

ANNUAL REPORT

OF

Kootenai Heights Water

NAME

67 Wild Horse Trail, Sandpoint, ID 83864

ADDRESS

TO THE

IDAHO PUBLIC

UTILITIES COMMISSION

FOR THE

YEAR ENDED 2021

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION
FOR THE YEAR ENDING 12/31/21

COMPANY INFORMATION

- 1 Give full name of utility Kootenai Heights Water
- 2 Date of Organization 2006
- 3 Organized under the laws of the state of Idaho
- 4 Address of Principal Office (number & street) 67 Wild Horse Trakl
- 5 P.O. Box (if applicable) _____
- 6 City Sandpoint
- 7 State ID
- 8 Zip Code 83864
- 9 Organization (proprietor, partnership, corp.) Corp.
- 10 Towns, Counties served _____

- 11 Are there any affiliated companies? (yes or no) _____

If yes, attach a list with names, addresses & descriptions. Explain any services provided to the utility.

12 Contact Information	Name	Phone No.
President (Owner)	Bobbie McGhee	602-769-3031
Vice President	N/A	
Secretary	Robert Hansen	208-265-4270
General Manager	N/A	
Complaints or Billing	Debbie Haines	208-265-4270
Engineering	N/A	
Emergency Service	Robert Hansen	208-265-4270
Accounting	Williams & Schiller	208-265-5959

- 13 Were any water systems acquired during the year or any additions/deletions made to the service area during the year? **No**

If yes, attach a list with names, addresses & descriptions. Explain any services provided to the utility.

- 14 Where are the Company's books and records kept?
 - Street Address 67 Wild Horse Trail
 - City Sandpoint
 - State ID
 - Zip 83864

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

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? Water Systems Management
 When does the contract expire? Annual Renewal
 What services and rates are included? Operations, Maintenance, Meter Reading, Billing, AR,PR
 - 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 _____
- | | Gallons/CCF | \$Amount |
|-----------------|-------------|----------|
| Water Purchased | | |
- 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 0
 - High Bills 0
 - Disconnection 0
 - 22 Number of Customers involuntarily disconnected 0
 - 23 Date customers last received a copy of the Summary of Rules required by IDAPA 31.21.01.701? 0
 Attach a copy of the Summary
 - 24 Did significant additions or retirements from the Plant Accounts occur during the year? No
 If yes, attach full explanation and an updated system map

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

REVENUE & EXPENSE DETAIL

For the Year Ended

12/31/2021

SUB ACCT	DESCRIPTION		
400 REVENUES			
1 460	Unmetered Water Revenue	\$ 5,095.00	
2 461.1	Metered Sales - Residential		
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	Total Revenue (Add Lines 1 - 7) (also enter result on Page 4, line 1)	\$ 5,095.00	
			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		
401 OPERATING EXPENSES			
12 601.1-6	Labor - Operation & Maintenance		
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	\$ 797.24	
19 618	Chemicals		
20 620.1-6	Materials & Supplies - Operation & Maint.		
21 620.7-8	Materials & Supplies - Administrative & General		
22 631-34	Contract Services - Professional	\$ 3,023.66	
23 635	Contract Services - Water Testing		
24 636	Contract Services - Other		
25 641-42	Rentals - Property & Equipment		
26 650	Transportation Expense		
27 656-59	Insurance		
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	\$ 272.07	
33	Total Operating Expenses (Add lines 12 - 32, also enter on Pg 4, line 2)	\$ 4,092.97	

