

GPW-W

# ***ANNUAL REPORT***

OF

Grouse Point Water Company, LLC

**NAME**

1056 W. Shearwater Lane  
Eagle, Idaho 83616

**ADDRESS**

TO THE

**IDAHO PUBLIC**

**UTILITIES COMMISSION**

FOR THE

YEAR ENDED 2021

RECEIVED  
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IDAHO PUBLIC  
UTILITIES COMMISSION

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**COMPANY INFORMATION (Cont.)**

For the Year Ended 12/31/2021

15 Is the system operated or maintained under a service contract? YES

16 If yes: With whom is the contract? VALLEY HYDRO  
 When does the contract expire? ONGOING UNLESS CANCELLED IN WRITING  
 What services and rates are included? MONTHLY SERVICE, MONTHLY METER READINGS, ANNUAL DEQ TEST, REPAIRS & EMERGENCY

17 Is water purchased for resale through the system? NO

18 If yes: Name of Organization \_\_\_\_\_  
 Name of owner or operator \_\_\_\_\_  
 Mailing Address \_\_\_\_\_  
 City \_\_\_\_\_  
 State \_\_\_\_\_  
 Zip \_\_\_\_\_

Water Purchased	Gallons/CCF	\$Amount

19 Has any system(s) been disapproved by the Idaho Department of Environmental Quality? NO  
 If yes, attach full explanation

20 Has the Idaho Department of Environmental Quality recommended any improvements? NO  
 If yes, attach full explanation

21 Number of Complaints received during year concerning:  
 Quality of Service \_\_\_\_\_  
 High Bills \_\_\_\_\_  
 Disconnection \_\_\_\_\_

22 Number of Customers involuntarily disconnected \_\_\_\_\_

23 Date customers last received a copy of the Summary of Rules required by IDAPA 31.21.01.701? 6/14/2021

Attach a copy of the Summary

24 Did significant additions or retirements from the Plant Accounts occur during the year? \_\_\_\_\_

If yes, attach full explanation and an updated system map

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**REVENUE & EXPENSE DETAIL**

For the Year Ended

12/31/2021

SUB ACCT	DESCRIPTION		
<b>400 REVENUES</b>			
1 460	Unmetered Water Revenue		
2 461.1	Metered Sales - Residential	\$ 28,497.00	
3 461.2	Metered Sales - Commercial, Industrial		
4 462	Fire Protection Revenue		
5 464	Other Water Sales Revenue		
6 465	Irrigation Sales Revenue		
7 466	Sales for Resale		
8 400	<b>Total Revenue</b> (Add Lines 1 - 7) (also enter result on Page 4, line 1)	\$ 28,497.00	
			Booked to Acct # _____
9 *	DEQ Fees Billed separately to customers		Booked to Acct # _____
10 **	Hookup or Connection Fees Collected		Booked to Acct # _____
11 ***	Commission Approved Surcharges Collected		
<b>401 OPERATING EXPENSES</b>			
12 601.1-6	Labor - Operation & Maintenance	\$ 3,844.25	
13 601.7	Labor - Customer Accounts		
14 601.8	Labor - Administrative & General		
15 603	Salaries, Officers & Directors		
16 604	Employee Pensions & Benefits		
17 610	Purchased Water		
18 615-16	Purchased Power & Fuel for Power	\$ 5,749.37	
19 618	Chemicals		
20 620.1-6	Materials & Supplies - Operation & Maint.	\$ 790.68	
21 620.7-8	Materials & Supplies - Administrative & General	\$ 577.30	
22 631-34	Contract Services - Professional	\$ 7,168.75	
23 635	Contract Services - Water Testing	\$ 250.00	
24 636	Contract Services - Other	\$ 490.00	
25 641-42	Rentals - Property & Equipment	\$ 1,079.99	
26 650	Transportation Expense		
27 656-59	Insurance	\$ 1,716.00	
28 660	Advertising		
29 666	Rate Case Expense (Amortization)		
30 667	Regulatory Comm. Exp. (Other except taxes)		
31 670	Bad Debt Expense		
32 675	Miscellaneous	\$ 177.32	
33	<b>Total Operating Expenses</b> (Add lines 12 - 32, also enter on Pg 4, line 2)	\$ 21,843.66	

