City of Bethlehem, Pennsylvania

Financial Statements, Required Supplementary Information, and Supplementary Information

Year Ended December 31, 2025
with Independent Auditor's Report

MaherDuessel

CITY OF BETHLEHEM, PENNSYLVANIA

YEAR ENDED DECEMBER 31, 2025

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Independent Auditor's Report

The Honorable J. Williams Reynold Mayor, and Honorable Members of City Council
City of Bethlehem, Pennsylvania

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Bethlehem, Pennsylvania (City), as of and for the year ended December 31, 2025, and the related notes to the financial statements, which collectively comprise the City's basic financial statements as listed in the table of contents.

In our opinion, based on our audit and the reports of the other auditors, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City, as of December 31, 2025, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

We did not audit the financial statements of the Bethlehem Redevelopment Authority and the Bethlehem Parking Authority, which represent 97 percent, 92 percent, and 72 percent, respectively, of the assets and deferred outflows of resources, net position, and revenues of the aggregate discretely presented component units. Those statements were audited by other auditors whose reports have been furnished to us, and our opinion, insofar as it relates to the amounts included for the Bethlehem Redevelopment Authority and the Bethlehem Parking Authority, is based solely on the reports of the other auditors.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the City and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

The financial statements of the Bethlehem Area Public Library and Bethlehem Redevelopment Authority were not audited in accordance with *Government Auditing Standards*.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing

an opinion on the effectiveness of the City's internal control. Accordingly, no such opinion is expressed.

- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the required supplementary information listed in the table of contents be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The supplementary information listed in the table of contents is presented for purposes of additional analysis and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records

used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated November 6, 2026 on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.

Maher Duessel

Harrisburg, Pennsylvania
November 6, 2026

CITY OF BETHLEHEM, PENNSYLVANIA

Management's Discussion and Analysis
(Unaudited)

This Management's Discussion and Analysis (MD&A) is intended to provide a narrative overview and analysis of the financial activities of the City of Bethlehem for the years ended December 31, 2025, and 2024. The City's financial performance is discussed and analyzed within the context of the financial statements and the disclosures that follow.

Financial Highlights

The City's total net position increased by $26,625,493 during the year ended December 31, 2025, and increased by $35,239,849 in 2024.

In the City's governmental activities, net position increased by $13,768,664 in 2025 and increased by $20,041,625 in 2024. In 2025, the increase in net position is mainly the result of the receipt of grants and other charges not restricted to specific programs revenue in the amount of $18.4 million primarily related to COVID and gaming revenue.

In the City's business-type activities, net position increased by $12,856,829 in 2025 and increased by $15,198,224 in 2024. In 2025, Program Revenues for the Water, Sewer and Stormwater funds were greater than operating costs. Excess revenues will be used to fund future capital projects.

Overview of the Financial Statements

This discussion and analysis section of the report is intended to serve as an introduction to the City's basic financial statements. The City's basic financial statements comprise three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-wide financial statements. The government-wide financial statements are designed to provide readers with a broad overview of the City's finances, in a manner like a private-sector business.

The *statement of net position* presents information on all the City's assets, deferred outflows of resources, liabilities, and deferred inflows of resources, with the difference between them reported as *net position.* Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.

The *statement of activities* presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, *regardless of the timing of related cash*

flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

Both government-wide financial statements distinguish the functions of the City that are principally supported by taxes and intergovernmental revenues *(governmental activities)* from other functions that are intended to recover all or a significant portion of their costs through user fees and charges *(business-type activities).* The governmental activities of the City include general government, administrative, community development, parks and public property, public works, police, fire, general expenditures and civic. The business-type activities of the City include the water, sewer, stormwater, and municipal golf operations.

The government-wide financial statements include not only the City itself, but also the legally separate Bethlehem Authority. Financial information for this blended *component unit* is reported as combined with the financial information presented for the primary government itself.

The City's other three component units, the legally separate Bethlehem Parking Authority (Parking Authority), the legally separate Bethlehem Public Library (Library), and the legally separate Bethlehem Redevelopment Authority (Redevelopment Authority), are shown in a separate column as discretely presented component units.

The government-wide financial statements can be found on pages 1-4 of this report.

Fund Financial Statements A *fund* is a group of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The City, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All the funds of the City can be divided into three categories: governmental funds, proprietary funds, and fiduciary funds.

Governmental Funds *Governmental funds* are used to account for essentially the same functions reported as *governmental activities* in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on *near-term inflows and outflows of spendable resources,* as well as on *balances of spendable resources* available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

Since the focus of governmental funds is narrower than that of government-wide financial statements, it is useful to compare the information presented for *governmental funds* with similar information presented for *governmental activities* in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and

the governmental fund statement of revenues, expenditures, and changes in fund balance provide a reconciliation to facilitate this comparison between *governmental funds* and *governmental activities.*

The City maintains five individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balance for the general fund, the non-utility capital improvements fund, and the debt service fund, which are major funds. Data from the other three governmental funds are combined into a single, aggregated presentation captioned "Other Non-Major Governmental Funds." Individual fund data for each of these non-major governmental funds is provided in the form of *combining statements* elsewhere in this report. The City adopts an annual appropriated budget for its general fund. A budgetary comparison statement has been provided for the general fund to demonstrate compliance with this budget.

The basic governmental fund financial statements can be found on pages 5-8 of this report.

Proprietary Funds City maintains five proprietary funds. *Enterprise funds* are used to report the same functions presented as *business-type activities* in the government-wide financial statements. The City uses enterprise funds to account for its water fund and sewer fund, which are major funds. Data for the two other enterprise funds are combined into a single, aggregated presentation captioned "Other Enterprise Funds" and include the stormwater and municipal golf operations funds. *Internal service funds* are an accounting device used to accumulate and allocate costs internally among the City's various functions. The City uses an internal service fund to account for its medical insurance. Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The internal service fund is presented in the proprietary fund financial statements.

The basic proprietary fund financial statements can be found on pages 9-13 of this report.

Fiduciary Funds

The City's fiduciary fund accounts for the Employee Benefit Trust Fund and Custodial Fund and can be found on pages 14-15.

Component Units

The City's component units include the Parking Authority, Library, and Redevelopment Authority. The component unit's financial statements can be found on pages 16-18.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found on pages 19-117 of this report.

Other Information

The required supplementary information can be found on in the Management's Discussion and Analysis section and on pages 118-134 of this report. The combining statements referred to earlier in connection with governmental fund types are presented immediately following the required supplementary information section. Combining schedules can be found on pages 135-136 of this report.

Government-Wide Financial Analysis

As noted earlier, net position may serve over time as a useful indicator of a government's financial position. On December 31, 2025, the City's assets and deferred outflows exceed the liabilities and deferred inflows by $148,205,040. On December 31, 2024, the City's assets and deferred outflows exceed the liabilities and deferred inflows by $121,579,547.

The City's net position reflects its investment in capital assets (e.g., land, buildings, and equipment), less any related debt used to acquire those assets that is still outstanding. City uses these capital assets to provide services to citizens; consequently, these assets are *not* available for future spending.

City's Condensed Statement of Net Position

	Governmental Activities		Business-type Activities		Totals	
	2025	2024	2025	2024	2025	2024
Current assets	$ 94,276,145	$ 93,039,453	$ 66,187,319	$ 56,043,476	$ 160,463,464	$ 149,082,929
Capital assets	65,851,171	67,045,329	90,049,688	92,081,801	155,900,859	159,127,130
Other assets	12,784,499	4,963,547	14,038,327	13,215,071	26,822,826	18,178,618
Total assets	$ 172,911,815	$ 165,048,329	$ 170,275,334	$ 161,340,348	$ 343,187,149	$ 326,388,677
Deferred outflows of resources	$ 28,312,955	$ 28,464,209	$ 1,292,690	$ 2,753,089	$ 29,605,645	$ 31,217,298
Current liabilities	$ 26,124,995	$ 26,674,023	$ 12,864,008	$ 11,283,880	$ 38,989,003	$ 37,957,903
Noncurrent liabilities	104,195,551	118,029,133	64,417,815	71,994,873	168,613,366	190,024,006
Total liabilities	$ 130,320,546	$ 144,703,156	$ 77,281,823	$ 83,278,753	$ 207,602,369	$ 227,981,909
Deferred inflows of resources	$ 13,479,874	$ 5,153,696	$ 3,505,511	$ 2,890,823	$ 16,985,385	$ 8,044,519
Net investment in capital assets	$ 71,237,706	$ 57,394,481	$ 28,854,750	$ 27,006,058	$ 100,092,456	$ 84,400,539
Restricted	9,319,547	2,552,774	3,652,953	143,892	12,972,500	2,696,666
Unrestricted	(23,132,903)	(16,291,569)	58,272,987	50,773,911	35,140,084	34,482,342
Total net position (deficit)	$ 57,424,350	$ 43,655,686	$ 90,780,690	$ 77,923,861	$ 148,205,040	$ 121,579,547

Current assets in governmental activities increased approximately $1.24 million, due to an increase in the "Cash and cash equivalents" balance of $7.17 and a decrease of $4.95 million in the "Due from other governments" receivable balance.

Capital assets in governmental activities decreased by approximately $1.2 million, primarily due to capital asset acquisitions being less than depreciation expense.

Other assets in governmental activities increased approximately $8 million, due to the increase in the "Net pension asset".

Noncurrent liabilities in governmental activities decreased approximately $13.83 million. This was due to decrease in long-term debt (net of current portion) totaling $9.1 million (see "Long-Term Debt" section), and a $4.7 million decrease in Net pension liability.

Deferred inflows of resources-pensions in governmental activities increased by approximately $9.2 million. This was due to market conditions recognized in GASB No 68 actuarial valuations.

Current assets in business-type activities increased approximately $10.1 million. Cash and cash equivalents increased approximately $9 million. Conservative budget practices and new development resulted in a cash increase in the Water and Sewer Funds. Also, there was a $2.2 million increase in the Storm Water cash balance because budgeted capital projects were not completed.

Capital assets in business-type activities decreased approximately $2.0 million, primarily due to a decrease in the Sewer Fund capital asset acquisitions. The increase in the Sewer Fund accumulated depreciation is greater than the new asset additions.

Other assets in business-type activities increased approximately $.82 million, primarily due to an increase in the "Net pension asset" of $3.5 million and a $2.5 reduction of restricted investments held by the Bethlehem Water Authority.

Deferred inflows of resources in business-type activities increased approximately $615 thousand. This was due to market conditions recognized in GASB No 68 actuarial valuations and significant changes in the other post-employment benefits actuarial valuation.

Current liabilities in business-type activities increased approximately $1.58 million. This was the result of a $1.34 million increase in "Accounts payable and other accrued expenses".

Noncurrent liabilities in business-type activities decreased approximately $7.58 million. This was mainly due to a reduction in long-term debt (net of current portion) totaling $8.1 million (see 'Long-Term Debt" section).

Condensed Statement of Activities

	Governmental Activities		Business-type Activities		Totals	
	2025	2024	2025	2024	2025	2024
Program revenues:						
Charges for services	$ 15,260,255	$ 15,707,347	$ 51,558,315	$ 52,251,213	$ 66,818,570	$ 67,958,560
Operating grants and contributions	8,725,952	12,831,909	-	921,366	8,725,952	13,753,275
Capital grants and contributions	1,763,593	4,904,535	27,905	27,868	1,791,498	4,932,403
General revenues:						
Taxes	55,175,035	54,233,093	-	-	55,175,035	54,233,093
Gain (loss) on sale of capital assets	-	-	(181,459)	70,652	(181,459)	70,652
Investment earnings	2,954,412	3,493,753	2,228,238	2,358,377	5,182,650	5,852,130
Unrestricted grants	18,442,371	18,402,858	-	-	18,442,371	18,402,858
Total revenues	102,321,618	109,573,495	53,632,999	55,629,476	155,954,617	165,202,971
Expenses:						
General government	798,592	784,394	-	-	798,592	784,394
Administrative	1,448,698	1,282,626	-	-	1,448,698	1,282,626
Community development	10,462,292	14,053,864	-	-	10,462,292	14,053,864
Parks and public property	731,170	638,751	-	-	731,170	638,751
Public works	15,912,524	14,637,620	-	-	15,912,524	14,637,620
Police	24,214,199	24,075,936	-	-	24,214,199	24,075,936
Fire	17,771,056	18,050,795	-	-	17,771,056	18,050,795
General expenditures	13,280,690	12,103,262	-	-	13,280,690	12,103,262
Civic	689,750	1,435,350	-	-	689,750	1,435,350
Library	1,762,258	1,440,063	-	-	1,762,258	1,440,063
Program expenditures	1,316,083	1,788,794	-	-	1,316,083	1,788,794
Interest on long-term debt	2,538,727	2,827,367	-	-	2,538,727	2,827,367
Water fund	-	-	19,542,062	18,647,752	19,542,062	18,647,752
Sewer fund	-	-	15,305,673	14,776,167	15,305,673	14,776,167
Other non-major fund	-	-	3,555,350	3,420,381	3,555,350	3,420,381
Total expenses	90,926,039	93,118,822	38,403,085	36,844,300	129,329,124	129,963,122
Change in net position before transfers	11,395,579	16,454,673	15,229,914	18,785,176	26,625,493	35,239,849
Transfers	2,373,085	3,586,952	(2,373,085)	(3,586,952)	-	-
Change in net position	13,768,664	20,041,625	12,856,829	15,198,224	26,625,493	35,239,849
Net position:						
Beginning	43,655,686	23,614,061	77,923,861	62,725,637	121,579,547	86,339,698
Ending	$ 57,424,350	$ 43,655,686	$ 90,780,690	$ 77,923,861	$ 148,205,040	$ 121,579,547

Governmental activities. Governmental activities increased the City's net position by $13,768,664 for the year ended December 31, 2025. Key elements of this increase are as follows:

- Real estate taxes and other taxes including Earned Income tax and Deed transfer tax were higher than anticipated.

- Grants and other charges not restricted for specific programs of $18 million were received from various state and federal grants including COVID-19 pandemic funds and host fee revenue.

- Transfers to "Business Type Activities" decreased by $1.2 million.

- $2.95 million of interest income was earned in 2025 which exceeded budget

- In 2025, there was a decrease in Parks and public properties because in 2024, a $4.3 million Grant was received and used towards purchasing land which is a section of "the Greenway".

- Police net expenses increased by $1.24 million even though the 2025 gross expenses were materially equivalent to the 2024 numbers. The increase in this governmental activity is the result of the reduction in operating grants and contributions.

- General expenditure increase was mainly the result of an increase in medical insurance expenditure.

Business-type activities. Business-type activities increased the City's net position by $12,856,829 for the year ended December 31, 2025. Program Revenues for the Water, Sewer and Stormwater funds are consistently greater than operating costs. Excess revenues will be used to fund future capital projects.

Financial Analysis of the Major Funds

General Fund

Revenues of the General Fund totaled $95,998,589 or the year ended December 31, 2025. The following represents a summary of General Fund revenue for the years ended December 31, 2025, and 2024 by source, along with changes from 2024:

	2025	2024	Change From 2024 to 2025	Percentage Change
Taxes	$ 55,457,073	$ 54,320,065	$ 1,137,008	2.09%
Licenses and permits	3,128,591	3,240,632	(112,041)	-3.46%
Intergovernmental revenues	10,903,448	15,569,701	(4,666,253)	-29.97%
Fines and forfeitures	392,449	346,993	45,456	13.10%
Departmental earnings	9,582,562	9,743,923	(161,361)	-1.66%
Other charges	1,525,684	1,368,860	156,824	11.46%
Municipal recreation	594,582	696,474	(101,892)	-14.63%
Investment income	2,277,977	2,809,896	(531,919)	-18.93%
Host fee	11,634,324	11,613,494	20,830	0.18%
Other	501,899	684,854	(182,955)	-26.71%
Total	$ 95,998,589	$ 100,394,892	$ (4,396,303)	-4.38%

- Increases in real estate taxes, earned income taxes, and business privilege taxes produced the $1,137,008 increase in Taxes revenue.

- Intergovernmental revenues decreased by $4.7 million. The variance was primarily due to a decrease in grant proceeds received from various Federal, State and local sources. The substantial receipts included: SGO Grant, Bethlehem Co-op, RACP grant, and PCCD grants.

- Reduced interest rates resulted in a decrease of $531,919 in Investment income of $531,919 from 2024 to 2025.

- General Fund expenditures totaled $84,517,947 for the year ended December 31, 2025, which represents a decrease of $2,228,819 or 2.57% from 2024. The following represents a summary of General Fund expenditures for the years ended December 31, 2025, and 2024, by function, along with changes from 2024:

	2025	2024	Change From 2024 to 2025	Percentage Change
General Government	$ 969,053	$ 900,306	$ 68,747	7.64%
Administrative	1,697,318	1,258,391	438,927	34.88%
Community Development	10,960,511	14,852,737	(3,892,226)	-26.21%
Public Works	11,061,796	10,414,486	647,310	6.22%
Police	24,944,582	25,133,185	(188,603)	-0.75%
Fire	17,427,109	17,910,689	(483,580)	-2.70%
General expenditures	14,755,462	12,906,600	1,848,862	14.32%
Civic	676,021	1,395,484	(719,463)	-51.56%
Library	1,515,963	1,431,503	84,460	5.90%
Debt service - principal	478,825	503,632	(24,807)	-4.93%
Debt service - interest	31,307	39,753	(8,446)	-21.25%
Total	$ 84,517,947	$ 86,746,766	$ (2,228,819)	-2.57%

The increase in General Fund expenditure is the result of the following:

- Administrative increase by $438,927. The variance is the result of increases in Salaries and benefits and a decrease in General Fund charge reimbursements.

- Community development decreased by $3,892,226. There was reduction in RACP expenditures of $765,518, a reduction in payments to the Bethlehem Food Co-op of $1.436 million, $1 million less was passed-through the City to the subrecipient SGO. Also, in 2025, less was spent on Public Health Preparedness in the amount of $340,479. And $181,838 less was spent on vehicles and recycling equipment.

- Public works increased by $647,310. Salaries and benefits and various equipment purchases made up the difference along with a reduction in General Fund charge reimbursements.

- Police expenditure decreased by $188,603. This was due to a $1.1 million increase in pension allocation which was netted against a $1,080,589 reduction in equipment. In 2024, purchases included a Radio Upgrade, Body Cameras, and Car Dash Cameras.

- Fire expenditure decreased by $483,580, This variance was due to a $358,294 increase in pension allocation which was netted against $797,278 reduction in equipment purchases. In 2024, the Radio System was upgraded.

- General expenditure increased by $1,848,862 which was due mainly to a $1.94 million increase in medical insurance

- Civic expenditure decreased by $719,463 mainly due to a reduction in Community Recovery grants.

General Fund Budgetary Highlights

The General Fund expenditure budget for fiscal year 2025 was approximately $124.53 million. This was an increase of $9.74 million over the previous year's amended budget. In 2025, $11.3 million were reserved for future capital projects. Actual expenditures were approximately $16.28 million less than the amended budget. There was a balance of $6.5 million unspent budgeted expenses in Community Development primarily due to $3.69 million in Health bureau expenses, $2.17 in Community Development bureau. These grant related balances along with the revenues will be carried over to 2026. There was also a balance of $7.59 million in Civic Expenses primarily due to the unspent Community Recovery, Homeless Initiative and Affordable Housing that will be carried forward until fully expended. In additions, Public Works had a balance of $926,609 remaining as of December 31, 2025 in the following accounts: Salary related accounts, St Lights Repair/Replacement accounts, and various utility accounts.

Non-Utility Capital Improvements Fund

Cash and cash equivalents increased by approximately $9.69 million. General Fund allocated $11.3 of reserves to be invested in future capital projects.

Debt Service Fund

Debt service principal and interest expenditures are a function of amortization schedules created when debt is issued. Total debt service expenditures increased by approximately $4 thousand from 2024, which is based upon debt service maturity schedule.

Other Non-Major Governmental Funds

The Other Non-Major Governmental Funds revenues are derived from specific sources and are restricted for specific uses. Such funds, primarily Commonwealth of Pennsylvania and federal grants, are restricted by law or other formal action to expenditure for specific purposes.

Pension Trust Fund

On December 31, 2025, the net position - restricted for employees' retirement pension benefits was $242,471,173. The Fund returned 11.86%, net of fees, in 2025 based upon market activity. The Fund realized an average of 6.91% annually since 2003.

Capital Assets

The City's investment in capital assets for its governmental and business-type activities as of December 31, 2025, amounted to $65,851,171 and $90,049,688 (net of accumulated depreciation), respectively. This investment in capital assets includes land and improvements, buildings and improvements, furniture, machinery, equipment, and infrastructure including but not limited to roads, bridges, streetlights, dams, and storm sewer systems.

Major capital asset events during the current year for governmental activities included the following:

- The City spent $1.3 million towards various park and pool improvements including the Friendship Park renovations.
- The City spent over $2.9 million on vehicles, trucks and heavy equipment which included multiple dump trucks, pickup trucks, leaf loader, and various police vehicles and public safety equipment.
- The City spent $2.1 million towards Street Overlay, Isolated Intersections, ADA Curb Ramps and Traffic Safety Improvements throughout the City.
- The City spent $248,420 on streetscape improvements to South New Street from 3rd Street to 4th Street.
- $103,626 was used towards the W Broad Street Corridor
- $135,145 supported the Linden/Center 2 Way Conversion projects.
- The City spent $360,043 on capital improvements to the City's facilities which included City Hall & Firehouse HVAC upgrades and City Hall Boiler & Hot Water Replacement.

Major capital asset events during the current year for business-type activities included the following:

- The City spent $185,616 on various equipment and vehicles that assist in maintaining the turf.
- The City spent $316,095 million towards various Storm water projects and equipment including the following: Escape Hybrid, Stefko Drainage Swale, Bidle Path Swale Storm Sewer, Madison Ave Sink Hole repair, and other various drainage structures.
- The City spent $6 million on various Water Fund equipment, vehicles and capital purchases. The largest projects included: the replacement of older residential and small commercial meters, the replacement/relocation/rehab of the water distribution system, sidewalk and trench restoration and a Freightliner dump truck.
- The City disbursed $3.4 million towards various Sewer Fund equipment, vehicles and capital purchases. The largest projects included: collection system improvements per the Act 537 plan, wastewater control building renovation, wastewater substation replacement, replacement of the Dystor cover on the secondary digester, security enhancements, trench restorations, and two large vehicles (knuckle boom and a camera truck).

Additional information on the City's capital assets can be found in Note 4 on pages 57-61

Long-Term Debt

Information on the City's long-term debt can be found in Note 8 on pages 68-77 of this report.

The City's bonds have a rating from Standard and Poor's Rating Group of "AA-" (Stable Outlook).

Economic Outlook

In 2025, significant development activity continued throughout the City of Bethlehem, with a substantial share of investment and construction concentrated in South Bethlehem. As noted in prior MD&As, while the former Bethlehem Steel Corporation site remains the most significant development opportunity, multiple areas throughout the City are actively attracting both public and private investment. In 2025, several notable projects reached completion. These include residential projects such as homes constructed as part of the Riverview Heights project on the City's Southside and the Easton Avenue Apartments at 2897 Easton Avenue. Prominent institutional, industrial, and commercial developments completed in the last year include the Walnut St. Garage in the Historic District, public improvements to - and Phase III of - the Westgate Mall, and several facilities on Commerce Center Boulevard including Axium Plastics at 2680 Commerce Center Boulevard. Notable mixed-use projects nearing completion or

completed in 2025 include The Gatehouse: a five-story, 44-unit apartment with approximately 5,600 sq. ft. of retail space on the first floor at 413-415 E. 3rd St. (substantially completed) and The Marshall Valley, a 150-bed student housing project at 117 E. 4th St. (completed).

In addition to these projects, 2025 saw the start of construction for several new developments. These include Phase 2 of the Silk Mill Apartments at W. Goepp St. and Mauch Chunk Rd., bringing an approximately 80-unit, five-story multifamily building to the City's Northside, and a series of multifamily apartments on Elliot Avenue in West Bethlehem. Another year in the City was again marked by significant planning activity, as several projects progressed through the City's land development and zoning review processes.

The range and scale of projects reviewed by the City's Bureau of Planning & Zoning highlight a sustained commitment by private developers and businesses to support residential growth, job creation, and economic development. As of the end of 2025, the total estimated value of residential projects within the City exceeds $81.2 million. Industrial developments, either recently completed or currently under construction, represent an investment of over $169 million. Furthermore, approved, in-progress, or completed mixed-use developments are collectively valued at approximately $675.5 million. Other development projects that are newly approved comprise a variety of uses, such as the expansion of the Steel Ice Center at 320 East 1st St. and an eight-unit residential building at 62-68 West Union Boulevard.

In December 2013, the City was awarded one of three City Revitalization and Improvement Zone (CRIZ) designations, providing for a 30-year tax incentive period. Among the purposes of the CRIZ designation is to enable vacant or abandoned space to be developed for commercial use, thereby creating jobs, increasing personal incomes, and growing state and local tax revenues. The CRIZ law enables the City - through its municipal authority, Bethlehem Revitalization & Improvement Authority (BRIA) - to pledge certain incremental taxes (other than real estate taxes) payable to the Commonwealth of Pennsylvania and local governments, and generated within the CRIZ, towards loan repayment to finance redevelopment. In 2025, total project investments reached $289.95 million, with $48 million in new investments in 2025. Of the total project investments, the public supported debt was $40,042,237.43 in 2025, which represents an increase of $2.4 million during 2025. Within the CRIZ, several critical projects have developed across the 130 acres designated for the program and the CRIZ continues to prove an instrumental tool in the City's toolkit for economic development.

The availability and coordination of multiple supportive incentive programs help maintain Bethlehem's competitiveness as a location for business investment and development.

Major Development Projects

**If amount not included, final project cost is not yet determined.*

Residential

Riverview West Apartments - 565 W Lehigh Street	6,500,000	Completed
Overlook at Saucon Creek - Ravena Street & Jadden Court	3,000,000	Completed
Park View Commons - William Street	3,000,000	Completed
Saucon Square Condominiums - 910 & 930 Fire Lane	3,500,000	Completed
Silk Mill Apartments (Phase 2) - W Goepp St & Mauch Chunk Rd	8,000,000	Under Construction
2321 Linford Street Apartments	1,600,000	Completed
1535 Butztown Rd. Townhouses	600,000	Completed
Selfridge & Jackson Sts. Townhouses - 416 Selfridge St.	3,056,000	Under Construction
Church Apartments - 938 East 4th Street	2,500,000	Completed
10-16 West Goepp Street Apartments	1,500,000	Completed
Wilbur Apartments - 267 Cherokee Street	6,800,000	Completed
Riverview Heights - E 6th St, E 7th St and Edward St	5,000,000	Completed
"Easton Avenue Apartments" - 2897 Easton Avenue	10,500,000	Completed
"Linden Street Apartments" - 3410-312 Linden Street		On Hold
"Linden Street Apartments" - 2854 Linden Street	7,000,000	Plan Approved
"Clermont Street Apartments" - 2039 Clermont Street	1,200,000	Completed
"Blake Street Apartments" - 1052 Blake Street	1,000,000	Completed
"Eaton Avenue Apartments" - 1210 Eaton Avenue	3,850,000	Completed
"Madison Commons - 1763 Madison Avenue	2,280,000	Completed
"Blake Street Apartments" - 1036 Blake St (Worthington Ave)	1,734,000	Completed
Isabella Court Apartments - 130 W. Goepp Street	135,578	Under Construction
"Broad Street Apartments" - 1949 West Broad Street	514,800	Completed

Frankford Townhomes - 324-330 E. Frankford Street	850,000	Completed
"Blake Street Townhomes" - 1024 Blake Street	600,000	Plan Approved
"Pierce Street Townhomes" - 608 Pierce Street		Under Construction
"Elliot Avenue Apartments" - 1746, 1742 & 1800 Elliot Avenue		Under Construction
"Greenview Drive Apartments" 1411-1435 Greenview Drive	4,800,000	Under Construction
"1275 East 4th Commons" - 1275 East 4th Street	1,000,000	Under Construction
"8DUs" - 2650 Linden St.		Plan Submitted
"6DUs" 1513 Maple Street	872,500	Under Construction
"4DUs" 330 E. 4th Street		Plan Submitted
817, 821-823 W. Broad Street		Plan Approved
HH Evans - 934-946 Evans Street		Plan Approved
128 E Fairview		Under Construction
62-68 West Union Boulevard		Plan Approved
Mint Apartments - 1223 W. Broad Street		Plan Approved
Residential Subtotal	**81,392,878**	
Residential/Senior		
Cottages @ Monocacy Manor	4,500,000	Completed
Turnberry Mews - 900Blk of Greenhouse Dr.	10,000,000	Under Construct/Portions
Residential / Senior Subtotal	**14,500,000**	
Institutional		
Terrace Homes at Northwood Gardens - 2365 Madison Avenue	14,200,000	Completed
ArtsQuest Cultural Arts Center - 25 West 3rd Street	6,080,613	Under Construction
STEAM Charter School - 1838 Center Street		Plan Under Review
Lehigh Valley Academy Regional Charter School - 2040 Avenue C	248,130	Completed
Lehigh University - Cundy Field House - 121 Goodman Drive	3,000,000	Completed

Lehigh University - Indoor Field House - 121 Goodman Drive		Completed
Lehigh University - Clayton Univ Center - 29 Trembley Drive	70,000,000	Completed
Walnut Street Garage - 33 West Walnut Street	30,000,000	Under Construction
Institutional Subtotal	**123,528,743**	

Mixed-Use

Greenway Commons, 610 Flats - 600-630 East Third Street	20,000,000	Completed
Polk Street Parking Garage, 413 East 3rd Street	16,000,000	Completed
1338 East Fourth Street	1,500,000	Completed
Brinker Lofts - 321 Adams Street Commercial Portions	2,000,000	Residential Portion Complete
548 North New Street	8,300,000	Plans Approved
Laros Apartments - 601-699 East Broad Street	30,000,000	Completed
Martin Tower - 8th Avenue	100,000,000	Under Construction
Pektor Mixed Use - 404 East 3rd Street	6,200,000	Plans Submitted
Skyline West - 143 West Broad Street	15,000,000	Plan Approved
South New Street Apartments, 319-327 South New Street	250,000,000	Plan Approved
The Lofts at Third and Taylor Streets - 307-311 East 3rd Street	13,000,000	Completed
4th and Vine Streets	19,000,000	Plan Approved
Boyd - 26-44 West Broad Street	30,000,000	Completed
250 East Broad Street	12,000,000	Under Construction
Lofts at Linden - 2950-70 Linden Street	10,000,000	Completed
14-36 West 3rd Street	22,000,000	Under Construction
Union Crossing 218-226 West Union Boulevard	9,500,000	Plan Approved
Tower Place (Phase I-MoBs) - 1170 8th Avenue	40,000,000	Completed
"Mixed Use Commercial & Residential" 128 East 3rd Street	11,000,000	Under Construction

