

ANNUAL REPORT

Of

Company Name:
6808 N. Dysart Rd., Suite 112

Mailing Address: Glendale AZ
85307

Docket No.: W-02076A
For the Year Ended:

**RECEIVED
BY EMAIL**

4/14/2020, 08:25 AM
ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

WATER UTILITY

To

Arizona Corporation Commission

Due on April 15th

Email: rdelafuente@azcc.gov, mail or deliver the completed Annual Report to:

Arizona Corporation Commission
Compliance Section - Utilities Division
1200 West Washington Street
Phoenix, Arizona 85007

Application Type:

Application Date:

ARIZONA CORPORATION COMMISSION
WATER UTILITY ANNUAL REPORT
Tierra Buena Water Company, Inc.
A Class Utility

For the Calendar Year Ended: 12/31/19

Primary Address:
City: State: Zip Code:

Telephone Number:

Date of Original Organization of Utility:

Person to whom correspondence should be addressed concerning this report:

Name:
Telephone No. :
Address:
City: State: Zip Code:
Email:

Name:
Telephone No. :
Address:
City: State: Zip Code:
Email:

Name:
Telephone No. :
Address:
City: State: Zip Code:
Email:

Name:
Telephone No. :
Address:
City: State: Zip Code:
Email:

Name:
Telephone No. :
Address:
City: State: Zip Code:
Email:

Ownership:

Counties Served:

Important changes during the year
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No	For those companies not subject to the affiliated interest rules, has there been a change in ownership or direct control during the year?
	If yes, please provide specific details in the box below.
	N/A

No	Has the company been notified by any other regulatory authorities during the year, that they are out of compliance?
	If yes, please provide specific details in the box below.
	N/A

Utility Plant in Service (Water)							
Account No.	Description	Beginning Year Original Cost	Current Year Additions	Current Year Retirements	Adjusted Original Cost	Accumulated Depreciation	OCLD (OC less AD)
301	Organization	\$0	\$0	\$0	\$0	\$0	\$0
302	Franchises	0	0	0	0	0	0
303	Land and Land Rights	0	0	0	0	0	0
304	Structures and Improvements	2,106	32,010	0	34,116	2,130	31,986
305	Collecting & Improving Reservoirs	0	0	0	0	0	0
306	Lake, River, Canal Intakes	0	0	0	0	0	0
307	Wells and Springs	132,961	0	2,999	129,962	88,678	41,284
308	Infiltration Galleries	0	0	0	0	0	0
309	Supply Mains	0	0	0	0	0	0
310	Power Generation Equipment	0	0	0	0	0	0
311	Pumping Equipment	72,078	244,781	11,177	305,682	48,059	257,623
320	Water Treatment Equipment	0	0	0	0	0	0
320.1	Water Treatment Plants	908	426,802	0	427,710	7,373	420,337
320.2	Solution Chemical Feeders	0	0	0	0	0	0
320.3	Point-of-Use Treatment Devices	0	0	0	0	0	0
330	Distribution Reservoirs and Standpipes	0	0	0	0	0	0
330.1	Storage Tanks	151,751	4,845	25,000	131,596	117,844	13,752
330.2	Pressure Tanks	0	0	0	0	0	0
331	Transmission and Distribution Mains	277,986	237	0	278,223	220,563	57,660
333	Services	22,282	0	0	22,282	5,919	16,363
334	Meters and Meter Installations	36,678	0	0	36,678	26,560	10,118
335	Hydrants	0	0	0	0	0	0
336	Backflow Prevention Devices	0	0	0	0	0	0
339	Other Plant and Misc. Equipment	0	31,361	0	31,361	1,046	30,315
340	Office Furniture and Equipment	3,513	0	0	3,513	3,390	123
340.1	Computer & Software	0	0	0	0	0	0
341	Transportation Equipment	6,177	0	0	6,177	6,177	0
342	Stores Equipment	0	0	0	0	0	0
343	Tools, Shop and Garage Equipment	1,250	0	0	1,250	318	932
344	Laboratory Equipment	0	0	0	0	0	0
345	Power Operated Equipment	0	0	0	0	0	0
346	Communication Equipment	0	0	0	0	0	0
347	Miscellaneous Equipment	0	0	0	0	0	0
348	Other Tangible Plant	884	0	0	884	884	0
	Totals	\$708,574	\$740,036	\$39,176	\$1,409,434	\$528,941	\$880,493