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**INCOME STATEMENT**

For the Year Ended

12/31/2021

SUB ACCT	DESCRIPTION		
1	<b>Revenue</b> (From Page 3, line 8)	\$	<u>28,497.00</u>
2	<b>Operating Expenses</b> (From Page 3, line 33)	\$	<u>21,843.66</u>
3 403	Depreciation Expense	\$	<u>2,633.00</u>
4 406	Amortization, Utility Plant Acquisition Adj.		
5 407	Amortization Exp. - Other		
6 408.10	Regulatory Fees (PUC)		
7 408.11	Property Taxes	\$	<u>471.22</u>
8 408.12	Payroll Taxes		
9A 408.13	Other Taxes (list) DEQ Fees		
9B			
9C			
9D			
10 409.10	Federal Income Taxes		
11 409.11	State Income Taxes		
12 410.10	Provision for Deferred Income Tax - Federal		
13 410.11	Provision for Deferred Income Tax - State		
14 411	Provision for Deferred Utility Income Tax Credits		
15 412	Investment Tax Credits - Utility		
16	<b>Total Expenses from operations before interest</b> (add lines 2-15)	\$	<u>24,947.88</u>
17 413	Income From Utility Plant Leased to Others		
18 414	Gains (Losses) From Disposition of Utility Plant		
19	<b>Net Operating Income</b> (Add lines 1, 17 & 18 less line 16)	\$	<u>3,549.12</u>
20 415	Revenues, Merchandizing Jobbing and Contract Work		
21 416	Expenses, Merchandizing, Jobbing & Contracts		
22 419	Interest & Dividend Income		
23 420	Allowance for Funds used During Construction		
24 421	Miscellaneous Non-Utility Income		
25 426	Miscellaneous Non-Utility Expense		
26 408.20	Other Taxes, Non-Utility Operations		
27 409-20	Income Taxes, Non-Utility Operations		
28	Net Non-Utility Income (Add lines 20,22,23 & 24 less lines 21,25,26, & 27)	\$	<u>-</u>
29	<b>Gross Income</b> (add lines 19 & 28)	\$	<u>3,549.12</u>
30 427.3	Interest Exp. on Long-Term Debt		
31 427.5	Other Interest Charges		
32	<b>NET INCOME</b> (Line 29 less lines 30 & 31), (Also Enter on Pg 9, Line 2)	\$	<u>3,549.12</u>

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**ACCOUNT 101 PLANT IN SERVICE DETAIL**

			For the Year Ended			12/31/2021
SUB ACCT	DESCRIPTION	Balance Beginning of Year	Added During Year	Removed During Year	Balance End of Year	
1 301	Organization				\$ -	
2 302	Franchises and Consents				\$ -	
3 303	Land & Land Rights				\$ -	
4 304	Structures and Improvements				\$ -	
5 305	Collecting & Impounding Reservoirs				\$ -	
6 306	Lake, River & Other Intakes				\$ -	
7 307	Wells				\$ -	
8 308	Infiltration Galleries & Tunnels				\$ -	
9 309	Supply Mains				\$ -	
10 310	Power Generation Equipment				\$ -	
11 311	Power Pumping Equipment	\$ 9,745.00	\$ 20,968.18		\$ 30,713.18	
12 320	Purification Systems				\$ -	
13 330	Distribution Reservoirs & Standpipes				\$ -	
14 331	Trans. & Distrib. Mains & Accessories				\$ -	
15 333	Services				\$ -	
16 334	Meters and Meter Installations	\$ 3,120.09			\$ 3,120.09	
17 335	Hydrants				\$ -	
18 336	Backflow Prevention Devices				\$ -	
19 339	Other Plant & Misc. Equipment				\$ -	
20 340	Office Furniture and Equipment				\$ -	
21 341	Transportation Equipment				\$ -	
22 342	Stores Equipment				\$ -	
23 343	Tools, Shop and Garage Equipment				\$ -	
24 344	Laboratory Equipment				\$ -	
25 345	Power Operated Equipment				\$ -	
26 346	Communications Equipment				\$ -	
27 347	Miscellaneous Equipment				\$ -	
28 348	Other Tangible Property				\$ -	
<b>29</b>	<b>TOTAL PLANT IN SERVICE</b>	<b>\$ 12,865.09</b>	<b>\$ 20,968.18</b>	<b>\$ -</b>	<b>\$ 33,833.27</b>	