Polk Street Parking Garage (Phase II) - 413-415 East 3rd Street	12,000,000	Under Construction
Serfass formerly Boys & Girls Club - 117 East 4th Street	20,000,000	Completed
610 Flats, 83-car parking lot - 702 East 3rd Street	28,000,000	Completed
Wells Fargo – 46-52 West Broad St		Plan Under Review
Mixed-Use Subtotal	**675,500,000**	

Industrial

Majestic Lots 6 & 7 - 3905 Commerce Center Boulevard	39,650,000	Completed
1405 Easton Road Expansion (Phase 2)	8,000,000	Completed
LVIP VII Lot 81 - 1025 Feather Way	12,000,000	Completed
Majestic Bethlehem Center - 3677 Commerce Center Boulevard		Completed
Axium Plastics - 2680 Commerce Center Boulevard	13,000,000	Completed
"Speculative" - 1010 Harvard Avenue	6,960,000	Under Construction
US Cold Storage - 15 Emery Street	78,400,000	Under Construction
Chan & Chan USA, Inc. - 2320 Avenue A		Completed
"Bosch Rexroth Waterhouse Expansion" - 2300 City Line Road	9,000,000	Under Construction
"Phoenix Tube" - 925 Bethlehem Drive	1,141,072	Completed
"Majestic Bethlehem Center - McKesson" - 3769 Commerce Center		Completed
"EcoPax" 1355 Easton Road (Phase 3)		Under Construction
"Cold Storage" 2141 Commerce Center Blvd.		Under Construction
LVIIP Lot 8 – 1550 Spillman Drive	867,660	Under Construction
Industrial Subtotal	**169,018,732**	

Commercial

Casino Expansion - 77 Wind Creek Boulevard	90,000,000	Completed
Royal Farms Market/Gas Station - 2355 Avenue A	8,000,000	Plan Under Review
Wawa Gas Station/Conv. Store - 774-784 Hellertown Road	6,000,000	Completed
AutoZone - 505 Wyandotte Street	1,800,000	Completed
Wilbur Mansion Hotel & Event Center - 202 Wyandotte Street	1,800,000	Completed
Westgate Mall Public Improvements	1,000,000	Completed
Westgate Mall, Phase III, 2285-2425 Schoenersville Road		Completed
Home2Suite by Hilton - 2011 City Line Road	9,000,000	Completed
Taco Bell - 1620 East 4th Street	1,600,000	Completed
Commercial Restaurant (Starbucks) - 2571-2651 Easton Avenue	750,000	Completed
Sheetz - 3201 Schoenersville Road		Completed
Sheetz - 1780 East 4th Street		Completed
Cigars International - 1810 Spillman Drive		On Hold
M&J Outdoor Services - 2467 Ringhoffer Road	190,491	Completed
Cantelmi E-Commerce / Hardware - 507 Evans Street		Completed
"Tru by Hilton" - 1610 Spillman Drive		Plan Approved
"Sheetz" 2355 Avenue A	10,600,000	Withdrawn
Steel Ice Center		Plan Approved
Commercial Subtotal	**130,740,491**	
Grand Total	**$1,194,680,844**	

Requests For Information

Questions concerning any of the information provided in this report or requests for additional financial information and complete financial statements for the discretely presented component units should be addressed to the Administration Department, City of Bethlehem, 10 East Church Street, Bethlehem, Pennsylvania 18018.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF NET POSITION

DECEMBER 31, 2025

	Governmental Activities	Business-Type Activities	Total Primary Government	Component Units	Total Reporting Entity
Assets					
Current assets:					
Cash and cash equivalents	$ 79,612,030	$ 52,683,171	$ 132,295,201	$ 3,371,963	$ 135,667,164
Investments	3	-	3	15,778,475	15,778,478
Receivables (net of allowance for uncollectibles):					
Taxes	4,827,288	-	4,827,288	-	4,827,288
Accounts	1,249,538	12,751,536	14,001,074	210,877	14,211,951
Leases	133,060	34,428	167,488	395,275	562,763
Other	1,317,589	-	1,317,589	-	1,317,589
Accrued interest	-	33	33	-	33
Due from other governments	6,465,993	-	6,465,993	-	6,465,993
Internal balances	(31,500)	31,500	-	-	-
Inventories	702,144	686,651	1,388,795	-	1,388,795
Prepaid expenses	-	-	-	206,692	206,692
Total current assets	94,276,145	66,187,319	160,463,464	19,963,282	180,426,746
Noncurrent assets:					
Loans receivable	1,047,973	-	1,047,973	-	1,047,973
Restricted cash and cash equivalents	-	4,264,847	4,264,847	-	4,264,847
Restricted investments	-	6,070,332	6,070,332	4,218,636	10,288,968
Lease receivable, net	3,437,356	50,195	3,487,551	9,346,100	12,833,651
Capital assets, not being depreciated	13,239,597	3,328,036	16,567,633	4,860,985	21,428,618
Capital assets, net	52,611,574	86,721,652	139,333,226	93,839,755	233,172,981
Net pension asset	8,292,610	3,652,953	11,945,563	342,552	12,288,115
Other assets	6,560	-	6,560	-	6,560
Total noncurrent assets	78,635,670	104,088,015	182,723,685	112,608,028	295,331,713
Total Assets	172,911,815	170,275,334	343,187,149	132,571,310	475,758,459
Deferred Outflows of Resources					
Deferred outflows of resources - pensions	20,600,407	1,063,661	21,664,068	151,272	21,815,340
Deferred outflows of resources - other post-employment benefits	607,196	95,377	702,573	-	702,573
Deferred charge on refunding	7,105,352	133,652	7,239,004	191,248	7,430,252
Total Deferred Outflows of Resources	28,312,955	1,292,690	29,605,645	342,520	29,948,165

(Continued)

	Governmental Activities	Business-Type Activities	Total Primary Government	Component Units	Total Reporting Entity
Liabilities					
Current liabilities:					
Accounts payable and other accrued expenses	4,053,098	2,532,685	6,585,783	3,963,984	10,549,767
Accrued payroll	2,514,499	532,559	3,047,058	70,525	3,117,583
Accrued vacation and other compensated absences	2,120,876	489,007	2,609,883	14,905	2,624,788
Interest payable	398,742	285,916	684,658	356,545	1,041,203
Accrued federal assistance repayment	-	-	-	707,408	707,408
Current portion of long-term debt	8,950,000	8,679,418	17,629,418	1,961,000	19,590,418
Current portion of lease obligations	333,779	344,423	678,202	-	678,202
Unearned revenue	6,826,790	-	6,826,790	754,703	7,581,493
Escrow liabilities	927,211	-	927,211	-	927,211
Total current liabilities	26,124,995	12,864,008	38,989,003	7,829,070	46,818,073
Noncurrent liabilities:					
Accrued vacation and other compensated absences, net of current portion	2,533,885	558,509	3,092,394	-	3,092,394
Long-term debt, net	60,031,787	58,349,896	118,381,683	65,289,188	183,670,871
Lease obligation, net of current portion	35,624	494,991	530,615	-	530,615
Net pension liability	30,339,022	-	30,339,022	-	30,339,022
Total other post-employment benefits liability	11,255,233	1,668,137	12,923,370	-	12,923,370
Unearned revenue	-	3,346,282	3,346,282	-	3,346,282
Total noncurrent liabilities	104,195,551	64,417,815	168,613,366	65,289,188	233,902,554
Total Liabilities	130,320,546	77,281,823	207,602,369	73,118,258	280,720,627
Deferred Inflows of Resources					
Deferred inflows of resources - leases	2,867,421	79,245	2,946,666	9,741,375	12,688,041
Deferred inflows of resources - pensions	10,163,026	1,213,338	11,376,364	249,733	11,626,097
Deferred inflows of resources - other post-employment benefits	449,427	177,749	627,176	-	627,176
Deferred gain on refunding	-	2,035,179	2,035,179	-	2,035,179
Total Deferred Inflows of Resources	13,479,874	3,505,511	16,985,385	9,991,108	26,976,493
Net Position					
Net investment in capital assets	71,237,706	28,854,750	100,092,456	40,663,791	140,756,247
Restricted	9,319,547	3,652,953	12,972,500	4,218,636	17,191,136
Unrestricted	(23,132,903)	58,272,987	35,140,084	4,922,037	40,062,121
Total Net Position	$ 57,424,350	$ 90,780,690	$ 148,205,040	$ 49,804,464	$ 198,009,504

(Concluded)

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF ACTIVITIES

YEAR ENDED DECEMBER 31, 2025

Function/Programs:	Expenses	Program Revenues: Charges for Services	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions
Primary government:				
Governmental activities:				
General government	$ 798,592	$ -	$ 100,916	$ -
Administrative	1,448,698	268,293	-	-
Community development	10,462,292	5,401,407	3,807,443	52,403
Parks and public property	731,170	1,048,171	47,263	969,033
Public works	15,912,524	1,161,218	2,985,352	590,660
Police	24,214,199	2,278,273	421,281	-
Fire	17,771,056	5,102,893	58,722	151,497
General expenditures	13,280,690	-	-	-
Civic	689,750	-	-	-
Library	1,762,258	-	-	-
Program expenditures	1,316,083	-	1,304,975	-
Interest on long-term debt	2,538,727	-	-	-
Total governmental activities	90,926,039	15,260,255	8,725,952	1,763,593
Business-type activities:				
Water Fund	19,542,062	24,567,964	-	-
Sewer Fund	15,305,673	20,631,564	-	27,905
Other non-major fund	3,555,350	6,358,787	-	-
Total business-type activities	38,403,085	51,558,315	-	27,905
Total primary government	$ 129,329,124	$ 66,818,570	$ 8,725,952	$ 1,791,498
Component units:				
Bethlehem Parking Authority	$ 10,395,140	$ 9,853,743	$ 270,283	$ -
Bethlehem Public Library	3,284,940	184,769	3,506,029	-
Bethlehem Redevelopment Authority	933,525	-	132,656	-
Total component units	$ 14,613,605	$ 10,038,512	$ 3,908,968	$ -
General Revenues:				
Real estate taxes and other taxes				
Grants and other charges not restricted to specific programs				
Investment income				
Gain(loss) on sales of assets				
Transfers				
Total general revenues and transfers				
Change in Net Position				
Net Position:				
Beginning of year				
End of year				

The accompanying notes are an integral part of these financial statements.

Net (Expense) Revenue and Changes in Net Position				
Primary Government				Total
Governmental Activities	Business-Type Activities	Total	Component Units	Reporting Entity
$ (697,676)	$ -	$ (697,676)	$ -	$ (697,676)
(1,180,405)	-	(1,180,405)	-	(1,180,405)
(1,201,039)	-	(1,201,039)	-	(1,201,039)
1,333,297	-	1,333,297	-	1,333,297
(11,175,294)	-	(11,175,294)	-	(11,175,294)
(21,514,645)	-	(21,514,645)	-	(21,514,645)
(12,457,944)	-	(12,457,944)	-	(12,457,944)
(13,280,690)	-	(13,280,690)	-	(13,280,690)
(689,750)	-	(689,750)	-	(689,750)
(1,762,258)	-	(1,762,258)	-	(1,762,258)
(11,108)	-	(11,108)	-	(11,108)
(2,538,727)	-	(2,538,727)	-	(2,538,727)
(65,176,239)	-	(65,176,239)	-	(65,176,239)
-	5,025,902	5,025,902	-	5,025,902
-	5,353,796	5,353,796	-	5,353,796
-	2,803,437	2,803,437	-	2,803,437
-	13,183,135	13,183,135	-	13,183,135
(65,176,239)	13,183,135	(51,993,104)	-	(51,993,104)
-	-	-	(271,114)	(271,114)
-	-	-	405,858	405,858
-	-	-	(800,869)	(800,869)
-	-	-	(666,125)	(666,125)
55,175,035	-	55,175,035	-	55,175,035
18,442,371	-	18,442,371	-	18,442,371
2,954,412	2,228,238	5,182,650	1,698,851	6,881,501
-	(181,459)	(181,459)	-	(181,459)
2,373,085	(2,373,085)	-	-	-
78,944,903	(326,306)	78,618,597	1,698,851	80,317,448
13,768,664	12,856,829	26,625,493	1,032,726	27,658,219
43,655,686	77,923,861	121,579,547	48,771,738	170,351,285
$ 57,424,350	$ 90,780,690	$ 148,205,040	$ 49,804,464	$ 198,009,504

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

BALANCE SHEET
GOVERNMENTAL FUNDS

DECEMBER 31, 2025

	General Fund	Non-Utility Capital Improvements Fund	Debt Service Fund	Other Non-Major Governmental Funds	Total Governmental Funds
Assets					
Cash and cash equivalents	$ 44,610,202	$ 27,737,007	$ -	$ 3,403,729	$ 75,750,938
Investments	-	3	-	-	3
Receivables, net:					
Taxes	4,827,288	-	-	-	4,827,288
Accounts	1,249,538	-	-	-	1,249,538
Leases	3,570,416	-	-	-	3,570,416
Loans	-	-	-	1,047,973	1,047,973
Other	1,313,913	3,676	-	-	1,317,589
Due from other funds	10,570	303,931	-	-	314,501
Due from other governments	4,581,563	1,805,594	-	78,836	6,465,993
Total Assets	$ 60,163,490	$ 29,850,211	$ -	$ 4,530,538	$ 94,544,239
Liabilities, Deferred Inflows of Resources, and Fund Balance					
Liabilities:					
Accounts payable and other accrued expenses	$ 1,550,530	$ 856,814	$ -	$ 228,517	$ 2,635,861
Accrued payroll	2,514,499	-	-	-	2,514,499
Accrued vacation and other compensated absences	835,698	-	-	-	835,698
Due to other funds	125,431	65,570	-	155,000	346,001
Escrow liabilities	927,211	-	-	-	927,211
Unearned revenues	1,475,578	1,782,750	-	3,568,462	6,826,790
Total Liabilities	7,428,947	2,705,134	-	3,951,979	14,086,060
Deferred Inflows of Resources:					
Unavailable revenue - leases	2,867,421	-	-	-	2,867,421
Unavailable revenue - taxes	1,825,642	-	-	-	1,825,642
Total Deferred Inflows of Resources	4,693,063	-	-	-	4,693,063
Fund Balance:					
Restricted for:					
Community development	257,788	-	-	372,056	629,844
Capital projects	-	27,145,077	-	-	27,145,077
Public works	-	-	-	206,503	206,503
Assigned for elected officials	48,938	-	-	-	48,938
Assigned for administration	71,707	-	-	-	71,707
Assigned for community development	2,792,279	-	-	-	2,792,279
Assigned for public works	343,700	-	-	-	343,700
Assigned for police	813,560	-	-	-	813,560
Assigned for fire	895,825	-	-	-	895,825
Assigned for capital projects	574,672	-	-	-	574,672
Unassigned	42,243,011	-	-	-	42,243,011
Total Fund Balance	48,041,480	27,145,077	-	578,559	75,765,116
Total Liabilities, Deferred Inflows of Resources, and Fund Balance	$ 60,163,490	$ 29,850,211	$ -	$ 4,530,538	$ 94,544,239

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

RECONCILIATION OF THE BALANCE SHEET OF GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION

DECEMBER 31, 2025

Total Fund Balance - Governmental Funds	$	75,765,116
Amounts reported for governmental activities in the statement of net position are different because:		
Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds.		65,851,171
Deferred outflows related to pensions		20,600,407
Deferred outflows related to other post-employment benefits		607,196
Real estate taxes and earned income taxes not collected until subsequent to year-end are recognized as revenue in the statement of net position.		1,825,642
Inventory is recorded on the statement of net position.		702,144
Accrued vacation and other compensated absences not due within the next twelve months are recorded on the statement of net position.		(3,819,063)
Net pension liability (asset) and deferred inflows related to pensions		(32,209,438)
Total other post-employment benefits liability and deferred inflows related to other post-employment benefits		(11,704,660)
Prepaid bond insurance and deferred charge on refunding are amortized on the statement of net position.		7,111,912
Long-term liabilities, including bonds and notes payable and lease obligations, are not due and payable in the current period and, therefore, are not reported in the funds.		
Bonds and notes, net related discounts and premiums		(68,981,787)
Leases, net of related deferred inflows of resources		(369,403)
Accrued interest payable is included on the statement of net position.		(398,742)
Assets and liabilities of the internal service fund reported in the statement of net position are used to charge the costs of insurance to individual funds and are not reported in the governmental funds.		2,443,855
Net Position - Governmental Activities	$	57,424,350

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE - GOVERNMENTAL FUNDS

YEAR ENDED DECEMBER 31, 2025

	General Fund	Non-Utility Capital Improvements Fund	Debt Service Fund	Other Nonmajor Governmental Funds	Total Governmental Funds
Revenues:					
Taxes	$ 55,457,073	$ -	$ -	$ -	$ 55,457,073
Licenses and permits	3,128,591	-	-	-	3,128,591
Intergovernmental revenues	10,903,448	2,502,722	-	3,258,681	16,664,851
Fines and forfeitures	392,449	-	-	-	392,449
Departmental earnings	9,582,562	-	-	-	9,582,562
Other charges	1,525,684	-	-	-	1,525,684
Municipal recreation	594,582	-	-	-	594,582
Investment income	2,277,977	629,886	-	46,549	2,954,412
Host fee	11,634,324	-	-	-	11,634,324
Other	501,899	223,514	-	62,441	787,854
Total revenues	95,998,589	3,356,122	-	3,367,671	102,722,382
Expenditures:					
Current:					
General government	969,053	-	-	-	969,053
Administrative	1,697,318	-	-	-	1,697,318
Community development	10,960,511	-	-	-	10,960,511
Public works	11,061,796	-	-	2,778,476	13,840,272
Police	24,944,582	-	-	-	24,944,582
Fire	17,427,109	-	-	-	17,427,109
General expenditures	14,755,462	-	-	-	14,755,462
Civic	676,021	-	-	-	676,021
Library	1,515,963	-	-	-	1,515,963
Program expenditures	-	-	-	1,316,083	1,316,083
Capital outlays	-	4,831,360	-	-	4,831,360
Debt service - principal	478,825	-	8,655,000	-	9,133,825
Debt service - interest	31,307	-	2,234,684	-	2,265,991
Total expenditures	84,517,947	4,831,360	10,889,684	4,094,559	104,333,550
Excess (Deficiency) of Revenues Over Expenditures	11,480,642	(1,475,238)	(10,889,684)	(726,888)	(1,611,168)
Other Financing Sources (Uses):					
Lease proceeds	107,577	-	-	-	107,577
Transfers in	3,552,825	14,219,948	10,889,684	-	28,662,457
Transfers out	(25,976,251)	(127,504)	-	-	(26,103,755)
Total other financing sources (uses)	(22,315,849)	14,092,444	10,889,684	-	2,666,279
Net Change in Fund Balance	(10,835,207)	12,617,206	-	(726,888)	1,055,111
Fund Balance:					
Beginning of the year	58,876,687	14,527,871	-	1,305,447	74,710,005
End of the year	$ 48,041,480	$ 27,145,077	$ -	$ 578,559	$ 75,765,116

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES

YEAR ENDED DECEMBER 31, 2025

Net Change in Fund Balance - Governmental Funds	$	1,055,111
Amounts reported for governmental activities in the statement of activities are different because:		
Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. This is the amount by which depreciation ($8,896,741) exceeded capital outlays ($7,702,580) in the current period.		(1,194,161)
Revenues related to real estate taxes and earned income taxes in the statement of activities that do not provide current financial resources are not reported as revenues in the funds.		(400,764)
The issuance of long-term debt (e.g., bonds, leases) provides current financial resources to governmental funds, while repayment of the principal of long-term debt consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position. This amount is the net effect of those differences in the treatment of long-term debt.		
Issuance of lease		(107,577)
Repayment of principal		9,133,825
Accrued interest expense on long-term debt is reported in the statement of activities, but does not require the use of current financial resources; therefore, accrued interest expense is not reported as expenditures in governmental funds.		55,078
Change in deferred outflows of resources related to pensions in the statement of activities.		528,566
Change in deferred outflows of resources related to other post-employment benefits in the statement of activities.		(203,467)
Change in inventory in the statement of activities.		5,386
Change in accrued vacation and other compensated absences not due within the next twelve months in the statement of activities.		(327,689)
Change in net pension liability (asset) and deferred inflows of resources related to pensions in the statement of activities.		3,501,743
Change in other post-employment benefits liability and deferred inflows of resources related to other post-employment benefits in the statement of activities.		575,652
Governmental funds report the effect of bond insurance, premiums, discounts, deferred charges on refunding, and similar items when debt is first issued, whereas these amounts are amortized in the statement of activities.		(327,811)
Activities of the internal service fund are reported as net loss within the statement of activities.		1,474,772
Change in Net Position - Governmental Activities	$	13,768,664

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

BALANCE SHEET - PROPRIETARY FUNDS

DECEMBER 31, 2025

	Enterprise Funds				
	Water Fund	Sewer Fund	Other Nonmajor Enterprise Funds	Total	Internal Service
Assets and Deferred Outflows of Resources					
Assets:					
Current assets:					
Cash and cash equivalents	$ 18,524,653	$ 22,283,420	$ 11,875,098	$ 52,683,171	$ 3,861,092
Accounts receivable, net	4,978,268	5,616,602	2,156,666	12,751,536	-
Accrued interest	33	-	-	33	-
Lease receivable	-	-	34,428	34,428	-
Due from other funds	-	55,000	-	55,000	-
Inventories	457,165	216,383	13,103	686,651	-
Total current assets	23,960,119	28,171,405	14,079,295	66,210,819	3,861,092
Restricted assets:					
Cash and cash equivalents	4,264,847	-	-	4,264,847	-
Investments	6,070,332	-	-	6,070,332	-
Lease receivable, net	-	-	50,195	50,195	-
Capital assets, not being depreciated	2,029,118	1,014,727	284,191	3,328,036	-
Capital assets, net	58,434,042	22,708,425	5,579,185	86,721,652	-
Net pension asset	1,594,733	1,851,562	206,658	3,652,953	-
Total Assets	96,353,191	53,746,119	20,199,524	170,298,834	3,861,092
Deferred Outflows of Resources:					
Deferred outflows of resources - pensions	464,347	539,193	60,121	1,063,661	-
Deferred outflows of resources - other post-employement benefits	57,395	32,074	5,908	95,377	-
Deferred charge on refunding	-	133,652	-	133,652	-
Total Deferred Outflows of Resources	521,742	704,919	66,029	1,292,690	-
Total Assets and Deferred Outflows of Resources	$ 96,874,933	$ 54,451,038	$ 20,265,553	$ 171,591,524	$ 3,861,092

(Continued)

	Enterprise Funds				
	Water Fund	Sewer Fund	Other Nonmajor Enterprise Funds	Total	Internal Service
Liabilities, Deferred Inflows of Resources, and Net Position					
Liabilities:					
Current liabilities:					
Accounts payable and other accrued expenses	$ 236,591	$ 292,154	$ 244,078	$ 772,823	$ 1,417,237
Accrued payroll	258,822	242,241	31,496	532,559	-
Accrued vacation and other compensated absences	388,930	52,708	47,369	489,007	-
Construction accounts payable	1,759,862	-	-	1,759,862	-
Interest payable	220,661	57,730	7,525	285,916	-
Current portion of long-term debt	6,926,961	1,672,457	80,000	8,679,418	-
Current portion of lease obligation	76,822	267,601	-	344,423	-
Due to other funds	-	-	23,500	23,500	-
Total current liabilities	9,868,649	2,584,891	433,968	12,887,508	1,417,237
Compensated absences, net	211,782	324,315	22,412	558,509	-
Long-term debt, net	41,421,515	15,718,381	1,210,000	58,349,896	-
Lease obligation, net	141,267	353,724	-	494,991	-
Total other post-employment benefits liability	1,003,834	560,966	103,337	1,668,137	-
Unearned revenue	285,600	3,060,682	-	3,346,282	-
Total Liabilities	52,932,647	22,602,959	1,769,717	77,305,323	1,417,237
Deferred Inflows of Resources:					
Deferred inflows of resources - leases	-	-	79,245	79,245	-
Deferred inflows of resources - pensions	529,695	615,001	68,642	1,213,338	
Deferred inflows of resources - other post-employement benefits	106,964	59,774	11,011	177,749	-
Deferred gain on refunding	2,035,179	-	-	2,035,179	-
Total Deferred Inflows of Resources	2,671,838	674,775	158,898	3,505,511	-
Net Position:					
Net investment in capital assets	18,436,733	5,844,641	4,573,376	28,854,750	-
Restricted - net pension asset	1,594,733	1,851,562	206,658	3,652,953	-
Unrestricted	21,238,982	23,477,101	13,556,904	58,272,987	2,443,855
Total Net Position	41,270,448	31,173,304	18,336,938	90,780,690	2,443,855
Total Liabilities, Deferred Inflows of Resources, and Net Position	$ 96,874,933	$ 54,451,038	$ 20,265,553	$ 171,591,524	$ 3,861,092

(Concluded)

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN IN NET POSITION - PROPRIETARY FUNDS

YEAR ENDED DECEMBER 31, 2025

	Enterprise Funds				
	Water Fund	Sewer Fund	Other Nonmajor Enterprise Funds	Total	Internal Service
Operating Revenues:					
Charges for services	$ 24,035,787	$ 18,995,594	$ 6,279,821	$ 49,311,202	$ 14,392,188
Operating Expenses:					
Salaries, wages, and fringe benefits	4,445,568	4,375,450	850,718	9,671,736	-
Professional fees	674,403	156,737	305,327	1,136,467	-
Utilities	287,603	815,713	29,745	1,133,061	-
Maintenance and repairs	218,723	736,557	510,695	1,465,975	-
Department contracts	604,739	848,016	132,791	1,585,546	-
Supplies	567,291	1,031,271	270,798	1,869,360	-
Service charges	3,255,189	1,742,599	661,583	5,659,371	-
Depreciation and amortization	6,885,861	5,033,179	635,246	12,554,286	-
Insurance claims	-	-	-	-	13,298,074
Administration	-	-	-	-	40,257
Other	520,185	144,227	110,964	775,376	-
Total operating expenses	17,459,562	14,883,749	3,507,867	35,851,178	13,338,331
Operating Income (Loss)	6,576,225	4,111,845	2,771,954	13,460,024	1,053,857
Non-Operating Revenues (Expenses):					
Investment income	1,126,764	798,909	302,565	2,228,238	9,954
Interest expense	(2,082,500)	(421,924)	(47,483)	(2,551,907)	-
Tapping fees	-	532,833	-	532,833	-
Gain (loss) on disposal of assets	(43,753)	(137,706)	-	(181,459)	-
Other revenues	532,177	1,131,042	78,966	1,742,185	410,961
Total non-operating revenues (expenses)	(467,312)	1,903,154	334,048	1,769,890	420,915
Change in net position before transfers	6,108,913	6,014,999	3,106,002	15,229,914	1,474,772
Transfers in	-	-	2,296,847	2,296,847	-
Transfers out	(535,645)	(3,398,953)	(735,334)	(4,669,932)	-
Change in Net Position	5,573,268	2,616,046	4,667,515	12,856,829	1,474,772
Net Position:					
Beginning of year	35,697,180	28,557,258	13,669,423	77,923,861	969,083
End of year	$ 41,270,448	$ 31,173,304	$ 18,336,938	$ 90,780,690	$ 2,443,855

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF CASH FLOWS - PROPRIETARY FUNDS

YEAR ENDED DECEMBER 31, 2025

	Enterprise Funds				
	Water Fund	Sewer Fund	Other Enterprise Funds	Total	Internal Service
Cash Flows From Operating Activities:					
Receipts from customers	$ 23,922,109	$ 19,164,968	$ 5,084,398	$ 48,171,475	$ 14,392,188
Payments to suppliers for services	(6,056,321)	(5,283,809)	(1,971,712)	(13,311,842)	(12,760,839)
Payment to employees	(4,786,338)	(4,858,343)	(868,892)	(10,513,573)	-
Net cash provided by (used in) operating activities	13,079,450	9,022,816	2,243,794	24,346,060	1,631,349
Cash Flows From Noncapital Financing Activities:					
Net transfers in (out)	(535,645)	(3,398,953)	1,561,513	(2,373,085)	-
Other revenues received	515,377	1,036,774	99,398	1,651,549	410,961
Net cash provided by (used in) noncapital financing activities	(20,268)	(2,362,179)	1,660,911	(721,536)	410,961
Cash Flows From Capital and Related Financing Activities:					
Acquisition and construction of capital assets	(5,694,175)	(2,671,576)	(526,241)	(8,891,992)	-
Principal payments on debt	(7,275,000)	(1,628,436)	(80,000)	(8,983,436)	-
Interest payments on debt	(1,465,973)	(432,437)	(47,950)	(1,946,360)	-
Principal payments on lease obligations	(131,354)	(305,149)	-	(436,503)	-
Tapping fees	-	769,023	-	769,023	-
Net cash provided by (used in) capital and related financing activities	(14,566,502)	(4,268,575)	(654,191)	(19,489,268)	-
Cash Flows From Investing Activities:					
Net sale (purchase) of investments	2,529,098	-	-	2,529,098	-
Interest and dividends on investments	1,126,764	798,909	302,565	2,228,238	9,954
Net cash provided by (used in) investing activities	3,655,862	798,909	302,565	4,757,336	9,954
Net Increase (Decrease) in Cash and Cash Equivalents	2,148,542	3,190,971	3,553,079	8,892,592	2,052,264
Cash and Cash Equivalents:					
Beginning of year	20,640,958	19,092,449	8,322,019	48,055,426	1,808,828
End of year	$ 22,789,500	$ 22,283,420	$ 11,875,098	$ 56,948,018	$ 3,861,092

(Continued)

	Enterprise Funds				
	Water Fund	Sewer Fund	Other Enterprise Funds	Total	Internal Service
Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities:					
Operating income (loss)	$ 6,576,225	$ 4,111,845	$ 2,771,954	$ 13,460,024	$ 1,053,857
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities:					
Depreciation and amortization	6,885,861	5,033,179	635,246	12,554,286	-
Changes in balance sheet accounts:					
Accounts receivable	(113,678)	169,374	(315,261)	(259,565)	-
Inventories	(20,581)	(51,866)	451	(71,996)	-
Due from other funds	-	-	10,570	10,570	-
Net pension asset	(1,531,923)	(1,778,638)	(198,500)	(3,509,061)	-
Deferred outflows of resources - pensions	614,701	714,360	77,992	1,407,053	-
Deferred outflows of resources - other post-employment benefits liability	25,114	14,034	(5,908)	33,240	-
Accrued vacation and other compensated absences	100,281	(2,841)	21,030	118,470	-
Accrued payroll	31,708	16,856	7,232	55,796	-
Accounts payable and other accrued expenses	92,393	243,177	39,170	374,740	577,492
Due to other funds	-	-	(880,162)	(880,162)	-
Total OPEB liability	3,174	1,773	327	5,274	-
Deferred inflows of resources - other post-employment benefits liability	(113,520)	(63,438)	11,011	(165,947)	-
Deferred inflows of resources - pension	529,695	615,001	68,642	1,213,338	-
Net cash provided by (used in) operating activities	$ 13,079,450	$ 9,022,816	$ 2,243,794	$ 24,346,060	$ 1,631,349
Non-cash Capital and Related Financing Activities:					
Accretion of capital appreciation bonds	$ 1,315,853	$ -	$ -	$ 1,315,853	$ -
Issuance of leases	$ 307,917	$ 690,869	$ -	$ 998,786	$ -

