

**Application of Pennsylvania-American Water Company for Acquisition of  
the Wastewater Assets of Valley Township  
66 Pa. C.S. § 1329  
Application Filing Checklist – Water/Wastewater  
Docket No. A-2020-3020178**

7. State the total fees paid to the utility valuation experts for providing the completed appraisals for the acquisition and provide documentation, i.e., the valuation service agreement and all associated invoices, supporting the subject fee amounts.

**RESPONSE:** The valuation services agreements and fees paid to Jerome C. Weinert, P.E., Principal and Director for AUS Consultants on behalf of PAWC and by Harold Walker III, Manager – Financial Studies for Gannett Fleming on behalf of Valley are reflected in **Appendix A-7.1 (AUS Consultants) and Appendix A-7.2 (Gannett Fleming)**.

Agreement to Provide Valuation Consulting Services  
Between

AUS Consultants

And

Pennsylvania America Water Company  
For the Appraisal of

Valley Township, Pennsylvania's Water Distribution and Sanitary  
Sewer Systems

As of the most recent period (Third Quarter 2019)

### **Agreement for Valuation Consulting Services**

This Agreement for Valuation Consulting Services (“Agreement”) is by and between AUS Consultants, a New Jersey corporation (“Supplier”) and Pennsylvania-American Water Company, a Pennsylvania corporation (“PA-American”) and is entered into as of August 23, 2019. In consideration of the covenants hereinafter contained, and intending to be legally bound, the Parties hereto agree to as follows:

#### **Section 1. Description of Services:**

Supplier is being engaged to act as a Utility Valuation Expert, as such term is defined in Pennsylvania Act 12 of 2016, amending Chapter 13 of the Pennsylvania Public Utility Code and the First and Second Implementation Orders entered by the Public Utility Commission at Docket No. M-2016-2543193 (collectively, “Act 12”). Supplier is being engaged with respect to the proposed acquisition by PA-American of the water distribution and sanitary sewer systems’ assets currently owned by Valley Township, Pa. Upon the issuance of a notice to proceed by PA-American for each appraisal phase, Supplier shall prepare and produce the following appraisals and/or studies suitable for the Project, including if requested (collectively, the “Services”):

1. An Appraisal (Valuation study) consistent with the 2018-2019 (and 2020-2021 when available) Uniform Standards of Appraisal Practices (USPAP) as of the date requested by PA-American and consistent with the requirements of Act 12.
2. If applicable, provide expert witness testimony and documentation for the Valuation studies as required by Act 12.
3. If requested by PA-American, updates to the Valuation studies as of the date requested by PA-American.
4. Provide the documentation required by Act 12 with respect to the Services and the fees charged by Supplier pursuant to this Agreement.
5. If requested by PA-American, perform such other services as are consistent with Supplier’s engagement as a Utility Valuation Expert.

#### **Section 2. Duration:**

Unless amended, the Project subject to this Agreement is anticipated to be approximately two years in duration and will be performed for the period beginning upon the issuance of a notice to proceed by PA-American and continuing through August 23, 2021. Supplier acknowledges and agrees that it shall not and shall have no obligation to provide the Services until such time as PA-American has issued a notice to proceed. To the extent Act 12 imposes any requirements with respect to the timing for the completion of the Services, the commencement date for such Services shall not be deemed to be any earlier than the date PA-American issues the notice to proceed.

#### **Proprietary and Confidential**

This Agreement and information contained therein is not for use or disclosure outside of PA-AMERICAN, its Affiliates, and third-party representatives, and Supplier except under written agreement by the contracting parties or as may be required by applicable law or regulation.

## Appendix A-7.1 (AUS)

### **Section 3. Effective & Expiration Dates:**

This Agreement shall be effective as of the date set forth in the first paragraph hereof (“Effective Date”) and shall continue until the earlier to completion on the Project or August 23, 2021 (“Expiration Date”) unless earlier terminated as set forth in this Agreement.

### **Section 4. Personnel to Perform the Services:**

Jerome C. Weinert, Principal and Director, shall be in charge of the Services on behalf of Supplier. Supplier shall call upon additional experienced professional staff as required. In the event that this Project or Agreement should not continue for any reason, or should PA-American replace the need for Supplier, PA-American shall give notice as soon as feasibly possible for Supplier to re-deploy their resources elsewhere without any penalty to PA-American.