(Add lines 1 - 28) Enter beginning & end of year totals on Pg 7, Line 1

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**ACCUMULATED DEPRECIATION ACCOUNT 108.1 DETAIL**

			For the Year Ended		12/31/2021
SUB ACCT	DESCRIPTION	Depreciation Rate %	Balance Beginning of Year	Balance End of Year	Increase or (Decrease)
1 304	Structures and Improvements				\$ -
2 305	Collecting & Impounding Reservoirs				\$ -
3 306	Lake, River & Other Intakes				\$ -
4 307	Wells				\$ -
5 308	Infiltration Galleries & Tunnels				\$ -
6 309	Supply Mains				\$ -
7 310	Power Generation Equipment				\$ -
8 311	Power Pumping Equipment	10.0%	\$ 3,323.00	\$ 5,956.00	\$ 2,633.00
9 320	Purification Systems				\$ -
10 330	Distribution Reservoirs & Standpipes				\$ -
11 331	Trans. & Distrib. Mains & Accessories				\$ -
12 333	Services				\$ -
13 334	Meters and Meter Installations				\$ -
14 335	Hydrants				\$ -
15 336	Backflow Prevention Devices				\$ -
16 339	Other Plant & Misc. Equipment				\$ -
17 340	Office Furniture and Equipment				\$ -
18 341	Transportation Equipment				\$ -
19 342	Stores Equipment				\$ -
20 343	Tools, Shop and Garage Equipment				\$ -
21 344	Laboratory Equipment				\$ -
22 345	Power Operated Equipment				\$ -
23 346	Communications Equipment				\$ -
24 347	Miscellaneous Equipment				\$ -
25 348	Other Tangible Property				\$ -
26	<b>TOTALS (Add Lines 1 - 25)</b>		\$ 3,323.00	\$ 5,956.00	\$ 2,633.00

Enter beginning & end of year totals on Pg 7, Line 7

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**BALANCE SHEET**

			For the Year Ended		12/31/2021
<b>ASSETS</b>			Balance	Balance	Increase
			Beginning	End of	or
SUB ACCT	DESCRIPTION		of Year	Year	(Decrease)
1	101	Utility Plant in Service (From Pg 5, Line 29)	\$ 12,865.09	\$ 33,833.27	\$ 20,968.18
2	102	Utility Plant Leased to Others			\$ -
3	103	Plant Held for Future Use			\$ -
4	105	Construction Work in Progress			\$ -
5	114	Utility Plant Aquisition Adjustment			\$ -
6		Subtotal (Add Lines 1 - 5)	\$ 12,865.09	\$ 33,833.27	\$ 20,968.18
7	108.1	Accumulated Depreciation (From Pg 6, Line 26)	\$ 3,323.00	\$ 5,956.00	\$ 2,633.00
8	108.2	Accum. Depr. - Utility Plant Lease to Others			\$ -
9	108.3	Accum. Depr. - Property Held for Future Use			\$ -
10	110.1	Accum. Amort. - Utility Plant in Service			\$ -
11	110.2	Accum. Amort. - Utility Plant Lease to Others			\$ -
12	115	Accumulated Amortization - Aquisition Adj.			\$ -
13		<b>Net Utility Plant</b> (Line 6 less lines 7 - 12)	\$ 9,542.09	\$ 27,877.27	\$ 18,335.18
14	123	Investment in Subsidiaries			\$ -
15	125	Other Investments			\$ -
16		<b>Total Investments</b> (Add lines 14 & 15)	\$ -	\$ -	\$ -
17	131	Cash	\$ 20,597.41	\$ 255,811.35	\$ 235,213.94
18	135	Short Term Investments			\$ -
19	141	Accts/Notes Receivable - Customers			\$ -
20	142	Other Receivables			\$ -
21	145	Receivables from Associated Companies			\$ -
22	151	Materials & Supplies Inventory			\$ -
23	162	Prepaid Expenses			\$ -
24	173	Unbilled (Accrued) Utility Revenue			\$ -
25	143	Provision for Uncollectable Accounts			\$ -
26		<b>Total Current</b> (Add lines 17 - 24, less line 25)	\$ 20,597.41	\$ 255,811.35	\$ 235,213.94
27	181	Unamortized Debt Discount & Expense			\$ -
28	183	Preliminary Survey & Investigation Charges			\$ -
29	184	Deferred Rate Case Expenses			\$ -
30	186	Other Deferred Charges			\$ -
31		<b>Total Assets</b> (Add lines 13, 16 & 26 - 30)	\$ 30,139.50	\$ 283,688.62	\$ 253,549.12

