

**West Travis County
Public Utility Agency**

**Financial Statements and
Supplemental Information
as of and for the Year Ended
September 30, 2021 and
Independent Auditors' Report**



West Travis County Public Utility Agency

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Annual Filing Affidavit

The State of Texas

County of Travis

I, _____
(Name of Duly Authorized Agency Representative)

of the _____ West Travis County Public Utility Agency _____,

hereby swear, or affirm, that the Agency named above has reviewed and approved at a meeting of the Board of Directors of the Agency on the _____ day of _____, 20_____, its audit report as of September 30, 2021 and for the year then ended and that copies of the annual audit report have been filed in the Agency office, located at 13215 Bee Cave Pkwy, Building B, Suite 110, Bee Cave, Texas 78738.

Date: _____, 20____. By: _____
(Signature of Agency Representative)

Scott Roberts, Board President
(Typed Name and Title of above Agency Representative)

Sworn to and subscribed to before me this _____ day of _____, 20_____.

(Signature of Notary)

(SEAL)

(Printed Name of Notary)

My Commission Expires On: _____
Notary Public in and for the State of Texas.



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Independent Auditors' Report

To the Board of Directors of
West Travis County Public Utility Agency:

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities and each major fund of West Travis County Public Utility Agency (the "PUA"), as of and for the year ended September 30, 2021, and the related notes to the financial statements, which collectively comprise the PUA's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes 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.

Auditors' Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

Affiliated Company

ML&R WEALTH MANAGEMENT LLC

"A Registered Investment Advisor"

This firm is not a CPA firm

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements 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 the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the PUA as of September 30, 2021, and the respective changes in financial position, and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, the schedule of changes in net pension liability (asset) and related ratios, the schedule of agency contributions, and the notes to required supplementary information on pages 5 through 10, 34, 35, and 36 through 37, respectively, be presented to supplement the basic financial statements. Such information, 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 audit 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.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the PUA's basic financial statements. The supplemental information and other supplemental information listed in the table of contents are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The supplemental information listed in the table of contents is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplemental information listed in the table of contents is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

The other supplemental information listed in the table of contents has not been subjected to the auditing procedures applied in the audit of the basic financial statements, and accordingly, we do not express an opinion or provide any assurance on it.

Maxwell Locke + Ritter LLP

Austin, Texas
March 15, 2022

West Travis County Public Utility Agency

Management's Discussion and Analysis For the Year Ended September 30, 2021

As management of the West Travis County Public Utility Agency (the "PUA"), we provide readers of the PUA's financial statements this narrative overview and analysis of the financial activities of the PUA for the year ended September 30, 2021. We encourage readers to consider the information presented here in conjunction with the PUA's financial statements that follow.

For purposes of Governmental Accounting Standards Board ("GASB") Statement No. 34, the PUA is considered a special purpose government. This allows the PUA to present the required fund and government-wide statements in a single schedule. The requirement for fund financial statements that are prepared on the modified accrual basis of accounting is met with the "Total Governmental Funds" column. An adjustment column includes those entries needed to convert to the full accrual basis government-wide statements. Government-wide statements are comprised of the Statement of Net Position and the Statement of Activities.

Financial Highlights

- The assets and deferred outflows of resources of the PUA at September 30, 2021 were approximately \$279.7 million while its liabilities and deferred inflows of resources were approximately \$201.1 million. Assets and deferred outflows of resources of the PUA exceeded its liabilities and deferred inflows of resources at September 30, 2021 by approximately \$78.6 million.
- Revenues for the year ended September 30, 2021 totaled approximately \$43.7 million while expenses totaled approximately \$26.6 million, resulting in an increase in net position of approximately \$17.2 million for the year ended September 30, 2021.

Overview of the Basic Financial Statements

The PUA's reporting is comprised of two parts:

- *Management's Discussion and Analysis*
- *Basic Financial Statements*
 - *Statement of Net Position and Governmental Funds Balance Sheet*
 - *Statement of Activities and Governmental Funds Revenues, Expenditures, and Changes in Fund Balances*
 - *Statement of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual - General Fund*
 - *Notes to Basic Financial Statements*

Other supplementary information is also included.

The *Basic Financial Statements* are designed to provide readers with an overview of the PUA's finances, in a manner similar to the private sector business.

The *Statement of Net Position and Governmental Funds Balance Sheet* presents information on all the PUA's assets, deferred outflows of resources, liabilities, and deferred inflows of resources, with the difference reported as net position. The statement of net position and governmental funds balance sheet can be found on page 11 of the report which includes a column (titled "Total Governmental Funds") that represents a balance sheet prepared using the modified accrual basis of accounting. The adjustments column converts those balances to a balance sheet that more closely reflects a private-sector business. Over time, increases or decreases in the PUA's net position will indicate financial health.

The *Statement of Activities and Governmental Funds Revenues, Expenditures, and Changes in Fund Balances* represents information showing how the PUA's net position changed during the most recent fiscal year which includes a column (titled "Total Governmental Funds") that derives the change in fund balances resulting from current year revenues, expenditures, and other financing sources or uses. These amounts are prepared using the modified accrual basis of accounting. The adjustments column converts those activities to full accrual, a basis that more closely represents the income statement of a private-sector business.

The *Statement of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual - General Fund* presents a comparison statement between the PUA's adopted budget to its actual results.

The *Notes to Basic Financial Statements* provide additional information that is essential to a full understanding of the information presented in the *Statement of Net Position and Governmental Funds Balance Sheet* and the *Statement of Activities and Governmental Funds Revenues, Expenditures, and Changes in Fund Balances*.

Required supplementary information related to the PUA's participation in the Texas County and District Retirement System pension plan, schedules required by the Water Agency Accounting Manual, and other schedules are presented immediately following the *Notes to Basic Financial Statements*.

Financial Analysis

The *Statement of Net Position and Governmental Funds Balance Sheet* as noted earlier shows net position which may serve over time as a useful indicator of the PUA's financial position. In the case of the PUA, assets and deferred outflows of resources exceeded liabilities and deferred inflows of resources by approximately \$78.6 million at the close of the most recent year ending on September 30, 2021.

The PUA had total cash, cash equivalents, and temporary investments of approximately \$112.2 million as of September 30, 2021. Of this, approximately \$20.7 million is specifically set aside for paying debt. Long-term debt, including bond premiums, related to the outstanding Series 2015 Revenue Bonds, Series 2017 Revenue Refunding Bonds, and Series 2019 Revenue Bonds totaled approximately \$193.0 million as of September 30, 2021; future water and wastewater revenues collected by the PUA will be used to pay this outstanding long-term debt.

Approximately \$25.9 million and approximately \$38.7 million of cash, cash equivalents, and temporary investments as of September 30, 2021 are in the Capital Projects and Impact Fee Funds, respectively. This money is segregated for the construction of new capital projects.

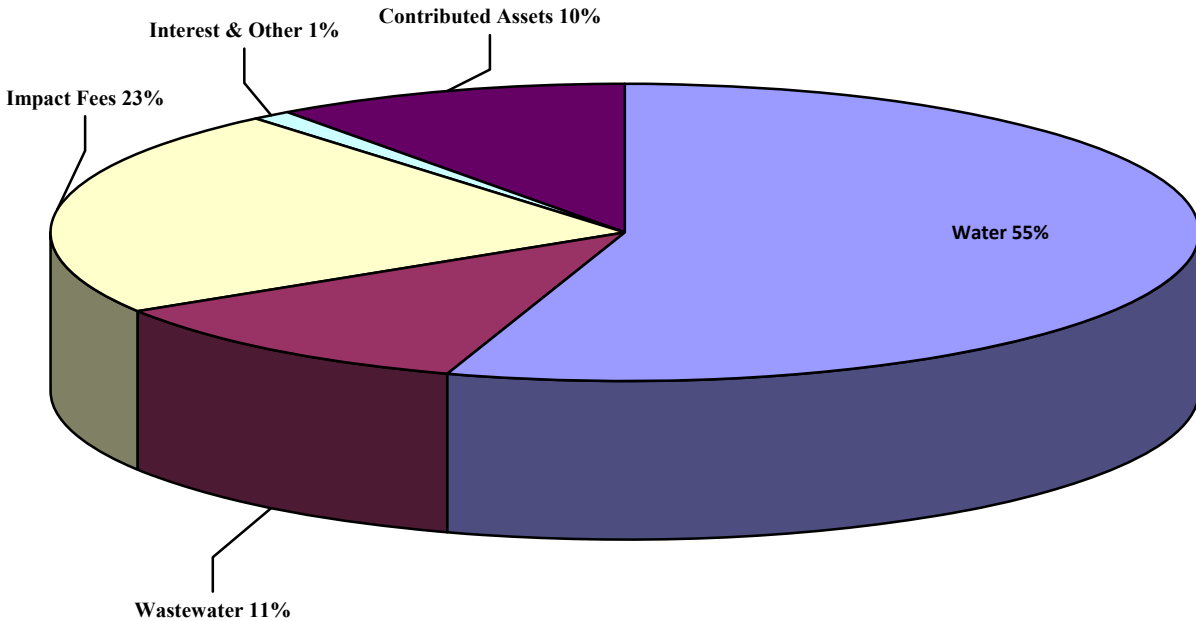
As part of the bond agreement for the previously issued Series 2013 issuance, the PUA agreed to maintain separate and special accounts known as the Rate Stabilization Fund and the Facilities Fund. The Rate Stabilization Fund is an account which holds funds that may be used at the discretion of the PUA for any lawful purpose, including capital additions and improvements to the PUA’s water and wastewater system and to enable the PUA to manage rates and charges, provided, however, that such funds shall be used in the following order of priority: 1) first for funding of operating and maintenance reserves and payment of principal and interest on debt obligations, 2) redemption or defeasance of outstanding obligations, if economically advantageous, and 3) transfer to the Facilities Fund for payment of costs of any capital additions and improvements. The Facilities Fund is an account which holds transfers from the General Fund for times coverage for payment of capital additions and improvements, including reimbursement of such costs. As funds transferred to either of these accounts are for specific purposes pursuant to approval by formal action by the Board of Directors, they are considered committed fund balance in the General Fund and are shown as such on the Governmental Funds Balance Sheet.

Statement of Net Position

	Governmental Activities	
	2021	2020
Current and other assets	\$ 117,771,071	\$ 111,028,549
Capital and non-current assets	135,827,849	129,218,406
Total assets	\$ 253,598,920	\$ 240,246,955
Deferred outflows of resources	\$ 26,090,258	\$ 26,839,800
Current liabilities	\$ 9,450,877	\$ 8,722,083
Long-term liabilities	191,519,130	196,804,854
Total liabilities	\$ 200,970,007	\$ 205,526,937
Deferred inflows of resources	\$ 129,610	\$ 127,812
Net investment in capital assets	\$ (35,142,842)	\$ (37,867,058)
Restricted	19,784,802	13,910,684
Unrestricted	93,947,601	85,388,380
Total net position	\$ 78,589,561	\$ 61,432,006

The PUA’s total assets were approximately \$253.6 million and \$240.2 million as of September 30, 2021 and 2020, respectively. As of September 30, 2021, the PUA had deferred outflows of resources totaling approximately \$26.1 million mainly related to deferred charges on bond refundings and liabilities exceeding assets at the time of purchase of the LCRA West Travis County water and wastewater system (formerly known as “goodwill”). Like goodwill, these deferred outflows of resources are amortized systematically over a period of forty years; amortization expense for the year ending September 30, 2021 was \$360,098. The PUA had outstanding liabilities of approximately \$201.0 million and \$205.5 million as of September 30, 2021 and 2020, respectively, of which approximately \$193.0 million and \$197.7 million represents bonds payable as of September 30, 2021 and 2020, respectively.