Both parties recognize the importance of maintaining a continuity of Supplier’s personnel on this Project. Supplier agrees that any of its employees, staff, professionals, experts, partners, and/or other personnel: (a) identified as the “Project Team” identified in Section 6 of this Agreement, and/or (b) assigned to this Project subsequent to the execution of this Agreement, shall continue to be staffed on this Project throughout the entire length of time Project Services are provided under this Agreement. Further, said personnel shall be used in the same capacities in which they are initially intended as of the execution date of this Agreement, or as of the date they are assigned to the Project subsequent to execution date of this Agreement, so long as they continue to be employed by Supplier, or so long as PA-American continues to desire their services.

Should Supplier terminate its relationship and/or employment with said personnel, or if said personnel terminates the relationship with Supplier and/or resigns from employment with Supplier, to the extent that Supplier, for any reason, enters into non-compete or similar agreement(s) and/or arrangement (s) with any of its employees, staff, professionals, experts, partners, and/or other personnel, Supplier agrees to immediately release said personnel from non-compete or similar agreement(s) and/or arrangement(s) with respect to being able to work for PA-American in any capacity PA-American sees fit.

Should any or all of Suppliers employees, staff, professionals, experts, partners, and/or other personnel staffed on this Project leave the employ of Supplier during the terms of this Agreement, Supplier agrees to immediately notify PA-American and suggest alternative personnel to be staffed on the Project. In no event shall any Supplier employee, staff, professional, expert, partner, and/or other personnel be assigned to this Project (whether identified in this Section 4, or identified elsewhere subsequent to the execution of this Agreement) without the express written permission and approval by PA-American. Further, PA-American reserves the right to terminate the Services of any of Supplier employee, staff, professional, expert, partner, and/or other personnel working on this Project at any time, and for any reason, without penalty.

### **Section 5. Location:**

Supplier’s (AUS Consultants’) offices in Harrisburg, Pennsylvania, Mt. Laurel, New Jersey, Greenfield, Wisconsin and various PA-American Company’s sites as may be required.

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## Appendix A-7.1 (AUS)

### Section 6. Prices:

Supplier fees for the Services are as follows:

Appraisal Activity	Preliminary Appraisal	Appraisal completion to a Section 1329 Compliant Appraisal	Total Appraisal	Expenses (not to exceed)
	Fees	Fees	Fees	Expense
Appraisal				
Water Distribution System	\$13,900	\$11,300	\$25,200	\$500
Sanitary Sewer System	13,900	11,300	25,200	500
Inspection Expenses				\$3,200
Appraisal updates per system		\$2,500	\$2,500	\$400
Pre-filed Direct testimony related to the above described Valuation studies				
Water Distribution System		\$2,000	\$2,000	\$500
Sanitary Sewer System		2,000	2,000	500

Valuation Activity performed by AUS Consultants staff following the filing of the PUC Application	Hourly Rates plus expenses
Jerome C. Weinert	\$250
David Sheffer	175
David Weiler	175
Michael Diedrich	225
Elizabeth A. Weinert	150
Earl Robinson	200
Susan Macchia	50

The expenses in the above tables are for travel and living, report production and shipping.

Supplier recognizes that its fees for the Project are subject to disclosure pursuant to Act 12 and so that Pa-American can include such fees as part of the transaction and closing costs associated with the proposed acquisition of the Project. Supplier further recognizes that its fees shall not exceed five percent (5%) of the fair market value of the assets to be acquired as part of the Project unless such fees are approved by the Pennsylvania Public Utility Commission ("PUC"). Supplier agrees that its fees shall comply with the requirements of Act 12.

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## Appendix A-7.1 (AUS)

### **Section 7. Payment:**

Payment all undisputed amounts shall be made within 60 days upon PA-American being invoiced each month for all work completed during the prior month, or partial payment upon being invoiced should this appraisal engagement be suspended.

All payment terms are Net 60.

