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City of St. Peters

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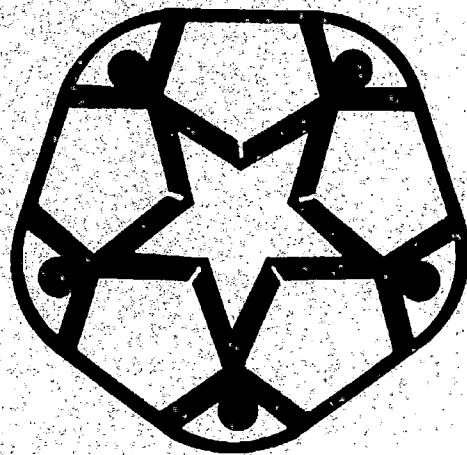
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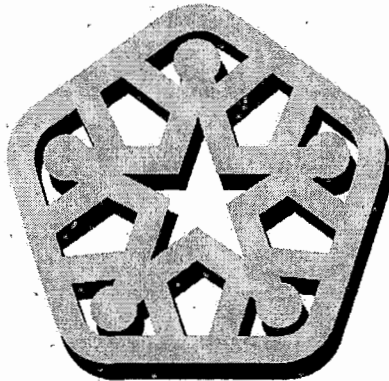
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CITY OF ST. PETERS, MISSOURI

*Comprehensive Annual Financial Report
Fiscal year ended September 30, 2001*



CITY OF ST. PETERS, MISSOURI
COMPREHENSIVE ANNUAL FINANCIAL REPORT
FISCAL YEAR ENDED SEPTEMBER 30, 2001



Report issued by the Office of Administration

*Timothy M. Wilkinson, CPA
Assistant City Administrator*

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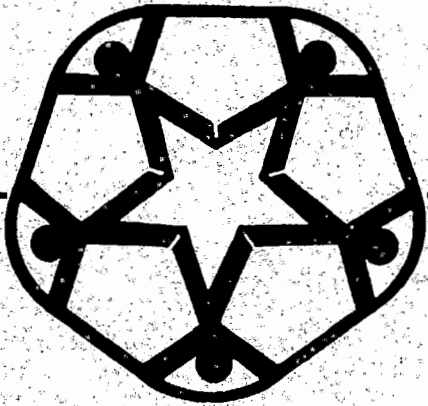
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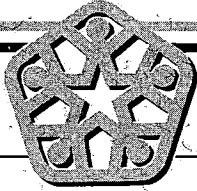
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Part I - Introductory Section



December 14, 2001

To the Citizens of the City of St. Peters, Missouri:

The comprehensive annual financial report of the City of St. Peters, Missouri (City) for the fiscal year ended September 30, 2001 is hereby submitted. Responsibility for both the accuracy of the data, and the completeness and fairness of the presentation, including all disclosures, rests with the City. To the best of our knowledge and belief, the enclosed data are accurate in all material respects and are reported in a manner designed to present fairly the financial position and results of operations of the various funds and account groups of the City. All disclosures necessary to enable the reader to gain an understanding of the City's financial activities have been included.

The comprehensive annual financial report is presented in three sections: introductory, financial, and statistical. The introductory section includes this transmittal letter, the City's organizational chart, and a list of principal City officials. The financial section includes the independent auditors' report on the general purpose financial statements, the combining and individual fund and individual account group financial statements and schedules, and supplementary data. The statistical section includes selected financial and demographic information generally presented on a multiyear basis.

This report includes all funds and account groups of the City. The City provides a full range of services that include police protection; water and sanitary sewer service; residential trash collection; construction and maintenance of streets and infrastructure; planning, zoning and code enforcement; health; recreational activities; and cultural events. This report also includes the financial statements of the City of St. Peters Natatorium Foundation, a separate not-for-profit corporation established to support the City's recreational complex. In addition, this report includes the financial statements of the City of St. Peters Public Improvement Corporation (the PIC), a separate not-for-profit corporation, established to finance capital projects of the City. Both the City of St. Peters Public Improvement Corporation and the City of St. Peters Natatorium Foundation are reported as component units of the City and blended as a separate enterprise fund and an expendable trust fund, respectively.

ECONOMIC CONDITION AND OUTLOOK

During fiscal year 2001, the City experienced a resurgence in economic development allowing the City to retain a property tax rate of 90 cents per hundred dollars of valuation (sixty-four cents in the General Fund and twenty-six cents in the Debt Service Fund) without cutting any City services. The assessed valuation for the City of St. Peters continued to increase and is estimated at \$732,958,000 for the 2001 calendar year.

The population of St. Peters is younger than that of the nation. The median age of the population in 2000 was 34.2 years compared to 35.3 for the nation. Approximately 37.3% of the population were under the age of 25 years, while the older adults, 65 years and above, comprised 7.8% of the population.

According to statistics from the United States Bureau of Census, in 1990, St. Peters' residents over the age of 3 enrolled in school totaled 13,995. The percentage of the City's adult population which graduated from high school was 89.8% and 25.5% of the population obtained a bachelor's degree or higher degree. This compares favorably to the State of Missouri which had a population graduated from high school of 73.9% and a population obtaining a bachelor's degree or higher of 17.8%.

As has been the trend for more than a decade, the City's economy continues to diversify with modern housing, numerous commercial enterprises, several shopping centers, support services, and some industries. Commercial growth is attributable to the City's transportation network, central location in the United States, and expanding resources of labor and materials.

The City currently has approximately 2,000 businesses including several major shopping corridors in St. Peters. The City serves as a shopping hub to surrounding communities located throughout St. Charles County. The City's retail service area encompasses an estimated 30-mile radius with a population of approximately 350,000 in the 10-mile radius immediately surrounding the City. The largest shopping center in St. Peters, Mid Rivers Mall (the "Mall"), is also the largest shopping center in St. Charles County. The Mall opened in 1987. Four major department stores anchor the Mall which has approximately 162 shops including a food court, restaurants, and a multi-screen theater. About 100,000 square feet was added to the Mall with the completion of the 14 screen Wehrenberg's Cinema and the Famous Barr expansion. The additions pushed the Mall size to over 1 million square feet. A new 45,000 square foot Best Buy and a Chili's restaurant were constructed on the Mall's out-parcels.

During fiscal year 2001, residential and commercial building permits were issued with estimated construction values of \$49,161,645 and \$24,923,011, respectively. The City has seen a strong rejuvenation in the residential arena, with 823 building permits issued during the year. During the year, the City had over 6,700 square feet of industrial space under construction, with an estimated value of \$290,000. Also during the year, 142,000 square feet of retail and commercial space, with a value of approximately \$10 million, and over 97,000 square feet of office space, with an estimated value of \$6.9 million, was either added or re-occupied. In addition, approximately \$4.6 million was invested in church, educational, hospital and government facilities resulting in approximately 36,000 square feet of new space.

The economy of St. Peters has flourished even during periods of recession as evidenced by historical increases in assessed valuation, retail sales, and new construction. However, as a suburban community, which is a part of a larger metropolitan area, the City's continued growth can be affected by economic events occurring outside its corporate limits. The City has striven to manage its dramatic growth. Future opportunities will be carefully and conservatively evaluated as the City continues to actively seek new development.

In December 1999, a new 1,640-acre Tax Incremental Financing (T.I.F.) district was created North of Interstate 70 along the Highway 370 corridor. The land is currently agricultural and subject to flooding by the Mississippi River. The plan calls for

construction of a levee that will flood protect the area and allow for commercial, retail, and office development. On April 4, 2000, St. Peters' voters approved a \$35 million general obligation bond issue to purchase land in the T.I.F. district and construct a levee. During a previous fiscal year the City issued \$10,000,000 of these bonds to purchase land in the area at pre-development agricultural values. To date, the City has purchased approximately 1,350 acres. The expected assessed valuation of the area after full redevelopment is estimated at \$106,436,000. The City has contracted with an engineering firm to develop a detail design of the levee and contracted with a land use consultant to plan development of the area.

MAJOR INITIATIVES

Information Systems

During fiscal year 2001, the City introduced e-Government to the community in conjunction with the development of a new web site. The web site was designed to provide timely news and information to area residents and to become a relied upon communication tool between the city and those residents who require city services. Some of the more prominent features currently available on the web site include: Aldermanic meeting schedules, agendas and minutes; access and search capability of the City Code; full viewing and download access to the Leisure Line and Upfront publications; and ability to search and view geographic information about our community and properties within. Online forms are also conveniently available for residents requesting specific services of city departments during or after hours.

In addition, during fiscal year 2001 the City finished the conversion of utility billing, business licensing, and resident concern tracking systems to a more efficient, easy to use software that works in a Microsoft Windows environment. In the future, the City plans to extract key information from these systems into a centralized data repository to assist in daily management decisions as well as long range planning projects.

In the upcoming year we plan to continue enhancing e-Government to include parks and facility availability searches, as well as reservation and on-line payment processing for recreational leagues and programs. We also plan to enhance our website allowing residents the ability to: initiate and track resident concerns; view status of city water, sewer, and trash bills and make on-line payments for these services; and pay Municipal Court fines.

Water Works/Sanitary Sewer Operations

The City has two sources of water supply. The first is a 6 million-gallon per day treatment plant that is supplied by a well system. The second source of water is the City of St. Louis Howard Bend Water Treatment Plant. Several years ago, the City and the City of St. Charles, Missouri formed a joint venture to build a pipeline to the Howard Bend plant. The City has a long-term agreement with St. Louis that provides for a supply of up to 9.858 million gallons of potable water per day. The City has been able to balance the use of these two sources of water such that energy costs associated with water production and distribution are minimized.

During fiscal year 2001, the City continued to expand the water and sanitary sewer system. City crews constructed approximately 7,500 lineal feet water main. This construction was necessary to allow the City to serve its expanding service area and to upgrade the existing distribution system. During the year over 1,500 water meters

and touch pads were installed or replaced under a plan to convert to an automated meter reading system. The system provides for meters to be read via a touch pad installed near the house or on top of the meter well. This remote read is digital and ensures greater accuracy. The system includes hand-held computer reading units and route manager software. The system can be modified in the future to deliver readings through radio, cable, or phone lines.

In 2001 the City continued building the database for the Sanitary Sewer Management System (SSMS). Approximately 17,000 feet of sanitary sewer mains were inspected with closed circuit TV equipment to assess physical condition and identify inflow/infiltration sources and blockages. This information was incorporated into the SSMS database and 10 sewer repair projects were identified and executed.

The SSMS will enhance the capability of the Public Works engineering and operation staff to prioritize sewer maintenance, repair, and replacement projects. This will allow the City to move from a reactive maintenance mode to a proactive maintenance system, which will reduce the future number of sewer back-ups and service interruptions.

During fiscal year 2001, the City completed the design of a new Water Plant Control System, design of a new Brown Road Sanitary Pump Station, and the development of a wastewater biosolids/yard waste composting operation. Development of the wastewater biosolids program included the purchase of farm property that is utilized for the land application of biosolids and lime. The fields consist of cropland for the production of various agricultural products.

The new computerized water plant control system will replace a 20-year old system that is obsolete and is manually operated. The new system will allow operators and supervisors to control and monitor the water plant operations from desktop computers. They will also be able to monitor and control operations at the remote wells, pump stations, and water storage tanks via radio and telephone communications. Sensors and programmable logic controllers will increase automation of the water production process. This project will be completed in 2002.

Design was completed on the Brown Road Sanitary Pump Station located in Brown Road Park. This project will upgrade the existing 20-year old pump station at the site to provide more reliability, reduce odors, and eliminate sewer backups in the area. This project is scheduled to be completed in 2002.

In 2001, the City successfully processed a mixture of wastewater biosolids and yard waste to produce a Class A compost product that can be marketed. The City anticipates processing approximately 12,000 cubic yards of yard waste and 6,000 wet tons of biosolids annually with the goal of marketing the product to produce revenue that will offset operating costs.

Solid Waste Management

Since 1990, the City began providing residential trash collection. This comprehensive service includes curbside trash and recycling collection twice per week, yard waste collection one time per week, and bulk pickup service. The yard waste that is collected is disposed of at the City's composting facility. During fiscal year 2000, the City expanded service to include multi-family and commercial collections. By September 2001 total customers included 15,000 single family homes, 3,100 muti-family homes and 300 commercial clients.

Fiscal year 2001 was the forth full year for operations at the municipal waste Central Material Processing Facility (CMPF) and transfer station that became operational in April 1997. City collected residential trash is delivered to the CMPF for separation of material that can be either recycled or composted. The residual trash is then hauled to a landfill. The facility operates in conjunction with a "bluebag" collection system. City residents dispose of recyclables in blue bags, which are placed in their trash containers with other garbage. The blue bags and loose cardboard are separated from the other trash at the CMPF, and the recyclables are sorted on various conveyor systems within the facility. Operation of the CMPF has enabled the City to achieve a 40% reduction goal of residential waste to landfills, as legislated by the State of Missouri. Eleven different commodities are processed and recycled at the plant. Approximately 11,850 bales and approximately 18.5 million lbs. of material were recycled during the year, a 2% and 3% increase, respectively, from the previous fiscal year.

The year 2001 marked the continuation of our recycling promotion program featuring a recycling contest, signage and promotion, and a mascot. A U.S. Conference of Mayors Livability Award recognized this promotion program during fiscal year 2001.

Health

The City moved kennel operations to the new St Charles County Pet Adoption Center in December 1999, where the City leases kennel space and has an office for City personnel. The high profile of the new adoption center has significantly increased adoptions. The Pet Adoption Center reached a record number of approximately 2,170 adoptions in the second year, a 13% increase. Euthanasia during this time period decreased 31%.

Public Works

During fiscal year 2001, the City continued its program to repair and maintain existing roadways within the City limits. Over 100,000 square yards of asphalt streets were repaired by milling off the old asphalt surface and applying a new overlay. In addition, the City replaced 30,000 square yards of concrete streets and replaced over 20,000 lineal feet of concrete curbing. This effort is facilitated by a computerized pavement maintenance management system that is linked to the City's GIS system. This method prioritizes street repair projects by objective measures using a pavement distress rating system. The City utilizes software programs that assist in performance curve cost-analysis. This helps the City decide when and where to concentrate maintenance dollars to extend the life and improve quality of our streets.

Construction Management

FY 2001 included several significant construction projects and right-of-way acquisition tasks. The Old Town Levee was completed and was dedicated in June 2001. Work began on replacement of a major sanitary sewer transmission main along Spencer Creek.

Roadway construction included: Mexico Road, Steiert to Salt Lick & Dardenne Creek to Pioneer Drive; completion of Woodstone Drive and commencement of Central School Road, Kisker to Hwy 94.

Right-of-way acquisition for Central School Road, Kisker to Hwy 94, and Mexico Road, Dardenne Creek to Pioneer & Steiert to Salt Lick, were completed. Right-of-way was also acquired for the Mid-Rivers Mall Drive/Mexico Road intersection

improvement project. All three projects are planned for construction in fiscal year 2002.

Right-of-way acquisition continued for future road projects such as Ehlmann Road; Harvester Road; Mexico Road, Salt Lick to Sunny Hills & Sunny Hills to West Sunny Hills; Spencer Road Willott to Mexico; Thoele/McClay intersection and Woodstone at Hwy 94.

Municipal Police Services

Fiscal year 2001 saw continuation of the Department's core community service programs enhancing the relationship between the Police Department and our residents.

The National Night Out Against Crime remains popular with many of our neighborhood watch groups. The Junior Police Academy pilot program was a great success and is now a permanent part of our academy-based programs. We offer the Citizens' Police Academy each spring and the Junior Police Academy for young people between the ages of 14 and 19 in the fall.

The Police Department successfully completed the upgrade of our record management and computer aided dispatching software and deployed twenty-five mobile laptop computers in the patrol cars, enabling remote access to local, state, and federal criminal information systems. We look forward to continuing progress in information management and communications.

Recreation Activities

The REC-PLEX continues to be the recreation hub for St. Charles County. This multi-purpose recreation complex includes: an olympic caliber 50-meter competition pool and diving tank; an indoor recreational pool; an indoor ice rink; a gymnasium with an elevated running track; and many other assorted recreation components. When the facility initially opened, the City was in the national spotlight, as the aquatic events of the 1994 U.S. Olympic Festival and the Alamo World Diving trials were held at the REC-PLEX in July and August of 1994. Thousands of sports fans flocked to the REC-PLEX to see America's top athletes in action. Since that time, the focus of activity has been on the everyday recreation enjoyment of area residents. In excess of 1,250,000 people visited the REC-PLEX this year and enjoyed the numerous recreation alternatives the facility offers. The facility was also the venue for numerous swimming, diving, skating, and ice hockey competitions.

Construction of the REC-PLEX was originally funded by a combination of private corporate donations and a portion of the proceeds from a \$16,000,000 general obligation (G.O.) bond issue issued in February 1993. Major St. Louis corporations had a strong desire to construct world class competitive swimming and diving facilities in the St. Louis metropolitan area. To that end, these corporations donated approximately \$4,500,000 toward the REC-PLEX project. An additional \$1,000,000 was pledged by local businesses and individuals. Approximately \$2,000,000 of these donations were deposited in a permanent endowment fund, the City of St. Peters' Natatorium Foundation, the earnings of which will be used to defray operating expenses of the facility.

The G. O. bonds are linked to a 581-acre Tax Increment Financing (TIF) District that includes the REC-PLEX site. As this economic development district develops, the incremental tax revenue generated by this development will be used to satisfy debt service on the general obligation bonds. To the extent that these incremental revenues

are not available, the bonds will be supported as typical G. O. bonds:

During fiscal year 2001 the REC-PLEX again hosted the Missouri State High School Boys and Girls Swim Championships, Speedo International Water Polo Tournament, ISI District Figure Skating Championships, two Youth Hockey Tournaments, and five Ozark Age Group Swim Meets. In addition, the REC-PLEX hosted two Ice Skating Shows, GAC Boys and Girls Swim Meet, Gateway Diving Cup, Zone Diving Championships, St. Louis University Invitational, Ellis and Associates Regional Lifeguard Competition, Missouri Water Polo Championship Tournaments and the Gators Water Polo Tournament. The facility also offered for the first time the St. Louis Times Senior Citizen Fun Festival. The Missouri River Otters Hockey Club continued to use the facility for practice.

Parks

The Parks Department once again had a productive year in 2001. New playground equipment was installed at Laurel Park, Spencer Creek Park and Woodlands Sports Park. Ball field lighting was added to two fields at Woodlands Sports Park as well as replacement lights at Old Town Park and Brown Road. Horstmeier Trail and the trail extension to Laurel Park were completed. The trail on the east side of Sports Center Park was widened and a parking lot was added. The outdoor pools at Nob Hill and Golf and at the Golf and Recreation Center were renovated. A small pavilion appropriate for birthday parties and small family picnics was added at Oak Creek Park.

We were again awarded Tree City USA by the National Arbor Day Foundation and received our second consecutive Tree City USA Growth Award. We were also awarded the 2001 Gold Leaf Award from the Midwestern Chapter of the International Society of Arborists for our efforts in tree planting as required by our Tree and Landscape Ordinance. The department added 173 new trees along city streets and worked with volunteer groups on two reforestation projects, planting thousands of tree seedlings along the new Laurel Park Trail. The renovation projects at Huntleigh Retention Basin, gazebo area at Laurel Park and green space around the Community and Arts Center were completed this year as well as the enhancement of the Highway 370 pond.

Ranger Enforcement Division

Fiscal year 2001 was an outstanding year. The Ranger Division continued the partnership with the residents and general park users by expanding its role of customer service to the public. Rangers have a visible presence in the parks and assist in such things as overseeing the lighting of the fields.

The Ranger Mounted Patrol entered its fourth year. The unit provides educational and community programming to the residents, including Francis Howell and Fort Zumwalt school districts by demonstrations, and participating in Career Days at local schools. The Ranger Division expanded its Park Watcher program to include the expanded trail system from Jungerman Road through the Barkwoods Trail subdivision into Laurel Park.

The Ranger Division along with the Park Watchers provide a safe and secure trail system for the residents of the City of St. Peters. The Rangers continue to interact with the young people of the community by holding the popular Kite Extravaganza, Day and Night fishing derbies, Bike safety rodeo, Concerts in the Park, and Hunter Education programs. For the second straight year the Rangers have been able to allow the

residents and guests to ride at the Brown Road BMX track two evenings a week at no cost to the resident.

Community and Arts Center

During fiscal year 2001, the City acquired a new 10,000 square foot facility for art and community activities. Prior to this year, cultural art activities were held at the old City Hall building. The new facility features expanded exhibition space, spacious classrooms, a piano lab, a voice lab, a raised stage area, along with a clay lab and outdoor storage. Parking has increased to 145 spaces with safe access to two major roads.

