arbitrator. Should formal litigation commence, the Authority will strongly defend its position that the inspection fees are reasonable and necessary. The likelihood to prevail, or of an unfavorable outcome, cannot be definitively determined at this time.

**Note 12 - Risk Management**

The Authority is exposed to various risks of loss related to torts, damage to and theft or destruction of assets, errors and omissions, injuries to employees, and natural disaster. The Authority has property, general liability, automobile, inland marine, umbrella, public officials liability, commercial crime, cyber liability, earthquake and flood, workers' compensation, and employee health insurance coverage. Claims have not exceeded coverage, and the Authority has had no significant reduction in insurance coverage.