### **Section 8. Non-Disclosure:**

A. The Parties agree as follows:

1. In connection with the Project, PA-American may find it beneficial to disclose to Supplier certain confidential or proprietary information in written, oral or other tangible or intangible forms, which may include, but is not limited to, discoveries, ideas, concepts, know-how, techniques, designs, specifications, drawings, blueprints, tracings, diagrams, models, samples, flow charts, data, computer programs, disks, diskettes, tapes, marketing plans, customer names and other technical, financial or business information (individually and collectively, "Information"). All Information which is disclosed by PA-American to Supplier, whether provided in tangible or intangible form, including, but not limited to, electronic mail or other electronic communications, shall be deemed to be confidential or proprietary. Further, if Information is provided orally, including Information conveyed to an answering machine, voice mail box or similar medium, it shall too be deemed to be confidential or proprietary.
2. Supplier shall:
  - a. Hold such Information in confidence with the same degree of care with which Supplier protects its own confidential or proprietary Information, but no less than reasonably prudent care;
  - b. Restrict disclosure of the Information solely to its employees, contractors and agents with a need to know such Information, advise those persons of their obligations hereunder with respect to such Information, and assure that such persons are bound by obligations of confidentiality no less stringent than those imposed in this Agreement;
  - c. Use the Information only as needed for the purposes of the Project;
  - d. Except for the purposes of the Project, not copy, distribute, or otherwise use such Information or knowingly allow anyone else to copy, distribute, or otherwise use such Information; any and all copies shall bear the same notices or legends, if any, as the originals; and,
  - e. Upon request, promptly return to PA-American all Information that is in tangible form; as to Information that was disclosed or is stored in intangible form, including, but not limited to electronic mail or other electronic communications, upon request by the PA-American, Supplier shall certify in writing within five (5) business days to PA-American that all such Information has been destroyed or, if the Information was recorded on an erasable storage medium, that Supplier has used reasonable efforts to erase all such Intangible Information.

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## Appendix A-7.1 (AUS)

3. Except for customer Information, Supplier shall have no obligation to preserve the confidential or proprietary nature of any Information which:
  - a. Was already known to the Supplier free of any obligation to keep it confidential at the time of its disclosure by PA-American as evidenced by Supplier's written records prepared prior to such disclosure; or
  - b. is or becomes publicly known through no wrongful act of Supplier; or
  - c. is rightfully received from a third person having no direct or indirect secrecy or confidentiality obligation to PA-American with respect to such Information; or
  - d. is independently developed by an employee, contractor or agent of Supplier or a third party not associated with the Project and who did not have any direct or indirect access to the Information, as evidenced by the Supplier's written records; or
  - e. is approved for release by written authorization by PA-American; or,
  - f. it is required to disclose pursuant to a written request or demand of a duly empowered government agency or a court of competent jurisdiction, provided due notice and an adequate opportunity to intervene is given to PA-American, unless such notice is prohibited by such written request or demand, in which case, the Supplier shall disclose only such Information as is required and shall use reasonable efforts to obtain confidential treatment for any Information that is so disclosed.
4. Any Information relating to the Project that is disclosed by PA-American to Supplier shall remain confidential for five (5) years from the date of termination of the Agreement. Notwithstanding anything to the contrary herein, Customer Information shall remain confidential indefinitely and shall never be disclosed or used without the prior written approval of an authorized representative of PA-American. "Customer Information" includes, but is not limited to, customer name, address, phone number, information concerning a customer's calling patterns, unlisted customer numbers, any other information associated with a customer or with persons in the household of a customer, and any information available to PA-American and/or its suppliers by virtue of PA-American's relationship with its customers as a provider of telecommunications, Internet, information or other services, including, but not limited to, the quantity, technical configuration, location, type, destination, amount of use of telecommunications or other services subscribed to, and information contained on the telephone bills of PA-American's customers pertaining to telephone exchange service, telephone toll service or other services received by a customer of PA-American.
5. Any disclosed Information by PA-American shall be deemed the property of PA-American, who shall retain exclusively rights to such Information. Nothing contained in this Agreement shall be construed as granting or conferring any patent, copyright, trademark or other proprietary rights by license or otherwise in any such Information to Supplier, except for the right to use such Information in accordance with this Agreement.