(Concluded)

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF FIDUCIARY NET POSITION

DECEMBER 31, 2025

	Employee Benefit Trust Fund	Custodial Fund
Assets		
Cash and cash equivalents	$ -	$ 770,270
Interest and dividends receivable	421,369	-
Investments	242,049,804	-
Total Assets	242,471,173	770,270
Net Position		
Restricted for employees' retirement benefits and other purposes	242,471,173	770,270
Total Net Position	$ 242,471,173	$ 770,270

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF CHANGES IN FIDUCIARY NET POSITION

YEAR ENDED DECEMBER 31, 2025

	Employee Benefit Trust Fund	Custodial Fund
Additions:		
Contributions:		
Employee contributions	$ 1,471,341	$ -
Employer contributions	10,044,676	-
Total contributions	11,516,017	-
Funds received on behalf of others	-	138,107
Investment earnings (losses):		
Investment income	4,121,744	109,208
Realized and unrealized gains (losses), net	22,919,556	-
Total investment earnings (loss)	27,041,300	109,208
Less investment expense	(1,132,224)	-
Net investment earnings (losses)	25,909,076	109,208
Total additions	37,425,093	247,315
Deductions:		
Benefits paid	17,322,308	-
Disbursements made on behalf of others	-	153,709
Total deductions	17,322,308	153,709
Change in Net Position	20,102,785	93,606
Net Position:		
Beginning of year	222,368,388	676,664
End of year	$ 242,471,173	$ 770,270

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

BALANCE SHEET - COMPONENT UNITS

DECEMBER 31, 2025

	Bethlehem Parking Authority	Bethlehem Public Library	Bethlehem Redevelopment Authority *	Total
Assets and Deferred Outflows of Resources				
Assets:				
Current assets:				
Cash and cash equivalents	$ 2,187,952	$ 412,567	$ 771,444	$ 3,371,963
Investments	15,478,192	300,283	-	15,778,475
Lease receivable	395,275	-	-	395,275
Accounts receivable, net	180,237	-	30,640	210,877
Prepaid expenses	206,692	-	-	206,692
Total current assets	18,448,348	712,850	802,084	19,963,282
Restricted investments	1,031,596	3,187,040	-	4,218,636
Capital assets, not being depreciated	4,855,985	5,000	-	4,860,985
Capital assets, net	69,284,485	214,386	24,340,884	93,839,755
Net pension asset	310,476	-	32,076	342,552
Lease receivable, net of current	9,346,100	-	-	9,346,100
Total Assets	103,276,990	4,119,276	25,175,044	132,571,310
Deferred Outflows of Resources:				
Deferred outflows of resources - pension	151,272	-	-	151,272
Deferred charge on refunding	191,248	-	-	191,248
Total Deferred Outflows of Resources	342,520	-	-	342,520
Total Assets and Deferred Outflows of Resources	$103,619,510	$ 4,119,276	$ 25,175,044	$132,913,830

(Continued)

* - As of June 30, 2025

Liabilities, Deferred Inflows of Resources, and Net Position	Bethlehem Parking Authority	Bethlehem Public Library	Bethlehem Redevelopment Authority	Total
Liabilities:				
Accounts payable and other accrued expenses	$ 3,860,233	$ 29,879	$ 73,872	$ 3,963,984
Accrued payroll	-	70,525	-	70,525
Accrued vacation and other compensated absences	-	14,905	-	14,905
Interest payable	356,545	-	-	356,545
Accrued federal assistance repayment	707,408	-	-	707,408
Current portion of long-term debt	1,961,000	-	-	1,961,000
Unearned revenue	161,280	-	593,423	754,703
Total current liabilities	7,046,466	115,309	667,295	7,829,070
Long-term debt, net	65,289,188	-	-	65,289,188
Net pension liability	-	-	-	-
Total Liabilities	72,335,654	115,309	667,295	73,118,258
Deferred Inflows of Resources:				
Deferred inflows of resources - leases	9,741,375	-	-	9,741,375
Deferred inflows of resources - pension	173,023	-	76,710	249,733
Total Deferred Inflows of Resources	9,914,398	-	76,710	9,991,108
Net Position:				
Net investment in capital assets	16,103,521	219,386	24,340,884	40,663,791
Restricted	1,031,596	3,187,040	-	4,218,636
Unrestricted	4,234,341	597,541	90,155	4,922,037
Total Net Position	21,369,458	4,003,967	24,431,039	49,804,464
Total Liabilities, Deferred Inflows of Resources, and Net Position	$ 103,619,510	$ 4,119,276	$ 25,175,044	$ 132,913,830

(Concluded)

The accompanying notes are an integral part of these financial statements.

CITY OF BETHLEHEM, PENNSYLVANIA

STATEMENT OF ACTIVITIES - COMPONENT UNITS

YEAR ENDED DECEMBER 31, 2025

		Program Revenues			Net (Expense) Revenue and Changes in Net Position			
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Bethlehem Parking Authority	Bethlehem Public Library	Bethlehem Redevelopment Authority	Total
Bethlehem Parking Authority	$ 10,395,140	$ 9,853,743	$ 270,283	$ -	$ (271,114)	$ -	$ -	$ (271,114)
Bethlehem Public Library	3,284,940	184,769	3,506,029	-	-	405,858	-	405,858
Bethlehem Redevelopment Authority *	933,525	-	132,656	-	-	-	(800,869)	(800,869)
Total Component Units	$ 14,613,605	$ 10,038,512	$ 3,908,968	$ -	(271,114)	405,858	(800,869)	(666,125)
			General Revenues:					
			Investment income (loss)		1,048,822	650,029	-	1,698,851
			Total general revenues		1,048,822	650,029	-	1,698,851
			Change in Net Position		777,708	1,055,887	(800,869)	1,032,726
			Net Position:					
			Beginning of year		20,591,750	2,948,080	25,231,908	48,771,738
			End of year		$ 21,369,458	$ 4,003,967	$ 24,431,039	$ 49,804,464

* - Year ended June 30, 2025

The accompanying notes are an integral part of these financial statements.

1. Summary of Significant Accounting Policies

The accounting methods and procedures adopted by the City of Bethlehem, Pennsylvania (City) conform to accounting principles generally accepted in the United States of America (GAAP) as applied to governmental entities. The following notes to the financial statements are an integral part of the City's financial statements.

Financial Reporting Entity

The City was incorporated in 1962 under the provisions of the constitution and general statutes of the Commonwealth of Pennsylvania (Commonwealth). The City is a third class city, as defined by the state statutes. The City operates under a mayor-council form of government and provides a full range of services, including public safety, roads, sanitation, health, culture and recreation, and general government services.

Basis of Presentation

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the nonfiduciary activities of the primary government and its component units. For the most part, the effect of interfund activity has been removed from these statements. *Governmental activities,* which normally are supported by taxes and intergovernmental revenues, are reported separately from *business-type activities,* which rely to a significant extent on fees and charges for support.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment are offset by program revenues. *Direct* expenses are those that are clearly identifiable with a specific function or segment. *Program* revenues include 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as *general revenues.*

Separate financial statements are provided for governmental funds, proprietary funds, and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting,* as are the proprietary fund and fiduciary fund financial statements. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met. Benefits and refunds of the Employee Benefit Trust Fund are recognized when due and payable in accordance with the terms of the plans. Employer contributions to the Employee Benefit Trust Fund are recognized when due as required by applicable law.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting.* Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the City generally considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences, pensions and other post-employment benefits, and judgments and claims, are recorded only when payment is due.

Property taxes, earned income taxes, host fees, licenses, and interest associated with the current fiscal period are all considered to be susceptible to accrual and have been recognized as revenues of the current fiscal period. In determining when to recognize intergovernmental revenues (grants and entitlements), the legal and contractual requirements of the individual programs are used as guidance. All other revenue items are considered to be measurable and available only when cash is received by the government.

The City reports the following major governmental funds:

The General Fund is the government's primary operating fund. It accounts for all financial resources of the general government, except those accounted for in another fund.

The Non-Utility Capital Improvements Fund is the fund used to account for acquisition, construction, and improvement of capital assets.

The Debt Service Fund is the fund used to account for the non-utility debt payments.

The City reports the following nonmajor governmental funds: Community Development Block Grant Fund and Liquid Fuels Fund.

The City reports the following major proprietary funds:

The Water and Sewer Funds are financed and operated in a manner similar to private business enterprises, where the intent is that costs of providing these services to the general public on a continuing basis be financed or recovered primarily through user charges.

The Municipal Golf Fund and Stormwater Fund are the City's nonmajor proprietary funds.

The Internal Service Fund is used to account for the financing of goods or services provided by one department or agency to other departments or agencies of the governmental unit on a cost-reimbursement basis. The Internal Service Fund accounts for the City's externally administered health insurance.

The City's fiduciary funds are the Employee Benefit Trust Fund and Custodial Fund. The Employee Benefit Trust Fund is maintained to account for assets held by the City in a trustee capacity for individuals currently or previously employed by the City.

The Custodial Fund is used to account for funds held in escrow for other parties, is custodial in nature, and does not involve measurement of results of operations. The Custodial Fund accounts for the earned income taxes, payroll withholdings, and tax collections for the surrounding municipalities.

Proprietary funds distinguish *operating* revenues and expenses from *nonoperating* items. Operating revenues and expenses generally result from providing services in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the enterprise funds are charges to citizens for services. Operating expenses for the enterprise funds include the cost of services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses.

When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first, then unrestricted resources as they are needed.

Budgetary Accounting Control

Formal budgetary integration is employed as a management control device during the year for all funds of the City. Annual operating budgets are legally adopted for the General Fund, Water Fund, Sewer Fund, Municipal Golf Fund, Stormwater Fund, all Capital Projects Funds, Community Development Block Grant Fund, and Liquid Fuels Fund.

Upon enactment of the budgets by City Council, any amendments are developed by individual City departments and presented to the Finance Committee of City Council. Amendments as approved by the Finance Committee are submitted to the City Council to be read in a public hearing and ratified. A ratified budget amendment becomes effective twenty days after being enacted. The Office of Budget and Finance can make intrafund budget transfers of up to five percent provided they do not alter total revenues or expenditures of such fund. Appropriations not reserved for encumbrances lapse at year-end.

Cash, Cash Equivalents, and Investments

For purposes of the statement of cash flows, the proprietary funds consider all highly liquid investments (including restricted assets) with a maturity of three months or less when purchased and all certificates of deposit to be cash equivalents.

The investments in external investment pools are valued at amortized cost, which approximates fair value. All other investments of the City and its component units are stated at fair value. Fair value is determined based on the last reported sales price on the last business day of the year; securities for which no sale was reported on that date are valued at the last reported bid price. The City and its component units categorize their fair value measurements within the fair value hierarchy established by GAAP. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets. Level 2 inputs are significant other observable inputs. Level 3 inputs are significant unobservable inputs.

Internal Balances

Internal balances arise from interfund transactions and are recorded by all funds affected in the period in which transactions are executed.

Receivables

All receivables are reported at their gross value and, where appropriate, are reduced by the estimated portion that is expected to be uncollectible. Estimated unbilled revenues from the General, Water, Sewer, and Stormwater Funds are recognized at the end of each fiscal year on a pro rata basis. The estimated amount is based on billings during the months following the close of the calendar year.

Accounts receivable for the Bethlehem Parking Authority (Parking Authority) consists primarily of amounts due from customers for parking facility usage, parking meter collections, and violations. Receivables are recorded net of an allowance for doubtful accounts when management determines that collection is doubtful. As of December 31, 2025, the allowance for uncollectible accounts is $0.

The Parking Authority receives various grants for projects. Grant agreements entered into prior to year-end, with eligible expenses incurred, not yet received are recognized as a grant receivable and revenue.

Leases

The City is a lessor for noncancellable leases. The City recognizes a lease receivable and a deferred inflow of resources in the government-wide, governmental fund, and proprietary fund financial statements. The Parking Authority is a lessor for a non-cancellable lease of parking spaces.

At the commencement of a lease, the City initially measures the lease receivable at the present value of payments expected to be received during the lease term. Subsequently, the lease receivable is reduced by the principal portion of lease payments received. The deferred inflow of resources is initially measured as the initial amount of the lease receivable, adjusted for lease payments received at or before the lease commencement date. Subsequently, the deferred inflow of resources is recognized as revenue over the life of the lease term.

Key estimates and judgments include how the City determines (1) the discount rate it uses to discount the expected lease receipts to present value, (2) lease term, and (3) lease receipts.

1. The City uses its estimated incremental borrowing rate as the discount rate for leases.

2. The lease term includes the noncancellable period of the lease. Lease receipts included in the measurement of the lease receivable is composed of fixed payments from the lessee.

The City monitors changes in circumstances that would require a remeasurement of its lease and will remeasure the lease receivable and deferred inflows of resources if certain changes occur that are expected to significantly affect the amount of the lease receivable.

Property Taxes

Based upon assessed valuations provided by Lehigh and Northampton Counties, the City bills and collects its own property taxes. Delinquent taxes are turned over to an outside agency, which collects the taxes on behalf of the City.

The schedule for property taxes levied for 2025 is as follows:

January 1, 2025	original levy date
January 1, 2025 – March 31, 2025	2% discount period
April 1, 2025 – May 30, 2025	face payment period
May 31, 2025 - December 31, 2025	10% penalty period

In addition, City taxes may be paid in four installments due approximately February 3, April 7, June 2, and August 4 of the tax year with no discount period allowed. Any delinquent installment is subject to a penalty of 10%.

The City is permitted by the Third Class City Code to levy real estate taxes up to 25 mills on every dollar of assessed valuation for general City purposes. The City's 2025 millage was 8.61 for general purposes, 6.70 for public safety, 3.10 for debt service, 0.40 for landfill debt, and 0.83 for library, for properties in Northampton County; and 2.72 for general purposes, 2.12 for public safety, 0.98 for debt service, 0.13 for landfill debt, and 0.26 for library, for properties in Lehigh County.

Tax Abatements

The City's tax abatements are authorized by City Council ordinance. Under the Local Economic Revitalization Tax Assistance (LERTA) program, recipients are eligible for property tax abatement on certain improvements to deteriorated industrial, commercial, and other business property and/or deteriorated residential property. The City's tax abatement agreements do not contain recapture provisions for non-compliance. During the year ended

December 31, 2021, the program was amended to include an area known as the Affordable Housing LERTA District (District). Within the District, the amount eligible for exemption is 100% of the assessment attributable to the actual cost of qualifying new construction or improvements provided that throughout the exemption period. The exemption applies when (i) the improvements made for Commercial purposes constitute ten or more dwelling units which are made solely available for use as dwelling units and (ii) 10% of those dwelling units are set aside and reserved exclusively for affordable housing by qualified persons meeting the certain low-income requirements. In the event compliance with the requirements of clauses (i) or (ii) above ceases at any time during the period in which a property is subject to the exemption, the property will be disqualified from the exemption retroactive to the date of the application to make such improvements was filed with the City. As a result of such noncompliance, the record owner of the property at the time of such noncompliance will be liable for payment of 100% of the assessment attributable to the actual cost of the improvements retroactive to the date of the application to make such improvements, which amount will constitute an immediate lien on the property, together with all charges, expenses, and fees.

There were no amounts received or receivable from other governments in association with the forgone taxes. The City did not make other commitments other than to reduce taxes as part of the tax abatement agreements.

During the year ended December 31, 2025, the City's LERTA property tax abatements totaled approximately $1,260,152.

Inventories

Inventories are valued at the lower of cost (first-in, first-out) or market. The costs of governmental fund-type inventories are recorded as expenditures when purchased rather than when consumed.

Interfund Transactions

As a result of its operations, the City affects a variety of transactions between funds to finance operations. Accordingly, to the extent that certain interfund transactions have not been paid or received as of December 31, 2025, appropriate interfund receivables or payables have been established.

Capital Assets

All capital assets are valued at historical cost or estimated historical cost if actual historical cost is not available. Donated capital assets are recorded at acquisition value at the date of donation. Acquisition value is the price that the City would have paid to acquire an asset with equivalent service potential in an orderly market transaction at the acquisition date. The City maintains a capitalization threshold of $5,000 for all capital assets.

General infrastructure assets acquired prior to December 31, 2002 consist of streets and streetlights, storm sewers, and bridges and are reported at estimated historical cost using deflated replacement cost. The cost of normal maintenance and repairs that do not add to the value of the asset or materially extend assets' lives are not capitalized.

Capital assets are depreciated using the straight-line method over the following estimated useful lives:

Asset Class	Estimated Useful Lives
Infrastructure	25-50 years
Land improvements	20 years
Buildings and improvements	45 years
Equipment	5-20 years

Amortization of assets purchased under leases is included in depreciation expense.

Parking Authority

Capital assets of the Parking Authority are reported at cost, net of accumulated depreciation. Depreciation is computed using the straight-line method over estimated useful lives of 30 years for the parking garage and 3-10 years for all other capital assets. The cost of repairs and maintenance is charged to income as incurred; renewals and betterments over $1,000 are capitalized. When assets are retired or otherwise disposed of, the cost and related accumulated depreciation are removed from the accounts and the resulting gain or loss is recognized as income for the period.

Bethlehem Redevelopment Authority (Redevelopment Authority)

All capital assets of the Redevelopment Authority are capitalized at historical cost at the acquisition date. Donated capital assets are reported at acquisition value at the date of

donation. Acquisition value is the price the Redevelopment Authority would have paid to acquire an asset with equivalent service potential in an orderly market transaction at the acquisition date. The Redevelopment Authority maintains a capitalization threshold of $25,000. All capital assets are depreciated, except for land, land improvements (excavation, fill, grading, landscaping), construction in progress, easements, and rights of way.

Depreciation is computed using the straight-line method over the following useful lives:

Description	Estimated Lives
Buildings	40-50 years

Restricted Investments

Restricted investments represent resources set aside for the liquidation of specific obligations and capital acquisitions.

Bond Discounts, Bond Premiums, and Prepaid Bond Insurance

Bond discounts, bond premiums, and prepaid bond insurance are amortized over the term of the bonds using the straight-line method, which approximates the interest method.

Compensated Absences – Vacation and Sick Leave

The City recognizes a liability for compensated absences for leave time that (1) has been earned for services previously rendered by employees, (2) accumulates and is allowed to be carried over to subsequent years, and (3) is more likely than not to be used as time off or settled during or upon separation from employment. Based on the criteria listed, two types of leave qualify for liability recognition for compensated absences – vacation and sick leave. The liability for compensated absences is reported as incurred in the Statement of Net Position. The liability for compensated absences includes salary-related benefits, where applicable.

Vacation

The City's vacation policy provides that employees are to take unused vacation within a year following the year it was earned or the vacation time is lost to the employee, except that with the approval of the department head and the business administrator,

employees may carry up to 30 days of vacation leave.

Sick Leave

The City's policy permits employees to accumulate earned but unused sick leave. All sick leave lapses when employees leave the City and, upon separation for service, no monetary obligation exists. The exception is that employees are paid unused sick leave upon retirement. However, a liability for estimated value of sick leave that will be used by employees prior to employment separation is included in the liability for compensated absences on the Statement of Net Position.

Unearned Revenues

Unearned revenue may result from revenues being collected in advance of the fiscal year to which they apply or in advance of their legal due date. Also included in unearned revenue are grants received in advance with eligible expenditures not yet incurred.

The Parking Authority receives monthly parking permits and funds in advance for various other projects or events. These amounts are reported as unearned revenue.

Deferred Inflows and Outflows of Resources Related to Pensions and Other Post-Employment Benefits (OPEB)

In conjunction with pension and OPEB accounting requirements, the differences in the expected and actual experience, contributions subsequent to the measurement date, the changes in assumptions, and the difference between projected and actual earnings on pension plans investments for the City and its component units are recorded as deferred inflows or outflows of resources related to pensions and OPEB on the government-wide and proprietary fund financial statements. These amounts are determined based on the actuarial valuations performed for the pension and OPEB plans.

Net Position

In the government-wide and proprietary fund financial statements, net position is classified in the following categories:

Net Investment in Capital Assets – This category groups all capital assets, including infrastructure, into one component of net position. Accumulated depreciation and the outstanding balances of debt that are attributable to the acquisition, construction, or

improvement of these assets reduce this category. Deferred outflows of resources and deferred inflows of resources that are attributable to the acquisition, construction, or improvement of those assets or related debt are also included in this component of net position. If there are significant unspent related debt proceeds at the end of the reporting period, the portion of the debt attributable to the unspent amount is not included in the calculation of net investment in capital assets. Instead, that portion of the debt is included in the same net position component (restricted or unrestricted) as the unspent amount.

Restricted – This category presents external restrictions imposed by creditors, grantors, contributors, or laws or regulations of other governments and restrictions imposed by law through constitutional provisions or enabling legislation.

Net position of governmental activities is restricted for the following:

Community developement	$	257,788
Public works		206,503
Debt service		562,646
Net pension asset		8,292,610
Restricted net position	$	9,319,547

Unrestricted – This category represents the net position of the City that is not restricted for any project or other purpose.

Fund Balance

In the fund financial statements, governmental funds report fund balance in categories based on the level of constraint placed upon the funds. These levels are as follows:

Nonspendable – This category represents funds that are not in spendable form and includes prepaid expenditures.

Restricted – This category represents funds that are limited in use due to constraints on purpose and circumstances of spending that are legally enforceable by outside parties.

Assigned – This category represents intentions of the Business Administrator and/or the Director of Budget and Finance to use funds for specific purposes. Through a resolution

of City Council, the Business Administrator and/or Director of Budget and Finance has been delegated the responsibility to assign funds.

Unassigned – This category represents all other funds not otherwise defined.

Sometimes the City will fund outlays for a particular purpose from both restricted and unrestricted resources (the total of assigned and unassigned fund balance). In order to calculate the amounts to report as restricted, assigned, and unassigned fund balance in the governmental fund financial statements, a flow assumption must be made about the order in which the resources are considered to be applied. It is the City's policy to consider restricted fund balance to have been depleted before using any of the components of unrestricted fund balance. Further, when the components of unrestricted fund balance can be used for the same purpose, assigned fund balance is applied first. Unassigned fund balance is applied last.

Use of Estimates

The preparation of financial statements in conformity with GAAP requires management to make estimates and assumptions that affect certain reported amounts and disclosures in the financial statements. Actual results could differ from those estimates.

Adopted Pronouncements

The requirements of the following Governmental Accounting Standards Board (GASB) Statements were adopted for the financial statements:

The City adopted Governmental Accounting Standards Board (GASB) Statement No. 102, *Certain Risk Disclosures*, for the year ended December 31, 2025. Adoption of this Statement did not have a significant impact on the City's financial statements for the current year.

Pending Changes in Accounting Principles

GASB has issued statements that will become effective in future years including Statement Nos. 103 (Financial Reporting Model Improvements), 104 (Disclosure of Certain Capital Assets), and 105 (Subsequent Events). Management has not yet determined the impact of these statements on the financial statements.

2. Reporting Entity

As required by GASB, the City has evaluated all related entities for possible inclusion in the financial reporting entity.

The following component unit has been included in the financial reporting entity as a blended component unit:

Bethlehem Authority

The Bethlehem Authority owns the water supply and distribution systems that service the City and nearby communities while serving as a financing authority for these systems. The City operates these systems. The Bethlehem Authority is governed by five board members who are appointed by the Mayor and approved by City Council. The water supply and distribution systems were acquired through the proceeds of water revenue bonds which are guaranteed by the City. Operations are financed through user-based charges. Repayment of the bonds is financed through a lease between the City and the Bethlehem Authority. The City leases the systems for a fixed rental fee. The Bethlehem Authority does not issue separate audited financial statements.

The following component units have been included in the financial reporting entity as discretely presented component units:

Bethlehem Parking Authority

The Parking Authority acquires, constructs, and equips parking facilities in the City. The Parking Authority is governed by five board members, all appointed by the Mayor and approved by City Council. Also, the City may require the Parking Authority to transfer surpluses to the City. During the year ended December 31, 2025, the Parking Authority made contributions to the City's General Fund of $615,062. Separate financial statements were issued by the Parking Authority and can be obtained by contacting the Parking Authority.

Bethlehem Area Public Library

The Bethlehem Area Public Library (Library) provides library services to the City and nearby communities. The Library is governed by eleven directors, seven of whom are appointed by City Council on the recommendation of the President of City Council. The remaining members are appointed by the governing boards of the municipalities of

Fountain Hill, Hanover Township (Northampton County), and Bethlehem Township. The City supports the Library. The City's 2025 appropriation to the Library was $1,515,963, which represented 41% of the Library's General Fund revenue. Title to the assets of the Library rests with the City directly or indirectly through the Board of Directors. The Library's main facility occupies, without charge, premises located in a building owned by the City. During the year ended December 31, 2025, the Library paid the City $187,548 for utility and insurance costs. Separate financial statements were issued by the Library and can be obtained by contacting the Library.

Bethlehem Redevelopment Authority

The Bethlehem Redevelopment Authority (Redevelopment Authority) was incorporated under the provisions of the Pennsylvania Urban Redevelopment Act Number 385 of May 24, 1945, as amended. The Redevelopment Authority accounts for several cooperation agreements with the City's Community Development Block Grant program and other funding sources wherein administration and other costs are provided by the Redevelopment Authority for general administrative, rehabilitation activities, and property acquisition and demolition. The Redevelopment Authority is governed by five board members who are appointed by the Mayor and approved by City Council. Separate financial statements were issued by the Redevelopment Authority and can be obtained by contacting the Redevelopment Authority.

Related Organizations

Related organizations are not component units, yet there is some form of accountability, other than financial accountability, that exists between the primary government and the related organization because of the appointment authority. The following are related organizations to the City:

Bethlehem Housing Authority

The Bethlehem Housing Authority (Housing Authority) has five commissioners who are appointed to staggered, five-year terms by the Mayor with City Council approval. The Housing Authority paid approximately $412,000 in public safety reimbursements to the City during the year ended December 31, 2025.

Bethlehem Economic Development Corporation

The Bethlehem Economic Development Corporation (BEDCO) has seven board members who are pre-determined by their position within the City and the Lehigh Valley Economic Development Corporation. A board member will automatically cease to be on the board upon ceasing to hold office. Four of the seven board members are from the City. The City provided enterprise zone loans to BEDCO and, as of December 31, 2025, BEDCO owes the City $794,874. There were no payments made on this loan during the year ended December 31, 2025. The loan receivables are recorded in the Community Development Block Grant Fund.

Bethlehem Revitalization and Improvement Authority

The Bethlehem Revitalization and Improvement Authority (BRIA) has five board members who are appointed by the Mayor with City Council approval.

3. Deposits and Investments

The City follows the third class city code for investment of City funds. Authorized types of investments for City funds shall be:

a. United States Treasury bills.

b. Short-term obligations of the United States government or its agencies or instrumentalities.

c. Deposits in savings accounts or time deposits, other than certificates of deposit, or share accounts of institutions insured by the Federal Deposit Insurance Corporation or the Federal Savings and Loan Insurance Corporation or the National Credit Union Share Insurance Fund or the Pennsylvania Deposit Insurance Corporation or the Pennsylvania Savings Association Insurance Corporation to the extent that such accounts are so insured, and, for any amounts above the insured maximum, provided that approved collateral as provided by law therefore shall be pledged by the depository.

d. Obligations of the United States of America or any of its agencies or instrumentalities backed by the full faith and credit of the United States of America, the Commonwealth or any of its agencies or instrumentalities backed by

the full faith and credit of the Commonwealth, or of any political subdivision of the Commonwealth or any of its agencies or instrumentalities backed by the full faith and credit of the political subdivision.

e. Shares of an investment company registered under the Investment Company Act of 1940, whose shares are registered under the Securities Act of 1933, provided that the only investments of that company are in the authorized investments for city funds listed.

f. Certificates of deposit purchased from institutions insured by the Federal Deposit Insurance Corporation or the Federal Savings and Loan Insurance Corporation or the National Credit Union Share Insurance Fund or the Pennsylvania Deposit Insurance Corporation or the Pennsylvania Savings Association Insurance Corporation to the extent that such accounts are so insured, however, for any amounts above the insured maximum, such certificates of deposit shall be collateralized by a pledge or assignment of assets of the institution, and such collateral may include loans (including interest in pools of loans) secured by first mortgage liens on real property. Certificates of deposit purchased from commercial banks shall be limited to an amount equal to twenty percent of a bank's total capital and surplus. Certificates of deposit purchased from savings and loan associations, or savings banks shall be limited to an amount equal to twenty percent of an institution's assets minus liabilities.

g. Short-term commercial paper issued by a public corporation.

h. Banker’s acceptances.

i. Any investment authorized by 20 Pa. C.S. Ch. 73 (relating to fiduciaries' investments) shall be an authorized investment for any pension or retirement fund.

In making investment of City funds, the Council shall have authority to permit assets pledged as collateral under subsection (d)(3), to be pooled in accordance with the Act of August 6, 1971 (P.L. 281, No. 72), relating to pledges of assets to secure deposits of public funds.

Investments of the proprietary funds primarily represent debt sinking funds, escrow deposits, and other accounts required to be maintained under bond or trust indentures. These investments are held by fiscal agents and managed in accordance with the terms of

the respective indentures. Other unrestricted investments of the proprietary funds are held by fiscal agents and are managed under the direction of City management. Investments of the Employee Benefit Trust Fund are held by a fiscal agent under trust agreements that authorize the trustee to invest in any form of property, at its discretion, without restriction to investments authorized for fiduciaries, provided that the investments of the trust shall be kept separate and apart from other City funds.

A. *Deposits*

Custodial Credit Risk. Custodial credit risk is the risk that in the event of a bank failure, the government's deposits may not be returned to it. The City does not have a deposit policy for custodial credit risk. As of December 31, 2025, the City's book balance was $137,330,318 and the bank balance was $140,822,483. Of the bank balance, $4,153,692 was covered by federal depository insurance and the remaining was collateralized under Act No. 72 of the 1971 Session of the Pennsylvania General Assembly (Act), in which financial institutions were granted the authority to secure deposits of public bodies by pledging a pool of assets, as defined in the Act, to cover all public funds deposited in excess of federal depository insurance limits.