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**BALANCE SHEET**

			For the Year Ended		12/31/2021
<b>LIABILITIES &amp; CAPITAL</b>			Balance	Balance	Increase
			Beginning	End of	or
SUB ACCT	DESCRIPTION		of Year	Year	(Decrease)
1	201-3	Common Stock			
2	204-6	Preferred Stock			
3	207-13	Miscellaneous Capital Accounts	\$ (123,203.51)	\$ (119,654.39)	\$ 3,549.12
4	214	Appropriated Retained Earnings			
5	215	Unappropriated Retained Earnings			
6	216	Reacquired Capital Stock			
7	218	Proprietary Capital			
8		<b>Total Equity Capital</b> (Add Lines 1-5+7 less line 6)	\$ (123,203.51)	\$ (119,654.39)	\$ 3,549.12
9	221-2	Bonds			
10	223	Advances from Associated Companies			
11	224	Other Long - Term Debt			
12	231	Accounts Payable			
13	232	Notes Payable	\$ 153,343.01	\$ 403,343.01	\$ 250,000.00
14	233	Accounts Payable - Associated Companies			
15	235	Customer Deposits (Refundable)			
16	236.11	Accrued Other Taxes Payable			
17	236.12	Accrued Income Taxes Payable			
18	236.2	Accrued Taxes - Non-Utility			
19	237-40	Accrued Debt, Interest & Dividends Payable			
20	241	Misc. Current & Accrued Liabilities			
21	251	Unamortized Debt Premium			
22	252	Advances for Construction			
23	253	Other Deferred Liabilities			
24	255.1	Accumulated Investment Tax Credits - Utility			
25	255.2	Accum. Investment Tax Credits - Non-Utility			
26	261-5	Operating Reserves			
27	271	Contributions in Aid of Construction			
28	272	Accum. Amort. of Contrib. in Aid of Const. **			
29	281-3	Accumulated Deferred Income Taxes			
30		<b>Total Liabilities</b> (Add lines 9 - 29)	\$ 153,343.01	\$ 403,343.01	\$ 250,000.00
31		<b>TOTAL LIABILITIES &amp; CAPITAL</b> ( Add lines 8 & 30)	\$ 30,139.50	\$ 283,688.62	\$ 253,549.12

\*\* Only if Commission Approved

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**STATEMENT OF RETAINED EARNINGS**

For the Year Ended 12/31/2021

1	Retained Earnings Balance @ Beginning of Year	\$ (123,203.51)	
2	Amount Added from Current Year Income (From Pg 4, Line 32)	\$ 3,549.12	
3	Other Credits to Account		
4	Dividends Paid or Appropriated		
5	Other Distributions of Retained Earnings		
6	Retained Earnings Balance @ End of Year	\$ (119,654.39)	

**CAPITAL STOCK DETAIL**

7	<u>Description (Class, Par Value etc.)</u>	No. Shares Authorized	No. Shares Outstanding	Dividends Paid
	<hr/>			
	<hr/>			\$ -

**DETAIL OF LONG-TERM DEBT**

8	<u>Description</u>	Interest Rate	Year-end Balance	Interest Paid	Interest Accrued
	<hr/>				
	<u>Totals</u>		\$ -	\$ -	\$ -

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

**SYSTEM ENGINEERING DATA**

For the Year Ended 12/31/2021

1 Provide an updated system map if significant changes have been made to the system during the year.

2 Water Supply:

Pump Designation or location	Rated Capacity (gpm)	Type of Treatment: (None, Chlorine Fluoride Filter etc.)	Annual Production (000's Gal.)	Water Supply Source
				(Well, Spring, Surface Wtr)
#1 Well	138		0	well
emergency back-up only				
#2 Fire Well	958		.020 mg	well
#3 Well, primary	150	peroxide	.909 mg	well
<b>TOTALS</b>			<b>0</b>	

3 System Storage:

Storage Designation or Location	Total Capacity	Usable Capacity	Type of Reservoir (Elevated Pressurized Boosted)	Construction (Wood, Steel Concrete)
	000's Gal.	000's Gal.		
No Storage				

(Duplicate form and attach if necessary. Asterisk facilities added this year.)