Tierra Buena Water Company, Inc.
Annual Report
Depreciation Expense for the Current Year (Water)
12/31/19

Depreciation Expense for the Current Year (Water)									
Account No.	Description	Beginning Year Original Cost	Current Year Additions	Current Year Retirements	Adjusted Original Cost	Fully Depreciated/Non-depreciable Plant	Depreciable Plant	Depreciation Percentages	Depreciation Expense
301	Organization	\$0	\$0	\$0	\$0	\$0	\$0	0.00%	\$0
302	Franchises	0	0	0	0	0	0	0.00%	0
303	Land and Land Rights	0	0	0	0	0	0	0.00%	0
304	Structures and Improvements	2,106	32,010	0	34,116	0	34,116	3.33%	603
305	Collecting & Improving Reservoirs	0	0	0	0	0	0	0.00%	0
306	Lake, River, Canal Intakes	0	0	0	0	0	0	0.00%	0
307	Wells and Springs	132,961	0	2,999	129,962	84,928	45,034	3.33%	1,500
308	Infiltration Galleries	0	0	0	0	0	0	0.00%	0
309	Supply Mains	0	0	0	0	0	0	0.00%	0
310	Power Generation Equipment	0	0	0	0	0	0	0.00%	0
311	Pumping Equipment	72,078	244,781	11,177	305,682	29,908	275,774	12.50%	19,743
320	Water Treatment Equipment	0	0	0	0	0	0	0.00%	0
320.1	Water Treatment Plants	908	426,802	0	427,710	0	427,710	3.33%	7,137
320.2	Solution Chemical Feeders	0	0	0	0	0	0	0.00%	0
320.3	Point-of-Use Treatment Devices	0	0	0	0	0	0	0.00%	0
330	Distribution Reservoirs and Standpipes	0	0	0	0	0	0	0.00%	0
330.1	Storage Tanks	151,751	4,845	25,000	131,596	0	131,596	2.22%	3,145
330.2	Pressure Tanks	0	0	0	0	0	0	0.00%	0
331	Transmission and Distribution Mains	277,986	237	0	278,223	0	278,223	2.00%	5,562
333	Services	22,282	0	0	22,282	0	22,282	3.33%	742
334	Meters and Meter Installations	36,678	0	0	36,678	23,318	13,360	8.33%	1,113
335	Hydrants	0	0	0	0	0	0	0.00%	0
336	Backflow Prevention Devices	0	0	0	0	0	0	0.00%	0
339	Other Plant and Misc. Equipment	0	31,361	0	31,361	0	31,361	6.67%	1,046
340	Office Furniture and Equipment	3,513	0	0	3,513	0	3,513	6.67%	234
340.1	Computer & Software	0	0	0	0	0	0	0.00%	0
341	Transportation Equipment	6,177	0	0	6,177	6,177	0	20.00%	465
342	Stores Equipment	0	0	0	0	0	0	0.00%	0
343	Tools, Shop and Garage Equipment	1,250	0	0	1,250	0	1,250	5.00%	62
344	Laboratory Equipment	0	0	0	0	0	0	0.00%	0
345	Power Operated Equipment	0	0	0	0	0	0	0.00%	0
346	Communication Equipment	0	0	0	0	0	0	0.00%	0
347	Miscellaneous Equipment	0	0	0	0	0	0	0.00%	0
348	Other Tangible Plant	884	0	0	884	884	0	3.33%	0
	Subtotal	\$708,574	\$740,036	\$39,176	\$1,409,434	\$145,215	\$1,264,219		\$41,352

Contribution(s) in Aid of Construction (Gross)	\$367,499
Less: Non Amortizable Contribution(s)	0
Fully Amortized Contribution(s)	0
Amortizable Contribution(s)	\$367,499
Times: Proposed Amortization Rate	3.27%
Amortization of CIAC	\$11,047