Sources of Revenue



Statement of Activities

	Governmental Activities	
	2021	2020
Water and wastewater	\$ 28,924,410	\$ 27,075,578
Impact fees	10,273,929	10,353,761
Contributions	4,198,008	1,509,051
Interest and other	324,101	3,464,316
Total revenues	43,720,448	42,402,706
Water and wastewater	5,639,285	5,684,121
Professional services	1,004,599	908,156
Personnel expenses	3,516,943	3,108,000
Other	1,109,947	794,196
Debt service	7,917,917	8,768,152
Depreciation and amortization	7,374,202	7,551,532
Total expenses	26,562,893	26,814,157
Change in net position	17,157,555	15,588,549
Beginning net position	61,432,006	45,843,457
Ending net position	\$ 78,589,561	\$ 61,432,006

Operating revenues were approximately \$43.7 million and \$42.4 million for the years ended September 30, 2021 and 2020, respectively. Water and wastewater service provided approximately \$28.9 million and \$27.1 million in revenues for the years ended September 30, 2021 and 2020, respectively. Impact fees generated approximately \$10.3 million and \$10.4 million in revenues for the years ended September 30, 2021 and 2020, respectively. Total expenses were approximately \$26.6 million and \$26.8 million for the years ended September 30, 2021 and 2020, respectively. Net position was approximately \$78.6 million and approximately \$61.4 million at September 30, 2021 and 2020, respectively.

Analysis of Governmental Funds

	2021	2020
Cash and cash equivalents	\$ 29,867,357	\$ 23,694,119
Temporary investments	82,359,316	81,941,674
Receivables	4,984,871	4,903,079
Interfund receivable	15,056,466	6,765,125
Deposits	192,105	16,087
Total assets	\$ 132,460,115	\$ 117,320,084
Accounts payable	\$ 1,562,858	\$ 1,693,078
Refundable deposits	1,498,512	1,081,324
Other liabilities	1,028,362	841,961
Interfund payable	15,056,466	6,765,125
Total liabilities	19,146,198	10,381,488
Restricted fund balance	30,627,600	33,142,417
Committed fund balance	13,648,847	12,490,698
Assigned fund balance	38,854,339	35,276,209
Unassigned fund balance	30,183,131	26,029,272
Total fund balances	113,313,917	106,938,596
Total liabilities and fund balances	\$ 132,460,115	\$ 117,320,084

The *General Fund* pays for daily operating expenditures. For the year ended September 30, 2021, the PUA's budget projected an ending operating fund balance of approximately \$36.8 million. The General Fund reflected positive change in fund balance of approximately \$5.3 million, a positive difference of approximately \$7.0 million compared to the budget. This positive difference is primarily due to less capital outlay expenditures than budgeted and more water revenue than budgeted.

The *Debt Service Fund* had an ending restricted fund balance of approximately \$20.7 million as of September 30, 2021. During the year, the PUA paid approximately \$11.9 million in principal and interest due on the outstanding Series 2013, Series 2015, Series 2017, and Series 2019 bonds from the Debt Service Fund. More detailed information about the PUA's debt is presented in the *Notes to Basic Financial Statements*.

The *Capital Projects Fund* purchases primarily the PUA's infrastructure.

The *Impact Fee Fund* accounts for charges on new development within the PUA to help fund and pay for the construction or needed expansion of capital improvements.

Capital Assets

	2021	2020
Land	\$ 6,097,409	\$ 6,097,409
Construction in progress	6,765,265	8,193,509
Water and wastewater facilities	185,890,003	170,860,202
Vehicles	1,238,081	1,028,385
Leasehold improvements	187,052	187,052
Subtotal	200,177,810	186,366,557
Accumulated depreciation and amortization	(64,411,714)	(57,398,410)
Total	<u>\$ 135,766,096</u>	<u>\$ 128,968,147</u>

More detailed information about the PUA's capital assets is presented in the *Notes to Basic Financial Statements*.

Long-Term Debt Activity

	2021	2020
Bonds payable	\$ 179,275,000	\$ 183,405,000
Premiums on bonds	13,694,722	14,304,292
Discount on bonds	-	(29,802)
Total	<u>\$ 192,969,722</u>	<u>\$ 197,679,490</u>

The PUA owes approximately \$179.3 million to bond holders from the Series 2015, Series 2017, and Series 2019 bonds issued in previous years.

More detailed information about the PUA's long-term debt is presented in the *Notes to Basic Financial Statements*.

Currently Known Facts, Decisions, or Conditions

The currently adopted fiscal year 2022 budget projects a General Fund balance decrease of approximately \$2.6 million due to the expected expenditures in the Facilities Fund. Budgeted revenues and other financing sources total approximately \$30.3 million, while expenditures and other financing uses are expected to be approximately \$32.9 million, which includes approximately \$12.0 million reserved to fund future debt service obligations.

Requests for Information

This financial report is designed to provide a general overview of the PUA's finances and to demonstrate the PUA's accountability for the funds it receives. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the PUA at 13215 Bee Cave Pkwy, Building B, Suite 110, Bee Cave, Texas 78738.

West Travis County Public Utility Agency

Statement of Net Position and Governmental Funds Balance Sheet September 30, 2021

	General Fund	Debt Service Fund	Capital Projects Fund	Impact Fee Fund	Total Governmental Funds	Adjustments (Note 2)	Statement of Net Position
Assets							
Cash and cash equivalents	\$ 14,269,145	7,380,728	-	8,217,484	29,867,357	-	\$ 29,867,357
Temporary investments	12,592,932	13,302,245	25,944,283	30,519,856	82,359,316	-	82,359,316
Receivables:							
Service accounts	4,589,030	-	-	5,180	4,594,210	-	4,594,210
Accrued interest	46,811	52,974	97,953	115,178	312,916	-	312,916
Other	77,745	-	-	-	77,745	-	77,745
Due from other funds	15,056,466	-	-	-	15,056,466	(15,056,466)	-
Deposits	16,087	-	176,018	-	192,105	-	192,105
Bond insurance costs	-	-	-	-	-	367,422	367,422
Capital assets (net of accumulated depreciation):							
Land	-	-	-	-	-	6,097,409	6,097,409
Construction in progress	-	-	-	-	-	6,765,265	6,765,265
Vehicles	-	-	-	-	-	514,132	514,132
Leasehold improvements	-	-	-	-	-	108,731	108,731
Water production, transmission, and distribution facilities and wastewater collection and treatment facilities	-	-	-	-	-	122,280,559	122,280,559
Net pension asset	-	-	-	-	-	61,753	61,753
Total assets	\$ 46,648,216	20,735,947	26,218,254	38,857,698	132,460,115	121,138,805	\$ 253,598,920
Deferred Outflows of Resources							
Consideration in excess of value of assets acquired (net of accumulated amortization)	\$ -	-	-	-	-	10,802,931	\$ 10,802,931
Deferred charges on bond refundings	-	-	-	-	-	14,761,117	14,761,117
Pension contributions after measurement date	-	-	-	-	-	219,086	219,086
Deferred outflows related to pension asset	-	-	-	-	-	307,124	307,124
Total deferred outflows of resources	-	-	-	-	-	26,090,258	26,090,258
Liabilities							
Accounts payable	\$ 968,212	-	591,287	3,359	1,562,858	-	\$ 1,562,858
Refundable deposits	1,498,512	-	-	-	1,498,512	-	1,498,512
Other liabilities	349,514	-	678,848	-	1,028,362	-	1,028,362
Due to other funds	-	-	15,056,466	-	15,056,466	(15,056,466)	-
Bond interest payable	-	-	-	-	-	951,145	951,145
Long-term liabilities:							
Due within one year	-	-	-	-	-	4,410,000	4,410,000
Due after one year	-	-	-	-	-	188,559,722	188,559,722
Due to developers for utility facility acquisition	-	-	-	-	-	2,959,408	2,959,408
Total liabilities	2,816,238	-	16,326,601	3,359	19,146,198	181,823,809	200,970,007
Deferred Inflows of Resources							
Deferred inflows related to pension asset	-	-	-	-	-	129,610	129,610
Fund Balances / Net Position							
Fund balances:							
Restricted for:							
Debt service	-	20,735,947	-	-	20,735,947	(20,735,947)	-
Capital projects	-	-	9,891,653	-	9,891,653	(9,891,653)	-
Committed for:							
Rate Stabilization Fund	5,221,739	-	-	-	5,221,739	(5,221,739)	-
Facilities Fund	8,427,108	-	-	-	8,427,108	(8,427,108)	-
Assigned for-							
Projects funded by impact fees	-	-	-	38,854,339	38,854,339	(38,854,339)	-
Unassigned	30,183,131	-	-	-	30,183,131	(30,183,131)	-
Total fund balances	43,831,978	20,735,947	9,891,653	38,854,339	113,313,917	(113,313,917)	-
Total liabilities and fund balances	\$ 46,648,216	20,735,947	26,218,254	38,857,698	132,460,115		
Net position:							
Net investment in capital assets							(35,142,842)
Restricted for debt service							19,784,802
Unrestricted							93,947,601
Total net position							\$ 78,589,561

The notes to financial statements are an integral part of this statement.

West Travis County Public Utility Agency

Statement of Activities and Governmental Fund Revenues, Expenditures, and Changes in Fund Balances Year Ended September 30, 2021

	General Fund	Debt Service Fund	Capital Projects Fund	Impact Fee Fund	Total Governmental Funds	Adjustments (Note 2)	Statement of Activities
Expenditures/Expenses:							
Service operations:							
Water expense:							
Raw water	\$ 1,221,589	-	-	-	1,221,589	-	\$ 1,221,589
Utilities	1,341,700	-	-	-	1,341,700	-	1,341,700
Maintenance and repairs	496,956	-	-	-	496,956	-	496,956
Chemicals	261,874	-	-	-	261,874	-	261,874
Other	276,681	-	26,366	-	303,047	-	303,047
Wastewater expense:							
Sludge disposal	744,096	-	-	-	744,096	-	744,096
Utilities	271,779	-	-	-	271,779	-	271,779
Maintenance and repairs	279,755	-	-	-	279,755	-	279,755
Shared operations expense	302,332	-	-	-	302,332	-	302,332
Other	270,605	-	-	-	270,605	-	270,605
Professional services	1,004,599	-	-	-	1,004,599	-	1,004,599
Personnel expenses	3,546,124	-	-	-	3,546,124	(29,181)	3,516,943
SER project expenses	145,552	-	-	-	145,552	-	145,552
Other	995,672	-	-	114,275	1,109,947	-	1,109,947
Capital outlay	1,492,458	-	8,417,543	-	9,910,001	(9,910,001)	-
Debt service:							
Principal payments	-	4,130,000	-	-	4,130,000	(4,130,000)	-
Interest payments and fiscal agent fees	-	7,807,163	-	-	7,807,163	110,754	7,917,917
Depreciation and amortization	-	-	-	-	-	7,374,202	7,374,202
Total expenditures/expenses	12,651,772	11,937,163	8,443,909	114,275	33,147,119	(6,584,226)	26,562,893
Revenues:							
Program revenues:							
Water revenue:							
Retail	16,450,807	-	-	-	16,450,807	-	16,450,807
Wholesale	5,945,815	-	-	-	5,945,815	-	5,945,815
Other	156,117	-	-	-	156,117	-	156,117
Impact fees	-	-	-	9,669,368	9,669,368	-	9,669,368
Wastewater revenue:							
Retail	3,785,482	-	-	-	3,785,482	-	3,785,482
Wholesale	896,583	-	-	-	896,583	-	896,583
Other	79,878	-	-	-	79,878	-	79,878
Impact fees	-	-	-	604,561	604,561	-	604,561
SER project	1,609,728	-	-	-	1,609,728	-	1,609,728
Total program revenues	28,924,410	-	-	10,273,929	39,198,339	-	39,198,339
Net program revenue							12,635,446
General revenues:							
Contributions	-	-	-	-	-	4,198,008	4,198,008
Other	62,079	-	-	-	62,079	-	62,079
Interest	42,291	45,782	79,549	94,400	262,022	-	262,022
Total general revenues	104,370	45,782	79,549	94,400	324,101	4,198,008	4,522,109
Total revenues	29,028,780	45,782	79,549	10,368,329	39,522,440	4,198,008	43,720,448
Other Financing Sources (Uses):							
Transfers in	-	17,740,924	-	-	17,740,924	(17,740,924)	-
Transfers out	(11,065,000)	-	-	(6,675,924)	(17,740,924)	17,740,924	-
Total other financing sources (uses)	(11,065,000)	17,740,924	-	(6,675,924)	-	-	-
Excess (Deficiency) of Revenues and Other Financing Sources Over (Under) Expenditures and Other Financing Uses							
	5,312,008	5,849,543	(8,364,360)	3,578,130	6,375,321	(6,375,321)	-
Change in net position	-	-	-	-	-	17,157,555	17,157,555
Fund Balances /Net Position:							
Beginning of year	38,519,970	14,886,404	18,256,013	35,276,209	106,938,596	(45,506,590)	61,432,006
End of year	\$ 43,831,978	20,735,947	9,891,653	38,854,339	113,313,917	(34,724,356)	\$ 78,589,561

The notes to financial statements are an integral part of this statement.