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## Appendix A-7.1 (AUS)

6. NOTWITHSTANDING ANYTHING IN THIS AGREEMENT TO THE CONTRARY, PA-AMERICAN MAKES NO REPRESENTATIONS OR WARRANTIES OF ANY NATURE WHATSOEVER WITH RESPECT TO ANY INFORMATION FURNISHED, INCLUDING, WITHOUT LIMITATION, ANY WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE OR WARRANTIES AGAINST INFRINGEMENT.
7. In the event Supplier discloses, disseminates, or releases any confidential or proprietary Information received from PA-American, except as expressly permitted herein, such disclosure, dissemination, or release shall be deemed a material breach of this Agreement. In the event of such breach, PA-American may demand prompt return of all confidential and proprietary Information previously provided to Supplier and terminate this Agreement. The provisions of this Section are in addition to any other legal rights or remedies PA-American may have in law or in equity.
8. This Agreement shall be governed by and construed in accordance with the laws of the Commonwealth of Pennsylvania, irrespective of its choice of law principles. Both Parties agree to comply with all laws, including, but not limited to, laws and regulations regarding the export of information outside the United States. Supplier shall not knowingly transmit, directly or indirectly, in whole or in part, any Information of PA-American or export, directly or indirectly, any product or Information in contravention of the laws of the United States or the laws of any other country governing the aforesaid activities. Supplier shall not transfer any Information received hereunder or any product made using such Information to any country prohibited from receiving such data or product by the U.S. Department of Commerce Export Administration Regulations without first obtaining a valid export license. In the event Supplier violates the foregoing, Supplier shall defend, indemnify, and hold harmless PA-American from and against any claim, loss, liability, expense or damage including fines or legal fees, incurred PA-American with respect to the export or re-export activities contrary to the foregoing. Notwithstanding any other provision of this Agreement, this Section shall survive any termination or expiration of this Agreement.

### **Section 9. Ownership of Paid-For Development, Use and Reservation of Rights:**

PA-American shall be the exclusive owner of all right, title, and interest in and to all Paid-For Development (defined below), including, without limitation, all Intellectual Property Rights therein and thereto. Supplier shall assign or have assigned to PA-American and hereby assigns to PA-American all Intellectual Property Rights in and to the Paid-For Development. "Paid-For Development" shall mean any and all Items to the extent produced or developed by or on behalf of Supplier or its employees, agents, or direct or indirect contractors or suppliers (and whether completed or in-progress), or forming part of any deliverable, pursuant to this Agreement (including, without limitation under any statement of work, exhibit, order or other document under, subordinate to, or referencing this Agreement or the Project) (collectively "Agreements") for the development of which PA-American has been charged monies in one or more of the Agreements ("Development Fees"). Paid-For Development shall always exclude all Excluded Materials, but shall include

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## Appendix A-7.1 (AUS)

(without limitation) any modifications, alterations or updates of any Excluded Materials (“Enhancements”) that otherwise fall within the definition of Paid-For Development (“Paid-For Enhancements”). PA-American’s ownership of Paid-For Enhancements shall be subject to Supplier’s underlying rights and ownership in Supplier’s Excluded Materials.

“**Items**” shall mean any or all inventions, discoveries, ideas, (whether patentable or not), and all works and materials, including but not limited to products, devices, computer programs, source codes, designs, files, specifications, texts, drawings, processes, data or other information or documentation in preliminary or final form, and all Intellectual Property rights in or to any of the foregoing.

“**Excluded Materials**” shall mean: i) Supplier’s Pre-Existing Materials; ii) Supplier’s Independently Developed Materials; and iii) Supplier’s Mere Reconfigurations.

“**Supplier’s Pre-Existing Materials**” shall mean those Items owned by Supplier to the extent and in the form that they both existed prior to the date Supplier began any work under this Agreement and were created without any use of any PA-American Items. Supplier’s Pre-Existing Materials shall not, however, include Paid-For Enhancements thereto.

“**Supplier’s Independently Developed Materials**” shall mean those Items that have been developed by Supplier, or on Supplier’s behalf, both i) without use of any PA-American Items; and ii) independently of any work performed under any Agreements.

“**Supplier’s Mere Reconfigurations**” means those specific reconfigurations of Supplier’s pre-existing software performed by Supplier, or on Supplier’s behalf, but only to the extent that such reconfiguration is an alteration to such software which is strictly required to permit Supplier’s software to function on PA-American’s network or service platform. In no event shall Supplier’s Mere Reconfigurations include enhancements, modifications, or updates that are not contained in Supplier’s Pre-Existing Materials and that add any features, functionality, or capabilities.

