

**TREDYFFRIN TOWNSHIP  
FINANCIAL REPORT  
ELEVEN MONTHS ENDING NOVEMBER 30, 2023**



	Revenue	YTD Expense	Total
General Fund	21,552,163	19,620,408	1,931,755
Sewer Utility Fund	5,338,663	4,868,242	470,421
Stormwater Fund	824,293	824,293	-
Capital Fund	3,087,150	3,087,150	-
Total	<u><u>29,977,976</u></u>	<u><u>27,575,800</u></u>	<u><u>2,402,176</u></u>

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**TREDYFFRIN TOWNSHIP**  
**FINANCIAL REPORT EXECUTIVE SUMMARY**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

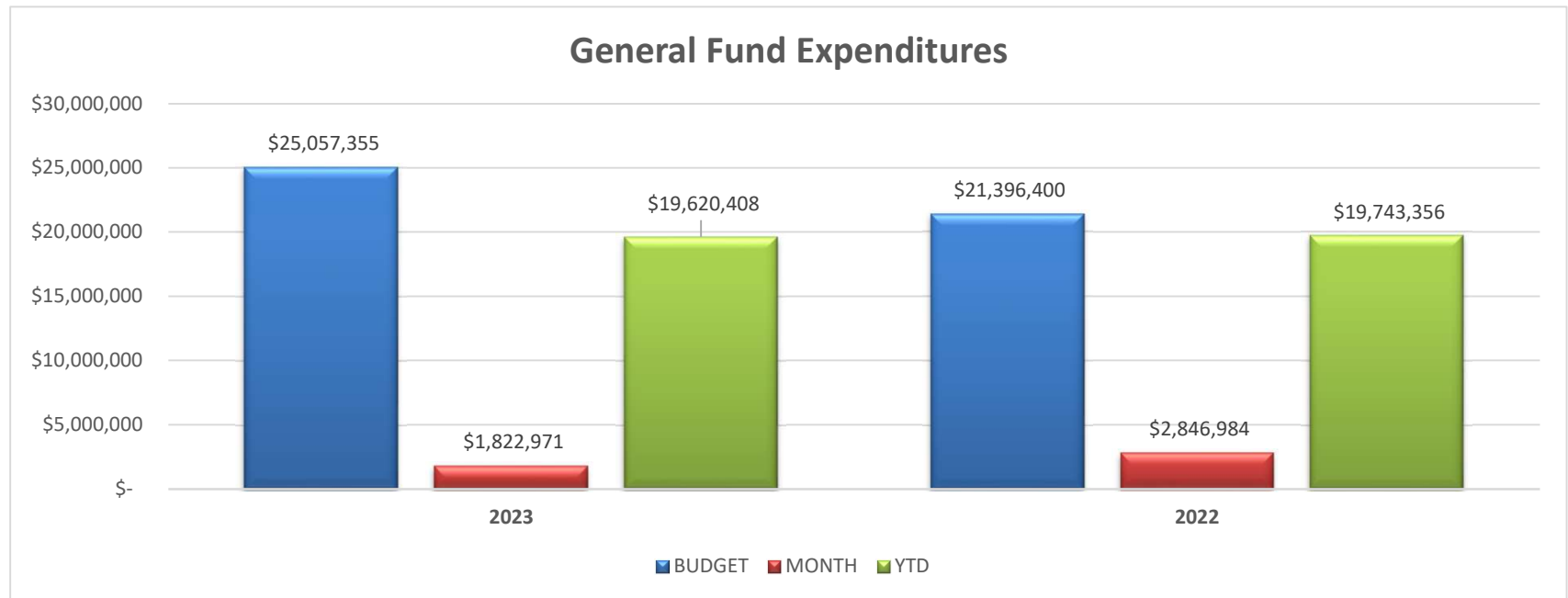
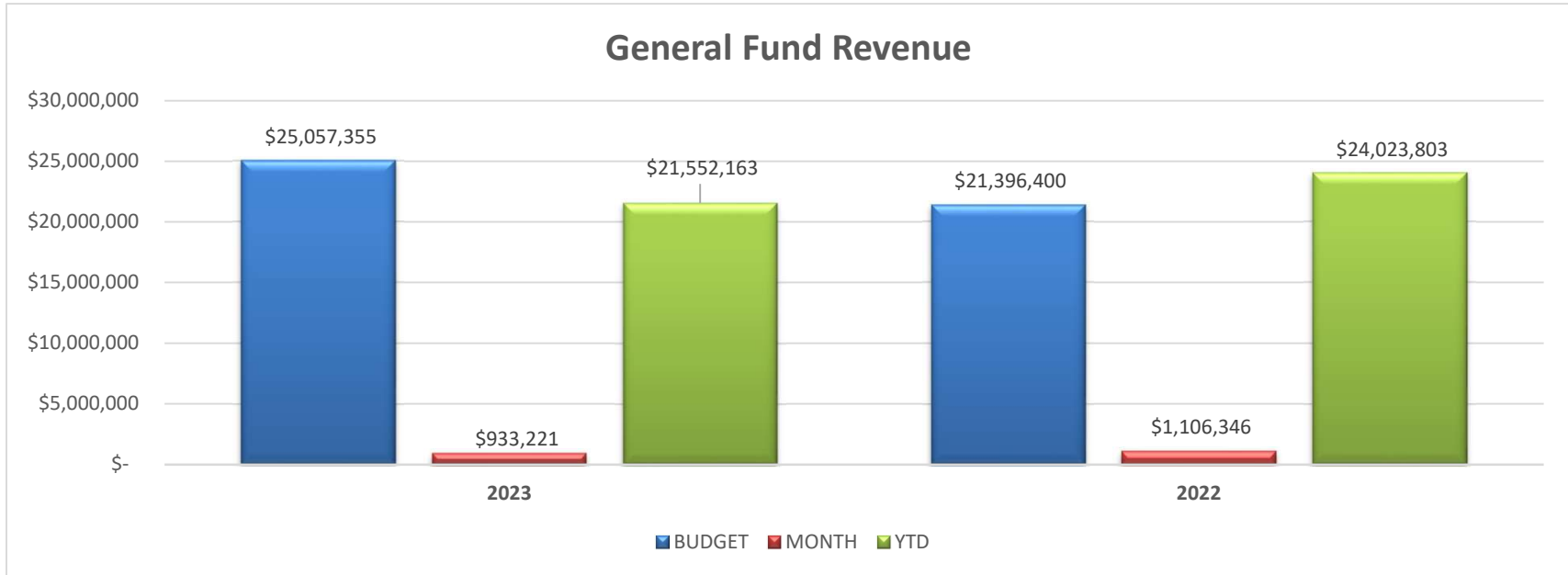
<u>Page(s)</u>	<u>Line Item Description</u>	<u>Comments</u>
3	RE Transfer Tax	RE Transfer Tax revenue totaled \$243k in November and had 33 total transactions. The number of transactions are down 31% from the previous year. We believe these number are the result of high mortgage rates which are not expected to decrease in the CY. While down, we expect revenue to exceed the CY Budget.
3	Licenses & Permits	YTD revenue totals \$2.80M vs. \$3.37M in the PY, mainly due to a decrease in Building Permit Revenue. We did expect a decrease in revenue in the CY budget.
3	Interest & Rents	YTD revenue totals \$1.03M which exceeds the \$180k budget. Performance is being driven by higher than expected interest rates.
3	Supplies	Due to a mild winter, salt purchases are down over \$100k, which is the majority of the \$163k decrease from the PY.
3	Professional Services	Reimbursable engineering fees are the main reason for the \$140k increase over the PY.
6	Fees & Other Income	YTD revenue totals \$1.16M which exceeds the \$570k budget. The majority of that performance is from interest income which is being driven by higher than expected interest rates.
11	Other Grants	The Township was finally reimbursed for expenses from Hurricane IDA (2019). These funds will go towards the Pugh Road Culvert Project.