The Center hosted nearly 100 performances from our Community Theater, piano and voice recitals, poetry readings, concerts and demonstrations. Over fifty different visual art exhibits were displayed, from watercolors, to school shows, to wood working, with an average of more than 6,000 works each year. Our outreach into the community continues working with home school groups, local school districts and active senior centers. Our reach into the St. Louis area with the St. Louis Watercolor Society Annual Show and the St. Louis Magic Guild has afforded our residents unusual and impressive visual exhibitions. It has been a productive quality of life year with the Community and Arts Center as part of the community focus.

FINANCIAL INFORMATION

Management of the City is responsible for establishing and maintaining an internal control structure designed to ensure that the assets of the City are protected from loss, theft, or misuse and to ensure that adequate accounting data are compiled to allow for the preparation of financial statements in conformity with generally accepted accounting principles. The internal control structure is designed to provide reasonable, but not absolute, assurance that these objectives are met. The concept of reasonable assurance recognizes that: (1) the cost of a control should not exceed the benefits likely to be derived; and (2) the valuation of costs and benefits requires estimates and judgments by management.

Budgetary Controls

In addition, the City maintains budgetary controls. The objective of these budgetary controls is to ensure compliance with legal provisions embodied in the annual appropriated budget approved by the City's Board of Aldermen. Activities of the general fund, special revenue funds, debt service fund, and enterprise activities are included in the annual appropriated budget. Project-length financial plans are adopted for the capital projects funds. The level of budgetary control (that is, the level at which expenditures cannot legally exceed the appropriated amount) is established at the individual fund level.

The City also maintains an encumbrance accounting system as one technique of accomplishing budgetary control. Encumbered amounts do not lapse at year-end. All encumbrances are supported by either a purchase order or a contract.

As demonstrated by the statements and schedules included in the financial section of this report, the City continues to meet its responsibility for sound financial management.

General Governmental Functions

The following schedule presents a budget basis summary of general fund, special revenue funds, and debt service fund revenues, expressed in thousands, for the fiscal year ended September 30, 2001, and the amount and percentage of increases and decreases in relation to prior year revenues.

<u>Resources</u>	<u>Amount</u>	<u>Percent of Total</u>	<u>Increase (Decrease) From 2000</u>	<u>Percent of Increase (Decrease)</u>
Taxes	\$27,101	67.84%	\$1,575	6.17%
Licenses and Permits	926	2.32%	283	44.01%
Interest	1,056	2.64%	(246)	(18.89)%
Intergovernmental	5,763	14.43%	891	18.29%
Fines and Forfeitures	982	2.46%	13	1.34%
Charges for Services	3,294	8.24%	(102)	(3)%
Miscellaneous	829	2.07%	(177)	(17.59)%
Total	<u>\$39,951</u>	<u>100.00%</u>	<u>\$2,237</u>	

The most significant revenue source for general governmental functions is taxes. Historically tax revenues included a combination of four distinct resources: sales tax, property tax, utility franchise taxes, and the cigarette tax. Table 3 in the statistical section of this Comprehensive Annual Financial Report details a 10-year history of these revenues. The \$1,575 million increase in these revenues is primarily due to an increase in three of these areas. Sales tax increased by \$791,000 due to strong sales within the City of St. Peters and a new Local Park and Storm Water Sales Tax that was approved by voters in fiscal year 2001. Property tax increased by \$264,500 due to the increase in valuation of property within the City. In addition, utility franchise taxes increased by \$527,000. This is due primarily to an increase in natural gas prices during fiscal year 2001 and a mid-year increase in the franchise percentage the City receives for cable television.

Interest revenue in fiscal year 2001 decreased approximately \$246,000 from the prior year. This is due primarily to the decrease in interest earned as a result of lower fund balances and a significant decrease in the interest rate. During fiscal year 2001, returns on the normal investments ranged from a low of 3.29% to a high of 6.58%.

Intergovernmental revenues in fiscal year 2001 were approximately \$5.8 million. The most significant of these revenues were state motor vehicles fuel taxes and fees totaling approximately \$1.7 million, St. Charles County road and bridge taxes totaling approximately \$849,000, and approximately \$2,600,000 from the Federal Government and St. Charles County for new road construction. The increase from the prior year is primarily due to an increase in construction projects funded by grants.

The \$102,000 decrease in charges for services is primarily due to revenue related to the Recreation Fund. The program revenue decreased for the aquatics and other recreation programs by a total of \$124,000. These decreases are offset by increased revenue related to our General Recreation and Outdoor Recreation programs.

The \$177,000 decrease in miscellaneous revenue relates in part to the sale of land in the prior fiscal year that resulted in higher than normal revenues. In addition, the Recreation Fund received \$135,000 less in contributions from the Natatorium Foundation during fiscal year 2001. Offsetting these decreases was an additional \$96,000 from Surplus PILOTS in fiscal year 2001.

The following schedule presents a summary of general fund, special revenue funds, and debt service fund budget basis expenditures, expressed in thousands, for the fiscal year ended September 30, 2001, and the percentage of increases and decreases in relation to prior year amounts.

<u>Expenditures</u>	<u>Amount</u>	<u>Percent of Total</u>	<u>Increase (Decrease) From 2000</u>	<u>Percent of Increase (Decrease)</u>
General Government	\$2,888	6.54%	\$1,149	9.21%
Administration	4,837	10.96%	464	10.61%
Police	8,076	18.30%	738	10.06%
Municipal Court	245	0.56%	28	12.90%
Public Works	5,841	13.23%	865	17.38%
Engineering	1,815	4.11%	153	9.21%
Maintenance	706	1.60%	46	6.97%
Health	517	1.17%	63	13.88%
Parks and Recreation	7,502	17.00%	(106)	(1.39)%
Community Relations	730	1.65%	(37)	(4.82)%
Cultural/Civic Affairs	251	0.57%	(58)	(18.77)%
Street Improvements	7,914	17.93%	3,366	74.01%
Debt Service	<u>2,816</u>	<u>6.38%</u>	<u>463</u>	<u>19.68%</u>
Total	<u>\$44,138</u>	<u>100.00%</u>	<u>\$7,134</u>	

General Government expenditures increased by approximately \$1,149,000 during 2001. This increase is related to the purchase and renovation of a new Community Arts Center that cost approximately \$1,300,000 and approximately \$368,000 from the Tax Increment Financing Funds related to the disbursement of Surplus PILOTS. These increases are offset by a prior year expense of \$580,000 for the purchase of land from the Transportation Trust Fund. In addition, a new fund that provides assistance for low to moderate-income residents was established. This new fund expended \$79,000 of grant money received by the U.S. Department of Housing and Urban Development.

Administration expenditures increased by approximately \$464,000 during fiscal year 2001. Approximately \$154,000 is related to staffing needs and there was a \$416,000 increase in capital expenditures from the prior year. In addition, repair and maintenance decreased by approximately \$120,000.

In the Police Department, salaries and fringes increased by \$650,000 which includes pay increases and changes in personnel. An increase in capital expenditures of approximately \$50,000 was primarily due to an increase in funds spent on vehicles to keep the fleet in good working order and provide vehicles to accommodate any increase in officers.

Public works expenditures had a net increase of approximately \$865,000. The City spent a total of approximately \$1,730,000 on street repairs in fiscal year 2001 resulting in an increase of approximately \$187,000 from fiscal year 2000. Repair and maintenance of storm sewers and traffic signals increased \$190,000 and 47,000, respectively. In addition, salary and fringe expenditures increased by approximately \$173,000 due to salary increases and changes in personnel. Capital expenditures increased by approximately \$220,000 and insurance expense increased \$91,000 from fiscal year 2000.

Engineering Expenditures increased by \$153,000. This is due to salaries and fringe expense for pay increases and any changes in personnel.

The net decrease for parks and recreation expenditures totaled approximately \$106,000. Salaries and fringe increased by \$185,000 due to pay increases and any changes in personnel. Repair and maintenance increased by \$75,000. These increases were offset by a decrease in capital expense of \$365,000.

Significant new road construction continued in fiscal year 2001. Approximately \$7,914,000 was spent on new construction in fiscal year 2001. Major projects included Mexico Road, Steiert to Salt Lick & Dardenne Creek to Pioneer Drive, completion of Woodstone Drive, and right-of-way acquisition and home demolitions along Spencer Road. In addition, right-of-way acquisition for the Mid-Rivers Mall Drive/Mexico Road intersection improvement project was completed.

Fund Balance

On a budget basis, the fund balances of the general, special revenue, and debt service funds remained strong in fiscal year 2001. These fund balances are necessary for implementation of the long-range plan of the City. For instance, in the special revenue Transportation Trust Fund, several major road construction projects are planned for the next several fiscal years. In the General Fund, these accumulated funds will aid in meeting the demand for City services and provide funding for additional capital projects. Sound financial planning has allowed the City to keep pace with community needs while maintaining a strong financial position.

Enterprise Operations

The City's enterprise operations are comprised of four separate and distinct funds: the combined Waterworks/Sanitary Sewer Fund; the Solid Waste Fund; the City of St. Peters Public Improvement Corporation (the PIC); and the Central Materials Processing Facility (CMPF).

The PIC was established in 1990 to finance capital projects of the City. During fiscal year 1998, the PIC issued \$5,000,000 of leasehold revenue bonds of which \$4,360,000 was outstanding at September 30, 2001. Proceeds of these bonds were used to expand the police station, enclose the outdoor in-line rink for use as an ice rink in the winter, and construct renovations to the City Hall building. These revenue bonds do not constitute legal debt or liability for the City and do not constitute indebtedness within the meaning of any constitutional or statutory debt limitation or restriction. Concurrent with the issuance of these bonds, the City entered into a lease agreement whereby the assets acquired or constructed by the PIC will be leased to the City. The lease terminates each September 30, and can be renewed for a period of twenty years. At the end of the twenty-year period, these assets become the property of the City. Rental payments by the City are to be sufficient at all times to pay, when due, the principal, redemption premium, if any, and interest on the 1998 Leasehold Revenue Bonds.

City-provided residential trash collection operated at a deficit in fiscal year 2001. The deficit was covered by a General Fund contribution. Long-range financial plans call for this fund to be self-supporting in the future. Budget basis operating revenues for the solid waste collection operation amounted to \$2,298,066, a 19.2% increase over fiscal year 2000. The cost of collection including capital expenditures and exclusive of depreciation amounted to \$2,590,318, representing an increase of approximately \$64,000 from the previous year. Capital expenditures amounted to approximately

\$171,500, a decrease of approximately \$255,000 over fiscal year 2000, primarily due to the purchase of more collection vehicles during 2000. Salaries and fringe expenditures increased by approximately \$110,000 from the prior year due to pay increases and changes in personnel. In addition, repair and maintenance expense and landfill disposal costs increased by approximately \$96,000 and \$106,000 respectively.

The CMPF Fund operated at a deficit in fiscal year 2001, however was able to maintain a fund balance without receiving a transfer from the General Fund. The CMPF had operating revenues and operating expenses of \$3,184,844 and \$3,302,773, respectively. Future profitability of this facility is dependent on a strong recycled materials market and new programs such as the sale of compost.

The waterworks/sanitary sewer operation maintained its sound financial condition in fiscal year 2001. On a budget basis, total revenues exceeded total expenses (exclusive of capital expenditures and debt service) by approximately \$1.66 million. Operating revenues and expenses increased by 7.5% and 12.7%, respectively. Water revenue and sewer revenue increased approximately \$145,000 and \$108,000, respectively. Salaries and fringe increased by approximately \$200,000 due to pay increases and any personnel changes. Professional services increased by \$194,000 due primarily to a new biosolid/farm program that the City of St. Peters has undertaken. Insurance claims expense increased by \$226,000 due to an increase in sewer back-ups. Water purchased from St. Louis decreased by \$21,000 due to increased production from the City water treatment plant. In addition, capital expenses decreased by \$173,000.

Debt Administration

At September 30, 2001, the City had a number of debt issues outstanding. These issues included \$29,995,000 of general obligation (G.O.) bonds, \$13,859,046 of water/sewer revenue bonds, \$4,284,015 of PIC leasehold revenue bonds, and \$7,470,000 of Tax Increment Financing (TIF) Notes. The City continues to maintain its A1 rating from Moody's Investor Service on general obligation issues.

Under the statutes of the State of Missouri, the City's general obligation bonded debt is limited to no more than 10% of the most recent assessed valuation of the City. At September 30, 2001, the City was well within this limit with a legal debt margin of \$39,247,028. This does not include an additional debt limit of 10% of assessed valuation available for street, waterworks, or electric plant improvements. This additional debt margin amounted to \$67,522,711 at September 30, 2001.

Cash Management

Cash on hand during the year was invested in demand deposits, savings accounts, certificates of deposit, and obligations of the U.S. Treasury. The City's investment policy is to minimize credit and market risks while maintaining a competitive yield on its portfolio. Most City investments are in instruments that have a maturity of less than one year. This is necessary because surplus funds must be available for the next fiscal year should the Board of Aldermen decide to appropriate these monies. All City deposits and investments are either insured by federal depository insurance, collateralized, or held by the counterparty's trust department or agent in the City's name. Acceptable collateral are obligations of the U. S. Treasury, U. S. government agencies, State of Missouri, and local governments in Missouri with populations greater than 400,000. The City's primary investment risk is Reinvestment Risk". This is the risk that the City's short-term investments may be reinvested at lower yields upon maturity.

Risk Management

Since July 1998 the City has had self-insurance for its general liability, property and workmen's compensation claims. The self-insurance program is administered through a structured program involving a major broker and third party claims administrator. Losses are limited through the purchase of umbrella insurance policies, which limit losses at the individual claim level and at an annual aggregate of all claims combined for a year. Prior to 1998 the City participated in a self-insurance pool with other Missouri municipalities.

OTHER INFORMATION

Independent Audit

State statutes require an annual audit by independent certified public accountants. The accounting firm of Rubin, Brown, Gornstein, & Company was retained by the City. The independent auditors' report on the general-purpose financial statements and combining and individual fund statements and schedules is included in the financial section of this report.

Certificate of Achievement Award

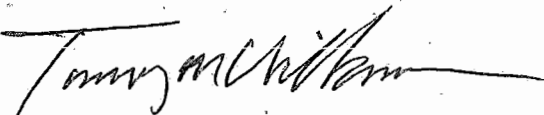
The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City of St. Peters for our Comprehensive Annual Financial Report for the fiscal year ended September 30, 2000. In order to be awarded a Certificate of Achievement, a government unit must publish an easily readable and efficiently organized Comprehensive Annual Report, whose contents conform to program standards. Such reports must satisfy both generally accepted accounting principles and applicable legal requirements. The City of St. Peters has received this prestigious award since 1991. We believe this report continues to conform to the Certificate of Achievement Program requirements. Since the Certificate of Achievement is valid for a period of one year only, we will be submitting this report to the GFOA for their review.

Acknowledgments

The preparation of the Comprehensive Annual Financial Report was made possible by the dedicated service of the entire staff of the Finance Department. Each member of the department and all City employees who supplied information have my sincere appreciation for the contributions made in the preparation of this report.

In closing, without the leadership, interest, and support of the City Administrator, Mayor, and Board of Aldermen, preparation of this report would not have been possible.

Respectfully submitted,



Timothy M. Wilkinson
Assistant City Administrator

City of St. Peters Missouri

Mayor

Thomas W. Brown

Aldermen

Ward I

Terry Hawkins

John "Rocky" Reitmeyer

Ward II

Jerry Hollingsworth

Jeff Morrison

Ward III

Len Pagano

Michelle Stiens

Ward IV

Donald Aytes

Bob Morrison

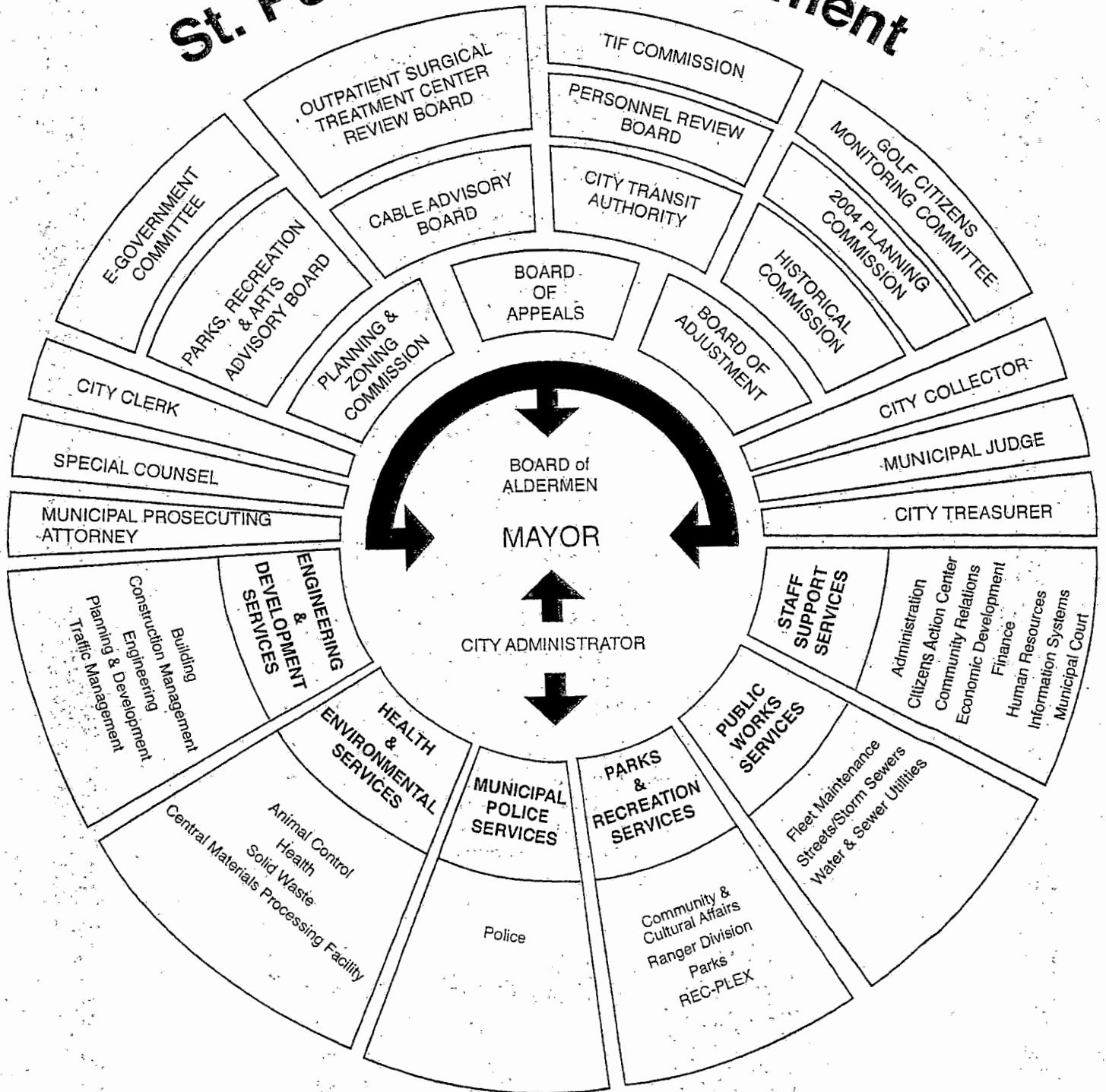
City Administrator

William P. Charnisky

Assistant City Administrator

Timothy M. Wilkinson

Organizational Structure St. Peters City Government



Certificate of Achievement for Excellence in Financial Reporting

Presented to

City of St. Peters,
Missouri

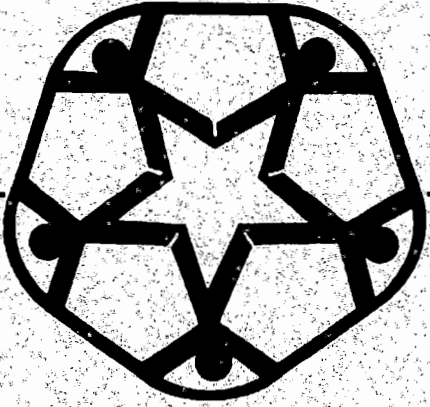
For its Comprehensive Annual
Financial Report
for the Fiscal Year Ended
September 30, 2000

A Certificate of Achievement for Excellence in Financial Reporting is presented by the Government Finance Officers Association of the United States and Canada to government units and public employee retirement systems whose comprehensive annual financial reports (CAFRs) achieve the highest standards in government accounting and financial reporting.



Thomas A. Brown
President

Jeffrey L. Esser
Executive Director



Part II - Financial Section

Independent Auditors' Report

The Honorable Mayor and Members
of the Board of Aldermen
City of St. Peters, Missouri

We have audited the general purpose financial statements of the City of St. Peters, Missouri as of and for the year ended September 30, 2001, as listed in Part II of the accompanying table of contents. These general purpose financial statements are the responsibility of the City's management. Our responsibility is to express an opinion on these general purpose financial statements based on our audit.

