

INTERIM DISCUSSION OF THE CITY'S FINANCIAL CONDITION

Statement of Financial Condition

The City of Mansfield, Texas is in solid financial condition as of and through the four months ending January 31, 2020 of the fiscal year ending September 30, 2020.

Significant Financial Activity through the Period

- Capital Improvements –
 - Dog Park, \$606,429 total; current year - \$445,810
 - Equipment replaced, \$640,617
 - Streets, \$2,280,709
 - Fire Station #5 (including land), \$1,131,785 , current year - \$104,026
 - Man House renovation, \$65,354, current year - \$35,544
- Issued Debt, \$28,720,000
 - Streets, \$9,928,975
 - Fire Station #5 Construction \$6,338,600
 - Police Station Design \$1,708,875
 - Man House Museum Phase III & IV \$750,000
 - Library Modification/Addition \$1,000,000
 - Equipment \$4,048,550
 - Wayfinding \$470,000
 - Refunding, \$4,475,000
 - Maintained AAA Bond Rating

General Fund Financial Activity

General fund assets are \$483,038,688, deferred outflows of resources are 20,231,266, liabilities are \$233,462,023; deferred inflows of resources are \$2,305,824 and general fund

City of Mansfield, Texas interim unaudited financial report for the month and four (4) month period ended January, 2020

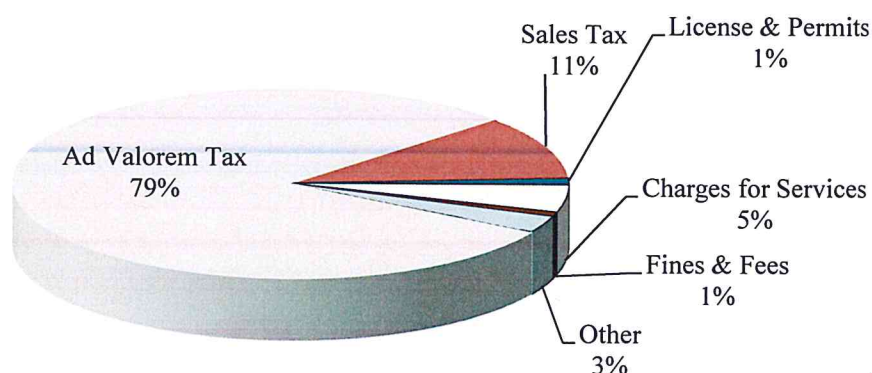
2020

net position is \$267,502,107. Unassigned reserves and general fund balance was \$42,054,188 as of January 31, 2020.

Overall general fund revenue collected as of January 31, 2020 is 67.82% of anticipated collections. Expenditures as of January 31, 2020 are in line with budgeted expectations or 30.79% of the expected expenditures have been spent as of January 31, 2020. As of January 31, 2020 the City's current net assets are at estimated results.

General Fund Revenues

Allocation of Receipts as of January 31, 2020



Property Tax Collections

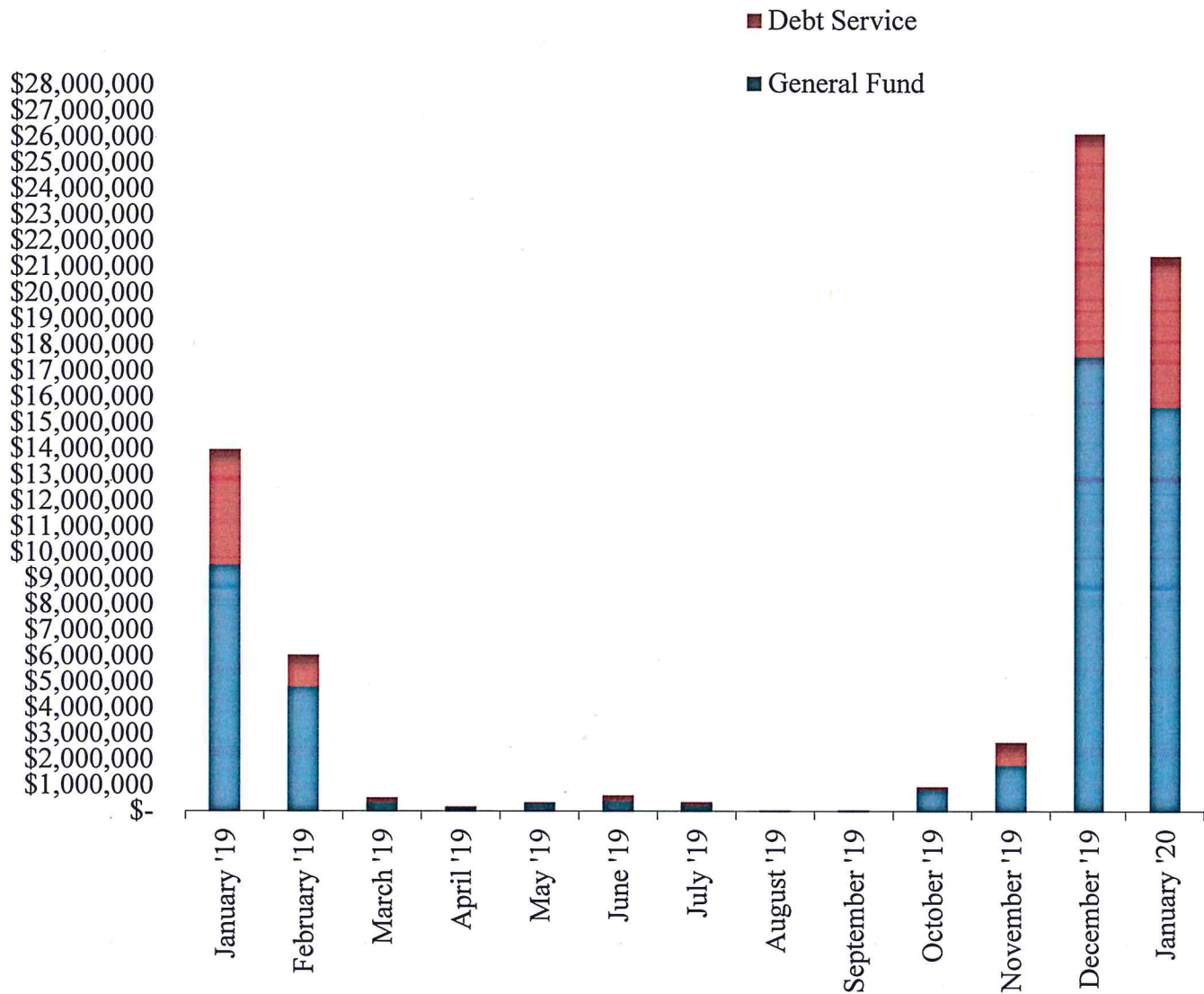
Most of the City's property tax is collected in the first four or six months of the fiscal year as property tax bills are generally due within the first four months of the City's fiscal year. Property tax collections through January 31, 2020 are \$35,718,723. Last year's collections were \$29,017,188 for the same period - a 23.10% increase over prior year.

As of January 31, 2020, actual debt service property tax collections were \$15,652,958. For the same period last year, property tax collections were \$13,588,841 - an increase of 15.19%.

City of Mansfield, Texas interim unaudited financial report for the month and four (4) month period ended January, 2020

2020

Ad Valorem Tax Collections by Month



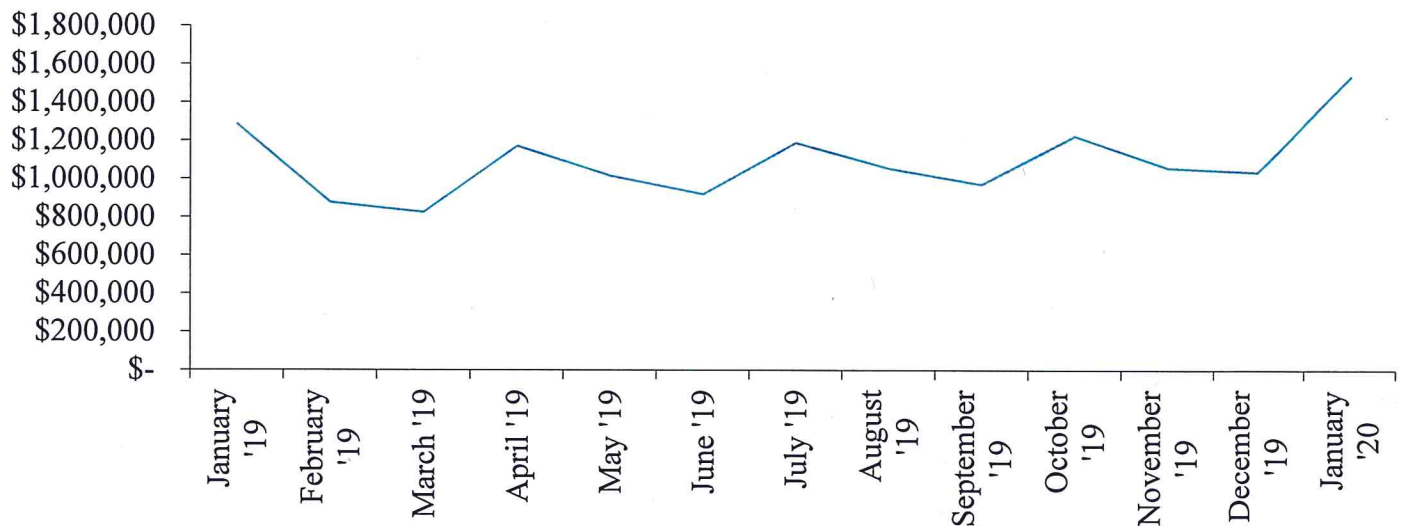
Sales Tax

The City's budgeted sales tax revenue is 37.60% of the total budgeted revenue for the City. Collections for the first four months amount to 7.35% of total budgeted collections for fiscal 2020. Sales tax per capita is \$171 as budgeted. Sales Tax collections for the period January 1, 2020 through January 31, 2020, total \$1,541,900 as compared to \$1,289,895 for the same period last year. This is an increase of 19.54% over the same period as last year.

City of Mansfield, Texas interim unaudited financial report for the month and four (4) month period ended January, 2020

2020

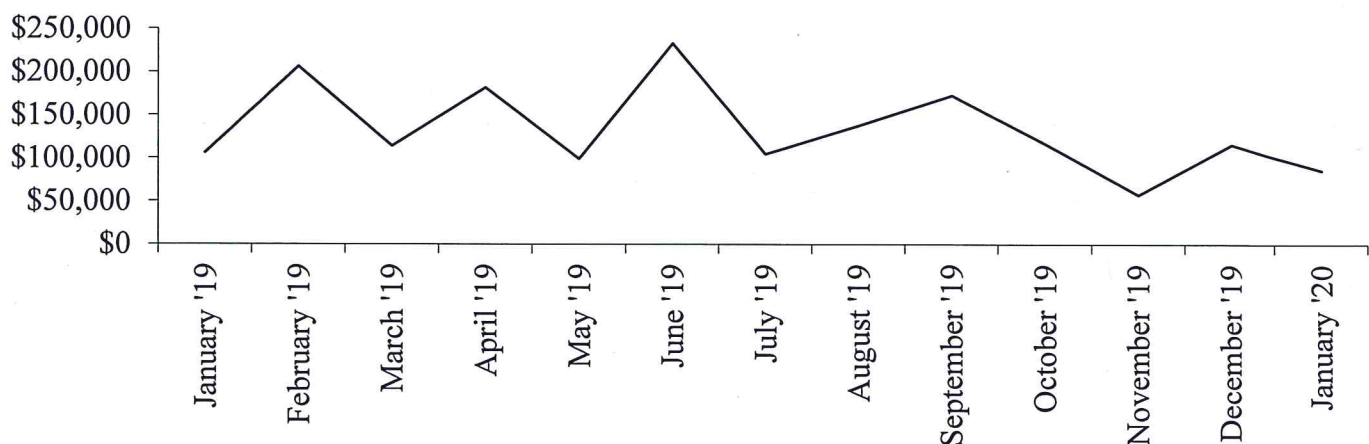
Sales Tax Collections



Building Permits

Building activity has decreased slightly in year over year comparisons. Building Permits decreased in January 2020 compared to January 2019. Permit revenues for this period compared to the same period last year are \$85,837 and \$106,174 respectively, representing a decrease of \$20,337 or 19.15% less than the same period last year. Building activity for the year is below budgeted estimates.

Building Permits Collections by Month



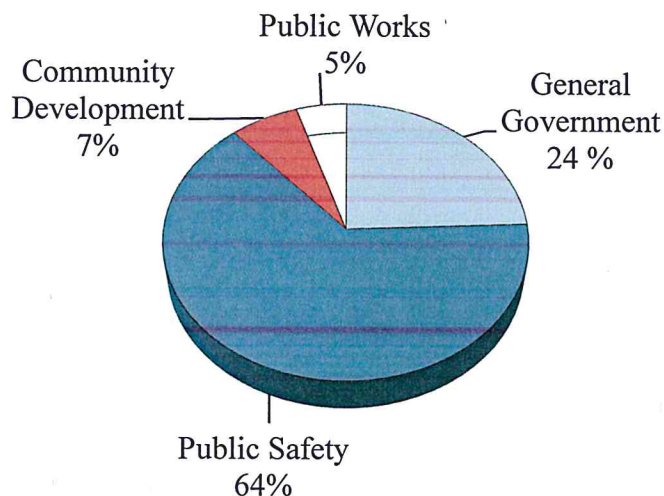
City of Mansfield, Texas interim unaudited financial report for the month and four (4) month period ended January, 2020

2020

Expenditure/Uses

The City has spent \$19,651,314 of its expected expenditures of \$63,816,651 or 30.79% of the City total operating budget. The majority of the City's General Operating Fund is for the purposes of servicing the needs of the public's safety. Almost \$35,963,660 will be spent on the policing needs and fire needs of the City. Expenditures are at expectations as of January 31, 2020.

Actual Expenses



Water & Sewer Financial Activity

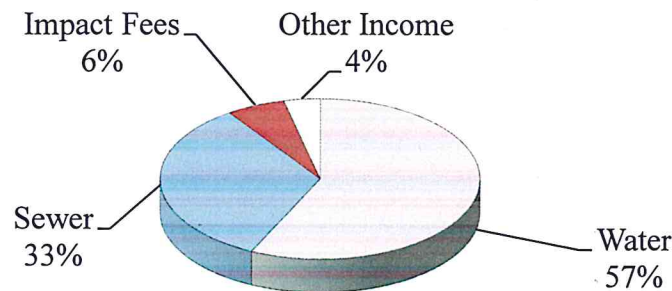
Water & Sewer assets are \$239,251,205, deferred outflows of resources are \$4,714,353 fund liabilities are \$48,355,389; deferred inflows of resources are \$111,429 and fund net position is \$195,498,740. Unassigned reserves are \$29,042,261 as of January 31, 2020.

Operating Revenue is in line with estimates for this fiscal year. The sale of Water & Sewer alone represents 90.35% of the total revenue collected to date; 5.96% of the Fund's revenue has been collected from impact fees. Currently the Fund has collected 39.23% of its Budgeted Revenue to date or \$13,852,755 of \$35,308,724 in Budgeted Revenue.

City of Mansfield, Texas interim unaudited financial report for the month and four (4) month period ended January, 2020

2020

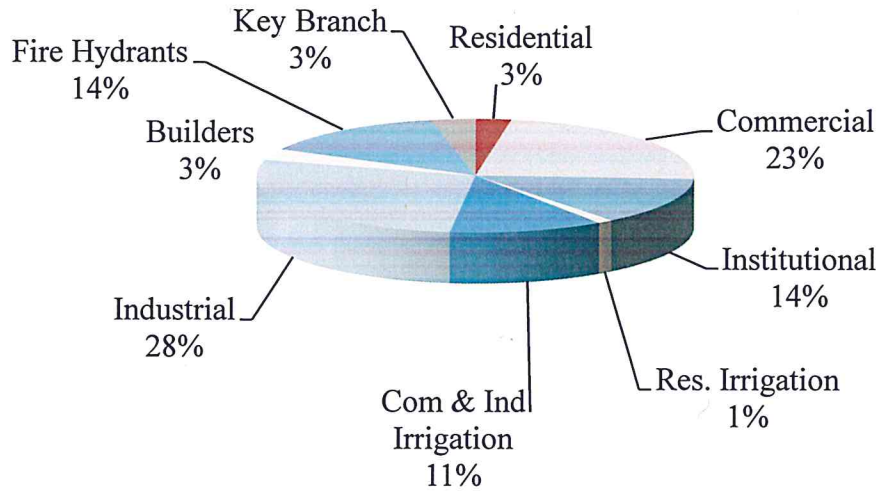
Revenues



Consumption Class	Water Accounts		Consumption ('000)		Avg Consmt Per Acct	
	Jan. '20	Jan. '19	Jan. '20	Jan. '19	Jan. '20	Jan. '19
Residential	19,502	19,055	120,431	117,751	6,175	6,180
Commercial	744	732	40,485	37,175	54,415	50,786
Institutional	158	158	5,011	7,801	31,715	49,373
Residential Irrigation	901	903	2,351	1,694	2,609	1,876
Com & Ind Irrigation	783	747	20,952	18,574	26,759	24,865
Industrial	131	131	8,448	9,019	64,489	68,847
Builders	362	325	2,698	1,751	7,453	5,388
Fire Hydrants	57	47	1,899	379	33,316	8,064
Residential Key Branch	6	5	46	23	7,667	4,600
Bulk Untreated Water	4	4	651	416	162,750	104
Bulk Treated Water	6	3	76,399	73,623	12,733,166	24,541,000
Total	22,654	22,110	279,371	268,206		

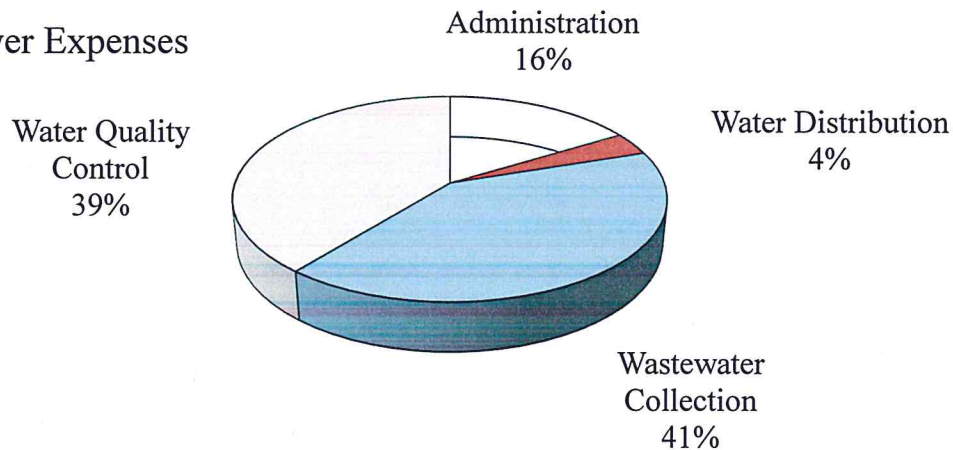
Consumption to date is up over prior year's consumption because connections are up in year over year comparisons. In a year over year comparison, customer accounts have increased by 544 new connections.