**Note: The Monthly Financial Summaries being presented are on the "cash basis" of accounting. Some of the minor variances noted are the direct cause of using this basis of accounting.**

**TREDYFFRIN TOWNSHIP**  
**GENERAL FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

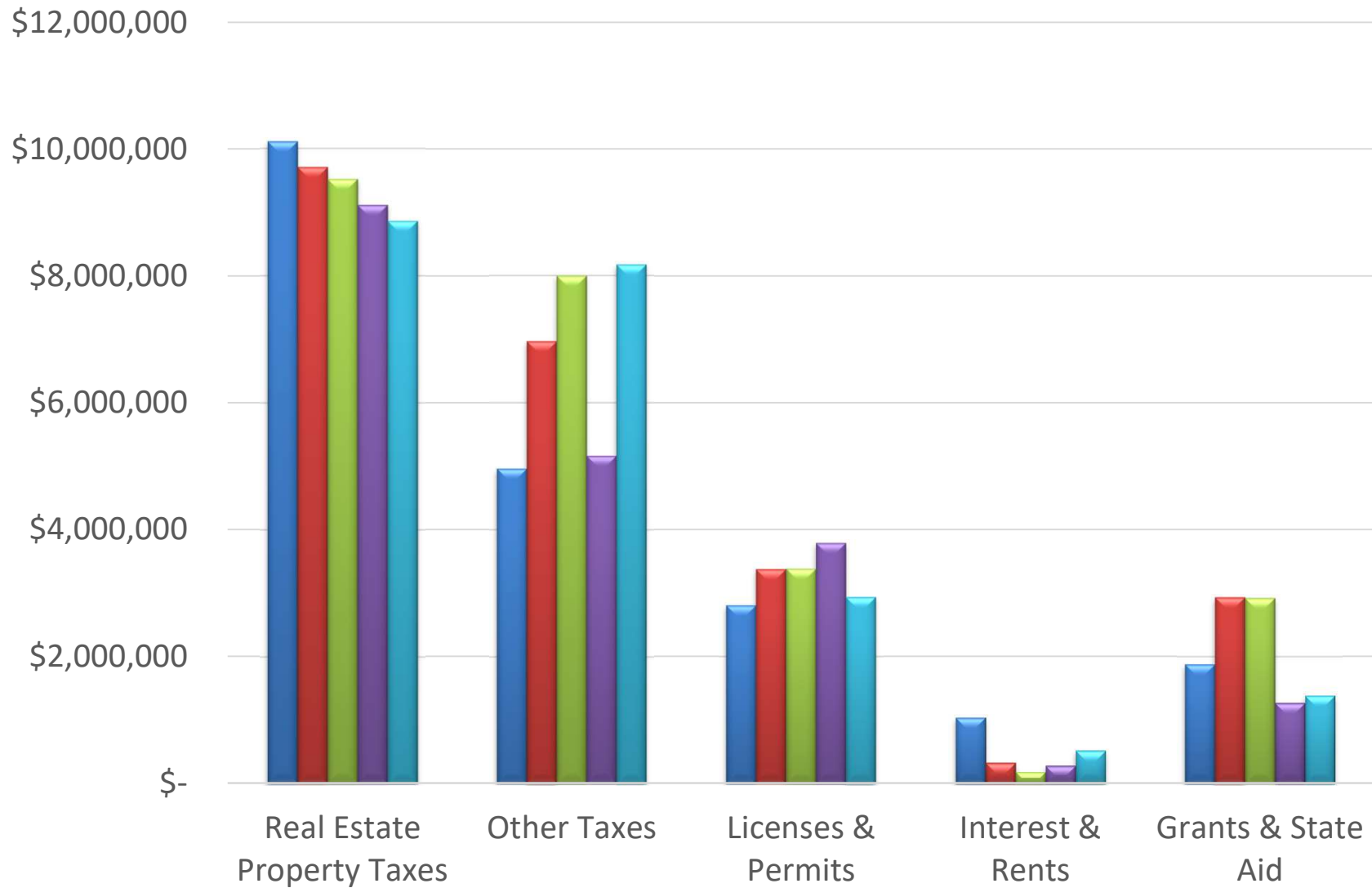
	2023				2022			
	Budget	Current Month	Year-to-Date	Percent of Budget	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues</b>								
Real Estate Property Taxes	\$ 9,946,000	\$ 1,955	\$ 10,115,426	101.70%	\$ 9,398,000	\$ 6,463	\$ 9,711,349	103.33%
Other Taxes	5,800,000	427,187	4,960,812	85.53%	5,700,000	654,775	6,966,520	122.22%
Licenses & Permits	2,897,875	291,410	2,801,036	96.66%	3,128,375	345,261	3,366,189	107.60%
Fines & Forfeits	128,000	6,260	104,502	81.64%	128,500	9,205	106,846	83.15%
Interest & Rents	386,000	113,336	1,028,127	266.35%	245,000	46,506	326,707	133.35%
Grants & State Aid	1,350,250	14,336	1,876,733	138.99%	1,184,465	1,449	2,927,600	247.17%
Certs & Extra Duty	188,800	15,495	204,442	108.28%	143,800	33,562	277,880	193.24%
Parks & Rec Fees	246,500	33,756	281,494	114.20%	242,000	11,977	219,400	90.66%
Other Revenues	118,930	29,486	179,591	151.01%	96,500	(2,852)	121,312	125.71%
Reserves - Berwyn Fire								
Company Contribution	3,150,000	-	-	0.00%	-	-	-	0.00%
Reserves	845,000	-	-	0.00%	1,129,760	-	-	0.00%
<b>Total Revenues</b>	<b>\$ 25,057,355</b>	<b>\$ 933,221</b>	<b>\$ 21,552,163</b>	<b>86.01%</b>	<b>\$ 21,396,400</b>	<b>\$ 1,106,346</b>	<b>\$ 24,023,803</b>	<b>112.28%</b>

	2023				2022			