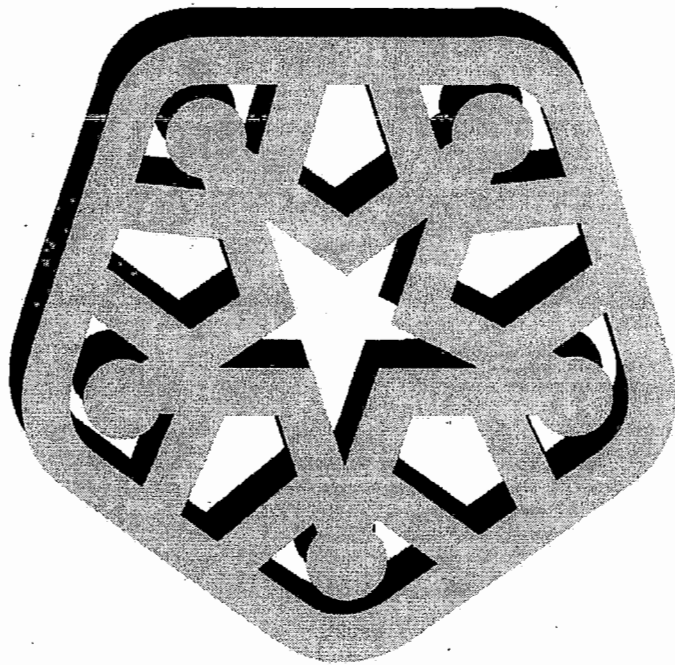
We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the general purpose financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the general purpose financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

As described in Note 1 to the general purpose financial statements, the City has adopted the provision of the Governmental Accounting Standards Board Statement No. 33, *Accounting and Financial Reporting for Nonexchange Transactions*, as of and for the year ended September 30, 2001.

In our opinion, the general purpose financial statements referred to above present fairly, in all material respects, the financial position of the City of St. Peters, Missouri as of September 30, 2001, and the results of its operations and cash flows of its proprietary fund types for the year then ended, in conformity with accounting principles generally accepted in the United States of America.

In accordance with *Government Auditing Standards*, we have also issued a report dated December 14, 2001 on our consideration of the City of St. Peter's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts and grants. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be read in conjunction with this report in considering the results of our audit.

Rubin, Brown, Gornstein & Co. LLP	230 South Bemiston Avenue
Certified Public Accountants / Business Consultants	St. Louis, MO 63105



CITY OF ST. PETERS, MISSOURI

COMBINED BALANCE SHEET - ALL FUND TYPES AND ACCOUNT GROUPS

For The Year Ended September 30, 2001

Page 1 Of 2

	Governmental Fund Types				Proprietary Fund Type Enterprise	Fiduciary	Account Groups		Totals					
	General	Special Revenue	Debt Service	Capital Projects		Trust And Agency	General	General	(Memorandum Only)					
							Fixed Assets	Long-Term Debt	2001	2000				
Assets And Other Debits														
Cash and cash equivalents:														
Held by trustees	\$	—	\$	—	\$	3,191,357	\$	2,594,520	\$	—	\$	5,785,877	\$	8,584,059
Unrestricted	4,941,533	10,174,496	1,720,267	5,885,207	608,736	—	—	—	23,330,239	25,222,324				
Restricted	—	—	—	—	3,903,089	—	—	—	3,903,089	3,861,516				
Investments:														
Restricted	—	—	—	—	182,400	—	—	—	182,400	182,400				
Receivables, net of allowances where applicable:														
Taxes	1,606,624	637,459	45,243	—	—	—	—	—	2,289,326	2,195,397				
Intergovernmental	305,455	2,505,408	—	—	—	—	—	—	2,810,863	2,877,033				
Services	—	—	—	—	1,491,177	—	—	—	1,491,177	1,416,709				
Interest	—	782	—	—	3,579	21,519	—	—	25,880	25,525				
Other	90,398	63,004	—	—	526,994	—	—	—	680,396	1,367,766				
Due from other funds	1,038,032	—	—	—	—	—	—	—	1,038,032	618,895				
Investment in joint venture	—	—	—	—	2,494,091	—	—	—	2,494,091	2,535,430				
Inventory/prepays	919,095	8,990	—	—	73,269	—	—	—	1,001,354	593,082				
Property, plant and equipment, net of accumulated depreciation	—	—	—	—	42,135,165	—	66,379,264	—	108,514,429	104,333,544				
Amount available for retirement of general obligation bonds	—	—	—	—	—	—	—	1,719,317	1,719,317	1,381,538				
Amount to be provided for retirement of general obligation bonds	—	—	—	—	—	—	—	35,745,683	35,745,683	29,823,462				
Total Assets And Other Debits	\$ 8,901,137	\$ 13,390,139	\$ 1,765,510	\$ 5,885,207	\$ 54,609,857	\$ 2,616,039	\$ 66,379,264	\$ 37,465,000	\$ 191,012,153	\$ 185,018,680				

See the accompanying notes to general purpose financial statements.

CITY OF ST. PETERS, MISSOURI

COMBINED BALANCE SHEET - ALL FUND TYPES AND ACCOUNT GROUPS

For The Year Ended September 30, 2001

Page 2 Of 2

	Governmental Fund Types				Proprietary Fund Type Enterprise	Fiduciary Fund Types	Account Groups		Totals	
	General	Special Revenue	Debt Service	Capital Projects		Trust And Agency	General	General	(Memorandum Only)	
							Fixed Assets	Long-Term Debt	2001	2000
Liabilities, Equity And Other Credits										
Liabilities										
Accounts payable	\$ 606,791	\$ 1,089,395	\$ 950	\$ 5,225	\$ 591,934	\$ —	\$ —	\$ —	\$ 2,294,295	\$ 2,187,383
Accrued payroll	744,990	100,049	—	240	134,200	—	—	—	979,479	897,969
Accrued vacation	649,493	69,529	—	—	148,116	—	—	—	867,138	818,755
Accrued interest payable	—	—	—	—	256,843	—	—	—	256,843	280,753
Deposits held for others/guarantee bonds	—	94,573	—	—	80,850	—	—	—	175,423	167,472
Due to other funds	—	85,315	—	—	952,717	—	—	—	1,088,032	618,895
Deferred revenue	124,418	150,813	45,243	—	—	—	—	—	320,474	261,721
Revenue bonds payable	—	—	—	—	17,921,848	—	—	—	17,921,848	18,741,961
General obligation bonds payable	—	—	—	—	—	—	37,465,000	—	37,465,000	31,205,000
Other liabilities	2,052,362	608	—	—	44,942	—	—	—	2,097,912	1,192,780
Total Liabilities	4,178,054	1,590,282	46,193	5,465	20,131,450	—	—	37,465,000	63,416,444	56,372,689
Equity And Other Credits										
Investment in general fixed assets	—	—	—	—	—	—	66,379,264	—	66,379,264	62,048,992
Contributed capital	—	—	—	—	19,026,345	—	—	—	19,026,345	21,021,580
Retained earnings:										
Reserved for revenue bond requirements	—	—	—	—	4,085,489	—	—	—	4,085,489	4,043,916
Unreserved	—	—	—	—	11,366,573	—	—	—	11,366,573	11,466,994
Fund balances:										
Reserved for:										
Encumbrances	1,034,818	3,524,617	—	—	—	—	—	—	4,559,435	3,233,097
Capital improvements	—	378,568	—	—	—	—	—	—	378,568	403,480
Stormwater management	164,763	—	—	—	—	—	—	—	164,763	150,871
Inventory/prepaids	919,095	8,990	—	—	—	—	—	—	928,085	7,138
Spencer Creek land sales	55,411	—	—	—	—	—	—	—	55,411	53,750
Other projects	1,245,398	29,100	—	—	—	—	—	—	1,274,498	1,368,086
Natatorium Foundation	—	—	—	—	—	2,616,039	—	—	2,616,039	3,332,649
Unreserved - undesignated	1,303,598	7,858,582	1,719,317	5,879,742	—	—	—	—	16,761,239	22,515,438
Total Equity And Other Credits	4,723,083	11,799,857	1,719,317	5,879,742	34,478,407	2,616,039	66,379,264	—	127,595,709	128,645,991
Total Liabilities, Equity And Other Credits	\$ 8,901,137	\$ 13,390,139	\$ 1,765,510	\$ 5,885,207	\$ 54,609,857	\$ 2,616,039	\$ 66,379,264	\$ 37,465,000	\$ 191,012,153	\$ 185,018,680

See the accompanying notes to general purpose financial statements.

CITY OF ST. PETERS, MISSOURI

COMBINED STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - ALL GOVERNMENTAL FUND TYPES AND EXPENDABLE TRUST FUND For The Year Ended September 30, 2001

	Governmental Fund Types				Fiduciary Fund Type	Totals (Memorandum Only)	
	General	Special Revenue	Debt Service	Capital Projects	Expendable Trust	2001	2000
Revenues							
Sales tax	\$ 10,187,081	\$ 6,392,648	\$ —	\$ —	\$ —	\$ 16,579,729	\$ 15,787,918
Property tax	4,601,353	1,089,966	1,775,816	—	—	7,467,135	7,190,831
Utility franchise tax	2,828,324	2,489	—	—	—	2,830,813	2,303,857
Cigarette tax	214,221	—	—	—	—	214,221	222,543
Licenses and permits	926,193	—	—	—	—	926,193	643,118
Interest	368,413	593,738	93,704	306,807	101,469	1,464,131	1,509,301
Intergovernmental	3,077,251	2,685,421	—	—	—	5,762,672	4,920,725
Fines and forfeitures	981,851	—	—	—	—	981,851	968,542
Charges for services	237,316	3,056,890	—	—	—	3,294,206	3,396,204
Miscellaneous	371,617	429,296	27,813	—	—	828,726	1,229,760
Total Revenues	23,793,620	14,250,448	1,897,333	306,807	101,469	40,349,677	38,172,799
Expenditures							
Current:							
General government	2,139,269	676,682	—	—	—	2,815,951	1,787,879
Administration	4,542,016	—	—	—	818,079	5,360,095	5,071,723
Police	8,060,593	40,059	—	—	—	8,100,652	7,324,170
Municipal court	245,471	—	—	—	—	245,471	217,096
Public works	2,891,930	2,897,930	—	—	—	5,789,860	4,895,343
Engineering	1,825,392	—	—	—	—	1,825,392	1,660,934
Maintenance	705,693	—	—	—	—	705,693	659,680
Health	516,660	—	—	—	—	516,660	453,638
Parks and recreation	3,719,125	4,118,842	—	—	—	7,837,967	7,710,602
Community relations	749,207	—	—	—	—	749,207	746,064
Cultural and Civic Affairs	250,920	—	—	—	—	250,920	309,276
Capital outlay	—	13,917,869	—	724,094	—	14,641,963	12,121,044
Debt service:							
Principal retirement	—	508,935	701,065	—	—	1,210,000	1,065,000
Interest and fiscal charges	—	747,828	816,479	—	—	1,564,307	1,246,483
Other	—	—	42,010	—	—	42,010	41,216
Total Expenditures	25,646,276	22,908,145	1,559,554	724,094	818,079	51,666,148	45,310,148
Revenues Over (Under) Expenditures	(1,852,656)	(8,657,697)	337,779	(417,287)	(716,610)	(11,306,471)	(7,137,349)
Other Financing Sources (Uses)							
Operating transfers in	—	231,544	—	—	—	231,544	260,135
Operating transfers out	(721,544)	—	—	—	—	(721,544)	(717,426)
Proceeds from General Long Term Debt	—	7,470,000	—	—	—	7,470,000	10,000,000
Total Other Financing Sources (Uses)	(721,544)	7,701,544	—	—	—	6,980,000	9,542,709
Revenues And Other Financing Sources Over (Under) Expenditures And Other Financing Uses	(2,574,200)	(956,153)	337,779	(417,287)	(716,610)	(4,326,471)	2,405,360
Fund Balances							
Beginning of year	7,297,283	12,756,010	1,381,538	6,297,029	3,332,649	31,064,509	28,659,149
End of year	\$ 4,723,083	\$ 11,799,857	\$ 1,719,317	\$ 5,879,742	\$ 2,616,039	\$ 26,738,038	\$ 31,064,509

See the accompanying notes to general purpose financial statements.

CITY OF ST. PETERS, MISSOURI

COMBINED STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - BUDGET BASIS - GENERAL, SPECIAL REVENUE AND DEBT SERVICE FUNDS For The Year Ended September 30, 2001

	General			Special Revenue			Debt Service		
	Revised Budget	Actual	Variance - Favorable (Unfavorable)	Revised Budget	Actual	Variance - Favorable (Unfavorable)	Revised Budget	Actual	Variance - Favorable (Unfavorable)
Revenues									
Sales tax	\$ 10,150,000	\$ 10,187,081	\$ 37,081	\$ 6,994,760	\$ 6,392,648	\$ (602,112)	\$ —	\$ —	\$ —
Property tax	4,555,454	4,607,767	52,313	1,037,500	1,089,966	52,466	1,755,590	1,778,605	23,015
Utility franchise tax	2,822,000	2,828,324	6,324	—	2,489	2,489	—	—	—
Cigarette tax	225,000	214,221	(10,779)	—	—	—	—	—	—
Licenses and permits	988,400	926,193	(62,207)	—	—	—	—	—	—
Interest	500,000	368,413	(131,587)	597,000	593,738	(3,262)	75,000	93,704	18,704
Intergovernmental	3,051,244	3,077,251	26,007	5,249,105	2,685,421	(2,563,684)	—	—	—
Fines and forfeitures	944,000	981,851	37,851	—	—	—	—	—	—
Charges for services	243,383	237,316	(6,067)	3,114,150	3,056,890	(57,260)	—	—	—
Miscellaneous	262,500	371,617	109,117	353,000	429,296	76,296	—	27,813	27,813
Total Revenues	23,741,981	23,800,034	58,053	17,345,515	14,250,448	(3,095,067)	1,830,590	1,900,122	69,532
Expenditures									
General government	2,296,858	2,211,507	85,351	854,471	676,682	177,789	—	—	—
Administration	5,153,087	4,836,705	316,382	—	—	—	—	—	—
Police	7,867,038	8,035,846	(168,808)	133,770	40,059	93,711	—	—	—
Municipal court	256,284	245,471	10,813	—	—	—	—	—	—
Public works	3,456,423	3,011,604	444,819	2,482,997	2,828,882	(345,885)	—	—	—
Engineering	2,007,238	1,815,431	191,807	—	—	—	—	—	—
Maintenance	717,066	705,693	11,373	—	—	—	—	—	—
Health	596,347	516,660	79,687	—	—	—	—	—	—
Parks and recreation	3,684,233	3,513,862	170,371	4,327,992	3,988,361	339,631	—	—	—
Community relations	818,984	730,462	88,522	—	—	—	—	—	—
Cultural and Civic Affairs	257,381	250,920	6,461	—	—	—	—	—	—
Street construction	—	—	—	10,405,706	7,913,824	2,491,882	—	—	—
Debt service	—	—	—	1,253,600	1,256,763	(3,163)	1,744,425	1,559,554	184,871
Total Expenditures	27,110,939	25,874,161	1,236,778	19,458,536	16,704,571	2,753,965	1,744,425	1,559,554	184,871
Revenues Over (Under) Expenditures	(3,368,958)	(2,074,127)	1,294,831	(2,113,021)	(2,454,123)	(341,102)	86,165	340,568	254,403
Other Financing Sources (Uses)									
Operating transfers in	—	—	—	237,172	231,544	(5,628)	—	—	—
Operating transfers out	(727,172)	(721,544)	5,628	—	—	—	—	—	—
Total Other Financing Sources (Uses)	(727,172)	(721,544)	5,628	237,172	231,544	(5,628)	—	—	—
Revenues And Other Financing Sources Over (Under) Expenditures And Other Financing Uses	(4,096,130)	(2,795,671)	1,300,459	(1,875,849)	(2,222,579)	(346,730)	86,165	340,568	254,403
Fund Balances									
Budget basis:									
Unreserved:									
Beginning of year	4,821,823	4,821,823	—	10,065,239	10,065,239	—	1,423,992	1,423,992	—
Transfer (to) from reserved	223,062	(4,516)	(227,578)	141,980	24,912	(117,068)	—	—	—
End of year	5,044,885	4,817,307	(227,578)	10,207,219	10,090,151	(117,068)	1,423,992	1,423,992	—
Reserved:									
Beginning of year	1,757,946	1,757,946	—	432,580	432,580	—	—	—	—
Transfer (to) from reserved	(223,062)	4,516	227,578	(141,980)	(24,912)	117,068	—	—	—
End of year	1,534,884	1,762,462	227,578	290,600	407,668	117,068	—	—	—
Budget basis, end of year	\$ 2,483,639	3,784,098	\$ 1,300,459	\$ 8,621,970	8,275,240	\$ (346,730)	\$ 1,510,157	1,764,560	\$ 254,403
Encumbrances, end of year	—	1,034,818	—	—	3,524,617	—	—	—	—
Property Tax - Deferred revenue, end of year	—	(95,833)	—	—	—	—	—	(45,243)	—
GAAP basis, end of year	\$ 4,723,083	4,723,083	—	\$ 11,799,857	11,799,857	—	\$ 1,510,157	1,719,317	\$ 254,403

See the accompanying notes to general purpose financial statements.

CITY OF ST. PETERS, MISSOURI

COMBINED STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND EQUITY - PROPRIETARY FUND TYPE - ENTERPRISE FUNDS

For The Year Ended September 30, 2001

(With Comparative Totals For Year Ended September 30, 2000)

	2001	2000
Operating Revenues		
Water	\$ 2,957,927	\$ 2,813,061
Sewer	2,680,116	2,571,683
Solid waste	2,171,940	1,850,464
Tap-on fees	364,888	270,681
Tipping fees	1,959,833	1,484,441
Rental income	434,219	426,298
Recycling income	1,015,490	1,308,818
Earth Centre	198,811	210,268
Miscellaneous	945,984	614,733
Total Operating Revenues	12,729,208	11,550,447
Operating Expenses		
Personnel costs	4,574,043	4,207,521
Depreciation	3,099,932	2,962,519
Utilities	455,763	420,473
Purchased water	646,632	667,503
Wastewater treatment costs	84,617	84,683
Landfill fees	2,296,774	1,795,200
Repairs and maintenance	787,561	873,201
Chemicals and supplies	102,647	100,247
Professional services	652,491	368,647
Office expense	284,615	290,382
Insurance	465,829	197,904
Gasoline and fuel	125,663	118,247
Bad debts	25,910	23,564
Rent	55,877	67,739
Miscellaneous	190,995	175,947
Total Operating Expenses	13,849,349	12,353,777
Operating Loss	(1,120,141)	(803,330)
Nonoperating Revenues (Expenses)		
Interest on investments	382,351	696,279
Bond interest and fees	(1,063,467)	(1,119,060)
Amortization of bond issue costs	(44,477)	(50,943)
Equity loss in joint venture	(41,341)	(40,284)
Nonoperating Expenses, Net	(766,934)	(514,008)
Loss Before Operating Transfers In And Capital Contributions	(1,887,075)	(1,317,338)
Other Financing Sources		
Operating transfers in	490,000	457,291
Net Loss Before Contributions	(1,397,075)	(860,047)
Capital contributions	342,992	63,092
Depreciation on contributed assets	995,235	1,015,272
Increase (Decrease) In Retained Earnings	(58,848)	218,317
Fund Equity		
Contributed capital:		
Beginning of year	20,021,580	21,036,852
Depreciation on contributed assets	(995,235)	(1,015,272)
End of year	19,026,345	20,021,580
Retained earnings:		
Beginning of year	15,510,910	15,292,593
Increase in retained earnings	(58,848)	218,317
End of year	15,452,062	15,510,910
Total Fund Equity	\$ 34,478,407	\$ 35,532,490

CITY OF ST. PETERS, MISSOURI

COMBINED STATEMENT OF CASH FLOWS - PROPRIETARY FUND TYPE - ENTERPRISE FUNDS

For The Year Ended September 30, 2001
(With Comparative Totals For Year Ended September 30, 2000)

	<u>2001</u>	<u>2000</u>
Reconciliation Of Operating Loss To Net Cash Provided By Operating Activities		
Operating loss	\$ (1,120,141)	\$ (803,330)
Adjustments to reconcile operating loss to net cash provided by operating activities:		
Depreciation	3,099,932	2,962,519
Change in assets and liabilities:		
(Increase) decrease in services receivable	(74,467)	18,310
Increase in miscellaneous receivables	(66,940)	(200,460)
Increase in inventory	(35,965)	(6,533)
(Increase) decrease in other assets	(64)	18
Increase (decrease) in accounts payable	(264,969)	197,294
Increase (decrease) in accrued payroll	(5,311)	27,618
Increase in accrued vacation	13,031	20,373
Increase (decrease) in deposits held for others	13,550	(850)
Decrease in other liabilities	(14,915)	(9,230)
Total Adjustments	2,663,882	3,009,059
Net Cash Provided By Operating Activities	1,543,741	2,205,729
Cash Flows From Noncapital Financing Activities		
Operating transfers in	490,000	457,291
Advances on interfund balances	355,472	83,095
Payments on interfund balances	—	(1,366,825)
Net Cash Provided By (Used In) Noncapital Financing Activities	845,472	(826,439)
Cash Flows From Capital And Related Financing Activities		
Principal paid on revenue bonds	(1,210,000)	(1,120,000)
Interest paid on revenue bonds	(741,967)	(809,525)
Acquisition and construction of capital assets	(2,607,558)	(4,120,662)
Net Cash Used In Capital And Related Financing Activities	(4,559,525)	(6,050,187)
Cash Flows From Investing Activities		
Proceeds from redemption of investments	—	1,189,032
Interest on investments	382,256	767,842
Net Cash Provided By Investing Activities	382,256	1,956,874
Net Decrease In Cash And Cash Equivalents	(1,788,056)	(2,714,023)
Cash And Cash Equivalents - Beginning Of Year	9,491,238	12,205,261
Cash And Cash Equivalents - End Of Year	\$ 7,703,182	\$ 9,491,238

Noncash Investing, Capital And Financing Activities: During fiscal year 2001, the waterworks/sanitary sewer fund received \$342,992 in contributed water and sewer lines from developers.