Average Consumption Per Account



The Department's expenses are under anticipated levels to date. Note that the overall expenditure activity of the fund (excluding depreciation) indicates 29.85% of the funds have been expended to date. The costs of raw water and sewer treatment are within budgeted estimates.

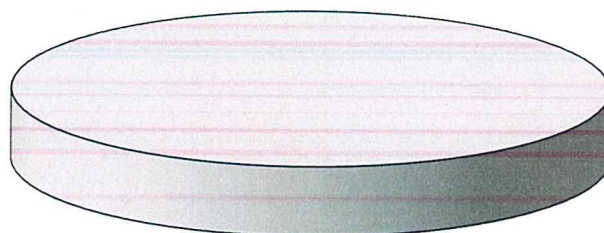
Water & Sewer Expenses



INVESTMENT SCHEDULE:

A schedule of investments is included in your packet for period ended December 31, 2019.

Investment Summary



Money Markets
100%

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GENERAL FUND

The General Fund is used to account for resources traditionally associated with government which are not legally required to be accounted for in another fund.

City of Mansfield, Texas

Comparative Statement of Net Position - General Fund
January 31, 2020 and 2019 (Unaudited)

<u>ASSETS</u>	<u>Fiscal 2020</u>	<u>Fiscal 2019</u>
Cash and Investments	\$ 40,020,794	\$ 34,170,311
Receivables:		
Current Year Taxes	3,742,139	3,122,925
Delinquent Taxes (Net of Allowance of \$1,325,220)	-	-
Accounts (Net of Allowance of \$210,926)	2,624,405	2,331,423
Ambulance	1,249,680	912,280
Municipal Court	39,338	45,152
Due From Other Funds	558,675	579,916
Capital Assets (net of accumulated depreciation)	434,803,657 *	424,290,267
Total Assets	\$ 483,038,688	\$ 465,452,274
<u>DEFERRED OUTFLOW OF RESOURCES</u>		
Deferred Pension Contributions	\$ 3,289,904	\$ 3,089,869
Deferred OPEB Contributions	31,975	1,765,257
Deferred Investment Losses	6,285,867	2,405,981
Deferred Assumption Changes	48,092	56,711
Deferred Actuarial Experience	7,934,328	1,633,349
Deferred Loss on Refunding	2,641,100	2,953,640
Total Deferred Outflows of Resources	20,231,266	11,904,807
Total Assets and Deferred Outflows of Resources	503,269,954	477,357,081
<u>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 478,706	\$ 312,993
Accrued Liabilities	651,993	622,544
Deferred Revenue	5,050,144	4,093,933
Noncurrent liabilities:		
Due within one year	12,572,026 *	12,572,026
Due in more than one year	214,709,154 *	214,709,154
Total Liabilities	233,462,023	232,310,650
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Prepaid Rent	1,493,333	1,493,333
Deferred Assumption Changes	812,491	1,078,995
Deferred Investment Gains	-	5,141,868
Total Deferred Inflows of Resources	2,305,824	7,714,196
FUND BALANCES:		
Invested in capital assets, net of related debt	207,522,477 *	197,009,087
Assigned for deferred outflows/inflows	17,925,442	4,190,611
Unassigned	42,054,188	36,132,537
Total Fund Balances	267,502,107	237,332,235
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	\$ 503,269,954	\$ 477,357,081

* Current year presentation only, does not include current year depreciation expense.

* Does not conform with Generally Accepted Accounting Principals or Governmental Accounting Standards

*For presentation purposes the capital assets and outstanding debt of the Governmental Funds have been consolidated into the General Operating Fund of the City.

City of Mansfield, Texas

Summary Statement of Activities for the Month and Four Months
Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 POSITIVE (NEGATIVE) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
REVENUES:							
Taxes	\$ 17,629,760	\$ 11,139,037	\$ 41,559,304	\$ 33,988,727	\$ 56,604,930	\$ (15,045,626)	73.42%
License And Permits	119,791	137,336	514,475	650,697	2,017,962	(1,503,487)	25.49%
Grant Revenue	-	-	88,658	3,170	360,058	(271,400)	24.62%
Charges For Services	648,304	423,535	2,071,980	1,771,331	4,809,317	(2,737,337)	43.08%
Fines And Fees	63,413	201,521	343,309	859,905	1,276,409	(933,100)	26.90%
Interest Earnings	34,395	49,027	152,962	179,021	518,726	(365,764)	29.49%
Contributions	-	-	-	-	-	-	0.00%
Miscellaneous	98,342	40,819	264,397	210,271	754,257	(489,860)	35.05%
Total Revenues	18,594,005	11,991,275	44,995,085	37,663,122	66,341,659	(21,346,574)	67.82%
EXPENDITURES:							
General Government	1,529,047	2,172,176	4,781,371	4,961,012	18,204,175	13,422,804	26.27%
Public Safety	3,916,017	2,740,143	12,603,186	11,100,824	35,963,660	23,360,474	35.04%
Public Works	344,546	235,177	958,013	811,227	4,915,637	3,957,624	19.49%
Community Development	375,608	236,243	1,308,744	1,078,035	4,733,179	3,424,435	27.65%
Total Expenditures	6,165,218	5,383,739	19,651,314	17,951,098	63,816,651	44,165,337	30.79%
EXCESS REVENUES OVER(UNDER) EXPENDITURES	12,428,787	6,607,536	25,343,771	19,712,024	2,525,008		
OTHER FINANCING SOURCES (USES)							
Reserve/Contingency	-	-	(21,516)	-	(105,861)	84,345	0.00%
Sale of Capital Assets, net	-	-	-	-	-	-	0.00%
Financing, net	-	-	-	-	-	-	0.00%
Sources	-	-	-	-	1,905,711	(1,905,711)	0.00%
(Uses)	-	-	(677,373)	(608,459)	(4,324,858)	3,647,485	15.66%
Total Other Financing Sources (Uses)	-	-	(698,889)	(608,459)	(2,525,008)	1,826,119	15.66%
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	12,428,787	6,607,536	24,644,882	19,103,565	(0)		
FUND BALANCE							
BEGINNING	29,625,401	29,525,001	17,409,306	17,028,972	17,409,306		
ENDING	\$ 42,054,188	\$ 36,132,537	\$ 42,054,188	\$ 36,132,537	\$ 17,409,306		

City of Mansfield, Texas

Statement of Activities - Budget and Actual - General Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 POSITIVE (NEGATIVE) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
REVENUES:							
Taxes-Current	\$ 15,429,184	\$ 9,560,575	\$ 35,595,858	\$ 28,959,714	\$ 39,250,842	\$ (3,654,984)	90.69%
Taxes-Prior	20,698	(6,390)	122,865	57,474	174,144	(51,279)	70.55%
Gas Royalty Income	235,023	3,827	424,698	4,306	479,458	(54,760)	88.58%
Franchise Taxes	290,610	206,530	390,350	281,851	3,350,552	(2,960,202)	11.65%
Sales Taxes	1,541,900	1,289,895	4,877,045	4,404,759	12,971,783	(8,094,738)	37.60%
Mix Drink Taxes	55,570	52,131	55,570	105,338	196,091	(140,521)	28.34%
Delinquent P& I	56,775	32,469	92,918	175,285	182,060	(89,142)	51.04%
Total Taxes	17,629,760	11,139,037	41,559,304	33,988,727	56,604,930	(15,045,626)	73.42%
LICENSE & PERMITS							
Building Permits	85,837	106,174	377,688	518,639	1,476,142	(1,098,454)	25.59%
Other Lic/Permits	33,954	31,162	136,787	132,058	541,820	(405,033)	25.25%
Total License & Permits	119,791	137,336	514,475	650,697	2,017,962	(1,503,487)	25.49%
GRANT REVENUE							
	-	-	88,658	3,170	360,058	(271,400)	24.62%
CHARGES FOR SERVICES							
Sanitation	350,608	288,005	1,207,017	1,045,546	3,046,069	(1,839,052)	39.63%
Ambulance Services	136,057	125,794	539,317	437,219	1,442,377	(903,060)	37.39%
Fines & Fees-Engineering	161,639	9,736	325,646	288,566	320,871	4,775	101.49%
Total Charges For Services	648,304	423,535	2,071,980	1,771,331	4,809,317	(2,737,337)	43.08%
FINES & FEES							
Fines & Fees-Court	54,151	67,731	262,515	303,994	909,218	(646,703)	28.87%
Fines & Fees-Other	9,262	133,790	80,794	555,911	367,191	(286,397)	22.00%
Total Fines & Fees	63,413	201,521	343,309	859,905	1,276,409	(933,100)	26.90%
INTEREST EARNINGS							
	34,395	49,027	152,962	179,021	518,726	(365,764)	29.49%
MISCELLANEOUS							
Certificate Of Occupancy	900	1,140	3,840	4,320	13,976	(10,136)	27.48%
Mowing	2,115	334	3,760	4,266	-	3,760	0.00%
Sale Of Property	990	-	5,412	349	46,749	(41,337)	11.58%
Zoning Fees	3,600	2,500	28,662	17,000	101,583	(72,921)	28.22%
Plat Fees	2,930	7,940	13,425	31,825	57,541	(44,116)	23.33%
Miscellaneous	87,807	28,905	209,298	152,511	534,408	(325,110)	39.16%
Total Miscellaneous	98,342	40,819	264,397	210,271	754,257	(489,860)	35.05%
Total Revenues	\$ 18,594,005	\$ 11,991,275	\$ 44,995,085	\$ 37,663,122	\$ 66,341,659	\$ (21,346,574)	67.82%

City of Mansfield, Texas

Statement of Activities - Budget and Actual - General Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 POSITIVE (NEGATIVE) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
EXPENDITURES:							
GENERAL GOVERNMENT							
Non-departmental	\$ 148,288	\$ 1,127,928	\$ 429,421	\$ 1,408,634	\$ 4,838,704	\$ 4,409,283	8.87%
City Council	5,583	2,875	48,040	48,198	155,552	107,512	30.88%
Administration	93,954	56,711	297,826	242,147	1,180,844	883,018	25.22%
Legal	86,179	40,597	192,577	173,378	761,499	568,922	25.29%
Human Resources	69,509	55,914	248,221	256,696	746,033	497,812	33.27%
Finance	64,536	61,175	193,985	210,253	651,949	457,964	29.75%
Accounting	48,442	30,278	163,653	145,044	488,438	324,785	33.51%
Purchasing	9,733	6,178	35,933	30,035	100,181	64,248	35.87%
Tax Collection	57,360	118,593	319,901	128,496	350,008	30,107	91.40%
Information Technology	87,380	119,894	272,439	252,643	911,052	638,613	29.90%
Sanitation	260,715	231,327	751,242	656,715	2,672,059	1,920,817	28.11%
Budget	10,107	6,521	31,103	25,856	101,583	70,480	30.62%
City Secretary	54,750	37,353	174,288	150,518	510,742	336,454	34.12%
Planning Administration	120,065	66,489	378,851	269,466	1,169,631	790,780	32.39%
Construction Codes Boards	250	4,708	50,288	6,072	41,775	(8,513)	120.38%
Planning/Zoning Comm	705	267	5,248	3,267	13,177	7,929	39.83%
Engineering	51,482	31,504	140,646	112,069	364,218	223,572	38.62%
Historic Landmark	77	-	409	121	4,005	3,596	10.22%
Development Services	21,282	1,273	63,918	85,881	194,454	130,536	32.87%
Building Inspection	124,791	69,042	360,744	273,545	1,158,350	797,606	31.14%
Board of Adjustments	116	144	414	535	2,818	2,404	14.68%
Code Compliance	61,910	39,674	203,004	166,444	619,763	416,759	32.76%
Building Maintenance	151,833	63,731	419,220	314,999	1,167,340	748,120	35.91%
Total	1,529,047	2,172,176	4,781,371	4,961,012	18,204,175	13,422,804	26.27%
PUBLIC SAFETY							
Police Administration	264,963	98,209	809,719	601,258	1,501,441	691,722	53.93%
Communications	306,608	149,577	1,140,393	989,008	2,896,022	1,755,629	39.38%
Patrol	981,500	653,364	3,050,213	2,647,650	9,337,449	6,287,236	32.67%
CID And Narcotics	325,684	205,614	1,073,893	833,682	3,139,641	2,065,748	34.20%
Animal Control	65,668	50,215	232,743	207,108	724,808	492,065	32.11%
CVE Traffic Enforcement	30,516	113,257	97,010	211,814	321,811	224,801	30.14%
Traffic Enforcement	57,971	43,046	182,514	153,703	604,214	421,700	30.21%
K-9 Patrol	19,663	10,913	56,218	45,100	168,820	112,602	33.30%
COPS	41,704	41,565	141,831	246,933	704,875	563,044	20.12%
Municipal Court	73,830	59,898	249,170	244,060	673,063	423,893	37.02%
Training	34,597	30,137	121,619	98,975	425,081	303,462	28.61%
Police Grant Expenditures	62,160	29,750	158,749	126,180	404,842	246,093	39.21%
Fire Administration	123,586	185,874	430,711	580,821	1,181,188	750,477	36.46%
Fire Prevention	114,670	55,078	331,869	240,585	909,542	577,673	36.49%
Emergency Management	70,570	72,797	239,139	227,366	632,731	393,592	37.79%
Fire Operations	1,342,327	940,849	4,287,395	3,646,581	12,338,132	8,050,737	34.75%
Total	3,916,017	2,740,143	12,603,186	11,100,824	35,963,660	23,360,474	35.04%
PUBLIC WORKS							
Street Maintenance	344,546	235,177	958,013	792,440	4,915,637	3,957,624	19.49%
Traffic Control	-	-	-	18,787	-	-	0.00%
Total	344,546	235,177	958,013	811,227	4,915,637	3,957,624	19.49%