“**Intellectual Property Rights**” means all patents (including all reissues, divisions, continuations, and extensions thereof) and patent applications, trade names, trademarks, service marks, logos, trade dress, copyrights, trade secrets, mask works, rights in technology, know-how, rights in content (including but not limited to performance and synchronization rights), or other intellectual property rights, protected under the laws of any governmental authority having jurisdiction.

### **Section 10. Right to Terminate:**

PA-American has the right to terminate this Agreement, in its entirety or any portion thereof, at any time without penalty. Should PA-American terminate this Agreement at any time, Supplier shall be entitled to keep and collect all fees billed to PA-American prior to the termination date which are not the subject of a dispute between the parties. Further, Supplier shall be entitled to charge, and PA-American agrees to pay for all properly performed Services as of the termination date in accordance with the rates set forth in Section 6 or, in the case of a fixed fee, a prorata share of the monthly billing during the month in which the Agreement was terminated. Said prorata share shall be

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## Appendix A-7.1 (AUS)

calculated by dividing the total number of days worked by Supplier during the month in which the Agreement is terminated, by the total number of calendar days in the month in which the Agreement was terminated.

### **Section 11. Invoices/Billing Information:**

The Supplier agrees to submit invoices in paper and or electronic form with appropriate references to the PA-American Point of Contact identified in Section 12.

### **Section 12. Project Manager/Point of Contact/Legal Counsel:**

The project manager and/or point of contact of Supplier shall be:

Jerome C. Weinert  
Principal and Director  
AUS Consultants  
Suite 201  
8555 West Forest Home Avenue  
Greenfield, Wisconsin 53228  
E-Mail: [weinertj@auswest.net](mailto:weinertj@auswest.net)  
414-529-5755 (office)  
414-529-5750 (fax)  
414-698-8371 (cell)

The point of contact for PA-American shall be:

Scott D. Fogelsanger, Senior Business - Development Manager  
Pennsylvania-American Water Company  
852 Wesley Drive,  
Mechanicsburg, PA 17055  
717-550-1509 (office)  
717-875-2282 (cell)  
Email: [Scott.Fogelsanger@amwater.com](mailto:Scott.Fogelsanger@amwater.com)

The Legal Counsel contact for PA-American shall be:

Andrew L. Swope, Vice President, General Counsel  
Pennsylvania-American Water Company  
852 Wesley Drive  
Mechanicsburg, PA 17055  
717-550-1560 (office)  
717-574-2691 (cell)  
Email: [Andrew.Swope@amwater.com](mailto:Andrew.Swope@amwater.com)

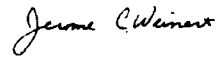
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## Appendix A-7.1 (AUS)

### Section 13. Signatures:

AUS Consultants (Supplier)



Jerome C. Weinert  
August 23, 2019

Pennsylvania American Water Company



Bernie J. Grundusky  
August 23, 2019

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## Appendix A-7.1 (AUS)

AUS CONSULTANTS

8555 West Forest Home Avenue  
Suite 201  
Greenfield, WI 53228  
414.529.5755 <sup>o</sup> Tel  
414.529.5750 <sup>o</sup> Fax  
[www.ausconsultants.com](http://www.ausconsultants.com)

Jerome C. Weinert, PE, ASA, CDP  
Principal and Director, Depreciation and Valuation  
e-mail: [weinertj@auswest.net](mailto:weinertj@auswest.net)

December 2, 2019

Mr. Scott D. Fogelsanger  
Senior Business Development Manager  
Pennsylvania American Water Company  
852 Wesley Drive  
Mechanicsburg, PA 17055-4475

Dear Scott:

RE: Valley Water and Wastewater

Enclosed is our AUS Consultants invoice for our preliminary appraisals of the Valley Water and Wastewater Systems' Assets which was delivered via email on 10/28/2019.

Very truly yours,

A handwritten signature in blue ink that reads "Jerome C. Weinert".

eaw  
Enclosure

**INVOICE**

Pennsylvania American Water Company

December 2, 2019

Enclosed is our AUS Consultants invoice for our preliminary appraisals of the Valley Water and Wastewater Systems' Assets which was delivered via email on 10/28/2019.