CITY OF ST. PETERS, MISSOURI

NOTES TO GENERAL PURPOSE FINANCIAL STATEMENTS

September 30, 2001

1. Summary Of Significant Accounting Policies

The City of St. Peters, Missouri (the City) was incorporated in 1910. The City operates as a fourth-class city under the Missouri state statutes under the Board of Aldermen/City Administrator form of government. The Board of Aldermen is comprised of eight Aldermen and a Mayor. The City provides the following services: public safety (police), public works, public improvements, water and sanitation, residential trash collection, recreation, community development, health, planning and zoning, and general administrative expenses.

The accounting policies and financial reporting practices of the City conform to accounting principles generally accepted in the United States of America applicable to governmental entities. The following is a summary of the more significant accounting policies:

Reporting Entity

The City defines its reporting entity in accordance with Codification of Governmental Accounting and Financial Reporting Standards, Section 2100. The criteria used in determining the scope of the entity for financial reporting purposes includes, but is not limited to, the method of budget adoption, taxing authority, whether debt is secured by revenues or general obligations of the City, the obligation of the City to finance any deficits that may occur, and supervision over the accounting functions.

Component units are organizations for which the City, as the primary government, is financially accountable. To be considered financially accountable, the organization must be fiscally dependent on the City or the City must appoint a majority of the board of the organization and either 1) be able to impose its will on the organization or 2) the relationship must have the potential for creating a financial benefit or imposing a financial burden of the City.

Based on the foregoing, the City's general purpose financial statements include all funds, account groups, agencies, boards, commissions, and authorities that are controlled by or dependent on the City. Accordingly, the City of St. Peters Public Improvement Corporation (the PIC) and the City of St. Peters Natatorium Foundation, separate not-for-profit corporations, have been reported as component units of the City and blended as a separate enterprise fund and an expendable trust fund, respectively.

The PIC was formed in August 1990 for the purpose of facilitating the acquisition and construction of certain capital improvements and facilities solely for the benefit of the City. The City of St. Peters Natatorium Foundation was formed in November 1993 for the purpose of accepting contributions from the community and using the resources to fund improvements to the St. Peters Rec-Plex facility. There are no separate financial statements issued for these component units.

Fund Accounting

The accounts of the City are organized on the basis of funds or account groups, each of which is considered a separate accounting entity with self-balancing accounts that comprise its assets, liabilities, fund equity, revenues and expenditures, or expenses. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled. The various funds are summarized by type in the general purpose financial statements. The following fund types and account groups are used by the City:

Governmental Fund Types

Governmental funds are those through which most governmental functions of the City are financed. The acquisition, use, and balances of the City's expendable financial resources and the related liabilities (except those accounted for in proprietary funds) are accounted for through governmental funds. The measurement focus is upon determination of and changes in financial position rather than upon net income. The following are the City's governmental fund types:

General - The general fund is the general operating fund of the City. It is used to account for all financial resources except those required to be accounted for in another fund.

Special Revenue - Special revenue funds are used to account for the proceeds of specific revenue sources (other than major capital projects) that are legally restricted to expenditures for specified purposes.

Debt Service - The debt service fund is used to account for the accumulation of resources for, and the payment of, general long-term debt principal, interest, and related costs.

Capital Projects - The capital projects fund is used to account for financial resources to be used for the acquisition or construction of major capital facilities (other than those financed by the proprietary fund type).

Proprietary Fund Type - Enterprise

Proprietary funds are used to account for activities that are similar to those found in the private sector. The measurement focus is on the determination of net income and capital maintenance. Enterprise funds are used to account for operations that are financed and operated in a manner similar to private business enterprises - where the intent of the governing body is that the costs (expenses, including depreciation) of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges. The City has four enterprise funds which provide water and sewer treatment, solid waste collection, solid waste processing and public improvement financing services.

Governmental Accounting Standards Board (GASB) Statement No. 20, *Accounting and Financial Reporting for Proprietary Funds and Other Governmental Entities that use Proprietary Fund Accounting*, offers the option of following all Financial Accounting Standards Board (FASB) standards issued after November 30, 1989, unless the latter conflict with or contradict GASB pronouncements. The City elected not to follow FASB standards issued after such date.

Fiduciary Fund Types - Trust And Agency Funds

Trust and agency funds are used to account for assets held by the City in a trustee capacity or as an agent for individuals, private organizations, other governmental units, or other funds. When the assets are held under the terms of a formal trust agreement, a trust fund is used. Agency funds generally are used to account for assets that the City holds on behalf of others and are purely custodial in nature.

Account Groups

Account groups are used to establish accounting control and accountability for the City's general fixed assets and general long-term debt as follows:

General Fixed Assets Account Group - This group of accounts is established to account for all fixed assets of the City, other than those accounted for in the proprietary fund type.

General Long-Term Debt Account Group - This group of accounts is established to account for all long-term debt of the City, except debt accounted for in the proprietary fund type.

Basis Of Accounting

The accounting and financial reporting treatment applied to a fund is determined by its measurement focus. All governmental funds and expendable trust funds are accounted for using a current financial resources measurement focus. With this measurement focus, only current assets and current liabilities generally are included on the balance sheet. Operating statements of these funds present increases (i.e., revenues and other financing sources) and decreases (i.e., expenditures and other financing uses) in net current assets.

All proprietary funds are accounted for on a flow of economic resources measurement focus. With this measurement focus, all assets and all liabilities associated with the operation of these funds are included on the balance sheet. Fund equity (i.e., net total assets) is segregated into contributed capital and retained earnings components. Proprietary fund-type operating statements present increase (e.g., revenues) and decreases (e.g., expenses) in net total assets.

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

Basis of accounting refers to when revenues and expenditures or expenses are recognized in the accounts and reported in the general purpose financial statements. Basis of accounting relates to the timing of the measurements made, regardless of the measurement focus applied.

The City records transactions during the year on the modified accrual basis of accounting for governmental fund types, the expendable trust fund, and the accrual basis of accounting for the proprietary fund type.

Under the modified accrual basis of accounting, revenues are recorded when both measurable and available. The term "available" is defined as collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period. Expenditures are recognized when the related fund liability is incurred, except for interest on general obligation debt which is recognized when due.

Licenses, permits, fines, fees, and miscellaneous revenues (except interest on investments) are recorded as revenues when received in cash because they are generally not measurable until actually received. Interest on investments is recorded as earned since it is measurable and available. Property taxes, utilities franchise taxes, and sales taxes are considered "measurable" when in the hands of intermediary collecting governments and recognized as revenue at that time. Property tax revenue is recognized to the extent it is collected within the current period or expected to be collected within 60 days following the end of the current year.

Under the accrual basis of accounting used by the proprietary fund type, revenues are recognized when earned and expenses are recognized when incurred. Within the City's waterworks/sanitary sewer fund, an estimated amount has been recorded for services rendered but not billed as of the close of the fiscal year. The receivable was determined by prorating the subsequent cycle billings for the number of days applicable to the current fiscal year.

Changes In Accounting Principles

For the fiscal year ended September 30, 2001, the City has implemented GASB Statement No. 33, *Accounting and Financial Reporting for Nonexchange Transactions*. At September 30, 2000, there was no material effect on fund equity as a result of implementing GASB 33.

Budgetary Data

The Board of Aldermen follow the procedures outlined below in establishing the budgetary data reflected in the general purpose financial statements:

1. On or before August 1, the City Administrator submits to the Mayor and Board of Aldermen a proposed operating budget for the general, special revenue, and debt service funds for the fiscal year commencing the following October 1. In addition, budgets for the waterworks/sanitary sewer, solid waste, and central materials processing facility fund operations are prepared on a basis similar to that of the general governmental funds in order to better manage these operations. The operating budgets include proposed expenditures and the means of financing them. Expenditures may not legally exceed appropriations at the fund level.
2. The annual operating budgets are approved through the adoption of the budget ordinance by the affirmative vote of a majority of the members of the Board of Aldermen and approval by the Mayor on or before September 1 of the preceding budget year. If the budgets have not been passed and approved on or before the last day preceding the budget year (September 30), the budgets and appropriations for the current fiscal year shall be deemed to be rebudgeted and reappropriated for the budget year until a new budget is adopted and approved.
3. The City Administrator is authorized to transfer part, or all, of any unexpended balance among any departments within a given fund.
4. If it is determined that the original budgeted revenues and expenditures need to be increased or decreased, the Board of Aldermen may, by ordinance, make such changes in budgeted revenues and expenditures so long as the total budgeted expenditures do not exceed the amount of budgeted revenues plus beginning unencumbered fund balance. The amount of such supplemental appropriations for the year was not significant.
5. If it appears probable that revenues available will be insufficient to meet the amount appropriated, the Board of Aldermen may, by ordinance, reduce one or more appropriations.
6. Unencumbered appropriations lapse at year-end.

The budgets for the general fund, the special revenue funds, and debt service funds are adopted on a basis which is consistent with accounting principles (GAAP) generally accepted in the United States of America, except for the following:

- For GAAP purposes, expenditures are recognized as incurred, whereas the City's budget basis recognizes encumbrances outstanding at year-end as expenditures of the current period. Accordingly, expenditures in the budget and actual comparisons (budget basis) for the general fund are more than expenditures in the combined statement of revenues, expenditures, and changes in fund balances by \$227,885 for the general fund and less than expenditures in the combined statement of revenues, expenditures and changes in fund balances by \$6,203,574 for the special revenue funds. Encumbered appropriations do not lapse at year-end.
- Property tax revenue is recognized to the extent it is collected within the current period or expected to be collected within 60 days following the end of the fiscal period on a GAAP basis. Property tax revenue not received at year-end is recorded as deferred revenue. Property tax revenue is recognized on a budget basis at the point in time that the tax is levied. Accordingly, property tax revenues in the budget and actual comparisons (budget basis) for the general fund is greater than the corresponding revenues in the combined statement of revenues, expenditures, and changes in fund balances - all governmental fund types by \$6,414. The Debt Service Fund's property tax revenues on a budget basis were \$2,789 greater than the corresponding revenues in the combined statement of revenues, expenditures, and changes in fund balances - all governmental fund types.

Prepaid Items

Payments made to vendors for services that will benefit periods beyond the fiscal year end are recorded as prepaid items.

Prepaid items are equally offset by a fund balance reserve which indicates that they do not constitute "available spendable resources" even though they are a component of net current assets.

Inventories

Inventories are valued at cost, which approximates market, using the first-in, first-out (FIFO) method. The cost of governmental fund-type inventories is recorded as expenditures when consumed rather than when purchased.

Encumbrances

Encumbrance accounting, under which purchase orders, contracts, and other commitments for the expenditure of funds are recorded, is employed by the governmental fund types. Encumbrances outstanding at year-end do not constitute expenditures or liabilities and are reported as a reservation of fund balance to indicate that a portion of the fund balance is not available for subsequent appropriation.

Fixed Assets And Depreciation

General Fixed Assets Account Group

Fixed assets purchased for general governmental purposes are recorded as expenditures in the governmental funds and capitalized at historical cost in the general fixed assets account group. Contributed fixed assets are recorded at fair market value at the date received.

Fixed assets consisting of certain improvements other than buildings including roads, bridges, curbs and gutters, streets and sidewalks, drainage systems, and lighting systems have not been capitalized. Such assets normally are immovable and of value only to the City. Therefore, the purpose of stewardship for capital expenditures can be satisfied without recording these assets.

No depreciation has been provided on general fixed assets.

Proprietary Fund Type

Property, plant and equipment acquired by the proprietary fund type is stated at cost, including interest capitalized during construction, where applicable. Contributed fixed assets are recorded at fair market value at the date received. Depreciation on assets acquired through contributions is charged to contributed capital.

Depreciation is provided using the straight-line method over the estimated useful lives of the property as follows:

	<u>Years</u>
Plant and structures	20
Water and sewer lines	50
Machinery and equipment	3 - 5

Bond Discounts/Issuance Costs

In governmental fund types, bond discounts and issuance costs are recognized in the current period. Bond discounts and issuance costs for proprietary fund types are deferred and amortized over the term of the bonds using the bonds-outstanding method, which approximates the effective interest method. Both bond discounts and issuance costs are presented as a reduction of the face amount of bonds payable.

Compensated Absences

City employees earn vacation during the current year which must be taken in the subsequent year. Accrued vacation time is recognized as a liability when earned and any unused accumulated vacation is payable to employees upon termination. Accrued vacation is recorded in the respective governmental or proprietary fund type from which it will be paid. Sick leave benefits do not vest and are recorded as expenditures when paid.

Fund Equity

Contributed Capital

Contributed capital in the enterprise funds consist primarily of that portion of property, plant and equipment which was financed through government contributions and through Federal and state capital grant revenues prior to October 1, 2000 when the City implemented GASB Statement No. 33. Federal and state grants were generally recognized as contributed capital when the related expenditure were made and amounts became subject to claim for reimbursement. Under GASB Statement No. 33, contributed capital is recognized on an increase in retained earnings. Depreciation recorded on property, plant and equipment acquired with contributed funds is charged to operations and closed to the related contributed capital account.

Retained Earnings - Reserved

Reserved retained earnings of the enterprise funds consist of amounts segregated from operating funds in accordance with the terms of revenue bond requirements. The related assets are reflected as restricted.

Fund Balance - Reserved

Reserved fund balances of the governmental fund types consist of reserves for encumbrances and various capital improvement projects legally segregated for a specific future use.

Interfund Transactions

The City has the following types of transactions among funds:

Operating Transfers

Legally required transfers are reported when incurred as "operating transfers in" by the recipient fund and as "operating transfers out" by the disbursing fund.

Reimbursements

Reimbursement of expenditures made by one fund for another are recorded as expenditures in the reimbursing fund and as a reduction of expenditures in the reimbursed fund.

Equity Transfers

Nonroutine or nonrecurring transfers between funds are reported as additions to or deductions from fund balances of governmental fund types and additions or deductions of contributed capital or retained earnings, as appropriate, of the proprietary fund type.

Quasi-External Transactions

Charges or collections for services rendered by one fund for another are recognized as revenues of the recipient fund and expenditures or expenses of the disbursing fund. These transactions are recorded as quasi-external transactions because they would be treated as revenues and expenditures or expenses if they involved organizations external to the City.

Intergovernmental Revenues

Resources received by the City from other governments are accounted for within applicable funds based on the purpose and requirements of each grant. Revenues are recognized on an accounting basis consistent with the fund's measurement objective.

Revenues related to expenditure-driven grants are recognized to the extent expenditures are incurred. Any excess or deficiency of grant revenues received compared to expenditures incurred is recorded as deferred revenue or amounts receivable from the grantor.

Investment In Joint Venture

The City's investment in the St. Peters - St. Charles Water Pipeline Project (the Joint Venture) is recorded on the equity method of accounting, taking into consideration capitalized interest.

Totals (Memorandum Only)

The totals (memorandum only) column is the aggregate of the fund types and account groups. No consolidating or other eliminations between the fund types or account groups were made in arriving at the total; thus, it is not intended to present consolidated information.

Interfund Eliminations

All significant interfund transactions between the PIC and other City enterprise funds have been eliminated.

Statement Of Cash Flows

The proprietary fund type considers all highly liquid investments (including restricted assets) with a maturity of three months or less when purchased to be cash equivalents.

Estimates And Assumptions

The preparation of general purpose financial statements in conformity with accounting principles generally accepted in the United States of America requires the City to make estimates and assumptions that affect the reported amounts of assets and liabilities at fiscal year-end and revenues and expenditures or expenses during the reporting period. Actual results could differ from those estimates.

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

2. Cash And Investments

Investments primarily consist of short-term U.S. government treasury and agency securities which are carried at cost or amortized cost because of their short-term maturities. Certain investments of the Bond Reserve Fund in the enterprise fund and equity investments of the expendable trust fund are carried at fair value. Fair value is based on quoted market prices.

Missouri state statutes authorize the City to invest in obligations of: the U.S. Treasury and U.S. Government agencies; the State of Missouri; and local governments in Missouri with populations greater than 400,000. Deposits in financial institutions must be collateralized by securities pledged to the City by these same institutions or covered by FDIC insurance.

Cash deposits with financial institutions amounted to \$27,917,549. The bank balance was \$28,746,146 which, at the balance sheet date was entirely insured or collateralized by securities held by the City's agent in the City's name.

The City's investments are categorized below to give an indication of the level of risk assumed at year-end. Category 1 includes investments that are insured or registered, or for which the securities are held by the City or its agent in the City's name. Category 2 includes uninsured and unregistered investments for which the securities are held by the counterparty's trust department or agent in the City's name. Category 3 includes uninsured and unregistered investments for which the securities are held by the counterparty, or by its trust department or agent, but not in the City's name.

	Category			Fair Value
	1	2	3	
Investments - U.S. Treasury obligations	\$ —	\$ 182,400	\$ —	\$ 182,400
Pooled investments:				
Government money market funds				2,497,211
Natatorium Endowment fund				2,594,520
Deposits				27,917,549
Petty cash				9,925
Total deposits and investments				\$ 33,201,605

3. Property Tax

The City's property tax is levied annually, on or before September 1, based on the assessed valuation of property located in the City as of the previous January 1. Assessed valuations are established by the St. Charles County Assessor. The City tax rate was levied at \$.90 per \$100 of assessed valuation of which \$.64 is for general revenue purposes and \$.26 for the payment of principal and interest on general obligation bonds. Taxes are billed November 1, are due and collectible on December 31, and are delinquent and represent a lien on related property on January 1 of the following year. Taxes are billed, collected, and remitted to the City by the St. Charles County Collector.

4. Property, Plant And Equipment

The following represents a summary of changes in the general fixed assets account group for the year ended September 30, 2001:

	Balance - September 30, 2000	Additions	Deductions	Balance - August 1, 2001
Land	\$ 8,877,783	\$ 475,874	\$ 404,501	\$ 8,949,156
Buildings	30,700,369	1,401,426	225,364	31,876,431
Improvements and construction in progress	6,736,247	1,547,392	148,770	8,134,869
Machinery and equipment	10,811,774	1,505,693	284,036	12,033,431
Furniture and fixtures	1,050,424	47,539	15,806	1,082,157
Vehicles and other	3,872,395	437,575	6,750	4,303,220
	\$ 62,048,992	\$ 5,415,499	\$ 1,085,227	\$ 66,379,264

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

The following summarizes property, plant and equipment held by the enterprise funds at September 30, 2001:

	Waterworks/ Sanitary Sewer	Solid Waste	Public Improvement Corporation	Central Materials Processing Facility	Total
Land	\$ 469,534	\$ —	\$ —	\$ 538,671	\$ 1,008,205
Plant and structures	19,758,152	227,407	4,177,444	3,885,799	28,048,802
Water lines	17,642,008	—	—	—	17,642,008
Sewer lines	17,778,233	—	—	—	17,778,233
Machinery and equipment	3,017,715	2,171,695	2,654,705	1,318,062	9,162,177
Other fixed assets	23,475	—	206,127	73,694	303,296
Less: Accumulated depreciation	26,028,901	1,300,431	2,575,320	1,902,904	31,807,556
	\$ 32,660,216	\$ 1,098,671	\$ 4,462,956	\$ 3,913,322	\$ 42,135,165

5. Employees' Retirement System

Plan Description

The City participates in the Missouri Local Government Employees Retirement System (LAGERS), an agent multiple-employer public employee retirement system that acts as a common investment and administrative agent for local government entities in Missouri. LAGERS is a defined benefit pension plan which provides retirement, disability, and death benefits to plan members and beneficiaries. LAGERS was created and is governed by statute, section RSMo. 70.600 - 70.755. As such, it is the system's responsibility to administer the law in accordance with the expressed intent of the General Assembly. The plan is qualified under the Internal Revenue Code Section 401(a) and it is tax exempt.

