

**PENNSYLVANIA  
PUBLIC UTILITY COMMISSION  
HARRISBURG, PA 17120**

Public Meeting held July 24, 2025

Commissioners Present:

Stephen M. DeFrank, Chairman  
Kimberly Barrow, Vice Chair  
Kathryn L. Zerfuss  
John F. Coleman, Jr.  
Ralph V. Yanora

Application of Pennsylvania-American Water Company – Wastewater Division for approval of the right to offer, render, furnish and supply wastewater service to the public in an additional portion of Butler Township, Butler County, Pennsylvania

Docket No.  
A-2025-3053990

**ORDER**

**BY THE COMMISSION:**

By the application (Application) filed with the Pennsylvania Public Utility Commission (Commission) on March 17, 2025, Pennsylvania-American Water Company – Wastewater Division (PAWC-WD), Utility Code 230073, seeks a certificate of public convenience pursuant to Section 1102(a)(1)(i) of the Pennsylvania Public Utility Code, 66 Pa.C.S. § 1102(a)(1)(i), evidencing Commission approval of PAWC-WD's right to offer, render, furnish and supply wastewater service to the public in an additional portion of Butler Township, Butler County, Pennsylvania.

**I. AFFECTED ENTITIES AND BACKGROUND**

PAWC-WD is a regulated public utility company, duly organized and existing under the laws of the Commonwealth with a mailing address of 852 Wesley Drive, Mechanicsburg, Pennsylvania 17055. PAWC-WD provides wastewater service to approximately 115,119 customers throughout Pennsylvania, including portions of Butler Township, Butler County. PAWC-WD is a division of Pennsylvania-American Water

Company (PAWC), Utility Code 212285. PAWC provides water service throughout the Commonwealth and is a wholly owned subsidiary of American Water Works Company, Inc.

Belmont Investment Properties, LLC (Builder) is a limited liability company with a mailing address of 75 Dutchtown Road, Butler, Pennsylvania 16002. The Builder requested that PAWC-WD provide public wastewater service to a proposed residential development in Butler Township, Butler County, called The Oaks at Dutchtown (Development). A copy of the Builder's letter to PAWC-WD requesting wastewater service, dated December 23, 2024, was provided in the Application as Exhibit D-1. The Development will include 62 single-family residential lots that will be constructed in two phases, Phase 1 and Phase 2, both containing 31 lots each.

PAWC-WD indicated that wastewater service to the Development was initially to be provided by the Butler Area Sewer Authority (BASA). However, by Commission Order entered November 16, 2023, at Docket No. A-2022-3037047, PAWC-WD was authorized to acquire the BASA wastewater system and to provide wastewater service in BASA's existing service territory. In supplemental information filed with the Commission, PAWC-WD averred it is not affiliated with the Builder. Water service to the requested territory will be provided by PAWC.

PAWC-WD submitted proofs of publication and service to the appropriate entities. Notice of the Application was published in the *Pennsylvania Bulletin*, 55 Pa.B. 2467, on Saturday, March 29, 2025. The protest period ended April 14, 2025. No protests were filed, and no hearings were held.

## **II. LOCATION AND DESCRIPTION OF REQUESTED TERRITORY**

The requested territory is situated in the southeastern portion of Butler Township, Butler County south of Dutchtown Road's intersection with Old Plank Road and includes approximately 18 acres of land along the east side of Dutchtown Road. The requested

territory's western boundary abuts PAWC-WD's existing certificated territory. While the Development includes 62 lots, 15 of the 31 lots in Phase 1 are in PAWC-WD's existing certificated service territory, and the requested territory contains the Development's remaining 47 lots. A map of the requested service territory and a written description of the requested territory's boundaries by bearing angles and distances were included in the Application as Exhibits B-1 and B-2, respectively.

### **III. DESCRIPTION OF FACILITIES FOR FURNISHING SERVICE**

As the Application's Exhibit F, PAWC-WD provided an estimate that listed the planned facilities and costs, by phase and territory certification status. In the portion of Phase 1 that is within PAWC-WD's existing territory, the Builder or its contractor will install 739 linear feet (LF) of eight-inch-diameter sewer main, three manholes, and 15 wye connections. In the portion of Phase 1 that is within the requested territory, 1,049 LF of eight-inch-diameter sewer main, six manholes, and 16 wye connections will be installed. In Phase 2, 1,443 LF of eight-inch-diameter sewer main, seven manholes, and 31 wye connections will be installed. In supplemental information filed with the Commission, PAWC-WD clarified that the sewer main will be made of polyvinyl chloride (PVC) and the company-owned portion of the service laterals will consist of six-inch-diameter PVC pipe. Both Phases are expected to be completed by the end of 2025, and PAWC-WD will begin service upon completion of the two phases and receipt of a certificate of public convenience from the Commission.

Wastewater for the requested territory will be conveyed through PAWC-WD's existing collection system and ultimately treated at PAWC-WD's Butler Township wastewater treatment plant (WWTP). The Butler Township WWTP has a design average monthly flow of 10 million gallons per day (MGD) and a design maximum daily flow of 20 MGD. In 2023, the Butler Township WWTP had an actual average monthly flow of 5.442 MGD and an actual maximum daily flow of 23.585 MGD. According to PAWC, the national pollutant discharge elimination system permit for the Butler Township

WWTP does not define values for permitted average monthly flow and maximum daily flow.