West Travis County Public Utility Agency

Statement of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual - General Fund Year Ended September 30, 2021

	Original/Final Budget	Actual	Variance
Revenues:			
Water revenue	\$ 20,019,000	22,552,739	2,533,739
Wastewater revenue	4,316,000	4,761,943	445,943
SER project	1,523,000	1,609,728	86,728
Interest and other	485,000	104,370	(380,630)
Total Revenues	26,343,000	29,028,780	2,685,780
Expenditures:			
Service operations:			
Water expense:			
Raw water	1,220,000	1,221,589	(1,589)
Utilities	1,178,900	1,341,700	(162,800)
Maintenance and repairs	612,000	496,956	115,044
Chemicals	281,000	261,874	19,126
Other	463,792	276,681	187,111
Wastewater expense:			
Sludge disposal	690,000	744,096	(54,096)
Utilities	285,200	271,779	13,421
Maintenance and repairs	303,000	279,755	23,245
Shared operations expense	265,091	302,332	(37,241)
Other	318,467	270,605	47,862
Professional services	931,000	1,004,599	(73,599)
Personnel expenses	3,538,850	3,546,124	(7,274)
SER project expenses	160,000	145,552	14,448
Other	964,265	995,672	(31,407)
Capital outlay	5,772,100	1,492,458	4,279,642
Total Expenditures	16,983,665	12,651,772	4,331,893
Excess of Revenues Over Expenditures	9,359,335	16,377,008	7,017,673
Other Financing Uses-			
Transfers out	(11,065,000)	(11,065,000)	-
Change in Fund Balance	(1,705,665)	5,312,008	7,017,673
Fund Balance:			
Beginning of year	38,519,970	38,519,970	-
End of year	\$ 36,814,305	43,831,978	7,017,673

The notes to financial statements are an integral part of this statement.

West Travis County Public Utility Agency

Notes to Basic Financial Statements Year Ended September 30, 2021

1. Summary of Significant Accounting Policies

West Travis County Public Utility Agency (the “PUA”) was created, organized and established on December 21, 2011, pursuant to the provisions of Chapter 572 of the Texas Local Government Code. The PUA is a publicly owned water and wastewater utility, serving western Travis and northern Hays counties, which were formerly serviced by the Lower Colorado River Authority (the “LCRA”). Pursuant to a purchase agreement dated January 17, 2012 entered into with the LCRA (the “Purchase Agreement”), the PUA purchased the LCRA’s West Travis County water and wastewater system. The purchase became effective and operations began on March 19, 2012.

The reporting entity of the PUA encompasses those activities and functions over which the PUA’s appointed officials exercise significant oversight or control. As of September 30, 2021, the PUA was governed by a five member Board of Directors (the “Board”) which were appointed from each of the three entities that formed the PUA: City of Bee Cave, Hays County, and Lake Pointe Municipal Utility District (the “Public Entities”). The PUA is not included in any other governmental “reporting entity” as defined by the Governmental Accounting Standards Board (“GASB”) since Board members are appointed by the Public Entities and have decision making authority, the power to designate management, the responsibility to significantly influence operations and primary accountability for fiscal matters. In addition, there are no component units included in the PUA’s reporting entity.

Government-Wide and Fund Financial Statements

For purposes of GASB Statement No. 34, the PUA is considered a special purpose government. This allows the PUA to present the required fund and government-wide statements in a single schedule. The requirement for fund financial statements that are prepared on the modified accrual basis of accounting is met with the “Total Governmental Funds” column. An adjustment column includes those entries needed to convert to the full accrual basis government-wide statements. Government-wide statements are comprised of the statement of net position and the statement of activities.

The government-wide financial statements report information on all of the activities of the PUA. The effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the expenses are offset by program revenues. Program revenues include charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by the PUA. Other items not properly included among program revenues are reported instead as general revenues.

Major individual governmental funds are reported as separate columns in the fund financial statements.

Measurement Focus, Basis of Accounting, and Financial Statement Presentation

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Amounts reported as program revenues include charges to customers or applicants for goods, services, or privileges provided. Internally dedicated resources are reported as general revenues rather than as program revenues. As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the PUA considers revenues to be available if they are collected within sixty days of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Major revenue sources considered susceptible to accrual include interest income.

The PUA reports the following major governmental funds:

The General Fund includes financial resources used for general operations. It is a budgeted fund, and any unassigned fund balance is considered resources available for current operations.

The Debt Service Fund includes revenues collected to retire bond principal and to pay interest due.

The Capital Projects Fund is used to account for financial resources restricted for authorized construction and other capital asset acquisitions.

The Impact Fee Fund includes charges on new development within the PUA to help fund and pay for the construction or needed expansion of capital improvements.

Budgets and Budgetary Accounting

Formal budgetary integration is employed as a management control device for the General Fund. The budget is proposed by the PUA Manager for the fiscal year commencing the following October 1, and is adopted on the modified accrual basis, which is consistent with generally accepted accounting principles. Under GASB Statement No. 34, budgetary comparison information is required for the General Fund and each major special revenue fund (the Impact Fee Fund); however, the PUA is not legally required to adopt a budget for the Impact Fee Fund. Therefore, budget comparison information for the Impact Fee Fund is not included in the PUA's financial statements. In addition, formal budgetary integration is not employed for the Debt Service Fund or Capital Projects Fund. For the year ended September 30, 2021, expenditures for the General Fund were below budget by approximately \$4,332,000.

Assets, Deferred Outflows of Resources, Liabilities, Deferred Inflows of Resources, and Net Position or Fund Balances

Cash and cash equivalents - Cash and cash equivalents included cash on deposit as well as investments with maturities of three months or less.

Temporary Investments - The PUA is entitled to invest any and all of its funds in certificates of deposit, direct debt securities of the United States of America or the State of Texas, certain Federal agency securities and other types of municipal bonds, fully collateralized repurchase agreements, commercial paper, corporate bonds, money market and other mutual funds, and local government investment pools. The PUA's investment policies and types of investments are governed by Section 2256 of the Government Code ("Public Funds Investment Act"). The PUA's management believes that it complied with the requirements of the Public Funds Investment Act and the PUA's investment policies. The PUA accrues interest on temporary investments based on the terms and effective interest rates of the specific investments.

Accounts Receivable - The PUA provides for uncollectible accounts receivable using the allowance method of accounting for bad debts. Under this method of accounting, a provision for uncollectible accounts is charged to earnings. The allowance account is increased or decreased based on past collection history and management's evaluation of accounts receivable. All amounts considered uncollectible are charged against the allowance account, and recoveries of previously charged off accounts are added to the allowance. As of September 30, 2021, there was no allowance for uncollectible accounts.

Capital Assets - Capital assets, which include land, construction in progress, vehicles, leasehold improvements, and water production, transmission, and distribution facilities and wastewater collection and treatment facilities (purchased, constructed or donated) are reported in the governmental activities columns in the government-wide financial statements. Capital assets are defined by the PUA as assets with an initial, individual cost of at least \$10,000. Such assets are recorded at historical cost if purchased or estimated acquisition value at the date of donation if donated. The costs of normal maintenance and repairs that do not add to the value of the assets or materially extend assets' lives are not capitalized.

Water and wastewater facilities are depreciated using the straight-line method over estimated useful lives ranging from one to sixty years. Vehicles are depreciated using the straight-line method over estimated useful lives ranging from five to fifteen years. Leasehold improvements are amortized over the term of the lease agreement.

Consideration in Excess of Value of Assets Acquired - The PUA complies with GASB Statement No. 69, *Government Combinations and Disposals of Government Operations*, which provides guidance for accounting and financial reporting of government combinations, including mergers, acquisitions, and transfers of operations, and disposals of government operations, and requires, among other things, disclosures to be made about government combinations and disposals of government operations to enable financial statement users to evaluate the nature and financial effects of those transactions. In a government acquisition in which the consideration provided exceeds the net position acquired, the statement requires the excess (formerly known as "goodwill") be recognized as a deferred outflow of resources and those deferred outflows should be attributed to future periods in a systematic and rational manner, based on professional judgment, considering the relevant circumstances at the time of acquisition.

Consideration in excess of value of assets acquired, which resulted from total liabilities assumed exceeding total assets acquired at the time of purchase of the LCRA West Travis County water and wastewater system in fiscal year 2012, is stated at cost and is being amortized systematically over a period of forty years. As of September 30, 2021, consideration in excess of value of assets acquired, net totaled \$10,802,931. For the year ending September 30, 2021, amortization expense was \$360,098.

Long-Term Debt - In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities statement of net position. Bond premiums and discounts, as well as bond insurance costs, are deferred over the life of the bonds. Bonds payable are reported net of the applicable bond premium or discount. Bond insurance costs are reported as assets and amortized over the term of the related debt.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, including bond insurance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Pensions - The fiduciary net position of the Texas County and District Retirement System (“TCDRS”) has been determined using the flow of economic resources measurement focus and full accrual basis of accounting. This includes for purposes of measuring the net pension liability (asset), deferred outflows of resources and deferred inflows of resources related to pensions, pension expense, and information about assets, liabilities and additions to/deductions from TCDRS’s fiduciary net position. Benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

Deferred Outflows and Inflows of Resources - The PUA complies with GASB Statement No. 63, *Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position*, which provides guidance for reporting the financial statement elements of deferred outflows of resources, which represent the consumption of the PUA’s net position that is applicable to a future reporting period, and deferred inflows of resources, which represent the PUA’s acquisition of net position applicable to a future reporting period.

The PUA complies with GASB Statement No. 65, *Items Previously Reported as Assets and Liabilities*, which establishes accounting and financial reporting standards that reclassify, as deferred outflows of resources or deferred inflows of resources, certain items that were previously reported as assets and liabilities and recognizes, as outflows of resources or inflows of resources, certain items that were previously reported as assets and liabilities. See Note 6 and Note 10 for additional information on deferred outflows and inflows of resources.

Fund Balance - The PUA’s fund balance classifications are presented in accordance with GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions*, which establishes fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in governmental funds. See Note 9 for additional information on those fund balance classifications.

