

## 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 three months ending December 31, 2022 of the fiscal year ending September 30, 2023.

### Significant Financial Activity through the Period

- Capital Improvements –
  - Equipment replaced, \$512,371
  - Police Station, \$2,230,966, current year - \$450,219
  - Library Expansion, \$2,349,788, current year \$108,868
- Issued –
  - \$49.2 million Combination Tax and Revenue Certification of Obligation, Series 2022A for construction of PD headquarters.
  - \$13.365 million General Obligation Refunding and Improvement Bonds, Series 2022 to refund previously issued debt and for the Mansfield Linear Park Trail Network as approved by voters. The refunding resulted in an economic gain of \$258,061.
  - \$4.925 million Combination Tax and Revenue Certification of Obligation, Series 2023 for construction of public infrastructure.

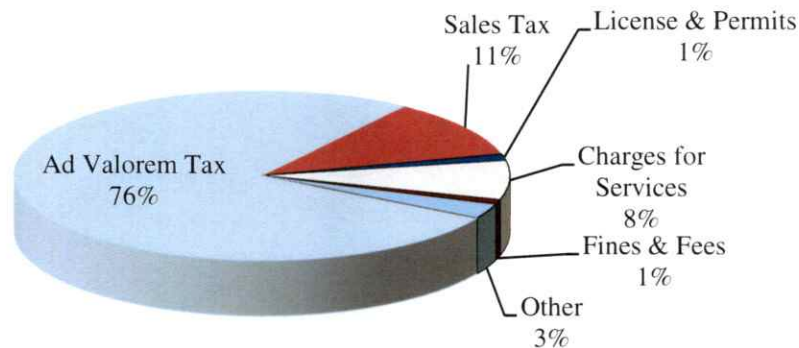
### General Fund Financial Activity

Overall general fund revenue collected as of December 31, 2022 is 37.53% of anticipated collections. Expenditures as of December 31, 2022 are in line with budgeted expectations or 21.92% of the expected expenditures have been spent as of December 31, 2022. As of December 31, 2022 the City's current net assets are at estimated results.

# City of Mansfield, Texas interim unaudited financial report for the month and three (3) month period ended December, 2022

2023

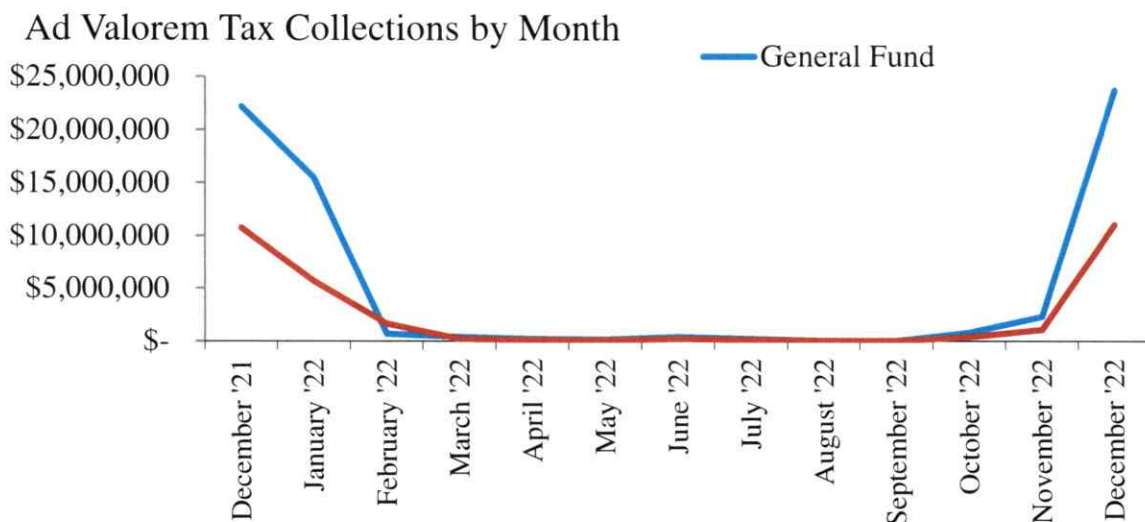
## General Fund Revenues Allocation of Receipts as of December 31, 2022



## 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 December 31, 2022 are \$23,755,734. Last year's collections were \$22,194,614 for the same period, a 7.03% increase over the prior year.