Reconciliation to total cash and cash equivalents:	
Governmental activities:	
Unrestricted	$ 79,612,030
Business-type activities:	
Unrestricted	52,683,171
Restricted	4,264,847
Fiduciary funds:	
Custodial fund	770,270
Total cash and cash equivalents	$ 137,330,318

B. *Investments*

The fair value of the investments of the City at December 31, 2025 was as follows:

		Fair Value Measurements		
Investments:	Total	Level 1	Level 2	Level 3
Money market funds	$ 21,268,838	$ 21,268,838	$ -	$ -
U.S. Government obligations	22,932,907	22,932,907	-	-
U.S. Government agency obligations	8,687,228	-	8,687,228	-
Corporate bonds and notes	9,953,155	-	9,953,155	-
Equity mutual funds:				
Domestic	18,708,030	18,708,030	-	-
International	39,495,039	39,495,039	-	-
Equities:				
Consumer discretionary	5,820,030	5,820,030	-	-
Consumer staples	1,469,270	1,469,270	-	-
Consumer services	882,323	882,323		
Energy	1,526,310	1,526,310	-	-
Financials	9,228,084	9,228,084	-	-
Health care	7,775,955	7,775,955	-	-
Industrials	10,522,692	10,522,692	-	-
Information technology	13,671,325	13,671,325	-	-
Materials	2,799,352	2,799,352	-	-
Telecommunications	2,766,512	2,766,512	-	-
Utilities	602,287	602,287	-	-
Real Estate	610,297	610,297	-	-
Limited partnerships	61,997,354	-	-	61,997,354
Real estate equity fund	4,599,336	-	-	4,599,336
Total investments by fair value level	245,316,324	$ 160,079,251	$ 18,640,383	$ 66,596,690
Investments measured at net asset value:				
External investment pool	636,496			
Real estate investment trusts	2,167,319			
Total investments measured at fair value	$ 248,120,139			

Reconciliation to total investments	
Governmental activities:	
Unrestricted	$ 3
Business-type activities:	
Restricted	6,070,332
Fiduciary funds:	
Employee Benefit Trust Fund	242,049,804
Total investments	$ 248,120,139

The City's investments in money market funds, U.S. Government obligations, equity mutual funds, and equities are considered Level 1 based on active market quotes. The City's investments in U.S. Government agency obligations and corporate bonds and notes are considered Level 2 based on secondary market quotes.

Limited partnerships

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Hamilton Lane Co-Investment Fund III, LP, a limited partnership, in the amount of $1,251,252. The partnership is a feeder fund in a master-feeder structure whereby the partnership invests all of its assets in Hamilton Lane Co-Investment Fund III Holdings, LP (Holdings). Because Holdings' investments are in private equity and equity-related investments that are generally not publicly traded, market quotations are not available to be used for valuation purposes. Holdings General Partner is required to value these investments at estimated fair values using present value and other subjective techniques, which may include references to market multiples, valuations for corresponding investments prepared by the financial sponsor, valuations for comparable companies, public market or private transactions, subsequent developments concerning the companies to which the securities relate, results of operations, financial condition, cash flows, and projections of such companies provided to the General Partner and such other factors as the General Partner may deem relevant. The General Partner utilizes a valuation committee, consisting of senior members of the management team, to review and approve the valuation results related to investments. The General Partner also utilizes independent valuation firms to provide third-party valuation consulting services. For investments held by the portfolio and investments that are publicly traded and for which market quotations are available, valuations are generally based on the closing sales prices, or an average of the closing bid and ask prices, as of the valuation date. Income, gains, and losses are generally allocated among the partners in proportion to each partner's contribution to the partnership's total investment capital in the portfolio company investment. At December 31, 2025, the Holdings has unfunded

commitments to portfolio investments of $1,025,937. These commitments are expected to be funded from cash reserves and from partner capital contributions not yet called by Holdings. The partnership agreement provides that the partnership will terminate on June 20, 2025, unless extended at the discretion of the General Partner for up to two successive one-year terms, and thereafter by the General Partner with the consent of either the advisory committee or more than 50% of the Limited Partners. The General Partner, with consent of the advisory committee, has extended the Partnership until June 20, 2027.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Hamilton Lane Co-Investment Fund IV, LP, a limited partnership, in the amount of $4,487,631. The partnership is a feeder fund in a master-feeder structure whereby the partnership invests all of its assets in Hamilton Lane Co-Investment Fund IV Holdings, LP (Fund IV Holdings). Because Fund IV Holdings' investments are in private equity and equity-related investments that are generally not publicly traded, market quotations are not available to be used for valuation purposes. The General Partner of Fund IV Holdings is required to value these investments at estimated fair values using present value and other subjective techniques, which may include references to market multiples, valuations for corresponding investments prepared by the financial sponsor, valuations for comparable companies, public market or private transactions, subsequent developments concerning the companies to which the securities relate, results of operations, financial condition, cash flows, and projections of such companies provided to the General Partner and such other factors as the General Partner may deem relevant. The General Partner utilizes a valuation committee, consisting of senior members of the management team, to review and approve the valuation results related to investments. The General Partner also utilizes independent valuation firms to provide third-party valuation consulting services. For investments had by the portfolio investments that are publicly traded and for which market quotations are available, valuations are generally based on the closing sales prices, or an average of the closing bid and ask prices, as of the valuation date. Income, gains, and losses are generally allocated among the partners in proportion to each partner's contribution to the partnership's total investment capital in the portfolio company investment. At December 31, 2025, the Fund IV Holdings has unfunded commitments to portfolio investments of $596,233. These commitments are expected to be funded from cash reserves and partner capital contributions not yet called by Fund V Holdings. The partnership agreement provides that the partnership will terminate on June 20, 2029, unless extended at the discretion of the General Partner for up to two successive one-year terms, and thereafter by the General Partner with the consent of either the advisory committee or more than 50% of the Limited Partners.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Hamilton Lane Strategic Opportunities Fund VI (Series 2020), LP, a limited partnership, in the amount of $3,519,394. The partnership is a feeder fund in a master-feeder structure whereby the partnership invests substantially all of its assets in Hamilton Lane Strategic Opportunities Fund VI (Series 2020) Holdings LP (Fund VI Holdings). At December 31, 2025, the Partnership had a 98.61% ownership interest in Fund VI Holdings. The partnership's investment activities are currently being conducted indirectly through its investment in Fund VI Holdings. Holdings-2's investment objective is to create a portfolio of opportunistically-oriented private market investments that generate risk adjusted returns through a flexible and diversified investment strategy, including investments in direct credit investments, secondary investments, and opportunistic investments. Because Fund VI Holdings' investments are in private equity credit and equity-related investments that are generally not publicly traded, market quotations are not available to be used for valuation purposes. The General Partner of Fund IV Holdings is required to value these investments at estimated fair values using present value and other subjective techniques, which may include references to market multiples, valuations for corresponding investments prepared by the financial sponsor, valuations for comparable companies, public market or private transactions, subsequent developments concerning the companies to which the securities relate, results of operations, financial condition, cash flows, and projections of such companies provided to the General Partner and such other factors as the General Partner may deem relevant. The General Partner utilizes a valuation committee, consisting of senior members of the management team, to review and approve the valuation results related to investments. The General Partner also utilizes independent valuation firms to provide third-party valuation consulting services. For investments had by the direct investments that are publicly traded and for which market quotations are available, valuations are generally based on the closing sales prices, or an average of the closing bid and ask prices, as of the valuation date. Income, gains and losses are generally allocated among the partners in proportion to their investment percentages. The partnership agreement provides that the partnership will terminate on February 28, 2026, unless extended at the discretion of the General Partner for up to two successive one-year terms; and for further on-year periods with the consent of the Advisory Committee or a majority interest as defined in the partnership agreement.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in NB Crossroads Fund XX – Asset Allocation LP (Fund), a limited partnership, in the amount of $3,356,712. The partnership was formed for the purpose of acquiring, holding, selling, and exchanging, either directly or indirectly, interest in limited partnerships or other pooled investment vehicles that are organized to make investments in large-cap buyout, mid-cap buyout, special situations, and venture/growth capital investment funds, as well as

securities, including co-investments. The partnership is one of the constituent funds of NB Crossroads Fund XX and invests substantially all of its assets in NBFOF XX – Holdings LP; which in turn invests substantially all of its assets in the NB Master Holding Funds (MHF), a group of closed-ended investment partnerships that are formed as series limited partnerships. The Fund's term expired December 31, 2022. The General Partner extended the partnership for two one-year periods pursuant to the Fund's limited partnership agreement. Thereafter, the term was automatically extended for a one-year period as the fair value of investments, which are non-marketable or subject to restrictions on distribution, exceeded twenty percent of the committed capital. At such time, after payments to creditors, the remaining assets will be distributed to the partners in proportion to the amounts in their capital accounts. The MHF's invest in a diversified portfolio of investment partnerships. The Fund's interest in the MHF's has a defined term and no right of withdraw prior to termination of the partnership. The Fund receives its share of the distributions as the MHF's underlying investments are liquidated. The exact timing of liquidation is unknown. The Fund records its investment in the MHF by recording its proportionate share of the net assets of the MHF's. The cost basis of the investment in the MHF's is determined utilizing the Fund's allocable share of the MHF's cost basis in investee partnerships and their portfolio companies, as well as net other assets and liabilities. The financial assets and liabilities are classified in their entirety based on the lowest level of input that is significant to the fair value measurement. The General Partner has assessed these positions and concluded that all investments not valued using the practical expedient, with the exception of marketable securities, are classified as Level 3 due to significant unobservable inputs. For certain private equity investments, the Fund uses the net asset value (NAV) to value the investment. The General Partner will value the investment based primarily on the value reported as of each quarter end.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Adams Street Co-Investment Fund IV, LP, a limited partnership, in the amount of $4,832,946. The Adams Street Co-Investment Fund IV, LP (Fund) was formed for the purpose of investing in co-investments. In order to estimate fair value, Level 1 investments of the Fund reflect unadjusted quoted prices in active markets for identical assets or liabilities that the Fund has the ability to access at the measurement date. For investments of the Fund measured at net asset value, the input used is the practical expedient. Generally, the fair values of investments made through investment vehicles are based on the capital account balances reported by the underlying vehicles subject to management review and adjustment. These capital account balances reflect the fair value of the underlying vehicles' investments. Profits and losses are allocated first to all partners in proportion to their capital commitments. If the Fund is in a cumulative net gain position and the limited partners have received a preferred return of 7% on unreturned capital contributions, 10% of the net gain

(excluding short-term investment income) is allocated to the General Partner. At December 31, 2025, the Fund had unfunded commitments of $255,623. The Fund will continue until January 19, 2029, subject to extension for up to two successive one-year periods at the sole discretion of the General Partner and thereafter for up to three additional one-year periods by the General Partner and a majority interest of limited partners.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Adams Street Co-Investment Fund V, LP, a limited partnership, in the amount of $9,812,562. The Adams Street Co-Investment Fund V, LP (Fund) began operations on June 9, 2021 for the purpose of investing in co-investments. In order to estimate fair value, Level 1 investments of the Fund reflect unadjusted quoted prices in active markets for identical assets or liabilities that the Fund has the ability to access at the measurement date. For investments of the Fund measured at net asset value, the input used is the practical expedient. Generally, the fair values of investments made through investment vehicles are based on the capital account balances reported by the underlying vehicles subject to management review and adjustment. These capital account balances reflect the fair value of the underlying vehicles' investments. Income and expenses of the Fund are allocated to the partners in accordance with the terms of the Fund Agreement. The General Partner is allocated a carried interest of 12.5% of the cumulative profits after the limited partners have received a preferred return of 8% on capital contributions. Carried interest will be paid to the General Partner after the limited partners have received distributions equal to such partners' aggregate capital contributions plus the applicable preferred return. At December 31, 2025, the Fund had unfunded commitments of $3,650,000. The Fund will continue until October 16, 2032, subject to extension for up to two successive one-year periods at the sole discretion of the General Partner and thereafter for up to three additional one-year periods by the General Partner and a majority interest of limited partners.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Boyd Watterson GSA Fund, L.P., a limited partnership, in the amount of $10,360,744. The Boyd Watterson GSA Fund, L.P. was formed for the purpose of acquiring, developing, owning, and operating a diversified portfolio of real estate investments in commercial property. Real estate investment value is based on estimated fair values. Estimated value considers the financial aspects of property, market transactions, and the relative yield for an asset as measured against alternative investments. Real estate and improvements are valued giving consideration to the income, cost, and sales comparison methods. The income approach estimates an income stream for a property (typically 10 years) and discounts this income plus reversion (presumed sale) into a present value at a risk adjusted rate. Yield rates and growth assumptions utilized in this approach are derived from market transactions as well as other financial and industry data. The cost approach estimates the replacement cost of

the building less physical depreciation plus the land value. Generally, this approach provides a check on the value derived using the income approach. The sales comparison approach compares recent transactions to the appraised property. Adjustments are made for dissimilarities which typically provide a range of value. Both income approach and sales comparison were used to value all of the commercial real estate investments for the year ended December 31, 2025. The terminal cap rate, overall cap rate, discount rate and term of the discounted cash flow analysis as well as other market specific inputs are significant inputs to these valuations. These rates are based on the location, type and nature of each property, and current and anticipated market conditions. Significant increases in discount or capitalization rates in isolation would result in a significantly lower fair value measurement. Significant decreases in discount or capitalization rates in isolation would result in a significantly higher fair value measurement. Each property is appraised at regular intervals by a qualified independent appraiser(s) that have the MAI designation (Member Appraisal Institute). Certain properties are recorded at appraised value. The properties were appraised by independent external appraisers and reviewed and approved by management. In accordance with the Fund's limited partnership agreement, profits, losses, or any other items allocable to any period are allocated among the Partners pro rata in proportion to the number of units held by each Partner. The net asset value per unit calculation is based on the provisions of the Private Placement Memorandum and Operating Agreement. At December 31, 2025, there are no unfunded commitments.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in BentallGreen Oak US Core Plus Fund, LP, (BentallGreen Fund) a limited partnership, in the amount of $5,552,097. The BentallGreen Fund was formed for the purpose of investing in real estate and real estate related investments within the core plus investment space primarily in the United States and, to the extent permitted therein, Canada. A valuation advisor determines the fair value of the BentallGreen Funds' investments based upon BentallGreen Fund's allocable share of the fair value of the underlying investment entities net assets. The net assets of the underlying investment entities include a value for the real estate owned which is estimated in good faith by the valuation advisor. The valuation of the underlying investments in real estate is determined using methods considered by the valuation advisor to be the most appropriate for the investment. These methods include but are not limited to discounted cash flows estimates prepared internally, third party appraisals or valuations by qualified real estate appraisers, and contractual sales value of the investments/properties subject to a bona fide purchase contract. At December 31, 2025, there are no unfunded commitments to the BentallGreen Fund. The BentallGreen Fund will continue until dissolved, pursuant to the events of dissolution as defined in the limited partnership agreement.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in Portfolio Advisors Credit Strategies Fund (Offshore), LP, a Cayman Islands exempted limited partnership, in the amount of $7,051,522. The Portfolio Advisors Credit Strategies Fund (Portfolio Fund) was formed for the purpose of investing in credit or credit-related investments. The partnership invests in existing limited partnerships in mezzanine and credit funds in the secondary market, co-investments and direct investments in mezzanine debt and other credit opportunities as well as primary investments in mezzanine and credit funds. Profits and losses are allocated among the partners based on their respective partnership percentage. Limited partners may withdraw any amounts from their capital account upon request. The General Partner has valued the co-investments, which are primarily in privately placed securities, based on consideration of the marketability of shares, the operating results of the investments, valuation ascribed by the co-investment sponsor. The General Partner has valued the partnership's investments in limited partnerships using the net asset value (NAV) calculated by the underlying sponsor as a practical expedient to determine the independent fair value. In the event the partnership is unable to obtain the value of any investment from the applicable investment manager, the fair value of such portfolio investment will be determined by the General Partner. At December 31, 2025, there are no unfunded commitments. The partnership will continue until the cancellation of the Certificate of Limited Partnership.

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in NB Crossroads Fund 23 Onshore LP (NB Fund 23), a limited partnership, in the amount of $11,772,494. The partnership was formed for the purpose of acquiring, holding, selling, and exchanging, either directly or indirectly, interest in limited partnerships or other pooled investment vehicles that are organized to make investments in large-cap buyout, mid-cap buyout, special situations, and venture/growth capital investment funds, as well as securities, including co-investments. The partnership is one of the constituent funds of NB Crossroads Fund 23 and invests substantially all of its assets in NBFOF 23 – Holdings LP; which in turn invests substantially all of its assets in the NB Master Holding Funds (MHF), a group of closed-ended investment partnerships that are formed as series limited partnerships. The Fund will continue until December 31, 2029 unless earlier dissolved or extended pursuant to the Fund's limited partnership agreement. The MHF's invest in a diversified portfolio of investment partnerships. The Fund's interest in the MHF's has a defined term and no right of withdraw prior to termination of the partnership. The Fund receives its share of the distributions as the MHF's underlying investments are liquidated. The exact timing of liquidation is unknown. The Fund records its investment in the MHF by recording its proportionate share of the net assets of the MHF's. The cost basis of the investment in the MHF's is determined utilizing the Fund's allocable share of the MHF's cost basis in investee partnerships and their portfolio companies, as well as net other assets and

liabilities. Realized gains and losses on the investments in the MHF's reflect the aggregate of the Fund's allocable share of gains and losses realized by the MHFs. The financial assets and liabilities are classified in their entirety based on the lowest level of input that is significant to the fair value measurement. The General Partner has assessed these positions and concluded that all investments not valued using the practical expedient, with the exception of marketable securities, are classified as Level 3 due to significant unobservable inputs. For certain private equity investments, the Fund uses the net asset value (NAV) to value the investment. The General Partner will value the investment based primarily on the value reported as of each quarter end.

Real estate equity fund

At December 31, 2025, the City's Employee Benefit Trust Fund was invested in the Multi-Employer Property Trust, an open-end commingled real estate equity fund, in the amount of $4,599,336. The fund is a collective investment in real estate properties and loans by funds of retirement, pension, profit sharing, and other organizations that are exempt from federal taxes. The fund's real estate investments are stated at fair value as determined by the Trustees quarterly, utilizing independent third-party appraisals. Real estate investments are affected by, among other things, availability of capital, capitalization rates, discount rates, occupancy levels, rental rates, and interest and inflation rates. As a result, determining real estate investment values involves many assumptions. The fund's investments in joint ventures are presented on a net basis and stated at estimated fair value, which is derived from the fund's equity in the net assets of the joint venture. Mortgages and other loans receivable are carried at fair value as estimated by the trustee quarterly utilizing independent pricing services, appraisals, available market data, or a discounted cash flow methodology. Mortgages and other notes payable are stated at fair value, which is determined based on the present value of future debt-service payments discounted at prevailing interest rates for comparable debt as of the reporting date. Redemption requests received in writing from participants are honored at the Trust's next valuation date. There are no unfunded commitments at December 31, 2025.

External investment pool

The City uses Pennsylvania Local Government Investment Trust (PLGIT), an external investment pool, to ensure safety and maximize efficiency, liquidity, and yield for City funds. PLGIT was created to meet the investment needs of local governments, school districts, municipal authorities, and other types of governments in the Commonwealth. PLGIT's investment objective is to seek high current income, consistent with preservation of capital and maintenance of liquidity. PLGIT issues separately audited financial statements that are

available to the public. Further information regarding PLGIT, and its investment strategies can be found at www.plgit.com. The fair value of the City's position in the external investment pool is equivalent to the value of the pool shares. The Commonwealth provides external regulatory oversight for the external investment pool.

At December 31, 2025, the City held PLGIT/PRIME shares in the amount of $636,496. PLGIT/PRIME is a variable rate investment portfolio, requires no minimum balance and no minimum initial investment, and limits redemptions or exchanges to two per calendar month. At December 31, 2025, PLGIT/PRIME carried a AAA rating and had an average maturity of less than one year.

The preceding methods described may produce a fair value calculation that may not be indicative of net realizable value or reflective of the future fair values. Furthermore, although the City believes its valuation methods are appropriate and consistent with other market participants, the use of different methodologies or assumptions to determine fair value of certain financial instruments could result in a different fair value measurement at the reporting date.

Real estate investment trusts (REIT)

The following table summarizes the City's Employee Benefit Trust Fund investments in real estate investment trusts:

Real Estate Investment Trusts	Fair Value
Welltower, Inc.	$ 98,559
Equinix, Inc.	75,084
Essential Properties Realty Trust	530,766
Extra Space Storage	37,113
Host Hotels and Resorts	48,226
Independence Realty Trust	329,323
InvenTrust Properties Corporation	384,164
Kimco Realty Group	62,229
Kite Realty Group Trust	290,660
Stag Industrial	128,660
UMH Properties	182,535
Total real estate investment trusts	$ 2,167,319

Welltower, Inc. focuses on healthcare infrastructure.

Equinix, Inc. focuses on internet connectivity and data center colocation centers.

Essential Properties Realty focuses on owning, acquiring, and managing single-tenant properties.

Extra Storage Spaces owns, operates, and manages self-storage facilities across the United States.

Host Hotels and Resorts focuses on luxury and upscale hotels.

Independent Realty Trust owns and operates multifamily apartment properties across the United States.

InvenTrust Properties Corporation owns, leases, redevelops, acquires and manages grocery-anchored neighborhood and community centers as well as high-quality power centers.

Kimco Realty Group specializes in grocery-anchored shopping centers across the United States.

Kite Realty Group Trust's focus is on ownership and operation, acquisition, development, and redevelopment of high-quality neighborhood and community open-air shopping centers.

Stag Industrial focuses on the acquisition and operation of industrial properties throughout the United States.

UMH Properties owns and operates manufactured home communities across the United States.

There were no unfunded commitments or redemption restrictions associated with these REITs.

Custodial credit risk. Custodial credit risk is the risk that the counterparty to an investment transaction will fail and the government will not recover the value of the investment or collateral securities that are in possession of an outside party. The City does not have an investment policy for custodial credit risk. Of the City's investments, $115,082,726 are held by the counterparty's trust department or agent in the City's name, $5,433,839 are held by the counterparty's trust department or agent not in the name of the City, and the remaining balance of $127,603,574 is not exposed to custodial credit risk because the investments are not evidenced by securities in book entry or paper form.

Foreign Currency Risk. The City's limited partnership investments hold certain portfolio investments that are in currencies other than U.S. dollars. The value of the investments dominated in currencies other than U.S dollars are translated into U.S. dollars at the date of valuation. The acquisition cost of the investments dominated in currencies other than U.S. dollars were translated into U.S. dollars on the date of acquisition.

Credit risk. The City does have a formal policy that limits the City's investment in fixed income assets to a rating of investment grade or better (Baa or BBB) for the Employee Benefit Trust Fund, but not for the City's general investments. The City's money market and fixed income investments had the following level of exposure to credit risk as of December 31, 2025:

	Fair Value	Rating
Money market funds	$ 9,359,345	AAA
Money market funds	1	AA
Money market funds	11,909,492	Unrated
U.S. Government obligations	18,376,443	AAA
U.S. Government obligations	4,035,009	AA+
U.S. Government obligations	521,455	Aa1
U.S. Government agency obligations	1,337	Not rated
U.S. Government agency obligations	8,685,891	AA+
Corporate bonds and notes	203,621	Not rated
Corporate bonds and notes	521,069	AAA
Corporate bonds and notes	55,085	AA+
Corporate bonds and notes	501,865	AA
Corporate bonds and notes	188,977	AA-
Corporate bonds and notes	410,943	Aaa
Corporate bonds and notes	189,729	A+
Corporate bonds and notes	685,270	A
Corporate bonds and notes	1,651,012	A-
Corporate bonds and notes	121,284	BB+
Corporate bonds and notes	90,059	BB-
Corporate bonds and notes	2,362,029	BBB+
Corporate bonds and notes	2,074,745	BBB
Corporate bonds and notes	897,467	BBB-
External investment pool	636,496	AAA

Concentration of credit risk. The City does have a formal policy that limits the amount the City may invest in any one issuer to five percent for the Employee Benefit Trust Fund, but not for the City's general investments. At December 31, 2025, the City does not hold more than five percent of the City's investments in any one issuer.

Interest rate risk. The City does not have a formal policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. The following is a list of the City's money market and fixed income investments and their related average maturities:

		Investment Maturities			
	Fair Value	2026	2027-2031	2032-2036	2037 and beyond
Money market funds	$ 21,268,838	$ 21,268,838	$ -	$ -	$ -
U.S. Government obligations	22,932,907	6,040,568	11,769,697	3,499,376	1,623,266
U.S. Government agency obligations	8,687,228	-	1,749,462	339,901	6,597,865
Corporate bonds and notes	9,953,155	567,277	5,823,656	1,481,388	2,080,834
External investment pool	636,496	636,496	-	-	-
	$ 63,478,624	$ 28,513,179	$ 19,342,815	$ 5,320,665	$ 10,301,965

C. Restricted Cash, Cash Equivalents, and Investments

Business-Type Activities

The City has restricted assets for the purpose of retiring long-term debt and related interest payments, and funding for certain capital and other projects.

Component Units

Parking Authority

As a component unit of the City, the Parking Authority follows the third class city code for investment of Parking Authority funds. Authorized investments for the Parking Authority are consistent with those presented for the City's investments.

A. *Deposits*

At December 31, 2025, the carrying amount of the Parking Authority's book balance totaled $2,187,452 and the corresponding bank balances were $2,183,252, of which $501,472 was insured by the Federal Deposit Insurance Corporation ("FDIC"); the uninsured bank balance of $1,681,780 were collateralized, as described below.

In addition, the Parking Authority included in cash, amounts held on hand in petty cash. At December 31, 2025, the petty cash balance was $500.

Custodial credit risk – Custodial credit risk is the risk that in the event of a bank failure, the government's deposits may not be returned to it. Under Act No. 72 of the 1972 Session of the Pennsylvania General Assembly, financial institutions were granted the authority to secure deposits of public bodies by pledging a pool of assets, as defined in Act 72, to cover all public funds deposited in excess of the FDIC limits. The uninsured bank balances (as defined by Statement No. 40 of the GASB) of the Parking Authority in the amount of $1,681,780 was collateralized by this pool of assets maintained by the Parking Authority's depository institutions

B. Investments

The Parking Authority's investments in external investment pools are valued at amortized cost, which approximates fair value. The Parking Authority's money market funds are considered Level 1 based on quoted market prices. The fair value of the Parking Authority's money market funds at December 31, 2025 was $16,509,788. Of this amount, $15,478,192 was invested in PSDLAF.

Restricted investments are restricted for various purposes established by bond trust indentures.

The Parking Authority uses PSDLAF, external investment pool, to ensure safety and maximize efficiency, liquidity, and yield for Parking Authority funds. PSDLAF was created to meet the investment needs of local governments, school districts, municipal authorities, and other types of governments in the Commonwealth. The fair value of the Parking Authority's position in the external investment pools is equivalent to the value of the pool shares. PSDLAF issues separately audited financial statements that are available to the public.

PSDLAF's general objective is to provide its investors with current income while preserving capital in a manner that is compatible with the needs and requirements of public school and

local governmental entities in the Commonwealth. Further information regarding PSDLAF and its investment strategies can be found at www.psdlaf.com. PSDLAF is sponsored by the Pennsylvania School Boards Association and the Pennsylvania Association of School Business Officials, and the respective executive directors of those associations serve as trustees of PSDLAF.

The Parking Authority is invested in PSDLAF's Max Series and Full Flex Investment Pool, which have no deposit requirements. At December 31, 2025, the Parking Authority's book balance of Max Series and Full Flex Investment Pool were $99,406 and $15,378,786. The Max Series carried a AAAm rating and had an average maturity of less than one year. These assets are designed to maintain a net asset value of $1 per share and consist of short- term money market instruments, such as U.S. Treasury obligations and repurchase agreements. The Full Flex Investment Pool provides competitive rates and is secured by approved collateral, including U.S. Treasuries, government agency securities, and FDIC- insured certificates of deposit (CDs). These collateralized investment pools require participating banks to deliver a minimum of 102% market value of collateral consisting of acceptable securities as outlined under the Act. The required collateral is segregated for PSDLAF settlors only and maintained for safekeeping by the Bank of New York or the Federal Reserve Bank of Boston, which provides custodian services to the fund for the investment pools. In addition to the collateral requirements noted, institutions may also secure PSDLAF investments via a Federal Home Loan Bank Irrevocable Letter of Credit. Therefore, the collateral is secured for PSDLAF settlors at 102% of the principal deposit or through the irrevocable letter of credit through a Federal Home Loan Bank. Investments included in the Full Flex Investment Pool are not assigned a credit risk category and limit withdrawals to once per week

Measurement – Investments with readily determinable fair value and all investments in debt securities are reported at their fair values. Investments in qualifying external investment pools are reported at amortized basis.

Interest rate risk – The Parking Authority does not have a formal policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. At December 31, 2025, all investments of the Authority have a maturity of less than one year.

Credit risk – The Parking Authority does not have a formal policy that would limit its investment choices with regard to credit risk. At December 31, 2025, all investments of the Parking Authority were rated AAAm.

Concentration of Credit Risk - The Parking Authority places no limits on the amount the Parking Authority may invest in any one issuer.

Custodial Credit Risk - Custodial credit risk is the risk that in the event of a financial institution failure, the Parking Authority's deposits may not be returned to the Parking Authority. Under Pennsylvania Act 72 of 1971, public funds deposits may be secured through assets pledged by the depository, including assets pledged on a pooled basis. The Parking Authority's deposit policy follows applicable Pennsylvania collateralization requirements. At year-end, the Parking Authority's deposits were insured or collateralized in accordance with Pennsylvania law. Investments in external investment pools, including PSDLAF, are not subject to custodial credit risk categorization.

Library

The deposit and investment policy of the Library adheres to prudent business practice.

A. *Deposits*

Custodial credit risk - Custodial credit risk is the risk that in the event of a bank failure, the government's deposits may not be returned to it. The Library does not have a deposit policy for custodial credit risk. As of December 31, 2025, the Library's book balance was $412,567 and the bank balance was $415,472. Of the bank balance, $293,029 was covered by federal depository insurance, $119,379 was collateralized under Act 72 of the 1971 Session of the Pennsylvania General Assembly (Act), in which financial institutions were granted the authority to secure deposits of public bodies by pledging a pool of assets, as defined in the Act, to cover all public funds deposited in excess of federal depository insurance limits, and $3,064 was uninsured.

B. Investments

General Fund Investments

The Library's investments are considered Level 1 based on active market quotes. The fair value of the unrestricted general investments of the Library at December 31, 2025 were as follows:

	Fair Value
Money market funds	$ 199,601
Equities:	
Consumer staples	8,370
Energy	4,694
Financials	14,626
Healthcare	13,246
Industrials	10,611
Materials	7,629
Information technology	26,716
Telecommunications	12,446
Utilities	2,344
Total investments	$ 300,283

Endowment Investments

The Library's investments are considered Level 1 based on active market quotes. The fair value of the restricted endowment investments of the Library at December 31, 2025 were as follows:

	Fair Value
Money market funds	$ 792,871
Fixed income	100,730
Equities:	
Consumer staples	25,205
Energy	69,801
Financials	302,960
Healthcare	435,180
Industrials	248,393
Materials	99,850
Information technology	846,066
Telecommunications	219,100
Utilities	46,884
Total investments	$ 3,187,040

Custodial credit risk – Custodial credit risk is the risk that the counterparty to an investment transaction will fail and the government will not recover the value of the investment or collateral securities that are in possession of an outside party. The Library does not have an investment policy for custodial credit risk. The Library's investment in equities are held by the financial institution, not in the Library's name. The Library's remaining investments are not exposed to custodial credit risk, because they are not evidenced by securities in book entry or paper form.