City of Mansfield, Texas

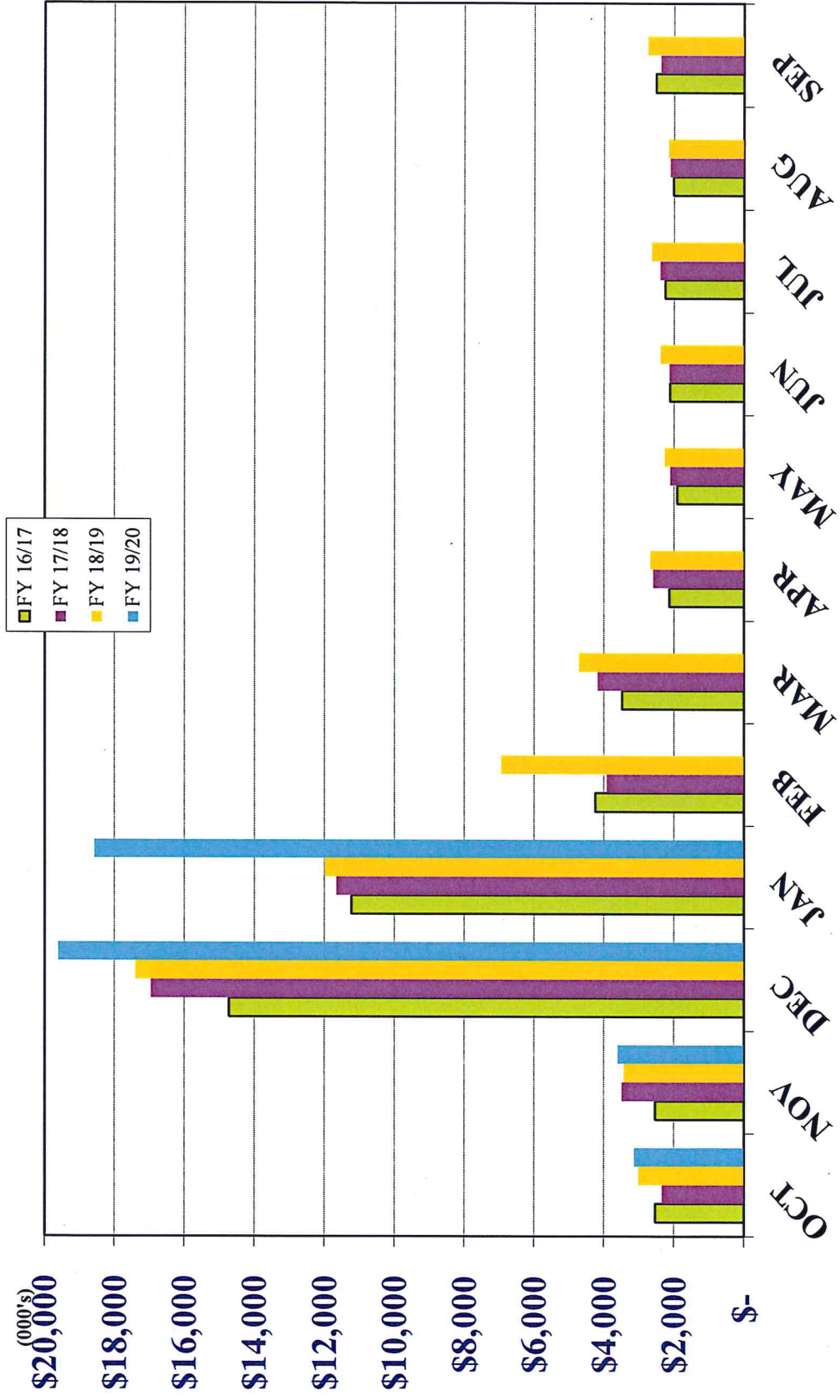
Statement of Activities - Budget and Actual - General Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 POSITIVE (NEGATIVE) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
COMMUNITY SERVICES							
Parks & Recreation Operations	156,342	102,248	567,691	484,170	2,225,542	1,657,851	25.51%
Communications & Marketing	30,193	21,914	96,622	95,427	311,737	215,115	30.99%
Downtown Parking	298	643	2,679	3,594	-	(2,679)	0.00%
Senior Citizens	30,151	20,332	96,585	89,986	306,565	209,980	31.51%
Cultural Services	42,268	23,420	159,543	127,721	502,654	343,111	31.74%
Library	116,356	67,686	385,624	277,137	1,386,681	1,001,057	27.81%
Grant Expenditures	-	-	-	-	-	-	0.00%
Total	375,608	236,243	1,308,744	1,078,035	4,733,179	3,424,435	27.65%
TOTAL EXPENDITURES	\$ 6,165,218	\$ 5,383,739	\$ 19,651,314	\$ 17,951,098	\$ 63,816,651	\$ 44,165,337	30.79%
EXCESS REVENUES OVER(UNDER) EXPENDITURES	12,428,787	6,607,536	25,343,771	19,712,024	2,525,008		
OTHER FINANCING SOURCES (USES)							
SOURCES:							
Utility Fund-Transfer	-	-	-	-	1,667,461	(1,667,461)	0.00%
MEDC - Transfer	-	-	-	-	238,250	(238,250)	0.00%
TIF #1 - Transfer	-	-	-	-	-	-	0.00%
Bond Proceeds	-	-	-	-	-	-	0.00%
Premuims on Bond Issuance	-	-	-	-	-	-	0.00%
Sale of Capital Assets, net	-	-	-	-	-	-	0.00%
Total Other Financing Sources	-	-	-	-	1,905,711	(1,905,711)	0.00%
(USES):							
Land	-	-	-	-	-	-	0.00%
MPFDC	-	-	-	-	(444,100)	444,100	0.00%
Transfers	-	-	-	-	(2,590,490)	2,590,490	0.00%
PFA Insurance	-	-	(677,373)	(608,459)	(719,068)	41,695	94.20%
Economic Incentives	-	-	-	-	(571,200)	571,200	0.00%
Discount on Bond Issuance	-	-	-	-	-	-	0.00%
Bond Issuance Costs	-	-	-	-	-	-	0.00%
Reserve/Contingency	-	-	(21,516)	-	(105,861)	84,345	20.32%
Total Other Financing Uses	-	-	(698,889)	(608,459)	(4,430,719)	3,731,830	15.77%
Total Other Financing Sources (Uses)	-	-	(698,889)	(608,459)	(2,525,008)	1,826,119	
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	12,428,787	6,607,536	24,644,882	19,103,565	(0)		
UNRESERVED FUND BALANCE BEGINNING	29,625,401	29,525,001	17,409,306	17,028,972	17,409,306		
ENDING	\$ 42,054,188	\$ 36,132,537	\$ 42,054,188	\$ 36,132,537	\$ 17,409,306		



CITY OF MANSFIELD

General Fund - Total Revenues





CITY OF MANSFIELD

General Fund - Total Expenditures

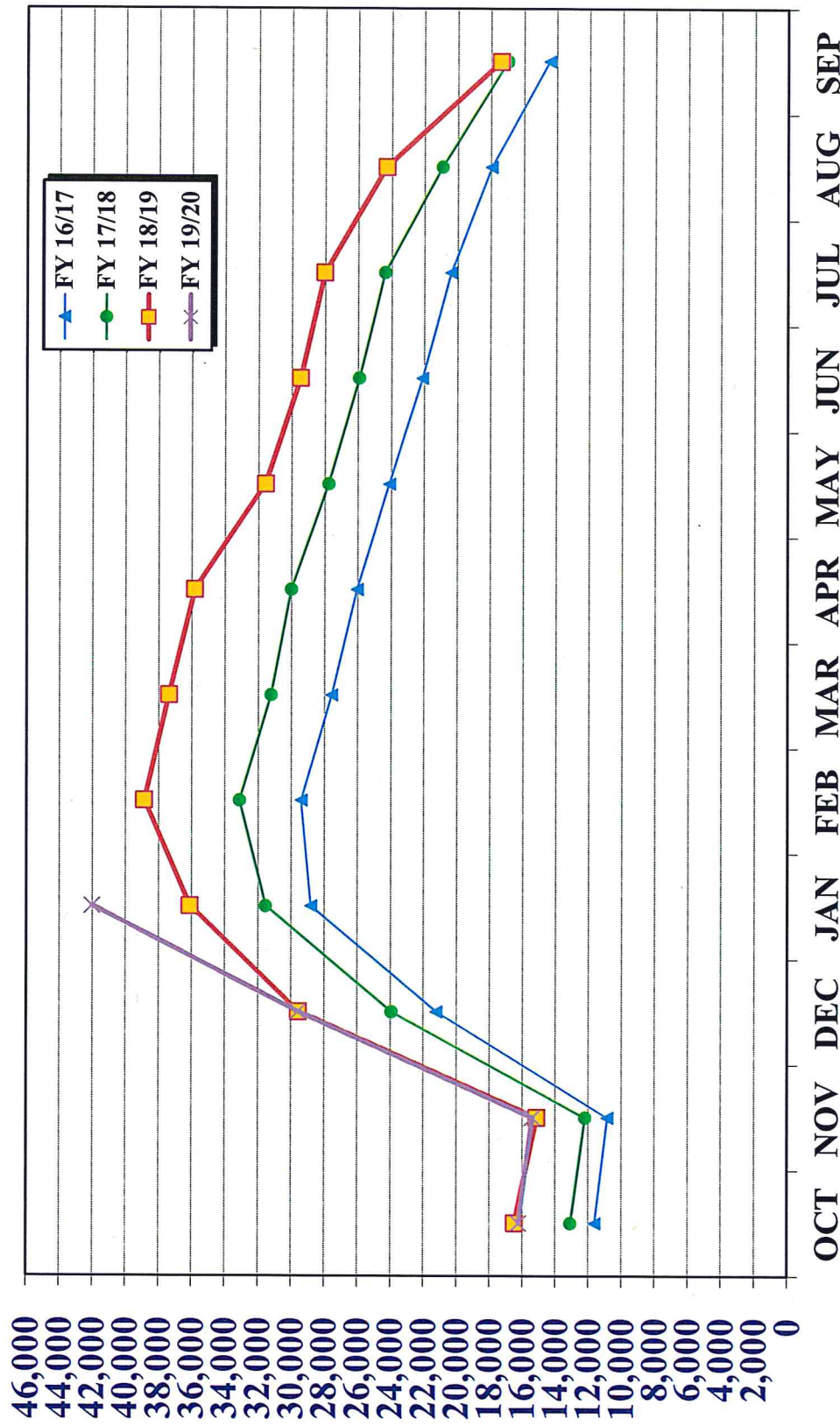




CITY OF MANSFIELD

General Fund - Fund Balance

(000's)



SPECIAL REVENUE FUNDS

The Special Revenue Funds are used to account for specific revenues that are legally restricted to expenditure for particular purposes defined by the City.

The TIF Number One Fund or Tax Incremental Financing Fund Number One is used to account for taxes generated in the designated TIF Zone. These taxes will be used to reimburse developers for infrastructure costs.

The TIF Number Two Fund or Tax Incremental Financing Fund Number Two is used to account for taxes generated in the designated TIF Zone. These taxes will be used to revitalize the downtown area of Mansfield. The revitalization will come through the use of public funds for public improvements in the area.

The Tree Mitigation Fund is used to account for the funds paid by developers to restore and maintain trees in the City of Mansfield.

The Hotel/Motel Fund is used to account for the occupancy taxes generated from the local hotels that are used to promote the City of Mansfield and events in the City that further promote hotel stays.

The Mansfield Parks Facility Development Corporation Fund – This fund is used to account for the construction and development of sports and recreation facilities, equipment, and miscellaneous improvements to the City's Park System. These projects will be financed through sales tax supported bonds.

The Mansfield Economic Development Corporation Fund – This fund is used to account for the ½ cent Sales Tax used for the promotion of Economic Development within the City.

The Southpointe Public Improvement District (PID) Fund – This fund is used to account for the improvement or maintenance within a defined area.

City of Mansfield, Texas

Comparative Statement of Net Position - Tax Increment Reinvestment Zone Fund Number One
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 3,716,415	\$ 2,695,561
Due From Other Funds	24,581	24,581
Total Assets	<u>\$ 3,740,996</u>	<u>\$ 2,720,142</u>
<u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 769,745	\$ 867,572
Retainage Payable	-	-
Total Liabilities	<u>769,745</u>	<u>867,572</u>
FUND BALANCES:		
Fund Balance	2,963,075	2,148,721
Excess Revenues Over Expenditures	<u>8,176</u>	<u>(296,151)</u>
Total Fund Balances	<u>2,971,251</u>	<u>1,852,570</u>
Total Liabilities And Fund Balances	<u>\$ 3,740,996</u>	<u>\$ 2,720,142</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - TIRZ Number One Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
<u>REVENUES:</u>				
Taxes, Penalties, And Interest	\$ -	\$ -	-	-
Interest Income	1,946	2,938	8,176	11,026
Total Revenues	1,946	2,938	8,176	11,026
<u>EXPENDITURES:</u>				
General Government	-	-	-	307,177
Debt Service -	-	-	-	-
Principal Retirement	-	-	-	-
Interest	-	-	-	-
Lease Payments	-	-	-	-
Bond Issuance Cost	-	-	-	-
Fiscal Charges	-	-	-	-
Total Expenditures	-	-	-	307,177
Excess Of Revenues Over (Under) Expenditures	1,946	2,938	8,176	(296,151)
<u>OTHER FINANCING SOURCES (USES)</u>				
Transfers Out	-	-	-	-
Bonds Issued	-	-	-	-
Premium on Bonds Issued	-	-	-	-
Discounts on Bonds Issued	-	-	-	-
Payment to Refunded Bond Escrow Agent	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
Net Change in Fund Balances	1,946	2,938	8,176	(296,151)
FUND BALANCE, BEGINNING	2,969,305	1,849,632	2,963,075	2,148,721
FUND BALANCE, ENDING	\$ 2,971,251	\$ 1,852,570	\$ 2,971,251	\$ 1,852,570

City of Mansfield, Texas

Comparative Balance Sheet - Tax Increment Reinvestment Zone Fund Number Two
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 301,882	\$ -
Construction in Progress	-	-
Total Assets	<u>\$ 301,882</u>	<u>\$ -</u>
<u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ 128,269
Due To Other Funds	558,010	558,010
Retainage Payable	-	-
Total Liabilities	<u>558,010</u>	<u>686,279</u>
FUND BALANCES:		
Fund Balance	(256,128)	(368,784)
Excess Revenues Over Expenditures	-	(317,495)
Total Fund Balances	<u>(256,128)</u>	<u>(686,279)</u>
Total Liabilities And Fund Balances	<u>\$ 301,882</u>	<u>\$ -</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - TIRZ Number Two Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
<u>REVENUES:</u>				
Taxes, Penalties, And Interest	\$ -	\$ -	\$ -	\$ -
Interest Income	-	-	-	-
Total Revenues	-	-	-	-
<u>EXPENDITURES:</u>				
General Government	-	-	-	317,495
Debt Service -	-	-	-	-
Principal Retirement	-	-	-	-
Interest	-	-	-	-
Lease Payments	-	-	-	-
Bond Issuance Cost	-	-	-	-
Fiscal Charges	-	-	-	-
Total Expenditures	-	-	-	317,495
Excess Of Revenues Over (Under) Expenditures	-	-	-	(317,495)
<u>OTHER FINANCING SOURCES (USES)</u>				
Transfers In / (Out)	-	-	-	-
Premium on Bonds Issued	-	-	-	-
Discounts on Bonds Issued	-	-	-	-
Payment to Refunded Bond Escrow Agent	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
Net Change in Fund Balances	-	-	-	(317,495)
FUND BALANCE, BEGINNING	(256,128)	(686,279)	(256,128)	(368,784)
FUND BALANCE, ENDING	<u>\$ (256,128)</u>	<u>\$ (686,279)</u>	<u>\$ (256,128)</u>	<u>\$ (686,279)</u>

City of Mansfield, Texas

Commitments or Performance Agreements
to be Paid from TIRZ Revenue (if produced):

January 31, 2020 (unaudited)

	TIRZ #1	TIRZ #2	
Southpointe Phase I - \$5,000,000	\$5,000,000		
Southpointe Phase II - \$14,500,000	\$9,331,250		
HEB - \$1,964,800 + 400,000	\$2,364,800		
Stillwater - \$1,934,540	\$1,934,540		
Sowell - \$1,541,115	\$1,149,558		
Kroger - \$1,421,696	\$769,745		
Land		\$962,133	*
Lofts - \$1,229,396		\$1,229,396	
Restaurant Tacos & Avocados		\$558,010	**
	\$20,549,893	\$2,749,539	

* Series of land transactions paid for by General Fund

** Paid for by General Fund – Forgivable loan

City of Mansfield, Texas

Comparative Statement of Net Position - Tree Mitigation Fund
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 27,612	\$ 27,068
Inventory	-	-
Total Assets	<u>\$ 27,612</u>	<u>\$ 27,068</u>
<u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Accrued Liabilities	-	-
Total Liabilities	<u>-</u>	<u>-</u>
FUND BALANCES:		
Fund Balance	27,461	26,891
Excess Revenues Over Expenditures	151	177
Total Fund Balances	<u>27,612</u>	<u>27,068</u>
Total Liabilities And Fund Balances	<u>\$ 27,612</u>	<u>\$ 27,068</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Tree Mitigation Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
<u>REVENUES:</u>				
Tree Mitigation Fee	\$ -	\$ -	\$ -	\$ -
Interest Income	34	48	151	177
Total Revenues	34	48	151	177
<u>EXPENDITURES:</u>				
Administrative Services	-	-	-	-
Contractual Services	-	-	-	-
Other Equipment	-	-	-	-
Total Expenditures	-	-	-	-
Excess Of Revenues Over (Under) Expenditures	34	48	151	177
<u>OTHER FINANCING SOURCES (USES)</u>				
Refunding Bonds Issued	-	-	-	-
Premium on Bonds Issued	-	-	-	-
Discounts on Bonds Issued	-	-	-	-
Payment to Refunded Bond Escrow Agent	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
Net Change in Fund Balances	34	48	151	177
FUND BALANCE, BEGINNING	27,578	27,020	27,461	26,891
FUND BALANCE, ENDING	\$ 27,612	\$ 27,068	\$ 27,612	\$ 27,068