	Budget	Current Month	Year-to-Date	Percent of Budget	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures</b>								
Salaries	\$ 9,988,000	\$ 1,267,333	\$ 9,189,984	92.01%	\$ 9,678,800	\$ 855,317	\$ 8,705,883	89.95%
Benefits	6,576,590	324,800	5,396,560	82.06%	6,655,560	1,201,450	6,184,107	92.92%
Training	103,690	5,752	112,149	108.16%	118,590	17,198	98,394	82.97%
Supplies	647,950	24,646	426,656	65.85%	598,800	55,892	589,749	98.49%
Professional Services	862,100	115,480	1,175,376	136.34%	912,000	39,961	1,033,985	113.38%
Communication	102,700	7,019	70,559	68.70%	95,950	4,748	87,480	91.17%
Insurance	403,975	33,790	375,661	92.99%	294,125	14,868	227,049	77.19%
Utilities	307,500	4,943	256,183	83.31%	259,500	10,533	199,202	76.76%
Repair & Maintenance	589,000	51,502	729,262	123.81%	538,000	54,874	602,393	111.97%
Rentals	36,300	1,702	34,907	96.16%	36,150	3,491	28,473	78.76%
Other Services & Charges	317,600	12,173	257,567	81.10%	226,300	16,522	158,968	70.25%
Information Technology	232,075	901	151,772	65.40%	204,050	12,893	161,486	79.14%
Contributions	4,721,100	20	1,248,123	26.44%	1,398,100	90,520	1,276,458	91.30%
Debt Service	493,850	-	493,635	99.96%	495,650	395,315	495,640	100.00%
Transfers	-	-	-	0.00%	100,000	91,333	91,333	91.33%
Interdepartmental Expense								
Allocation	(325,075)	(27,090)	(297,986)	91.67%	(215,175)	(17,931)	(197,244)	91.67%
<b>Total Expenditures</b>	<b>\$ 25,057,355</b>	<b>\$ 1,822,971</b>	<b>\$ 19,620,408</b>	<b>78.30%</b>	<b>\$ 21,396,400</b>	<b>\$ 2,846,984</b>	<b>\$ 19,743,356</b>	<b>92.27%</b>