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

SYSTEM ENGINEERING DATA Continued

For the Year Ended

12/31/2021

4 Pump information for ALL system pumps, including wells and boosters.

Designation or Location & Type of Pump**	Rated Horse power (hp)	Rated Capacity (gpm)	Discharge Pressure (psi)	Energy used this Year (Kwh)
Well # 1				
Emergency only backup	15	140	65	<1%
Well #2				
Fire Pump	100	950	60	<2%
Well #3				
Primary Source	15	150	65	98%

\*\* Submit pump curves unless previously provided or unavailable. Asterisk facilities added this year.

Attach additional sheets if inadequate space is available on this page.

5 If Wells are metered:

What was the total amount pumped this year? 000's gal. 1.5 MG

What was the total amount pumped during peak month? 000's gal. .260 MG

What was the total amount pumped on the peak day? gal. .014 MG

6 If customers are metered, what was the total amount sold in peak month? 000's gal. 179

7 Was your system designed to supply fire flows? YES

If Yes: What is current system rating? UNKNOWN

8 How many times were meters read this year? 12

During which months? JANUARY THROUGH DECEMBER

9 How many additional customers could be served with no system improvements  
except a service line and meter? UNSURE

How many of those potential additions are vacant lots? NONE

10 Are backbone plant additions anticipated during the coming year? NONE

If Yes, attach an explanation of projects and anticipated costs!

11 In what year do you anticipate that the system capacity (supply, storage or distribution)  
will have to be expanded? UNKOWN  
REPAIR AS NEEDED

**ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION**

NAME: GROUSE POINT WATER COMPANY, LLC

SYSTEM ENGINEERING DATA Continued

For the Year Ended

12/31/2021

**FEET OF MAINS**

1	Pipe Size	In Use	Installed	Abandoned	In Use
		Beginning Of Year	During Year	During Year	End of Year
	6"	1695			1695
	8"	1345			1345
	10"	420			420

**CUSTOMER STATISTICS**

- 2 Metered:
  - 2A Residential
  - 2B Commercial
  - 2C Industrial
- 3 Flat Rate:
  - 3A Residential
  - 3B Commercial
  - 3C Industrial
- 4 Private Fire Protection
- 5 Public Fire Protection
- 6 Street Sprinkling
- 7 Municipal, Other
- 8 Other Water Utilities
- TOTALS (Add lines 2 through 8)

Number of Customers		Thousands of Gallons Sold	
This Year	Last Year	This Year	Last Year
24	24	1,675 kgal	1603 kgal
24	24		
48	48	0	0

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

CERTIFICATE

State of Idaho )  
County of ADA ) ss

WE, the undersigned LISA WANNER  
and \_\_\_\_\_  
of the GROUSE POINT WATER COMPANY

utility, on our oath do severally say that the foregoing report has been prepared under our direction, from the original books, papers and records of said utility; that we have carefully examined same, and declare the same to be a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter and thing therein set forth, to the best of our knowledge, information and belief.

[Signature]  
(Chief Officer)

TRUSKEE

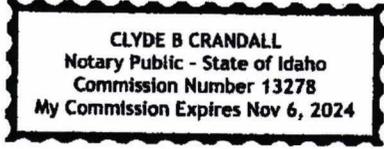
[Signature]  
(Officer in Charge of Accounts)

Subscribed and Sworn to Before Me

this 15 day of April, 2022

[Signature]

NOTARY PUBLIC



My Commission Expires 11/6/2024

gdk/excel/jnelson/annualrpts/wtrannualrpt

1950  
1951  
1952  
1953  
1954  
1955  
1956  
1957  
1958  
1959  
1960

4/12/22

Grouse Point Water experienced significant repairs in 2021 due to the failure of a large motor in a pump.

New equipment was added to the system and is reflected in the financials.

During the course of the replacement of major components, E coli was detected in the water. This had never happened to the water company and we attributed it to the change in the large parts and their installation which was hampered by bad weather, supply chain issues and so forth.

Grouse Point Water Company worked closely with our expert consultant and DEQ, flushing and re sampling the system many times to ensure that there were no further contaminants. The problem was corrected in very short order and all precautions were followed with the system and residents within the subdivision.