Less: Amortization of CIAC \$11,047

DEPRECIATION EXPENSE \$30,305

Tierra Buena Water Company, Inc.
Annual Report
Balance Sheet Assets
12/31/19

Balance Sheet Assets				
	Assets		Balance at Beginning of Year (2019)	Balance at End of Year (2019)
Account No.	Current and Accrued Assets			
131	Cash		\$64,235	\$62,761
134	Working Funds		0	0
135	Temporary Cash Investments		0	0
141	Customer Accounts Receivable		13,909	12,740
146	Notes Receivable from Associated Companies		0	0
151	Plant Material and Supplies		0	0
162	Prepayments		0	0
174	Miscellaneous Current and Accrued Assets		70,782	85,140
	Total Current and Accrued Assets		\$148,926	\$160,641
Account No.	Fixed Assets			
101	Utility Plant in Service*		\$708,574	\$1,409,434
103	Property Held for Future Use		0	0
105	Construction Work in Progress		525,031	0
108	Accumulated Depreciation (enter as negative)*		(526,765)	(528,941)
121	Non-Utility Property		0	0
122	Accumulated Depreciation - Non Utility		0	0
	Total Fixed Assets		\$706,840	\$880,493
	Total Assets		\$855,766	\$1,041,134

*Note these items feed automatically from AR3 UPIS Page 4

Tierra Buena Water Company, Inc.
Annual Report
Balance Sheet Liabilities and Owners Equity

Balance Sheet Liabilities and Owners Equity				
	Liabilities		Balance at Beginning of Year (2019)	Balance at End of Year (2019)
Account No.	Current Liabilities			
231	Accounts Payable		\$3,802	\$9,919
232	Notes Payable (Current Portion)		0	0
234	Notes Payable to Associated Companies		0	0
235	Customer Deposits		0	0
236	Accrued Taxes		10,790	6,325
237	Accrued Interest		0	0
242	Miscellaneous Current and Accrued Liabilities		0	1,972
	Total Current Liabilities		\$14,592	\$18,216
	Long Term Debt			
224	Long Term Debt (Notes and Bonds)		\$602,849	\$787,960
	Deferred Credits			
251	Unamortized Premium on Debt		\$0	\$0
252	Advances in Aid of Construction		0	0
255	Accumulated Deferred Investment Tax Credits		0	0
271	Contributions in Aid of Construction		367,499	367,499
272	Less: Amortization of Contributions		(68,404)	(79,451)
281	Accumulated Deferred Income Tax		0	0
	Total Deferred Credits		\$299,095	\$288,048
	Total Liabilites		\$916,536	\$1,094,224
	Capital Accounts			
201	Common Stock Issued		\$50,000	\$50,000
211	Other Paid-In Capital		21,650	21,650
215	Retained Earnings		(132,420)	(124,740)
218	Proprietary Capital (Sole Props and Partnerships)		0	0
	Total Capital		(\$60,770)	(\$53,090)
	Total Liabilities and Capital		\$855,766	\$1,041,134

Note: Total liabilities and Capital must match total assets for the beginning and end of the year!

Tierra Buena Water Company, Inc.
Annual Report
Water Comparative Income Statement
12/31/19