As of December 31, 2022, actual debt service property tax collections were \$11,077,128. For the same period last year, property tax collections were \$10,754,077 an increase of 3.0%.



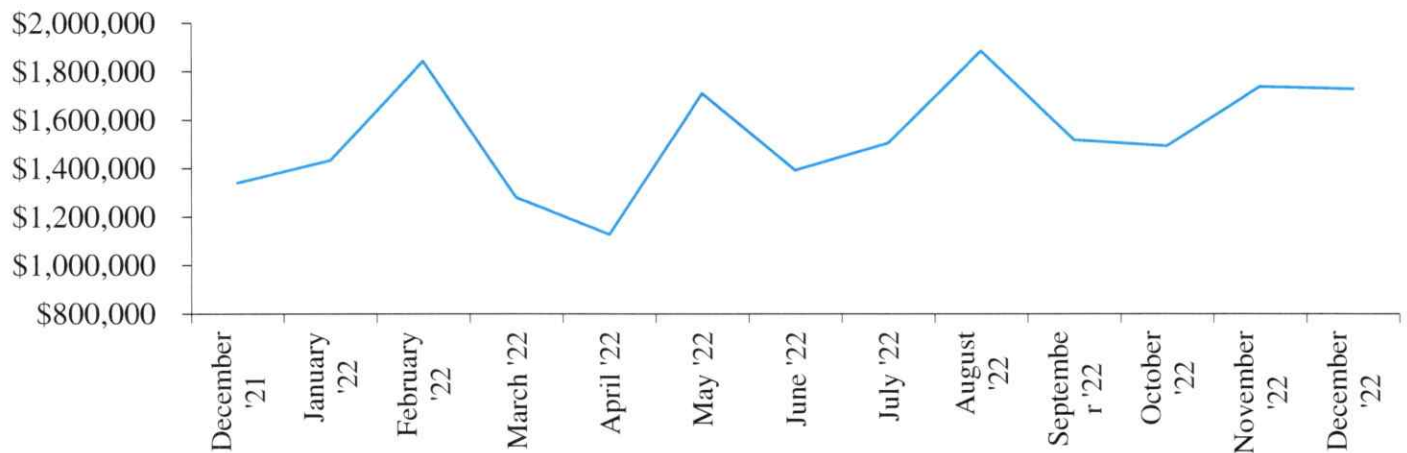
# City of Mansfield, Texas interim unaudited financial report for the month and three (3) month period ended December, 2022

2023

## Sales Tax

Sales tax per capita is \$234 as budgeted. Sales Tax collections for the period December 1, 2022 through December 31, 2022, total \$1,726,542 as compared to \$1,341,435 for the same period last year. This is an increase of 28.71% over the same period as last year.

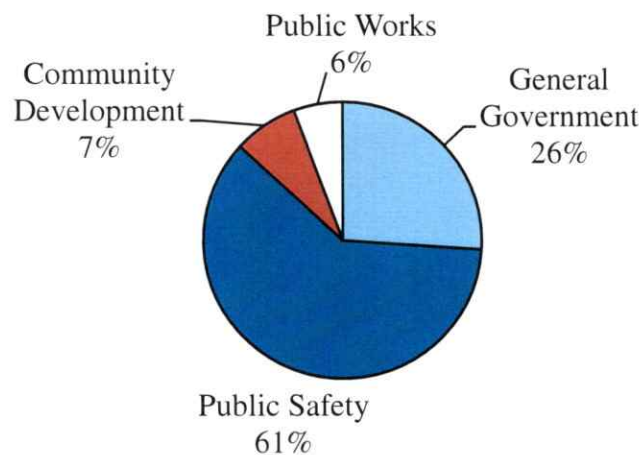
### Sales Tax Collections



## Expenditure/Uses

The City has spent \$17,782,770 of its expected expenditures of \$81,120,402 or 21.92% 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. A total of \$46,383,810 will be spent on the policing needs and fire needs of the City. Expenditures are at expectations as of December 31, 2022.