City of Mansfield, Texas

Comparative Statement of Net Position - Hotel/Motel Occupancy Tax Fund
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 1,015,385	\$ 949,354
Accounts Receivable	2,585	2,012
Total Assets	<u>\$ 1,017,970</u>	<u>\$ 951,366</u>
<u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accrued Liabilities	\$ 10,238	\$ 2,432
Total Liabilities	<u>10,238</u>	<u>2,432</u>
FUND BALANCES:		
Fund Balance	992,477	955,484
Excess Revenues Over Expenditures	15,255	(6,553)
Total Fund Balances	<u>1,007,732</u>	<u>948,931</u>
Total Liabilities And Fund Balances	<u>\$ 1,017,970</u>	<u>\$ 951,363</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Hotel/Motel Occupancy Tax Fund
For the Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 OVER (UNDER) BUDGET	FY19 PERCENT COLLECTED TO BUDGET
REVENUES:							
Hotel Occupancy Tax	\$ 166,631	\$ 149,526	\$ 166,631	\$ 149,660	\$ 791,563	\$ (624,932)	21.05%
Miscellaneous Income	3,357	3,349	8,540	8,159	-	8,540	0.00%
Total Revenues	169,988	152,875	175,171	157,819	791,563	(616,392)	22.13%
EXPENDITURES:							
Mansfield Historical Society	-	710	-	3,525	-	-	0.00%
Mansfield Invitational	20,000	15,000	20,000	15,000	55,000	(35,000)	36.36%
The LOT	-	9,950	5,514	28,439	75,000	(69,486)	7.35%
Mansfield Rotary Club	-	-	-	-	-	-	0.00%
Farr Best Theater	132	68	231	122	-	231	0.00%
Discover Historic Mansfield	-	-	-	-	-	-	0.00%
Mansfield Tourism	33,070	21,081	114,757	111,680	390,000	(275,243)	29.42%
Pickled Mansfield Society	-	-	-	-	36,000	(36,000)	0.00%
Mansfield Comm Theater - Mainstage	-	-	-	-	-	-	0.00%
Mansfield Police Dept. - Electronic Signage	-	-	-	-	-	-	0.00%
Mansfield Police Dept. - Explorer Competition	-	-	-	-	10,000	(10,000)	0.00%
Mansfield Commission for the Arts	-	658	-	606	40,000	(40,000)	0.00%
Historic Landmark Commission	-	-	4,395	-	10,000	(5,605)	43.95%
Applause Concert Series	-	-	-	-	-	-	0.00%
Desert Love Film Festival	-	5,000	-	5,000	-	-	0.00%
Man House Museum	548	-	2,769	-	50,000	(47,231)	5.54%
Tommy King Foundation	12,250	-	12,250	-	30,000	(17,750)	40.83%
Sister Cities Celebration	-	-	-	-	10,000	(10,000)	0.00%
Friends of the Library	-	-	-	-	5,000	(5,000)	0.00%
Wayfinding Program	-	-	-	-	-	-	0.00%
Reserve	-	-	-	-	80,563	(80,563)	0.00%
Total Expenditures	66,000	52,467	159,916	164,372	791,563	(631,647)	20.20%
Excess Of Revenues Over (Under) Expenditures	103,988	100,408	15,255	(6,553)			
FUND BALANCE, BEGINNING	903,744	848,523	992,477	955,484			
FUND BALANCE, ENDING	\$ 1,007,732	\$ 948,931	\$ 1,007,732	\$ 948,931			

City of Mansfield, Texas

Comparative Budget and Cash Analysis - Hotel/Motel Occupancy Tax Fund
For the Four Months Ended January 31, 2019 (Unaudited)

	Budgeted Request	FY20 Amount To Date	Available Budget	FY20 PERCENT COLLECTED TO BUDGET
REVENUES:				
Hotel Occupancy Tax	\$ 791,563	\$ 166,631	\$ 624,932	21.05%
Rental of Facilities	-	-	-	0.00%
Interest Income	-	8,540	(8,540)	-
Total Revenues	791,563	175,171	616,392	22.13%
EXPENDITURES:				
Mansfield Historical Society	-	-	-	0.00%
Mansfield Invitational	55,000	20,000	35,000	36.36%
The LOT	75,000	5,514	69,486	7.35%
Discover Historic Mansfield - Farr Best Concerts	-	231	(231)	0.00%
Mansfield Tourism	390,000	114,757	275,243	29.42%
Pickled Mansfield Society	36,000	-	36,000	0.00%
Manfield Police Dept.	10,000	-	10,000	0.00%
Mansfield Commission for the Arts	40,000	-	40,000	0.00%
Historic Landmark Commission	10,000	4,395	5,605	43.95%
Desert Love Film Festival	-	-	-	0.00%
Man House Museum	50,000	2,769	47,231	5.54%
Tommy King Foundation	30,000	12,250	17,750	40.83%
Sister Cities Celebration	10,000	-	10,000	0.00%
Friends of the Library	5,000	-	5,000	0.00%
Reserve	80,563	-	80,563	0.00%
Total Expenditures	791,563	159,916	631,646	20.20%
Revenues / (Expenditures)	-	15,255	(15,254)	

SUPPLEMENTAL INFORMATION: CASH ANALYSIS

Beginning Cash Balance for Fiscal Year 2020	1,000,130
Plus: FY2020 Cash Collections	175,171
Less: FY2020 Cash Expenditures	(159,916)
Cash Balance as of January 31, 2020	1,015,385
Remaining Hotel/Motel Occupancy Funds to Collect	624,932
Remaining Hotel/Motel Occupancy Funds to Expend	(631,646)
Projected Cash Balance at September 30, 2020	1,008,671

City of Mansfield, Texas

Comparative Statement of Net Position - Mansfield Parks Facilities Development Corporation
January 31, 2020 and 2019 (Unaudited)

<u>ASSETS:</u>	<u>2020</u>	<u>2019</u>
Cash And Investments	\$ 3,764,559	\$ 5,400,256
Restricted Cash and Investments	3,369,654	3,630,642
Receivables:		
Accounts	1,026,841	903,866
Prepays	-	-
Total Assets	<u>\$ 8,161,054</u>	<u>\$ 9,934,764</u>
<u>LIABILITIES & FUND BALANCES:</u>		
LIABILITIES:		
Accounts Payable	\$ 194,569	\$ 22,955
Retainage Payable	174,370	-
Other Liabilities	1,000,000	1,000,009
Deferred Revenue	<u>1,749,205</u>	<u>1,819,315</u>
Total Liabilities	<u>3,118,144</u>	<u>2,842,279</u>
FUND BALANCES:		
Fund Balance	4,943,996	6,312,486
Excess Revenues Over (Under)		
Expenditures	<u>98,914</u>	<u>581,999</u>
Total Fund Balances	<u>5,042,910</u>	<u>6,894,485</u>
Total Liabilities And Fund Balances	<u>\$ 8,161,054</u>	<u>\$ 9,736,764</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Mansfield Parks Facilities Development Corporation
- For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ADOPTED BUDGET	FY19 OVER (UNDER) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
REVENUES:							
Sales Tax Revenue	\$ 506,424	\$ 381,096	\$ 1,380,912	\$ 1,149,154	\$ 3,326,031	\$ (1,945,119)	41.52%
Contributions	11,514	-	13,234	28,571	68,026	(54,792)	19.45%
Interest Earnings	8,332	12,174	35,782	45,340	50,000	(14,218)	71.56%
Other Income	2,229	1,469	11,821	2,156	-	11,821	0.00%
MAC Revenue	44,914	44,915	187,810	167,450	603,000	(415,190)	31.15%
Lease Royalties	49,355	186,530	186,679	337,627	1,468,226	(1,281,547)	12.71%
Park Land Dedication Revenue	11,250	52,250	171,750	144,500	725,000	(553,250)	23.69%
Total Revenues	634,018	678,434	1,987,988	1,874,798	6,240,283	(4,252,295)	31.86%
EXPENDITURES:							
Administration	543,709	121,114	1,040,021	408,255	1,971,632	(931,611)	52.75%
Field Operations	63,149	53,325	195,110	197,751	726,518	(531,408)	26.86%
Community Park Operations	71,458	55,518	248,922	252,198	1,133,272	(884,350)	21.96%
Nature Education Operations	13,774	7,979	42,362	35,346	163,883	(121,521)	25.85%
Recreational Center	80,103	59,306	257,989	231,194	911,955	(653,966)	28.29%
Neighborhood Park Operations	13,062	4,459	46,345	19,958	243,699	(197,354)	19.02%
Athletic Complex	-	-	-	-	-	-	0.00%
Rose Park	-	-	-	-	-	-	0.00%
Oliver Nature Park	-	-	-	-	-	-	0.00%
McClendon Park	-	-	-	-	-	-	0.00%
Chandler Park	-	-	-	-	-	-	0.00%
Linear Park	-	-	-	-	-	-	0.00%
Hardy Allmon Park	-	-	-	-	-	-	0.00%
Neighborhood Parks	-	-	-	-	-	-	0.00%
Projects	-	-	-	-	-	-	0.00%
Quadrants	-	-	-	-	-	-	0.00%
Non-Departmental	11,024	88,748	58,325	135,679	1,533,424	(1,475,099)	3.80%
Total Expenditures	796,279	390,449	1,889,074	1,280,381	6,684,383	(4,795,309)	28.26%
EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES	(162,261)	287,985	98,914	594,417	(444,100)	543,014	-22.27%
OTHER FINANCING SOURCES (USES):							
Operating Transfers In	-	-	-	-	444,100	-	0.00%
Operating Transfers (Out)	-	-	-	(12,418)	-	-	0.00%
Cash Reserves	-	-	-	-	-	-	0.00%
Bond Proceeds	-	-	-	-	-	-	0.00%
Premium on Bonds issued	-	-	-	-	-	-	0.00%
Discounts on Bond issued	-	-	-	-	-	-	0.00%
Total Other Financing Sources (Uses)	-	-	-	(12,418)	444,100	-	0.00%
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER EXPENDITURES AND OTHER FINANCING USES	(162,261)	287,985	98,914	581,999			
FUND BALANCE, BEGINNING	5,205,171	6,606,500	4,943,996	6,312,486			
FUND BALANCE, ENDING	\$ 5,042,910	\$ 6,894,485	\$ 5,042,910	\$ 6,894,485			

City of Mansfield, Texas

Comparative Statement of Net Position - Mansfield Economic Development Corporation
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 4,308,295	\$ 2,320,084
Accounts Receivable	771,260	645,725
Restricted Assets:		
Cash and Investments, Projects	6,504,352	5,984,003
Fixed Assets (net of accumulated depreciation)	10,362,136	11,097,815
Total Assets	<u>\$ 21,946,043</u>	<u>\$ 20,047,627</u>
<u>LIABILITIES AND NET ASSETS</u>		
LIABILITIES:		
Accounts Payable	\$ 3,698	\$ 1,299
Accrued Liabilities	77,313	67,546
Retainage Payable	0	163,495
Bonds Payable	25,170,000	26,775,000
Unamortized Discounts on Bonds	(165,474)	(178,868)
Unamortized Premiums	1,097,410	1,164,062
Deferred Amount on Refunding	(120,383)	(148,163)
Contract Commitments	10,897,663 *	9,175,595
Total Liabilities	<u>36,960,227</u>	<u>37,019,966</u>
NET ASSETS:		
Restricted	6,504,352	5,984,003
Unassigned	(21,518,536)	(22,956,342)
Total Net Assets	<u>(15,014,184)</u>	<u>(16,972,339)</u>
Total Liabilities & Net Assets	<u>\$ 21,946,043</u>	<u>\$ 20,047,627</u>

*Does not conform with Generally Accepted Accounting Principals or Governmental Accounting Standards
This is the GASB 34 presentation and is different from the fund level presentation per GAAP.

City of Mansfield, Texas

Mansfield Economic Development Corporation Statement of Activities
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
OPERATING REVENUES:				
Sales Tax Revenue	\$ 770,950	\$ 643,962	\$ 2,438,523	\$ 2,201,394
Gas Royalties	-	-	-	-
Miscellaneous	-	-	-	10,919
Rental Of Facilities	-	-	-	-
Total Operating Revenues	770,950	643,962	2,438,523	2,212,313
OPERATING EXPENDITURES:				
Administration	60,666	39,914	197,239	157,854
Promotions	9,845	3	21,021	9,986
Retention	-	51	7,082	3,334
Development Plan	-	-	-	-
Projects	373,031	1,169,359	607,966	1,684,392
Non-Departmental	1,521	12,813	6,270	15,803
Depreciation	259	518	1,028	1,028
Total Operating Expenditures	445,322	1,222,658	840,606	1,872,397
OPERATING INCOME	325,628	(578,696)	1,597,917	339,916
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	5,868	8,612	25,121	32,115
Gain or (loss) on sale of property	-	-	-	(373,211)
Bonds issued	-	-	-	-
Premiums on bonds issued	-	-	-	-
Discounts on bonds issued	-	-	-	-
Amortization	-	-	-	-
Interest and fiscal charges	(455,563)	(578,167)	(457,788)	(580,391)
Total Nonoperating Revenue	(449,695)	(569,555)	(432,667)	(921,487)
INCOME BEFORE OPERATING TRANSFERS	(124,067)	(1,148,251)	1,165,250	(581,571)
OPERATING TRANSFERS:				
Operating Transfers In (Out)	-	-	(25,223)	(23,381)
CHANGE IN NET ASSETS	(124,067)	(1,148,251)	1,140,027	(604,952)
NET ASSETS, BEGINNING	(14,890,117)	(15,824,088)	(5,256,548)	(7,191,792)
NET ASSETS, PROJECTS	- **	-	(10,897,663) **	(9,175,595)
NET ASSETS, ENDING	\$ (15,014,184)	\$ (16,972,339)	\$ (15,014,184)	\$ (16,972,339)

**Project Fund Balance represents funds that have been contractually obligated by the City Council and MEDC. These expenses will be recognized upon realization of the expense.

City of Mansfield, Texas

Comparative Statement of Net Position - Southpointe PID
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 226,371	\$ 91,195
Receivables:		
Current Year PID Assessment	19,248	4,500
Total Assets	<u>\$ 245,619</u>	<u>\$ 95,695</u>
 <u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Deferred Revenue	19,248	4,500
Total Liabilities	<u>19,248</u>	<u>4,500</u>
 FUND BALANCES:		
Fund Balance	2,036	12,700
Excess Revenues Over Expenditures	224,335	78,495
Total Fund Balances	<u>226,371</u>	<u>91,195</u>
 Total Liabilities And Fund Balances	<u>\$ 245,619</u>	<u>\$ 95,695</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Southpointe PID
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
PID Assessment	\$ 59,466	\$ 7,000	\$ 223,946	\$ 78,500
Penalties & Interest	97	-	389	-
Total Revenues	59,563	7,000	224,335	78,500
EXPENDITURES:				
General government	-	5	-	5
Public safety	-	-	-	-
Public works	-	-	-	-
Culture and recreation	-	-	-	-
Total Expenditures	-	5	-	5
Excess Of Revenues Over (Under) Expenditures	59,563	6,995	224,335	78,495
Net Change in Fund Balances	59,563	6,995	224,335	78,495
FUND BALANCE, BEGINNING	166,808	84,200	2,036	12,700
FUND BALANCE, ENDING	\$ 226,371	\$ 91,195	\$ 226,371	\$ 91,195

DEBT SERVICE FUNDS

The Debt Service Funds are used to account for the accumulation of resources and payment of general obligation debt principal and interest from governmental resources and special revenue bond principal and interest from a sales tax levy when the City is obligated in some manner for the payment.

The General Debt Service Fund – The purpose of this fund is to account for the accumulation of resources for and the payment of, principal and interest on the City's general obligation debt payable from a property tax levy with the exception of the MPFDC debt.

The Mansfield Parks Facilities Development Corporation Debt Service Fund – The purpose of this fund is to account for the accumulation of resources for and the payment of, principal and interest on the MPFDC long-term debt from a sales tax levy.