Water Comparative Income Statement			
Account No.	Calendar Year	Current Year 01/01/2019 - 12/31/2019	Last Year 01/01/2018 - 12/31/2018
	Operating Revenue		
461	Metered Water Revenue	\$99,192	\$98,112
460	Unmetered Water Revenue	0	0
462	Fire Protection Revenue	0	0
469	Guaranteed Revenues (Surcharges)	86,670	86,670
471	Miscellaneous Service Revenues	2,341	2,765
474	Other Water Revenue	0	0
	Total Revenues	\$188,203	\$187,547
	Operating Expenses		
601	Salaries and Wages	\$42,300	\$35,848
604	Employee Pensions and Benefits	797	653
610	Purchased Water	0	0
615	Purchased Power	10,618	11,134
618	Chemicals	1,307	1,082
620	Materials and Supplies	0	0
620.1	Repairs and Maintenance	1,298	1,307
620.2	Office Supplies and Expense	1,943	1,046
630	Contractual Services	0	0
631	Contractual Services - Engineering	0	0
632	Contractual Services - Accounting	3,371	3,259
633	Contractual Services - Legal	1,391	283
634	Contractual Services - Management Fees	20,400	18,000
635	Contractual Services - Water Testing	1,408	1,610
636	Contractual Services - Other	718	0
640	Rents	0	0
641	Rental of Building/Real Property	2,448	2,472
642	Rental of Equipment	0	112
650	Transportation Expenses	1,664	1,863
657	Insurance - General Liability	2,741	2,693
657.1	Insurance - Health and Life	7,514	5,981
665	Regulatory Commission Expense - Rate	0	5,304
670	Bad Debt Expense	0	0
675	Miscellaneous Expense	5,473	4,985
403	Depreciation Expense (From Schedule AR4)	30,305	7,807
408	Taxes Other Than Income	3,056	2,563
408.11	Property Taxes	4,970	4,271
409	Income Taxes	2,563	7,939
427.1	Customer Security Deposit Interest	0	0
	Total Operating Expenses	\$146,285	\$120,212
	Operating Income / (Loss)	\$41,918	\$67,335
	Other Income / (Expense)		
419	Interest and Dividend Income	\$618	\$184
421	Non-Utility Income	48	54,996
426	Miscellaneous Non-Utility (Expense)	0	0
427	Interest (Expense)	(34,948)	(22,801)
	Total Other Income / (Expense)	(\$34,282)	\$32,379
	Net Income / (Loss)	\$7,636	\$99,714

Tierra Buena Water Company, Inc.
 Annual Report
 Full time equivalent employees
 12/31/19

Full time equivalent employees

	Direct Company	Allocated	Outside service	Total
President	0.0	0.1	0.0	0.1
Vice-president	0.0	0.0	0.0	0.0
Manager	0.0	0.1	0.1	0.2
Engineering Staff	0.0	0.0	0.1	0.1
System Operator(s)	0.0	0.3	0.0	0.3
Meter reader	0.0	0.1	0.0	0.1
Customer Service	0.0	0.1	0.0	0.1
Accounting	0.0	0.1	0.1	0.2
Business Office	0.0	0.0	0.0	0.0
Rates Department	0.0	0.0	0.0	0.0
Administrative Staff	0.0	0.0	0.0	0.0
Other	0.0	0.0	0.1	0.1
Total	0.0	0.8	0.4	1.2

Tierra Buena Water Company, Inc.
 Annual Report
 Supplemental Financial Data (Long-Term Debt)
 12/31/19

Supplemental Financial Data (Long-Term Debt)				
	Loan #1	Loan #2	Loan #3	Loan #4
Date Issued	4/28/2016	8/11/2017	1/0/1900	1/0/1900
Source of Loan	WIFA	WIFA	0	0
ACC Decision No.	75292	75292	0	0
Reason for Loan	Tie-Line, Well Rel	ATF	0	0
Dollar Amt. Issued	\$241,591	\$845,163	\$0	\$0
Amount Outstanding	\$187,904	\$600,056	\$0	\$0
Date of Maturity	4/1/2036	8/1/2037	1/0/1900	1/0/1900
Interest Rate	4.68%	5.00%	0.00%	0.00%
Current Year Interest	\$8,509	\$26,439	\$0	\$0
Current Year Principal	\$7,735	\$21,800	\$0	\$0

Meter Deposit Balance at Test Year End:	\$0
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Meter Deposits Refunded During the Test Year:	\$0
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List all bonds, notes, loans, and other types of indebtedness in which the proceeds were used in the provision of public utility service. Indebtedness incurred for personal uses by the owner of the utility should not be listed. Input 0 or none if there is nothing to report for that cell.