### Actual Expenses

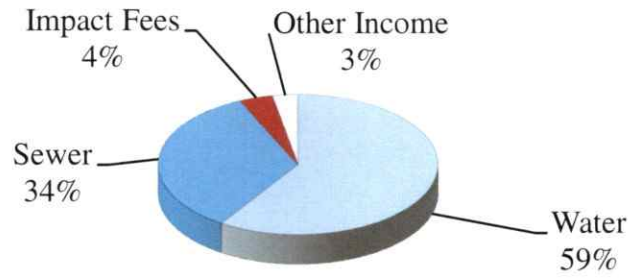




### Water & Sewer Financial Activity

Currently the Fund has collected 26.38% of its Budgeted Revenue to date or \$11,611,164 of \$44,013,662 in Budgeted Revenue.

#### Revenues



The Department's expenses are at anticipated levels to date. The overall expenditure activity of the fund (excluding depreciation) indicates 22.84% of the budgeted expenses to date. The costs of raw water and sewer treatment are within budgeted estimates.

#### INVESTMENT SCHEDULE:

A schedule of investments is included in your packet for the period ending on December 31, 2022.



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## SCHEDULE OF INVESTMENTS 56

## 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**  
**December 31, 2022 and 2021 (Unaudited)**

<b>General Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash and Investments	\$ 43,479,361	\$ 36,040,514
Receivables:		
Current Year Taxes	20,935,349	16,086,587
Delinquent Taxes (Net of Allowance of \$1,494,210)	-	-
Accounts (Net of Allowance of \$249,600)	468,014	1,747,000
Ambulance	1,292,595	759,313
Municipal Court	78,174	42,342
Due From Other Funds	1,791,139	1,791,139
Capital Assets (net of accumulated depreciation)	<u>510,415,281 *</u>	<u>483,749,129</u>
Total Assets	<u>\$ 578,459,913</u>	<u>\$ 540,216,025</u>
<u>DEFERRED OUTFLOW OF RESOURCES</u>		
Total Deferred Outflows of Resources	<u>17,469,778</u>	<u>14,321,116</u>
Total Assets and Deferred Outflows of Resources	<u><u>595,929,691</u></u>	<u><u>554,537,141</u></u>
<u>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ -	\$ 320,663
Accrued Liabilities	474,685	517,861
Deferred Revenue	22,306,115	16,595,138
Noncurrent liabilities:		
Due within one year	17,254,199 *	16,071,071
Due in more than one year	<u>177,265,109 *</u>	<u>184,342,253</u>
Total Liabilities	<u>217,300,108</u>	<u>217,846,986</u>
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Total Deferred Inflows of Resources	<u>23,001,516</u>	<u>25,420,164</u>
<u>FUND BALANCES:</u>		
Invested in capital assets, net of related debt	315,895,973 *	283,335,805
Assigned for deferred outflows/inflows	(5,531,738)	(11,099,048)
Unassigned	<u>45,263,832</u>	<u>39,033,234</u>
Total Fund Balances	<u>355,628,067</u>	<u>311,269,991</u>
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	<u><u>\$ 595,929,691</u></u>	<u><u>\$ 554,537,141</u></u>