Fair Value Measurements - The PUA complies with GASB Statement No. 72, *Fair Value Measurement and Application*, which defines fair value as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction. Fair value accounting requires characterization of the inputs used to measure fair value into a three-level fair value hierarchy as follows:

- Level 1 inputs are based on unadjusted quoted market prices for identical assets or liabilities in an active market the entity has the ability to access.
- Level 2 inputs are observable inputs that reflect the assumptions market participants would use in pricing the asset or liability developed based on market data obtained from sources independent from the entity.
- Level 3 inputs are unobservable inputs that reflect the entity's own assumptions about the assumptions market participants would use in pricing the asset or liability developed based on the best information available.

There are three general valuation techniques that may be used to measure fair value:

- Market approach - uses prices generated by market transactions involving identical or comparable assets or liabilities
- Cost approach - uses the amount that currently would be required to replace the service capacity of an asset (replacement cost)
- Income approach - uses valuation techniques to convert future amounts to present amounts based on current market expectations.

Use of Estimates - The preparation of financial statements, in conformity with generally accepted accounting principles, requires management to make estimates and assumptions that affect the reported amount of assets and liabilities, disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

Recently Issued Accounting Pronouncements

In June 2017, the GASB issued GASB Statement No. 87, *Leases*, effective for fiscal years beginning after June 15, 2021. The objective of GASB Statement No. 87 is to improve accounting and financial reporting for leases by governments by requiring recognition of certain lease assets and liabilities that previously were classified as operating leases and recognized as inflows of resources or outflows of resources based on the payment provisions of the contract. GASB Statement No. 87 establishes a single model for lease accounting based on the foundational principle that leases are financings of the right to use an underlying asset. Under GASB Statement No. 87, a lessee is required to recognize a lease liability and an intangible right-to-use asset, and a lessor is required to recognize a lease receivable and deferred inflow of resources. Management is evaluating the effects that the full implementation of GASB Statement No. 87 will have on its financial statements for the year ended September 30, 2022.

In June 2018, the GASB issued GASB Statement No. 89, *Accounting for Interest Cost Incurred before the End of a Construction Period*, effective for fiscal years beginning after December 15, 2020. The objective of GASB Statement No. 89 is to enhance the relevance and comparability of information about capital assets and to simplify accounting for interest cost incurred before the end of a construction period. Under GASB Statement No. 89, interest costs will no longer be capitalized as part of the asset but will be shown as an expenditure in the fund financial statements and as an expense in the government-wide financial statements. Management is evaluating the effects that the full implementation of GASB Statement No. 89 will have on its financial statements for the year ended September 30, 2022.

2. Reconciliation of Government-Wide and Fund Financial Statements

Amounts reported for governmental activities in the statement of net position are different because:

Governmental funds total fund balance	\$ 113,313,917
Prepaid bond insurance costs are recorded as expenditures in the funds but are amortized over the life of the related bonds in the statement of net position.	367,422
Capital assets and consideration in excess of value of assets acquired used in governmental activities are not financial resources and, therefore, are not reported in the funds.	
Capital assets, net of accumulated depreciation	135,766,096
Consideration in excess of value of assets acquired, net of accumulated amortization	10,802,931
Net pension asset is not receivable in the current period and, therefore, is not reported in the funds.	61,753
The following liabilities and deferred outflows and inflows of resources are not due and payable in the current period and, therefore, are not reported in the funds:	
Pension contributions after measurement date	219,086
Deferred outflows related to pension asset	307,124
Deferred inflows related to pension asset	(129,610)
Bonds payable, including premiums	(192,969,722)
Less: Deferred charges on bond refundings	14,761,117
Due to developers for utility facility acquisition	(2,959,408)
Bond interest payable	(951,145)
Total net position	<u>\$ 78,589,561</u>

Amounts reported for governmental activities in the statement of activities are different because:

Excess of revenues and other financing sources over expenditures and other financing uses	\$ 6,375,321
Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives as depreciation and amortization expense.	
Capital outlay	6,635,532
Contributed assets	4,198,008
Depreciation expense	(7,014,104)
Amortization expense	(360,098)
Bond proceeds and other debt provide current financial resources to governmental funds, but issuing debt increases long-term liabilities in the statement of net position. Repayment of long-term liabilities is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the statement of net position.	
Bond principal payments	4,130,000
Payment to developers for utility facility acquisition	3,274,469
Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.	
Pension contributions made before the measurement date	69,638
Pension contributions made after the measurement date	219,086
Adjustments for ending deferred outflows and inflows related to net pension asset	(259,543)
Change in bond interest payable	24,575
Amortization of bond discount	(29,802)
Amortization of deferred charges on bond refunding	(608,929)
Amortization of bond insurance costs	(106,168)
Amortization of bond premium	609,570
Change in net position	<u>\$ 17,157,555</u>

3. Cash, Cash Equivalents and Temporary Investments

The PUA's deposits are required to be secured in the manner provided by law for the security of the funds. At September 30, 2021, such deposits were entirely covered by Federal Deposit Insurance Corporation ("FDIC") insurance or secured by collateral pledged by the depository.

The Public Funds Investment Act authorizes the PUA to invest in funds under a written investment policy. The PUA's investment policy is approved annually by the Board. The primary objectives of the PUA's investment strategy, in order of priority, are safety, liquidity, and yield.

Investments held as of September 30, 2021 consisted of the following:

Type	Fair Value	Weighted Average Maturity (Days)	Standard & Poor's Rating
U.S. Government Notes	\$ 17,675,961	772	AA+
Corporate Bonds	3,664,094	617	AA - AAA
Municipal Bonds	52,530,515	558	A - AAA
U.S. Agencies:			
Federal Farm Credit Bank	1,423,400	525	AA+
Federal Home Loan Mortgage	1,735,000	635	AA+
Federal National Mortgage Assn.	3,829,270	1,280	AA+
Federal Home Loan Bank	1,501,076	476	AA+
Total	<u>\$ 82,359,316</u>		

The PUA invests excess funds in U.S. government notes, corporate bonds, municipal bonds, and U.S. agency securities and are valued using Level 1 inputs that are based on market data obtained from independent sources. The investments are reported by the PUA at fair value in accordance with GASB Statement No. 72.

Credit Risk - Credit risk is the risk that an issuer or other counterparty to an investment will not fulfill its obligations. The ratings of securities by nationally recognized agencies are designed to give an indication of credit risk. As of September 30, 2021, investments had ratings from Standard & Poor's in compliance with the PUA's investment policy.

Custodial Credit Risk - Deposits are exposed to custodial credit risk if they are not covered by depository insurance and the deposits are uncollateralized, collateralized with securities held by the pledging financial institution, or collateralized with securities held by the pledging financial institution's trust department or agent but not in the PUA's name. Investment securities are exposed to custodial credit risk if the securities are uninsured, are not registered in the name of the PUA, and are held by either the counterparty or the counterparty's trust department or agent but not in the PUA's name. As of September 30, 2021, the PUA was not exposed to custodial credit risk.

Concentration of Credit Risk - Concentration of credit risk is the risk of loss attributable to the magnitude of investments in a single issuer. Information regarding investments in any one issuer that represents five percent or more of the PUA’s total investments must be disclosed under GASB Statement No. 40, excluding investments issued or explicitly guaranteed by the U.S. government. As of September 30, 2021, the PUA was not exposed to concentration of credit risk.

Interest Rate Risk - As a means of minimizing risk of loss due to interest rate fluctuations, the PUA’s investment policy requires that individual investments have a maximum allowable maturity of five years, unless otherwise stated in the investment policy. The PUA’s investments had weighted-average maturities at September 30, 2021 in compliance with the PUA’s investment policy. As of September 30, 2021, the PUA was not exposed to significant interest rate risk.

4. Interfund Receivables, Payables and Transfers

During the course of operations, numerous transactions occur between individual funds for goods provided or services rendered. These receivables and payables are classified as “due from other funds” or “due to other funds.” The composition of interfund balances as of September 30, 2021 is as follows:

<u>Receivable Fund</u>	<u>Payable Fund</u>	<u>Amount</u>
General Fund	Capital Projects Fund	<u>\$ 15,056,466</u>

During the year, the General Fund and the Impact Fee Fund transferred \$11,065,000 and \$6,675,924, respectively, to the Debt Service Fund to fund principal and interest payments due on the outstanding bonds.

5. Capital Assets

Capital assets activity for the year ended September 30, 2021 was as follows:

	Balance September 30, 2020	Additions	Retirements and Transfers	Balance September 30, 2021
Capital assets not being depreciated:				
Land	\$ 6,097,409	-	-	6,097,409
Construction in progress	8,193,509	5,913,104	(7,341,348)	6,765,265
Total capital assets not being depreciated	<u>14,290,918</u>	<u>5,913,104</u>	<u>(7,341,348)</u>	<u>12,862,674</u>
Capital assets being depreciated/amortized:				
Water production, transmission, and distribution facilities and wastewater collection and treatment facilities	170,860,202	7,708,953	7,320,848	185,890,003
Vehicles	1,028,385	189,996	19,700	1,238,081
Leasehold improvements	187,052	-	-	187,052
Total capital assets being depreciated/amortized	<u>172,075,639</u>	<u>7,898,949</u>	<u>7,340,548</u>	<u>187,315,136</u>
Less accumulated depreciation and amortization for:				
Water production, transmission, and distribution facilities and wastewater collection and treatment facilities	(56,694,306)	(6,915,138)	-	(63,609,444)
Vehicles	(644,160)	(80,589)	800	(723,949)
Leasehold improvements	(59,944)	(18,377)	-	(78,321)
Total accumulated depreciation and amortization	<u>(57,398,410)</u>	<u>(7,014,104)</u>	<u>800</u>	<u>(64,411,714)</u>
Total capital assets being depreciated/amortized, net	<u>114,677,229</u>	<u>884,845</u>	<u>7,341,348</u>	<u>122,903,422</u>
Capital assets, net	<u>\$ 128,968,147</u>	<u>6,797,949</u>	<u>-</u>	<u>135,766,096</u>

6. Deferred Charges on Bond Refundings

The following is a summary of changes in deferred charges on bond refundings for the year ended September 30, 2021:

	Beginning Balance	Additions	Retirements	Ending Balance
Deferred charges on bond refundings	\$ 15,370,046	-	(608,929)	14,761,117

7. Long-Term Debt

The following is a summary of changes in long-term debt for the year ended September 30, 2021:

	Balance September 30, 2020	Additions	Retirements	Balance September 30, 2021
Series 2013 bonds	\$ 3,145,000	-	(3,145,000)	-
Series 2015 bonds	16,135,000	-	(490,000)	15,645,000
Series 2017 bonds	148,820,000	-	(200,000)	148,620,000
Series 2019 bonds	15,305,000	-	(295,000)	15,010,000
Premiums on bonds	14,304,292	-	(609,570)	13,694,722
Discounts on bonds	(29,802)	-	29,802	-
Total	\$ 197,679,490	-	(4,709,768)	192,969,722

As of September 30, 2021, long-term debt was comprised of the following:

Revenue and Refunding Bonds:

\$15,645,000 - Series 2015 Revenue Bonds payable serially through the year 2035 at interest rates which range from 2.00% to 5.00%.

\$148,620,000 - Series 2017 Revenue Refunding Bonds payable serially through the year 2045 at interest rates which range from 2.00% to 5.00%.

\$15,010,000 - Series 2019 Revenue Bonds payable serially through the year 2049 at interest rates which range from 3.00% to 5.00%.