Well and Water Usage											
Name of the System:		TIERRA BUENA WATER CO.									
ADEQ Public Water System Number:			AZ0407073								
ADWR PCC Number:			91-000211.0000								
Well registry 55# (55-XXXXXX):	Pump Horsepower	Pump Yield (gpm)	Casing Depth (feet)	Casing Diameter (inches)	Pump Motor Type **	Year Drilled	Water level 2010	Water level 2019	Meter Size (inches)	How measured:	Active
55-564891	15	165	680	12	Submersible	1998	Unknown	237	4	Metered	Yes
55-801249	None	None	450	8	None	1965	Unknown	Unknown	None	Metered	No

Name of system water delivered to:	VALLEY UTILITIES WATER COMPANY	
ADWR PCC Number:	91-000214.0000	
Source of water delivered to another system	Ground Water	
Name of system water received from:	VALLEY UTILITIES WATER COMPANY	
ADWR PCC Number:	91-000214.0000	
Source of water received	Ground Water	
Well registry 55# (55-XXXXXX):	Multiple	

Month	Water withdrawn (gallons) ¹	Water sold (gallons) ²	Water delivered (sold) to other systems (gallons) ³	Water received (purchased) from other systems (gallons) ⁴	Estimated authorized use (gallons) ⁵	Purchased Power Expense ⁶	Purchased Power (kWh) ⁷
January	0.00	1,951,620.00	0.00	2,063,064.00	0.00	\$328	311
February	0.00	1,549,790.00	0.00	1,670,140.00	0.00	312	0
March	0.00	1,902,310.00	0.00	2,015,629.00	0.00	317	371
April	0.00	2,871,830.00	0.00	3,084,201.00	0.00	324	255
May	1,893,310.00	3,136,570.00	0.00	1,534,445.00	0.00	677	3,682
June	4,026,300.00	3,801,920.00	6,001.00	0.00	0.00	1,221	10,899
July	5,728,000.00	4,498,080.00	972,902.00	0.00	0.00	1,550	14,946
August	6,369,000.00	4,356,920.00	1,736,910.00	0.00	0.00	1,722	17,378
September	4,680,000.00	3,987,130.00	283,697.00	0.00	0.00	1,883	19,561
October	2,060,500.00	3,204,340.00	0.00	1,410,267.00	0.00	881	4,544
November	2,717,000.00	2,551,580.00	0.00	84,457.00	0.00	825	7,734
December	3,128,000.00	1,525,210.00	1,323,918.00	0.00	0.00	578	8,008
Totals	30,602,110.00	35,337,300.00	4,323,428.00	11,862,203.00	0.00	\$10,618	87,689

If applicable, in the space below please provide a description for all un-metered water use along with amounts:
N/A

- 1 Water withdrawn - Total gallons of water withdrawn from pumped sources.
- 2 Water sold - Total gallons from customer meters, and other sales such as construction water.
- 3 Water delivered (sold) to other systems - Total gallons of water delivered to other systems.
- 4 Water received (purchased) from other systems - Total gallons of water purchased/received from other systems.
- 5 Estimated authorized use - Total estimated gallons from authorized metered or unmetered use. Authorized uses such as flushing (mains, services and hydrants) draining/cleaning tanks, process, construction, fire fighting, etc. Non-authorized use (real losses) are service line breaks and leaks, water main breaks, meter inaccuracies and theft.
- 6 Enter the total purchased power costs for the power meters associated with this system.
- 7 Enter the total purchased kWh used by the power meters associated with this system.

Water Utility Plant Description	
Name of the System:	TIERRA BUENA WATER CO.
ADEQ Public Water System Number:	AZ0407073
ADWR PCC Number:	91-000211.0000

MAINS		
Sizes (inches)	Material	Length (feet)
6.00	DIP/ACP	12,000

CUSTOMER METERS			
Size (inches)	Quantity	Percent over 1,00,000 gallons	Percent over 10 years old
1	127	1%	16%

SERVICE LINES		
Material	Percent of system	Year installed
Black poly	45%	Pre-1998
Copper	55%	1998

BOOSTER PUMPS		
Horsepower	GPM	Quantity
7.5	Various	3
25	Various	2

FIRE HYDRANTS	
Type	Quantity
Standard *	15
Other	0

STORAGE TANKS			
Capacity (gallons)	Material	Quantity	Year installed
100,000	Steel	1	1998

PRESSURE/BLADDER TANKS			
Capacity (gallons)	Material	Quantity	Year installed
5,000	Steel	1	1998

* A standard fire hydrant has two 2.5 inch hose connection nozzles with 7.5 threads per inch, and one 4.5 inch pumper connection nozzle with 4 threads per inch.