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

\* Does not conform with Generally Accepted Accounting Principles 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 Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>General Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>	<b>FY23 ORIGINAL BUDGET</b>	<b>FY23 POSITIVE (NEGATIVE) BUDGET</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
<b>REVENUES:</b>							
Taxes	\$ 22,594,123	\$ 19,885,778	\$ 27,650,688	\$ 27,008,852	\$ 71,431,764	\$ (43,781,076)	38.71%
License And Permits	117,756	261,734	389,924	911,151	2,765,675	(2,375,751)	14.10%
Grant Revenue	111,400	82,219	111,400	82,719	200,000	(88,600)	55.70%
Charges For Services	1,028,689	454,711	2,301,082	1,490,937	6,669,557	(4,368,475)	34.50%
Fines And Fees	96,788	73,393	286,458	255,515	1,586,638	(1,300,180)	18.05%
Interest Earnings	70,814	-	181,872	457	30,000	151,872	606.24%
Miscellaneous	152,842	43,814	386,437	230,890	733,645	(347,208)	52.67%
<b>Total Revenues</b>	<b>24,172,412</b>	<b>20,801,649</b>	<b>31,307,861</b>	<b>29,980,521</b>	<b>83,417,279</b>	<b>(52,109,419)</b>	<b>37.53%</b>
<b>EXPENDITURES:</b>							
General Government	1,679,968	2,035,365	4,627,805	4,577,523	22,081,462	17,453,654	20.96%
Public Safety	3,483,737	4,981,906	10,811,680	10,830,698	46,383,810	35,572,128	23.31%
Public Works	559,719	427,117	1,010,532	839,070	6,270,919	5,260,387	16.11%
Community Development	491,328	570,260	1,332,753	1,281,912	6,384,211	5,051,458	20.88%
<b>Total Expenditures</b>	<b>6,214,752</b>	<b>8,014,648</b>	<b>17,782,770</b>	<b>17,529,203</b>	<b>81,120,402</b>	<b>63,337,627</b>	<b>21.92%</b>
<b>EXCESS REVENUES OVER(UNDER) EXPENDITURES</b>	<b>17,957,660</b>	<b>12,787,001</b>	<b>13,525,091</b>	<b>12,451,318</b>	<b>2,296,877</b>		
<b>OTHER FINANCING SOURCES (USES)</b>							
Reserve/Contingency	-	-	-	-	(855,667)	(855,667)	0.00%
Sale of Capital Assets, net	-	-	-	-	-	-	0.00%
Financing, net	-	-	-	-	-	-	0.00%
Sources	-	-	-	-	4,107,689	4,107,689	0.00%
(Uses)	-	(780,866)	-	(811,989)	(5,548,899)	(5,548,899)	0.00%
<b>Total Other Financing Sources (Uses)</b>	<b>-</b>	<b>(780,866)</b>	<b>-</b>	<b>(811,989)</b>	<b>(2,296,877)</b>	<b>(2,296,877)</b>	<b>0.00%</b>
<b>EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES</b>	<b>17,957,660</b>	<b>12,006,135</b>	<b>13,525,091</b>	<b>11,639,329</b>	<b>-</b>		
<b>FUND BALANCE</b>							
BEGINNING	27,306,172	27,027,099	31,738,741	27,393,905	21,934,063		
ENDING	\$ 45,263,832	\$ 39,033,234	\$ 45,263,832	\$ 39,033,234	\$ 21,934,063		