Debt service requirements to maturity for PUA's bonds are summarized as follows:

Fiscal Year	Principal	Interest	Total Requirement
2022	\$ 4,410,000	7,609,163	12,019,163
2023	4,695,000	7,400,812	12,095,812
2024	5,015,000	7,169,213	12,184,213
2025	5,310,000	6,925,062	12,235,062
2026	5,610,000	6,675,463	12,285,463
2027-2031	32,645,000	29,153,680	61,798,680
2032-2036	39,060,000	21,304,251	60,364,251
2037-2041	40,535,000	13,592,850	54,127,850
2042-2046	39,450,000	4,801,750	44,251,750
2047-2049	2,545,000	258,750	2,803,750
Total	<u>\$ 179,275,000</u>	<u>104,890,994</u>	<u>284,165,994</u>

The PUA defeased outstanding general obligation bonds through the Series 2017 Revenue Refunding Bonds by placing the proceeds of the new bonds and additional payments from the PUA in an irrevocable trust to provide for the future debt service payments on the old bonds. Accordingly, the trust account assets and defeased bonds are not included in the PUA's financial statements. All defeased bonds were called during the year ended September 30, 2021.

As of September 30, 2021, revenue bonds of \$218,215,000 and refunding bonds of \$196,890,000 were authorized by the PUA and all were issued.

8. Commitments and Contingencies

The PUA is involved in various legal proceedings which arise from time to time in the normal course of business. While the ultimate results of such matters generally cannot be predicted with certainty, management does not expect any such matters to have a material adverse effect on the financial position of the PUA or its results of operations as of September 30, 2021.

Operating Leases - The PUA leases office space under non-cancellable, operating lease agreements. Total rent expense for all operating leases was \$194,318 for the year ended September 30, 2021. The following is a schedule of future minimum lease payments required under these operating leases as of September 30, 2021:

2022	\$ 204,786
2023	214,718
2024	225,012
2025	235,954
2026	<u>20,262</u>
Total	<u>\$ 900,732</u>

Due to Developers for Utility Facility Acquisition - As part of the Purchase Agreement entered with the LCRA, the PUA inherited and assumed certain obligations due on utility facility development and construction agreements entered into with various developers. As part of the original agreements, costs incurred by the developers in the creation of water and wastewater utilities were to be reimbursed by the LCRA. Pursuant to the Purchase Agreement, the PUA has taken on the liabilities to these developers under the various utility facility development and construction agreements. These liabilities are based on the allowed water and wastewater facility development and construction expenses incurred by the developers and estimates are subject to change. As of September 30, 2021, the outstanding liability owed to the various developers totaled \$2,959,408 and developer commitments under utility facility development and construction agreements totaled \$2,308,815.

In March 2020, the World Health Organization declared the outbreak of a novel coronavirus (COVID-19) as a pandemic, which continues to spread throughout the world. While the disruption is expected to be temporary, there is uncertainty around the severity and duration. Therefore, while this issue may negatively impact the PUA's business, results of operations, and financial position, the related financial impact cannot be reasonably estimated at this time. Management is actively managing the business to maintain the PUA's cash flow and believes that the PUA has adequate liquidity.

9. Fund Balances

For the year ended September 30, 2021, the PUA has presented fund balance classifications in accordance with GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions*, which establishes fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in governmental funds. Those fund balance classifications are described below.

Nonspendable - Amounts that cannot be spent because they are either not in a spendable form or are legally or contractually required to be maintained intact.

Restricted - Amounts that can be spent only for specific purposes because of constraints imposed by external providers, or imposed by constitutional provisions or enabling legislation.

Committed - Amounts that can only be used for specific purposes pursuant to approval by formal action by the Board.

Assigned - For the General Fund, the Board may appropriate amounts that are to be used for a specific purpose. For all other governmental funds, any remaining positive amounts not previously classified as nonspendable, restricted or committed.

Unassigned - Amounts that are available for any purpose; these amounts can be reported only in the PUA's General Fund.

The detail of the fund balances is included in the Governmental Funds Balance Sheet on page 11. Fund balance of the PUA may be committed for a specific purpose by formal action of the Board, the PUA's highest level of decision-making authority. Commitments may be established, modified, or rescinded only through a resolution approved by the Board. The Board has the authority to assign fund balance for a specific purpose. As of September 30, 2021, spending and commitments and assignments of fund balance have been executed in accordance with the PUA's GASB 54 policy. Under the policy, in circumstances where an expenditure is to be made for a purpose for which amounts are available in multiple fund balance classifications, the order in which resources will be expended is as follows: restricted fund balance, committed fund balance, assigned fund balance, and lastly, unassigned fund balance.

As part of the bond agreement for the Series 2013 issuance, the PUA agreed to maintain separate and special accounts known as the Rate Stabilization Fund and the Facilities Fund. The Rate Stabilization Fund is an account which holds funds that may be used at the discretion of the PUA for any lawful purpose, including capital additions and improvements to the PUA's water and wastewater system and to enable the PUA to manage rates and charges, provided, however, that such funds shall be used in the following order of priority: 1) first for funding of operating and maintenance reserves and payment of principal and interest on debt obligations, 2) redemption or defeasance of outstanding obligations, if economically advantageous, and 3) transfer to the Facilities Account for payment of costs of any capital additions and improvements. The Facilities Fund is an account which holds transfers from the General Fund for times coverage for payment of capital additions and improvements, including reimbursement of such costs. As funds transferred to either of these accounts are for specific purposes pursuant to approval by formal action by the Board, they are considered committed fund balance in the General Fund and are shown as such on the governmental funds balance sheet on page 11.

10. Defined Benefit Pension Plan

Plan Description

The PUA provides retirement, disability, and death benefits for all of its non-temporary full-time employees through a nontraditional defined benefit pension plan administered by TCDRS. The Board of Trustees of TCDRS is responsible for the administration of the statewide agent multiple-employer public employee retirement system consisting of 817 active participating counties and districts throughout Texas. TCDRS in the aggregate issues an annual comprehensive financial report ("ACFR") on a calendar year basis. The ACFR is available upon written request from the TCDRS Board of Trustees at P.O. Box 2034, Austin, Texas 78768-2034.

The plan provisions are adopted by the governing body of the employer, within the options available in the Texas State statutes governing TCDRS ("TCDRS Act"). Members can retire at age 60 and above with 5 or more years of service, after 30 years of service, or when service time plus age equals 75 but must leave their accumulated contributions in the plan to receive any employer-finance benefit. Members who withdraw their personal contributions in a lump sum are not entitled to any amounts contributed by their employer.

Benefits Provided

Benefit amounts are determined by the sum of the employee's contributions to the plan, with interest, and the employer-financed monetary credits. The level of these monetary credits is adopted by the governing body of the employer within the actuarial constraints imposed by the TCDRS Act, so that the resulting benefits can be expected to be adequately financed by the employer's commitment to contribute. At retirement, death, or disability, the benefit is calculated by converting the sum of the employee's accumulated contributions and the employer-financed monetary credits to a monthly annuity using annuity purchase rates prescribed by the TCDRS Act.

Employee membership data related to the Plan, as of the valuation date of December 31, 2020 was as follows:

Retirees and beneficiaries currently receiving benefits	-
Terminated employees entitled to but not yet receiving benefits	22
Active plan members	<u>39</u>
Total	<u><u>61</u></u>

Contributions

The PUA has elected the annually determined contribution rate (ADCR) plan provisions of the TCDRS Act. The plan is funded by monthly contributions from both employee members and the employer based on the covered payroll of employee members. Under the TCDRS Act, the contribution rate of the employer is actuarially determined annually. The PUA contributed using the actuarially determined rate of 9.24% for 2021 as adopted by the governing body of the PUA. The employee contribution rate was 7.00%. The employee contribution rate and the employer contribution rate may be changed by the governing body of the PUA within the options available in the TCDRS Act. The required contribution and actual contributions for the year ended September 30, 2021 equaled \$288,724.

Net Pension Asset

Actuarial Assumptions

The PUA's net pension asset was measured as of December 31, 2020, and the total pension liability used to calculate the net pension asset was determined by an actuarial valuation as of that date. The total pension liability in the December 31, 2020 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Valuation Timing	Actuarially determined contribution rates are calculated on a calendar basis as of December 31, two years prior to the end of the fiscal year in which the contributions are reported
Actuarial Cost Method	Individual Entry Age Normal
Amortization Method	Level percentage of payroll, closed
Amortization Period	20.0 years
Asset Valuation Method	5-year smoothed market
Inflation	2.50%
Salary Increases	Varies by age and service. 4.6% average over career including inflation
Investment Rate of Return	7.50%
Cost-of-Living Adjustments	Cost-of-Living Adjustments for the PUA are not considered to be automatic under GASB 68. Therefore, no assumption for future cost-of-living adjustments is included in the GASB 68 calculations. No assumption for future cost-of-living adjustments is included in the funding valuation.
Retirement Age	Between ages 40 and 74 with various rates of service retirement by gender: low of 4.5% for age 40-44 to high of 25.0% for age 65-66 for males and females
Turnover	New employees are assumed to replace any terminated members and have similar entry ages.
Mortality:	
Depositing members	90% of the RP-2014 Active Employee Mortality Table for males and 90% of the RP-2014 Active Employee Mortality Table for females, projected with 110% of the MP-2014 Ultimate scale after 2014.
Service retirees, beneficiaries and non-depositing members	130% of the RP-2014 Healthy Annuitant Mortality Table for males and 110% of the RP-2014 Healthy Annuitant Mortality Table for females, both projected with 110% of the MP-2014 Ultimate scale after 2014.
Disabled retirees	130% of the RP-2014 Disabled Annuitant Mortality Table for males and 115% of the RP-2014 Disabled Annuitant Mortality Table for females, both projected with 110% of the MP-2014 Ultimate scale after 2014.

The actuarial assumptions that determined the total pension liability as of December 31, 2020 were based on the results of an actuarial experience study for the period January 1, 2013 through December 31, 2016, except where required to be different by GASB 68.

Long-Term Expected Rate of Return

The long-term expected rate of return on TCDRS assets is determined by adding expected inflation to expected long-term real returns and reflecting expected volatility and correlation. The capital market assumptions and information shown below are provided by TCDRS' investment consultant, Cliffwater LLC. The numbers shown are based on January 2021 information for a 10-year time horizon.

Note that the valuation assumption for long-term expected return is re-assessed at a minimum of every four years and is set based on a long-term time horizon; the most recent analysis was performed in March 2021.

<u>Asset Class</u>	<u>Benchmark</u>	<u>Target Allocation (a)</u>	<u>Geometric Real Rate of Return (Expected minus Inflation) (b)</u>
US Equities	Dow Jones U.S. Total Stock Market Index	11.50%	4.25%
Global Equities	MSCI World (net) Index	2.50%	4.55%
International Equities - Developed	MSCI World Ex USA (net) Index	5.00%	4.25%
International Equities - Emerging	MSCI Emerging Markets (net) Index	6.00%	4.75%
Investment-Grade Bonds	Bloomberg Barclays U.S. Aggregate Bond Index	3.00%	(0.85%)
Strategic Credit	FTSE High-Yield Cash-Pay Capped Index	9.00%	2.11%
Direct Lending	S&P/LSTA Leveraged Loan Index	16.00%	6.70%
Distressed Debt	Cambridge Associates Distressed Securities Index (d)	4.00%	5.70%
REIT Equities	67% FTSE NAREIT Equity REITs Index + 33% S&P Global REIT (net) Index	2.00%	3.45%
Master Limited Partnerships (MLPs)	Alerian MLP Index	2.00%	5.10%
Private Real Estate Partnerships	Cambridge Associates Real Estate Index (e)	6.00%	4.90%
Private Equity	Cambridge Associates Global Private Equity & Venture Capital Index (c)	25.00%	7.25%
Hedge Funds	Hedge Fund Research, Inc. (HFRI) Fund of Funds Composite Index	6.00%	1.85%
Cash Equivalents	90-Day U.S. Treasury	2.00%	(0.70%)

- (a) Target asset allocation adopted at the March 2021 TCDRS Board meeting.
- (b) Geometric real rates of return equal the expected return for the asset class minus the assumed inflation rate of 2.00%, per Cliffwater’s 2021 capital market assumptions.
- (c) Includes vintage years 2006-present of Quarter Pooled Horizon internal rates of return.
- (d) Includes vintage years 2005-present of Quarter Pooled Horizon internal rates of return.
- (e) Includes vintage years 2007-present of Quarter Pooled Horizon internal rates of return.