Water Utility Plant Description (Continued)
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For the following three items, list the utility owned assets in each category for each system.

TREATMENT EQUIPMENT:	An arsenic treatment facility and 50 gallon liquid chlorinator with pulse feed PD pump.
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STRUCTURES:	N/A
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OTHER:	N/A
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Provide a calculation used to determine the value of one water equivalent residential connection (ERC).

Use one of the following methods:

- (a) If actual flow data are available from the preceding 12 months, divide the total annual single family residence (SFR) gallons sold by the average number of single family residence customers for the same period and divide the result by 365
- (b) If no historical flow data are available, use:
 $ERC = (\text{Total SFR gallons sold (Omit 000)} / 365 \text{ days} / 350 \text{ gallons per day})$

ERC	766
Method used:	(a)

Customer and Other Information	
Name of the System:	TIERRA BUENA WATER CO.
ADEQ Public Water System Number:	AZ0407073
ADWR PCC Number:	91-000211.0000

Month	Number of Customers				
	Single-Family	Multi-Family	Commercial	Turf/Irrigation	Other Non-Residential
January	126	0	0	1	0
February	126	0	0	1	0
March	126	0	0	1	0
April	126	0	0	1	0
May	126	0	0	1	0
June	126	0	0	1	0
July	126	0	0	1	0
August	126	0	0	1	0
September	126	0	0	1	0
October	126	0	0	1	0
November	126	0	0	1	0
December	126	0	0	1	0

If the system has fire hydrants, what is the fire flow requirements? GPM for hrs.

Does the system have chlorination treatment?

Does the Company have an ADWR Gallons Per Capita Per Day (GPCPD) requirement?
 If yes, provide the GPCPD amount:

Is the Water Utility located in an ADWR Active Management Area (AMA)?
 If yes, which AMA?

What is the present system connection capacity (in ERCs *) using existing lines?

What is the future system connection capacity (in ERCs *) upon service area buildout?

Describe any plans and estimated completion dates for any enlargements or improvements of this system.

* an ERC is based on the calculation on the bottom of AR9 page 12.

Tierra Buena Water Company, Inc.
 Annual Report
 Utility Shutoffs / Disconnects
 12/31/19

Utility Shutoffs / Disconnects	
Name of the System:	TIERRA BUENA WATER CO.
ADEQ Public Water System Number:	AZ0407073
ADWR PCC Number:	91-000211.0000

Month	Termination without Notice R14-2-410.B	Termination with Notice R14-2-410.C	Other
January	0	0	0
February	0	0	0
March	0	0	0
April	0	0	0
May	0	0	0
June	0	0	0
July	0	0	0
August	0	0	0
September	0	0	0
October	0	0	0
November	0	0	0
December	0	0	0
Total	0	0	0

Other (description): N/A

Instructions: Fill out the Grey Cells with the relevent information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

Property Taxes

Amount of actual property taxes paid during Calendar Year 2019 was

\$4,620

If no property taxes paid, explain why.

N/A

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

Verification and Sworn Statement (Taxes)

Verification: State of Arizona I, the undersigned of the
(state name)

County of (county name): Maricopa
Name (owner or official) title: Bryan Thomas, CFO
Company name: Tierra Buena Water Company, Inc.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING: 12/31/19

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement: I HEREBY ATTEST THAT ALL PROPERTY TAXES FOR SAID COMPANY ARE CURRENT AND PAID IN FULL.

I HEREBY ATTEST THAT ALL SALES TAXES FOR SAID COMPANY ARE CURRENT AND PAID IN FULL.