City of Mansfield, Texas

**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

General Fund	FY23 MONTH TO DATE	FY22 MONTH TO DATE	FY23 YEAR TO DATE	FY22 YEAR TO DATE	FY23 ORIGINAL BUDGET	FY23 POSITIVE (NEGATIVE) BUDGET	FY23 PERCENT COLLECTED TO BUDGET
<b>REVENUES:</b>							
Taxes-Current	\$ 20,355,402	\$ 18,387,271	\$ 23,446,044	\$ 22,067,299	\$ 48,578,197	\$ (25,132,153)	48.26%
Taxes-Prior	301,268	85,831	309,690	127,315	174,144	135,546	177.84%
Gas Royalty Income	85,500	25,626	234,000	399,398	435,476	(201,476)	53.73%
Franchise Taxes	-	-	30,585	-	3,758,658	(3,728,073)	0.81%
Sales Taxes	1,729,178	1,344,491	3,471,876	4,303,126	18,037,274	(14,565,398)	19.25%
Mix Drink Taxes	26,800	25,334	52,988	71,271	247,749	(194,761)	21.39%
Delinquent P& I	95,975	17,225	105,505	40,443	200,266	(94,761)	52.68%
Total Taxes	22,594,123	19,885,778	27,650,688	27,008,852	71,431,764	(43,781,076)	38.71%
<b>LICENSE &amp; PERMITS</b>							
Building Permits	101,832	176,831	297,972	689,859	2,099,706	(1,801,734)	14.19%
Other Lic/Permits	15,924	84,903	91,952	221,292	665,969	(574,017)	13.81%
Total License & Permits	117,756	261,734	389,924	911,151	2,765,675	(2,375,751)	14.10%
GRANT REVENUE	111,400	82,219	111,400	82,719	200,000	(88,600)	55.70%
<b>CHARGES FOR SERVICES</b>							
Sanitation	373,872	357,212	1,028,328	989,400	4,241,222	(3,212,894)	24.25%
Ambulance Services	133,301	97,499	372,753	371,257	1,888,335	(1,515,582)	19.74%
Fines & Fees-Engineering	521,516	-	900,001	130,280	540,000	360,001	166.67%
Total Charges For Services	1,028,689	454,711	2,301,082	1,490,937	6,669,557	(4,368,475)	34.50%
<b>FINES &amp; FEES</b>							
Fines & Fees-Court	71,170	61,552	211,809	196,017	843,873	(632,064)	25.10%
Fines & Fees-Other	25,618	11,841	74,649	59,498	742,765	(668,116)	10.05%
Total Fines & Fees	96,788	73,393	286,458	255,515	1,586,638	(1,300,180)	18.05%
INTEREST EARNINGS	70,814	-	181,872	457	30,000	151,872	606.24%
<b>MISCELLANEOUS</b>							
Jail Contract Housing	0	0	27,369	77,213	324,293	(296,924)	8.44%
Certificate Of Occupancy	0	840	1,560	3,180	14,400	(12,840)	10.83%
Mowing	28,218	740	30,693	3,040	-	30,693	0.00%
Sale Of Property	0	0	0	0	15,000	(15,000)	0.00%
Zoning Fees	500	9,700	20,000	26,200	78,000	(58,000)	25.64%
Health & Rent Inspection Fees	18,139	0	69,114	0	239,991	(170,877)	28.80%
Miscellaneous	105,985	32,534	237,701	121,257	61,961	175,740	383.63%
Total Miscellaneous	152,842	43,814	386,437	230,890	733,645	(347,208)	52.67%
Total Revenues	\$ 24,172,412	\$ 20,801,649	\$ 31,307,861	\$ 29,980,521	\$ 83,417,279	\$ (52,109,419)	37.53%