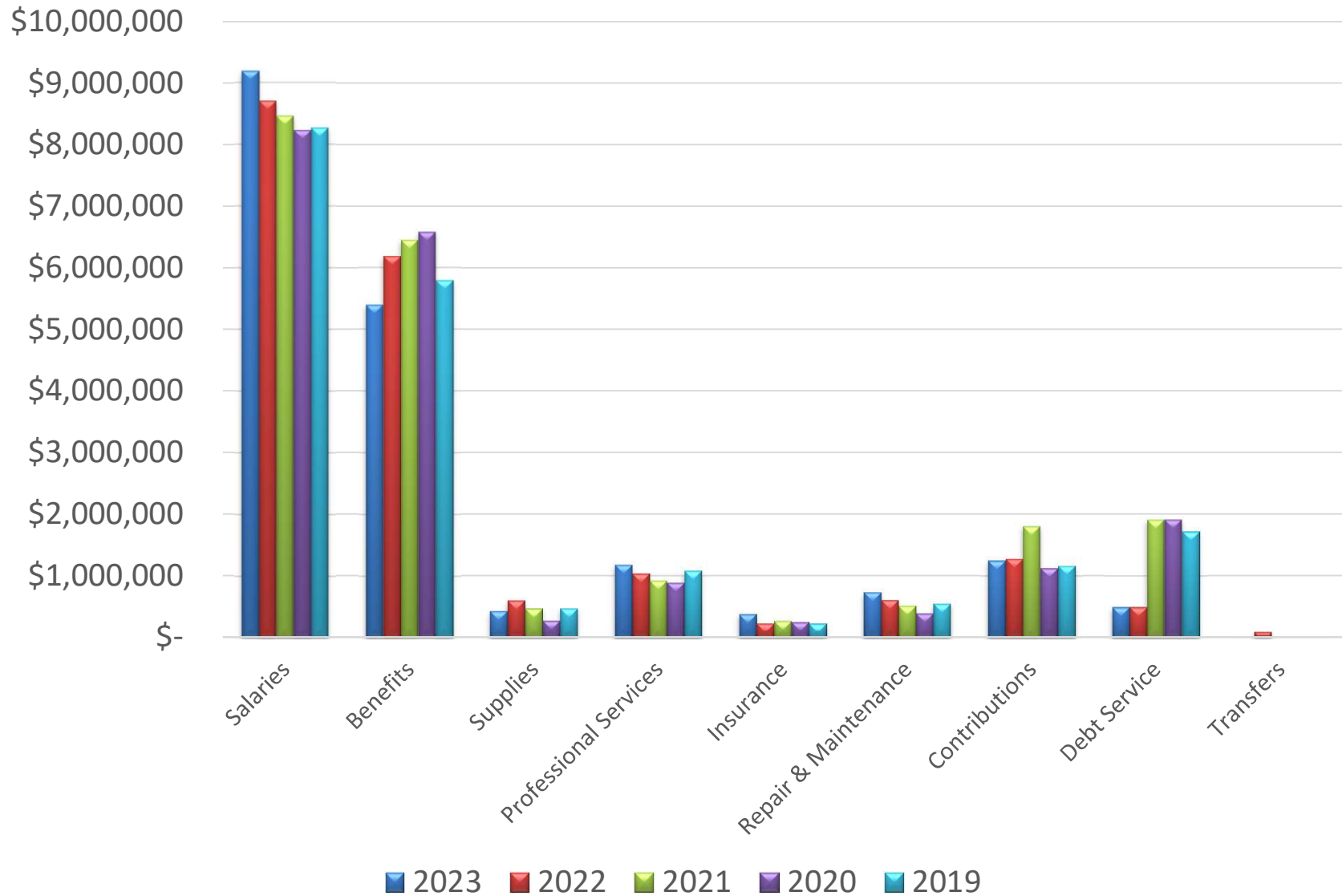


## General Fund Revenue History

2023 2022 2021 2020 2019



## General Fund Expense History



**TREDYFFRIN TOWNSHIP SEWER FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues - Operating</b>				
Sewer Utility Fee	\$ 4,554,865	\$ 375,098	\$ 4,176,736	91.70%
Fees & Other Income	570,000	128,043	1,161,927	203.85%
Reserves	384,370	-	-	0.00%
<b>Total Revenues</b>	<b>\$ 5,509,235</b>	<b>\$ 503,141</b>	<b>\$ 5,338,663</b>	<b>96.90%</b>