City of Mansfield, Texas

Comparative Statement of Net Position - General Obligation Debt Service
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 17,333,730	\$ 14,865,451
Receivables:		
Current Year Taxes	1,813,021	1,460,184
Delinquent Taxes (Net of Allowance of \$716,257)	-	-
Total Assets	<u>\$ 19,146,751</u>	<u>\$ 16,325,635</u>
 <u>LIABILITIES & FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Deferred Revenue	<u>1,813,021</u>	<u>1,460,184</u>
Total Liabilities	<u>1,813,021</u>	<u>1,460,184</u>
FUND BALANCES:		
Fund Balance	1,697,691	1,288,462
Excess Revenues Over Expenditures	<u>15,636,040</u>	<u>13,576,989</u>
Total Fund Balances	<u>17,333,730</u>	<u>14,865,451</u>
Total Liabilities And Fund Balances	<u>\$ 19,146,751</u>	<u>\$ 16,325,635</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - General Obligation Debt Service
- For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY19 OVER (UNDER) BUDGET	FY19 PERCENT COLLECTED TO BUDGET
<u>REVENUES:</u>							
Taxes, Penalties, And Interest	\$ 5,790,676	\$ 4,455,767	\$ 15,652,958	\$ 13,588,841	\$ 15,416,960	\$ 235,998	101.53%
Miscellaneous	-	\$ -	-	\$ -	-	-	0.00%
Interest Income	645	910	2,827	3,366	-	2,827	0.00%
Total Revenues	5,791,321	4,456,677	15,655,785	13,592,207	15,416,960	238,825	101.55%
<u>EXPENDITURES:</u>							
Debt Service -							
Principal Retirement	-	-	-	-	9,970,000	(9,970,000)	0.00%
Interest	-	-	-	-	5,446,960	(5,446,960)	0.00%
Lease Payments	-	-	-	-	-	-	0.00%
Bond Issuance Cost	-	-	-	9,500	-	-	0.00%
Fiscal Charges	13,975	538	19,746	5,718	-	19,746	0.00%
Total Expenditures	13,975	538	19,746	15,218	15,416,960	(15,397,214)	0.13%
Excess Of Revenues Over (Under) Expenditures	5,777,346	4,456,139	15,636,039	13,576,989			
<u>OTHER FINANCING SOURCES (USES)</u>							
Refunding Bonds Issued	-	-	-	-			
Premium on Bonds Issued	-	-	-	-			
Discounts on Bonds Issued	-	-	-	-			
Payment to Refunded Bond Escrow Agent	-	-	-	-			
Total Other Financing Sources (Uses)	-	-	-	-			
Net Change in Fund Balances	5,777,346	4,456,139	15,636,039	13,576,989			
FUND BALANCE, BEGINNING	11,556,384	10,409,312	1,697,691	1,288,462			
FUND BALANCE, ENDING	\$ 17,333,730	\$ 14,865,451	\$ 17,333,730	\$ 14,865,451			

City of Mansfield, Texas

Comparative Statement of Net Position - Mansfield Parks Facilities Development Corporation Debt Service -
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 901,520	\$ 783,229
Total Assets	<u>\$ 901,520</u>	<u>\$ 783,229</u>
 <u>LIABILITIES AND FUND BALANCES</u>		
LIABILITIES:		
Accrued Interest Payable	\$ 4,650	\$ 4,650
Total Liabilities	<u>4,650</u>	<u>4,650</u>
FUND BALANCES:		
Fund Balance	517,136	522,547
Excess Revenues Over (Under) Expenditures	<u>379,734</u>	<u>256,032</u>
Total Fund Balances	<u>896,870</u>	<u>778,579</u>
Total Liabilities And Fund Balances	<u>\$ 901,520</u>	<u>\$ 783,229</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Mansfield Parks Facilities Development Corporation
- For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ADOPTED BUDGET	FY20 OVER (UNDER) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
<u>REVENUES:</u>							
Taxes, Penalties, And Interest	\$ 263,324	\$ 262,866	\$ 1,053,287	\$ 1,051,465	\$ 3,159,861	\$ (2,106,574)	33.33%
Other Income	-	-	-	-	-	-	0.00%
Total Revenues	263,324	262,866	1,053,287	1,051,465	3,159,861	(2,106,574)	33.33%
<u>EXPENDITURES:</u>							
Debt Service	-	-	-	-	-	-	-
Principal Retirement	-	-	-	-	1,815,000	(1,815,000)	0.00%
Interest And Fiscal Charges	672,433	794,311	673,553	795,433	1,344,861	(671,308)	50.08%
Non-departmental	-	-	-	-	-	-	0.00%
Total Expenditures	672,433	794,311	673,553	795,433	3,159,861	(2,486,308)	21.32%
Excess Of Revenues Over (Under) Expenditures	(409,109)	(531,445)	379,734	256,032			
<u>OTHER FINANCING SOURCES (USES):</u>							
Bond Proceeds	-	-	-	-			
Total Other Financing Sources (Uses)	-	-	-	-			
FUND BALANCE, BEGINNING	1,305,979	1,310,024	517,136	522,547			
FUND BALANCE, ENDING	\$ 896,870	\$ 778,579	\$ 896,870	\$ 778,579			

CAPITAL PROJECTS FUNDS

The Capital Projects Funds are used to account for the acquisition and construction of major capital facilities other than those financed by proprietary funds and trust funds.

The Street Construction Fund – The purpose of this fund is to account for the construction and improvement of various streets in the City. General Obligation Bonds, Certificates of Obligation, and Street Assessments are used to finance the construction.

The Building Construction Fund – The purpose of this fund is to account for the construction of City facilities funded by General Obligation Bonds and Certificates of Obligation.

The Equipment Replacement Fund – The purpose of this fund is used to account for the purchase of capital equipment funded from the issuance of notes through the City of Mansfield Property Finance Authority Corporation or other sources.

The Park Construction Fund – The purpose of this fund is to account for the construction of City facilities funded by Mansfield Park Facilities Development Corporation Sales Tax Revenue Bonds.

City of Mansfield, Texas

Comparative Statement of Net Position - Street & Infrastructure Construction Fund
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 22,494,231	\$ 23,730,165
Receivables	-	846,696
Projects In Process		
Current Year	2,280,709	2,041,052
Prior Year	9,246,790	16,576,708
Total Assets	<u>\$ 34,021,730</u>	<u>\$ 43,194,621</u>
<u>LIABILITIES AND FUND BALANCES</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ 146,881	\$ 146,781
Deposits	1,349	1,349
Retainage Payable	297,903	376,347
Other Liabilities	-	846,696
Total Liabilities	<u>446,133</u>	<u>1,371,173</u>
<u>FUND BALANCES:</u>		
Fund Balance	33,469,149	41,092,314
Excess Revenues Over (Under)		
Expenditures	<u>106,448</u>	<u>731,134</u>
Total Fund Balance	<u>33,575,597</u>	<u>41,823,448</u>
Total Liabilities And Fund Balance	<u>\$ 34,021,730</u>	<u>\$ 43,194,621</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Street Construction Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
Recoveries	\$ -	\$ -	\$ 6,529	\$ -
Contributions	-	-	-	-
Intergovernmental	-	-	-	-
Roadway Impact Fees	-	115,995	234,110	636,551
Interest Income	17,238	25,365	73,741	94,584
Total Revenues	17,238	141,360	314,380	731,135
EXPENDITURES:				
Administrative	167,127	38,172	207,932	178,368
Street Improvements	-	-	-	-
Total Expenditures	167,127	38,172	207,932	178,368
EXCESS OF REVENUES OVER(UNDER) EXPENDITURES	(149,889)	103,188	106,448	552,767
OTHER FINANCING SOURCES (USES):				
Transfers	-	-	-	-
Bond Proceeds	-	-	-	-
Bond Issuance Costs	-	-	-	-
Premiums on Bond Issuance	-	-	-	-
Discounts on Bond Issuance	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER USES	(149,889)	103,188	106,448	552,767
FUND BALANCE, BEGINNING	33,725,486	41,720,260	33,469,149	41,270,681
FUND BALANCE, ENDING	\$ 33,575,597	\$ 41,823,448	\$ 33,575,597	\$ 41,823,448

City of Mansfield, Texas

Comparative Statement of Net Position - Building Construction Fund
January 31, 2020 and 2019 (Unaudited)

	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	\$ 3,537,449	\$ 4,049,874
Construction in Progress	<u>-</u>	<u>-</u>
Total Assets	<u>\$ 3,537,449</u>	<u>\$ 4,049,874</u>
 <u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	\$ 57	\$ -
Due to Other Funds	-	21,241
Retainage Payable	<u>-</u>	<u>241,811</u>
Total Liabilities	<u>57</u>	<u>263,052</u>
 FUND BALANCE:	3,667,344	1,982,110
Excess Revenues Over (Under)		
Expenditures	<u>(129,952)</u>	<u>1,804,712</u>
Total Fund Balance	<u>3,537,392</u>	<u>3,786,822</u>
Total Liabilities And Fund Balance	<u>\$ 3,537,449</u>	<u>\$ 4,049,874</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Building Construction Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
Interest Income	\$ 2,186	\$ 3,076	\$ 9,618	\$ 11,349
Rental Of Facilities	-	-	-	-
Contributions	-	-	-	-
Miscellaneous Income	-	-	-	-
Grant Revenue	-	-	-	-
Total Revenues	2,186	3,076	9,618	11,349
EXPENDITURES:				
Administration	-	-	-	-
Library	-	-	-	-
Fieldhouse	-	-	-	-
Stars Center	-	17,102	-	137,182
Fire Station #5	43,000	-	104,026	831,455
Park Land	-	-	-	-
Man House	14,394	-	35,544	-
Wayfinding	-	-	-	-
Tactical Training Facility	-	-	-	-
Total Expenditures	57,394	17,102	139,570	968,637
Excess Revenues Over (Under) Expenditures	(55,208)	(14,026)	(129,952)	(957,288)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	2,762,000	-	2,762,000
Bond Issuance Costs	-	(35,906)	-	(35,906)
Premiums on Bond Issuance	-	35,906	-	35,906
Discounts on Bond Issuance	-	-	-	-
Operating Transfer In (Out)	-	-	-	-
Total Other Financing Sources (Uses)	-	2,762,000	-	2,762,000
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(55,208)	2,747,974	(129,952)	1,804,712
FUND BALANCE, BEGINNING	3,592,600	1,038,848	3,667,344	1,982,110
FUND BALANCE, ENDING	\$ 3,537,392	\$ 3,786,822	\$ 3,537,392	\$ 3,786,822

City of Mansfield, Texas

Comparative Statement of Net Position - Equipment Replacement Fund
January 31, 2020 and 2019 (Unaudited)

	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	\$ 960,935	\$ 1,027,941
Total Assets	<u>\$ 960,935</u>	<u>\$ 1,027,941</u>
 <u>LIABILITIES AND FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 3,742	\$ -
Retainage Payable	<u>-</u>	<u>-</u>
Total Liabilities	<u>\$ 3,742</u>	<u>\$ -</u>
 FUND BALANCE:	1,451,406	1,177,770
Excess Revenues Over Expenditures	<u>(494,213)</u>	<u>(149,829)</u>
Total Fund Balance	<u>957,193</u>	<u>1,027,941</u>
 Total Liabilities And Fund Balance	<u>\$ 960,935</u>	<u>\$ 1,027,941</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Equipment Replacement Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Grants	-	-	-	-
Other Income	10,854	216	146,377	3,278
Interest Income	7	10	27	37
Total Revenues	10,861	226	146,404	3,315
EXPENDITURES:				
Administration	-	-	-	-
Information Services	-	-	-	-
Code Enforcement	13,403	-	357,509	-
Planning	69,779	-	94,976	-
Streets	60,348	-	60,348	-
Animal Control	-	-	-	-
City Hall	-	-	-	-
Parks Department	-	-	-	-
Library	-	-	-	-
Fire	-	-	-	142,553
Police Department	122,166	-	127,784	10,591
Total Expenditures	265,696	-	640,617	153,144
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(254,835)	226	(494,213)	(149,829)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	-	-	-
Bond Issuance Costs	-	-	-	-
Premium on Bond Issuance	-	-	-	-
Discounts on Bond Issuance	-	-	-	-
Sale of city property	-	-	-	-
Transfer In (Out)	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(254,835)	226	(494,213)	(149,829)
FUND BALANCE, BEGINNING	1,212,028	1,027,715	1,451,406	1,177,770
FUND BALANCE, ENDING	\$ 957,193	\$ 1,027,941	\$ 957,193	\$ 1,027,941

City of Mansfield, Texas

Comparative Statement of Net Position - Parks Construction Fund
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ -	\$ 605,724
Total Assets	<u>\$ -</u>	<u>\$ 605,724</u>
 <u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	\$ 472,486	\$ -
Retainage Payable	<u>54,898</u>	<u>108,243</u>
Total Liabilities	<u>527,384</u>	<u>108,243</u>
 FUND BALANCE:	(81,574)	1,078,095
Excess Revenues Over Expenditures	<u>(445,810)</u>	<u>(580,614)</u>
Total Fund Balance	<u>(527,384)</u>	<u>497,481</u>
Total Liabilities And Fund Balance	<u>\$ (0)</u>	<u>\$ 605,724</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Parks Construction Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Recoveries	-	-	-	-
Interest Income	-	-	-	-
Total Revenues	-	-	-	-
EXPENDITURES:				
Parks Administration Building	-	-	-	-
Dog Park	149,824	97,350	445,810	572,550
FieldHouse	-	-	-	8,064
Matlock Community Park	-	-	-	-
Pond Branch	-	-	-	-
Total Expenditures	149,824	97,350	445,810	580,614
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(149,824)	(97,350)	(445,810)	(580,614)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	-	-	-
Bond Issuance Costs	-	-	-	-
Premiums on Bond Issuance	-	-	-	-
Discounts on Bond Issuance	-	-	-	-
Transfer In (out)	-	-	-	-
Total Other Financing Sources (Uses)	-	-	-	-
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(149,824)	(97,350)	(445,810)	(580,614)
FUND BALANCE, BEGINNING	(377,560)	594,831	(81,574)	1,078,095
FUND BALANCE, ENDING	\$ (527,384)	\$ 497,481	\$ (527,384)	\$ 497,481

ENTERPRISE FUNDS

The Enterprise Funds are used to account for the operations that are financed and operated in a manner similar to private business enterprises. The intent is that the cost of providing goods or services to the general public be financed or recovered primarily through user charges.

The Utility Fund – The purpose of this fund is to account for the activities of providing water and sewer services to the citizens of Mansfield, Texas.

The Law Enforcement Complex Fund – The purpose of this fund is to account for the user fees and charges in association with the housing of inmates for other agencies.

The Drainage Utility Fund – The purpose of this fund is used to account for the revenues and expenditures for services related to the preparing of a master drainage plan.

City of Mansfield, Texas

Statement of Net Position - Utility Fund
January 31, 2020 and 2019 (Unaudited)

	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	\$ 30,921,767	\$ 26,708,883
Receivables:		
Accounts (net of allowance of \$1,187,597)	5,519,282	4,587,891
Inventory	1,021,960	614,132
Restricted Assets:		
Cash and Investments	12,246,069	12,156,865
Fixed Assets (net of accumulated depreciation)	<u>189,542,127</u>	<u>185,315,732</u>
Total Assets	<u>239,251,205</u>	<u>229,383,503</u>
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Deferred pension contributions	364,615	373,941
Deferred OPEB contributions	4,297	241,380
Deferred investment losses	689,351	336,519
Deferred actuarial experience	1,011,900	194,291
Deferred assumption changes	5,863	6,864
Deferred loss on refunding	<u>2,638,327</u>	<u>2,842,512</u>
Total deferred outflows of resources	<u>4,714,353</u>	<u>3,995,507</u>
Total Assets and Deferred Outflows of Resources	<u>\$ 243,965,558</u>	<u>\$ 233,379,010</u>

City of Mansfield, Texas

Statement of Net Position - Utility Fund
January 31, 2020 and 2019 (Unaudited)

	<u>2020</u>	<u>2019</u>
<u>LIABILITIES</u>		
Accounts Payable	\$ 16,814	\$ 9,418
Accrued Liabilities	325,677	182,754
Payable From Restricted Assets:		
Deposits	1,556,350	1,509,792
Bonds Payable-Current		
Accrued Interest	525,952	525,952
Accounts Payable	-	-
Accrued Liabilities	-	-
Retainage Payable	193,239	121,774
From Unrestricted Assets:		
Current	3,461,961	3,875,000
Long-Term, Net	34,508,084	38,252,005
Compensated Absences	433,582	503,414
Net OPEB liability	4,298,243	3,789,019
Total OPEB liability	106,471	
Net pension liability	2,929,016	1,551,133
Total Liabilities	<u>48,355,389</u>	<u>50,320,261</u>
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Deferred assumption changes	111,429	147,486
Deferred investment gains	(0)	622,246
Total deferred inflows of resources	<u>111,429</u>	<u>769,732</u>
<u>NET POSTION</u>		
Invested In Capital Assets (net of related debt)	154,210,410	146,031,235
Reserved for Debt Service	5,237,170	5,028,425
Reserved for Capital Projects	7,008,899	7,128,440
Unreserved	29,042,261	24,100,917
Total Net Positon	<u>195,498,740</u>	<u>182,289,017</u>
Total Liabilities, Deferred Inflows of Resources, and Net Position	<u>\$ 243,965,558</u>	<u>\$ 233,379,010</u>

City of Mansfield

Comparative Combined Statement of Activities -
Utility Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ADOPTED BUDGET	FY20 OVER (UNDER) BUDGET	PERCENT COLLECTED TO BUDGET
OPERATING REVENUES:							
Water Service	\$ 1,481,068	\$ 1,428,162	\$ 7,900,866	\$ 6,087,061	\$ 20,587,894	\$ (12,687,028)	38.38%
Sewer Service	1,007,742	1,000,776	4,615,396	3,908,655	12,571,745	(7,956,349)	36.71%
Water Penalties	62,925	57,679	223,821	205,522	510,000	(286,179)	43.89%
Water Taps	-	-	4,770	3,180	18,811	(14,041)	25.36%
Meter Set Fee	16,070	7,400	54,450	46,330	98,940	(44,490)	55.03%
Utility Miscellaneous	22,426	12,663	47,765	53,688	60,000	(12,235)	79.61%
Restore Service Fee	15,125	12,879	45,417	45,424	125,021	(79,604)	36.33%
Sewer Tap	-	-	1,270	1,310	1,500	(230)	84.67%
Water Impact Fees	149,560	101,140	511,870	581,880	700,000	(188,130)	73.12%
Sewer Impact Fees	69,623	67,656	313,948	368,308	400,000	(86,052)	78.49%
Pretreatment Fees	21,717	10,399	54,646	64,182	60,000	(5,354)	91.08%
Other Income	15,224	46,151	78,536	141,593	174,813	(96,277)	44.93%
Contribution	-	-	-	-	-	-	0.00%
Total Revenues	\$ 2,861,480	\$ 2,744,905	\$ 13,852,755	\$ 11,507,133	\$ 35,308,724	\$ (21,455,969)	39.23%