The Missouri Local Government Employees Retirement System issues a publicly available financial report that includes financial statements and required supplementary information. That report may be obtained by writing to LAGERS, P.O. Box 1665, Jefferson City, MO 65102 or by calling 1-800-447-4334.

Funding Status

The City's full-time employees do not contribute to the pension plan. The political subdivision is required by state statute to contribute at an actuarially determined rate; the current rate is 11.6% (general) and 12.0% (police) of annual covered payroll. The contribution requirements of plan members are determined by the governing body of the political subdivision. The contribution provisions of the political subdivision are established by state statute.

Annual Pension Cost

For 2001, the political subdivision's annual pension cost of \$1,945,031 was equal to the required and actual contributions. The required contribution was determined as part of the February 28, 1999 and/or February 29, 2000 annual actuarial valuation using the entry age actuarial cost method. The actuarial assumptions included (a) a rate of return on the investment of present and future assets of 7.5% per year, compounded annually, before retirement and 4.0% per year, compounded annually, after retirement, (b) projected salary increases of 4.0% per year, compounded annually, attributable to inflation, (c) additional projected salary increases ranging from 0.0% to 4.2% per year, depending on age, attributable to seniority/merit, (d) pre-retirement mortality based on the 1983 Group Annuity Mortality table, and (e) post-retirement mortality based on the 1971 Group Annuity Mortality table projected to 2000 set back one year for men and seven years for women. The actuarial value of assets was determined using techniques that smooth the effects of short-term volatility in the market value of investments over a five-year period. The unfunded actuarial accrued liability is being amortized as a level percentage of projected payroll on an open basis. The amortization period at February 28, 2001 was 15 years.

Three-Year Trend Information

Fiscal Year Ending	Annual Pension Costs (APC)	Percentage Of APC Contributed	Net Pension Obligation
June 30, 1999	\$ 1,623,020	100%	\$ 0
June 30, 2000	\$ 1,888,664	100%	\$ 0
June 30, 2001	\$ 1,945,031	100%	\$ 0

**Required Supplementary Information
Schedule Of Funding Progress**

Actuarial Valuation Date	(a) Actuarial Value Of Assets	(b) Entry Age Actuarial Accrued Liability	(b-a) Unfunded Accrued Liability (UAL)	(a/b) Funded Ratio	(c) Annual Covered Payroll	[(b-a)/c] UAL As A Percentage Of Covered Payroll
February 29, 1996	\$ 7,833,366	\$ 9,160,729	\$ 1,327,363	86	\$ 8,270,610	16
February 28, 1997	9,444,778	11,507,835	2,063,057	82	10,046,410	21
February 28, 1998	11,708,155	16,457,305	4,749,150	90	11,488,884	41
February 28, 1999	14,454,223	18,719,947	4,265,724	77	12,647,965	34
February 29, 2000	18,516,233	21,374,977	2,858,744	87	14,667,535	19
February 29, 2001	22,914,427	23,587,920	673,493	97	16,405,237	4

NOTE: The above assets and actuarial accrued liability do not include the assets and present value of benefits associated with the Benefit Reserve Fund and the Casualty Reserve Fund. The actuarial assumptions were changed in conjunction with the February 28, 2001 annual actuarial valuations.

6. Long-Term Debt

The following is a summary of the City's long-term debt transactions for the year ended September 30, 2001, including the long-term debt obligations of the Public Improvement Corporation (see Note 7):

	General Obligation Bonds Payable	Revenue Bonds Payable
Balance - October 1, 2000	\$ 31,205,000	\$ 19,083,635
Debt issued	7,470,000	—
Capital appreciation bond accretion	—	345,411
Debt retired	(1,210,000)	(1,210,000)
Balance - September 30, 2001	37,465,000	18,219,046
Less: Unamortized discount and bond issue costs	—	297,197
	<u>\$ 37,465,000</u>	<u>\$ 17,921,849</u>

General Obligation Bonds Payable

All general obligation bonds are recorded in the general long-term debt account group and are serviced through the debt service fund. These bonds are supported by a pledge of the City's full faith and credit. The related bond ordinances require a levy and collection of a tax on all taxable, tangible property within the City sufficient to pay the principal and interest on such bonds as they become due.

General obligation bonds payable are as follows:

	Balance - October 1, 2000	Additions	Reductions	Balance - September 30, 2001
Refunding general obligation bonds dated February 26, 1997, 3.40% to 4.75%, interest payable March 1 and September 1, principal payable September 1, beginning in 1997	\$ 5,335,000	\$ —	\$ 655,000	\$ 4,680,000
Refunding general obligation bonds dated April 20, 1999, 3.50% to 4.75%, interest payable January 1 and July 1, principal payable July 1	15,870,000	—	555,000	15,315,000
General obligation bonds dated August 1, 2000, 4.40% to 5.40%, interest payable March 1 and September 1, principal payable March 1, beginning in 2002	10,000,000	—	—	10,000,000
	<u>\$ 31,205,000</u>	<u>\$ —</u>	<u>\$ 1,210,000</u>	<u>\$ 29,995,000</u>

Revenue Bonds Payable (Excluding Public Improvement Corporation)

All revenue bonds payable are recorded in the appropriate enterprise funds since the ordinances authorizing the bond issues require that the bonds be repaid from operations of the respective enterprise fund.

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

Revenue bonds payable are comprised of the following individual issues:

	Balance - October 1, 2000	Additions	Reductions	Balance - September 30, 2001
Combined Waterworks and Sewerage System Refunding Revenue Bonds Series 1992A (Tax Exempt), (1992 Revenue Bonds Series A) dated June 10, 1992, 3.5% to 6.25%, interest payable November 1 and May 1, principal payable November 1, through 2009	\$ 5,600,000	\$ —	\$ 610,000	\$ 4,990,000
Combined Waterworks and Sewerage System Refunding Revenue Bonds Series 1992B (Taxable), (1992 Revenue Bonds Series B) dated June 10, 1992, 3.95% to 8.10%, interest payable November 1 and May 1, principal payable November 1, through 2005	2,875,000	—	375,000	2,500,000
Combined Waterworks and Sewerage System Revenue Capital Appreciation Bonds Series 1999, dated July 30, 1999, 4.60% to 5.25%, interest payable November 1 and May 1, principal payable May 1, 2006 through 2015	9,910,000	—	—	9,910,000
	<u>\$ 18,385,000</u>	<u>\$ —</u>	<u>\$ 985,000</u>	17,400,000
Less: Unamortized discount and bond issue costs				221,212
Less: Unaccreted capital appreciation on bonds				<u>3,540,954</u>
				<u>\$ 13,637,834</u>

The Bonds are payable solely from, and secured by, a pledge of the net revenues to be derived from the operation of the Waterworks and Sewerage System. The bond ordinance (City Ordinance No. 1873) requires the establishment of certain cash reserve accounts which are described in Note 9.

CITY OF ST. PETERS, MISSOURI**Notes To General Purpose Financial Statements (Continued)****Principal Requirements To Maturity (Excluding Public Improvement Corporation)**

The annual principal requirements to maturity (excluding capital appreciation to maturity of \$3,540,954) of bonded debt outstanding as of September 30, 2001 are as follows:

Year Ending September 30,	General Obligation Bonds			Revenue Bonds		
	Principal	Interest	Total	Principal	Interest	Total
2002	\$ 1,590,000	\$ 1,474,049	\$ 3,064,049	\$ 1,045,000	\$ 463,317	\$ 1,508,317
2003	1,655,000	1,407,661	3,062,661	1,105,000	392,128	1,497,128
2004	1,725,000	1,337,144	3,062,144	1,270,000	312,868	1,582,868
2005	1,795,000	1,261,596	3,056,596	1,355,000	224,115	1,579,115
2006	1,880,000	1,181,766	3,061,766	1,372,403	182,353	1,554,756
2007 and thereafter	21,350,000	5,866,254	27,216,254	7,711,643	3,687,462	11,399,105
	<u>\$ 29,995,000</u>	<u>\$ 12,528,470</u>	<u>\$ 42,523,470</u>	<u>\$ 13,859,046</u>	<u>\$ 5,262,243</u>	<u>\$ 19,121,289</u>

Under the statutes of the State of Missouri, the limit of bonded indebtedness is 10% of the most recent assessed valuation. This does not include an additional debt limit of 10% assessed valuation available for street improvements or waterworks and electric plants as provided under the statutes of the State of Missouri. The computation is as follows:

Assessed valuation - 2000 tax year	<u>\$ 675,227,105</u>
Debt limit - 10% of assessed valuation	<u>\$ 67,522,711</u>
Amount of debt applicable to debt limit:	
Total general obligation bonded debt	29,995,000
Less: Amount available in debt service fund	<u>1,719,317</u>
Bond indebtedness applicable to debt limit	<u>28,275,683</u>
Legal debt margin	<u>\$ 39,247,028</u>

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

Tax Increment Financing (TIF) Notes Payable

All tax increment financing bonds and notes payable are recorded in the general long-term debt account group. The bonds and notes are payable from payments in lieu of taxes collected by the Special Allocation special revenue funds and are comprised of the following individual issues:

	Balance - October 1, 2000	Additions	Reductions	Balance - September 30, 2001
Tax Increment Revenue Notes, Taxable Series 2001, interest rate 8.5%, payable through December 1, 2012	\$ —	\$ 4,966,000	\$ —	\$ 4,966,000
Tax Increment Revenue Notes, Tax-Exempt Series 2001, interest rate 7.0%, payable through December 1, 2012		2,504,000		2,504,000
	\$ —	7,470,000	\$ —	\$ 7,470,000

The 2001 Taxable and Tax-Exempt Tax Increment Revenue Notes represent special, limited obligations of the City, payable solely from the incremental sales taxes generated by the development project. The balance at September 30, 2001 represents outstanding notes with no accrued interest. The annual debt service repayments of the TIF notes are contingent upon the amounts of payments in lieu of taxes collected by the special revenue fund.

7. City Of St. Peters, Missouri Public Improvement Corporation

On August 24, 1990, the Public Improvement Corporation (PIC) was formed as a Missouri not-for-profit corporation. The purpose of the PIC is to facilitate the acquisition and construction of certain capital improvements and facilities solely for the benefit of the City of St. Peters, Missouri.

Funding of such capital improvements and facilities has been provided through the issuance of leasehold revenue bonds. The revenue bonds do not constitute a legal debt or liability for the City, the State of Missouri, or for any political subdivision thereof and do not constitute an indebtedness within the meaning of any constitutional or statutory debt limitation or restriction. The issuance of the revenue bonds does not obligate the City to levy any form of taxation, therefore, or to make any appropriation for their payment in any fiscal year. The PIC has no taxing power.

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

On July 1, 1998, the PIC issued \$5,000,000 of Leasehold Revenue Bonds, Series 1998. Proceeds from the sale of the bonds were used to finance an expansion and renovation of the police station, an expansion to the City's senior citizens center, modifications to the skating rink, acquisition of computer system hardware, and renovation of the City Hall. Simultaneously with issuance of these 1998 Leasehold Revenue Bonds, the City entered into a lease agreement dated July 1, 1998 whereby a portion of the property, facilities and improvements acquired or constructed by the PIC have been leased to the City. The initial lease was renewed on September 30, 1998 and subject to annual budget appropriations. The lease will have successive one-year renewal options for a period of twenty years. At the end of the twenty-year period, the assets are intended to become the property of the City. Rental payments by the City are to be sufficient at all times to pay, when due, the principal, redemption premium, if any, and interest on the 1998 Leasehold Revenue Bonds. For fiscal year 2001, the city made lease payments totaling \$432,319.

Revenue bonds payable are comprised as follows:

	Balance - October 1, 2000	Additions	Reductions	Balance - September 30, 2001
Leasehold Revenue Bonds, Series 1998 (1998 Leasehold Revenue Bonds), dated July 1, 1998, 3.65% to 5.0%, payable in varying amounts through 2018.	\$ 4,585,000	\$ —	\$ 225,000	\$ 4,360,000
Less: Unamortized discount and bond issue costs	—	—	—	75,985
	\$ 4,585,000	\$ —	\$ 225,000	\$ 4,284,015

Annual principal and interest requirements to maturity on the 1998 Leasehold Revenue Bonds as of September 30, 2001 are as follows:

Year ending September 30:	Principal	Interest	Total
2002	\$ 235,000	\$ 200,918	\$ 435,918
2003	240,000	191,400	431,400
2004	250,000	181,500	431,500
2005	265,000	171,000	436,000
2006	275,000	159,738	434,738
2007 and thereafter	3,095,000	1,011,092	4,106,092
	\$ 4,360,000	\$ 1,915,648	\$ 6,275,648

8. Prior Years' Debt Defeasance

In prior years, the City has defeased various bond issues by creating separate irrevocable trust funds. New debt has been issued and the proceeds have been used to purchase U.S. government securities that were placed in trust funds. The investments and fixed earnings from the investments are sufficient to fully service the defeased debt until the debt is considered defeased and, therefore, removed as a liability from the City's General Long-Term Debt Account Group. As of September 30, 2001, the amount of prior years' defeased debt outstanding, but removed from the General Long-Term Debt Account Group amounted to \$18,600,000.

9. Enterprise Funds Revenue Bond Requirements

Cash and cash equivalents and investments restricted at September 30, 2001 are as follows:

Revenue fund	\$ 2,979
Operation and maintenance fund	81,265
1992A (Tax Exempt) and 1992B (Taxable)	
Bond and Interest Fund	1,165,297
Series 1992A (Tax Exempt) Bond Reserve Fund	924,399
Series 1992B (Taxable) Bond Reserve Fund	568,315
Series 1998 Leasehold Revenue Bond Reserve Fund	438,328
Depreciation Fund	225,000
Interest Reserve Fund	500,000
Contingency Fund	179,906
	<hr/>
	\$ 4,085,489

The 1990 Leasehold Revenue Bond documents and the City Ordinance No. 1873, which authorized the issuance of the combined Waterworks and Sewerage System refunding revenue bonds Series 1992A (Tax exempt) and 1992B (Taxable), provide for the restriction of operating revenues of the enterprise fund after current operating expenses have been met. The Ordinance also provides for additional restrictions of operating revenues. The following are descriptions of the related reserve requirements:

Revenue Fund

Requirements - deposit of the gross earnings (excluding tap-on fees) of the Waterworks and Sewer System as collected, to be disbursed to the following funds as required.

Operation And Maintenance Fund

Requirements - monthly credit of a sum sufficient to pay the expenses for that month.

Series 1992A (Taxable) And 1992B (Tax Exempt) Bond And Interest Funds

Requirements - monthly credit of one-sixth (1/6) of the interest due on the succeeding interest payment date plus one-twelfth (1/12) of the principal amount due the next succeeding November 1, if any, to be used only for the payment of principal and interest.

Series 1992A (Tax Exempt) Bond Reserve Fund

Requirements - initial deposit of \$885,563 to be used only for the payment of principal and interest on the bonds in the event insufficient funds are available in the bond and interest fund. In the event monies are drawn from this fund, the City will replenish the fund to \$885,563 by making 12 monthly deposits into the fund in the 12 months immediately succeeding the use. The Bond Reserve Fund may also be used to call the Series 1992A (Tax Exempt) bonds for redemption and payment prior to their maturity.

Series 1992B (Taxable) Bond Reserve Fund

Requirements - initial deposit of \$545,376 to be used only for payment of principal and interest on the bonds in the event insufficient funds are available in the bond and interest fund. In the event monies are drawn from the fund, the City will replenish the fund to \$545,376 by making 12 monthly deposits into the fund in the 12 months immediately succeeding the use. The Bond Reserve Fund may also be used to call the Series 1992B (Taxable) bonds for redemption and payment prior to their maturity.

Series 1998 Leasehold Revenue Bond Reserve Fund

Requirements - initial deposit of \$441,000 to be used for the payment of principal and interest on the bonds in the event insufficient funds are available in the bond fund. In the event monies are drawn from this fund, the city will replenish the fund the full amount that was withdrawn by making 12 monthly deposits into the fund in the 12 months immediately succeeding the use.

Depreciation Fund

Requirements - initial transfer and credit of \$225,000 to be used only for the payment of principal and interest on the bonds in the event that insufficient funds are available in the bond or bond reserve funds to pay for the costs of necessary replacements to the Waterworks and Sewerage System. In the event monies are drawn from this fund, the City will replenish the fund to \$225,000 by making 24 equal monthly deposits into the fund in the 24 months immediately succeeding the use.

Interest Reserve Fund

Requirements - initial transfer and credit of \$500,000 and thereafter such amounts as appropriated by the Board of Alderman of the City from the Contingency Account, the General Fund of the City, or other available funds of the City. Monies in the Interest Reserve Fund shall be held and used by the City to make up any deficiency in any of the accounts or subaccounts in the Revenue Fund and may be withdrawn by the City at any time and applied to its general governmental purposes if not required to satisfy the City's rate covenant.

Contingency Fund

Requirements - amounts remaining in the revenue fund after disbursement to other funds based on individual fund requirements shall be deposited in the Contingency Fund for the purposes of paying the costs of improvements, extensions, or additions to the system, retiring bonds in advance of maturity or for any lawful purpose of the City.

Rate Covenant

Requirements - the City will fix, establish, maintain and collect such rates, fees and charges for the use and services furnished by the Waterworks and Sewer System to provide revenues in each fiscal year to pay for the operating costs of the system, the bond principal and interest payments, and any required deposits. Such rates should generate available revenues (net revenues plus interest reserve fund monies) at least equal to 125% of the principal and interest requirements on all bonds during the fiscal year and net revenues at least equal to 100% of the principal and interest requirements on all bonds during the fiscal year.

The City meets all related revenue bond reserve requirements.

10. Interfund Balances

Individual fund interfund receivable and payable balances as of September 30, 2001 are as follows:

	<u>Amount</u>
Receivable Funds	
General Fund	<u>\$ 1,038,032</u>
Payable Funds	
Recreation	\$ 6,715
Transportation	1,936
Public Improvement Corporation	596,245
Solid Waste	148,190
Waterworks/Sanitary Sewer	72,287
Central Materials Processing Facility	135,995
CDBG	<u>76,664</u>
	<u>\$ 1,038,032</u>

11. Segments Of Enterprise Activities

The following represents key financial information concerning the enterprise funds for the fiscal year ended September 30, 2001:

	Waterworks/ Sanitary Sewer	Solid Waste	Public Improvement Corporation	Central Materials Processing Facility
Operating revenues	\$ 6,815,772	\$ 2,298,064	\$ 432,319	\$ 3,183,053
Operating expenses:				
Depreciation	1,954,477	362,616	351,752	431,087
Other	5,007,716	2,468,084	60	3,273,557
Operating income (loss)	(146,421)	(532,636)	80,507	(521,591)
Nonoperating revenues (expenses):				
Interest on investments	326,801	—	53,757	1,793
Interest expense	(851,640)	—	(211,827)	—
Other	(74,141)	—	(11,677)	—
Operating transfers in	—	490,000	—	—
Net income (loss)	472,122	(42,636)	(89,240)	(399,094)
Investment in joint venture	2,494,091	—	—	—
Property, plant and equipment additions	2,109,780	181,470	1,640,336	22,935
Net working capital (excluding current restricted assets and liabilities payable from restricted assets)	3,307,041	212,299	43,143	123,027
Total assets	43,058,110	1,535,937	5,590,137	4,425,673
Bonds and other long-term liabilities - payable from operating revenues	12,592,834	—	4,049,014	—
Fund equity:				
Contributed capital	13,852,285	85,166	—	5,088,894
Retained earnings (deficit)	14,618,390	1,225,804	660,413	(1,052,545)

12. Joint Venture

In October 1985, the City of St. Peters, Missouri and the City of St. Charles, Missouri entered into a joint venture agreement to form the St. Peters - St. Charles Water Pipeline Project (the Joint Venture). The purpose of the Joint Venture is to construct and operate a water pipeline and appurtenant facilities from the Howard Bend Treatment Plant, owned and operated by the City of St. Louis, Missouri, to the separate facilities of the municipalities of St. Peters, Missouri and St. Charles, Missouri (the Owners), in order to adequately supply water by the pipeline to the citizens and businesses of the municipalities.