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures - Operating</b>				
Salaries	\$ 676,600	\$ 73,150	\$ 573,442	84.75%
Benefits	314,710	16,572	224,553	71.35%
Training	9,500	673	7,238	76.19%
Supplies	85,700	3,005	45,666	53.29%
Treatment & Conveyance	3,175,500	131,916	2,589,706	81.55%
Professional Services	123,500	1,518	443,480	359.09%
Communication	23,250	1,392	23,657	101.75%
Insurance	20,000	1,690	18,820	94.10%
Utilities	277,500	28,528	239,523	86.31%
Repair & Maintenance	715,500	6,822	589,476	82.39%
Rentals	6,500	-	6,606	101.63%
Other Services & Charges	11,000	(102)	49,361	448.74%
MIS Services & Charges	22,500	-	13,195	58.64%
Interdepartmental Expense Allocation	47,475	3,956	43,519	91.67%
<b>Total Expenditures</b>	<b>\$ 5,509,235</b>	<b>\$ 269,120</b>	<b>\$ 4,868,242</b>	<b>88.37%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ 4,498,829	\$ 368,461	\$ 4,130,166	91.81%
	80,000	70,404	395,986	494.98%
	983,631	(74,340)	8,940	0.91%
	<b>\$ 5,562,460</b>	<b>\$ 364,525</b>	<b>\$ 4,535,092</b>	<b>81.53%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ 619,600	\$ 45,564	\$ 457,456	73.83%
	314,860	17,819	240,192	76.29%
	7,000	701	8,416	120.23%
	91,000	687	59,381	65.25%
	3,176,000	121,137	2,483,193	78.19%
	151,500	22,812	99,467	65.65%
	21,100	901	11,784	55.85%
	20,000	1,026	57,211	286.06%
	305,500	15,557	237,519	77.75%
	612,500	120,017	654,724	106.89%
	4,500	-	5,363	119.18%
	11,000	404	4,338	39.44%
	12,725	-	18,848	148.12%
	215,175	17,900	197,200	91.65%
	<b>\$ 5,562,460</b>	<b>\$ 364,525</b>	<b>\$ 4,535,092</b>	<b>81.53%</b>