Discount Rate

The discount rate used to measure the total pension liability was 7.60%. This rate reflects the long-term rate of return funding valuation assumption of 7.50%, plus 0.10% adjustment to be gross of administrative expenses as required by GASB 68. The Plan’s fiduciary net position was projected to be available to make all projected future benefit payments of current active, inactive, and retired members. Therefore, the discount rate for calculating the total pension liability is equal to the long-term expected rate of return, and the municipal bond rate does not apply.

Changes in Net Pension Asset

Changes in the PUA’s net pension asset for the valuation year ended December 31, 2020 are as follows:

	Total Pension Liability	Increase (Decrease) Fiduciary Net Position	Net Pension Liability (Asset)
	(a)	(b)	(a) - (b)
Balance as of December 31, 2019	\$ 1,010,821	\$ 1,261,080	\$ (250,259)
Changes for the year:			
Service cost	328,678	-	328,678
Interest on total pension liability (1)	107,980	-	107,980
Effect of plan changes (2)	115,360	-	115,360
Effect of economic/demographic gains or losses	53,994	-	53,994
Effect of assumptions changes or inputs	135,592	-	135,592
Refund of contributions	(13,085)	(13,085)	-
Benefit payments	-	-	-
Administrative expenses	-	(1,318)	1,318
Member contributions	-	177,333	(177,333)
Net investment income	-	131,092	(131,092)
Employer contributions	-	234,080	(234,080)
Other (3)	-	11,911	(11,911)
Balance as of December 31, 2020	<u>\$ 1,739,340</u>	<u>\$ 1,801,093</u>	<u>\$ (61,753)</u>

- (1) Reflects the change in the liability due to the time value of money. TCDRS does not charge fees or interest.
- (2) Reflects plan changes adopted effective in 2021.
- (3) Relates to allocation of system-wide items.

Sensitivity Analysis

The following presents the net pension liability (asset) of the PUA, calculated using the discount rate of 7.60%, as well as what the PUA's net pension liability (asset) would be if it were calculated using a discount rate that is 1 percentage point lower (6.60%) or 1 percentage point higher (8.60%) than the current rate.

	1% Decrease	Current Discount Rate	1% Increase
	6.60%	7.60%	8.60%
Total pension liability	\$ 2,059,838	\$ 1,739,340	\$ 1,478,472
Fiduciary net position	1,801,093	1,801,093	1,801,093
Net pension liability/(asset)	<u>\$ 258,745</u>	<u>\$ (61,753)</u>	<u>\$ (322,621)</u>

Pension Expense, Deferred Outflows of Resources, and Deferred Inflows of Resources

For the year ended September 30, 2021, the PUA recognized pension expense of \$259,543. As of September 30, 2021, the deferred outflows and inflows of resources are as follows:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 181,962	\$ 110,908
Net difference between projected and actual earnings	-	18,195
Changes of assumptions	125,162	507
Contributions made subsequent to measurement date	219,086	-
Total	<u>\$ 526,210</u>	<u>\$ 129,610</u>

The \$219,086 reported as deferred outflows of resources related to pensions resulting from PUA contributions subsequent to the measurement date will be recognized as a reduction of the net pension asset in the year ended September 30, 2022. The remaining amounts currently reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense as follows:

	Pension Expense Amount
Year ended September 30:	
2022	\$ 13,607
2023	12,305
2024	2,310
2025	12,083
2026	14,625
Thereafter	122,584
	<u>\$ 177,514</u>

11. Risk Management

The PUA is exposed to various risks of losses related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The PUA has obtained coverage from the Texas Municipal League Intergovernmental Risk Pool (“TML Pool”) to effectively manage its risk. All risk management activities are accounted for in the General Fund. Expenditures and claims are recognized when it is probable that a loss has occurred and the amount of the loss can be reasonably estimated. In determining claims, events that might create claims, but for which none have been reported, are considered.

The TML Pool was established by various political subdivisions in Texas to provide self-insurance for its members and to obtain lower costs for insurance. TML Pool members pay annual contributions to obtain the insurance. Annual contribution rates are determined by the TML Pool board. Rates are estimated to include all claims expected to occur during the policy including claims incurred but not reported. The TML Pool has established claims reserves for each of the types of insurance offered. Although the TML Pool is a self-insured risk pool, members are not contingently liable for claims filed above the amount of the fixed annual contributions. If losses incurred are significantly higher than actuarially estimated, the TML Pool adjusts the contribution rate for subsequent years. Members may receive returns of contributions if actual results are more favorable than estimated.

Required Supplementary Information

West Travis County Public Utility Agency

Schedule of Changes in Net Pension Liability (Asset) and Related Ratios September 30, 2021

	Year Ended December 31, 2020*	Year Ended December 31, 2019*	Year Ended December 31, 2018*	Year Ended December 31, 2017*	Year Ended December 31, 2016*
Total Pension Liability					
Service cost	\$ 328,678	\$ 344,682	\$ 348,223	\$ 119,674	\$ 28,142
Interest on total pension liability	107,980	83,045	54,891	12,066	1,118
Effect of plan changes	115,360	-	-	-	-
Effect of assumption changes or inputs	135,592	-	-	(663)	23
Effect on economic/demographic (gains) or losses	53,994	(91,585)	(42,524)	172,751	-
Benefit payments/refunds of contributions	(13,085)	(11,541)	(7,481)	-	-
Net change in total pension liability	728,519	324,601	353,109	303,828	29,283
Total pension liability, beginning	1,010,821	686,220	333,111	29,283	-
Total pension liability, ending (a)	<u>\$ 1,739,340</u>	<u>\$ 1,010,821</u>	<u>\$ 686,220</u>	<u>\$ 333,111</u>	<u>\$ 29,283</u>
Fiduciary Net Position					
Employer contributions	\$ 234,080	\$ 211,753	\$ 224,461	\$ 210,021	\$ 17,381
Member contributions	177,333	156,523	151,080	138,442	11,456
Investment income net of investment expenses	131,092	125,640	(3,193)	9,878	-
Benefit payments/refunds of contributions	(13,085)	(11,541)	(7,481)	-	-
Administrative expenses	(1,318)	(961)	(616)	(262)	-
Other	11,911	12,389	11,005	4,668	437
Net change in fiduciary net position	540,013	493,803	375,256	362,747	29,274
Fiduciary net position, beginning	1,261,080	767,277	392,021	29,274	-
Fiduciary net position, ending (b)	\$ 1,801,093	\$ 1,261,080	\$ 767,277	\$ 392,021	\$ 29,274
Net pension liability / (asset), ending = (a) - (b)	\$ (61,753)	\$ (250,259)	\$ (81,057)	\$ (58,910)	\$ 9
Fiduciary net position as a % of total pension liability	103.55%	124.76%	111.81%	117.68%	99.97%
Pensionable covered payroll	\$ 2,533,323	\$ 2,236,038	\$ 2,158,282	\$ 1,977,741	\$ 163,664
Net pension liability (asset) as a % of covered payroll	-2.44%	-11.19%	-3.76%	-2.98%	0.01%

* Schedule is intended to show information for 10 years.
Additional years will be displayed as they become available.

West Travis County Public Utility Agency

Schedule of Agency Contributions September 30, 2021

Year Ending September 30 **	Actuarially Determined Contribution	Actual Employer Contributions	Contribution Deficiency (Excess)	Pensionable Covered Payroll *	Actual Contribution as a % of Covered Payroll
2017	\$ 167,287	167,287	-	1,575,205	10.6%
2018	\$ 221,706	221,706	-	2,119,811	10.5%
2019	\$ 219,468	219,468	-	2,258,133	9.7%
2020	\$ 219,597	219,597	-	2,362,092	9.3%
2021	\$ 288,724	288,724	-	2,838,206	10.2%

* Payroll is calculated based on contributions as reported to TCDRS.

** Schedule is intended to show information for 10 years.
Additional years will be displayed as they become available.

West Travis County Public Utility Agency

Notes to Required Supplementary Information Year Ended September 30, 2021

1. Methods and Assumptions Used in Calculations of Actuarially Determined Contributions

The following methods and assumptions were used to determine the contributions rates:

Valuation Timing	Actuarially determined contribution rates are calculated on a calendar basis as of December 31, two years prior to the end of the fiscal year in which the contributions are reported
Actuarial Cost Method	Individual Entry Age Normal
Amortization Method	Level percentage of payroll, closed
Amortization Period	20.0 years
Asset Valuation Method	5-year smoothed market
Inflation	2.50%
Salary Increases	Varies by age and service. 4.6% average over career including inflation
Investment Rate of Return	7.50%
Cost-of-Living Adjustments	Cost-of-Living Adjustments for the District are not considered to be automatic under GASB 68. Therefore, no assumption for future cost-of-living adjustments is included in the GASB 68 calculations. No assumption for future cost-of-living adjustments is included in the funding valuation.
Retirement Age	Between ages 40 and 74 with various rates of service retirement by gender: low of 4.5% for age 40-44 to high of 25.0% for age 65-66 for males and females
Turnover	New employees are assumed to replace any terminated members and have similar entry ages.
Mortality:	
Depositing members	90% of the RP-2014 Active Employee Mortality Table for males and 90% of the RP-2014 Active Employee Mortality Table for females, projected with 110% of the MP-2014 Ultimate scale after 2014.
Service retirees, beneficiaries and non-depositing members	130% of the RP-2014 Healthy Annuitant Mortality Table for males and 110% of the RP-2014 Healthy Annuitant Mortality Table for females, both projected with 110% of the MP-2014 Ultimate scale after 2014.
Disabled retirees	130% of the RP-2014 Disabled Annuitant Mortality Table for males and 115% of the RP-2014 Disabled Annuitant Mortality Table for females, both projected with 110% of the MP-2014 Ultimate scale after 2014.

2. Change in Assumptions

The following were changes to the actuarial assumptions or other inputs that affected measurement of the total pension liability since the prior measurement period:

- Amortization period increased from 0.0 years to 20.0 years
- Inflation assumption decreased from 2.75% per year to 2.50% per year, with a corresponding decrease in the general wage growth assumption from 4.9% to 4.6%
- Investment rate of return decreased from 8.10% to 7.50%

Supplemental Information

West Travis County Public Utility Agency

Index of Supplemental Schedules Year Ended September 30, 2021

- SI-1 Notes Required by the Water Agency Accounting Manual
- SI-2 Schedule of Services and Rates
- SI-3 Schedule of Temporary Investments
- SI-4 Long-Term Debt Service Requirements by Years
- SI-5 Analysis of Changes in Long-Term Debt
- SI-6 Board Members, Key Personnel and Consultants

West Travis County Public Utility Agency

SI-1 Notes Required by the Water Agency Accounting Manual Year Ended September 30, 2021

The notes which follow are not necessarily required for fair presentation of the audited basic financial statements of the PUA which are contained in the preceding section of this report.

(A) Creation of PUA

See Note 1 to basic financial statements.

(B) Contingent Liabilities

See Note 8 to basic financial statements.

(C) Pension Coverage

See Note 10 to basic financial statements.

(D) Pledge of Revenues

See Note 7 to basic financial statements.

(E) Compliance with Debt Service Requirements

The provisions of the bond resolutions as summarized in Note 7 to basic financial statements relating to debt service requirements have been met.

(F) Redemption of Bonds

See Note 7 to basic financial statements.