City of Mansfield, Texas

**Statement of Activites - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

General Fund	FY23 MONTH TO DATE	FY22 MONTH TO DATE	FY23 YEAR TO DATE	FY22 YEAR TO DATE	FY23 ORIGINAL BUDGET	FY23 POSITIVE (NEGATIVE) BUDGET	FY23 PERCENT COLLECTED TO BUDGET
<b>EXPENDITURES:</b>							
<b>GENERAL GOVERNMENT</b>							
Non-departmental	\$ 268,338	\$ 359,851	\$ 557,019	\$ 696,151	\$ 3,404,728	\$ 2,847,709	16.36%
City Council	9,817	1,735	88,246	50,622	374,372	286,126	23.57%
Intern Program	3,730	-	10,556	-	42,781	32,225	24.67%
Administration	133,582	224,983	470,085	448,452	1,806,672	1,336,587	26.02%
Legal	-	57,754	530	57,754	332,500	331,970	0.16%
Human Resources	92,607	135,085	235,642	273,466	1,238,326	1,002,684	19.03%
Finance & Accounting	97,921	120,111	226,979	238,818	1,395,889	1,168,910	16.26%
Budget & Purchasing	26,785	46,099	70,777	105,071	397,568	326,791	17.80%
Tax Collection	-	19,706	289,378	281,309	400,832	111,454	72.19%
Information Technology	129,502	132,888	329,678	302,630	1,250,723	921,045	26.36%
Sanitation	295,159	293,171	588,794	586,143	3,468,064	2,879,270	16.98%
Public Records	32,366	26,133	80,833	48,028	415,656	334,823	19.45%
City Secretary	43,516	58,502	120,407	120,475	512,963	392,556	23.47%
Planning Administration	103,011	152,853	269,657	307,800	1,310,730	1,041,073	20.57%
Construction Codes Boards	-	-	-	-	23,179	23,179	0.00%
Planning/Zoning Comm	669	9	1,977	575	21,836	19,859	9.05%
Engineering	86,086	72,266	181,187	156,169	477,347	296,160	37.96%
Development Services	20,339	26,431	176,398	187,144	367,505	191,107	48.00%
Building Inspection	163,966	132,807	354,348	296,100	2,136,892	1,782,544	16.58%
Code Compliance	42,262	61,122	132,901	138,851	790,627	657,726	16.81%
Rental & Health Inspection	35,765	5,705	104,286	13,594	549,810	445,524	18.97%
Building Maintenance	94,547	108,154	338,127	268,371	1,362,462	1,024,335	24.82%
Total	1,679,968	2,035,365	4,627,805	4,577,523	22,081,462	17,453,654	20.96%
<b>PUBLIC SAFETY</b>							
Police Administration	144,417	180,870	409,688	705,289	1,916,803	1,507,115	21.37%
Communications	273,048	545,385	1,262,668	918,569	3,949,971	2,687,303	31.97%
Patrol	786,608	1,060,318	2,360,102	2,271,794	11,247,178	8,887,076	20.98%
CID And Narcotics	291,593	374,161	847,532	838,938	3,791,902	2,944,370	22.35%
Jail Operations	130,781	162,947	385,606	377,746	1,471,820	1,086,214	26.20%
Animal Control	69,628	84,307	196,032	203,798	875,715	679,683	22.39%
CVE Traffic Enforcement	24,549	36,606	80,833	83,661	470,195	389,362	17.19%
Traffic Enforcement	52,493	83,098	149,524	175,021	673,878	524,354	22.19%
K-9 Patrol	11,532	14,551	35,599	34,282	169,524	133,925	21.00%
COPS	68,931	119,497	207,510	256,455	700,493	492,983	29.62%
Municipal Court	44,391	40,992	156,037	147,391	697,215	541,178	22.38%
Training	63,945	104,859	163,458	242,857	835,342	671,884	19.57%
Police Grant Expenditures	33,825	49,403	102,779	106,428	430,074	327,295	23.90%
Fire Administration	202,667	262,630	534,978	541,559	2,186,443	1,651,465	24.47%
Fire Prevention	66,492	96,464	203,073	198,184	873,148	670,075	23.26%
Emergency Management	71,118	84,710	259,110	196,091	1,174,245	915,135	22.07%
Fire Operations	1,147,719	1,681,108	3,457,151	3,532,635	14,919,864	11,462,713	23.17%
Total	3,483,737	4,981,906	10,811,680	10,830,698	46,383,810	35,572,128	23.31%