RECEIVED
BY EMAIL

4/14/2020, 08:25 AM
ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

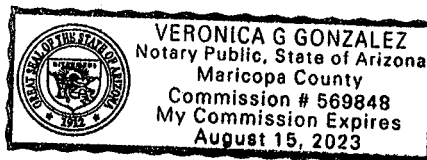
Bryan Thomas
signature of owner/official

623-935-1100
telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

THIS 14th DAY OF April 2020
(month) and (year)

MY COMMISSION EXPIRES 8/15/2023
(date)



Veronica G Gonzalez
(signature of notary public)

Verification and Sworn Statement

Verification:

State of Arizona, the undersigned of the
(state name)
County of (county name): Maricopa
Name (owner or official) title: Bryan Thomas, CFO
Company name: Tierra Buena Water Company, Inc.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING: 12/31/19

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement: IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING THE CALENDAR YEAR WAS:

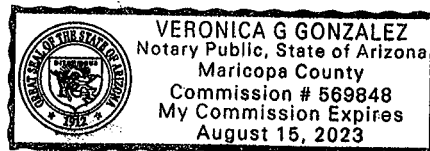
Arizona Intrastate Gross Operating Revenues Only (\$)
\$200,194
(The amount in the box above includes
\$11,991 in sales taxes
billed or collected)

RECEIVED
BY EMAIL
4/14/2020, 08:25 AM
ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

Bry T
signature of owner/official
623-935-1100
telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY Maricopa
(county name)
THIS 14th DAY OF April 2020
(month) and (year)

MY COMMISSION EXPIRES 8/15/2023
(date)



Veronica G Gonzalez
(signature of notary public)

Verification and Sworn Statement (Residential Revenue)

Verification:

State of Arizona I, the undersigned of the
(state name)

County of (county name): Maricopa
Name (owner or official) title: Bryan Thomas, CFO
Company name: Tierra Buena Water Company, Inc.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING: 12/31/19

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement:

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING THE CALENDAR YEAR WAS:

Arizona Intrastate Gross Operating Revenues Only (\$)

\$200,194
(The amount in the box above includes
\$11,991 in sales taxes
billed or collected)

**RECEIVED
BY EMAIL**

4/14/2020, 08:25 AM
ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

BT
signature of owner/official

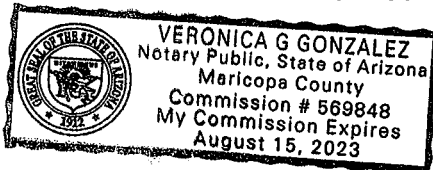
623-935-1100
telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

Maricopa
(county name)

THIS 14th DAY OF April 2020
(month) and (year)

MY COMMISSION EXPIRES 8/15/2023
(date)



Veronica G Gonzalez
(signature of notary public)

Tierra Buena Water Company, Inc.
Annual Report
Gross-up Sharing Method for Income Tax Statement of Certification
12/31/19

Gross-up Sharing Method for Income Tax Statement of Certification

Verification:

State of Arizona I, the undersigned of the
(state name)

County of (county name): Maricopa
Name (owner or official) title: Bryan Thomas, CFO
Company name: Tierra Buena Water Company, Inc.

FOR THE YEAR ENDING: 12/31/19

Sworn Statement:

IN ACCORDANCE WITH THE REQUIREMENTS OF DECISION NO. 77084, BECAUSE THE UTILITY REQUIRES THE GROSS UP OF ADVANCES AND CONTRIBUTIONS, I HEREBY STATE THAT THE UTILITY HAS NOT INCURRED NOR IS EXPECTED TO INCUR A NET INCREASE IN CURRENT INCOME TAX EXPENSE OR A DECREASE IN DEFERRED TAX ASSET FOR A CARRY FORWARD ACCORDING TO GAAP IN AN AMOUNT EQUAL TO OR GREATER THAN THE AMOUNT OF THE REQUIRED GROSS UP PAID BY DEVELOPERS IN THE PERIOD COVERED BY THIS ANNUAL REPORT.

**RECEIVED
BY EMAIL**

4/14/2020, 08:25 AM

ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

Bry T
signature of owner/official

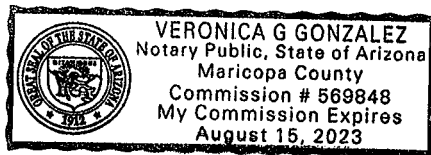
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SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

Maricopa
(county name)

THIS 14th DAY OF April 2020
(month) and (year)

MY COMMISSION EXPIRES 8/15/2023
(date)



Veronica G Gonzalez
(signature of notary public)