**TREDYFFRIN TOWNSHIP SEWER FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

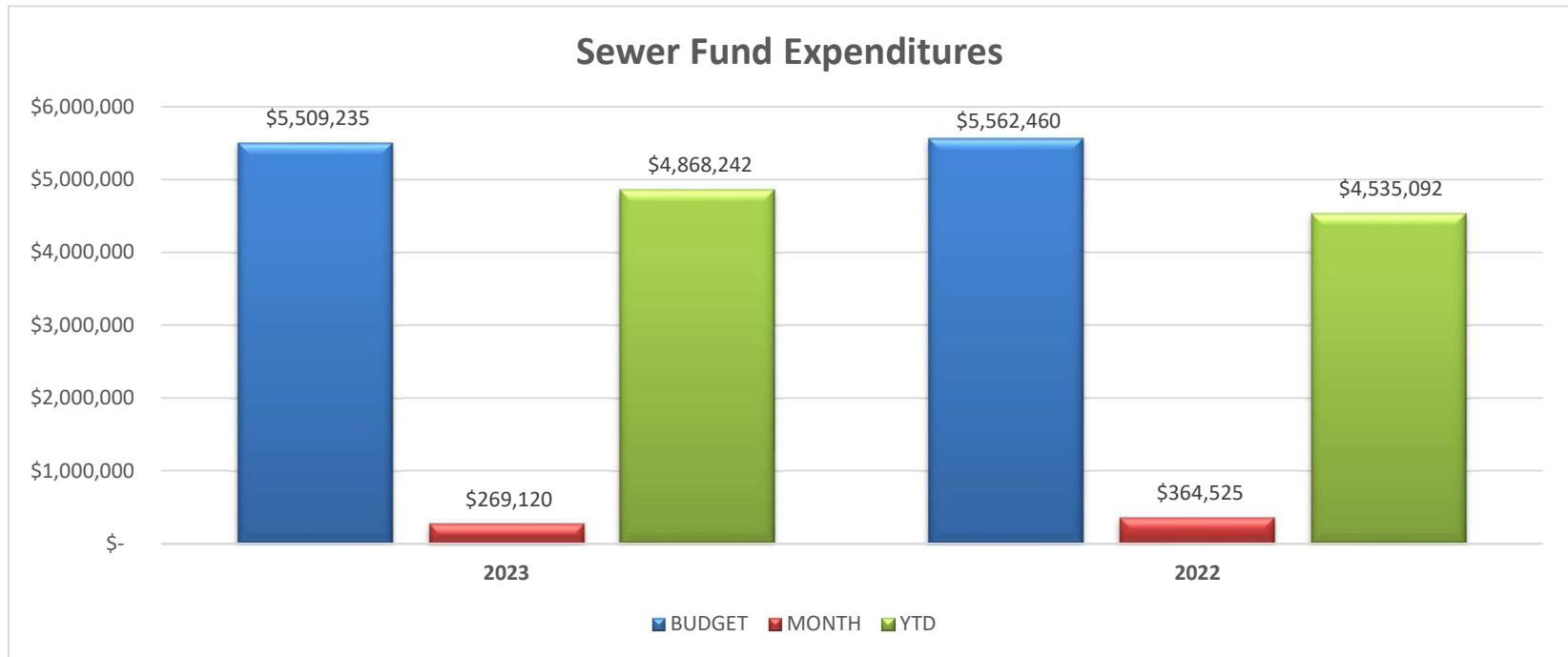
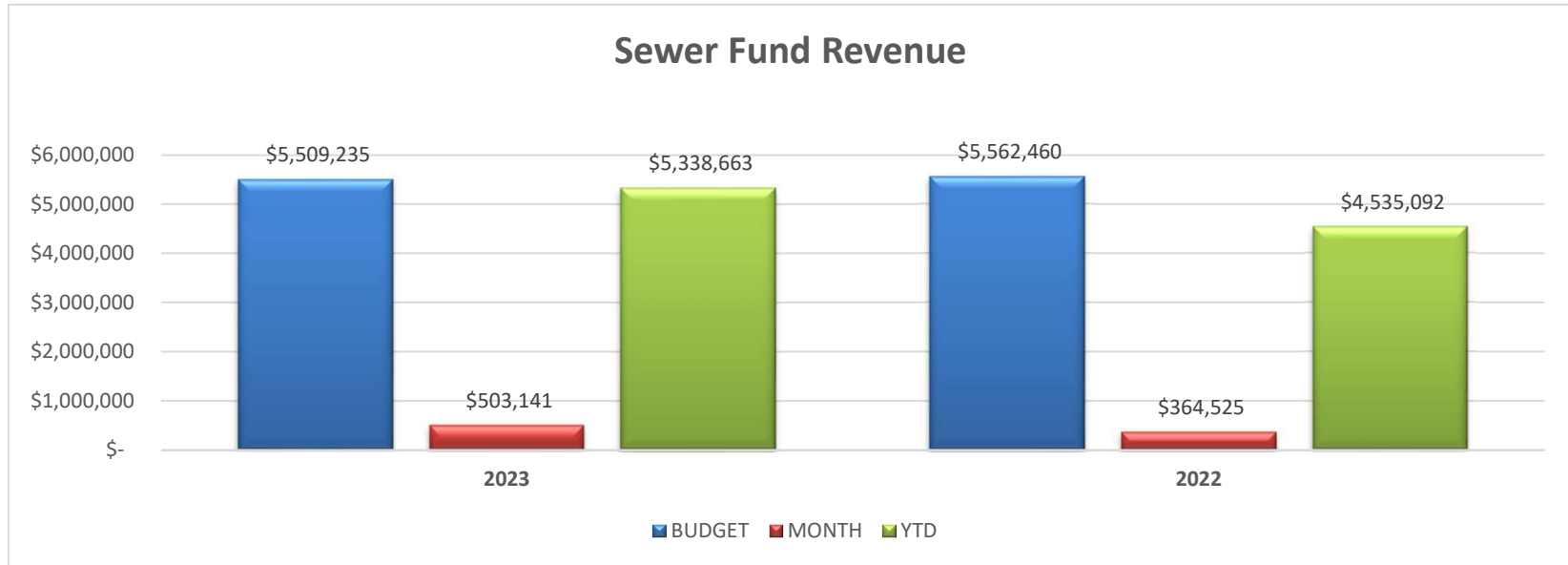
	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues - Capital</b>				
Tapping & Connection Fees	\$ 50,000	\$ 9,566	\$ 64,353	128.71%
Reserves	5,098,000	(9,263)	1,625,017	31.88%
<b>Total Revenues</b>	<b>\$ 5,148,000</b>	<b>\$ 303</b>	<b>\$ 1,689,370</b>	<b>32.82%</b>

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures - Capital</b>				
Infrastructure	\$ 3,770,000	\$ -	\$ 98,651	2.62%
Building & Improvements	1,000,000	303	878,815	87.88%
Vehicles & Attachments	165,000	-	577,789	350.18%
Machinery & Equipment	213,000	-	134,115	62.96%
<b>Total Revenues</b>	<b>\$ 5,148,000</b>	<b>\$ 303</b>	<b>\$ 1,689,370</b>	<b>32.82%</b>

2022			
Budget	Current Month	Year-to-Date	Percent of Budget
\$ 50,000	\$ -	\$ 31,305	62.61%
6,269,900	19,515	978,453	15.61%
<b>\$ 6,319,900</b>	<b>\$ 19,515</b>	<b>\$ 1,009,758</b>	<b>15.98%</b>

2022			
Budget	Current Month	Year-to-Date	Percent of Budget
\$ 3,000,000	\$ 9,915	\$ 92,269	3.08%
2,750,000	9,600	865,819	31.48%
385,000	-	39,900	10.36%
184,900	-	11,770	6.37%
<b>\$ 6,319,900</b>	<b>\$ 19,515</b>	<b>\$ 1,009,758</b>	<b>15.98%</b>