CITY OF ST. PETERS, MISSOURI

Notes To General Purpose Financial Statements (Continued)

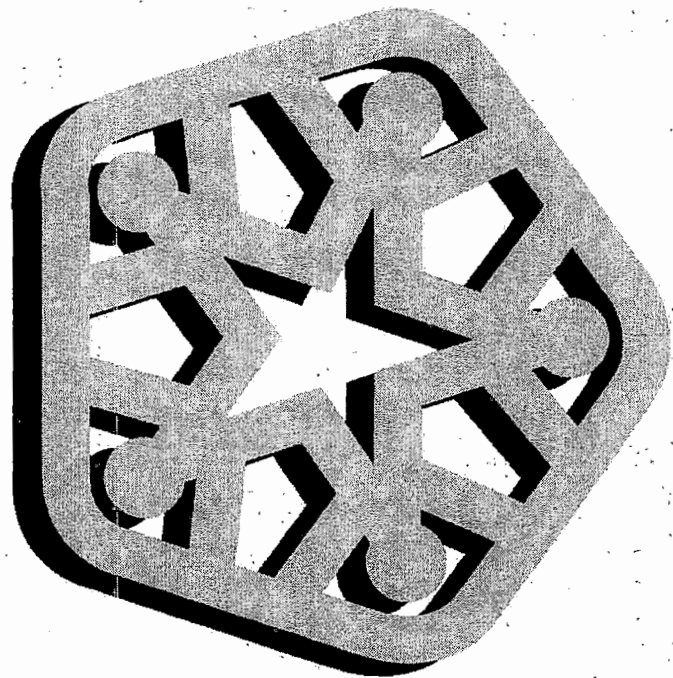
The Joint Venture is owned by the City of St. Peters, Missouri (31.8%) and the City of St. Charles, Missouri (68.2%). In accordance with the Joint Venture agreement, the City of St. Peters, Missouri is responsible for managing and accounting for the daily operations of the Joint Venture, except where concurrence of both cities is required. The Joint Venture receives all of its operating revenue from the water it sells to the Owners. The Owners financed the cost of construction of the pipeline and appurtenant facilities and, therefore, depreciation is excluded from the charges to the Owners. The cumulative investment in the Joint Venture by the City of St. Peters, Missouri through September 30, 2001 includes its proportionate share of water pipeline construction costs and an initial contribution to a water pipeline maintenance fund. Under terms of the Joint Venture agreement, additional contributions to maintain the water pipeline maintenance fund at an agreed-upon base amount may be required. The current base amount is \$500,000 which may be increased to a maximum of \$1,000,000 if maintenance costs so justify.

During 2001, the City of St. Peters, Missouri purchased water from the Joint Venture and paid related pumping charges totaling \$646,632. These costs are included as operating expenses of the City's waterworks/sanitary sewer enterprise fund.

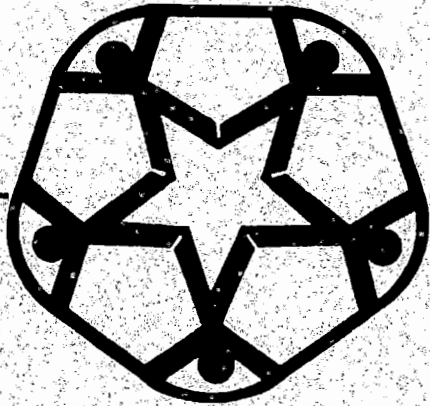
Condensed summary of financial information for the Joint Venture as of and for its fiscal year ended September 30, 2001 is as follows:

Assets	<u>\$ 7,796,830</u>
Liabilities	\$ 474,537
Partnership capital:	
St. Peters	2,903,699
St. Charles	6,227,431
Retained deficit:	
St. Peters	(575,210)
St. Charles	<u>(1,233,627)</u>
	<u>\$ 7,796,830</u>
Operating revenue	\$ 1,563,254
Operating expenses	1,721,761
Nonoperating revenue	<u>42,975</u>
Net Loss	<u>\$ (115,532)</u>

The joint venture issues a financial statement which may be obtained by writing to the St. Peters - St. Charles Water Pipeline Project, One St. Peters Centre Boulevard, St. Peters, Missouri 63376.



Supplementary Data



General Fund

The General Fund is the general operating fund of the City. It is used to account for all financial resources except those required to be accounted for in another fund.

CITY OF ST. PETERS, MISSOURI

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES
IN FUND BALANCE - BUDGET AND ACTUAL - BUDGET BASIS**

GENERAL FUND

For The Year Ended September 30, 2001

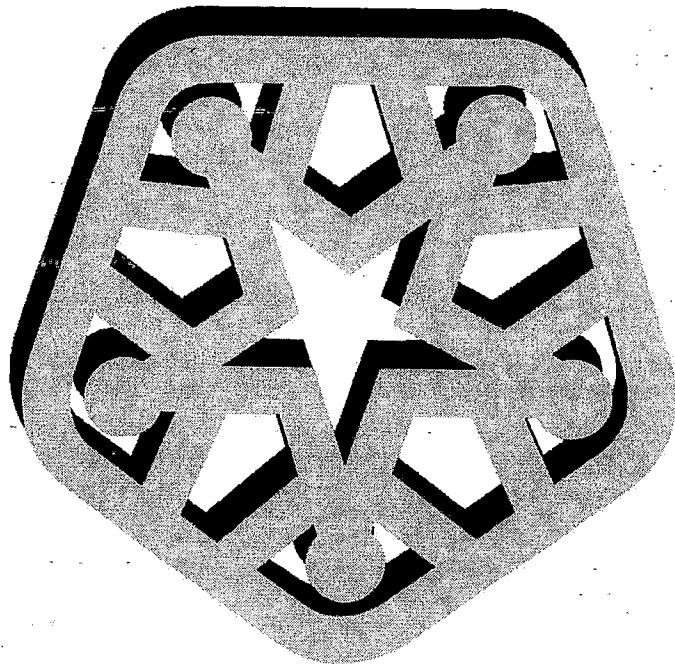
	Revised Budget	Actual	Variance - Favorable (Unfavorable)
Revenues			
Sales tax	\$ 10,150,000	\$ 10,187,081	\$ 37,081
Property tax	4,555,454	4,607,767	52,313
Utility franchise tax:			
Electric	1,700,000	1,629,433	(70,567)
Gas	950,000	892,520	(57,480)
Cablevision	172,000	306,371	134,371
	<u>2,822,000</u>	<u>2,828,324</u>	<u>6,324</u>
Cigarette	225,000	214,221	(10,779)
Licenses and permits	988,400	926,193	(62,207)
Interest	500,000	368,413	(131,587)
Intergovernmental	3,051,244	3,077,251	26,007
Fines and forfeitures	944,000	981,851	37,851
Charges for services	243,383	237,316	(6,067)
	<u>5,952,027</u>	<u>5,805,245</u>	<u>(146,782)</u>
Miscellaneous	262,500	371,617	109,117
Total Revenues	23,741,981	23,800,034	58,053
Expenditures	27,110,939	25,874,161	1,236,778
Revenues Over (Under) Expenditures	(3,368,958)	(2,074,127)	1,294,831
Other Financing Uses			
Operating transfers out	(727,172)	(721,544)	5,628
Revenues Over (Under) Expenditures And Other Financing Uses	(4,096,130)	(2,795,671)	1,300,459
Fund Balance:			
Unreserved:			
Beginning of year	4,821,823	4,821,823	—
Transfer from reserved	223,062	(4,516)	(227,578)
End of year	<u>948,755</u>	<u>2,021,636</u>	<u>1,072,881</u>
Reserved:			
Beginning of year	1,757,946	1,757,946	—
Transfer to unreserved	(223,062)	4,516	227,578
End of year	<u>1,534,884</u>	<u>1,762,462</u>	<u>227,578</u>
	<u>\$ 2,483,639</u>	<u>\$ 3,784,098</u>	<u>\$ 1,300,459</u>

CITY OF ST. PETERS, MISSOURI

SCHEDULE OF EXPENDITURES - BUDGET AND ACTUAL - BUDGET BASIS - GENERAL FUND

For The Year Ended September 30, 2001

	Revised Budget	Actual	Variance Favorable (Unfavorable)
General Government:			
Personal services	\$ 141,428	\$ 134,806	\$ 6,622
Capital outlay	1,300,000	1,362,743	(62,743)
Other	855,430	713,958	141,472
	<u>2,296,858</u>	<u>2,211,507</u>	<u>85,351</u>
Administration:			
Personal services	2,794,189	2,790,343	3,846
Capital outlay	578,694	561,533	17,161
Other	1,780,204	1,484,829	295,375
	<u>5,153,087</u>	<u>4,836,705</u>	<u>316,382</u>
Police:			
Personal services	6,928,938	7,092,520	(163,582)
Capital outlay	361,125	302,338	58,787
Other	576,975	640,988	(64,013)
	<u>7,867,038</u>	<u>8,035,846</u>	<u>(168,808)</u>
Municipal Court:			
Personal services	224,931	216,530	8,401
Capital outlay	5,518	5,591	(73)
Other	25,835	23,350	2,485
	<u>256,284</u>	<u>245,471</u>	<u>10,813</u>
Public Works:			
Personal services	1,770,960	1,785,758	(14,798)
Capital outlay	607,038	461,885	145,153
Other	1,078,425	763,961	314,464
	<u>3,456,423</u>	<u>3,011,604</u>	<u>444,819</u>
Engineering:			
Personal services	1,798,922	1,663,015	135,907
Capital outlay	23,688	22,255	1,433
Other	184,628	130,161	54,467
	<u>2,007,238</u>	<u>1,815,431</u>	<u>191,807</u>
Maintenance:			
Personal services	611,216	610,701	515
Capital outlay	20,750	18,802	1,948
Other	85,100	76,190	8,910
	<u>717,066</u>	<u>705,693</u>	<u>11,373</u>
Health:			
Personal services	474,347	419,693	54,654
Capital outlay	54,675	43,547	11,128
Other	67,325	53,420	13,905
	<u>596,347</u>	<u>516,660</u>	<u>79,687</u>
Parks And Recreation:			
Personal services	2,611,166	2,488,546	122,620
Capital outlay	486,280	455,327	30,953
Other	586,787	569,989	16,798
	<u>3,684,233</u>	<u>3,513,862</u>	<u>170,371</u>
Community Relations:			
Personal services	485,873	443,679	42,194
Capital outlay	160,625	147,996	12,629
Other	172,486	138,787	33,699
	<u>818,984</u>	<u>730,462</u>	<u>88,522</u>
Cultural And Civic Affairs:			
Personal services	164,111	175,069	(10,958)
Capital outlay	2,950	—	2,950
Other	90,320	75,851	14,469
	<u>257,381</u>	<u>250,920</u>	<u>6,461</u>
Total Expenditures	\$ 27,110,939	\$ 25,874,161	\$ 1,236,778



Special Revenue Funds

Special revenue funds are used to account for the proceeds of specific revenue sources (other than major capital projects) that are legally restricted to expenditures for specified purposes. The special revenue funds maintained by the City are as follows:

Transportation Trust Fund

Used to account for transportation sales tax revenues and grants to be used for the construction, reconstruction, repair, and maintenance of streets, roads, and bridges.

Drug Enforcement Agency Fund

Used to account for Federal grant proceeds and other revenues restricted for drug-related law enforcement purposes.

Recreation Fund

Used to account for revenues restricted for recreation purposes.

Special Allocation Fund - City Centre

Used to account for revenues generated by the City Centre TIF district for the payment of debt service expenditures.

Special Allocation Fund - Old Town

Used to account for revenues generated by the Old Town Levy TIF district.

Special Allocation Fund - Lakeside Redevelopment Fund

Used to account for revenues generated by the Lakeside Redevelopment TIF district for the payment of debt service expenditures.

Community Development Block Grant Fund

Used to account for federal grant proceeds that provides assistance to low and moderate income persons.

Local Parks And Stormwater Fund

Used to account for one-tenth sales tax revenue and grant proceeds to be used for park and stormwater projects.

CITY OF ST. PETERS, MISSOURI

COMBINING BALANCE SHEET - SPECIAL REVENUE FUNDS

September 30, 2001

	Transportation Trust Fund	Drug Enforcement Agency Fund	Recreation Fund	Special Allocation Funds			Community Development Block Grant Fund	Local Parks And Storm- water Fund	Total
				City Centre	Old Town	Lakeside Redevelopment			
Assets									
Cash and cash equivalents - unrestricted	\$ 7,267,732	\$ 118,233	\$ 845,238	\$ 1,477,911	\$ 396,415	\$ 12,146	\$ —	\$ 56,821	\$ 10,174,496
Receivables, net of allowances:									
Taxes	453,754	—	—	93,602	—	—	—	90,103	637,459
Intergovernmental	2,415,408	—	—	—	—	—	90,000	—	2,505,408
Accrued Interest	—	—	782	—	—	—	—	—	782
Other	13,070	—	33,476	11,152	5,306	—	—	—	63,004
Inventory/prepays	525	—	8,465	—	—	—	—	—	8,990
Total Assets	\$ 10,150,489	\$ 118,233	\$ 887,961	\$ 1,582,665	\$ 401,721	\$ 12,146	\$ 90,000	\$ 146,924	\$ 13,390,139
Liabilities And Fund Balances									
Liabilities									
Accounts payable	\$ 964,856	\$ —	\$ 91,677	\$ —	\$ —	\$ —	\$ 2,330	\$ 30,532	\$ 1,089,395
Accrued payroll	27,499	—	72,550	—	—	—	—	—	100,049
Accrued vacation	39,220	—	30,309	—	—	—	—	—	69,529
Deposits/guarantee bonds	—	—	94,573	—	—	—	—	—	94,573
Due to other funds	1,936	—	6,715	—	—	—	76,664	—	85,315
Deferred revenue	36,410	—	103,878	—	—	—	10,525	—	150,813
Other liabilities	—	—	608	—	—	—	—	—	608
Total Liabilities	1,069,921	—	400,310	—	—	—	89,519	30,532	1,590,282
Fund Balances									
Reserved for encumbrances	3,489,316	—	35,301	—	—	—	—	—	3,524,617
Reserved for capital improvements	—	—	278,568	—	—	—	—	100,000	378,568
Reserved for inventory/prepays	525	—	8,465	—	—	—	—	—	8,990
Reserved for medical insurance	—	—	29,100	—	—	—	—	—	29,100
Unreserved - undesignated	5,590,727	118,233	136,217	1,582,665	401,721	12,146	481	16,392	7,858,582
Total Fund Balances	9,080,568	118,233	487,651	1,582,665	401,721	12,146	481	116,392	11,799,857
Total Liabilities And Fund Balances	\$ 10,150,489	\$ 118,233	\$ 887,961	\$ 1,582,665	\$ 401,721	\$ 12,146	\$ 90,000	\$ 146,924	\$ 13,390,139

CITY OF ST. PETERS, MISSOURI

COMBINING STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES - SPECIAL REVENUE FUNDS For The Year Ended September 30, 2001

	Transportation Trust Fund	Drug Enforcement Agency	Recreation Fund	Special Allocation Funds			Community Development Block Grant Fund	Local Parks And Stormwater Fund	Total
				City Centre	Old Town	Lakeside Redevelopment			
Revenues									
Sales tax	\$ 5,098,228	\$ —	\$ —	\$ 706,140	\$ 156,068	\$ 9,491	\$ —	\$ 422,721	\$ 6,392,648
Property tax	—	—	—	951,195	111,137	27,634	—	—	1,089,966
Utility franchise tax	—	—	—	2,489	—	—	—	—	2,489
Interest	467,061	7,362	40,548	64,681	12,835	674	—	577	593,738
Intergovernmental	2,605,946	—	—	—	—	—	79,475	—	2,685,421
Charges for services	—	—	3,056,890	—	—	—	—	—	3,056,890
Miscellaneous	274,473	—	154,823	—	—	—	—	—	429,296
Total Revenues	8,445,708	7,362	3,252,261	1,724,505	280,040	37,799	79,475	423,298	14,250,448
Expenditures									
General government	—	—	—	484,473	109,296	3,919	78,994	—	676,682
Police	—	40,059	—	—	—	—	—	—	40,059
Public works	2,897,930	—	—	—	—	—	—	—	2,897,930
Parks and recreation	—	—	3,811,936	—	—	—	—	306,906	4,118,842
Capital outlay	6,447,869	—	—	7,470,000	—	—	—	—	13,917,869
Debt service	—	—	—	1,231,763	—	25,000	—	—	1,256,763
Total Expenditures	9,345,799	40,059	3,811,936	9,186,236	109,296	28,919	78,994	306,906	22,908,145
Revenues Over (Under) Expenditures	(900,091)	(32,697)	(559,675)	(7,461,731)	170,744	8,880	481	116,392	(8,657,697)
Other Financing Sources									
Operating transfers in	—	—	231,544	—	—	—	—	—	231,544
Proceeds from General Long Term Debt	—	—	—	7,470,000	—	—	—	—	7,470,000
Total Other Financing Sources	—	—	231,544	7,470,000	—	—	—	—	7,701,544
Revenues And Other Financing Sources Over (Under) Expenditures	(900,091)	(32,697)	(328,131)	8,269	170,744	8,880	481	116,392	(956,153)
Fund Balances									
Beginning of year	9,980,659	150,930	815,782	1,574,396	230,977	3,266	—	—	12,756,010
End of year	\$ 9,080,568	\$ 118,233	\$ 487,651	\$ 1,582,665	\$ 401,721	\$ 12,146	\$ 481	\$ 116,392	\$ 11,799,857

CITY OF ST. PETERS, MISSOURI

**COMBINING SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES -
BUDGET AND ACTUAL - BUDGET BASIS - SPECIAL REVENUE FUNDS**

For The Year Ended September 30, 2001

Page 3 Of 3

	Community Development Block Grant Fund			Local Parks And Storm Water Fund			Total		
	Revised Budget	Actual	Variance Favorable (Unfavorable)	Revised Budget	Actual	Variance Favorable (Unfavorable)	Revised Budget	Actual	Variance Favorable (Unfavorable)
Revenues									
Sales tax	\$ —	\$ —	\$ —	\$ 490,000	\$ 422,721	\$ (67,279)	\$ 6,994,760	\$ 6,392,648	\$ (602,112)
Property tax	—	—	—	—	—	—	1,037,500	1,089,966	52,466
Utility franchise tax	—	—	—	—	—	—	—	2,489	2,489
Interest	—	—	—	—	577	577	597,000	593,738	(3,262)
Intergovernmental	241,000	79,475	(161,525)	—	—	—	5,249,105	2,685,421	(2,563,684)
Charges for services	—	—	—	—	—	—	3,114,150	3,056,890	(57,260)
Miscellaneous	—	—	—	—	—	—	353,000	429,296	76,296
Total Revenues	241,000	79,475	(161,525)	490,000	423,298	(66,702)	17,345,515	14,250,448	(3,095,067)
Expenditures									
General government	241,000	78,994	162,006	—	—	—	854,471	676,682	177,789
Police	—	—	—	—	—	—	133,770	40,059	93,711
Public works	—	—	—	—	—	—	2,482,997	2,828,882	(345,885)
Parks and recreation	—	—	—	325,000	306,906	18,094	4,327,992	3,988,361	339,631
Street construction	—	—	—	—	—	—	10,405,706	7,913,824	2,491,882
Debt service	—	—	—	—	—	—	1,253,600	1,256,763	(3,163)
Total Expenditures	241,000	78,994	162,006	325,000	306,906	18,094	19,458,536	16,704,571	2,753,965
Revenues Over (Under) Expenditures		481	481	165,000	116,392	(48,608)	(2,113,021)	(2,454,123)	(341,102)
Other Financing Sources									
Operating transfers in	—	—	—	—	—	—	237,172	231,544	(5,628)
Revenues And Other Financing Sources Over (Under) Expenditures		481	481	165,000	116,392	(48,608)	(1,875,849)	(2,222,579)	(346,730)
Fund Balances									
Budget basis:									
Unreserved:									
Beginning of year	—	—	—	—	—	—	10,065,239	10,065,239	—
Transfers from (to) reserved	—	—	—	(100,000)	(100,000)	—	141,980	24,912	(117,068)
End of year	—	481	481	65,000	16,392	(48,608)	8,331,370	7,867,572	(463,798)
Reserved:									
Beginning of year	—	—	—	—	—	—	432,580	432,580	—
Transfer from (to) unreserved	—	—	—	100,000	100,000	—	(141,980)	(24,912)	117,068
End of year	—	—	—	100,000	100,000	—	290,600	407,668	117,068
Budget basis, end of year	\$ —	481	\$ 481	\$ 165,000	116,392	\$ (48,608)	\$ 8,621,970	8,275,240	\$ (346,730)
Encumbrances, end of year	—	—	—	—	—	—	—	3,524,617	—
GAAP basis, end of year	—	\$ 481	—	\$ 116,392	—	—	\$ 11,799,857	—	—

Proprietary Fund Type - Enterprise Funds

Enterprise funds are used to account for operations that are financed and operated in a manner similar to private business enterprises - where the intent of the governing body is that the costs (expenses, including depreciation) of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges.