**Proposed Fee & Expenses**

**Water**

Appraisal .....\$13,900  
Expenses ..... \$0  
**WATER FEE THIS INVOICE .....\$13,900**

**Wastewater**

Appraisal .....\$13,900  
Expenses ..... \$0  
**WASTEWATER FEE THIS INVOICE.....\$13,900**

**GRAND TOTAL THIS INVOICE..... \$27,800.00**

Please remit with a duplicate copy of this invoice to:

**AUS Consultants, Inc.  
155 Gaither Drive, Suite A  
Mt. Laurel, NJ 08054**

CUSTOMER I.D. 70-PAA-01  
**INVOICE NO. 153583**

Reference No. 10-0694-01  
(G/L No. 441036)

Employer I.D. No.22-194-3906  
INCORPORATED

Remit Wires to:  
AUS, Inc. at Webster Bank, N.A.  
Account 10974951, ABA# ACH211170101  
International Swift# WENAUS31



## Appendix A-7.1 (AUS)

AUS CONSULTANTS

8555 West Forest Home Avenue  
Suite 201  
Greenfield, WI 53228  
414.529.5755 <sup>o</sup> Tel  
414.529.5750 <sup>o</sup> Fax  
www.ausconsultants.com

Jerome C. Weinert, PE, ASA, CDP  
Principal and Director, Depreciation and Valuation  
e-mail: weinertj@auswest.net

September 9, 2020

Pennsylvania-American Water Co  
Attn: Lorrie Page  
Attn: AP Dept 1024  
1 Water Street  
Camden, NJ 08102-1658

Dear Scott:

RE: Valley Water and Wastewater

Enclosed is our AUS Consultants invoice for our final appraisals of the Valley Water and Wastewater Systems' Assets which was delivered via FedEx on 8/10-11/2020.

Very truly yours,

A handwritten signature in blue ink that reads 'Jerome Weinert'. The signature is written in a cursive style with a large, looped 'J' and a long, sweeping underline.

eaw  
Enclosure

cc  
Mr. Scott D. Fogelsanger  
Senior Business Development Manager  
Pennsylvania American Water Company  
852 Wesley Drive  
Mechanicsburg, PA 17055-4475

**INVOICE**

Pennsylvania American Water Company

September 9, 2020

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**Proposed Fee & Expenses**

**Water**

Appraisal .....	\$13,300
Expenses .....	\$343.70
Expenses .....	\$73.10
<b>WATER FEE THIS INVOICE .....</b>	<b>\$13,716.80</b>

**Wastewater**

Appraisal .....	\$13,300
Expenses .....	\$329.66
Expenses .....	\$73.10
<b>WASTEWATER FEE THIS INVOICE.....</b>	<b>\$13,702.76</b>

**GRAND TOTAL THIS INVOICE..... \$27,419.56**

Please remit with a duplicate copy of this invoice to:

**AUS Consultants, Inc.  
155 Gaither Drive, Suite A  
Mt. Laurel, NJ 08054**

CUSTOMER I.D. 70-PAA-01  
**INVOICE NO. 155343**  
Reference No. 10-0694-02  
(G/L No. 441036)

Employer I.D. No.22-194-3906  
INCORPORATED

Remit Wires to:  
AUS, Inc. at Webster Bank, N.A.  
Account 10974951, ABA# ACH211170101  
International Swift# WENAUS31





**DUPLICATE INVOICE**

Pennsylvania American Water Company

September 9, 2020

Enclosed is our AUS Consultants invoice for our final appraisals of the Valley Water and Wastewater Systems' Assets which was delivered via FedEx on 8/10-11/2020.

**Proposed Fee & Expenses**

**Water**

Appraisal .....	\$13,300
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**Wastewater**

Appraisal .....	\$13,300
Expenses .....	\$329.66
Expenses .....	\$73.10
<b>WASTEWATER FEE THIS INVOICE.....</b>	<b>\$13,702.76</b>

**GRAND TOTAL THIS INVOICE..... \$27,419.56**

Please remit with a duplicate copy of this invoice to:

**AUS Consultants, Inc.  
155 Gaither Drive, Suite A  
Mt. Laurel, NJ 08054**

CUSTOMER I.D. 70-PAA-01

**INVOICE NO. 155343**

Reference No. 10-0694-02

(G/L No. 441036)

Employer I.D. No.22-194-3906

INCORPORATED

Remit Wires to:

AUS, Inc. at Webster Bank, N.A.