City of Mansfield, Texas

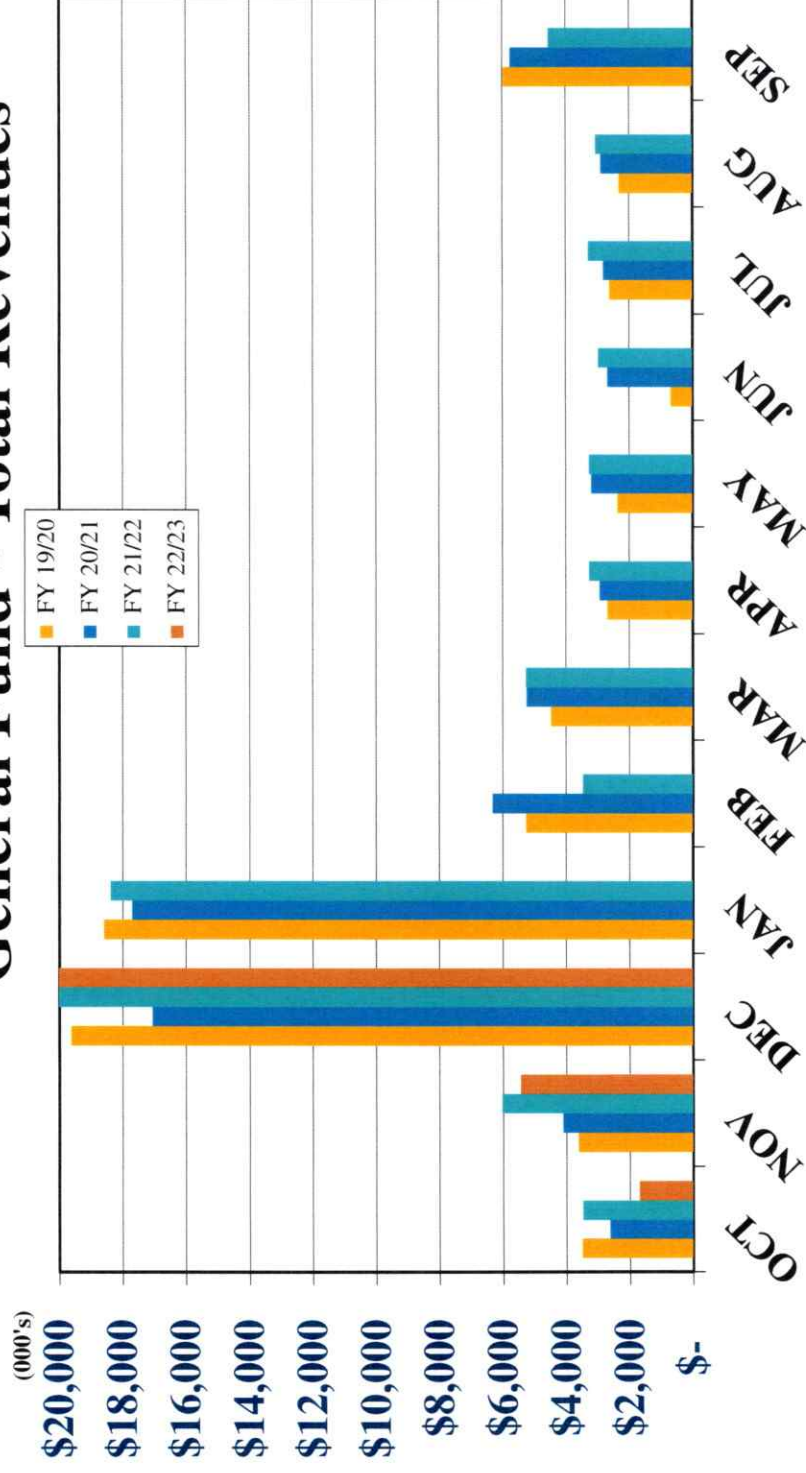
**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>General Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>	<b>FY23 ORIGINAL BUDGET</b>	<b>FY23 POSITIVE (NEGATIVE) BUDGET</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
<b>PUBLIC WORKS</b>							
Street Maintenance	559,719	427,117	1,010,532	839,070	6,270,919	5,260,387	16.11%
Traffic Control	-	-	-	-	-	-	0.00%
<b>Total</b>	<b>559,719</b>	<b>427,117</b>	<b>1,010,532</b>	<b>839,070</b>	<b>6,270,919</b>	<b>5,260,387</b>	<b>16.11%</b>
<b>COMMUNITY SERVICES</b>							
Parks & Recreation Operations	142,731	204,735	392,887	480,355	2,547,837	2,154,950	15.42%
Communications & Marketing	69,164	71,499	190,276	166,351	917,531	727,255	20.74%
Downtown Parking	-	-	-	2,463	-	-	0.00%
Senior Citizens	32,370	38,362	83,453	83,852	361,436	277,983	23.09%
Cultural Services	115,260	109,751	313,043	206,098	798,314	485,271	39.21%
Library	131,803	145,913	353,094	342,793	1,759,093	1,405,999	20.07%
<b>Total</b>	<b>491,328</b>	<b>570,260</b>	<b>1,332,753</b>	<b>1,281,912</b>	<b>6,384,211</b>	<b>5,051,458</b>	<b>20.88%</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 6,214,752</b>	<b>\$ 8,014,648</b>	<b>\$ 17,782,770</b>	<b>\$ 17,529,203</b>	<b>\$ 81,120,402</b>	<b>\$ 63,337,627</b>	<b>21.92%</b>
<b>EXCESS REVENUES OVER(UNDER) EXPENDITURES</b>	<b>17,957,660</b>	<b>12,787,001</b>	<b>13,525,091</b>	<b>12,451,318</b>	<b>2,296,877</b>		
<b>OTHER FINANCING SOURCES (USES)</b>							
<b>SOURCES:</b>							