The City's operations for enterprise activities are:

Waterworks/Sanitary Sewer
Solid Waste
Public Improvement Corporation
Central Materials Processing Facility

CITY OF ST. PETERS, MISSOURI

COMBINING BALANCE SHEET - ENTERPRISE FUNDS

September 30, 2001

	Waterworks/ Sanitary Sewer	Solid Waste	Public Improvement Corporation	Central Materials Processing Facility	Total
Assets					
Current Assets					
Cash and cash equivalents:					
Held by trustees	\$ 2,502,504	\$ —	\$ 688,853	\$ —	\$ 3,191,357
Unrestricted	607,536	200	—	1,000	608,736
Restricted	3,464,761	—	438,328	—	3,903,089
Investments - restricted	182,400	—	—	—	182,400
Receivables, net of allowances:					
Services	1,041,875	379,515	—	69,787	1,491,177
Accrued interest	3,579	—	—	—	3,579
Other	100,948	57,451	—	363,595	526,994
Inventory/prepays	200	100	—	72,969	73,269
Total Current Assets	7,903,803	437,266	1,127,181	512,351	9,980,601
Investment in joint venture	2,494,091	—	—	—	2,494,091
Property, plant, and equipment	58,689,116	2,399,102	7,038,276	5,816,226	73,942,720
Less: Accumulated depreciation	26,028,900	1,300,431	2,575,320	1,902,904	31,807,555
Property, plant, and equipment - net	32,660,216	1,098,671	4,462,956	3,913,322	42,135,165
Total Assets	\$ 43,058,110	\$ 1,535,937	\$ 5,590,137	\$ 4,425,673	\$ 54,609,857
Liabilities And Fund Equity					
Liabilities					
Current Liabilities:					
Accounts payable	\$ 410,751	\$ 1,496	\$ —	\$ 179,687	\$ 591,934
Accrued payroll	66,756	35,210	—	32,234	134,200
Accrued vacation	76,982	40,071	—	31,063	148,116
Accrued interest payable	207,378	—	49,465	—	256,843
Deposits held for others	80,850	—	—	—	80,850
Due to other funds	72,287	148,190	596,245	135,995	952,717
Current portion of revenue bonds payable (payable from restricted assets)	1,045,000	—	235,000	—	1,280,000
Other	34,597	—	—	10,345	44,942
Total Current Liabilities	1,994,601	224,967	880,710	389,324	3,489,602
Long-term portion of revenue bonds payable	12,592,834	—	4,049,014	—	16,641,848
Total Liabilities	14,587,435	224,967	4,929,724	389,324	20,131,450
Fund Equity					
Contributed Capital:					
Other governmental agencies	2,926,329	85,166	—	5,088,894	8,100,389
Developers	10,925,956	—	—	—	10,925,956
Total Contributed Capital	13,852,285	85,166	—	5,088,894	19,026,345
Retained Earnings (Deficit):					
Reserved for revenue bond requirements	3,647,161	—	438,328	—	4,085,489
Unreserved	10,971,229	1,225,804	222,085	(1,052,545)	11,366,573
Total Retained Earnings (Deficit)	14,618,390	1,225,804	660,413	(1,052,545)	15,452,062
Total Fund Equity	28,470,675	1,310,970	660,413	4,036,349	34,478,407
Total Liabilities And Fund Equity	\$ 43,058,110	\$ 1,535,937	\$ 5,590,137	\$ 4,425,673	\$ 54,609,857

CITY OF ST. PETERS, MISSOURI

COMBINING STATEMENT OF REVENUES, EXPENSES AND CHANGES IN FUND EQUITY - ENTERPRISE FUNDS

For The Year Ended September 30, 2001

	Waterworks/ Sanitary Sewer	Solid Waste	Public Improvement Corporation	Central Materials Processing Facility	Total
Operating Revenues					
Water	\$ 2,957,927	\$ —	\$ —	\$ —	\$ 2,957,927
Sewer	2,680,116	—	—	—	2,680,116
Solid Waste	—	2,171,940	—	—	2,171,940
Tap-on fees	364,888	—	—	—	364,888
Tipping fees	—	—	—	1,959,833	1,959,833
Rental income	—	—	432,319	1,900	434,219
Recycling income	—	—	—	1,015,490	1,015,490
Earth Centre	—	—	—	198,811	198,811
Miscellaneous	812,841	126,124	—	7,019	945,984
Total Operating Revenues	6,815,772	2,298,064	432,319	3,183,053	12,729,208
Operating Expenses					
Personnel costs	2,145,475	1,184,230	—	1,244,338	4,574,043
Depreciation	1,954,477	362,616	351,752	431,087	3,099,932
Utilities	382,711	14,329	—	58,723	455,763
Purchased water	646,632	—	—	—	646,632
Wastewater treatment costs	83,857	—	—	760	84,617
Landfill fees	—	710,493	—	1,586,281	2,296,774
Repairs and maintenance	415,697	308,974	—	62,890	787,561
Chemicals and supplies	98,794	1,058	—	2,795	102,647
Professional services	616,979	26,591	—	8,921	652,491
Office expense	88,153	49,119	—	147,343	284,615
Insurance	369,634	37,946	—	58,249	465,829
Gasoline and fuel	31,374	79,118	—	15,171	125,663
Bad debts	27,971	(4,207)	—	2,146	25,910
Rent	45,772	327	—	9,778	55,877
Miscellaneous	54,667	60,106	60	76,162	190,995
Total Operating Expenses	6,962,193	2,830,700	351,812	3,704,644	13,849,349
Operating Income (Loss)	(146,421)	(532,636)	80,507	(521,591)	(1,120,141)
Nonoperating Revenues (Expenses)					
Interest on investments	326,801	—	53,757	1,793	382,351
Bond interest and fees	(851,640)	—	(211,827)	—	(1,063,467)
Amortization of bond issue costs	(32,800)	—	(11,677)	—	(44,477)
Equity loss in joint venture	(41,341)	—	—	—	(41,341)
Nonoperating Revenues (Expenses), Net	(598,980)	—	(169,747)	1,793	(766,934)
Income (Loss) Before Operating Transfers In And Capital Contributions	(745,401)	(532,636)	(89,240)	(519,798)	(1,887,075)
Other Financing Sources (Uses)					
Operating Transfers In	—	490,000	—	—	490,000
Net Loss Before Contributions	(745,401)	(42,636)	(89,240)	(519,798)	(1,397,075)
Capital Contributions	342,992	—	—	—	342,992
Depreciation on contributed assets	874,531	—	—	120,704	995,235
Increase (Decrease) In Retained Earnings	472,122	(42,636)	(89,240)	(399,094)	(58,848)
Fund Equity					
Contributed capital:					
Beginning of year	14,726,816	85,166	—	5,209,598	20,021,580
Depreciation on contributed assets	(874,531)	—	—	(120,704)	(995,235)
End of year	13,852,285	85,166	—	5,088,894	19,026,345
Retained earnings (deficit):					
Beginning of year	14,146,268	1,268,440	749,653	(653,451)	15,510,910
Increase (decrease) in retained earnings	472,122	(42,636)	(89,240)	(399,094)	(58,848)
End of year	14,618,390	1,225,804	660,413	(1,052,545)	15,452,062
Total Fund Equity	\$ 28,470,675	\$ 1,310,970	\$ 660,413	\$ 4,036,349	\$ 34,478,407

CITY OF ST. PETERS, MISSOURI

COMBINING STATEMENT OF CASH FLOWS - ENTERPRISE FUNDS

For The Year Ended September 30, 2001

	Waterworks/ Sanitary Sewer	Solid Waste	Public Improvement Corporation	Central Materials Processing Facility	Total
Reconciliation Of Operating Income (Loss)					
To Net Cash Provided By Operating Activities					
Operating income (loss)	\$ (146,421)	\$ (532,636)	\$ 80,507	\$ (521,591)	\$ (1,120,141)
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities:					
Depreciation	1,954,477	362,616	351,752	431,087	3,099,932
Change in assets and liabilities:					
(Increase) decrease in services receivable	(31,431)	26,751	—	(69,787)	(74,467)
(Increase) decrease in miscellaneous receivables	96,139	(52,407)	—	(110,672)	(66,940)
(Increase) decrease in inventory	367	—	—	(36,332)	(35,965)
Increase in other assets	—	(64)	—	—	(64)
Increase (decrease) in accounts payable	(123,413)	(184,601)	—	43,045	(264,969)
Decrease in accrued payroll	(2,226)	(2,692)	—	(393)	(5,311)
Increase in accrued vacation	9,479	1,366	—	2,186	13,031
Increase in deposits held for others	13,550	—	—	—	13,550
Increase (decrease) in other liabilities	3,569	(8,567)	—	(9,917)	(14,915)
Total Adjustments	1,920,511	142,402	351,752	249,217	2,663,882
Net Cash Provided By (Used In) Operating Activities	1,774,090	(390,234)	432,259	(272,374)	1,543,741
Cash Flows From Noncapital Financing Activities					
Operating transfers in	—	490,000	—	—	490,000
Advances on interfund balances	65,787	23,902	95,269	170,514	355,472
Net Cash Provided By Noncapital Financing Activities	65,787	513,902	95,269	170,514	845,472
Cash Flows From Capital And Related Financing Activities					
Principal paid on revenue bonds	(985,000)	—	(225,000)	—	(1,210,000)
Interest paid on revenue bonds	(532,160)	—	(209,807)	—	(741,967)
Acquisition and construction of capital assets	(2,366,208)	(123,468)	(95,207)	(22,675)	(2,607,558)
Net Cash Used In Capital And Related Financing Activities	(3,883,368)	(123,468)	(530,014)	(22,675)	(4,559,525)
Cash Flows From Investing Activities					
Interest on investments	326,706	—	53,757	1,793	382,256
Net Increase (Decrease) In Cash And Cash Equivalents	(1,716,785)	200	51,271	(122,742)	(1,788,056)
Cash And Cash Equivalents - Beginning Of Year	8,291,586	—	1,075,910	123,742	9,491,238
Cash And Cash Equivalents - End Of Year	\$ 6,574,801	\$ 200	\$ 1,127,181	\$ 1,000	\$ 7,703,182

Noncash Investing, Capital And Financing Activities:

During fiscal year 2001, the waterworks/sanitary sewer fund received \$342,992 in contributed water and sewer lines from developers.

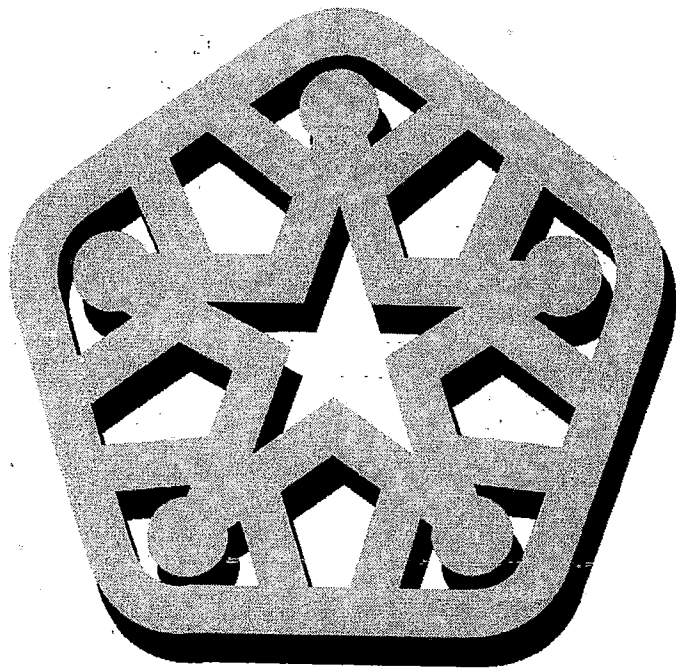
CITY OF ST. PETERS, MISSOURI

**SCHEDULE OF REVENUES, EXPENSES - BUDGET AND ACTUAL -
BUDGET BASIS - ENTERPRISE FUND -
WATERWORKS/SANITARY SEWER FUND -
(UTILITY OPERATING FUND)**

For The Year Ended September 30, 2001

	Revised Budget	Actual*	Variance - Favorable (Unfavorable)
Revenues			
Water and sewer	\$ 5,560,000	\$ 5,638,043	\$ 78,043
Interest	200,000	143,292	(56,708)
Miscellaneous	781,000	807,143	26,143
Total Revenues	6,541,000	6,588,478	47,478
Expenses			
Personnel costs	2,130,666	2,145,475	(14,809)
Utilities	338,900	382,711	(43,811)
Purchased water	586,048	646,632	(60,584)
Wastewater treatment costs	100,000	83,857	16,143
Repairs and maintenance	668,280	403,143	265,137
Professional services	577,775	548,424	29,351
Gas and fuel	34,000	31,374	2,626
Rent	57,100	46,379	10,721
Supplies and other expenses	417,840	641,299	(223,459)
Total Expenses	4,910,609	4,929,294	(18,685)
Net Revenues Before Capital Expenditures And Debt Service And Fees	1,630,391	1,659,184	28,793
Capital expenditures	342,745	57,359	285,386
Debt service and fees (P & I)	1,515,830	1,517,160	(1,330)
Revenues Over (Under) Expenses	\$ (228,184)	\$ 84,665	\$ 312,849

* The City adopts a separate budget for the utility operating fund (part of the waterworks/sanitary sewer enterprise fund). Actual amounts presented above include amounts encumbered at year end which are treated as expenses for purposes of the budget to actual comparison. Additionally, capital expenditures and bond principal payments are recognized as expenses for budget purposes.



General Fixed Assets Account Group

The Account Group is established to account for all fixed assets of the City, other than those accounted for in the proprietary funds.

CITY OF ST. PETERS, MISSOURI

SCHEDULE OF GENERAL FIXED ASSETS BY SOURCE

September 30, 2001

General Fixed Assets

Land	\$ 8,949,156
Buildings	34,922,761
Improvements and construction in progress	5,088,539
Machinery and equipment	12,033,431
Furniture and fixtures	1,082,157
Vehicles and other	4,303,220
	<hr/>
Total General Fixed Assets	\$ 66,379,264

Investment In General Fixed Assets

General fund revenues	\$ 35,720,387
Special revenue fund revenues	718,501
General obligation bonds	29,606,644
Gifts	269,416
State grants	64,316
	<hr/>
Total Investment In General Fixed Assets	\$ 66,379,264

CITY OF ST. PETERS, MISSOURI

SCHEDULE OF GENERAL FIXED ASSETS BY FUNCTION AND ACTIVITY
September 30, 2001

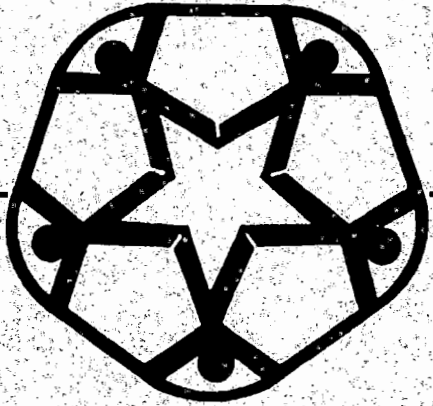
Function And Activity	Land	Buildings	Improvements And Construction In Progress	Machinery And Equipment	Furniture And Fixtures	Vehicles And Other	Total
General government Administration	\$ 7,031,149	\$ 8,317,851	\$ 516,376	\$ 346,864	\$ 306,239	\$ 25,968	\$ 16,544,447
Police	—	2,067,557	555,023	4,491,672	201,848	160,491	7,476,591
Public works	—	973,884	133,906	1,054,780	103,238	997,992	3,263,800
Engineering	111,087	753,057	534,442	2,182,758	21,522	1,179,500	4,782,366
Maintenance	—	14,065	7,486	445,393	63,026	908,137	1,438,107
Health	—	—	118,315	292,848	6,321	58,828	476,312
Parks and recreation	175,986	—	—	33,111	2,146	86,259	297,502
Community relations	1,630,934	22,796,347	3,138,359	2,415,382	306,196	854,825	31,142,043
	—	—	84,632	770,623	71,621	31,220	958,096
	\$ 8,949,156	\$ 34,922,761	\$ 5,088,539	\$ 12,033,431	\$ 1,082,157	\$ 4,303,220	\$ 66,379,264

CITY OF ST. PETERS, MISSOURI

SCHEDULE OF CHANGES IN GENERAL FIXED ASSETS BY FUNCTION AND ACTIVITY

For The Year Ended September 30, 2001

Function And Activity	Balance - October 1, 2000	Additions	Deductions	Balance - September 30, 2001
General government	\$ 14,492,206	\$ 2,415,437	\$ 363,196	\$ 16,544,447
Administration	7,579,723	483,959	587,091	7,476,591
Police	2,936,534	365,334	38,068	3,263,800
Public works	4,240,916	581,226	39,776	4,782,366
Engineering	1,367,873	79,549	9,315	1,438,107
Maintenance	457,126	19,186	—	476,312
Health	257,225	43,547	3,270	297,502
Parks and recreation	29,924,821	1,256,449	39,227	31,142,043
Community relations	792,568	170,812	5,284	958,096
	\$ 62,048,992	\$ 5,415,499	\$ 1,085,227	\$ 66,379,264



Part III - Statistical Section

Table 1

CITY OF ST. PETERS, MISSOURI
GENERAL GOVERNMENTAL EXPENDITURES BY FUNCTION-BUDGET BASIS (1)
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

FUNCTION	2001	2000	1999	1998	1997	1996	1995	1994	1993	1992
General Government	\$2,888	\$1,739	\$898	\$640	\$594	\$848	\$660	\$1,102	\$861	\$811
Administration	4,837	4,373	4,361	3,704	3,500	3,643	2,617	2,511	2,044	1,625
Police	8,076	7,338	6,354	5,142	4,922	4,073	3,853	3,522	3,285	3,087
Municipal Court(2)	245	217	196	175	124	135	136	0	0	0
Public Works	5,841	4,976	4,956	4,142	2,135	2,570	2,390	2,403	2,489	1,999
Engineering	1,815	1,662	1,750	1,409	1,421	1,370	1,110	1,130	1,092	1,012
Maintenance	706	660	671	709	668	658	506	476	500	434
Health	517	454	441	330	413	309	463	203	181	135
Parks and Recreation	7,502	7,608	7,876	5,550	5,468	4,707	3,791	2,528	1,577	1,791
Community Relations	730	767	618	415	404	374	333	629	557	525
Cultural & Civic Affairs(3)	251	309	290	295	246	204	197	0	0	0
Street Construction	7,914	4,548	8,789	10,076	7,265	6,176	8,765	2,339	2,815	525
Debt Service	2,816	2,353	2,327	2,392	2,388	2,426	2,643	3,507	2,156	1,940
Total	\$44,138	\$37,004	\$39,527	\$34,979	\$29,548	\$27,493	\$27,464	\$20,350	\$17,557	\$13,884

(1) Includes general, special revenue, and debt service funds.

(2) Included as part of Police expenditures prior to fiscal year 1995.

(3) Included as part of Community Relations expenditures prior to fiscal year 1995.

Table 2

CITY OF ST. PETERS, MISSOURI
GENERAL GOVERNMENTAL REVENUES BY SOURCE-BUDGET BASIS (1)
LAST TEN FISCAL YEARS
 (amounts expressed in thousands)

<u>SOURCE</u>	<u>2001</u>	<u>2000</u>	<u>1999</u>	<u>1998</u>	<u>1997</u>	<u>1996</u>	<u>1995</u>	<u>1994</u>	<u>1993</u>	<u>1992</u>
Taxes	\$27,101	\$25,526	\$0	\$23,676	\$20,337	\$18,790	\$17,918	\$17,316	\$16,057	\$14,760
Licenses and Permits	926	643	476	389	376	402	415	344	286	230
Interest	1,056	1,302	1,468	2,239	1,618	1,647	1,661	1,097	940	1,009
Intergovernmental	5,763	4,872	3,845	4,792	4,300	4,801	8,301	3,447	1,760	1,713
Fines and Forfeitures	982	969	1,043	762	700	541	528	370	323	264
Charges for Services	3,294	3,396	3,487	3,525	3,014	2,610	2,455	624	303	594
Miscellaneous	829	1,006	370	283	218	377	96	68	48	58
Total	<u>\$39,951</u>	<u>\$37,714</u>	<u>\$10,689</u>	<u>\$35,666</u>	<u>\$30,563</u>	<u>\$29,168</u>	<u>\$31,374</u>	<u>\$23,266</u>	<u>\$19,717</u>	<u>\$18,628</u>

(1) Includes general, special revenue, and debt service funds.

Table 3

CITY OF ST. PETERS, MISSOURI
GENERAL GOVERNMENTAL TAX REVENUES BY SOURCE-BUDGET BASIS (1)
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

SOURCE	2001	2000	1999	1998	1997	1996	1995	1994	1993	1992
Sales Tax	\$16,589	\$15,798	\$14,216	\$13,789	\$12,935	\$11,750	\$11,437	\$11,010	\$9,796	\$8,818
Use Tax (2)	(9)	(10)	(170)	1,289	0	0	0	0	0	0
Property Tax	7,476	7,212	6,525	6,121	5,101	4,769	4,433	4,280	4,183	4,054
Utility Franchise Tax:										
Electric	1,630	1,643	1,602	1,580	1,428	1,445	1,362	1,281	1,334	1,234
Gas	894	500	447	505	522	479	349	434	392	288
Cablevision	307	161	149	139	127	122	108	99	95	80
Cigarette Tax	214	222	243	253	224	225	229	212	257	286
Total	\$27,101	\$25,526	\$23,012	\$23,676	\$20,337	\$18,790	\$17,918	\$17,316	\$16,057	\$14,760

(1) Includes general, special revenue, and debt service funds.