Credit risk – The Library does not have a formal policy that would limit its investment choices with regard to credit risk. The Library's investments had the following level of exposure to credit risk as of December 31, 2025:

	Cost	Rating
Money market funds	$ 986,655	Unrated

Concentration of credit risk – The Library places no limit on the amount the Library may invest in any one issuer. No investments in any one issuer were more than five percent of the Library's total investments.

Interest rate risk – The Library does not have a formal policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. The Library's total money market funds, in the amount of $986,655, have maturities of less than one year.

Redevelopment Authority

The Redevelopment Authority Board of Directors and trustee are permitted to invest the Redevelopment Authority's funds as defined in the Local Government Unit Debt Act, the Municipality Authorities Act, and the related trust indenture. Authorized types of investments include the following:

1. U.S. Treasury Bills.
2. Short-term obligations of the U.S. Government and federal agencies.
3. Short-term commercial paper issued by a public corporation.
4. Banker's acceptances.
5. Insured savings and checking accounts and certificates of deposit in banks, savings and loan associations, and credit unions.
6. General obligation bonds of the federal government, the Commonwealth, or any state agency, or of any Pennsylvania political subdivision.
7. Shares of mutual funds whose investments are restricted to the above categories.

When making investments, the Redevelopment Authority Board of Directors and trustee (as governed by the trustee indenture) can combine monies from more than one fund under the Redevelopment Authority's control for the purchase of a single investment and join with other political subdivisions and municipal authorities in the purchase of a single investment.

A. *Deposits*

Custodial credit risk - Custodial credit risk is the risk that in the event of a bank failure, the government's deposits may not be returned to it. The Redevelopment Authority does not have a formal deposit policy for custodial credit.

As of June 30, 2025, the Redevelopment Authority's book balance was $771,444 and the bank balance was $787,412. Of the bank balance at June 30, 2025, $250,000 was covered by federal depository insurance and $537,412 was collateralized under Act No. 72 of the 1971 Session of the Pennsylvania General Assembly (Act), in which financial institutions were granted the authority to secure deposits of public bodies by pledging a pool of assets, as defined in the Act, to cover all public funds deposited in excess of federal depository insurance limits.

B. *Investments*

The Redevelopment Authority did not have any investments as of June 30, 2025.

C. *Restricted Cash, Cash Equivalents, and Investments*

Certain funds are held in trust in order to comply with various restrictions imposed by debt indentures.

4. Capital Assets

A summary of changes in capital assets follows:

	January 1, 2025	Additions and Transfers In	Disposals and Transfers Out	December 31, 2025
Governmental activities:				
Capital assets not being depreciated:				
Land	$ 11,114,985	$ -	$ (26,591)	$ 11,088,394
Construction in progress	209,163	1,977,161	(35,121)	2,151,203
Total capital assets not being depreciated	11,324,148	1,977,161	(61,712)	13,239,597
Capital assets being depreciated:				
Buildings and related improvements	39,582,408	360,042	(9,760)	39,932,690
Improvements other than buildings	52,960,255	148,464	-	53,108,719
Furniture, machinery, and equipment	56,059,021	2,929,800	(792,712)	58,196,109
Infrastructure	73,440,917	2,445,910	(126,550)	75,760,277
Total capital assets being depreciated	222,042,601	5,884,216	(929,022)	226,997,795
Less accumulated depreciation for:				
Buildings and related improvements	(33,578,199)	(944,781)	-	(34,522,980)
Improvements other than buildings	(43,193,746)	(1,148,788)	-	(44,342,534)
Furniture, machinery, and equipment	(43,345,331)	(2,957,249)	831,940	(45,470,640)
Infrastructure	(46,204,144)	(3,845,923)	-	(50,050,067)
Total accumulated depreciation	(166,321,420)	(8,896,741)	831,940	(174,386,221)
Total capital assets being depreciated, net	55,721,181	(3,012,525)	(97,082)	52,611,574
Governmental activities capital assets, net	$ 67,045,329	$ (1,035,364)	$ (158,794)	$ 65,851,171

	January 1, 2025	Additions and Transfers In	Disposals and Transfers Out	December 31, 2025
Business-type activities:				
Capital assets not being depreciated:				
Land	$ 2,210,679	$ -	$ -	$ 2,210,679
Construction in progress	2,817,637	931,838	(2,632,118)	1,117,357
Total capital assets not being depreciated	5,028,316	931,838	(2,632,118)	3,328,036
Capital assets being depreciated:				
Land improvements	3,123,403	-	-	3,123,403
Building and fixtures	15,878,951	3,071,635	-	18,950,586
Improvements other than buildings	287,735,235	7,439,522	-	295,174,757
Furniture, machinery, and equipment	7,612,407	431,456	-	8,043,863
Vehicles	7,244,939	1,148,813	(685,630)	7,708,122
Office equipment	117,497	-	-	117,497
Infrastructure	9,422,604	197,282	-	9,619,886
Total capital assets being depreciated	331,135,036	12,288,708	(685,630)	342,738,114
Less accumulated depreciation for:				
Land improvements	(1,814,776)	(174,099)	-	(1,988,875)
Building and fixtures	(14,160,685)	(324,694)	-	(14,485,379)
Improvements other than buildings	(210,604,572)	(10,797,725)	-	(221,402,297)
Furniture, machinery, and equipment	(6,003,788)	(461,908)		(6,465,696)
Vehicles	(5,498,753)	(504,082)	641,877	(5,360,958)
Office equipment	(117,497)	-	-	(117,497)
Infrastructure	(5,881,480)	(314,281)	-	(6,195,761)
Total accumulated depreciation	(244,081,551)	(12,576,789)	641,877	(256,016,463)
Total capital assets being depreciated, net	87,053,485	(288,081)	(43,753)	86,721,652
Business-type activities capital assets, net	$ 92,081,801	$ 643,757	$ (2,675,871)	$ 90,049,688

Depreciation expense was charged to governmental activities as follows:

Administrative	$ 32,510
Community development	255,488
Parks and public property	845,137
Public works	5,768,266
Police	782,742
Fire	966,303
Library	246,295
	$ 8,896,741

Depreciation expense was charged to business-type activities as follows:

Water Fund	$ 6,885,861
Sewer Fund	5,055,682
Municipal Golf Fund	267,900
Stormwater	367,346
	$ 12,576,789

	January 1, 2025	Additions/ Transfers In	Deletions/ Transfers Out	December 31, 2025
Parking Authority:				
Capital assets, not being depreciated:				
Land	$ 4,855,985	$ -	$ -	$ 4,855,985
Construction in progress	7,580,989	-	(7,580,989)	-
Total capital assets, not being depreciated	12,436,974	-	(7,580,989)	4,855,985
Capital assets, being depreciated:				
Parking garages	59,784,162	27,197,449	-	86,981,611
Furniture and fixtures	3,988,392	330,833	-	4,319,225
Automobiles	376,429	-	-	376,429
Leasehold and parking lot improvements	794,574	-	-	794,574
	64,943,557	27,528,282	-	92,471,839
Less: accumulated depreciation	(21,152,284)	(2,035,070)	-	(23,187,354)
Total capital assets, being depreciated, net	43,791,273	25,493,212	-	69,284,485
Total capital assets, net	$ 56,228,247	$ 25,493,212	$ (7,580,989)	$ 74,140,470

	January 1, 2025	Additions	Disposals	December 31, 2025
Library:				
Capital assets, not being depreciated:				
Land	$ 5,000	$ -	$ -	$ 5,000
Total capital assets, not being depreciated	5,000	-	-	5,000
Capital assets, being depreciated:				
Buildings and related improvements	93,821	-	-	93,821
Furniture, machinery, and equipment	912,650	60,703	-	973,353
Total capital assets, being depreciated	1,006,471	60,703	-	1,067,174
Less accumulated depreciation	(829,623)	(23,165)	-	(852,788)
Total capital assets, being depreciated, net	176,848	37,538	-	214,386
Total capital assets, net	$ 181,848	$ 37,538	$ -	$ 219,386

	June 30, 2024	Additions	Disposals	June 30, 2025
Redevelopment Authority:				
Capital assets, being depreciated:				
Buildings	$ 31,267,155	-	-	$ 31,267,155
Total capital assets being depreciated	31,267,155	-	-	31,267,155
Less accumulated depreciation for:				
Buildings	6,281,147	645,124	-	6,926,271
Total accumulated depreciation	6,281,147	645,124	-	6,926,271
Total capital assets, net	$ 24,986,008	$ (645,124)	$ -	$ 24,340,884

5. Interfund Receivable and Payables Balances

A summary of the total amounts due from and due to other funds, by fund, at December 31, 2025 is as follows:

	Due From Other Funds	Due To Other Funds
Governmental funds:		
General Fund	$ 10,570	$ 125,431
Non-Utility Capital Improvements Fund	303,931	65,570
Other Non-Major Governmental Funds	-	155,000
Proprietary funds:		
Water Fund	-	-
Sewer Fund	55,000	-
Other Non-Major Enterprise Funds	-	23,500
Total	$ 369,501	$ 369,501

6. Interfund Transfers

Interfund transfers for the year ended December 31, 2025 are as follows:

	Transfers In	Transfers Out
Governmental funds:		
General Fund	$ 3,552,825	$ 25,976,251
Non-Utility Capital Improvements Fund	14,219,948	127,504
Debt Service Fund	10,889,684	-
Other Non-Major Governmental Funds	-	-
Proprietary funds:		
Water Fund	-	535,645
Sewer Fund	-	3,398,953
Other Non-Major Enterprise Funds	2,296,847	735,334
Governmental activities	-	185,617
Total	$ 30,959,304	$ 30,959,304

Transfers are used to (1) fulfill budgetary transfer requirements and (2) move receipts restricted to debt service from the funds collecting the receipts as debt service payments become due. There was also a transfer out of governmental activities to proprietary funds related to capital assets.

7. Leases Receivable

Primary Government

Governmental Activities and Governmental Funds

In 1994 (subsequently amended in an agreement dated February 2014), the City began leasing space for the installation, operation, and maintenance of personal communication service (PCS) facility, PCS related equipment and associated antenna. The term per the amendment is for an initial term through 2019 with option to extend for each of four additional five-year renewal terms through February 2034. The lessee has the right to renew the lease each successive renewal term unless terminated in writing by the lessee at least six months prior to the end of any renewal term. Annual payments to be received by the City for five-year incremental terms effective 2014 were as follows: $11,880, $13,068, $14,379, and $15,812.

In October 2007 (subsequently amended in an agreement dated September 2014), the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The term per the original agreement was for an initial term through 2012, with four additional five-year renewal periods. The September 2014 amendment updated to allow for a total of six, five-year automatic renewals through September 2042. The lessor has the right to renew the lease each successive renewal term unless terminated in writing at least 180 day written notice prior to renewal date. Initial monthly rent was $1,250, increasing 12% each five-year renewal period.

In July 2009 (subsequently amended in an agreement dated September 2014), the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The term per amendment is for an initial term through 2014 with option to extend for each of six additional five-year renewal terms through June 2044. The lessee has the right to renew the lease each successive renewal term unless terminated in writing by the lessee at least 60 days prior to the end of any renewal term. Initial monthly rent was $1,250, increasing 12% each five-year renewal period.

In October 2000, the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The term is for an initial 10 years, with three five-year renewal periods unless lessee terminates by providing written notices within 90 days prior to expirations of a renewal term. Initial monthly rent was $1,300, increasing 12% each five-year renewal period.

In July 2010, the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The initial lease term is for five years, with the option to renew for up to four additional five year through 2035. The lessee has the right to renew the lease each successive renewal term unless terminated in writing by the lessee at least 60 days prior to the end of any renewal term. Initial monthly rent was $1,300, increasing 12% each five-year renewal period.

In June 2007 (subsequently amended in an agreement dated December 2020), the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The term per the original agreement was for an initial term through 2012, with four additional five-year renewal periods. The December 2020 amendment updated to allow for a total of six additional five-year automatic renewals through September 2062. The lessee has the right to renew the lease each successive renewal term unless terminated in writing at least 60 days written notice prior to renewal date. Initial monthly rent was $1,800, increasing 15% each five-year renewal period.

In October 2007 (subsequently amended twice, with latest agreement dated October 2014), the City began leasing space for the installation, operation, and maintenance of PCS facility, PCS related equipment and associated antenna. The term per the original agreement was for an initial term through 2015 and the October 2014 amendment updated to allow for five additional five-year automatic renewals through April 2040. The lessee has the right to renew the lease each successive renewal term unless terminated in writing at least 30 day written notice prior to renewal date. Initial monthly rent was $2,379, increasing 22% each five-year renewal period.

For the year ended December 31, 2025, the City recognized $152,704 in lease revenue and $58,908 of interest revenue related to these leases.

The following represents the total Governmental Activities and Governmental Funds receivable for lease payments and associated deferred inflows of resources that will be recognized as revenue over the terms of the lease at December 31, 2025.

Lease Term	Lease Receivable	Deferred Inflow of Resources
2/2014 - 2/2034	$ 109,595	$ 83,033
10/2007 - 9/2042	443,475	229,407
10/2014 - 6/2044	621,587	501,547
7/2010 - 6/2035	351,154	236,451
10/2007 - 9/2062	1,523,734	1,363,467
5/2015 - 4/2040	520,871	453,516
	$ 3,570,416	$ 2,867,421

Business-type Activities and Proprietary Funds

In January 2019, the City began leasing space at the golf course to a business to operate a restaurant at the City's golf course. The term of the lease is seven years commencing January 1, 2019. The City initially received monthly rent of $5,500, with incremental increases of 2% annually through 2025. The City recognized $63,711 in lease revenue and $1,036 of interest revenue during 2025 related to this lease.

In June 2021, the City began leasing space at the golf course to a business to operate an indoor golf instruction, technology, and fitness facility at the City's golf course. The term of the lease is seven years commencing June 1, 2021. The City initially received monthly rent of $2,500, with incremental increases of 3% annually through 2028. The City recognized $32,791 in lease revenue and $41 of interest revenue during 2025 related to this lease.

The following represents the total Business-type Activities and Proprietary Fund receivable for lease payments and associated deferred inflows of resources that will be recognized as revenue over the terms of the lease at December 31, 2025.

Lease Term	Lease Receivable	Deferred Inflow of Resources
1/1/2019-12/31/2025	$ -	$ -
6/1/2021-5/31/2028	84,623	79,245
	$ 84,623	$ 79,245

Component Units

Parking Authority

The Parking Authority leases parking spaces and parking permits in Parking Authority-owned parking garages and lots to various third parties. The lease agreements have remaining terms ranging from 5 to 30 years and generally require monthly payments based on a stated rate per parking space or permit, of the Parking Authority's standard or market parking rate in effect during the lease term. Certain agreements include automatic renewal provisions unless either party provides advance notice of nonrenewal, scheduled or capped rate increases, rate resets to the Parking Authority's standard or market parking rates, or termination rights with advance notice. Variable payments, if any, that are not included in the measurement of the lease receivable are recognized as inflows or resources in the period earned.

For the year ended December 31, 2025, the Parking Authority recognized $355,048 in lease revenue and $505,004 of interest revenue related to these leases.

The following represents the Parking Authority's receivable for lease payments and deferred inflows of resources associated that will be recognized as revenue over the term of the lease at December 31, 2025.

Lease Term	Lease Receivable	Deferred Inflow of Resources
1/1/2018-11/1/2037	$ 816,559	$ 816,559
8/25/2024-8/24/2044	2,738,546	2,738,546
3/1/2018-2/28/2033	191,989	191,989
2/24/2022-2/24/2037	569,983	569,983
5/1/2018-12/31/2034	148,478	148,478
8/1/2023-7/31/2053	3,783,043	3,783,043
8/1/2023-11/1/2036	704,436	704,436
10/1/2023-9/30/2053	569,044	569,044
6/1/2024-6/1/2029	116,253	116,253
12/20/2024-12/19/2029	103,044	103,044
Total:	$ 9,741,375	$ 9,741,375

8. Long-Term Obligations

Bonds and Notes Payable

A summary of long-term bonds and notes payable of the City at December 31, 2025 and principal and interest maturities through the next five years and thereafter, respectively, are as follows:

		Business-type Activities			
	Governmental Activities	Water Fund	Sewer Fund	Golf Fund	Total
Outstanding at beginning of year	$ 77,300,000	$ 51,744,267	$ 18,717,531	$ 1,370,000	$ 71,831,798
Accretion of capital appreciation bonds	-	1,315,853	-	-	1,315,853
Debt issuance	-	-	-	-	-
Repayment of debt	(8,655,000)	(7,275,000)	(1,628,436)	(80,000)	(8,983,436)
	68,645,000	45,785,120	17,089,095	1,290,000	64,164,215
Plus unamortized bond premium	406,959	2,563,356	301,743	-	2,865,099
Less unamortized bond discount	(70,172)	-	-	-	-
Outstanding at end of year	$ 68,981,787	$ 48,348,476	$ 17,390,838	$ 1,290,000	$ 67,029,314

	Balance January 1, 2025	Additions	Reductions	Balance December 31, 2025	Amounts Due Within One Year
Component Units: Parking Authority					
Bonds	$ 67,834,352	$ -	$ (1,625,000)	$ 66,209,352	$ 1,680,000
Less: bond discounts	(149,051)	-	(7,887)	(141,164)	-
Total bonds, net	67,685,301	-	(1,632,887)	66,068,188	1,680,000
Notes	1,457,000	-	(275,000)	1,182,000	281,000
	$ 69,142,301	$ -	$ (1,907,887)	$ 67,250,188	$ 1,961,000

Year	Governmental Activities			Water Fund		
	Principal	Interest	Total	Principal	Interest	Total
2026	$ 8,950,000	$ 1,934,227	$ 10,884,227	$ 6,926,961	$ 1,698,989	$ 8,625,950
2027	9,200,000	1,697,520	10,897,520	6,588,408	2,057,542	8,645,950
2028	8,560,000	1,463,008	10,023,008	5,169,751	2,206,199	7,375,950
2029	8,135,000	1,231,530	9,366,530	5,285,000	1,325,950	6,610,950
2030	8,105,000	1,002,637	9,107,637	5,545,000	1,061,700	6,606,700
2031-2035	25,695,000	1,732,360	27,427,360	13,365,000	2,066,750	15,431,750
2036-2037	-	-	-	2,905,000	175,400	3,080,400
Totals	$ 68,645,000	$ 9,061,282	$ 77,706,282	$ 45,785,120	$ 10,592,530	$ 56,377,650

Year	Sewer Fund			Golf Fund		
	Principal	Interest	Total	Principal	Interest	Total
2026	$ 1,672,457	$ 366,567	$ 2,039,024	$ 80,000	$ 45,150	$ 125,150
2027	1,706,637	333,038	2,039,675	85,000	42,350	127,350
2028	1,740,978	298,122	2,039,100	85,000	39,375	124,375
2029	1,775,483	261,367	2,036,850	90,000	36,400	126,400
2030	1,820,155	223,514	2,043,669	90,000	33,250	123,250
2031-2035	7,306,906	553,192	7,860,098	510,000	116,025	626,025
2036-2038	1,066,479	40,710	1,107,189	350,000	24,675	374,675
Totals	$ 17,089,095	$ 2,076,510	$ 19,165,605	$ 1,290,000	$ 337,225	$ 1,627,225

Years Ending December 31,	Parking Revenue Bonds Series A and B of 2016		Parking Authority Direct Borrowings and Placements - Bonds and Notes		
	Principal	Interest	Principal	Interest	Total
2026	$ 460,000	$ 371,031	$ 1,501,000	$ 2,783,187	$ 5,115,218
2027	470,000	361,256	1,559,000	2,727,010	5,117,266
2028	480,000	350,681	1,620,000	2,671,775	5,122,456
2029	495,000	339,281	1,682,000	2,598,938	5,115,219
2030	505,000	326,907	1,430,000	2,530,213	4,792,120
2031-2035	2,755,000	1,407,750	32,080,000	9,181,710	45,424,460
2036-2040	3,190,000	969,150	4,420,000	2,961,182	11,540,332
2041-2045	3,700,000	461,100	5,535,000	1,853,338	11,549,438
2046-2049	810,000	24,300	4,699,352	502,021	6,035,673
Totals	$ 12,865,000	$ 4,611,456	$ 54,526,352	$ 27,809,374	$ 99,812,182

Total principal and interest for the primary government due through maturity is $154,876,762.

Under the terms of its respective debt agreements, the City is required to maintain certain balances in restricted trust accounts, to make timely payments to the trustee or to a sinking fund for principal and interest, and to insure and maintain assets acquired with the proceeds of the debt.

The City has guaranteed the Bethlehem Authority Guaranteed Water Revenue Bonds, Series of 2022 for the Bethlehem Authority, a blended component unit of the City. The full amount of the Guaranteed Parking System Revenue Bonds, Series B of 2016, Series A of 2021, Series B of 2021, Series C of 2021, Series A of 2024, and Series B of 2024 issued by the Parking Authority, are guaranteed by the City for the full term of the bonds. The reimbursement obligation of the Parking Authority to the City for payments made under the Guaranty Agreement shall be subordinate to debt service payments on the bonds, reimbursement to and rights of the bond insurer, and replenishment of the debt service reserve account. The City's legal authority and limits for extending the guarantees and types of obligations guaranteed is pursuant to the provisions of the Pennsylvania Local Government Unit Debt Act. The guarantees extend through the year ending December 31, 2055 and have a total amount outstanding at December 31, 2025 of $93,309,352. The City was not required to make any payments in accordance with the guarantee agreements during the year ended December 31, 2025.

Long-term obligations payable at December 31, 2025 are as follows:

Governmental Activities:	Current Portion	Balance at December 31, 2025
Federally Taxable General Obligation Refunding Notes, Series B of 2013, due in annual installments of $20,000 to $840,000 through October 2026; interest rates vary from 1.688% to 4.643%.	$ 840,000	$ 840,000
General Obligation Bonds, Series A of 2015, due in annual installments of $30,000 to $1,275,000 through August 2028; interest rates vary from 1.00% to 3.125%.	1,235,000	3,200,000
General Obligation Bonds, Series A of 2017, due in annual installments of $185,000 to $1,960,000 through December 2032; interest rates vary from 1.15% to 3.25%.	225,000	9,065,000
General Obligation Bonds, Series B of 2017, due in annual installments of $35,000 to $460,000 through December 2034; interest rates vary from 2.00% to 4.00%.	360,000	3,665,000
General Obligation Bonds, Series E of 2017, due in annual installments of $5,000 to $3,230,000 through December 2028; interest rates vary from .80% to 5.00%.	2,305,000	6,660,000

Governmental Activities:	Current Portion	Balance at December 31, 2025
General Obligation Bonds, Series of 2019, due in annual installments of $80,000 to $430,000 through December 2034; interest rates vary from 2.00% to 3.00%.	345,000	3,455,000
General Obligation Bonds, Series A of 2019, due in annual installments of $465,000 to $5,230,000 through December 2034; interest rates vary from 1.89% to 3.04%.	3,320,000	38,940,000
General Obligation Bonds, Series AA of 2019, due in annual installments of $15,000 to $380,000 through December 2033; interest rates vary from 2.37% to 4.00%.	320,000	2,820,000
Total Governmental Activities	$ 8,950,000	$ 68,645,000

Governmental activities debt is expected to be liquidated by the General Fund.

Business-Type Activities:	Current Portion	Balance at December 31, 2025
Water Fund:		
Bethlehem Authority Guaranteed Water Revenue Bonds, Series of 2022, due in annual installments of $1,230,000 to $5,285,000 through November 15, 2037; interest rates vary from 4.00% to 5.00%.	$ -	$ 27,100,000
Bethlehem Authority Capital Appreciation Bonds, Series of 1998, due in annual installments of $425,000 to $7,320,000 from 2018 to 2028. The interest rates vary from 5.25% to 5.35%.	6,926,961	18,685,120
Total Water Fund	6,926,961	45,785,120
Sewer Fund:		
2013 Pennvest loan payable in monthly installments vary from $416 to $49,379, including interest at 1.00% through July 2021, followed by monthly installments of $52,122, including interest at 1.743% through July 2036.	522,457	6,019,095
General Obligation Bonds, Series C of 2017, due in annual installments of $5,000 to $360,000 through December 2037; interest rates vary from 2.00% to 4.00%.	250,000	3,595,000
General Obligation Bonds, Series AA of 2019, due in annual installments of $130,000 to $430,000 through December 2032; interest rates vary from 2.37% to 4.00%.	385,000	2,855,000

Business-Type Activities: Sewer Fund:	Current Portion	Balance at December 31, 2025
General Obligation Bonds, Series of 2020, due in annual installments of $55,000 to $595,000 through April 2034; interest rates vary from 2.00% to 5.00%.	515,000	4,620,000
Total Sewer Fund	1,672,457	17,089,095
Golf Fund:		
General Obligation Bonds, Series C of 2018, due in annual installments through November 2038; including interest at 3.5%.	80,000	1,290,000
Total Business-Type Activities	$ 8,679,418	$ 64,164,215

Component Units: Parking Authority:	Balance at December 31, 2025
Guaranteed Parking System Revenue Bonds, Series B of 2016, due in annual installments of $275,000 to $810,000, maturing in October 2046. Interest rates range from 2.00% to 3.00%. Secured by future revenues of the Parking Authority.	12,865,000
$5,175,000 Guaranteed Parking System Revenue Bonds, Series A of 2021 (direct placement), authorized. Due in semiannual installments, maturing in October 2034 with interest rate of 3.5%. Secured by future revenues of the Authority.	4,740,000
$16,135,000 Guaranteed Parking System Revenue Bonds, Series B of 2021 (direct placement), authorized. Due in semiannual installments, maturing in October 2049 with interest rate of 2.92%. Secured by future revenues of the Authority. Amount drew down on the Bonds at December 31, 2025 is $15,429,352.	15,429,352
$5,635,000 Guaranteed Parking System Revenue Bonds, Series C of 2021 (direct placement), authorized. Due in semiannual installments, maturing in October 2030 with interest rate of 2.44%. Secured by future revenues of the Authority.	3,260,000
$6,055,000 Guaranteed Parking System Revenue Bonds, Series A of 2024 (direct placement), authorized. Due in semiannual installments, maturing in December 2033 with interest rate of 7.77%. Secrued by future revenues of the Parking Authority. Amount drew down on the Bonds at December 31, 2025 is $6,055,000.	5,790,000
$24,125,000 Gaurenteed Parking System Revenue Bonds, Series B of 2024 (direct placement), authorized. Due in semiannual installments, maturing in December 2033 with interest rate of 6.45%. Secured by future revenues of the Parking Authority. Amount drew down of the Bonds at December 31, 2025 is $24,125,000.	24,125,000
Total	66,209,352
Less: Unamortized Discount/Premium, Net	(141,164)
Bonds Payable, Net	66,068,188
Less: Current Portion	(1,680,000)
Long-Term Portion	$ 64,388,188

Notes and Loans Payable – Parking Authority

Notes and loans payable (direct borrowings) consist of the following at December 31, 2025:

$2,550,000 Promissory Note, Series 2019, authorized and $2,550,000 issued, as of December 31, 2020, maturing December 1, 2029 and interest rates ranging from 3.40% to 4.0%. Note is secured by revenue, receipts, and money derived from or in connection with the parking system of the Parking Authority. In the event of default, the rate of interest on the unpaid principal balance may be subject to additional 3% in excess of the normal rate of interest at the option of the owner. Balance at December 31, 2025 was $1,182,000, with a current portion of $281,000 and a long-term portion of $901,000.

Other Changes in Long-Term Debt

The following represents changes in long-term liabilities, other than bond and note issues:

	Balance January 1, 2025	Additions	Reductions	Balance December 31, 2025
Governmental activities:				
Accrued vacation and other compensated absences	$ 4,335,442	$ 319,319	$ -	$ 4,654,761
Leases	740,650	107,578	(478,825)	369,403
	$ 5,076,092	$ 426,897	$ (478,825)	$ 5,024,164
Business-type activities:				
Accrued vacation and other compensated absences	$ 926,406	$ 121,110	$ -	$ 1,047,516
Leases	277,132	998,785	(436,503)	839,414
	$ 1,203,538	$ 1,119,895	$ (436,503)	$ 1,886,930

Lease Obligations Payable

The City has agreements for the lease of lighting equipment, other equipment, and vehicles. As of December 31, 2025, the net book value of the equipment and vehicles held under leases and included in capital assets was $477,689 for governmental activities and $843,645 for business-type activities.

As of December 31, 2025, future minimum payments were as follows:

Year	Governmental Activities	Business-Type Activities
2026	$ 345,770	$ 390,662
2027	37,405	327,415
2028	-	205,186
Total commitment under leases	383,175	923,263
Less amount representing interest	13,772	83,849
Present value of future minimum lease payments	369,403	839,414
Less: current portion	333,779	344,423
Long-term portion	$ 35,624	$ 494,991

9. Pension Plans

Plan Descriptions and Administration

The City has two single-employer defined benefit plans covering Police and Firemen. The Police Plan is governed by the Bethlehem Police Pension Fund Association, comprised of the Mayor, the Director of Accounts and Finance, the Director of Public Safety, the Director of Streets and Public Improvements, the Director of Park and Public Property, the City Treasurer, and one member of the Police Department to be selected by a majority vote of the members of the Police Department who are contributors to the Police Pension Fund. The Firemen Plan is governed by the Board of Managers consisting of the Mayor, the Director of Accounts and Finance, the Director of Public Safety, the City Controller, the Chief of the Fire Department of the City, and two paid members of the Fire Department to be chosen by the members of the paid Fire Department.

The plans provide for retirement, disability, and death benefits to plan members and their beneficiaries. Cost-of-living adjustments are provided at the discretion of the Police and Firemen Retirement Boards. Benefit provisions and their amendments are authorized by the separate Pension Boards for the Police and Firemen. Contributions to the plans are governed by ordinances and collective bargaining agreements. These plans do not issue separate reports.

The City previously had a single-employer benefit plan covering certain non-uniform employees known as the Officers' and Employees' Pension Plan (O&E). The O&E plan was closed for eligibility as of January 1, 1964 and was replaced by the Pennsylvania Municipal Retirement System (PMRS) plan noted below. The O&E plan was still active for those retirees who were participants prior to January 1, 1964 and elected not to transfer to PMRS. During the year ended December 31, 2017, the City purchased annuities for all retired O&E members. The City is no longer responsible for meeting the retirement obligations for these members. The insurance company is obligated to pay the remaining retirement benefits for these retired O&E members. During the year ended December 31, 2018, the remaining assets of the O&E plan were transferred to the PMRS plan.

The City participates in a pension plan administered by the PMRS covering the remainder, and larger group, of non-uniformed employees. Benefit provisions and their amendments are authorized by Pennsylvania State Act 15 for the PMRS plan.

PMRS is an agent multiple-employer public employee retirement system that acts as a common investment and administrative agent for participating municipal pension plans. PMRS issues a separate Annual Financial Report (AFR) which may be obtained by writing to Pennsylvania Municipal Retirement System, P.O. Box 1165, Harrisburg, PA 17108-1165 or by calling 1-800-622-7968.