Account 10974951, ABA# ACH211170101

International Swift# WENAUS31



# Appendix A-7.1 (AUS)

AUS Consultants UVE Contract with PAWC for Valley Appraisal 10-0694  
Proposed Fees and Expenses

		Valley Water					Valley Wastewater					Total Valley				
		Preliminary Appraisal	Appraisal 1329 Compliant	Total Fees	Expenses	Total	Preliminary Appraisal	Appraisal 1329 Compliant	Total Fees	Expenses	Total	Preliminary Appraisal	Appraisal 1329 Compliant	Total Fees	Expenses	Total
Appraisal:																
Initial Appraisal		13,900	11,300	25,200	1,600	26,800	13,900	11,300	25,200	1,600	26,800	27,800	22,600	50,400	3,200	53,600
Appraisal Update			2,500	2,500	400	2,900		2,500	2,500	400	2,900		5,000	5,000	800	5,800
Prefilled Testimony			2,000	2,000	500	2,500		2,000	2,000	500	2,500		4,000	4,000	1,000	5,000
		13,900	15,800	29,700	2,500	32,200	13,900	15,800	29,700	2,500	32,200	27,800	31,600	59,400	5,000	64,400
Dates	Dates	ICW	LAW	DAS	SM	Total	ICW	EAW	DAS	SM	Total	ICW	EAW	DAS	SM	Total
Per Deim		250	150	175	50		250	150	175	50		250	150	175	50	
10/21/2019	10/27/2019	11.25	11.25				11.25	11.25				22.5	22.5			
10/28/2019	11/3/2019	11.25	11.25				11.25	11.25				22.5	22.5			
11/4/2019	11/10/2019	7.5	7.5				7.5	7.5				15	15			
11/11/2019	11/17/2019	7.5	7.5				7.5	7.5				15	15			
Preliminary Appraisal		37.5	37.5	0	0	75	37.5	37.5	0	0	75	75	75	0	0	150
Fee		9,375.00	5,625.00			15,000.00	9,375.00	5,625.00			15,000.00	18,750.00	11,250.00			30,000.00
Fee Limited by Contract for preliminary Appraisal to Valley Water to \$13,900 and Valley Wastewater \$13,900						13,900.00					13,900.00					27,800.00
Invoice 153583 dated 12/2/2019																
5/25/2020	5/31/2020	7.5	7.5	0	0		7.5	7.5	0	0		15	15			
6/1/2020	6/7/2020	11.25	11.25	0	0		11.25	11.25	0	0		22.5	22.5			
6/8/2020	6/14/2020	11.25	11.25	3.75	0.5		11.25	11.25	3.75	0.5		22.5	22.5	7.5	1	
6/15/2020	6/21/2020	11.25	3.75	0	0		11.25	3.75	0	0		22.5	7.5			
6/22/2020	6/28/2020	7.5	11.25	0	0		7.5	11.25	0	0		15	22.5			
Act 12 Appraisal		48.75	45	3.75	0.5		48.75	45	3.75	0.5		33,375	22,500	1,313	150	57,338
Fee		12,188	6,750	656	25	19,619	12,188	6,750	656	25	19,619					
Fee Limited by Contract for preliminary Appraisal to Valley Water to \$11,300+\$2,000 and Valley Wastewater \$11,300+\$2,000						13,300					13,300					26,600
Fee Limited by contract to \$26,600																
		Fee	Expenses	Total			Fee	Expenses	Total							
AUS Invoices																
153583 12/2/2019		13,900.00		13,900.00			13,900.00		13,900.00			27,800.00				27,800.00
155343 9/2/2020		13,300.00	416.80	13,716.80			13,300.00	402.76	13,702.76			26,600.00	819.56			27,419.56
<b>Total through Filing</b>		<b>27,200.00</b>	<b>416.80</b>	<b>27,616.80</b>			<b>27,200.00</b>	<b>402.76</b>	<b>27,602.76</b>			<b>54,400.00</b>	<b>819.56</b>			<b>55,219.56</b>