**TREDYFFRIN TOWNSHIP STORMWATER FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues - Operating</b>				
Stormwater Fee	\$ -	\$ -	\$ -	0.00%
Stormwater Fee- Penalty	-	-	-	0.00%
Interest Income	-	2,199	22,252	0.00%
Miscellaneous Revenue	-	-	-	0.00%
Transfer from General Fund	1,192,900	77,587	802,041	67.23%
<b>Total Revenues</b>	<b>\$ 1,192,900</b>	<b>\$ 79,786</b>	<b>\$ 824,293</b>	<b>67.23%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ -	\$ -	\$ -	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00%</b>

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures - Operating</b>				
Salaries	\$ 346,800	\$ 40,021	\$ 275,468	79.43%
Benefits	224,300	12,954	174,167	77.65%
Training	2,500	-	-	0.00%
Supplies	26,700	2,459	7,642	28.62%
Professional Services	90,000	-	22,639	25.15%
Repair & Maintenance	217,500	1,218	87,410	40.19%
Other Services & Charges	7,500	-	2,500	33.33%
Interdepartmental Expense Allocation	277,600	23,134	254,467	91.67%
<b>Total Expenditures</b>	<b>\$ 1,192,900</b>	<b>\$ 79,786</b>	<b>\$ 824,293</b>	<b>376.04%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ -	\$ -	\$ -	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00%</b>

**TREDYFFRIN TOWNSHIP STORMWATER FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues - Capital</b>				
PA Grants	\$ 120,000	\$ -	\$ -	0.00%
Other Grants	575,000	-	-	0.00%
Transfer from General Fund	960,000	36,423	520,770	54.25%
<b>Total Revenues</b>	<b>\$ 1,655,000</b>	<b>\$ 36,423</b>	<b>\$ 520,770</b>	<b>54.25%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ -	\$ -	\$ -	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00%</b>

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures - Capital</b>				
Infrastructure	\$ 1,425,000	\$ 36,423	\$ 520,770	36.55%
Vehicles & Attachments	155,000	-	-	0.00%
Machinery & Equipment	75,000	-	-	0.00%
<b>Total Revenues</b>	<b>\$ 1,655,000</b>	<b>\$ 36,423</b>	<b>\$ 520,770</b>	<b>36.55%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ -	\$ -	\$ -	0.00%
	-	-	-	0.00%
	-	-	-	0.00%
	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>0.00%</b>

**TREDYFFRIN TOWNSHIP CAPITAL FUND SCHEDULE OF REVENUES EXPENDITURES**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Revenues</b>				
Liquid Fuels	\$ 901,000	\$ -	\$ 908,587	100.84%
PA Grants	110,000	-	-	0.00%
Chester County Grants	-	-	-	0.00%
Other Grants	1,190,425	-	499,843	41.99%
Transfer - General Fund	1,520,575	-	-	0.00%
Capital Reserve	81,500	-	-	0.00%
Other Reserves	134,000	123,766	1,493,020	1114.19%
Bond Reserves	3,103,000	-	-	0.00%
Interest	-	15,900	185,700	100.00%
<b>Total Revenues</b>	<b>\$ 7,040,500</b>	<b>139,666</b>	<b>3,087,150</b>	<b>1357.02%</b>

	2023			
	Budget	Current Month	Year-to-Date	Percent of Budget
<b>Expenditures</b>				
Infrastructure	\$ 2,750,000	\$ 56,632	\$ 1,941,522	70.60%
Land Acquisition	-	-	-	0.00%
Land Improvments	2,309,000	56,496	63,681	2.76%
Building Improvements	1,453,000	23,750	696,148	47.91%
Other Capital Outlays	17,500	-	-	0.00%
Vehicles & Attachments	310,000	2,788	275,073	88.73%
Machinery & Equipment	201,000	-	110,726	55.09%
<b>Total Expenditures</b>	<b>\$ 7,040,500</b>	<b>\$ 139,666</b>	<b>\$ 3,087,150</b>	<b>265.09%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ 1,015,000	\$ -	\$ 1,057,658	104.20%
	225,000	-	-	0.00%
	10,500	-	-	0.00%
	1,982,500	-	-	0.00%
	-	91,333	91,333	0.00%
	2,718,400	340,983	3,027,433	111.37%
	105,000	-	-	0.00%
	2,525,000	60,275	60,275	2.39%
	-	14,294	57,939	0.00%
	<b>\$ 8,581,400</b>	<b>506,885</b>	<b>4,294,638</b>	<b>217.96%</b>

	2022			
	Budget	Current Month	Year-to-Date	Percent of Budget
	\$ 4,162,500	\$ 46,418	\$ 1,456,534	34.99%
	-	-	1,831,026	0.00%
	2,845,000	69,980	286,068	10.06%
	720,000	881	102,900	14.29%
	15,000	-	-	0.00%
	596,000	107,775	279,584	46.91%
	242,900	130,223	186,918	76.95%
	<b>\$ 8,581,400</b>	<b>\$ 355,277</b>	<b>\$ 4,143,030</b>	<b>183.20%</b>