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

INCOME STATEMENT

For the Year Ended

12/31/2021

SUB ACCT	DESCRIPTION		
1	Revenue (From Page 3, line 8)		\$ 5,095.00
2	Operating Expenses (From Page 3, line 33)		\$ 4,092.97
3 403	Depreciation Expense		
4 406	Amortization, Utility Plant Aquisition Adj.		
5 407	Amortization Exp. - Other		
6 408.10	Regulatory Fees (PUC)	\$ 50.00	
7 408.11	Property Taxes	\$ 460.56	
8 408.12	Payroll Taxes		
9A 408.13	Other Taxes (list) DEQ Fees	\$ 100.00	
9B			
9C			
9D			
10 409.10	Federal Income Taxes		
11 409.11	State Income Taxes	\$ 20.00	
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	Total Expenses from operations before interest (add lines 2-15)		\$ 4,723.53
17 413	Income From Utility Plant Leased to Others		
18 414	Gains (Losses) From Disposition of Utility Plant		
19	Net Operating Income (Add lines 1, 17 & 18 less line 16)		\$ 371.47
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)	\$ -	
29	Gross Income (add lines 19 & 28)		\$ 371.47
30 427.3	Interest Exp. on Long-Term Debt		
31 427.5	Other Interest Charges		
32	NET INCOME (Line 29 less lines 30 & 31), (Also Enter on Pg 9, Line 2)		\$ 371.47

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

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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	\$ 6,505.00			\$ 6,505.00	
4 304	Structures and Improvements	\$ 6,382.00			\$ 6,382.00	
5 305	Collecting & Impounding Reservoirs				\$ -	
6 306	Lake, River & Other Intakes				\$ -	
7 307	Wells	\$ 16,288.00			\$ 16,288.00	
8 308	Infiltration Galleries & Tunnels				\$ -	
9 309	Supply Mains				\$ -	
10 310	Power Generation Equipment				\$ -	
11 311	Power Pumping Equipment	\$ 16,910.00			\$ 16,910.00	
12 320	Purification Systems				\$ -	
13 330	Distribution Reservoirs & Standpipes				\$ -	
14 331	Trans. & Distrib. Mains & Accessories	\$ 8,915.00			\$ 8,915.00	
15 333	Services				\$ -	
16 334	Meters and Meter Installations				\$ -	
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				\$ -	
29	TOTAL PLANT IN SERVICE	\$ 55,000.00	\$ -	\$ -	\$ 55,000.00	

(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: Kootenai Heights Water

ACCUMULATED DEPRECIATION ACCOUNT 108.1 DETAIL

		For the Year Ended			<u>12/31/2021</u>
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			\$ -
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	TOTALS (Add Lines 1 - 25)		\$ -	\$ -	\$ -

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

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

BALANCE SHEET

			For the Year Ended		<u>12/31/2021</u>
ASSETS			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)	\$ 55,000.00	\$ 55,000.00	\$ 110,000.00
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)	\$ 55,000.00	\$ 55,000.00	\$ 110,000.00
7	108.1	Accumulated Depreciation (From Pg 6, Line 26)	\$ -	\$ -	\$ -
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		Net Utility Plant (Line 6 less lines 7 - 12)	\$55,000.00	\$ 55,000.00	\$110,000.00
14	123	Investment in Subsidiaries			\$ -
15	125	Other Investments			\$ -
16		Total Investments (Add lines 14 & 15)	\$ -	\$ -	\$ -
17	131	Cash			\$ -
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		Total Current (Add lines 17 - 24, less line 25)	\$ -	\$ -	\$ -
27	181	Unamortized Debt Discount & Expense			\$ -
28	183	Preliminary Survey & Investigation Charges			\$ -
29	184	Deferred Rate Case Expenses			\$ -
30	186	Other Deferred Charges			\$ -
31		Total Assets (Add lines 13, 16 & 26 - 30)	\$55,000.00	\$ 55,000.00	\$110,000.00

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

BALANCE SHEET

For the Year Ended

12/31/2021

LIABILITIES & CAPITAL

		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			
4	214 Appropriated Retained Earnings			
5	215 Unappropriated Retained Earnings			
6	216 Reacquired Capital Stock			
7	218 Proprietary Capital			
8	Total Equity Capital (Add Lines 1-5+7 less line 6)	\$ -	\$ -	\$ -
9	221-2 Bonds			
10	223 Advances from Associated Companies			
11	224 Other Long - Term Debt			
12	231 Accounts Payable			
13	232 Notes Payable			
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	Total Liabilities (Add lines 9 - 29)	\$ -	\$ -	\$ -
31	TOTAL LIABILITIES & CAPITAL (Add lines 8 & 30)	\$ -	\$ -	\$ -