(2) Use tax revenue relates to a local use tax enacted at the State level that was held by the courts to be invalid for future years. The revenue recognized represents the non-refundable portion of the use tax collected by the City. The ability to collect use tax in future years is contingent on voter approval. No such proposition has been submitted to the voters at this time.

Table 4

CITY OF ST. PETERS, MISSOURI
PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

FISCAL YEAR	TOTAL TAX LEVY	CURRENT TAX COLLECTIONS	PERCENTAGE OF CURRENT TAXES COLLECTED	DELINQUENT TAX COLLECTIONS	TOTAL TAX COLLECTIONS	RATIO OF TOTAL TAX COLLECTIONS TO TOTAL TAX LEVY	OUTSTANDING DELINQUENT TAXES	RATIO OF OUTSTANDING DELINQUENT TAXES TO TOTAL TAX LEVY
1992	\$ 3,849	\$ 3,740	97.17%	\$ 73	\$ 3,813	99.06%	\$ 189	4.91%
1993	3,983	3,879	97.39%	79	3,958	99.37%	214	5.37%
1994	4,075	3,986	97.82%	88	4,074	99.98%	215	5.28%
1995	4,210	4,154	98.67%	123	4,277	101.59%	148	3.52%
1996	4,536	4,455	98.21%	78	4,533	99.93%	151	3.33%
1997	4,755	4,696	98.76%	93	4,789	100.72%	117	2.46%
1998	5,452	5,366	98.42%	60	5,426	99.52%	143	2.62%
1999	5,571	5,494	98.62%	93	5,587	100.29%	127	2.28%
2000	6,106	6,032	98.79%	53	6,085	99.66%	148	2.42%
2001	6,111	6,010	98.35%	91	6,101	99.84%	157	2.57%

Table 5

CITY OF ST. PETERS, MISSOURI
ASSESSED AND ESTIMATED ACTUAL VALUE OF PROPERTY (1)
LAST TEN FISCAL YEARS

Fiscal Year	Real Property		Personal Property		Total		Ratio of Total Assessed Value To Total Estimated Actual Value
	Assessed Value	Estimated Actual Value	Assessed Value	Estimated Actual Value	Assessed Value	Estimated Actual Value	
1992	\$ 342,033,321	\$ 1,503,608,635	\$ 71,812,839	\$ 215,654,171	\$ 413,846,160	\$ 1,719,262,806	24.07%
1993	348,223,214	1,535,402,238	75,428,778	226,512,847	423,651,992	1,761,915,085	24.04%
1994	352,730,222	1,551,788,814	83,134,540	249,653,273	435,864,762	1,801,442,087	24.20%
1995	360,543,736	1,599,190,051	90,799,211	272,670,303	451,342,947	1,871,860,354	24.11%
1996	385,235,344	1,718,572,159	99,218,910	297,954,685	484,454,254	2,016,526,844	24.02%
1997	397,499,362	1,780,611,526	109,322,920	328,297,057	506,822,282	2,108,908,583	24.03%
1998	461,162,549	2,063,239,522	122,032,142	366,462,889	583,194,691	2,429,702,411	24.00%
1999	467,821,768	2,097,380,772	123,053,660	369,530,511	590,875,428	2,466,911,283	23.95%
2000	517,402,539	2,330,679,354	132,109,974	396,726,649	649,512,513	2,727,406,003	23.81%
2001	530,444,834	2,387,450,492	144,782,271	434,346,813	675,227,105	2,821,797,305	23.93%

(1) Property is subclassified for purposes of assessment as follows:
 (i) commercial real property - 32% of true value, (ii) residential real property - 19% of true value, (iii) agricultural property - 12% of productivity value, and (iv) personal property - 33-1/3% of book value.

Source: Office of the St. Charles County Clerk.

CITY OF ST. PETERS, MISSOURI
PROPERTY TAX RATES
DIRECT AND OVERLAPPING GOVERNMENTS
LAST TEN FISCAL YEARS
(Per \$100 of Assessed Valuation)
Overlapping School Districts(1)

Fiscal Year	Fort Zumwalt			St. Charles			Francis Howell			St. Charles County Community College		
	Operating	Debt Service	Total	Operating	Debt Service	Total	Operating	Debt Service	Total	Operating	Debt Service	Total
1992	\$3.0200	\$0.7900	\$3.8100	\$3.3100	\$0.4000	\$3.7100	\$3.7100	\$0.8900	\$4.6000	\$0.1000	\$0.1500	\$0.2500
1993	3.3000	0.7900	4.0900	3.3500	0.4000	3.7500	3.7300	0.8900	4.6200	0.1000	0.1500	0.2500
1994	3.2600	0.8300	4.0900	3.4500	0.4000	3.8500	3.7300	0.8900	4.6200	0.1100	0.1400	0.2500
1995	3.2300	0.8600	4.0900	3.4500	0.4000	3.8500	3.7500	0.8900	4.6400	0.1300	0.1200	0.2500
1996	3.2400	0.8600	4.1000	3.6100	0.4100	4.0200	4.2900	0.8900	5.1800	0.1300	0.1200	0.2500
1997	3.2100	0.8900	4.1000	3.6500	0.4100	4.0600	4.2900	0.8900	5.1800	0.1300	0.1200	0.2500
1998	3.6000	0.8900	4.4900	3.5200	0.4900	4.0100	4.0500	0.8900	4.9400	0.1300	0.1200	0.2500
1999	3.7200	0.9000	4.6200	3.8300	0.4500	4.2800	4.0000	0.9400	4.9400	0.1700	0.0800	0.2500
2000	3.4700	0.9000	4.3700	3.7200	0.5500	4.2700	3.9500	0.9400	4.8900	0.1700	0.0800	0.2500
2001	3.3534	0.9000	4.2534	3.6086	0.6614	4.2700	3.7618	0.9313	4.6931	0.1673	0.0800	0.2473

(1) The City is served by three school districts and the St. Charles County Community College District, which began operations in 1986. While all three school districts overlap the City, none of the school districts overlap another school district.

Source: Tax rates provided by respective school district.

Table 6, Cont.

**CITY OF ST. PETERS, MISSOURI
PROPERTY TAX RATES
DIRECT AND OVERLAPPING GOVERNMENTS
LAST TEN FISCAL YEARS
(Per \$100 of Assessed Valuation)**

Fiscal Year	City of St. Peters			St. Charles County			School District(1)	Others(2)	Total
	Operating	Debt Service	Total	Operating	Debt Service	Total			
1992	\$ 0.4800	\$ 0.4500	\$ 0.9300	\$ 0.3200	\$ 0.0400	\$ 0.3600	\$ 4.8500	\$ 0.8800	\$ 7.0200
1993	0.4800	0.4500	0.9300	0.3300	0.0400	0.3700	4.8700	0.9200	7.0900
1994	0.2800	0.6500	0.9300	0.3400	0.0400	0.3800	4.8700	0.9500	7.1300
1995	0.6800	0.2500	0.9300	0.3100	0.0400	0.3500	4.8900	1.2000	7.3700
1996	0.6800	0.2500	0.9300	0.3000	0.0300	0.3300	5.4300	1.2400	7.9300
1997	0.6800	0.2500	0.9300	0.3000	0.0300	0.3300	5.4300	1.2400	7.9300
1998	0.6600	0.2700	0.9300	0.2900	0.0300	0.3200	5.1900	1.1900	7.6300
1999	0.6600	0.2700	0.9300	0.2800	0.0200	0.3000	5.1900	1.2400	7.6600
2000	0.6600	0.2700	0.9300	0.2600	0.0200	0.2800	5.1400	1.2300	7.5800
2001	0.6400	0.2600	0.9000	0.2480	0.0013	0.2493	4.9400	1.3000	7.3893

- (1) The City is served by three school districts and the St. Charles County Community College District, which began operations in 1986. While all three school Districts overlap the City, none of the school districts overlap another school district. Accordingly, the tax rate for the School District represents the largest rate for a school district in any year plus the tax rate for the Community College.
- (2) Includes the tax rate for Central County Fire and Rescue, St. Charles County Ambulance District, Handicapped Facilities Board, St. Charles County Dispatch & Alarm Agency and St. Charles County Library District.
- (3) In addition to the tax rate shown, there is a \$.53 tax rate (surcharge) imposed on all commercial properties located in St. Charles County.

CITY OF ST. PETERS, MISSOURI
RATIO OF NET GENERAL OBLIGATION BONDED DEBT
TO ASSESSED VALUE AND NET GENERAL OBLIGATION BONDED DEBT PER CAPITA
LAST TEN FISCAL YEARS

Fiscal Year	Population(1)	Assessed Value	Gross Bonded Debt	Less Debt Service Fund	Net Bonded Debt	Ratio of Net Bonded Debt to Assessed Value	Net Bonded Debt per Capita
1992	45,000	\$ 413,846,160	\$ 12,905,000	\$ 1,233,545	\$ 11,671,455	2.82%	259
1993	46,300	423,651,992	27,705,000	1,068,579	26,636,421	6.29%	575
1994	47,200	435,864,762	26,355,000	464,642	25,890,358	5.94%	549
1995	48,100	451,342,947	25,400,000	827,698	24,572,302	5.44%	511
1996	49,000	484,454,254	24,600,000	898,658	23,701,342	4.89%	484
1997	49,500	506,822,282	24,270,000	1,138,767	23,131,233	4.56%	467
1998	50,300	583,194,691	23,240,000	1,202,106	22,037,894	3.78%	438
1999	50,850	590,875,428	22,435,000	970,755	21,464,245	3.63%	422
2000	51,381	649,512,513	31,205,000	1,381,538	29,823,462	4.59%	580
2001	53,000	675,227,105	29,995,000	1,719,317	28,275,683	4.19%	534

(1) Estimates made by the City.

CITY OF ST. PETERS, MISSOURI
RATIO OF ANNUAL DEBT SERVICE EXPENDITURES
FOR GENERAL OBLIGATION BONDED DEBT
TO TOTAL GENERAL GOVERNMENTAL EXPENDITURES
LAST TEN FISCAL YEARS
(AMOUNTS EXPRESSED IN THOUSANDS)

Fiscal Year	Principal	Interest	Total Debt Service	Total General Governmental Expenditures	Ratio of Debt Service to General Governmental Expenditures
1992	\$ 925	\$ 1,015	\$ 1,940	\$ 13,884	14.0%
1993	1,200	956	2,156	17,557	12.3%
1994	1,350	2,157	3,507	20,350	17.2%
1995	955	1,688	2,643	27,464	9.6%
1996	800	1,626	2,426	27,493	8.8%
1997	550	1,838 (1)	2,388	29,548	8.1%
1998	1,030	1,362	2,392	34,979	6.8%
1999	1,075	1,252 (2)	2,327	39,527	5.9%
2000	1,230	1,123	2,353	37,004	6.4%
2001	1,210	1,606	2,816	44,138	6.4%

(1) Includes \$ 581,000 contribution from bond reserves toward the refunding of the 1988 and 1989 general obligation bonds.

(2) Includes \$ 247,000 contribution from bond reserves toward the refunding of the 1993 general obligation bonds.

CITY OF ST. PETERS, MISSOURI
COMPUTATION OF DIRECT AND OVERLAPPING BONDED DEBT
GENERAL OBLIGATION BONDS
SEPTEMBER 30, 2001

Jurisdiction	Net General Obligation Bonded Debt Outstanding(1)	Percentage Applicable to St. Peters(2)	Amount Applicable to St. Peters
Direct:			
City of St. Peters	\$29,995,000	100.00%	\$29,995,000
Overlapping:			
Central County Fire and Rescue	5,000,000	64.80%	3,240,000
St. Charles County Community College	33,295,000	17.84%	5,939,828
St. Charles School District	32,520,716	7.14%	2,321,979
Fort Zumwalt School District R-II	94,700,000	32.52%	30,796,440
Francis Howell School District	155,638,987	21.60%	33,618,021
Total Overlapping	\$321,154,703		\$75,916,268
 Total Direct And Overlapping Bonded Debt	 \$351,149,703		 \$105,911,268

(1) Outstanding bond amounts were provided by the respective taxing district.

(2) Percentages were based on total assessment data provided by the respective taxing district and by the office of the St. Charles County Assessor.

Table 10

CITY OF ST. PETERS, MISSOURI
REVENUE BOND COVERAGE
WATERWORKS/SANITARY SEWER FUND-BUDGET BASIS
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

Fiscal Year	Gross Revenues	Operating Expenses(1)	Net Revenue Available For Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
1992	\$ 4,267	\$ 2,388	\$ 1,879	\$ 335	\$ 603	\$ 938	2.003
1993	4,010	2,323	1,687	640	774	1,414	1.193
1994	4,487	2,601	1,886	605	844	1,449	1.302
1995	4,903	2,774	2,129	675	815	1,490	1.429
1996	5,351	3,139	2,212	705	783	1,488	1.487
1997	5,714	3,760	1,954	790	740	1,530	1.277
1998	5,501	3,929	1,572	825	695	1,520	1.034
1999	5,834	4,242	1,592	865	645	1,510	1.054
2000	6,129	4,375	1,754	910	592	1,502	1.168
2001	6,588	4,929	1,659	985	529	1,514	1.096

(1) Represents total budget basis operating expenses less capital outlay.

Table 11

CITY OF ST. PETERS, MISSOURI
PRINCIPAL TAXPAYERS
SEPTEMBER 30, 2001

<u>Taxpayer</u>	<u>Type of Business</u>	<u>2000 Assessed Value</u>	<u>Percentage of Total Assessed Valuation(1)</u>
Westfield America	Mid Rivers Mall	\$17,259,240	2.56%
Airwick Industries, Inc. (Reckitt & Coleman, Inc.)	Chemicals	11,061,910	1.64%
Nationwide Life Insurance Co.	Life Insurance	3,910,880	0.58%
May Co. Inc	Department Store	3,578,057	0.53%
Grewe Limited Partnership	Strip Mall	3,219,190	0.48%
JC Penney's Properties, Inc.	Department Store	3,179,039	0.47%
John H. Harland Printing Co	Printing	3,071,010	0.45%
Sears, Roebuck and Company	Department Store	3,049,950	0.45%
Wentzway Corp	Strip Mall	2,894,030	0.43%
Capital Dierbergs Properties	Strip Center	2,884,745	0.43%

(1) Based on 2000 assessed valuation equal to \$675,227,105

Source: Office of the St. Charles County Assessor.

**CITY OF ST. PETERS, MISSOURI
DEMOGRAPHIC STATISTICS
LAST TEN FISCAL YEARS**

Year	Population(1)	Per Capita Income(2)	Unemployment Rate(3)
1992	45,000		4.10%
1993	46,300		5.00%
1994	47,200		3.30%
1995	48,100		3.00%
1996	49,000		2.60%
1997	49,500		2.40%
1998	50,300		2.80%
1999	50,850		1.50%
2000	51,381		2.20%
2001	53,000		na

School Enrollment Last Ten Years(4)

Year	Fort Zumwalt	St. Charles	Francis Howell
1992	11,165	6,380	14,645
1993	11,850	6,395	15,432
1994	12,000	6,393	15,491
1995	11,449	6,380	16,413
1996	12,595	6,561	17,325
1997	13,720	6,587	18,240
1998	14,488	6,338	18,108
1999	16,000	6,205	18,831
2000	16,099	6,190	18,773
2001	16,615	5,876	18,490

(1) Estimates made by the City.

(2) Per capita income represents the periodic estimates made by the Bureau of Census.

(3) All figures are estimates of the Missouri Division of Employment Security.

(4) Data provided by the respective school district.

Table 13

CITY OF ST. PETERS, MISSOURI
PROPERTY VALUE AND CONSTRUCTION
LAST TEN FISCAL YEARS

Year	Property Value				Commercial Construction(1)		Residential Construction(2)	
	Residential	Commercial	Agricultural	Total	Number Of Units	Value	Number Of Units	Value
	1992	\$ 1,066,802,632	\$ 434,620,503	\$ 2,185,500	\$ 1,503,608,635	13	\$ 5,909,415	405
1993	1,097,436,684	435,771,888	2,193,667	1,535,402,239	15	4,144,079	565	48,978,445
1994	1,098,131,526	448,231,788	5,425,500	1,551,788,814	51	27,116,434	421	42,359,327
1995 (3)	1,156,450,105	438,447,113	4,292,833	1,599,190,051	29	28,914,889	381	41,791,488
1996	1,259,878,053	454,076,106	4,618,000	1,718,572,159	44	37,487,781	340	38,310,621
1997	1,320,006,163	457,127,738	3,477,625	1,780,611,526	50	25,961,590	327	32,986,885
1998	1,526,562,921	533,572,009	3,104,592	2,063,239,522	45	23,366,288	365	36,492,082
1999	1,559,386,211	534,895,203	3,099,358	2,097,380,772	58	47,951,903	264	26,328,171
2000	1,750,733,379	575,848,400	4,097,575	2,330,679,354	58	38,154,195	150	12,095,946
2001	1,790,658,526	593,023,391	3,768,575	2,387,450,492	40	24,923,011	823	49,161,645

(1) Excludes permits issued for miscellaneous purposes and tenant finishes.

(2) Excludes permits issued for miscellaneous purposes.

(3) The decline in commercial property assessment and increase in residential assessment is attributable to a legislative change which reclassified apartments from commercial to residential.

Source: Property values were provided by the St. Charles County Clerk.
 Construction data from the City of St. Peters, Missouri.

**CITY OF ST. PETERS, MISSOURI
MISCELLANEOUS STATISTICS
SEPTEMBER 30, 2001**

Date of Incorporation	1910
Form of Government	City Administrator
Number of employees (excluding police officers):	
Full-time	297
Part-time and seasonal	249
Area in square miles	21.8
 City of St. Peters facilities and services:	
Miles of streets	222
Number of street lights	2,032
Culture and recreation:	
Community centers:	
City Hall	1
Cultural Arts Center	1
Sports Center(gymnasium)	1
Senior Citizen Center(includes a fitness trailer)	1
REC-PLEX(2 pools; ice rink; ice/in-link rink; gymnasium; fitness facilities)	1
Parks	19
Park acreage	580
Golf Courses	1
Outdoor swimming pools	3
Tennis Courts	7
Miles of hiking/biking trails	9.1
Police Protection:	
Number of stations	1
Number of police officers	83
Average number of physical arrests per month	186
Average number of calls for service per month	3,000
Sewerage System:	
Miles of sanitary sewers	210
Number of treatment plants	1
Number of service connections	16,368
Daily average treatment in gallons	4,980,000
Daily capacity of treatment plant in gallons	6,900,000
Miles of storm sewers	122
Water System:	
Miles of water mains	229
Number of service connections	15,632
Number of fire hydrants	1,198
Daily average consumption in gallons	4,920,000
Maximum daily capacity in gallons:	
Water treatment plant	6,000,000
City of St. Louis system(per contract)	9,858,000

CITY OF ST. PETERS, MISSOURI
MISCELLANEOUS STATISTICS
SEPTEMBER 30, 2001.

Facilities and services not included in the reporting entity:

Fire Protection(1):	
Number of stations	7
Number of employees:	
Full-time	75
Volunteers	15
Average number of calls per month	335
Average number of inspections conducted per month	355
Education:	
Number of elementary schools(2)	17
Number of certified elementary school instructors(2)(3)	780
Number of secondary schools(2)	5
Number of certified secondary school instructors(2)	510
Number of community colleges(4)	1
Number of universities(satellite campus)	1
Hospitals:	
Number of hospitals	1
Number of licensed patient beds	111

Largest Employers:

Number of employees:	
MEMC (5)	1,314
Barnes St. Peters Hospital	703
Fort Zumwalt School District R-II	612
City of St. Peters	580
Francis Howell School District R-III	365
Continental Sprayers	280
National Information Solutions	280
Schnucks	240
Reckitt & Benckiser Inc.	203
Wainwright Industries	200
Dierbergs	129
Didion & Sons Foundry Company	120

- (1) Two districts provide fire protection to the City. During fiscal year 1998, St. Peters Fire Protection District consolidated with St. Charles Fire Protection District forming Central County Fire and Rescue. These statistics are for Central County Fire and Rescue as it covers the majority of the City.
- (2) These numbers reflect private schools and schools in the public districts that service residents of the City of St. Peters.
- (3) The private schools were unable to provide the number of certified teachers at the time this survey was taken.
- (4) The community college campus is less than one mile from the City limits.
- (5) Located adjacent to corporate limits of St. Peters.