City of Mansfield

Comparative Combined Statement of Activities -
Utility Fund - For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ADOPTED BUDGET	FY20 OVER (UNDER) BUDGET	PERCENT COLLECTED TO BUDGET
OPERATING EXPENSES:							
Administration	160,069	78,412	526,993	339,153	1,383,240	(856,247)	38.10%
Billing And Collection	134,289	74,230	326,235	281,364	930,860	(604,625)	35.05%
Meter Reading/Repairs	71,252	67,390	271,098	333,772	1,074,928	(803,830)	25.22%
Water Distribution	61,446	71,607	250,106	260,945	1,100,799	(850,693)	22.72%
Wastewater Collection	1,464,176	765,271	2,825,590	2,748,896	8,296,658	(5,471,068)	34.06%
Water Treatment	830,373	704,794	2,487,321	2,740,078	9,646,254	(7,158,933)	25.79%
Water Quality	49,526	35,975	168,885	131,212	511,136	(342,251)	33.04%
Water Demand Management	14,877	12,007	44,409	38,839	150,836	(106,427)	29.44%
Depreciation	319,763	588,444	1,268,419	1,167,853	-	1,268,419	0.00%
Total Operating Expenses	3,105,771	2,398,130	8,169,056	8,042,112	23,094,711	(14,925,655)	35.37%
OPERATING INCOME (LOSS)	(244,291)	346,775	5,683,699	3,465,021	12,214,013	(6,530,314)	
NONOPERATING REVENUES (EXPENSES):							
Non-Departmental	(91,208)	(215,553)	(329,403)	(412,432)	(5,547,718)	5,218,315	5.94%
Interest Revenue	36,397	53,649	155,419	200,230	24,000	131,419	647.58%
Debt Service	(129,569)	(143,128)	(518,278)	(572,785)	(1,554,834)	1,036,556	33.33%
Bad Debt Expense	-	-	-	-	(48,000)	48,000	0.00%
Net Nonoperating Revenues (Expenses)	(184,380)	(305,032)	(692,262)	(784,987)	(7,126,552)	6,434,290	9.71%
INCOME (LOSS) BEFORE OPERATING TRANSFERS	(428,671)	41,743	4,991,437	2,680,034	5,087,461	(96,024)	98.11%
OPERATING TRANSFERS:							
Transfers In (Out)	-	-	(259,329)	(234,308)	(5,087,461)	4,828,132	5.10%
Net Operating Transfers	-	-	(259,329)	(234,308)	(5,087,461)	4,828,132	5.10%
CHANGE IN NET POSITION	(428,671)	41,743	4,732,108	2,445,726	-	4,732,108	
NET POSITION, BEGINNING	195,927,411	182,247,274	190,766,632	179,843,291	190,766,632	-	
NET POSITON, ENDING	\$ 195,498,740	\$ 182,289,017	\$ 195,498,740	\$ 182,289,017	\$ 190,766,632	\$ 4,732,108	

CITY OF MANSFIELD
UTILITY FUND
REVENUE BOND COVERAGE

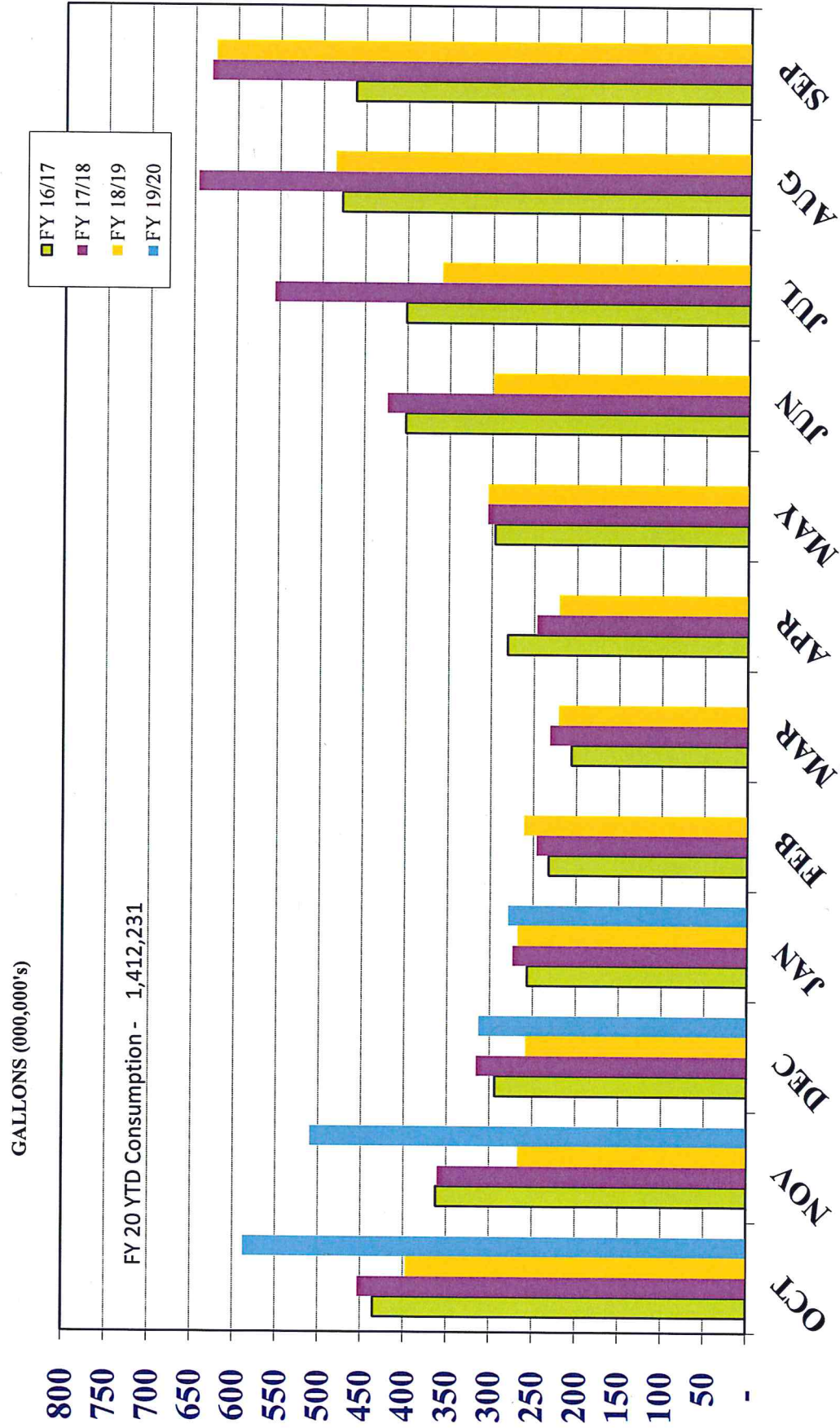
Definition of Bond Coverage:

The ordinance authorizing the issuance of Water and Sewer System revenue bonds requires that the City establish a sinking fund (Revenue Bond Sinking and Reserve Fund) in an amount not less than the average annual requirement for the payment of principal and interest on all the revenue bonds. At September 30, 2019, the sinking fund balance was sufficient to satisfy such bond ordinance requirements. The bond ordinance also contains provisions which, among other items, restricts the issuance of additional revenue bonds unless the special funds noted above contain the required amounts and the pledged revenues are equal to or greater than 1.25 times the average annual debt service requirements after giving effect to the proposed additional bonds and any proposed rate increases. The bond ordinance also requires that the annual gross revenues of the Water and Sewer System, less annual operation and maintenance expenses (excluding depreciation and amortization expense), be at least 1.10 times the annual principal and interest requirements of all then outstanding revenue bonds. The governing body has adopted a resolution stating that they want a coverage factor in excess of 1.30. During 2019, the City achieved a 2.67 bond coverage ratio which exceeded the 1.10 required by the bond ordinance. For fiscal year 2020, the bond coverage ratio is projected at 2.58.