** Only If Commission Approved

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

STATEMENT OF RETAINED EARNINGS

For the Year Ended

12/31/2021

1	Retained Earnings Balance @ Beginning of Year			
2	Amount Added from Current Year Income (From Pg 4, Line 32)		\$	371.47
3	Other Credits to Account			
4	Dividends Paid or Appropriated			
5	Other Distributions of Retained Earnings			
6	Retained Earnings Balance @ End of Year			

CAPITAL STOCK DETAIL

7	Description (Class, Par Value etc.)	No. Shares	No. Shares	Dividends
		Authorized	Outstanding	Paid
				\$ -

DETAIL OF LONG-TERM DEBT

8	Description	Interest Rate	Year-end Balance	Interest Paid	Interest Accrued
	Totals		\$ -	\$ -	\$ -

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

NAME: Kootenai Heights Water

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

CUSTOMER STATISTICS

	Number of Customers		Thousands of Gallons Sold	
	This Year	Last Year	This Year	Last Year
2 Metered:				
2A Residential	11	11		
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)	11	11	0	0

ANNUAL REPORT FOR WATER UTILITIES TO THE IDAHO PUBLIC UTILITIES COMMISSION

CERTIFICATE

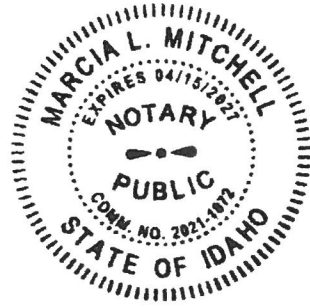
State of Idaho)
) ss
County of BONNER)

WE, the undersigned Debbie Haines
and _____
of the _____

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.

(Chief Officer)
Debbie Haines
(Officer in Charge of Accounts)

Subscribed and Sworn to Before Me
this 8 day of May, 2023
[Signature]
NOTARY PUBLIC



My Commission Expires 04/15/2027

gdk/excel/jnelson/anuirpts/wtrannualrpt

The first part of the document discusses the importance of maintaining accurate records of all transactions. It emphasizes that every entry, no matter how small, should be recorded to ensure the integrity of the financial statements. This includes not only sales and purchases but also expenses and income. The document provides a detailed list of items that should be tracked, such as inventory levels, accounts receivable, and accounts payable. It also outlines the procedures for reconciling these accounts and identifying any discrepancies.

The second part of the document focuses on the classification of expenses. It explains how to distinguish between capital expenditures and operating expenses, and how to allocate costs to different departments or projects. This section includes a table showing the various categories of expenses and the methods used to track them. The document also discusses the importance of reviewing these records regularly to identify trends and areas for improvement.

The final part of the document provides a summary of the key points discussed and offers some practical advice for implementing these procedures. It stresses the need for consistency and accuracy in record-keeping, and encourages the use of modern accounting software to streamline the process. The document concludes by noting that maintaining accurate records is essential for making informed business decisions and ensuring the long-term success of the organization.

The first part of the document discusses the importance of maintaining accurate records of all transactions. It emphasizes that every entry, no matter how small, should be recorded to ensure the integrity of the financial statements. This includes not only sales and purchases but also expenses and income. The document provides a detailed explanation of how to categorize these transactions correctly, ensuring they are recorded in the appropriate accounts. It also discusses the importance of regular reconciliations to identify any discrepancies early on.

The second part of the document focuses on the preparation of the financial statements. It outlines the steps involved in calculating the net income, which is a key indicator of the company's profitability. This involves summing up all revenues and subtracting all expenses. The document also discusses the importance of providing a clear and concise explanation of the results, highlighting any significant trends or changes from the previous period. It provides a template for how to present this information in a professional and easy-to-understand format.

The final part of the document discusses the importance of transparency and accountability in financial reporting. It emphasizes that the financial statements should be prepared in accordance with established accounting standards and should be subject to external audit. This helps to build trust with investors and other stakeholders. The document also discusses the importance of providing a clear and concise explanation of the results, highlighting any significant trends or changes from the previous period.