At full buildout, the Development is projected to generate an average hydraulic load of 24,800 gallons per day. In supplemental information filed with the Commission, PAWC-WD indicated that the Development is projected to generate an average organic load of 32 pounds per day. Also, PAWC-WD provided a copy of its 2024 Chapter 94 Municipal Wasteload Management Report (Chapter 94 Report) for the Butler Township WWTP, filed with the Pennsylvania Department of Environmental Protection (DEP). The Chapter 94 Report indicated that the Butler Township WWTP is not hydraulically or organically overloaded, nor is it projected to be hydraulically or organically overloaded in the next five years. Finally, PAWC-WD averred that the Butler wastewater system has sufficient collection, conveyance, and treatment capacity to provide wastewater service to the entire Development at full buildout.

#### **IV. ADDITIONAL CAPITAL REQUIREMENTS**

In the Application, PAWC-WD stated that the Builder will pay for the cost to provide wastewater service to the Development through an agreement with PAWC-WD, and provided an unexecuted copy of its standard Sewer Main Extension Agreement as Exhibit E. As the Application's Exhibit F, PAWC-WD provided a cost breakdown of the wastewater conveyance system that quantified the total estimated cost to be \$170,690. Phase 1 facilities will cost approximately \$94,600, Phase 2 facilities will cost approximately \$69,090, and there will be approximately \$7,000 in inspection, administration, engineering and legal expenses.

#### **V. PROPOSED RATES**

In the Application, PAWC-WD indicated that it will charge its existing Rate Zone 1 rates for wastewater service within the requested territory, as set forth in its effective wastewater tariff. PAWC-WD estimated the annual revenue for providing service to the

Development to be \$81,508 and estimated total annual expenses to be \$16,823 which would result in an estimated net income of \$64,685 at full buildout.

## **VI. PERMITS, EASEMENTS, AND RIGHTS-OF-WAY REQUIRED**

According to PAWC-WD, all company-owned and maintained wastewater mains and service laterals will be within the Butler Township rights-of-way or the easements depicted on the Development's land development plan, which was provided as the Application's Exhibit D-2. In supplemental information filed with the Commission, PAWC-WD indicated that no permits will be required to install the collection system.

## **VII. ACT 537 SEWAGE FACILITIES PLAN AND LAND-USE PLANNING COMPLIANCE**

The Application's Exhibit G included a copy of a letter from DEP, dated April 3, 2024, that indicated DEP approved an exemption from the requirement to provide a revised sewage facilities planning module for the Development.

PAWC-WD provided a copy of a letter in the Application's Exhibit M, dated October 22, 2024, from Butler Township which indicated that its Board of Commissioners granted final approval of Phase 1. In supplemental information filed with the Commission, PAWC-WD provided evidence of Butler Township's preliminary approval of Phase 2. PAWC-WD also provided a copy of a letter, dated January 18, 2024, that indicated the Butler County Planning Commission received the plan for the Development and did not have any comments or derogatory remarks. PAWC-WD averred that the Application meets all the applicable requirements of any officially adopted comprehensive plans and applicable zoning designations of Butler Township and Butler County.

## VIII. OTHER CONSIDERATIONS

In the Application, PAWC-WD averred that, to the best of its knowledge, no corporation, partnership or individual is currently furnishing or has corporate or franchise rights to furnish service like that to be rendered by PAWC-WD in the requested territory, and no competitive condition will be created. PAWC-WD indicated that Application approval is in the public interest because there is a need for public wastewater service, as evidenced by a request for service, and PAWC-WD is fit to provide service. In supplemental information filed with the Commission, PAWC-WD averred that Application approval will allow PAWC-WD to divide its operating costs among more customers and keep rates lower for all PAWC-WD customers. Finally, PAWC-WD has no outstanding fines or assessments due to the Commission and is current with Commission reporting requirements.

## IX. CONCLUSION

Based upon the facts that there is a need to make public wastewater service available within the requested territory; that PAWC-WD will expand its service territory to new customers in compliance with Commission regulations; and that PAWC-WD is fit to provide service, the Commission finds that granting approval of PAWC-WD's Application is necessary or proper for the service, accommodation, convenience or safety of the public and is in the public interest; **THEREFORE,**

**IT IS ORDERED:**

1. That the Application of Pennsylvania-American Water Company - Wastewater Division at Docket No. A-2025-3053990, is hereby approved.

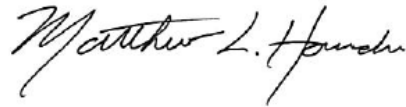
2. That a Certificate of Public Convenience shall be issued pursuant to Section 1102(a)(1) of the Pennsylvania Public Utility Code, 66 Pa.C.S. § 1102(a)(1)(i), authorizing Pennsylvania-American Water Company - Wastewater Division to begin to offer, render, furnish, and supply wastewater service to the public in an additional portion of Butler Township, Butler County, consistent with this Order.

3. That nothing herein shall be construed as an approval or determination of costs or expenses for the purposes of just or reasonable rates or to exempt Pennsylvania-American Water Company - Wastewater Division from obtaining all necessary permits, licenses, and approvals from other federal, state, and local government agencies having jurisdiction.

4. That a copy of this Order be served upon Pennsylvania-American Water Company - Wastewater Division, the Commission's Bureau of Investigation and Enforcement, the Office of Consumer Advocate, the Office of Small Business Advocate, the Butler Township Board of Commissioners, the Butler Township Planning Commission, the Butler County Commissioners, the Butler County Planning Commission, and the Pennsylvania Department of Environmental Protection – Northwest Regional Office and its Bureau of Regulatory Counsel.

5. That upon the issuance of the Certificate of Public Convenience in accordance with Ordering Paragraph 2, the proceeding at Docket No. A-2025-3053990 be closed.

**BY THE COMMISSION,**

A handwritten signature in black ink that reads "Matthew L. Homsher". The signature is written in a cursive style with a large initial 'M'.

Matthew L. Homsher  
Secretary

(SEAL)

ORDER ADOPTED: July 24, 2025

ORDER ENTERED: July 24, 2025