CITY OF MANSFIELD

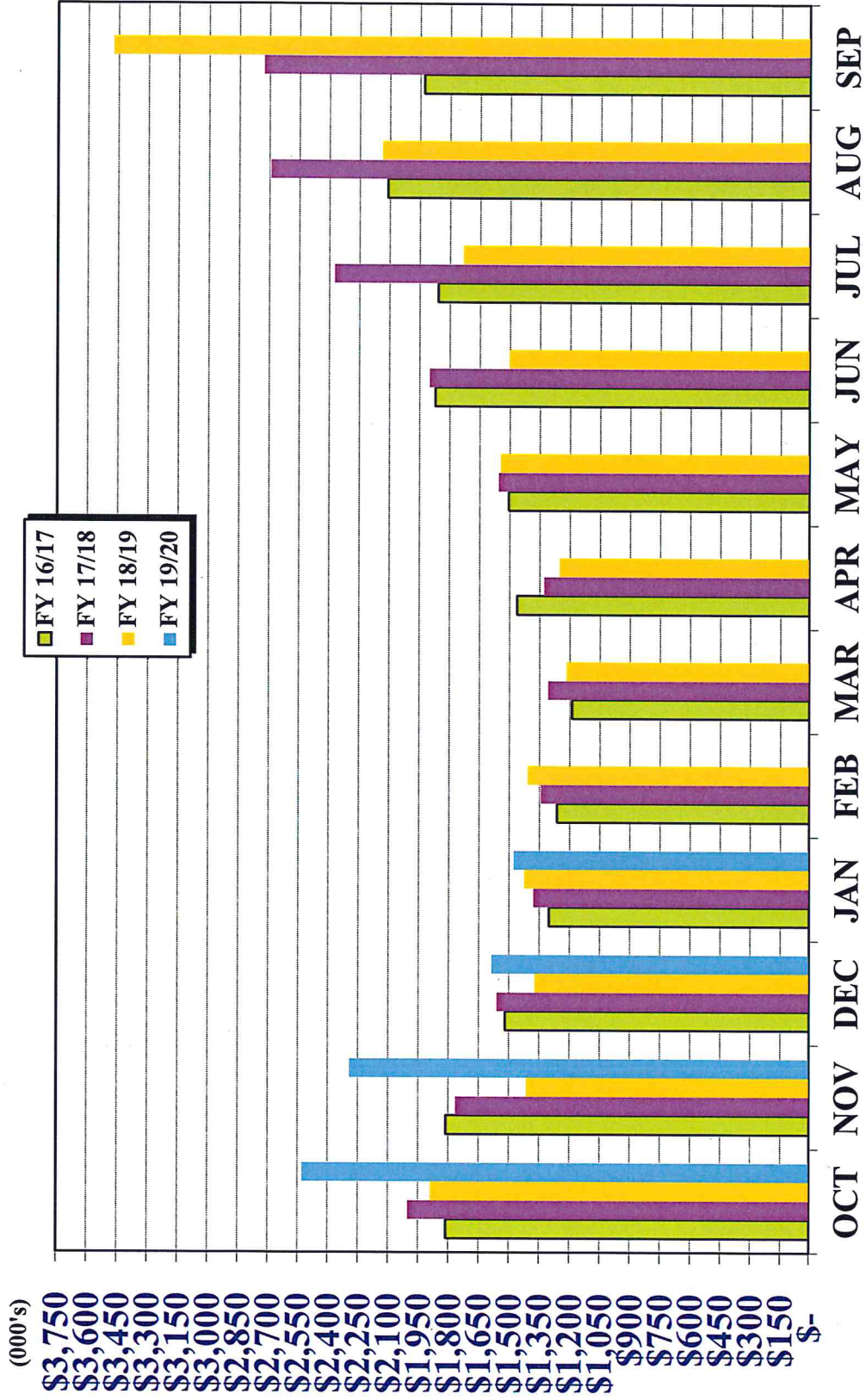
WATER CONSUMPTION





CITY OF MANSFIELD

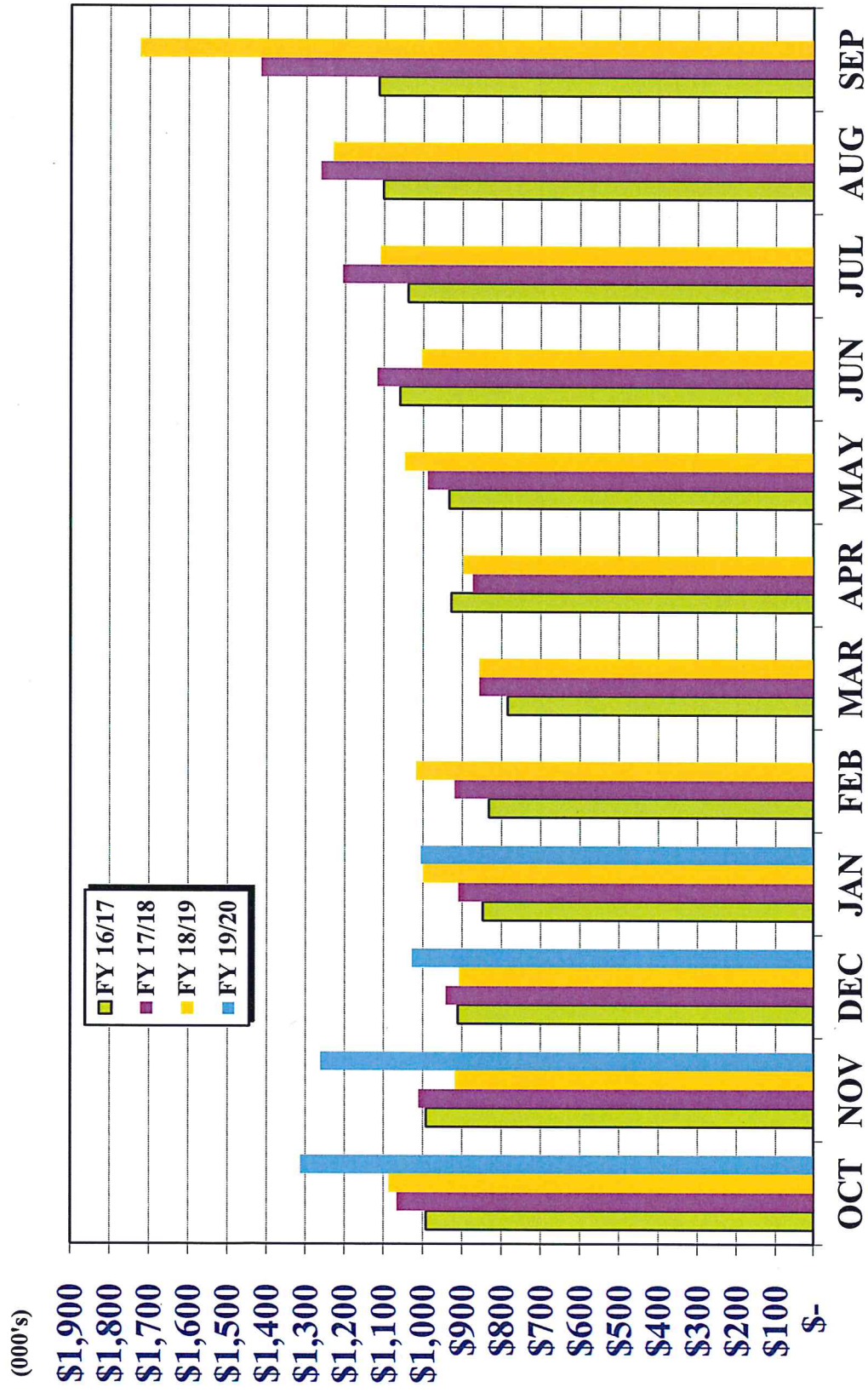
UTILITY FUND - WATER SALES





CITY OF MANSFIELD

UTILITY FUND - SEWER SERVICE

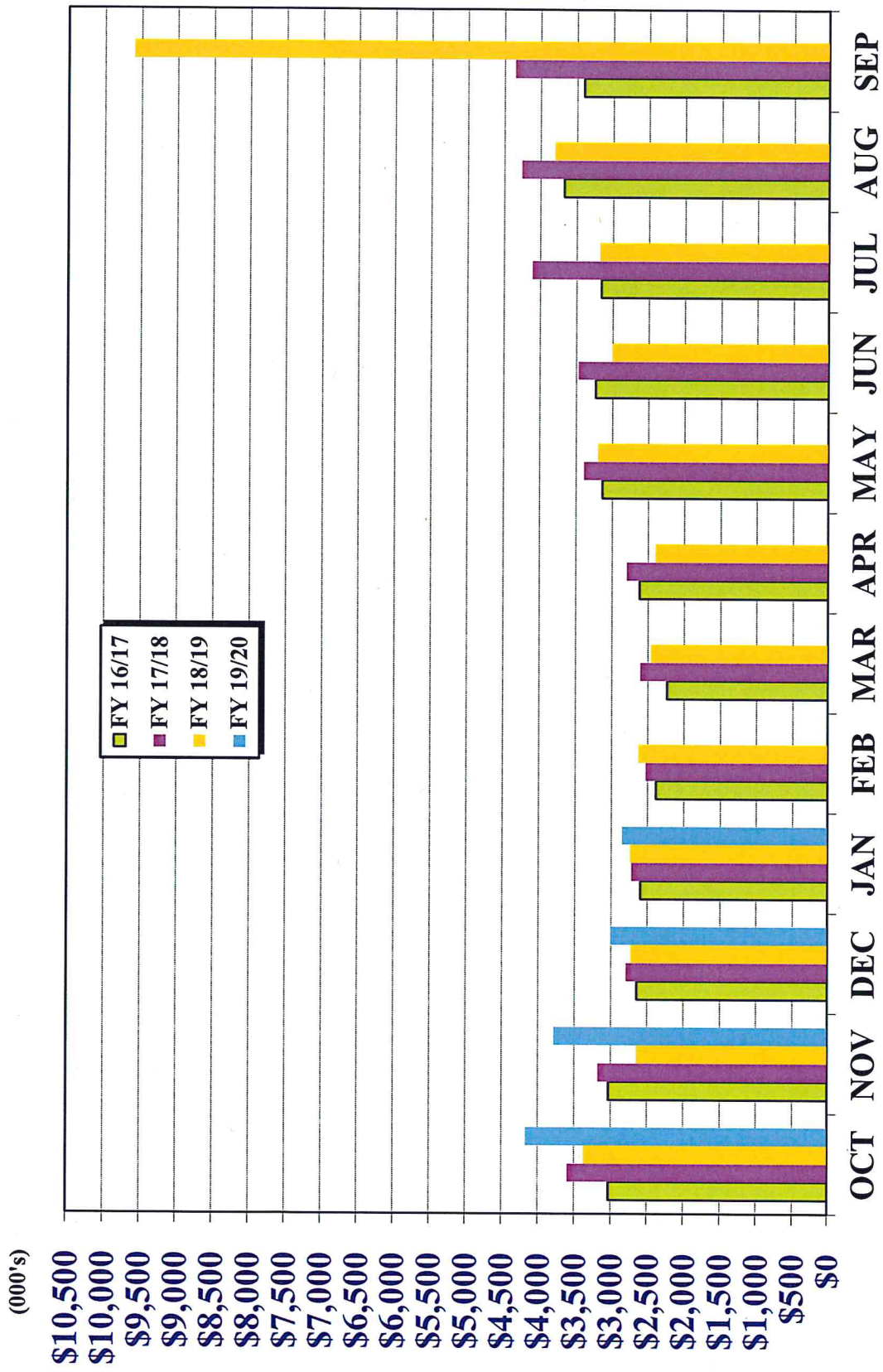




MANSTFIELD
T E X A S

CITY OF MANSTFIELD

UTILITY FUND - TOTAL REVENUES



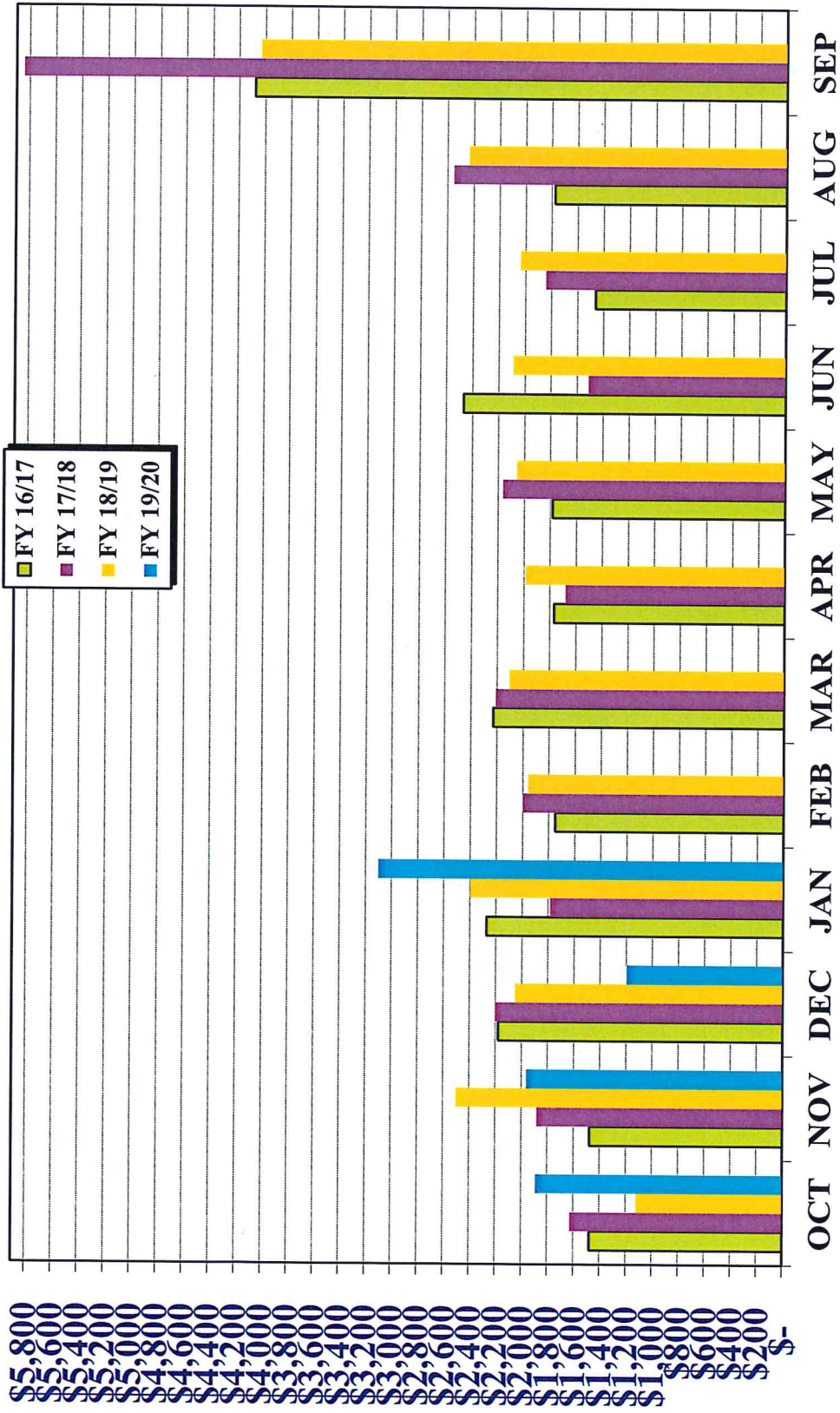


MANFIELD
T E X A S

CITY OF MANFIELD

UTILITY OPERATING EXPENDITURES

(000's)



City of Mansfield, Texas

Statement of Net Position - Law Enforcement Complex
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ (0)	\$ -
Receivables:		
Accounts	599,635	753,721
Inventory	26,038	22,456
Restricted Assets:		
Cash And Investments	192,643	222,360
Fixed Assets (net of accumulated depreciation)	5,750,737	5,955,851
Total Assets	6,569,053	6,954,388
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Deferred pension contributions	465,082	706,526
Deferred OPEB contributions	5,091	412,698
Deferred investment losses	414,144	527,541
Deferred assumption changes	11,705	12,971
Deferred actuarial experience	1,349,279	374,986
Total Deferred Outflows of Resources	2,245,301	2,034,722
<u>TOTAL ASSETS AND DEFERRED OUTFLOWS OF RESOURCES</u>	\$ 8,814,354	\$ 8,989,110

City of Mansfield, Texas

Statement of Net Position - Law Enforcement Complex
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>LIABILITIES</u>		
Accounts Payable	\$ 702,360	\$ 332,189
Accrued Liabilities	-	-
Payable From Restricted Assets:		
Inmate Trust	13,535	85,392
General Obligation Debt Payable:		
Bonds Payable-Current	487,409	537,098
Accrued Interest	7,343	7,843
Long-Term		
Compensated Absences	1,078,555	951,413
Total OPEB liability	134,769	171,408
Net OPEB liability	5,092,347	3,498,454
Net pension liability	3,563,664	2,702,256
Total Liabilities	11,079,982	8,286,053
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Deferred assumption changes	186,253	183,946
Deferred investment gains	0	1,175,750
Deferred loss on refunding	14,078	15,767
Total Deferred Inflows of Resources	200,331	1,375,463
<u>NET POSITION</u>		
Invested in Capital Assets (net of related debt)	5,434,551	5,617,505
Unreserved	(7,900,510)	(6,289,911)
Total Net Position	(2,465,959)	(672,406)
<u>TOTAL LIABILITIES, DEFERRED INFLOWS OF OF RESOURCES, AND NET POSITION</u>	\$ 8,814,354	\$ 8,989,110

City of Mansfield, Texas

Comparative Combined Statement of Activities - Law Enforcement Complex
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ADOPTED BUDGET	FY20 OVER (UNDER) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
OPERATING REVENUES:							
Charges For Services	\$ 614,833	\$ 491,264	\$ 2,357,702	\$ 1,953,392	\$ 6,854,399	\$ (4,496,697)	34.40%
Salary Reimbursement	9,912	22,775	34,944	47,570	123,530	(88,586)	28.29%
Miscellaneous	17	-	21,665	11,317	3,504	18,161	618.29%
Transportation	244	-	1,628	-	-	1,628	0.00%
Commissary Sales	35,762	29,993	125,411	96,514	280,612	(155,201)	44.69%
Telephone Commission	17,810	16,844	97,499	55,522	210,000	(112,501)	46.43%
Total Operating Revenues	678,578	560,876	2,638,849	2,164,315	7,472,045	(4,833,196)	35.32%
OPERATING EXPENSES:							
Administration	37,685	21,639	117,824	99,760	339,852	(222,028)	34.67%
Operations	611,300	473,752	1,979,288	1,882,042	6,061,878	(4,082,590)	32.65%
Support	68,474	64,085	208,557	202,858	729,445	(520,888)	28.59%
Food Service	62,417	45,164	129,876	127,660	423,215	(293,339)	30.69%
Medical Service	60,753	73,845	170,038	202,769	692,534	(522,496)	24.55%
Commissary	19,643	37,377	105,531	99,648	280,612	(175,081)	37.61%
Depreciation	20,137	40,258	79,900	80,004	-	79,900	0.00%
Total Operating Expenses	880,409	756,120	2,791,014	2,694,741	8,527,536	(5,736,522)	32.73%
OPERATING INCOME (LOSS)	(201,831)	(195,244)	(152,165)	(530,426)	(1,055,491)	903,328	14.42%
NON OPERATING REVENUES (EXPENSES)							
Interest Revenue	-	-	-	-	-	-	0.00%
Other Income	-	-	-	-	-	-	0.00%
Other Expenses	(26,762)	(220,929)	(107,051)	(273,254)	(652,402)	545,351	16.41%
Gain/(loss) on sale of assets	-	-	-	-	-	-	0.00%
Amortization	-	-	-	-	-	-	0.00%
Interest And Fiscal Charges	(1,224)	(1,307)	(4,895)	(5,228)	(65,686)	60,791	7.45%
Net Nonoperating Revenues (Expenses)	(27,986)	(222,236)	(111,946)	(278,482)	(718,088)	606,142	15.59%
INCOME (LOSS) BEFORE OPERATING TRANSFERS	(229,817)	(417,480)	(264,111)	(808,908)	(1,773,579)	1,509,470	
OPERATING TRANSFERS:							
Transfer In (Out)	-	-	-	-	1,773,579	(1,773,579)	0.00%
Net Operating Transfers	-	-	-	-	1,773,579	(1,773,579)	0.00%
CHANGE IN NET POSITION	(229,817)	(417,480)	(264,111)	(808,908)	-	(264,109)	
NET POSITION, BEGINNING	(2,236,142)	(254,926)	(2,201,848)	136,502	(2,201,848)	-	
NET POSITION, ENDING	\$ (2,465,959)	\$ (672,406)	\$ (2,465,959)	\$ (672,406)	\$ (2,201,848)	\$ (264,109)	

City of Mansfield, TexasStatement of Net Position - Drainage Utility Fund
January 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 4,094,407	\$ 3,188,156
Accounts Receivable	349,533	313,882
Restricted Assets:		
Cash and Investments	207,526	207,717
Fixed Assets (Net of accumulated depreciation)	8,453,183	8,352,296
Total Assets	13,104,649	12,062,051
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Deferred pension contributions	36,001	29,387
Deferred OPEB contributions	399	18,851
Deferred investment losses	74,161	14,385
Deferred assumption changes	428	538
Deferred actuarial experience	92,602	15,544
Deferred loss on refunding	119,133	142,960
Total deferred outflows of resources	322,724	221,665
<u>LIABILITIES</u>		
Accounts Payable	\$ 3,556	\$ 372
Accrued Liabilities	44,411	38,107
Retainage Payable	5,126	5,126
Bond Payable	2,745,000	3,174,805
Accrued Interest Payable	-	-
Unamortized Discounts on Bonds	(22,305)	-
Unamortized Premiums on Bonds	29,607	-
Total OPEB liability	11,673	7,112
Net OPEB liability	399,153	160,060
Net pension liability	231,629	65,868
Total Liabilities	3,447,850	3,451,450
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Deferred assumption changes	7,928	7,567
Deferred investment gains	-	48,904
Total deferred inflows of resources	7,928	56,471
<u>NET POSITION</u>		
Invested in Capital Assets (net of related debt)	5,430,541	5,320,451
Reserved for Debt Service	219,022	207,717
Unrestricted	4,322,032	3,247,627
Total Net Position	\$ 9,971,595	\$ 8,775,795

City of Mansfield, Texas

Comparative Combined Statement of Activities - Drainage Utility Fund
For the Month and Four Months Ended January 31, 2020 and 2019 (Unaudited)

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
OPERATING REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Licenses Fee-Gaswells/Pipelines	-	-	-	-
Drainage Fee	221,501	216,396	881,176	858,464
Total Operating Revenues	221,501	216,396	881,176	858,464
OPERATING EXPENSES:				
Administration	85,509	144,349	243,366	314,770
General Maintenance	47,456	422	70,355	41,676
Depreciation	15,263	22,241	60,560	48,844
Total Operating Expenses	148,228	167,012	374,281	405,290
OPERATING INCOME (LOSS)	73,273	49,384	506,895	453,174
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	1,307	1,974	5,492	7,407
Other Income	-	-	153	486
Amortization	-	-	-	-
Interest and fiscal charges	(9,189)	(10,081)	(34,048)	(38,206)
Net Nonoperating Revenue	(7,882)	(8,107)	(28,403)	(30,313)
INCOME (LOSS) BEFORE OPERATING TRANSFERS	65,391	41,277	478,492	422,861
OPERATING TRANSFERS				
Operating Transfers In	-	-	-	-
Operating Transfers Out	-	-	-	-
Net Operating Transfers	-	-	-	-
CHANGE IN NET POSITION	65,391	41,277	478,492	422,861
NET POSITION, BEGINNING	9,906,204	8,734,518	9,493,103	8,352,934
NET POSITION, ENDING	\$ 9,971,595	\$ 8,775,795	\$ 9,971,595	\$ 8,775,795

**CITY OF MANSFIELD, TEXAS
SALES TAX COMPARISON
INFORMATION**

GENERAL FUND
YEAR TO DATE SALES TAX COMPARISON
OCTOBER 2019 TO SEPTEMBER 2020

MONTH	FY19	FY20	DOLLAR VALUE INCREASE (DECREASE) FY 2019/2020	PERCENTAGE INCREASE (DECREASE) FY 2019/2020
OCTOBER	1,182,908.47	1,227,674.02	44,765.55	3.78%
NOVEMBER	941,055.88	1,062,055.58	120,999.70	12.86%
DECEMBER	981,736.45	1,037,023.19	55,286.74	5.63%
JANUARY	1,287,923.20	1,538,992.70	251,069.50	19.49%
FEBRUARY				
MARCH				
Subtotal	4,393,624.00	4,865,745.49	472,121.49	10.75%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	4,393,624.00	4,865,745.49	472,121.49	10.75%
BUDGET		12,944,825.48		
OVER/(UNDER) BUDGET		(8,079,079.99)		

MANSFIELD PARKS FACILITIES DEVELOPMENT CORP.
YEAR TO DATE SALES TAX COMPARISON
OCTOBER 2019
TO SEPTEMBER 2020

MONTH	FY19	FY20	DOLLAR VALUE INCREASE (DECREASE) FY 2019/2020	PERCENTAGE INCREASE (DECREASE) FY 2019/2020
OCTOBER	591,454.23	613,837.01	22,382.78	3.78%
NOVEMBER	470,527.94	531,027.79	60,499.85	12.86%
DECEMBER	490,868.23	518,511.59	27,643.36	5.63%
JANUARY	643,961.61	769,496.35	125,534.74	19.49%
FEBRUARY				
MARCH				
Subtotal	2,196,812.01	2,432,872.74	236,060.73	10.75%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	2,196,812.01	2,432,872.74	236,060.73	10.75%

MANSFIELD ECONOMIC DEVELOPMENT CORP.
YEAR TO DATE SALES TAX COMPARISON
OCTOBER 2019 TO SEPTEMBER 2020

MONTH	FY19	FY20	DOLLAR VALUE INCREASE (DECREASE) 2019/2020	PERCENTAGE INCREASE (DECREASE) 2019/2020
OCTOBER	591,454.23	613,837.01	22,382.78	3.78%
NOVEMBER	470,527.94	531,027.78	60,499.84	12.86%
DECEMBER	490,868.23	518,511.59	27,643.36	5.63%
JANUARY	643,961.61	769,496.35	125,534.74	19.49%
FEBRUARY				
MARCH				
Subtotal	2,196,812.01	2,432,872.73	236,060.72	10.75%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	2,196,812.01	2,432,872.73	236,060.72	10.75%

GENERAL FUND
MANSFIELD PARKS DEVELOPMENT CORP.
AND
MANSFIELD ECONOMIC DEVELOPMENT CORP.
COMBINED TOTAL YEAR TO DATE SALES TAX COMPARISON
OCTOBER 2019 TO SEPTEMBER 2020

MONTH	FY19	FY20	DOLLAR VALUE INCREASE (DECREASE) FY 2019/2020	PERCENTAGE INCREASE (DECREASE) FY 2019/2020
OCTOBER	2,365,816.93	2,455,348.04	89,531.11	3.78%
NOVEMBER	1,882,111.76	2,124,111.15	241,999.39	12.86%
DECEMBER	1,963,472.91	2,074,046.37	110,573.46	5.63%
JANUARY	2,575,846.42	3,077,985.40	502,138.98	19.49%
FEBRUARY				
MARCH				
Subtotal	8,787,248.02	9,731,490.96	944,242.94	10.75%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	8,787,248.02	9,731,490.96	944,242.94	10.75%
BUDGET		25,889,650.96		
OVER/(UNDER) BUDGET		(16,158,160.00)		

SCHEDULE OF INVESTMENTS



INVESTMENT OFFICERS' REPORT

This report is prepared in accordance with the Public funds Investment Act ("Act"), Chapter 2256 of Title 10 of the Government Code. This Act prescribes the investment of funds in the custody of a district or authority created under Article XVI, Section 59, of the Texas Constitution. Section 2256.023(a) of the Act states that "not less than quarterly the investment officers shall prepare and submit to the governing body of the entity a written report of investment transactions for all funds covered by this chapter for the preceding reporting period." This report covers the month of January for Fiscal Year 2020.