**TREDYFFRIN TOWNSHIP  
REAL ESTATE TRANSFER TAX TREND-GENERAL  
ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022 Receipts</u>	<u>2022 Transactions</u>	<u>2023 Budget</u>	<u>2023 Receipts</u>	<u>Favorable (Unfavorable)</u>	<u>2023 Transactions</u>
<b>JANUARY</b>	129,690	287,378	311,353	999,813	57	250,000	251,480	1,480	37
<b>FEBRUARY</b>	60,677	262,298	293,964	228,931	49	250,000	137,301	(112,699)	24
<b>MARCH</b>	192,231	159,644	198,853	407,636	61	200,000	216,575	16,575	33
<b>APRIL</b>	271,521	150,083	397,408	251,391	59	250,000	219,470	(30,530)	33
<b>MAY</b>	259,621	303,907	282,749	364,491	63	305,000	233,618	(71,382)	33
<b>JUNE</b>	405,981	198,513	500,127	472,830	88	370,000	352,875	(17,125)	53
<b>JULY</b>	473,969	323,176	642,455	919,747	65	375,000	441,146	66,146	55
<b>AUGUST</b>	409,324	463,925	512,775	404,599	72	300,000	390,056	90,056	64
<b>SEPTEMBER</b>	236,567	467,233	370,484	428,684	49	275,000	292,271	17,271	38
<b>OCTOBER</b>	229,147	355,841	371,841	376,418	48	275,000	301,323	26,323	44
<b>NOVEMBER</b>	239,546	355,089	375,653	232,567	34	275,000	243,499	(31,501)	33
<b>DECEMBER</b>	271,470	394,643	418,349	1,056,671	49	225,000			
<b>TOTAL</b>	<u>3,179,744</u>	<u>3,721,730</u>	<u>4,676,011</u>	<u>6,143,778</u>	<u>694</u>	<u>3,350,000</u>	<u>3,079,614</u>	<u>(45,386)</u>	<u>447</u>
<b>Large Transfer Tax Budget:</b>						<u>500,000</u>	<u>638,864</u>	<u>138,864</u>	<u>6</u>
<b>Total:</b>						<u>3,850,000</u>	<u>3,718,478</u>		

**TREDYFFRIN TOWNSHIP**  
**"LARGE" REAL ESTATE TRANSFER TAX TRANSACTIONS**  
**ELEVEN MONTHS ENDING NOVEMBER 30, 2023**

	<u>2019</u>	<u>2020</u>	<u>2021 Receipts</u>	<u>2022 Receipts</u>	<u>2022 Number of Transactions</u>	<u>2023 Receipts</u>	<u>2023 Number of Transactions</u>
<b>JANUARY</b>	29,400	472,850	1,172,159	695,800	1	328,300	1
<b>FEBRUARY</b>	48,020	38,220	-	-	0	31,360	1
<b>MARCH</b>	428,426	-	-	122,596	2	115,478	1
<b>APRIL</b>	-	-	-	-	0	110,457	1
<b>MAY</b>	-	-	-	28,420	1	-	0
<b>JUNE</b>	299,635	-	386,020	64,680	2	-	0
<b>JULY</b>	1,037,575	-	-	611,520	2	25,480	1
<b>AUGUST</b>	1,449,420	-	34,300	25,480	1	-	0
<b>SEPTEMBER</b>	548,800	-	-	143,423	1	27,789	1
<b>OCTOBER</b>	-	-	719,770	68,600	1	-	0
<b>NOVEMBER</b>	-	-	101,328	-	0	-	0
<b>DECEMBER</b>	1,193,203	28,665	138,828	750,805	4		
<b>TOTAL</b>	<b>5,034,479</b>	<b>539,735</b>	<b>2,552,405</b>	<b>2,511,324</b>	<b>15</b>	<b>638,864</b>	<b>6</b>

**TREDYFFRIN TOWNSHIP  
SUMMARY OF CASH AND INVESTMENTS  
AS OF NOVEMBER 30, 2023**

	<u>Cash Balance</u>	<u>Banking Instiution</u>	<u>Cash Balance</u>
<b>GENERAL FUND OPERATING</b>	10,869,785.22	WSFS	8,407,087.94
<b>GENERAL FUND RESERVES</b>	6,863,699.45	US Bank	12,313,575.97
<b><u>TOTAL GENERAL FUND</u></b>	<u>17,733,484.67</u>	PLGIT	16,797,803.85
<b>CAPITAL RESERVES</b>	1,123,870.10	PA INVEST	47,212.83
<b>BOND RESERVES</b>	2,629,546.22	Vanguard	13,094,231.39
<b><u>TOTAL CAPITAL RESERVES</u></b>	<u>3,753,416.32</u>	FMFCU	9,011,857.70
<b><u>SEWER FUND</u></b>	24,967,538.73		<u><b>59,671,769.68</b></u>
<b><u>STORMWATER</u></b>	582,346.42		
<b><u>LIQUID FUELS</u></b>	312,356.80		
<b><u>ENVIRONMENTAL RESOURCES</u></b>	9,050.77		
<b><u>OPEB TRUST</u></b>	12,313,575.97		
<b><u>TOTAL CASH</u></b>	<u><b>59,671,769.68</b></u>		