West Travis County Public Utility Agency

SI-2 Schedule of Services and Rates Year Ended September 30, 2021

1. Services Provided by the Agency:

- | | | |
|------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------|------------------------------------------------|
| <input checked="" type="checkbox"/> Retail Water | <input checked="" type="checkbox"/> Wholesale Water | <input type="checkbox"/> Drainage |
| <input checked="" type="checkbox"/> Retail Wastewater | <input checked="" type="checkbox"/> Wholesale Wastewater | <input checked="" type="checkbox"/> Irrigation |
| <input type="checkbox"/> Parks/Recreation | <input type="checkbox"/> Fire Protection | <input type="checkbox"/> Security |
| <input type="checkbox"/> Solid Waste/Garbage | <input type="checkbox"/> Flood Control | <input type="checkbox"/> Roads |
| <input type="checkbox"/> Participates in joint venture, regional system and or wastewater service
(other than emergency interconnect) | | |
| <input checked="" type="checkbox"/> Other (specify): | <u>Raw Water and Effluent Water</u> | |

2. Retail Service Providers:

a. Retail Rates for a 5/8" Meter (or equivalent):

	<u>Minimum Charge (1)</u>	<u>Minimum Usage</u>	<u>Flat Rate Y/N</u>	<u>Rate per 1,000 Gallons Over Minimum (1)</u>	<u>Usage Levels</u>
Water	<u>\$ 29.53</u>	<u>N/A</u>	<u>N</u>	<u>\$ 4.70</u>	<u>0 to 10,000</u>
				<u>5.87</u>	<u>10,001 to 20,000</u>
				<u>9.13</u>	<u>20,001 to 35,000</u>
				<u>13.70</u>	<u>35,001 to 50,000</u>
				<u>15.75</u>	<u>50,001 to 80,000</u>
				<u>18.11</u>	<u>80,001 above</u>
Wastewater	<u>\$ 45.38</u>	<u>N/A</u>	<u>N</u>	<u>\$ 6.38</u>	<u>0 to above</u>
Surcharge	<u>N/A</u>				

Agency employs winter averaging for wastewater usage? Yes (2) No

Total charges per 10,000 gallons usage: Water: \$ 76.53 (1) Wastewater: \$ 109.18 (1)

(1) Rates indicated above are for Retail Residential customers. See Other Supplemental Schedules for rates for non-residential customers.

(2) Agency employs winter averaging for residential customers only. Winter averaging is not employed for commercial customers.

(continued)

West Travis County Public Utility Agency

**SI-2 Schedule of Services and Rates (continued)
Year Ended September 30, 2021**

b. Water and Wastewater Retail Connections:

Meter Size	Total Connections
≤3/4"	8,821
1"	175
1 1/2"	116
2"	131
3"	12
4"	1
6"	1
8"	1
10"	-
Total Water	9,258
Total Wastewater	2,522

3. Total Water Consumption during the Fiscal Year (rounded to the nearest thousand):

Gallons pumped into system: <u>3,502,674,000</u>	Water Accountability Ratio: (Gallons billed/Gallons pumped)
Gallons billed to customers: <u>3,076,915,000</u>	<u>87.84%</u>

4. Standby Fees (authorized only under TWC Section 49.231):

Does the Agency have Debt Service standby fees? Yes No

If yes, Date of the most recent Commission Order: N/A

Does the Agency have Operation and Maintenance standby fees? Yes No

If yes, Date of the most recent Commission Order: N/A

(continued)

West Travis County Public Utility Agency

SI-2 Schedule of Services and Rates (continued) Year Ended September 30, 2021

5. Location of Agency:

County(ies) in which agency is located:

Travis and Hays

Is the Agency located entirely within one county?

Yes No

Is the Agency located within a city?

Entirely Partly Not at all

City(ies) in which Agency is located:

City of Bee Cave, Village of Bear Creek, City of Dripping Springs

Is the Agency located within a city's extra-territorial jurisdiction (ETJ)?

Entirely Partly Not at all

ETJ's in which agency is located:

City of Bee Cave, Village of Bear Creek, City of Dripping Springs, City of Austin

Are Board members appointed by an office outside the Agency?

Yes No

If yes, by whom?

City of Bee Cave, Texas; Hays County; Lake Pointe Municipal Utility District

West Travis County Public Utility Agency

SI-3 Schedule of Temporary Investments Year Ended September 30, 2021

Funds	Identification or Certificate Number	Interest Rate	Maturity Date	Balance at September 30, 2021	Accrued Interest Receivable at September 30, 2021
<u>General Fund:</u>					
U.S. Government Notes	Various	Various	Various	\$ 2,847,994	\$ 11,168
Corporate Bonds	Various	Various	Various	574,597	2,285
Municipal Bonds	Various	Various	Various	7,841,713	30,900
U.S. Agencies:					
Federal Farm Credit Bank	3133EJFK0	2.65%	3/8/2023	217,425	356
Federal Home Loan Mortgage	3137EAES4	0.25%	6/26/2023	254,628	168
Federal National Mortgage Association	Various	Various	Various	549,071	1,637
Federal Home Loan Bank	Various	Various	Various	307,504	297
Total Temporary Investments - General Fund				12,592,932	46,811
<u>Debt Service Fund:</u>					
U.S. Government Notes	Various	Various	Various	1,808,809	9,991
Corporate Bonds	Various	Various	Various	756,391	3,072
Municipal Bonds	Various	Various	Various	9,173,947	36,706
U.S. Agencies:					
Federal Farm Credit Bank	3133EJFK0	2.65%	3/8/2023	248,441	406
Federal Home Loan Mortgage	3137EAES4	0.25%	6/26/2023	355,089	234
Federal National Mortgage Association	Various	Various	Various	805,489	2,379
Federal Home Loan Bank	Various	Various	Various	154,079	186
Total Temporary Investments - Debt Service Fund				13,302,245	52,974
<u>Capital Projects Fund:</u>					
U.S. Government Notes	Various	Various	Various	5,953,665	24,658
Corporate Bonds	Various	Various	Various	1,073,169	4,082
Municipal Bonds	Various	Various	Various	16,352,736	64,375
U.S. Agencies:					
Federal Farm Credit Bank	3133EJFK0	2.65%	3/8/2023	439,948	720
Federal Home Loan Mortgage	3137EAES4	0.25%	6/26/2023	515,130	340
Federal National Mortgage Association	Various	Various	Various	1,138,564	3,400
Federal Home Loan Bank	Various	Various	Various	471,071	378
Total Temporary Investments - Capital Projects Fund				25,944,283	97,953
<u>Impact Fee Fund:</u>					
U.S. Government Notes	Various	Various	Various	7,065,493	29,095
Corporate Bonds	Various	Various	Various	1,259,937	4,791
Municipal Bonds	Various	Various	Various	19,162,119	75,441
U.S. Agencies:					
Federal Farm Credit Bank	3133EJFK0	2.65%	3/8/2023	517,586	847
Federal Home Loan Mortgage	3137EAES4	0.25%	6/26/2023	610,153	340
Federal National Mortgage Association	Various	Various	Various	1,336,146	3,979
Federal Home Loan Bank	Various	Various	Various	568,422	685
Total Temporary Investments - Impact Fee Fund				30,519,856	115,178
Total All Funds				\$ 82,359,316	\$ 312,916

West Travis County Public Utility Agency

SI-4 Long-Term Debt Service Requirements by Years September 30, 2021

Due During Fiscal Years Ending 9/30	West Travis County Public Utility Agency Revenue Bonds, Series 2015			West Travis County Public Utility Agency Revenue Refunding Bonds, Series 2017			West Travis County Public Utility Agency Revenue Bonds, Series 2019			Total		
	Principal Due 8/15	Interest Due 2/15, 8/15	Total	Principal Due 8/15	Interest Due 2/15, 8/15	Total	Principal Due Various	Interest Due Various	Total	Principal Due Various	Interest Due Various	Total
2022	\$ 595,000	595,463	1,190,463	\$ 3,505,000	6,386,000	9,891,000	\$ 310,000	627,700	937,700	\$ 4,410,000	7,609,163	12,019,163
2023	695,000	571,662	1,266,662	3,685,000	6,210,750	9,895,750	315,000	618,400	933,400	4,695,000	7,400,812	12,095,812
2024	815,000	536,913	1,351,913	3,870,000	6,026,500	9,896,500	330,000	605,800	935,800	5,015,000	7,169,213	12,184,213
2025	910,000	496,162	1,406,162	4,060,000	5,833,000	9,893,000	340,000	595,900	935,900	5,310,000	6,925,062	12,235,062
2026	995,000	459,763	1,454,763	4,265,000	5,630,000	9,895,000	350,000	585,700	935,700	5,610,000	6,675,463	12,285,463
2027	1,100,000	419,962	1,519,962	4,475,000	5,416,750	9,891,750	360,000	575,200	935,200	5,935,000	6,411,912	12,346,912
2028	1,140,000	386,962	1,526,962	4,700,000	5,193,000	9,893,000	375,000	560,800	935,800	6,215,000	6,140,762	12,355,762
2029	1,180,000	349,912	1,529,912	4,935,000	4,958,000	9,893,000	390,000	545,800	935,800	6,505,000	5,853,712	12,358,712
2030	1,235,000	296,812	1,531,812	5,185,000	4,711,250	9,896,250	410,000	526,300	936,300	6,830,000	5,534,362	12,364,362
2031	1,290,000	255,132	1,545,132	5,440,000	4,452,000	9,892,000	430,000	505,800	935,800	7,160,000	5,212,932	12,372,932
2032	1,340,000	209,982	1,549,982	5,710,000	4,180,000	9,890,000	450,000	484,300	934,300	7,500,000	4,874,282	12,374,282
2033	1,395,000	163,082	1,558,082	5,940,000	3,951,600	9,891,600	475,000	461,800	936,800	7,810,000	4,576,482	12,386,482
2034	1,450,000	112,556	1,562,556	6,180,000	3,714,000	9,894,000	490,000	447,550	937,550	8,120,000	4,274,106	12,394,106
2035	1,505,000	54,556	1,559,556	6,425,000	3,466,800	9,891,800	500,000	432,237	932,237	8,430,000	3,953,593	12,383,593
2036	-	-	-	6,685,000	3,209,800	9,894,800	515,000	415,988	930,988	7,200,000	3,625,788	10,825,788
2037	-	-	-	6,950,000	2,942,400	9,892,400	530,000	399,250	929,250	7,480,000	3,341,650	10,821,650
2038	-	-	-	7,230,000	2,664,400	9,894,400	555,000	378,050	933,050	7,785,000	3,042,450	10,827,450
2039	-	-	-	7,520,000	2,375,200	9,895,200	575,000	355,850	930,850	8,095,000	2,731,050	10,826,050
2040	-	-	-	7,815,000	2,074,400	9,889,400	605,000	332,850	937,850	8,420,000	2,407,250	10,827,250
2041	-	-	-	8,130,000	1,761,800	9,891,800	625,000	308,650	933,650	8,755,000	2,070,450	10,825,450
2042	-	-	-	8,455,000	1,436,600	9,891,600	655,000	283,650	938,650	9,110,000	1,720,250	10,830,250
2043	-	-	-	8,795,000	1,098,400	9,893,400	675,000	257,450	932,450	9,470,000	1,355,850	10,825,850
2044	-	-	-	9,150,000	746,600	9,896,600	705,000	230,450	935,450	9,855,000	977,050	10,832,050
2045	-	-	-	9,515,000	380,600	9,895,600	730,000	202,250	932,250	10,245,000	582,850	10,827,850
2046	-	-	-	-	-	-	770,000	165,750	935,750	770,000	165,750	935,750
2047	-	-	-	-	-	-	805,000	127,250	932,250	805,000	127,250	932,250
2048	-	-	-	-	-	-	850,000	87,000	937,000	850,000	87,000	937,000
2049	-	-	-	-	-	-	890,000	44,500	934,500	890,000	44,500	934,500
	<u>\$ 15,645,000</u>	<u>4,908,919</u>	<u>20,553,919</u>	<u>\$ 148,620,000</u>	<u>88,819,850</u>	<u>237,439,850</u>	<u>\$ 15,010,000</u>	<u>11,162,225</u>	<u>26,172,225</u>	<u>\$ 179,275,000</u>	<u>104,890,994</u>	<u>284,165,994</u>