A handwritten signature in black ink, reading 'Peter K. Phillis, CPA'. The signature is written in a cursive, flowing style.

Peter K. Phillis, CPA
Investment Officer

City of Mansfield
 Portfolio Holdings
 Tracker Portfolio Set Up - by Issuer
 Report Format: By Transaction
 Group By: Issuer
 Average By: Face Amount / Shares
 Portfolio / Report Group: All Portfolios
 As of 1/31/2020

Description	CUSIP/Ticker	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio	Portfolio Name
AIM Invesco												
AIM Invesco MM	AIM	9/30/1999	0.240	467,179.02	467,179.02	467,179.02	467,179.02	N/A	1		0.67	15 - Street Construction
Sub Total / Average AIM Invesco			0.240	467,179.02	467,179.02	467,179.02	467,179.02		1	0.00	0.67	
Nations Funds												
Nations Funds MM	MF0008	10/25/1999	1.506	443,827.91	443,827.91	443,827.91	443,827.91	N/A	1		0.64	10 - Debt Services
Nations Funds MM	MF0008	10/25/1999	1.506	604,420.03	604,420.03	604,420.03	604,420.03	N/A	1		0.87	24 - Mansfield Parks Land Dedication
Nations Funds MM	MF0008	10/25/1999	1.506	2,283,289.60	2,283,289.60	2,283,289.60	2,283,289.60	N/A	1		3.27	23 - Mansfield Parks 1/2 Sales Tax
Nations Funds MM	MF0008	10/25/1999	1.506	26,496.13	26,496.13	26,496.13	26,496.13	N/A	1		0.04	06 - Tree Mitigation
Nations Funds MM	MF0008	10/25/1999	1.506	1,451,759.10	1,451,759.10	1,451,759.10	1,451,759.10	N/A	1		2.08	28 - Utility Construction Fund 28
Nations Funds MM	MF0008	10/25/1999	1.506	151,601.80	151,601.80	151,601.80	151,601.80	N/A	1		0.22	39 - Economic Development
Nations Funds MM	MF0008	10/25/1999	1.506	3,348,754.99	3,348,754.99	3,348,754.99	3,348,754.99	N/A	1		4.80	15 - Street Construction
Nations Funds MM	MF0008	10/25/1999	1.506	4,854,643.48	4,854,643.48	4,854,643.48	4,854,643.48	N/A	1		6.95	25 - Water & Sewer
Nations Funds MM	MF0008	10/25/1999	1.506	4,152,417.61	4,152,417.61	4,152,417.61	4,152,417.61	N/A	1		5.95	01 - General Fund
Nations Funds MM	MF0008	4/11/2012	1.506	2,997,442.29	2,997,442.29	2,997,442.29	2,997,442.29	N/A	1		4.29	27 - Revenue Bond Reserve
Nations Funds MM	MF0008	8/1/2016	1.506	1,536,267.20	1,536,267.20	1,536,267.20	1,536,267.20	N/A	1		2.20	86 - 2016 Streets Construction
Nations Funds MM	MF0008	8/1/2016	1.506	1,609,672.43	1,609,672.43	1,609,672.43	1,609,672.43	N/A	1		2.31	309 - Library Expansion
Nations Funds MM	MF0008	12/1/2017	1.506	25,860.86	25,860.86	25,860.86	25,860.86	N/A	1		0.04	87 - 2017 Streets Construction
Nations Funds MM	MF0008	7/2/2018	1.506	1,593,884.73	1,593,884.73	1,593,884.73	1,593,884.73	N/A	1		2.28	873 - MEDC Construction
Sub Total / Average Nations Funds			1.506	25,080,338.16	25,080,338.16	25,080,338.16	25,080,338.16		1	0.00	35.93	
TexStar												
TexStar LGIP	TEXSTAR	11/2/2012	1.551	53,655.50	53,655.50	53,655.50	53,655.50	N/A	1		0.08	10 - Debt Services
TexStar LGIP	TEXSTAR	11/2/2012	1.551	1,059,691.77	1,059,691.77	1,059,691.77	1,059,691.77	N/A	1		1.52	24 - Mansfield Parks Land Dedication
TexStar LGIP	TEXSTAR	11/2/2012	1.551	993,480.37	993,480.37	993,480.37	993,480.37	N/A	1		1.42	19 - Drainage Utility Fund

Description	CUSIP/Ticker	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio	Portfolio Name
TexStar LGIP	TEXSTAR	11/2/2012	1.551	2,433,321.71	2,433,321.71	2,433,321.71	2,433,321.71	N/A	1		3.49	23 - Mansfield Parks 1/2 Sales Tax
TexStar LGIP	TEXSTAR	11/2/2012	1.551	1,510,775.64	1,510,775.64	1,510,775.64	1,510,775.64	N/A	1		2.16	81 - Street Construction 2012 Issue
TexStar LGIP	TEXSTAR	11/2/2012	1.551	1,478,824.70	1,478,824.70	1,478,824.70	1,478,824.70	N/A	1		2.12	50 - TIF
TexStar LGIP	TEXSTAR	11/2/2012	1.551	7,274,826.98	7,274,826.98	7,274,826.98	7,274,826.98	N/A	1		10.42	28 - Utility Construction Fund 28
TexStar LGIP	TEXSTAR	11/2/2012	1.551	829,985.47	829,985.47	829,985.47	829,985.47	N/A	1		1.19	39 - Economic Development
TexStar LGIP	TEXSTAR	11/2/2012	1.551	8,470,423.64	8,470,423.64	8,470,423.64	8,470,423.64	N/A	1		12.13	01 - General Fund
TexStar LGIP	TEXSTAR	11/2/2012	1.551	1,949,305.24	1,949,305.24	1,949,305.24	1,949,305.24	N/A	1		2.79	15 - Street Construction
TexStar LGIP	TEXSTAR	11/2/2012	1.551	79,312.39	79,312.39	79,312.39	79,312.39	N/A	1		0.11	16 - Building Construction
TexStar LGIP	TEXSTAR	11/2/2012	1.551	230,732.82	230,732.82	230,732.82	230,732.82	N/A	1		0.33	38 - MEDC I&S Fund
TexStar LGIP	TEXSTAR	11/2/2012	1.551	11,237,647.23	11,237,647.23	11,237,647.23	11,237,647.23	N/A	1		16.10	25 - Water & Sewer
TexStar LGIP	TEXSTAR	1/8/2014	1.551	4,820.30	4,820.30	4,820.30	4,820.30	N/A	1		0.01	22 - Equipment Replacement
TexStar LGIP	TEXSTAR	11/30/2014	1.551	581,144.82	581,144.82	581,144.82	581,144.82	N/A	1		0.83	08 - Hotel
TexStar LGIP	TEXSTAR	8/31/2016	1.551	968,705.06	968,705.06	968,705.06	968,705.06	N/A	1		1.39	86 - 2016 Streets Construction
TexStar LGIP	TEXSTAR	12/31/2017	1.551	3,423,874.60	3,423,874.60	3,423,874.60	3,423,874.60	N/A	1		4.90	87 - 2017 Streets Construction
TexStar LGIP	TEXSTAR	7/31/2018	1.551	1,682,351.71	1,682,351.71	1,682,351.71	1,682,351.71	N/A	1		2.41	873 - MEDC Construction
Sub Total / Average TexStar			1.551	44,262,879.95	44,262,879.95	44,262,879.95	44,262,879.95		1	0.00	63.40	
Total / Average			1.526	69,810,397.13	69,810,397.13	69,810,397.13	69,810,397.13		1	0.00	100	

City of Mansfield
 Portfolio Holdings
 Tracker Portfolio Set Up - by Portfolio (Fund)
 Report Format: By Transaction
 Group By: Portfolio Name
 Average By: Face Amount / Shares
 Portfolio / Report Group: All Portfolios
 As of 1/31/2020

Description	CUSIP/Ticker	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio
01 - General Fund												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	4,152,417.61	4,152,417.61	4,152,417.61	4,152,417.61	N/A	1		5.95
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	8,470,423.64	8,470,423.64	8,470,423.64	8,470,423.64	N/A	1		12.13
Sub Total / Average 01 - General Fund				1.536	12,622,841.25	12,622,841.25	12,622,841.25	12,622,841.25		1	0.00	18.08
06 - Tree Mitigation												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	26,496.13	26,496.13	26,496.13	26,496.13	N/A	1		0.04
Sub Total / Average 06 - Tree Mitigation				1.506	26,496.13	26,496.13	26,496.13	26,496.13		1	0.00	0.04
08 - Hotel												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/30/2014	1.551	581,144.82	581,144.82	581,144.82	581,144.82	N/A	1		0.83
Sub Total / Average 08 - Hotel				1.551	581,144.82	581,144.82	581,144.82	581,144.82		1	0.00	0.83
10 - Debt Services												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	443,827.91	443,827.91	443,827.91	443,827.91	N/A	1		0.64
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	53,655.50	53,655.50	53,655.50	53,655.50	N/A	1		0.08
Sub Total / Average 10 - Debt Services				1.511	497,483.41	497,483.41	497,483.41	497,483.41		1	0.00	0.71
15 - Street Construction												
AIM Invesco MM	AIM	Money Market	9/30/1999	0.240	467,179.02	467,179.02	467,179.02	467,179.02	N/A	1		0.67
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	3,348,754.99	3,348,754.99	3,348,754.99	3,348,754.99	N/A	1		4.80
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	1,949,305.24	1,949,305.24	1,949,305.24	1,949,305.24	N/A	1		2.79
Sub Total / Average 15 - Street Construction				1.419	5,765,239.25	5,765,239.25	5,765,239.25	5,765,239.25		1	0.00	8.26
16 - Building Construction												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	79,312.39	79,312.39	79,312.39	79,312.39	N/A	1		0.11
Sub Total / Average 16 - Building Construction				1.551	79,312.39	79,312.39	79,312.39	79,312.39		1	0.00	0.11

Description	CUSIP/Ticker	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio
19 - Drainage Utility Fund												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	993,480.37	993,480.37	993,480.37	993,480.37	N/A	1		1.42
Sub Total / Average 19 - Drainage Utility Fund				1.551	993,480.37	993,480.37	993,480.37	993,480.37		1	0.00	1.42
22 - Equipment Replacement												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	1/8/2014	1.551	4,820.30	4,820.30	4,820.30	4,820.30	N/A	1		0.01
Sub Total / Average 22 - Equipment Replacement				1.551	4,820.30	4,820.30	4,820.30	4,820.30		1	0.00	0.01
23 - Mansfield Parks 1/2 Sales Tax												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	2,283,289.60	2,283,289.60	2,283,289.60	2,283,289.60	N/A	1		3.27
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	2,433,321.71	2,433,321.71	2,433,321.71	2,433,321.71	N/A	1		3.49
Sub Total / Average 23 - Mansfield Parks 1/2 Sales Tax				1.529	4,716,611.31	4,716,611.31	4,716,611.31	4,716,611.31		1	0.00	6.76
24 - Mansfield Parks Land Dedication												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	604,420.03	604,420.03	604,420.03	604,420.03	N/A	1		0.87
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	1,059,691.77	1,059,691.77	1,059,691.77	1,059,691.77	N/A	1		1.52
Sub Total / Average 24 - Mansfield Parks Land Dedication				1.535	1,664,111.80	1,664,111.80	1,664,111.80	1,664,111.80		1	0.00	2.38
25 - Water & Sewer												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	4,854,643.48	4,854,643.48	4,854,643.48	4,854,643.48	N/A	1		6.95
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	11,237,647.23	11,237,647.23	11,237,647.23	11,237,647.23	N/A	1		16.10
Sub Total / Average 25 - Water & Sewer				1.538	16,092,290.71	16,092,290.71	16,092,290.71	16,092,290.71		1	0.00	23.05
27 - Revenue Bond Reserve												
Nations Funds MM	MF0008	Money Market	4/11/2012	1.506	2,997,442.29	2,997,442.29	2,997,442.29	2,997,442.29	N/A	1		4.29
Sub Total / Average 27 - Revenue Bond Reserve				1.506	2,997,442.29	2,997,442.29	2,997,442.29	2,997,442.29		1	0.00	4.29
28 - Utility Construction Fund 28												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	1,451,759.10	1,451,759.10	1,451,759.10	1,451,759.10	N/A	1		2.08
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	7,274,826.98	7,274,826.98	7,274,826.98	7,274,826.98	N/A	1		10.42

Description	CUSIP/Ticker	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio
Sub Total / Average 28 - Utility Construction Fund 28												
				1.544	8,726,586.08	8,726,586.08	8,726,586.08	8,726,586.08		1	0.00	12.50
309 - Library Expansion												
Nations Funds MM	MF0008	Money Market	8/1/2016	1.506	1,609,672.43	1,609,672.43	1,609,672.43	1,609,672.43	N/A	1		2.31
Sub Total / Average 309 - Library Expansion												
				1.506	1,609,672.43	1,609,672.43	1,609,672.43	1,609,672.43		1	0.00	2.31
38 - MEDC I&S Fund												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	230,732.82	230,732.82	230,732.82	230,732.82	N/A	1		0.33
Sub Total / Average 38 - MEDC I&S Fund												
				1.551	230,732.82	230,732.82	230,732.82	230,732.82		1	0.00	0.33
39 - Economic Development												
Nations Funds MM	MF0008	Money Market	10/25/1999	1.506	151,601.80	151,601.80	151,601.80	151,601.80	N/A	1		0.22
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	829,985.47	829,985.47	829,985.47	829,985.47	N/A	1		1.19
Sub Total / Average 39 - Economic Development												
				1.544	981,587.27	981,587.27	981,587.27	981,587.27		1	0.00	1.41
50 - TIF												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	1,478,824.70	1,478,824.70	1,478,824.70	1,478,824.70	N/A	1		2.12
Sub Total / Average 50 - TIF												
				1.551	1,478,824.70	1,478,824.70	1,478,824.70	1,478,824.70		1	0.00	2.12
81 - Street Construction 2012 Issue												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	1.551	1,510,775.64	1,510,775.64	1,510,775.64	1,510,775.64	N/A	1		2.16
Sub Total / Average 81 - Street Construction 2012 Issue												
				1.551	1,510,775.64	1,510,775.64	1,510,775.64	1,510,775.64		1	0.00	2.16
86 - 2016 Streets Construction												
Nations Funds MM	MF0008	Money Market	8/1/2016	1.506	1,536,267.20	1,536,267.20	1,536,267.20	1,536,267.20	N/A	1		2.20
TexStar LGIP	TEXSTAR	Local Government Investment Pool	8/31/2016	1.551	968,705.06	968,705.06	968,705.06	968,705.06	N/A	1		1.39
Sub Total / Average 86 - 2016 Streets Construction												
				1.524	2,504,972.26	2,504,972.26	2,504,972.26	2,504,972.26		1	0.00	3.59
87 - 2017 Streets Construction												
Nations Funds MM	MF0008	Money Market	12/1/2017	1.506	25,860.86	25,860.86	25,860.86	25,860.86	N/A	1		0.04
TexStar LGIP	TEXSTAR	Local Government Investment Pool	12/31/2017	1.551	3,423,874.60	3,423,874.60	3,423,874.60	3,423,874.60	N/A	1		4.90

Description	CUSIP/Ticker	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Book Value	Market Value	Maturity Date	Days To Maturity	Accrued Interest	% of Portfolio
Sub Total / Average 87 - 2017 Streets Construction				1.551	3,449,735.46	3,449,735.46	3,449,735.46	3,449,735.46		1	0.00	4.94
873 - MEDC Construction												
Nations Funds MM	MF0008	Money Market	7/2/2018	1.506	1,593,884.73	1,593,884.73	1,593,884.73	1,593,884.73	N/A	1		2.28
TexStar LGIP	TEXSTAR	Local Government Investment Pool	7/31/2018	1.551	1,682,351.71	1,682,351.71	1,682,351.71	1,682,351.71	N/A	1		2.41
Sub Total / Average 873 - MEDC Construction				1.529	3,276,236.44	3,276,236.44	3,276,236.44	3,276,236.44		1	0.00	4.69
Total / Average				1.526	69,810,397.13	69,810,397.13	69,810,397.13	69,810,397.13		1	0.00	100