## Appendix A-7.1 (AUS)

PAWC - Valley Water and Wastewater

JOB 10-0715  
 Consultant J. Weinert  
 Date 9/2/2020

Water Appraisal

Narrative	Cost (each)	Quantity (Needed per Report)	Number of Reports	Total
Clear/Gray Report Cover Set	\$ 0.70	1	2	\$ 1.40
B&W Copies	\$ 0.07	247	3	\$ 51.87
Color Copies	\$ 0.15	498	3	\$ 224.10
3 Cycle Tab Set	\$ 2.20			\$ -
5 Cycle Tab Set	\$ 2.20	3	7	\$ 46.20
Spiral Bind 10mm	\$ 0.10			\$ -
Spiral Bind 12mm	\$ 0.13			\$ -
Spiral Bind 25mm	\$ 0.31			\$ -
Spiral Bind 30mm	\$ 0.37	1	2	\$ 0.74
Spiral Bind 35mm	\$ 0.46			\$ -
Hanging Binder - 1"	\$ 11.79			\$ -
Hanging Binder - 3"	\$ 49.49			\$ -
CD/DVD Disk	\$ 2.00	1	2	\$ 4.00
Disk Holder/Protector	\$ 1.20	1	2	\$ 2.40
D-Ring Binder - 1.5"	\$ 12.99	1	1	\$ 12.99
D-Ring Binder - 4"	\$ 27.89			\$ -
		<b>Subtotal</b>		<b>\$ 343.70</b>
FedX 8/10/2020				73.1
Total Expenses				<b>\$ 416.80</b>

Report Section	Total count	B&W	Color	Count Check
Narrative	50		50	
USPAP Compliance	5	5		
Weinert Direct Testimony	18		18	
Weinert Qualifications	21	21		
Value Summary	19		19	
Cost Approach	36		36	
Income Approach	30		30	
Market Approach	10		10	
Cost Index	54		54	
Depreciation & Obsolescence	17		17	
Iowa Curves	33	33		
PAWC Depreciation Studies	62		62	
Cost of Capital	46		46	
Value Line	22	22		
Valley Financials	90	90		
Pennoni Engineers Assessment	148		148	
PAWC - Valley Purchase Agreement	66	66		
PAWC - AUS Consultants UVE Contract	10	10		
Valley Inspections	8		8	
<b>Totals</b>	<b>745</b>	<b>247</b>	<b>498</b>	<b>745</b>

# Appendix A-7.1 (AUS)

PAWC - Valley Water and Wastewater

JOB 10-0715  
 Consultant J. Weinert  
 Date 9/2/2020

## Wastewater Appraisal

Narrative	Cost (each)	Quantity (Needed per Report)	Number of Reports	Total
Clear/Gray Report Cover Set	\$ 0.70	1	2	\$ 1.40
B&W Copies	\$ 0.07	253	3	\$ 53.13
Color Copies	\$ 0.15	464	3	\$ 208.80
3 Cycle Tab Set	\$ 2.20			\$ -
5 Cycle Tab Set	\$ 2.20	3	7	\$ 46.20
Spiral Bind 10mm	\$ 0.10			\$ -
Spiral Bind 12mm	\$ 0.13			\$ -
Spiral Bind 25mm	\$ 0.31			\$ -
Spiral Bind 30mm	\$ 0.37	1	2	\$ 0.74
Spiral Bind 35mm	\$ 0.46			\$ -
Hanging Binder - 1"	\$ 11.79			\$ -
Hanging Binder - 3"	\$ 49.49			\$ -
CD/DVD Disk	\$ 2.00	1	2	\$ 4.00
Disk Holder/Protector	\$ 1.20	1	2	\$ 2.40
D-Ring Binder - 1.5"	\$ 12.99	1	1	\$ 12.99
D-Ring Binder - 4"	\$ 27.89			\$ -
		<b>Subtotal</b>		\$ 329.66
FedX 8/11/2020				73.1
Total Expenses				\$ 402.76

Report Section	Total count	B&W	Color	Count Check
Narrative	48		48	
USPAP Compliance	5	5		
Weinert Direct Testimony	19		19	
Weinert Qualifications	21	21		
Value Summary	25		25	
Cost Approach	33		33	
Income Approach	33		33	
Market Approach	10		10	
Cost Index	54		54	
Depreciation & Obsolescence	17		17	
Iowa Curves	33	33		
PAWC Depreciation Studies	62		62	
Cost of Capital	46		46	
Value Line	22	22		
Valley Financials	96	96		
Pennoni Engineers Assessment	109		109	
PAWC - Valley Purchase Agreement	66	66		
PAWC - AUS Consultants UVE Contract	10	10		
Valley Inspections	8		8	
<b>Totals</b>	<b>717</b>	<b>253</b>	<b>464</b>	<b>717</b>