Administrative costs, which may include but are not limited to investment management fees and actuarial services, are charged to the Plans and funded through the MMO and/or investment earnings.

Pension expenditures/expenses are allocated between governmental and business-type activities based on the proportion of active employees representing participants in each of these Plans.

The combining information as of the year ended December 31, 2025 for the plans is as follows:

	Firemen Pension Fund	Police Pension Fund	Employee Benefit Trust Fund Total
Assets			
Interest and dividends receivable	$ 182,283	$ 239,086	$ 421,369
Investments	104,725,428	137,324,376	242,049,804
Total Assets	$ 104,907,711	$ 137,563,462	$ 242,471,173
Net Position			
Restricted for employees' retirement benefits	$ 104,907,711	$ 137,563,462	$ 242,471,173
Total Net Position	$ 104,907,711	$ 137,563,462	$ 242,471,173
Additions:			
Employee contributions	$ 678,510	$ 792,831	$ 1,471,341
Employer contributions	2,989,039	7,055,637	10,044,676
Investment income	1,795,349	2,326,395	4,121,744
Realized and unrealized gains (losses), net	9,998,386	12,921,170	22,919,556
Investment expense	(497,579)	(634,645)	(1,132,224)
Total additions	14,963,705	22,461,388	37,425,093
Deductions:			
Benefits paid	6,752,915	10,569,393	17,322,308
Total deductions	6,752,915	10,569,393	17,322,308
Change in Net Position	8,210,790	11,891,995	20,102,785
Net Position:			
Beginning of year	96,696,921	125,671,467	222,368,388
End of year	$ 104,907,711	$ 137,563,462	$ 242,471,173

Plan Memberships

Membership related to the Police and Firemen Plans at December 31, 2025 and membership related to the PMRS Plan at December 31, 2024 consisted of the following:

	Police	Firemen	PMRS
Covered Employees	All Full-time Members of the Police Force	All Full-time Members of the Fire Department	All Full-time Employees Not Previously Covered
Inactive plan members or beneficiaries currently receiving benefits	208	144	386
Inactive plan members entitled to but not yet receiving benefits	-	-	43
Active plan members	140	90	315
Total	348	234	744

Benefit Provisions – Police

Members Hired Before January 1, 2012

Retirement Benefit - A member is eligible for normal retirement after completion of 20 years of vesting service. The normal retirement pension is payable monthly during the member's lifetime, with payments continuing after the member's death to the surviving spouse or to dependent children under the age of 18 equal to 100% of the amount payable to the member at the time of the member's death. The amount of monthly pension is equal to 60% of average monthly compensation after 20 years of benefit service, increasing by 2% per additional year of benefit service, up to a maximum of 70% of average monthly compensation after 25 or more years of benefit service; plus a service increment equal to $1/40^{th}$ of such pension amount per year of benefit service completed by the member in excess of 20 years, up to an additional $100 per month. Average monthly compensation is equal to the higher of $1/12^{th}$ of the average annual compensation over the highest five consecutive calendar years of employment or the monthly salary of the member at retirement.

Disability Benefit – If an active member is disabled in the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula. If an active member who has completed ten years of benefit service, but less than 15 years of benefit service, is disabled outside the line of duty, the member is eligible for a monthly disability pension equal to 30% of average monthly compensation. If an active member who has completed 15 years of benefit service, but less than 21 years of benefit service, is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to 60% of average monthly compensation. If an active member who has completed 21 or more years of benefit service is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula. The disability benefit is payable upon discontinuance of any workers' compensation benefits being paid to the member.

Death Benefit – If an active member dies prior to retirement, a death benefit is payable to the member's surviving spouse or to dependent children under the age of 18 equal to 100% of the benefit the member would have been receiving had the member been retired at the time of the member's death.

Members Hired On or After January 1, 2012

Retirement Benefit - A member is eligible for normal retirement after completion of 20 years of vesting service. The normal retirement pension is payable monthly during the member's lifetime, with payments continuing after the member's death to the surviving spouse or to dependent children under the age of 18 equal to 100% of the amount payable to the member at the time of the member's death. The amount of monthly pension is equal to 50% of average monthly compensation, plus a service increment equal to $1/40^{th}$ of such pension amount per year of benefit service completed by the member in excess of 20 years, up to an additional $100 per month. Average monthly compensation is equal to the higher of $1/12^{th}$ of the average annual compensation over the highest five consecutive calendar years of employment or the monthly salary of the member at retirement.

Disability Benefit – If an active member is disabled in the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula. If an active member who has completed ten years of benefit service, but less than 15 years of benefit service, is disabled outside the line of duty, the member is eligible for a monthly disability pension equal to 30% of average monthly compensation. If an active member who has completed 15 years of benefit service, but less than 21 years of benefit service, is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to 50% of average monthly compensation. If an active member who

has completed 21 or more years of benefit service is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula. The disability benefit is payable upon discontinuance of any workers' compensation benefits being paid to the member.

Death Benefit – If an active member dies prior to retirement, a death benefit is payable to the member's surviving spouse or to dependent children under the age of 18 equal to 100% of the benefit the member would have been receiving had the member been retired at the time of the member's death.

Benefit Provisions – Firemen

Members Hired Before October 24, 2011

Retirement Benefit - A member is eligible for normal retirement after completion of 20 years of vesting service. The normal retirement pension is payable monthly during the member's lifetime, with payments continuing after the member's death to the surviving spouse or to dependent children under the age of 18 equal to 100% of the amount payable to the member at the time of the member's death. The amount of monthly pension is equal to 60% of average monthly compensation after 20 years of benefit service, increasing by 2% per additional year of benefit service, up to a maximum of 70% of average monthly compensation after 25 or more years of benefit service; plus a service increment equal to $1/40^{th}$ of such pension amount per year of benefit service completed by the member in excess of 20 years, up to an additional $100 per month. Average monthly compensation is equal to the higher of $1/12^{th}$ of the average annual compensation over the highest five consecutive calendar years of employment or the monthly salary of the member at retirement.

Disability Benefit – If an active member is disabled in the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula based upon a minimum of 20 years of benefit service. If an active member who has completed ten years of benefit service, but less than 15 years of benefit service, is disabled outside the line of duty, the member is eligible for a monthly disability pension equal to 30% of average monthly compensation. If an active member who has completed 15 years of benefit service, but less than 21 years of benefit service, is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula based upon a minimum of 20 years of benefit service.

Death Benefit – If an active member dies prior to retirement, a death benefit is payable to the member's surviving spouse or to dependent children under the age of 18 equal to 100% of the benefit the member would have been receiving had the member been retired at the time of the member's death.

Deferred Retirement Option Plan (DROP) Benefit – An active member who has attained age 57 and completed 20 years of vesting service may elect to participate in the deferred retirement option plan for a period of not more than 36 months. The member's monthly pension shall be calculated as of the member's date of participation in the DROP and shall be accumulated with 3.0% annual interest, compounded monthly, and distributed in a lump sum at retirement. As of December 31, 2025, there were seven participants in the DROP. As of December 31, 2025 the balance held by the Firemen Plan for the DROP totaled $1,007,574.

Members Hired On or After October 24, 2011

Retirement Benefit - A member is eligible for normal retirement after completion of 20 years of vesting service. The normal retirement pension is payable monthly during the member's lifetime, with payments continuing after the member's death to the surviving spouse or to dependent children under the age of 18 equal to 100% of the amount payable to the member at the time of the member's death. The amount of monthly pension is equal to 50% of average monthly compensation, plus a service increment equal to $1/40^{th}$ of such pension amount per year of benefit service completed by the member in excess of 20 years, up to an additional $100 per month. Average monthly compensation is equal to the higher of $1/12^{th}$ of the average annual compensation over the highest five consecutive calendar years of employment or the monthly salary of the member at retirement.

Disability Benefit – If an active member is disabled in the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula based on a minimum of 20 years of benefit service. If an active member who has completed ten years of benefit service, but less than 15 years of benefit service, is disabled outside the line of duty, the member is eligible for a monthly disability pension equal to 30% of average monthly compensation. If an active member who has completed 15 years of benefit service, but less than 21 years of benefit service, is disabled outside of the line of duty, the member is eligible for a monthly disability pension equal to the benefit based upon the normal retirement benefit formula based upon a minimum of 20 years of benefit service.

Death Benefit – If an active member dies prior to retirement, a death benefit is payable to the member's surviving spouse or to dependent children under the age of 18 equal to 100% of the benefit the member would have been receiving had the member been retired at the time of the member's death.

Benefit Provisions – PMRS

Retirement Benefit - A member is eligible for normal retirement after attainment of age 55 if hired before October 4, 2013 and age 65 if hired on or after October 4, 2013. A member is 100% vested after 12 years of service. The pension benefit is equal to 2% times credited service times final average salary, but in no event is the basic benefit greater than 80% of final average salary if hired before October 4, 2013 and 65% if hired on or after October 4, 2013. Final average salary is based upon the final five years of annualized salary.

Disability Benefit – In the instance of a service-related disability, a 50% disability benefit is provided to a member who is unable to perform gainful employment regardless of age or service. In the instance of a non-service related disability, a 30% disability benefit is provided to a member who has at least 10 years of service and who is unable to perform gainful employment.

Death Benefit – If a member is eligible to retire at time of death, the beneficiary receives the present value of the accrued benefit. At retirement, the member may select a survivor benefit.

Contributions

Pennsylvania Act 205 of 1984, the Municipal Pension Plan Funding Standard and Recovery Act of the Commonwealth (as amended) (Act 205), requires that annual contributions be based upon the Minimum Municipal Obligation (MMO), which is based on the plans' biennial actuarial valuation. According to Act 205, actuarial valuations may be made biennially and the most recent valuations for all of the City's plans were completed as of January 1, 2025. The MMO includes the normal cost, estimated administrative expenses and an amortization of the unfunded actuarial accrued liability, less estimated member contributions, and a credit equal to 10 percent of the excess (if any) of the actuarial value of assets over the actuarial accrued liability. The state provides an allocation of funds that must be used for pension funding. Any financial requirements established by the MMO which exceed state and member contributions must be funded by the employer.

Police and firemen are required to contribute 7% and 8% of covered payroll, respectively, plus $1 per month to their respective pension plans. Effective July 1, 2015, police hired on or after January 1, 2012 contribute 5% of covered payroll, plus $1 per month. The PMRS plan requires contributions of 7.5% of covered payroll.

During the year ended December 31, 2025, the City made its annual required contribution of $7,055,637 and $2,989,039 for the City's Police and Firemen Plans, respectively. During the year ended December 31, 2024, the City contributed its annual required contribution of $2,409,461 for the City's PMRS plan. During the year ended December 31, 2025, the City contributed its annual required contribution of $2,951,877 for the City's PMRS plan. The 2025 contribution is reported as deferred outflows of resources at December 31, 2025.

Changes in Net Pension Liability - Police

The changes in the net pension liability for the City for the year ended December 31, 2025 were as follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balances at December 31, 2024	$ 156,195,840	$ 125,671,467	$ 30,524,373
Changes for the year:			
Service cost	2,250,080	-	2,250,080
Interest	10,965,743	-	10,965,743
Changes for experience	3,492,246	-	3,492,246
Contributions - employer	-	7,055,637	(7,055,637)
Contributions - employees	-	792,831	(792,831)
Net investment income (loss)	-	14,682,430	(14,682,430)
Benefit payments, including refunds	(10,569,393)	(10,569,393)	-
Administrative expense	-	(69,510)	69,510
Net changes	6,138,676	11,891,995	(5,753,319)
Balances at December 31, 2025	$ 162,334,516	$ 137,563,462	$ 24,771,054
Plan fiduciary net position as a percentage of the total pension liability			84.74%

Changes in Net Pension Liability - Firemen

The changes in the net pension liability for the City for the year ended December 31, 2025 were as follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability (Asset)
Balances at December 31, 2024	$ 101,172,625	$ 96,696,921	$ 4,475,704
Changes for the year:			
Service cost	1,357,241	-	1,357,241
Interest cost	7,982,421	-	7,982,421
Changes for experience	6,716,307	-	6,716,307
Contributions - employer	-	2,989,039	(2,989,039)
Contributions - employees	-	678,510	(678,510)
Net investment income (loss)	-	11,349,950	(11,349,950)
Benefit payments, including refunds	(6,752,915)	(6,752,915)	-
Administrative expense	-	(53,794)	53,794
Net changes	9,303,054	8,210,790	1,092,264
Balances at December 31, 2025	$ 110,475,679	$ 104,907,711	$ 5,567,968
Plan fiduciary net position as a percentage of the total pension liability			94.96%

Changes in Net Pension Liability (Asset) - PMRS

The changes in the net pension liability (asset) for the City for the year ended December 31, 2025 were as follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability/(Asset)
Balances at December 31, 2024 (based on the measurement date of December 31, 2024)	$ 167,772,687	$ 168,188,921	$ (416,234)
Changes for the year:			
Service cost	3,073,791	-	3,073,791
Interest	8,716,624	-	8,716,624
Difference between actual and expected experience	87,734	-	87,734
Changes in assumptions	(4,358,688)	-	(4,358,688)
Contributions - employer	-	2,410,374	(2,410,374)
Contributions - employees	-	1,847,196	(1,847,196)
Net investment gain	-	15,254,561	(15,254,561)
Benefit payments, including refunds	(9,755,870)	(9,755,870)	-
Administrative expense	-	(463,341)	463,341
Net changes	(2,236,409)	9,292,920	(11,529,329)
Balances at December 31, 2025 (based on the measurement date of December 31, 2024)	$ 165,536,278	$ 177,481,841	$ (11,945,563)
Plan fiduciary net position as a percentage of the total pension liability			107.22%

The net pension asset of the PMRS plan is allocated between governmental activities and business-type activities in the amounts of $8,292,610 and $3,652,953, respectively, at December 31, 2025.

Actuarial Assumptions – Police and Firemen

The net pension liability (asset) was measured as of December 31, 2025 and was determined by rolling forward liabilities from the January 1, 2025 actuarial valuation. The January 1, 2025 actuarial valuations for the Police and Firemen Plans utilized the entry age normal cost method. The actuarial assumptions for the two City Plans included (a) investment rate of return of 7.0%, (b) projected salary increases of 4.0% per year, (c) inflation component of 3.0%, and (d) PubS-2010 mortality table and incorporated into the table are rates projected generationally using Scale MP-2021 to reflect mortality improvement. No significant events or changes occurred between the valuation date and the fiscal year-ends.

Actuarial Assumptions – PMRS

The total pension liability (asset) was determined by an actuarial valuation performed on January 1, 2025 with liabilities rolled forward as of December 31, 2024, using the following actuarial assumptions, applied to all periods in the measurement:

Actuarial assumptions:	
Investment rate of return	5.50%
Projected salary increases	2.79% - 9.29%*
* includes inflation rate of 2.2%	
Cost-of-living adjustments	2.2%, subject to plan limitations
Preretirement mortality:	
Males: Pub-2010 General Employees male table	
Females: Pub-2010 General Employees female table	
Postretirement mortality:	
Males: RP 2006 Male Annuitant table	
Females: RP 2006 Female Annuitiant table	

Change in Assumptions for PMRS: The valuation for December 31, 2024 assumptions were updated for the investment rate of return, which went from 5.25% to 5.50%.

Investment Policy – Police and Firemen

The Police and Firemen investment policy, most recently amended in 2009, outlines the goals and objectives of the Funds as well as specifies the target asset allocation, guidelines for the selection of investment managers, permissible securities, and the criteria for evaluating investment performance of the Funds. The benefit obligations for the Funds are long-term in nature and the investment of the assets should also have a long-term focus. The investment objectives for the Funds' assets are to:

- Achieve a positive rate of return over the long term sufficient to meet the Funds' actuarial interest rate and provide for payment of benefit obligations and expenses in perpetuity in a secure and prudent fashion.

- Maintain a prudent risk level that balances growth with the need to preserve capital.

- Diversify the Funds' assets so as to minimize the risk of large losses or excessive fluctuations in market value from year to year.

- Achieve investment results over the long term that competes favorably with other pension funds' and appropriate market indices.

The Plans' policies in regard to the allocation of invested assets are established and may be amended by the respective pension Board.

This policy specifies the allocation of each asset class to be held by the Police and Firemen Plans:

Asset Class	Target Percentage	Acceptable Range
Equities:		
Large Cap Growth	10%	+/- 5%
Large Cap Core	10%	+/- 5%
Large Cap Value	10%	+/- 5%
Small Cap Core	8%	+/- 5%
Small Cap Value	2%	+/- 1%
Foreign Equities	10%	+/- 5%
Total Equities	50%	+/- 10%
Fixed Income:		
Intermediate Fixed (Cash flow manager)	20%	+/- 5%
Intermediate Fixed	18%	+/- 5%
High Yield	3%	+/- 2%
Total Fixed Income	41%	+/- 10%
Alternate Investments:		
Real Estate	3%	+/- 2%
Managed Futures	3%	+/- 2%
Life Settlement	3%	+/- 2%
Total Alternate Investments	9%	+/- 3%

Long-Term Expected Rate of Return – Police and Firemen

The long-term expected rates of return on the Police and Firemen Plans investments were determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation.

The target allocation and best estimates of arithmetic real rates of return for each major asset class for the Police and Firemen Plans as of December 31, 2025 are summarized in the following table:

Asset Class	Target Allocation	Long-Term Expected Real Rate of Return
Domestic equity	34.0%	5.5% - 7.5%
International equity	14.0%	4.5% - 6.5%
Fixed income	30.0%	1.0% - 3.0%
Real estate	10.0%	4.5% - 6.5%
Alternative investments	12.0%	4.5% - 6.5%
	100.0%	

Long-Term Expected Rate of Return – PMRS

The PMRS System's (System) long-term expected rate of return on plan investments was determined using a building-block method in which best-estimates of expected future real rates of return are developed for each major asset class. The methodology used by the System and an in-depth description for the process, including the anticipated rate of return by asset class, can be found at www.pmrs.state.pa.us. Based on this methodology, the PMRS Board established the System's long-term expected rate of return at 7.29%. The rationale for the difference between the System's long-term expected rate of return and the discount rate can be found at www.pmrs.state.pa.us.

Rate of Return - The money-weighted rate of return expresses investment performance, net of investment performance, net of investment expense, adjusted for the changing amounts actually invested. For the year ended December 31, 2025, the annual money-weighted rate of return on Police and Firemen Plan investments, net of investment expense, was 11.86%.

Concentrations - The City does have a formal policy that limits the amount the City may invest in any one issuer to five percent for each individual Plan. At December 31, 2025, the City does not hold more than five percent of each individual Plans' investments in any one issuer.

Discount Rate – Police and Firemen

The discount rate used to measure the total pension liability for the Police and Firemen Plans as of December 31, 2025 was 7.0%. The Plans' fiduciary net position is projected to be available to make all projected future benefit payments of current active and inactive employees. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability. The employer has always met the funding requirements of Act 205. Act 205 requires full funding of the entry age normal cost plus plan expenses, as well as amortization of the unfunded liability.

Discount Rate – PMRS

The discount rate adopted by the PMRS Board and used to measure the individual participating municipalities' total pension liability as of December 31, 2025 was 5.50%. The projection of cash flows for each underlying municipal plan, used to determine if any adjustment to the discount rate was required, used the following assumptions: 1) member contributions will be made at the current contribution rate, 2) participating plan sponsor contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate, and 3) the System's long-term expected rate of return will be used in the depletion testing of the projected cash flows. Based on those assumptions, the PMRS pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current plan members.

Sensitivity of the Net Pension Liability (Asset) Changes in the Discount Rate – The following presents the net pension liability (asset) of the Police and Firemen Plans and the net pension liability (asset) of the PMRS Plan calculated using the discount rate described above, as well as what the Plan's net pension liability/(asset) would be if they were calculated using a discount rate that is one-percentage-point lower or higher than the current rates:

	1% Decrease (6.00%)	Current Discount Rate (7.00%)	1% Increase (8.00%)
Police	$ 45,314,845	$ 24,771,054	$ 7,809,830
Firemen	$ 18,611,093	$ 5,567,968	$ (5,296,122)

	1% Decrease (4.50%)	Current Discount Rate (5.50%)	1% Increase (6.50%)
PMRS	$ 6,661,637	$ (11,945,563)	$ (27,675,605)

Pension Expense, Deferred Outflows of Resources, and Deferred Outflows of Resources Related to Pensions

For the year ended December 31, 2025, the City recognized pension expense of ($4,030,309) in the governmental activities and ($888,670) in the business-type activities.

At December 31, 2025, the City reported deferred outflows of resources related to pensions from the following sources:

	Governmental Activities	Business-Type Activity
Deferred Outflows of Resources:		
Differences between expected and actual experience	$ 14,152,002	$ 160,901
Changes in assumptions	4,399,288	-
City contributions subsequent to the measurement date	2,049,117	902,760
Total deferred outflows of resources	$ 20,600,407	$ 1,063,661
Deferred Inflows of Resources:		
Differences between expected and actual experience	$ 198,741	$ -
Changes in assumptions	2,269,351	999,665
Net difference between projected and actual earning on pension plan investments	7,694,934	213,673
Total deferred inflows of resources	$ 10,163,026	$ 1,213,338

The differences in the City's expected and actual experience and changes in assumptions are recognized over the average expected remaining service lives of active and inactive members. The difference between projected and actual earnings on the pension plan investments is recognized over five years. City contributions subsequent to the measurement date will be recorded as a reduction to the pension liability during the year ending December 31, 2026. Other amounts reported as deferred outflows of resources related to pensions will be recognized in pension expense as follows:

Year ending December 31,	Governmental Activities	Business-Type Activities
2026	$ 6,223,899	$ 48,639
2027	632,201	843,306
2028	(2,346,161)	(1,434,384)
2029	146,200	(509,998)
2030	2,207,490	-
Thereafter	1,524,635	-
	$ 8,388,264	$ (1,052,437)

Component Units' Pension Plans

Plan Description and Administration

Library

Effective January 1, 2013, the Library is no longer a part of the City's PMRS pension plan.

Parking Authority

The Parking Authority pension plan is a single-employer defined benefit pension plan controlled by the provisions of a resolution dated October 2, 2013 adopted pursuant to Act 15 of 1974. The Parking Authority pension plan participates in the PMRS, which is an agent multiple-employer public employee retirement system that acts as a common investment and administrative agent for participating municipal pension plans. PMRS issues a publicly available financial report that includes financial statements and required supplementary information. The report may be obtained by writing to Pennsylvania Municipal Retirement System, P.O. Box 1165, Harrisburg, Pennsylvania 17108-1165, or via PMRS's website.

Redevelopment Authority

The Redevelopment Authority's pension plan is a defined benefit pension plan adopted pursuant to Act 15 of 1974. The plan participates in the PMRS.

Benefit Provisions

Parking Authority

Act 205 of 1984, the Municipal Pension Plan Funding Standard and Recovery Act of the Commonwealth of Pennsylvania (as amended) (Act 205) grants the authority to establish and amend the benefit terms to the Authority's Board of Directors. All full-time employees hired prior to January 1, 2018 are required to participate in the Plan.

Normal Benefit – Active members are eligible for normal retirement at age of 55. The basic annual benefit is equal to 2% times credited service times the final average salary but in no event is the basic benefit greater than 80% of final average salary. The final annual salary is the annual average compensation earned and paid during the member's final five years of employment. A member is 100% vested after 12 years of service.

Early Retirement Benefit – Early retirement may be taken any time after eight years of service, if the member is involuntarily terminated, or after 20 years of service, if the member voluntarily leaves. The benefit will be actuarially reduced for each year or partial year prior to normal retirement age that early retirement takes place.

Survivor Benefit – If a member is eligible to retire at the time of death, their beneficiary receives the present value of the accrued benefit.

Disability Benefit – In the instance of a service related disability, a 50% disability benefit is provided to a member who is unable to perform gainful employment. In the instance of a non-service related disability, a 30% disability benefit is provided to a member who has at least 10 years of service and who is unable to perform gainful employment.

Cost-of-Living Adjustments – The Parking Authority has the option to award post-retirement adjustments based on investment performance. Currently, the adjustment is not available.

Redevelopment Authority

Act 205 grants the authority to establish and amend the benefit terms to the Redevelopment Authority's Board.

All full-time employees are required to participate in PMRS. A member is 100% vested after 12 years of service.

The plan provides retirement, disability, and death benefits to plan members and their beneficiaries as outlined in the plan document.

Plan Membership

Parking Authority

Membership of the Parking Authority's pension plan consisted of the following at the most recent actuarial valuation date of January 1, 2025:

Active employees	5
Inactive employees or beneficiaries currently receiving benefits	17
Inactive employees entitled to but not yet receiving benefits	7
Total	29

Redevelopment Authority

Membership of the Redevelopment Authority's pension plan consisted of the following at the most recent actuarial valuation date of January 1, 2025:

Active employees	-
Inactive employees or beneficiaries currently receiving benefits	4
Inactive employees entitled to but not yet receiving benefits	1
Total	5

Contributions

Parking Authority

The Parking Authority's funding policy is to fund the minimum Plan requirement computed in accordance with Act 205. The Parking Authority's funding policy requires that annual contributions be based upon the Plan's Minimum Municipal Obligation (MMO), which are actuarially determined rates that should result in the accumulation of assets that are sufficient to pay benefits when due. Active employees are required to contribute an amount equal to 7.50% of compensation.

During the year ended December 31, 2025, the Parking Authority made a contribution to the plan in the amount of $79,345. The MMO for the year ended December 31, 2025 was $79,345. The 2025 contributions are reported as deferred outflows of resources at December 31,2025.

Redevelopment Authority

The Redevelopment Authority's funding policy is to fund the minimum pension plan requirement computed in accordance with Act 205. The Redevelopment Authority's funding policy requires that annual contributions be based upon the Redevelopment Authority pension plan MMO, which are actuarially determined rates that should result in the accumulation of assets that are sufficient to pay benefits when due. All full-time employees are required to contribute five and a half percent of their annual covered salary. The MMO for the year ended December 31, 2024 was $12,966. During the year ended June 30, 2025, the Redevelopment Authority made a contribution to the Redevelopment Authority pension plan in the amount of $15,349, which was the MMO for the year ending December 31, 2025.

In December 2024, the Redevelopment Authority learned that as a result of the 2021 Intergovernmental Agreement with the City and the last Redevelopment Authority employee no longer being a Redevelopment employee (due to the position being transferred to a City employment position), the full unfunded liability of this position was due to PMRS within one year, which amounted to $131,148.

On December 27, 2024, the Redevelopment Authority elected to make an irrevocable election to amortize the balance of the unfunded liability over a ten year period. The 10-year amortization election was approved by PMRS in January 2025.

Changes in the Net Pension (Asset) Liability

Parking Authority

The changes in the net pension liability (asset) of the Parking Authority for the year ended December 31, 2025 were as follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension (Asset)/Liability
Balances at December 31, 2024 (based on the measurement date of December 31, 2023)	$ 3,832,960	$ 3,877,260	$ (44,300)
Changes for the year:			
Service cost	62,241	-	62,241
Interest	198,548	-	198,548
Changes in benefit terms	38,563	-	38,563
Differences between expected and actual experience	25,018	-	25,018
Changes in assumptions	(95,503)	-	(95,503)
Contributions - employer	-	71,381	(71,381)
Contrubutions - PMRS assessment	-	600	(600)
Contributions - employee	-	31,705	(31,705)
PMRS investment income (loss)	-	187,956	(187,956)
Market value investment income (loss)	-	214,295	(214,295)
Benefit payments, including refunds	(229,621)	(229,621)	-
PMRS administrative expense	-	(600)	600
Additional administrative expense	-	(10,294)	10,294
Net changes	(754)	265,422	(266,176)
Balances at December 31, 2025 (based on the measurement date of December 31, 2024)	$ 3,832,206	$ 4,142,682	$ (310,476)
Plan fiduciary net position as a percentage of the total pension liability			108.10%

Actuarial Assumptions – The total pension liability was determined by an actuarial valuation performed on January 1, 2025, with liabilities rolled forward to December 31, 2024, using the actuarial assumptions consistent with that presented for the City's PMRS pension plan, applied to all periods in the measurement.

Long-Term Expected Rate of Return – The System's long-term expected rate of return on plan investments for the Parking Authority's pension plan is consistent with that presented for the City's PMRS pension plan.

Discount Rate – The System's discount rate for the Parking Authority's pension plan is consistent with that presented for the City's PMRS pension plan.

Sensitivity of the Net Pension Liability (Asset) to Changes in the Discount Rate – The following presents the net pension liability (asset) of the Parking Authority's pension plan calculated using the discount rates described above, as well as what the Parking Authority pension plan's net pension (asset) liability would be if it were calculated using a discount rate that is one-percentage-point lower or one-percentage-point higher than the current rates:

1% Decrease (4.50%)	Current Discount Rate (5.50%)	1% Increase (6.5 %)
$ 96,399	$ (310,476)	$ (656,331)

Redevelopment Authority

The changes in the net pension liability (asset) of the Redevelopment Authority for the year ended June 30, 2025 were as follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension (Asset) Liability
Balances at June 30, 2024 (based on the measurement date of December 31, 2023)	$ 1,241,112	$ 1,185,657	$ 55,455
Changes for the year:			
Interest	62,711	-	62,711
Changes of assumptions	(29,912)	-	(29,912)
Differences between expected and actual experience	58,160	-	58,160
Contributions - employer	-	12,866	(12,866)
Contributions - PMRS assessment	-	100	(100)
PMRS investment income	-	57,314	(57,314)
Market value investment income	-	111,449	(111,449)
PMRS administrative expense	-	(100)	100
Additional adminstrative expense	-	(3,139)	3,139
Benefit payments, including refunds	(94,427)	(94,427)	-
Net changes	(3,468)	84,063	(87,531)
Balances at June 30, 2025 (based on the measurement date of December 31, 2024)	$ 1,237,644	$ 1,269,720	$ (32,076)
Plan fiduciary net position as a percentage of the total pension liability			102.6%

Actuarial Assumptions – The total pension liability was based on the actuarial valuation performed on January 1, 2025, resulting in a measurement date of December 31, 2024, using the actuarial assumptions consistent with that presented for the City's PMRS pension plan, applied to all periods in the measurement.

Long-Term Expected Rate of Return – The System's long-term expected rate of return on plan investments for the Redevelopment Authority's pension plan is consistent with that presented for the City's PMRS pension plan.

Discount Rate – The System's discount rate for the Redevelopment Authority's pension plan is consistent with that presented for the City's PMRS pension plan.

Sensitivity of the Net Pension Liability (Asset) to Changes in the Discount Rate – The following presents the net pension liability (asset) of the Redevelopment Authority pension plan calculated using the discount rates described above, as well as what the Redevelopment Authority pension plan's net pension liability (asset) would be if it were calculated using a discount rate that is one-percentage-point lower or one-percentage-point higher than the current rates:

1% Decrease (4.50%)	Current Discount Rate (5.50%)	1% Increase (6.50%)
$ 95,889	$ (32,076)	$ (139,865)

Pension Expense, Deferred Outflows of Resources, and Deferred Inflows of Resources Related to Pensions

Parking Authority

For the year ended December 31, 2025, the Parking Authority recognized pension expense of $(2,293).