West Travis County Public Utility Agency

SI-5 Analysis of Changes in Long-Term Debt September 30, 2021

	Series 2013	Series 2015	Series 2017	Series 2019	Totals
Interest rate	2.00-5.50%	2.00-5.00%	2.00-5.00%	3.00-5.00%	
Dates interest payable	2/15; 8/15	2/15; 8/15	2/15; 8/15	2/15; 8/15	
Maturity dates	8/15/2021	8/15/2035	8/15/2045	8/15/2049	
Bonds outstanding, beginning of period	\$ 3,145,000	\$ 16,135,000	\$ 148,820,000	\$ 15,305,000	\$ 183,405,000
Bonds issued/acquired during current period	-	-	-	-	-
Bonds retired during current period	(3,145,000)	(490,000)	(200,000)	(295,000)	(4,130,000)
Bonds outstanding, end of period	<u>\$ -</u>	<u>\$ 15,645,000</u>	<u>\$ 148,620,000</u>	<u>\$ 15,010,000</u>	<u>\$ 179,275,000</u>
Interest paid during current period	<u>\$ 157,250</u>	<u>\$ 619,962</u>	<u>\$ 6,392,000</u>	<u>\$ 636,550</u>	<u>\$ 7,805,762</u>
Paying agent's name & address:	BOK Financial Dallas, Texas	BOK Financial Dallas, Texas	BOK Financial Dallas, Texas	BOK Financial Dallas, Texas	
	Revenue Bonds	Refunding Bonds			
Bond authority:					
Amount authorized	\$ 218,215,000 *	\$ 196,890,000 *			
Amount issued	<u>(218,215,000)</u>	<u>(196,890,000)</u>			
Remaining to be issued	<u>\$ -</u>	<u>\$ -</u>			
Debt Service Fund cash and temporary investments balances as of September 30, 2021:					<u>\$ 20,682,973</u>
Average annual debt service payments (principal & interest) for remaining term of debt:					<u>\$ 10,148,786</u>

* Since the PUA has no taxing authority, it has no specific standing authorization to issue bonds.

West Travis County Public Utility Agency

SI-6 Board Members, Key Personnel and Consultants September 30, 2021

Complete Agency Mailing Address: 13215 Bee Cave Pkwy
Building B Suite 110
Bee Cave, Texas 78738

Agency Business Telephone Number: (512) 263-0100

Submission date of the most recent Registration Form: N/A

Limit on fees of office that a director may receive during a fiscal year: N/A

<u>Name and Address</u>	<u>Term of Office Appointed & Expires or Date Hired</u>	<u>Fees 9/30/21</u>	<u>Expense Reimbursements 9/30/21</u>	<u>Title at Year End</u>
<u>Board Members:</u>				
Scott Roberts	Appointed 10/18 - 9/22	\$ -	\$ -	President
Jack Creveling	Appointed 8/20 - 7/24	-	-	Vice President
Walt Smith	Appointed 8/20 - 7/24	-	-	Secretary/Treasurer
Clint Garza	Appointed 8/20 - 7/24	-	-	Director
Jason Bethke	Appointed 8/20 - 7/24	-	-	Director

Note: No director is disqualified from serving on this board under the Texas Water Code.

Key Administrative Personnel-

Jennifer Riechers	2019	\$ 201,426	\$ -	General Manager
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(continued)

West Travis County Public Utility Agency

SI-6 Board Members, Key Personnel and Consultants (continued) September 30, 2021

<u>Name and Address</u>	<u>Date Hired</u>	<u>Fees and Expense Reimbursements 9/30/21</u>	<u>Title at Year End</u>
<u>Consultants:</u>			
Murfee Engineering Company	Dec-11	\$ 2,084,298	Engineer
Lloyd Gosselink Rochelle & Townsend, P.C.	Dec-11	406,071	Attorney
Specialized Public Finance Inc.	Dec-11	-	Financial Advisor
Nelisa Heddin Consulting, LLC	Dec-11	45,822	Rate Consultant
Maxwell Locke & Ritter LLP	Sep-12	73,000	Auditor
CP&Y, Inc.	Dec-17	113,609	Engineer

**Other
Supplemental Information**

West Travis County Public Utility Agency

Index of Other Supplemental Schedules Year Ended September 30, 2021

- OSI-1 Major PUA Water and Wastewater Customers
- OSI-2 Historical Condensed Statement of Operations
- OSI-3 Monthly Water Rates and Impact Fees of the Participants
- OSI-4 Monthly Wastewater Rates

West Travis County Public Utility Agency

OSI-1 Major PUA Water and Wastewater Customers September 30, 2021

Name of Rate Payer	Water		
	2021		
	Gallons Used	Revenue	% of Total Revenue
Spanish Oaks Owners Association	24,258,000	\$ 392,172	1.7%
Highpointe Community Association	11,736,000	204,784	0.9%
CSHV HCG Retail & Office	14,163,000	123,184	0.6%
WSH 71 TX Partners, LLC	11,248,000	92,609	0.4%
Estates at Bee Cave	7,947,000	80,169	0.4%
H E B	5,972,000	78,328	0.3%
NRP Contractors II, LLC	3,657,000	65,525	0.3%
Ladera HOA	3,741,000	58,268	0.3%
Spanish Oaks East Village	3,346,000	54,908	0.2%
7 Oaks Neighborhood Association	3,297,000	53,735	0.2%
	<u>89,365,000</u>	<u>1,203,682</u>	<u>5.3%</u>

Name of Rate Payer	Wastewater		
	2021		
	Gallons Used	Revenue	% of Total Revenue
CSHV HCG Retail & Office	14,163,000	\$ 167,446	3.5%
Estates at Bee Cave	7,947,000	123,129	2.6%
WSH 71 TX Partners, LLC	10,225,000	103,637	2.2%
Hill Country Apartments	7,319,000	68,220	1.4%
H E B	4,402,000	67,594	1.4%
SWBC Falconhead LP	6,775,000	57,619	1.2%
Inven Trust Property Management	4,758,000	49,804	1.0%
Lake Travis ISD	1,203,000	32,455	0.7%
Jollyville Car Wash	3,855,000	31,110	0.7%
Lake Austin Lake Pointe HOA	3,825,000	29,269	0.6%
	<u>64,472,000</u>	<u>\$ 730,283</u>	<u>15.3%</u>

West Travis County Public Utility Agency

OSI-2 Historical Condensed Statement of Operations September 30, 2021

	Year Ended September 30, 2021	Year Ended September 30, 2020	Year Ended September 30, 2019	Year Ended September 30, 2018	Year Ended September 30, 2017
Revenues and Expenses					
Gross Water and Wastewater System Revenue	\$ 28,924,410	27,075,578	26,576,550	27,894,945	25,646,460
Direct O&M Expense	11,159,314	10,410,631	9,883,405	10,048,087	10,464,185
Total Net Revenues	17,765,096	16,664,947	16,693,145	17,846,858	15,182,275
Impact Fees Recognized/Collected	10,273,929	10,353,761	12,039,356	13,595,918	9,358,123
Total Net Water and Wastewater System Income	\$ 28,039,025	27,018,708	28,732,501	31,442,776	24,540,398
	Retail	Wholesale (estimated)			
Water Connections	9,258	10,484			
Wastewater Connections	2,522	997			
Water Population Served (1)	59,226				
PUA General Operating Fund Unassigned Balance	30,183,131				
PUA Rate Stabilization Fund Balance	5,221,739				
PUA Facilities Fund Balance	8,427,108				
PUA Impact Fee Fund Balance	38,854,339				

(1) Calculated based upon 3 occupants/water connection.

West Travis County Public Utility Agency

OSI-3 Monthly Water Rates and Impact Fees of the Participants September 30, 2021

Water Impact Fees:

	Bee Cave Rate District	Bee Cave South Rate District	Homestead/ Meadow Fox Rate District	HPR/290 Rate District	Highway 71 Water System Service Area	Highway 290 Water System Service Area
Historical Water Impact Fee	\$ 4,120	\$ 5,180	\$ 4,120	\$ 5,180	N/A	N/A
2012 Water Impact Fee	N/A	N/A	N/A	N/A	\$ 5,992	\$ 8,809
2015 Water Impact Fee	N/A	N/A	N/A	N/A	\$ 7,476	\$ 12,938
September 20, 2018 Water Impact Fee	N/A	N/A	N/A	N/A	\$ 3,776	\$ 6,139
2021 Water Impact Fee	N/A	N/A	N/A	N/A	\$ 4,986	\$ 8,175

The PUA assesses, collects and reports water and wastewater impact fees by rate districts. In addition, the PUA designs and constructs and accounts for capital improvement projects that provide water and wastewater services to existing/new development and associated system expansions to and within these rate districts.

Additional information about the PUA's tariff can be found on their website at the following address: <https://wtcpua.org/rates-and-policies>.

(continued)

West Travis County Public Utility Agency

OSI-3 Monthly Water Rates and Impact Fees of the Participants (continued) September 30, 2021

Residential, Multi-Unit Residential and Multi-Use Facilities, Irrigation and Fire Hydrant Meters (Minimum Monthly Bill):

<u>Meter Size</u>	<u>Base Fee</u>
5/8"	\$ 29.53
3/4"	\$ 44.57
1"	\$ 81.09
1 1/2"	\$ 158.54
2"	\$ 184.62
3"	\$ 305.26
4"	\$ 499.14
6"	\$ 1,645.80
8"	\$ 1,993.47
12"	\$ 3,785.37

Volume Charge (per thousand gallons used):

Residential (with 5/8" and 3/4" meters), Irrigation and Fire Hydrant Meters:

<u>Gallons</u>	<u>Base Fee</u>
0-10,000	\$ 4.70
10,001-20,000	\$ 5.87
20,001-35,000	\$ 9.13
35,001-50,000	\$ 13.70
50,001-80,000	\$ 15.75
80,000 +	\$ 18.11

All Commercial:

<u>Gallons</u>	<u>Base Fee</u>
1 and above	\$ 5.50

Multi-Unit Residential and Multi-Use Facilities:

<u>Gallons</u>	<u>Base Fee</u>
1 and above	\$ 5.50

West Travis County Public Utility Agency

OSI-4 Monthly Wastewater Rates September 30, 2021

Wastewater Impact Fee per LUE:

	<u>System Wide</u>
Historical Water Impact Fee	\$ 5,250
2012 Wastewater Impact Fee	\$ 11,500
2015 Wastewater Impact Fee	\$ 11,644
September 20, 2018 Wastewater Impact Fee	\$ 7,868
2021 Wastewater Impact Fee	\$ 11,568

Monthly Fee Per Rate District

	<u>Base Fee</u>
Minimum Monthly Charge:	
Residential	\$ 45.38
Commercial (based on meter size 5/8")	\$ 45.38
Multi Family Residential/Multi-Use Facilities (based on meter size 5/8")	\$ 45.38
Volume Charge (per thousand gallons):	
Residential	\$ 6.38
Non-Residential	\$ 6.94
Multi-Use Residential/Multi-Use Facilities	\$ 6.94

Additional information about the PUA's tariff can be found on their website at the following address:
<https://wtcpua.org/rates-and-policies>.