At December 31, 2025, the Parking Authority reported deferred outflows and inflows of resources related to pension from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	$ 55,564	$ 32,673
Changes in assumptions	16,363	47,751
Authority contributions subsequent to the measurement date	79,345	-
Net difference between projected and actual earnings on pension plan investments	-	92,599
Total	$ 151,272	$ 173,023

The effect of the differences in the Parking Authority's expected and actual experience and changes in assumptions are recognized over the average expected remaining service lives of active and inactive members. The difference between projected and actual earnings on the pension plan investments is recognized over five years. Parking Authority contributions subsequent to the measurement date at December 31, 2025 will be recorded as a reduction to the pension liability during the year ending December 31, 2026. Amounts reported as deferred outflows of resources related to pensions will be recognized in pension expense as follows:

Year Ending December 31,	
2026	$ (26,562)
2027	51,014
2028	(82,689)
2029	(42,859)
	$ (101,096)

Redevelopment Authority

For the year ended June 30, 2025, the Redevelopment Authority recognized pension expense of $44,984.

At June 30, 2025, the Redevelopment Authority reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	$ -	$ -
Net difference between projected and actual earnings on pension plan investments	-	76,710
Total	$ -	$ 76,710

The differences in the Redevelopment Authority's expected and actual experience and change in assumptions are recognized over the average expected remaining service lives of active and inactive members. The difference between projected and actual earnings on the pension plan investments is recognized over five years. Redevelopment Authority contributions subsequent to the measurement date will be recorded as a reduction to the pension liability during the year ending June 30, 2026. Other amounts reported as deferred outflows of resources related to pension will be recognized in pension expense as follows:

Year ending June 30,	
2026	$ (20,391)
2027	433
2028	(34,463)
2029	(22,289)
	$ (76,710)

Defined Contribution Pension Plan

Parking Authority

For all employees hired after January 1, 2018, the Parking Authority administers a single employer defined contribution plan, in which all eligible, full-time employees may elect to participate. The plan provisions are established and may be amended by the Parking Authority through the collective bargaining process. According to the union contract, the Parking Authority will contribute 4% of each employees' wages and employees will contribute 3.5% of their wages. Vesting will occur 20% in year three and an additional 20% per year, until fully vested in year 7. An active participant must work a minimum of 1,950 hours during the plan year in order to receive an employer contribution. The Parking Authority's contributions paid to the plan during 2025 was $44,158.

10. Post-Employment Benefits Other Than Pensions

Plan Descriptions

In addition to pension benefits described in Note 9, the City provides certain post-retirement healthcare benefits to its retirees through one single-employer, defined benefit OPEB plan. However, within this one plan, there are three groups of employees with different types of benefits. The plan does not issue a separate report. No assets are accumulated in a trust for the OPEB plan.

Police:

Article XI of the Collective Bargaining Agreement between the City and the Fraternal Order of Police, Star Lodge #20, effective January 1, 2015, establishes retirees' eligibility for post-retirement medical benefits. Article VII Section D of the personnel manual establishes retirees' eligibility for post-retirement life-insurance benefits.

Eligibility: Any police officer who retires after completion of 20 years of service. Any employee who retires under the disability provision may begin coverage no earlier than age 41, regardless of service.

Any employee hired on or after January 1, 2012 shall not be entitled to any City-funded retiree healthcare upon retirement.

Benefits: The City will provide medical and prescription drug coverage for the retiree and spouse until Medicare eligibility. The City's maximum monthly contribution for health insurance coverage for each retiree was $380 as of January 1, 2016 with an increase to $400 as of January 1, 2017. If the retiree dies, his or her spouse will be covered and the City will contribute to coverage for the spouse until Medicare eligibility, unless the spouse remarries or has a job in which health insurance coverage is normally granted. If the retiree reaches Medicare eligibility prior to his or her spouse, the spouse may continue coverage and the City will contribute to coverage for the spouse until Medicare eligibility.

The City will provide each retiree $1,500 of post-retirement life insurance coverage upon retirement. The City will also make available an additional $1,000 of coverage at the employee's expense, if the employee paid for an additional $30,000 of life insurance coverage while an active employee. Employees retiring on or after January 1, 2013 will only be eligible to purchase post-retirement life insurance coverage upon retirement in any amount that they are eligible for at a non-group rate.

Firefighters:

Article X of the Collective Bargaining Agreement between the City and the Local 735 of the International Association of Firefighters (AFL-CIO), effective January 1, 2015, establishes retirees' eligibility for post-retirement medical benefits. Article VII Section D of the personnel manual establishes retirees' eligibility for post-retirement life-insurance benefits.

Eligibility: Any firefighter who retires after completion of 20 years of service and after attainment of age 38. Any employee who retires under the disability provision may begin coverage no earlier than age 38, regardless of service.

Any firefighter hired on or after October 24, 2011 shall not be entitled to any City-funded retiree healthcare upon retirement.

Benefits: The City will provide medical and prescription drug coverage for the retiree and spouse until Medicare eligibility. The City's maximum monthly contribution for health insurance coverage for each retiree was $380 as of January 1, 2016 with an increase to $400 as of January 1, 2017. If the retiree dies, his or her spouse will be covered and the City will contribute to coverage for the spouse until Medicare eligibility, unless the spouse remarries or has a job in which health insurance coverage is normally granted. If the retiree reaches Medicare eligibility prior to his or her spouse, the spouse

may continue coverage and the City will contribute to coverage for the spouse until Medicare eligibility. An employee who retires prior to age 38 shall be eligible to enter the plan at the contribution rate equal to the negotiated rate for contributions.

The City will provide each retiree $1,500 of post-retirement life insurance coverage upon retirement. The City will also make available an additional $1,000 of coverage at the employee's expense, if the employee paid for an additional $30,000 of life insurance coverage while an active employee. Employees retiring on or after January 1, 2013 will only be eligible to purchase post-retirement life insurance coverage upon retirement in any amount that they are eligible for at a non-group rate.

Non-uniformed union and non-union employees:

Article IX of the Collective Bargaining Agreement between the City and the Service Employees International Union (SEIU), Local 32BJ, Mid-Atlantic District, effective January 1, 2016, establishes retirees' eligibility for post-retirement medical benefits. Article VII Section D of the personnel manual establishes retirees' eligibility for post-retirement life-insurance benefits.

Eligibility: Any non-uniformed union or non-union employee who retires after completion of 20 years of service and after attainment of age 55. Any employee who retires under the disability provision may begin coverage after 20 years of service.

Any non-uniformed union or non-union employee hired on or after October 4, 2013 shall not be entitled to any City-funded retiree healthcare upon retirement.

Benefits: The City will provide medical and prescription drug coverage for the retiree and spouse until Medicare eligibility. The City's maximum monthly contribution for health insurance coverage for each retiree is $400. If the retiree dies, his or her spouse will be covered and the City will contribute to coverage for the spouse until Medicare eligibility, unless the spouse remarries or has a job in which health insurance coverage is normally granted. If the retiree reaches Medicare eligibility prior to his or her spouse, the spouse may continue coverage and the City will contribute to coverage for the spouse until Medicare eligibility.

The City will provide each retiree who has completed 12 years of service with $1,500 of post-retirement life insurance coverage upon retirement. The City will also make available an additional $1,000 of coverage at the employee's expense, if the employee paid for an additional $30,000 of life insurance coverage while an active employee.

Employees retiring on or after January 1, 2013 will only be eligible to purchase post-retirement life insurance coverage upon retirement in any amount that they are eligible for at a non-group rate.

Plan Membership

As of January 1, 2024, the latest actuarial valuation date, the OPEB plan membership was as follows:

	Police	Firefighters	Non-Uniformed Union	Non-Uniformed Non-Union	Total
Active plan members	50	61	80	54	245
Inactive plan members entitled to, but not yet receiving benefits	53	10	13	6	82
Inactive plan members or beneficiaries currently receiving benefits	101	71	95	91	358
Total	204	142	188	151	685

Contributions

The City's contribution is based on projected pay-as-you-go financing requirements. For the year ended December 31, 2025, the City contributed $680,092 to the OPEB plan.

Changes in Total OPEB Liability

The changes in total OPEB liability of the City for the year ended December 31, 2025 were as follows:

	Total OPEB Liability
Service cost	$ 361,066
Interest	511,428
Changes in assumptions	(62,082)
Benefit payments	(680,092)
Net changes	130,320
OPEB Liability at December 31, 2024 (based on the measurement date of December 31, 2023)	12,793,050
OPEB Liability at December 31, 2025 (based on the measurement date of December 31, 2024)	$ 12,923,370

The total OPEB liability is allocated between the governmental activities and business-type activities in the amounts of $11,255,233 and $1,668,137 respectively, at December 31, 2025.

Actuarial Methods and Assumptions

Projections of benefits for financial reporting purposes are based on the substantive plan and include the types of benefits provided at the time of the valuation and on the historical pattern of sharing of benefit costs between the employer and plan members to that point. The actuarial methods and assumptions used include techniques that are designed to reduce the effects of short-term volatility in actuarial accrued liabilities consistent with the long-term perspective of the calculation. The projections of benefits for financial reporting purposes do not explicitly incorporate the potential effects of legal or contractual funding limitations on the pattern of cost sharing between the employer and plan members in the future.

The total OPEB liability was determined by an actuarial valuation performed on January 1, 2024 and rolled forward to December 31, 2025, using the following actuarial assumptions, applied to all periods in the measurement:

Actuarial cost method	Entry age normal
Actuarial assumptions:	
Interest rate of return	4.28%
Projected salary increases	4.00%
Healthcare cost trend rates	7.0% in 2025 with 0.5% decrease per year until 5.5% in 2028. Rates gradually decrease from 5.4% in 2029 to 4.0% in 2075 and later
Mortality - Police and Firefighter	PubS-2010 headcount-weighted mortality table, including rates for disabled retirees and contingent survivors
Mortality - Nonuniform	PubS-2010 headcount-weighted mortality table, including rates for disabled retirees and contingent survivors
Mortality - Both	Incorporated into the table are rates projected generationally using Scale MP-2021 to reflect mortality improvement
Actuarial value of assets	Not applicable

Changes in Actuarial Assumptions

The interest rate was changed from 4.00% as of December 31, 2024 to 4.28% as of December 31, 2025.

Discount Rate

The discount rate used to measure the total OPEB liability was 4.28% at December 31, 2025. The discount rate was based on the index rate for 20-year tax-exempt general obligation municipal bonds at January 1, 2025 with an average rating of AA or higher. Since the OPEB Plan has insufficient assets to meet projected benefit payments, the municipal bond rate was applied to all periods of the projected benefit payments to determine the total OPEB liability. The projection of cash flows used to determine the single discount rate for each measurement period assumed that employer contributions will be made based on the

current funding policy for future years.

Sensitivity of the Total OPEB Liability to Changes in the Discount Rate

The following presents the total OPEB liability of the City calculated using the discount rate described above, as well as what the City's total OPEB liability would be if it were calculated using a discount rate that is one-percentage-point lower or one-percentage-point higher than the current rate:

	1% Decrease (3.28%)	Current Discount Rate (4.28%)	1% Increase (5.28%)
Total OPEB Liability	$ 13,877,492	$ 12,923,370	$ 12,038,838

Sensitivity of the Total OPEB Liability to Changes in the Healthcare Cost Trend Rates

The following presents the total OPEB liability of the City calculated using the healthcare cost trend rates described above, as well as what the City's total OPEB liability would be if it were calculated using healthcare cost trend rates that are one-percentage-point lower or one-percentage-point higher than the current rates:

	1% Decrease	Current Trend Rate	1% Increase
Total OPEB Liability	$ 11,990,037	$ 12,923,370	$ 13,988,330

OPEB Expense and Deferred Outflows of Resources Related to OPEB

For the year ended December 31, 2025 the City recognized OPEB expense of $(372,185) in governmental activites and $(141,637) in business-type activities.

At December 31, 2025, the City reported deferred outflows and inflows of resources related to OPEB from the following sources:

	Governmental Activities	Business-Type Activities
Deferred Outflows of Resources:		
Payments subsequent to the measurement date	$ 607,196	$ 95,377
Total	$ 607,196	$ 95,377

	Governmental Activities	Business-Type Activities
Deferred Inflows of Resources:		
Changes in assumptions	$ 462,455	$ 154,303
Difference between expected and actual experience	(13,028)	23,446
Total	$ 449,427	$ 177,749

The differences in the City's change in assumptions and expected and actual experience are recognized over the average expected remaining service lives of active and inactive members. City contributions subsequent to the measurement date will be recorded as a decrease to the total OPEB liability during the year ending December 31, 2026. Other amounts reported as deferred outflows of resources related to OPEB will be recognized in OPEB expense as follows:

Year ending December 31,	Governmental Activities	Business-Type Activities
2026	$ (430,833)	$ (175,649)
2027	(18,594)	(2,100)
	$ (449,427)	$ (177,749)

11. Deferred Compensation Plan

City

The City offers its employees a deferred compensation plan created in accordance with Internal Revenue Code Section 457. The plan, available to all full-time City employees at their option, permits participants to defer a portion of their salary until future years. The City provides a 1% matching contribution to the plan up to 4% contributed by the participants. The City contributed $368,114 to the plan during 2025. The deferred compensation is not available to participants until termination, retirement, death, or unforeseeable emergency.

Library

The Library participates in the Variable Annuity Life Insurance Company and the Nationwide Retirement Systems administered by the Public Employees Benefit Service Corporation, as well as the MetLife Insurance Company 457(b) retirement plan. These plans cover 14 employees. The employer contribution for the year ended December 31, 2025 was $9,043.

12. Risk, Commitment and Contingencies

Federal and State Grants

Under the terms of federal and state grants, periodic audits are required and certain costs may be disallowed as not being appropriate expenditures under the terms of the grants. Such audits could lead to reimbursement to the grantor agencies. City management believes disallowances, if any, will be immaterial.

Litigation

The City is defending a number of lawsuits, the outcome of which, in the opinion of management, will not materially affect the financial position of the City.

Risk Management

The City is exposed to various risks of loss related to torts: theft of, damage to and destruction of assets; errors and omissions; injuries to employees; and natural disasters. Significant losses are covered by commercial insurance. There were no significant

reductions in insurance coverages in 2025. Settlement amounts have not exceeded insurance coverages for the current year or three prior years.

Loss Contingency – Accrued Federal Assistance Repayment

In 2021 and 2022, the Parking Authority received Paycheck Protection Program (PPP) loan proceeds totaling $599,810. The Parking Authority obtained the required lender and U.S. Small Business Administration (SBA) approvals and received forgiveness of the PPP loans. The Parking Authority used the proceeds for employee payroll costs.

In 2025, the SBA contacted the Parking Authority and asserted that repayment of the forgiven loan amount was required because the Parking Authority was ineligible to receive the funding. The Parking Authority consulted with legal counsel and assessed its options.

Management evaluated the SBA matter as a loss contingency and concluded, based on information available before the financial statements were available to be issued, that repayment was probable and reasonably estimable as of year-end; therefore, the Parking Authority accrued the related liability and a non-operating expense at December 31, 2025.

In 2026, the Board evaluated the matter, including the cost and uncertainty of litigation, potential additional fines or penalties, and other related exposure. The Board determined that repayment was in the best interest of the Parking Authority and approved repayment to the SBA. The Parking Authority repaid $707,408 in 2026, which included penalties.

ArtsQuest Lease

During the year ended June 30, 2011, the Redevelopment Authority entered into a lease agreement with ArtsQuest. The Authority has leased to ArtsQuest certain property, including the Levitt Pavilion, the Bethlehem Landing Building, and the Improved Plazas. The initial term of the lease expires on June 1, 2020. This lease automatically renewed effective June 1, 2020. Because the initial term was extended for an additional 10-year renewal period, the lease is then subject to two additional 10- year renewals, which will automatically renew unless one party provides a written termination notice to the other at least one year in advance of the applicable renewal date. ArtsQuest is to surrender the assets upon the termination of this lease, in as good order and condition as they are at the start of the lease, ordinary wear and tear and depreciation excepted. Consideration for the lease was $1.

Intergovernmental Cooperation Agreement

In August 2021, under Resolution 1489, the Redevelopment Authority entered into the Intergovernmental Cooperation Agreement with the City, which creates a Grant Program Manager position for the City. The Grant Program Manager will also have the responsibilities of the Authority's former Administrative Coordinator position and thus eliminates all employees at the Redevelopment Authority. The Grant Program Manager's salary will be paid by the City, with a portion of the salary being reimbursed by the Redevelopment Authority to the City. The Redevelopment Authority has no plans at this time of hiring additional employees. Thus, there is no salaries expense for the Redevelopment Authority, beyond this point. As of June 30, 2025 total expenses paid under the agreement were $33,000.

13. Credit Risk and Market Risk

The City uses its authority to levy certain general purpose taxes. Major taxing revenue sources include real estate, earned income, mercantile, and business privilege taxes. These taxes account for approximately 92% of the total taxes collected by the City in 2025. Although the City has a diversified taxing base, its citizens' ability to honor their taxing obligations is substantially dependent upon the general economic condition of the region.

The fair value of the City's investments is subject to fluctuations in the prevailing market prices of those investments.

14. Conduit Debt

Redevelopment Authority

The Redevelopment Authority has entered into certain conduit debt financing agreements with other non-profit organizations. Although the Redevelopment Authority is a party to the trust indentures with the associated Trustees, the agreements are structured such that there is no recourse against the Redevelopment Authority in case of default. As such, the corresponding debt is not reported in the Redevelopment Authority's balance sheet or statement of net position. The Redevelopment Authority served as a financing conduit for the following bond purchases:

ArtQuest

Revenue Bonds Series 2016, outstanding balance of bonds is not available.

Moravian University

University Revenue Bonds of 2021, outstanding balance as of June 30, 2025 in the amount of $4,220,000.

University Revenue Bonds of 2022, outstanding balance as of June 30, 2025 in the amount of $7,730,000.

University Revenue Bonds of 2024, outstanding balance as of June 30, 2025 in the amount of $39,970,000.

15. Subsequent Events

City

In August 2026, the City authorized the issuance of up to $25,000,000 of General Obligation Notes, Series of 2026, bearing interest at a maximum rate of 5.50%. The proceeds are to be used to refund all or a portion of the City's outstanding General Obligation Bonds, Series A of 2017 (Tax-Exempt), Series B of 2017 (Tax-Exempt), Series E of 2017, and Series of 2019.

REQUIRED SUPPLEMENTARY INFORMATION

CITY OF BETHLEHEM, PENNSYLVANIA

BUDGETARY COMPARISON SCHEDULE - BUDGET AND ACTUAL (BUDGETARY BASIS) GENERAL FUND

YEAR ENDED DECEMBER 31, 2025

	Budgeted Amounts		Actual Amounts	Variance with Final Budget- Positive (Negative)
	Original	Final		
Revenues:				
Taxes	$ 53,956,517	$ 54,006,517	$ 55,339,959	$ 1,333,442
Licenses and permits	3,290,000	3,290,000	3,089,035	(200,965)
Intergovernmental	27,644,042	27,825,926	15,334,685	(12,491,241)
Departmental earnings	8,544,470	8,544,470	9,640,512	1,096,042
Fines and forfeitures	320,000	320,000	385,600	65,600
Investment income	1,100,000	1,106,273	1,747,557	641,284
Municipal recreation	750,000	750,000	750,535	535
Host fees	9,900,000	9,900,000	9,906,609	6,609
Other operating revenues	1,082,000	1,222,000	1,121,624	(100,376)
Miscellaneous	2,333,650	13,992,346	1,811,583	(12,180,763)
Total revenues	108,920,679	120,957,532	99,127,699	(21,829,833)
Expenditures:				
Current:				
General government	1,182,293	1,265,862	1,158,988	106,874
Administration	2,503,855	2,569,587	2,436,849	132,738
Community development	17,562,978	18,347,974	11,802,714	6,545,260
Public works	11,021,998	11,323,762	10,397,153	926,609
Police	18,838,556	18,257,797	17,758,983	498,814
Fire	14,355,151	14,540,059	14,422,030	118,029
General	27,508,509	26,928,509	26,565,798	362,711
Civic	8,563,414	8,395,057	809,855	7,585,202
Library	1,515,963	1,515,963	1,515,963	-
Debt service:				
Principal	6,552,000	6,552,000	6,552,000	-
Interest	1,691,309	1,691,309	1,691,309	-
Total expenditures	111,296,026	111,387,879	95,111,642	16,276,237
Excess (Deficiency) of Revenues Over Expenditures	(2,375,347)	9,569,653	4,016,057	(5,553,596)
Other Financing Sources (Uses):				
Transfers in	3,571,725	3,571,725	3,546,725	(25,000)
Transfers out	(1,196,378)	(13,141,378)	(13,141,377)	1
Total other financing sources (uses)	2,375,347	(9,569,653)	(9,594,652)	(24,999)
Net Change in Fund Balance	-	-	(5,578,595)	(5,578,595)
Fund Balance:				
Beginning of the year, budgetary basis	-	-	24,117,412	24,117,412
End of the year, budgetary basis	$ -	$ -	$ 18,538,817	$ 18,538,817

See accompanying notes to budgetary comparison schedule.

CITY OF BETHLEHEM, PENNSYLVANIA

NOTES TO BUDGETARY COMPARISON SCHEDULE

YEAR ENDED DECEMBER 31, 2025

1. Budgetary Basis of Accounting

The City of Bethlehem prepares its budget for the General Fund on the cash basis of accounting.

2. Adjustment to Convert From Budgetary Basis to GAAP – General Fund

Adjustments necessary to convert the results of operations and fund balances on the budgetary basis to the GAAP basis are as follows:

	Revenues and Other Financing Sources	Expenditures and Other Financing Uses
Budgetary basis	$ 102,674,424	$ 108,253,019
Accrual adjustments:		
Receivables:		
Beginning of year	(13,223,586)	-
End of year	11,179,373	-
Due to/froms:		
Beginning of year	-	-
End of year	-	869,592
Accrued liabilities:		
Beginning of year	-	(6,384,399)
End of year	-	4,900,727
Unearned and unavailable revenues:		
Beginning of year	3,618,491	-
End of year	(3,301,220)	-
Custodial transactions	(517,594)	3,626,156
Reclassifications	(770,897)	(770,897)
GAAP basis	$ 99,658,991	$ 110,494,198

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE POLICE PENSION PLAN'S NET PENSION LIABILITY AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Service cost	$ 2,250,080	$ 2,300,916	$ 2,212,419	$ 2,297,674	$ 2,209,302	$ 2,063,923	$ 1,975,046	$ 2,209,414	$ 2,114,272	$ 2,132,733
Interest	10,965,743	10,549,962	10,361,103	9,778,562	9,583,616	9,383,511	9,144,897	8,689,540	8,420,015	7,764,382
Differences between expected and actual experience	-	-	-	-	2,239,002	-	213,001	-	3,269,690	-
Changes for experience	3,492,246	-	5,864,170	-	-	-	-	-	-	-
Changes in assumptions	-	-	-	-	6,566,411	-	2,688,981	-	2,182,081	-
Benefit payments, including refunds	(10,569,393)	(10,135,741)	(9,792,314)	(9,273,965)	(8,918,724)	(8,287,075)	(7,767,535)	(7,222,763)	(6,848,745)	(6,328,562)
Net Changes in Total Pension Liability	6,138,676	2,715,137	8,645,378	2,802,271	11,679,607	3,160,359	6,254,390	3,676,191	9,137,313	3,568,553
Total Pension Liability - Beginning	156,195,840	153,480,703	144,835,325	142,033,054	130,353,447	127,193,088	120,938,698	117,262,507	108,125,194	104,556,641
Total Pension Liability - Ending (a)	$ 162,334,516	$ 156,195,840	$ 153,480,703	$ 144,835,325	$ 142,033,054	$ 130,353,447	$ 127,193,088	$ 120,938,698	$ 117,262,507	$ 108,125,194
Plan Fiduciary Net Position:										
Contributions - employer	$ 7,055,637	$ 5,986,328	$ 5,937,358	$ 6,325,420	$ 6,258,279	$ 5,372,729	$ 5,316,066	$ 4,515,210	$ 4,463,427	$ 4,430,587
Contributions - employee	792,831	811,256	803,624	793,905	775,927	746,772	849,972	775,370	812,201	846,396
Net investment income (loss)	14,682,430	10,109,483	12,685,287	(11,549,319)	15,966,406	13,856,600	14,580,959	(4,267,003)	11,522,639	6,264,754
Benefit payments, including refunds	(10,569,393)	(10,135,741)	(9,792,314)	(9,273,965)	(8,918,724)	(8,287,075)	(7,767,535)	(7,222,763)	(6,848,745)	(6,328,562)
Administrative expense	(69,510)	(51,723)	(30,789)	(70,121)	-	(14,300)	-	(21,952)	(18,241)	(32,879)
Net Change in Plan Fiduciary Net Position	11,891,995	6,719,603	9,603,166	(13,774,080)	14,081,888	11,674,726	12,979,462	(6,221,138)	9,931,281	5,180,296
Plan Fiduciary Net Position - Beginning	125,671,467	118,951,864	109,348,698	123,122,778	109,040,890	97,366,164	84,386,702	90,607,840	80,676,559	75,496,263
Plan Fiduciary Net Position - Ending (b)	$ 137,563,462	$ 125,671,467	$ 118,951,864	$ 109,348,698	$ 123,122,778	$ 109,040,890	$ 97,366,164	$ 84,386,702	$ 90,607,840	$ 80,676,559
Net Pension Liability - Ending (a-b)	$ 24,771,054	$ 30,524,373	$ 34,528,839	$ 35,486,627	$ 18,910,276	$ 21,312,557	$ 29,826,924	$ 36,551,996	$ 26,654,667	$ 27,448,635
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	84.74%	80.46%	77.50%	75.50%	86.69%	83.65%	76.55%	69.78%	77.27%	74.61%
Covered Payroll	$ 13,573,022	$ 13,611,301	$ 13,330,676	$ 13,207,491	$ 13,060,571	$ 12,741,001	$ 12,894,055	$ 11,814,880	$ 11,580,766	$ 12,453,621
Net Pension Liability as a Percentage of Covered Payroll	182.50%	224.26%	259.02%	268.69%	144.79%	167.28%	231.32%	309.37%	230.16%	220.41%

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CITY CONTRIBUTIONS AND INVESTMENT RETURNS - POLICE PENSION PLAN

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Schedule of City Contributions										
Actuarially determined contribution	$ 7,055,637	$ 5,986,328	$ 5,937,358	$ 6,325,420	$ 6,258,279	$ 5,372,729	$ 5,316,066	$ 4,515,210	$ 4,463,427	$ 4,430,587
Contributions in relation to the actuarially determined contributions	7,055,637	5,986,328	5,937,358	6,325,420	6,258,279	5,372,729	5,316,066	4,515,210	4,463,427	4,430,587
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Covered payroll	$ 13,573,022	$ 13,611,301	$ 13,330,676	$ 13,207,491	$ 13,060,571	$ 12,741,001	$ 12,894,055	$ 11,814,880	$ 11,580,766	$ 12,453,621
Contributions as a percentage of covered payroll	51.98%	43.98%	44.54%	47.89%	47.92%	42.17%	41.23%	38.22%	38.54%	35.58%
Investment Returns										
Annual money-weighted rate of return, net of investment expense	11.86%	8.72%	11.98%	-9.91%	15.10%	15.24%	17.90%	-4.35%	14.27%	8.75%

Methods and assumptions used to determine contribution rate for the year ended December 31, 2025:

Actuarial valuation date:	January 1, 2023
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar closed
Remaining amortization period:	10 years
Asset valuation method:	Smoothed value with a corridor of 80% to 120% of market value.
Inflation:	3.00%
Salary increases:	4.00%
Investment rate of return:	7.00%
Retirement age:	Attainment of age 57 and completion of 20 years of service
Mortality	PubS-2010 table, including rates for disabled and retirees and contingent survivors. Incorporating rates projected generatonally using Scale MP-2021 to reflect mortality improvement
Change in benefit terms:	None since January 1, 2023
Changes in actuarial assumptions:	The January 1, 2019 mortality was updated from IRS 2017 Static Combined Table for Small Plans to PubS-2010 mortality table The January 1, 2017 mortality was updated from RP2000 Table to IRS 2017 Static Combined Table for Small Plans

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE FIREMEN PENSION PLAN'S NET PENSION LIABILITY (ASSET) AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Service cost	$ 1,357,241	$ 1,435,478	$ 1,380,267	$ 1,515,127	$ 1,456,853	$ 1,427,400	$ 1,365,933	$ 1,534,859	$ 1,468,765	$ 1,355,990
Interest	7,982,421	7,359,768	6,971,374	6,339,655	6,137,201	6,106,680	5,906,366	5,926,728	5,733,824	5,213,255
Differences between expected and actual experience	-	-	-	-	(695,586)	-	(4,797,370)	-	3,339,533	-
Changes for experience	6,716,307	-	405,845	-	-	-	-	-	-	-
Changes in assumptions	-	-	-	-	4,006,667	-	1,993,678	-	1,635,967	-
Benefit payments, including refunds	(6,752,915)	(5,966,548)	(5,191,808)	(4,702,527)	(4,535,202)	(4,584,716)	(4,702,435)	(4,864,612)	(5,015,911)	(4,335,057)
Net Changes in Total Pension Liability	9,303,054	2,828,698	3,565,678	3,152,255	6,369,933	2,949,364	(233,828)	2,596,975	7,162,178	2,234,188
Total Pension Liability - Beginning	101,172,625	98,343,927	94,778,249	91,625,994	85,256,061	82,306,697	82,540,525	79,943,550	72,781,372	70,547,184
Total Pension Liability - Ending (a)	$ 110,475,679	$ 101,172,625	$98,343,927	$94,778,249	$91,625,994	$85,256,061	$82,306,697	$82,540,525	$79,943,550	$72,781,372
Plan Fiduciary Net Position:										
Contributions - employer	$ 2,989,039	$ 2,691,838	$ 2,708,222	$ 3,668,775	$ 3,652,422	$ 3,422,628	$ 3,384,368	$ 2,668,509	$ 2,595,844	$ 2,550,742
Contributions - employee	678,510	696,607	685,177	694,001	694,045	613,288	727,233	620,702	617,367	644,461
Net investment income (loss)	11,349,950	7,845,775	9,866,683	(8,850,617)	11,966,656	10,344,208	10,602,860	(3,092,763)	8,420,260	4,634,719
Benefit payments, including refunds	(6,752,915)	(5,966,548)	(5,191,808)	(4,702,527)	(4,535,202)	(4,584,716)	(4,702,435)	(4,864,612)	(5,015,911)	(4,335,057)
Administrative expense	(53,794)	(42,538)	(23,811)	(46,451)	-	(12,300)	-	(21,965)	(13,894)	(22,991)
Net Change in Plan Fiduciary Net Position	8,210,790	5,225,134	8,044,463	(9,236,819)	11,777,921	9,783,108	10,012,026	(4,690,129)	6,603,666	3,471,874
Plan Fiduciary Net Position - Beginning	96,696,921	91,471,787	83,427,324	92,664,143	80,886,222	71,103,114	61,091,088	65,781,217	59,177,551	55,705,677
Plan Fiduciary Net Position - Ending (b)	$ 104,907,711	$ 96,696,921	$91,471,787	$83,427,324	$92,664,143	$80,886,222	$71,103,114	$61,091,088	$65,781,217	$59,177,551
Net Pension Liability (Asset) - Ending (a-b)	$ 5,567,968	$ 4,475,704	$ 6,872,140	$11,350,925	$ (1,038,149)	$ 4,369,839	$11,203,583	$21,449,437	$14,162,333	$13,603,821
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	94.96%	95.58%	93.01%	88.02%	101.13%	94.87%	86.39%	74.01%	82.28%	81.31%
Covered Payroll	$ 7,939,778	$ 7,947,541	$ 8,187,670	$ 8,423,817	$ 8,639,120	$ 8,425,386	$ 8,398,361	$ 7,711,777	$ 7,639,322	$ 8,021,606
Net Pension Liability (Asset) as a Percentage of Covered Payroll	70.13%	56.32%	83.93%	134.75%	-12.02%	51.87%	133.40%	278.14%	185.39%	169.59%

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CITY CONTRIBUTIONS AND INVESTMENT RETURNS - FIREMEN PENSION PLAN

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Schedule of City Contributions										
Actuarially determined contribution	$ 2,989,039	$ 2,691,838	$ 2,708,222	$ 3,668,775	$ 3,652,422	$ 3,422,628	$ 3,384,368	$ 2,668,509	$ 2,595,844	$ 2,550,742
Contributions in relation to the actuarially determined contributions	2,989,039	2,691,838	2,708,222	3,668,775	3,652,422	3,422,628	3,384,368	2,668,509	2,595,844	2,550,742
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Covered payroll	$ 7,939,778	$ 7,947,541	$ 8,187,670	$ 8,423,817	$ 8,639,120	$ 8,425,386	$ 8,398,361	$ 7,711,777	$ 7,639,322	$ 8,021,606
Contributions as a percentage of covered payroll	37.65%	33.87%	33.08%	43.55%	42.28%	40.62%	40.30%	34.60%	33.98%	31.80%
Investment Returns										
Annual money-weighted rate of return, net of investment expense	11.86%	8.72%	11.98%	-9.91%	15.10%	15.24%	17.90%	-4.35%	14.27%	8.75%

Methods and assumptions used to determine contribution rate for the year ended December 31, 2025:

Actuarial valuation date:	January 1, 2023
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar closed
Remaining amortization period:	5 years
Asset valuation method:	Smoothed value with a corridor of 80% to 120% of market value.
Inflation:	3.00%
Salary increases:	4.00%
Investment rate of return:	7.00%
Retirement age:	Attainment of age 57 and completion of 20 years of service
Mortality	PubS-2010 table, including rates for disabled and retirees and contingent survivors. Incorporating rates projected generationally using Scale MP-2021 to reflect mortality improvement
Change in benefit terms:	None since January 1, 2023
Changes in actuarial assumptions:	The January 1, 2019 mortality was updated from IRS 2017 Static Combined Table for Small Plans to PubS-2010 mortality table The January 1, 2017 mortality was updated from RP2000 Table to IRS 2017 Static Combined Table for Small Plans

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE OFFICERS' AND EMPLOYEES' PENSION PLAN'S NET PENSION ASSET AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Interest	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 105,005	$ 364,258
Differences between expected and actual experience	-	-	-	-	-	-	-	-	1,375,308	-
Changes in assumptions	-	-	-	-	-	-	-	-	269,994	-
Benefit payments, including refunds	-	-	-	-	-	-	-	-	(6,562,548)	(817,601)
Net Changes in Total Pension Liability	-	-	-	-	-	-	-	-	(4,812,241)	(453,343)
Total Pension Liability - Beginning	-	-	-	-	-	-	-	-	4,812,241	5,265,584
Total Pension Liability - Ending (a)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 4,812,241
Plan Fiduciary Net Position:										
Contributions - employer	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Net investment income	-	-	-	-	-	-	-	1,794	634,981	582,408
Benefit payments, including refunds	-	-	-	-	-	-	-	-	(6,562,548)	(817,601)
Transfer to agent multiple employer plan	-	-	-	-	-	-	-	(1,115,000)	-	-
Administrative expense	-	-	-	-	-	-	-	(218)	(3,643)	(6,332)
Net Change in Plan Fiduciary Net Position	-	-	-	-	-	-	-	(1,113,424)	(5,931,210)	(241,525)
Plan Fiduciary Net Position - Beginning	-	-	-	-	-	-	-	1,113,424	7,044,634	7,286,159
Plan Fiduciary Net Position - Ending (b)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,113,424	$ 7,044,634
Net Pension Asset - Ending (a-b)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ (1,113,424)	$ (2,232,393)
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	146.39%
Covered Payroll	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Net Pension Asset as a Percentage of Covered Payroll	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CITY CONTRIBUTIONS AND INVESTMENT RETURNS - OFFICERS' AND EMPLOYEES' PENSION PLAN

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Schedule of City Contributions										
Actuarially determined contribution	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Contributions in relation to the actuarially determined contributions	-	-	-	-	-	-	-	-	-	-
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Covered payroll	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Contributions as a percentage of covered payroll	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Investment Returns										
Annual money-weighted rate of return, net of investment expense	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14.27%	8.75%	0.84%

Methods and assumptions used to determine contribution rate for the year ended December 31, 2016:

Actuarial valuation date:	January 1, 2015
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar closed
Remaining amortization period:	N/A years
Asset valuation method:	Market value of assets as determined by the trustee
Inflation:	3.00%
Salary increases	4.50%
Investment rate of return	7.50%
Mortality	RP2000 Table. This table does not include projected mortality improvements
Change in benefit terms:	None since January 1, 2015

* This schedule is intended to illustrate information for 10 years. However, until a full 10-year trend is compiled, the City is presenting information for those years only for which information is available.

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE CITY'S PENNSYLVANIA MUNICIPAL RETIREMENT SYSTEM PENSION PLAN'S NET PENSION LIABILITY (ASSET) AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Service cost	$ 3,073,791	$ 2,894,292	$ 3,007,820	$ 2,886,521	$ 2,601,815	$ 2,563,348	$ 2,654,019	$ 2,563,555	$ 2,561,288	$ 2,610,686
Interest	8,716,624	8,619,542	8,453,561	8,351,766	7,866,690	7,784,805	7,594,795	7,483,384	7,409,285	7,143,983
Transfers	-	-	-	-	-	148,075	98,153	72,665	1,242	8,868
Changes of benefits	-	-	-	-	-	-	989,720	-	-	-
Changes in assumptions	(4,358,688)	-	-	-	6,440,218	-	-	-	3,737,933	2,482,253
Differences between expected and actual experience	87,734	-	1,841,444	-	1,031,261	-	577,841	-	1,849,458	-
Benefit payments, including refunds	(9,755,870)	(9,930,209)	(10,122,811)	(8,736,206)	(9,227,804)	(8,586,430)	(7,878,883)	(8,316,599)	(7,233,675)	(7,502,216)
Net Changes in Total Pension Liability	(2,236,409)	1,583,625	3,180,014	2,502,081	8,712,180	1,909,798	4,035,645	1,803,005	8,325,531	4,743,574
Total Pension Liability - Beginning	167,772,687	166,189,062	163,009,048	160,506,967	151,794,787	149,884,989	145,849,344	144,046,339	135,720,808	130,977,234
Total Pension Liability - Ending (a)	$ 165,536,278	$ 167,772,687	$ 166,189,062	$ 163,009,048	$ 160,506,967	$ 151,794,787	$ 149,884,989	$ 145,849,344	$ 144,046,339	$ 135,720,808
Plan Fiduciary Net Position:										
Contributions - employer	$ 2,410,374	$ 2,436,508	$ 1,890,266	$ 1,871,687	$ 1,826,749	$ 1,838,373	$ 2,311,003	$ 1,181,609	$ 1,177,999	$ 1,118,126
Contributions - employee	1,847,196	1,807,900	1,790,400	1,685,231	1,646,874	1,632,541	1,648,602	1,621,913	1,657,679	1,539,086
Net investment income (loss)	15,254,561	16,698,468	(25,048,157)	23,511,521	22,311,623	27,312,657	(6,213,738)	22,018,223	10,428,786	8,161
Transfers	-	-	-	-	-	148,075	98,153	72,665	1,242	8,868
Benefit payments, including refunds	(9,755,870)	(9,930,209)	(10,122,811)	(8,736,206)	(9,227,804)	(8,586,430)	(7,878,883)	(8,316,599)	(7,233,675)	(7,502,216)
Administrative expense	(463,341)	(466,246)	(442,368)	(465,385)	(348,491)	(265,737)	(323,867)	(327,935)	(365,238)	(301,278)
Net Change in Plan Fiduciary Net Position	9,292,920	10,546,421	(31,932,670)	17,866,848	16,208,951	22,079,479	(10,358,730)	16,249,876	5,666,793	(5,129,253)
Plan Fiduciary Net Position - Beginning	168,188,921	157,642,500	189,575,170	171,708,322	155,499,371	133,419,892	143,778,622	127,528,746	121,861,953	126,991,206
Plan Fiduciary Net Position - Ending (b)	$ 177,481,841	$ 168,188,921	$ 157,642,500	$ 189,575,170	$ 171,708,322	$ 155,499,371	$ 133,419,892	$ 143,778,622	$ 127,528,746	$ 121,861,953
Net Pension Liability (Asset) - Ending (a-b)	$ (11,945,563)	$ (416,234)	$ 8,546,562	$ (26,566,122)	$ (11,201,355)	$ (3,704,584)	$ 16,465,097	$ 2,070,722	$ 16,517,593	$ 13,858,855
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	107.22%	100.25%	94.86%	116.30%	106.98%	102.44%	89.01%	98.58%	88.53%	89.79%
Covered Payroll	$ 24,635,197	$ 23,196,584	$ 23,413,939	$ 22,469,709	$ 22,131,759	$ 21,785,668	$ 22,100,890	$ 21,347,566	$ 22,036,333	$ 20,428,871
Net Pension Liability (Asset) as a Percentage of Covered Payroll	-48.49%	-1.79%	36.50%	-118.23%	-50.61%	-17.00%	74.50%	9.70%	74.96%	67.84%

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CITY CONTRIBUTIONS -
CITY'S PENNSYLVANIA MUNICIPAL RETIREMENT SYSTEM PENSION PLAN

		2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Actuarially determined contribution		$ 2,951,877	$ 2,409,461	$ 1,889,526	$ 1,889,526	$ 1,870,888	$ 1,837,872	$ 1,195,583	$ 1,181,049	$ 1,177,599	$ 1,117,586
Contributions in relation to the actuarially determined contributions	(a)	2,410,374	2,436,508	1,890,266	1,871,687	1,826,749	1,838,373	2,311,003	1,181,609	1,177,999	1,118,126
Contribution deficiency (excess)		$ 541,503	$ (27,047)	$ (740)	$ 17,839	$ 44,139	$ (501)	$ (1,115,420)	$ (560)	$ (400)	$ (540)
Covered payroll		$ 24,635,197	$ 23,196,584	$ 23,413,939	$ 22,469,709	$ 22,131,759	$ 21,785,668	$ 22,100,890	$ 21,347,566	$ 22,036,333	$ 20,428,871
Contributions as a percentage of covered payroll		9.78%	10.50%	8.07%	8.33%	8.25%	8.44%	10.46%	5.54%	5.35%	5.47%

(a) During the year ended December 31, 2018, the City transferred the remaining assets of the O&E plan to the PMRS plan in the amount of $1,115,000.

* The amounts presented for each fiscal year were determined as of the measurement date, which is the December 31 of the immediately preceding fiscal year.

Methods and assumptions used to determine contribution rates:

Actuarial valuation date:	January 1, 2021
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar closed
Remaining amortization period:	Based on periods in Act 205
Asset valuation method:	Based on the municipal reserves
Underlying inflation rate:	2.20%
Projected salary increases:	Age related scale with merit and inflation component
Investment rate of return:	5.25%
Cost-of-living adjustment increase:	2.20%
Pre-retirement mortality:	Males: RP 2010 General Employees male table Females: RP 2010 General Employees female table
Post-retirement mortality:	Males: RP 2006 Annuitant male table Females: RP 2006 Annuitant female table
Changes in actuarial assumptions:	The December 31, 2015 assumptions were based on the PMRS Experience Study for the period covering January 1, 2009 through December 31, 2013 issued by the actuary in July 2015 first effective. The December 31, 2016 investment return assumption for municipal assets decreased from 5.50% to 5.25%. Effective with the December 31, 2020 measurement date were the following assumption changes: the experience study was updated as noted above; mortality tables were updated from RP 2000 to PUB-2010 for pre-retirement and RP 2006 for post-retirement; post-retirement cost of living decreased from 2.8% to 2.2%; projected salary increases were also adjusted. The December 31, 2023 assumptions, based on the January 1, 2023 actuarial valuation, changed. Inflation rate decreased from 2.8% to 2.2% and the mortality tables were updated from RP 2000 to PUB-2010 for pre-retirement and RP 2006 for post-retirement.

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE BETHLEHEM PARKING AUTHORITY PENSION PLAN'S NET PENSION LIABILITY (ASSET) AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Service cost	$ 62,241	$ 70,326	$ 74,739	$ 78,438	$ 90,397	$ 122,656	$ 148,920	$ 140,452	$ 135,799	$ 142,903
Interest	198,548	196,228	185,858	186,681	191,641	190,432	178,494	169,771	143,736	135,565
Changes in assumptions	(95,503)	-	-	-	98,188	-	-	-	88,483	72,908
Changes of benefit terms	38,563	-	-	-	-	-	-	-	-	-
Benefit payments, including refunds	(229,621)	(199,333)	(261,646)	(292,164)	(241,881)	(273,305)	(177,825)	(127,881)	(88,057)	(300,495)
Differences between expected and actual experience	25,018	-	172,223	-	(196,038)	-	151,186	-	355,416	-
Net Changes in Total Pension Liability	(754)	67,221	171,174	(27,045)	(57,693)	39,783	300,775	182,342	635,377	50,881
Total Pension Liability - Beginning	3,832,960	3,765,739	3,594,565	3,621,610	3,679,303	3,639,520	3,338,745	3,156,403	2,521,026	2,470,145
Total Pension Liability - Ending (a)	$ 3,832,206	$ 3,832,960	$ 3,765,739	$ 3,594,565	$ 3,621,610	$ 3,679,303	$ 3,639,520	$ 3,338,745	$ 3,156,403	$ 2,521,026
Plan Fiduciary Net Position:										
Contributions - employer	$ 71,981	$ 69,944	$ 89,444	$ 98,712	$ 104,859	$ 114,185	$ 68,231	$ 67,090	$ 64,855	$ 59,568
Contributions - employee	31,705	35,824	37,423	39,275	47,737	64,776	76,989	72,673	71,208	74,413
PMRS Net investment income (loss)	187,956	187,049	178,914	178,425	163,738	155,900	156,148	441,283	209,374	181,173
Market value investment income (loss)	214,295	199,142	(668,513)	345,401	331,603	449,947	(268,254)	296,295	-	-
Benefit payments, including refunds	(229,621)	(199,333)	(261,646)	(292,164)	(241,881)	(273,305)	(177,825)	(127,881)	(88,057)	(300,495)
Administrative expense	(10,894)	(11,097)	(9,993)	(10,706)	(7,814)	(6,069)	(7,628)	(7,268)	(7,550)	(5,984)
Net Change in Plan Fiduciary Net Position	265,422	281,529	(634,371)	358,943	398,242	505,434	(152,339)	742,192	249,830	8,675
Plan Fiduciary Net Position - Beginning	3,877,260	3,595,731	4,230,102	3,871,159	3,472,917	2,967,483	3,119,822	2,673,925	2,424,095	2,415,420
Plan Fiduciary Net Position - Ending (b)	$ 4,142,682	$ 3,877,260	$ 3,595,731	$ 4,230,102	$ 3,871,159	$ 3,472,917	$ 2,967,483	$ 3,416,117	$ 2,673,925	$ 2,424,095
Net Pension Liability (Asset) - Ending (a-b)	$ (310,476)	$ (44,300)	$ 170,008	$ (635,537)	$ (249,549)	$ 206,386	$ 672,037	$ (77,372)	$ 482,478	$ 96,931
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	108.10%	101.16%	95.49%	117.68%	106.89%	94.39%	81.54%	102.32%	84.71%	96.16%
Covered Payroll	$ 422,732	$ 477,645	$ 498,971	$ 523,670	$ 636,520	$ 863,672	$ 1,027,379	$ 968,961	$ 949,433	$ 992,174
Net Pension Liability (Asset) as a Percentage of Covered Payroll	-73.45%	-9.27%	34.07%	-121.36%	-39.21%	23.90%	65.41%	-7.99%	50.82%	9.77%

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF BETHLEHEM PARKING AUTHORITY CONTRIBUTIONS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Actuarially determined contribution	$ 71,981	$ 69,944	$ 89,444	$ 98,712	$ 104,859	$ 114,185	$ 68,231	$ 66,979	$ 64,835	$ 59,488
Contributions in relation to the actuarially determined contributions	71,981	69,944	89,444	98,712	104,859	114,185	68,231	67,090	64,855	59,568
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ (111)	$ (20)	$ (80)
Covered payroll	$ 422,732	$ 477,645	$ 498,971	$ 523,670	$ 636,520	$ 863,672	$ 1,027,379	$ 968,961	$ 949,433	$ 992,174
Contributions as a percentage of covered payroll	17.03%	14.64%	17.93%	18.85%	16.47%	13.22%	6.64%	6.92%	6.83%	6.00%

Methods and assumptions used to determine contribution rates:

Actuarial valuation date:	January 1, 2024
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar for Plan Bases and an average for Aggregate Gain/Loss, 10% of surplus is credited against aggregate cost where applicable
Remaining amortization period:	Based on periods in Act 205
Asset valuation method:	Based on the municipal reserves
Projected salary increases:	2.20% -6.22% based on age and service (includes inflation of 2.20%)
Investment rate of return:	5.25%
Cost-of-living adjustment increase:	2.20% per year up to plan maximum
Pre-retirement mortality:	Males: PUB-2010 General Employees Male table Females: PUB-2010 General Employees Female table
Post-retirement mortality:	Males: RP 2006 Annuitant Male table Females: RP 2006 Annuitant Female table
Disabled life mortality:	Males: RP 2006 Disabled Annuitant Male table Females: RP 2006 Disabled Annuitant Female table
Changes in actuarial assumptions:	There were no changes in assumptions with the December 31, 2024 measurement

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF CHANGES IN THE BETHLEHEM REDEVELOPMENT AUTHORITY PENSION PLAN'S NET PENSION LIABILITY (ASSET) AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability:										
Service cost	$ -	$ -	$ -	$ 15,275	$ 26,019	$ 25,264	$ 24,297	$ 23,589	$ 23,110	$ 22,509
Interest	62,711	64,293	56,761	58,507	54,214	53,876	52,994	52,803	51,724	50,385
Benefit payments, including refunds	(94,427)	(94,427)	(94,427)	(89,185)	(73,458)	(73,458)	(73,458)	(73,458)	(73,458)	(73,458)
Differences between expected and actual experience	58,160	-	181,148	-	23,196	-	12,002	-	38,737	-
Changes in assumptions	(29,912)	-	-	-	70,311	-	-	-	24,749	24,308
Net Changes in Total Pension Liability	(3,468)	(30,134)	143,482	(15,403)	100,282	5,682	15,835	2,934	64,862	23,744
Total Pension Liability - Beginning	1,241,112	1,271,246	1,127,764	1,143,167	1,042,885	1,037,203	1,021,368	1,018,434	953,572	929,828
Total Pension Liability - Ending (a)	$ 1,237,644	$ 1,241,112	$ 1,271,246	$ 1,127,764	$ 1,143,167	$ 1,042,885	$ 1,037,203	$ 1,021,368	$ 1,018,434	$ 953,572
Plan Fiduciary Net Position:										
Contributions - employer	$ 12,866	$ 12,866	$ 14,805	$ 30,863	$ 34,544	$ 34,097	$ 30,415	$ 30,522	$ 27,449	$ 27,007
Contributions - employee	-	-	-	5,481	9,969	9,679	9,398	9,125	9,191	8,592
Net investment income (loss)	168,763	119,219	(117,436)	161,963	222,791	200,448	(11,385)	145,234	84,414	19,218
Benefit payments, including refunds	(94,427)	(94,427)	(94,427)	(89,185)	(73,458)	(73,458)	(73,458)	(73,458)	(73,458)	(73,458)
Administrative expense	(3,139)	(3,269)	(3,114)	(3,375)	(2,341)	(1,794)	(2,121)	(2,155)	(2,311)	(1,918)
Net Change in Plan Fiduciary Net Position	84,063	34,389	(200,172)	105,747	191,505	168,972	(47,151)	109,268	45,285	(20,559)
Plan Fiduciary Net Position - Beginning	1,185,657	1,151,268	1,351,440	1,245,693	1,054,188	885,216	932,367	823,099	777,814	798,373
Plan Fiduciary Net Position - Ending (b)	$ 1,269,720	$ 1,185,657	$ 1,151,268	$ 1,351,440	$ 1,245,693	$ 1,054,188	$ 885,216	$ 932,367	$ 823,099	$ 777,814
Net Pension Liability (Asset) - Ending (a-b)	$ (32,076)	$ 55,455	$ 119,978	$ (223,676)	$ (102,526)	$ (11,303)	$ 151,987	$ 89,001	$ 195,335	$ 175,758
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	102.59%	95.53%	90.56%	119.83%	108.97%	101.08%	85.35%	91.29%	80.82%	81.57%
Covered Payroll	$ -	$ -	$ -	$ 99,655	$ 181,248	$ 175,989	$ 170,882	$ 165,905	$ 167,105	$ 156,218
Net Pension Liability (Asset) as a Percentage of Covered Payroll	N/A	N/A	N/A	-224.45%	-56.57%	-6.42%	88.94%	53.65%	116.89%	112.51%

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - PENSION PLANS

SCHEDULE OF BETHLEHEM REDEVELOPMENT AUTHORITY CONTRIBUTIONS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Actuarially determined contribution	$ 12,966	$ 12,966	$ 14,805	$ 30,863	$ 34,544	$ 34,097	$ 30,415	$ 30,522	$ 27,449	$ 27,007
Contributions in relation to the actuarially determined contributions	12,966	12,966	14,805	30,863	34,544	34,097	30,415	30,522	27,449	27,007
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Covered payroll	$ -	$ -	$ -	$ 99,655	$ 181,248	$ 175,989	$ 170,882	$ 165,905	$ 167,105	$ 156,218
Contributions as a percentage of covered payroll	N/A	N/A	N/A	30.97%	19.06%	19.37%	17.80%	18.40%	16.43%	17.29%

Methods and assumptions used to determine contribution rates:

Actuarial valuation date:	January 1, 2023, rolled to the measurement date of December 31, 2024
Actuarial cost method:	Entry age normal
Amortization method:	Level dollar closed
Remaining amortization period:	Based on periods in Act 205
Asset valuation method:	Based on the municipal reserves
Underlying inflation rate:	2.20%
Projected salary increases:	0%
Investment rate of return:	5.50%
Cost-of-living adjustment increase:	2.20%
Pre-retirement mortality:	Males: PUB-2010 General Employees Male Table Females: PUB-2010 General Employees Female Table
Post-retirement mortality:	Males: RP-2006 Annuitant Male Table Females: RP-2006 Annuitant Male Table

Changes in actuarial assumptions:

The December 31, 2015 assumptions were based on the PMRS Experience Study for the period covering January 1, 2009 through December 31, 2013 issued by the actuary in July 2015 first effective.

The December 31, 2016 investment return assumption for municipal assets decreased from 5.50% to 5.25%.

Effective with the December 31, 2020 measurement date were the following assumption changes: the experience study was updated as noted above; mortality tables were updated from RP 2000 to PUB-2010 for pre-retirement and RP 2006 for post-retirement; post-retirement cost of living decreased from 2.8% to 2.2%; projected salary increases were also adjusted.

The December 31, 2024 investment return assumption for municipal assets increased from 5.25% to 5.5%.

CITY OF BETHLEHEM, PENNSYLVANIA

REQUIRED SUPPLEMENTARY INFORMATION - OPEB

SCHEDULE OF CHANGES IN THE OPEB PLAN'S TOTAL OPEB LIABILITY

YEAR ENDED DECEMBER 31, 2025

	2025*	2024	2023	2022	2021	2020	2019	2018
Total OPEB Liability:								
Service cost	$ 361,066	$ 439,068	$ 604,337	$ 697,641	$ 525,709	$ 725,223	$ 754,179	$ 678,935
Interest	511,428	550,674	331,372	294,443	437,852	615,130	538,439	576,183
Changes of benefit terms	-	-	-	613,618	-	-	-	-
Differences between expected and actual experience	-	(31,256)	-	(1,365,296)	-	(4,256,218)	-	292,245
Changes in assumptions	(62,082)	(188,185)	(2,050,570)	(14,470)	1,338,404	358,211	(593,155)	724,337
Benefit payments, including refunds	(680,092)	(686,959)	(651,825)	(672,065)	(621,422)	(816,755)	(803,197)	(879,720)
Net Changes in Total OPEB Liability	130,320	83,342	(1,766,686)	(446,129)	1,680,543	(3,374,409)	(103,734)	1,391,980
Total OPEB Liability - Beginning	12,793,050	12,709,708	14,476,394	14,922,523	13,241,980	16,616,389	16,720,123	15,328,143
Total OPEB Liability - Ending	$ 12,923,370	$ 12,793,050	$ 12,709,708	$ 14,476,394	$ 14,922,523	$ 13,241,980	$ 16,616,389	$ 16,720,123

* The amounts presented for each fiscal year were determined as of the measurement date, which is the December 31 of the immediately preceding fiscal year. This schedule is intended to illustrate information for 10 years. However, until a full 10-year trend is compiled, the City is presenting information for those years only for which information is available.

CITY OF BETHLEHEM, PENNSYLVANIA

NOTES TO REQUIRED SUPPLEMENTARY INFORMATION – OPEB

YEAR ENDED DECEMBER 31, 2025

1. Actuarial Methods and Assumptions

The following actuarial methods and assumptions were used to determine contribution rates reported in the OPEB required supplementary schedule:

Valuation date	1/1/2024
Actuarial cost method	Entry age normal
Actuarial assumptions:	
Interest rate	4.28%
Projected salary increases	4.00%
Mortality	Police and Firefighters: PubS-2010 mortality table, including rates for disabled retirees and contingent survivors. Non-Uniformed Employees: PubG-2010 mortality table, including rates for disabled retirees and contingent survivors. (Incorporated into the table are rates projected generationally using Scale MP-2021 to reflect mortality improvement)
Health insurance premiums	Based on 2025 health and dental insurance premiums.
Health care cost trend rates	7.0% in 2025 with 0.5% decrease per year until 5.5% in 2028. Rates gradually decrease from 5.4% in 2029 to 4.0% in 2075 and later based on the Society of Actuaries Long-Run Medical Cost Trend Model.
Actuarial value of assets	Not applicable

No assets are accumulated in a trust for the OPEB Plan.

Changes in Actuarial Assumptions

The interest rate was changed from 4.00% as of December 31, 2024 to 4.28% as of December 31, 2025. The healthcare cost trend rates and mortality tables were also updated.

The interest rate was changed from 4.31% as of December 31, 2023 to 4.00% as of December 31, 2024. The healthcare cost trend rates and mortality tables were also updated.

The interest rate was changed from 2.25% as of December 31, 2022 to 4.31% as of December 31, 2023. The healthcare cost trend rates and mortality tables were also updated.

The interest rate was changed from 1.93% as of December 31, 2021 to 2.25% as of December 31, 2022. The projected salary increases were changed from 4.50% as of December 31, 2021 to 4.00% as of December 31, 2022. The healthcare cost trend rates were also updated.

The interest rate was changed from 3.64% as of December 31, 2020 to 1.93% as of December 31, 2021.

The interest rate was changed from 3.64% in the January 1, 2018 actuarial valuation as of December 31, 2019 to 3.26% in the January 1, 2020 actuarial valuation as of December 31, 2020. The healthcare cost trend rates and mortality tables were also updated.

The interest rate was changed from 3.16% in the January 1, 2018 actuarial valuation as of December 31, 2018 to 3.64% in the January 1, 2018 actuarial valuation as of December 31, 2019.

SUPPLEMENTARY INFORMATION

CITY OF BETHLEHEM, PENNSYLVANIA

COMBINING BALANCE SHEET -
OTHER NON-MAJOR GOVERNMENTAL FUNDS

DECEMBER 31, 2025

	Community Development Block Grant Fund	Liquid Fuels Fund	Total
Assets			
Cash and cash equivalents	$ 3,095,140	$ 308,589	$ 3,403,729
Receivables:			
Loans	1,047,973	-	1,047,973
Due from other governments	78,836	-	78,836
Total Assets	$ 4,221,949	$ 308,589	$ 4,530,538
Liabilities and Fund Balance			
Liabilities:			
Accounts payable and other accrued expenses	$ 126,431	$ 102,086	$ 228,517
Due to other funds	155,000	-	155,000
Unearned revenues	3,568,462	-	3,568,462
Total Liabilities	3,849,893	102,086	3,951,979
Fund Balance:			
Restricted for:			
Community development	372,056	-	372,056
Public works	-	206,503	206,503
Total Fund Balance	372,056	206,503	578,559
Total Liabilities and Fund Balance	$ 4,221,949	$ 308,589	$ 4,530,538

CITY OF BETHLEHEM, PENNSYLVANIA

COMBINING STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE - OTHER NON-MAJOR GOVERNMENTAL FUNDS

YEAR ENDED DECEMBER 31, 2025

	Community Development Block Grant Fund	Liquid Fuels Fund	Total
Revenues:			
Intergovernmental revenues	$ 1,242,534	$ 2,016,147	$ 3,258,681
Investment income	11,108	35,441	46,549
Other	62,441	-	62,441
Total revenues	1,316,083	2,051,588	3,367,671
Expenditures:			
Current:			
Public works	-	2,778,476	2,778,476
Program expenditures	1,316,083	-	1,316,083
Total expenditures	1,316,083	2,778,476	4,094,559
Deficiency of Revenues Under Expenditures	-	(726,888)	(726,888)
Other Financing Sources (Uses):			
Transfers in	-	-	-
Total other financing sources (uses)	-	-	-
Net Change in Fund Balance	-	(726,888)	(726,888)
Fund Balance:			
Beginning of year	372,056	933,391	1,305,447
End of year	$ 372,056	$ 206,503	$ 578,559