Utility Fund-Transfer	-	-	-	-	2,444,687	2,444,687	0.00%
MEDC - Transfer	-	-	-	-	241,400	241,400	0.00%
Transfer	-	-	-	-	1,421,602	1,421,602	0.00%
Bond Proceeds	-	-	-	-	-	-	0.00%
Premiums on Bond Issuance	-	-	-	-	-	-	0.00%
Sale of Capital Assets, net	-	-	-	-	-	-	0.00%
<b>Total Other Financing Sources</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>4,107,689</b>	<b>4,107,689</b>	<b>0.00%</b>
<b>(USES):</b>							
Land	-	-	-	-	-	-	0.00%
MPFDC	-	-	-	-	(321,132)	(321,132)	0.00%
Transfers	-	-	-	-	(2,662,245)	(2,662,245)	0.00%
PFA Insurance	-	(780,866)	-	(780,866)	(1,094,365)	(1,094,365)	109.99%
Economic Incentives	-	-	-	(31,123)	(1,471,157)	(1,471,157)	3.38%
Discount on Bond Issuance	-	-	-	-	-	-	0.00%
Bond Issuance Costs	-	-	-	-	-	-	0.00%
Reserve/Contingency	-	-	-	-	(855,667)	(855,667)	575.52%
<b>Total Other Financing Uses</b>	<b>-</b>	<b>(780,866)</b>	<b>-</b>	<b>(811,989)</b>	<b>(6,404,566)</b>	<b>(6,404,566)</b>	<b>28.99%</b>
<b>Total Other Financing Sources (Uses)</b>	<b>-</b>	<b>(780,866)</b>	<b>-</b>	<b>(811,989)</b>	<b>(2,296,877)</b>	<b>(2,296,877)</b>	
<b>EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES</b>	<b>17,957,660</b>	<b>12,006,135</b>	<b>13,525,091</b>	<b>11,639,329</b>	<b>-</b>		
<b>UNRESERVED FUND BALANCE</b>							
<b>BEGINNING</b>	<b>27,306,172</b>	<b>27,027,099</b>	<b>31,738,741</b>	<b>27,393,905</b>	<b>21,934,063</b>		
<b>ENDING</b>	<b>\$ 45,263,832</b>	<b>\$ 39,033,234</b>	<b>\$ 45,263,832</b>	<b>\$ 39,033,234</b>	<b>\$ 21,934,063</b>		



# CITY OF MANSFIELD

## General Fund - Total Revenues

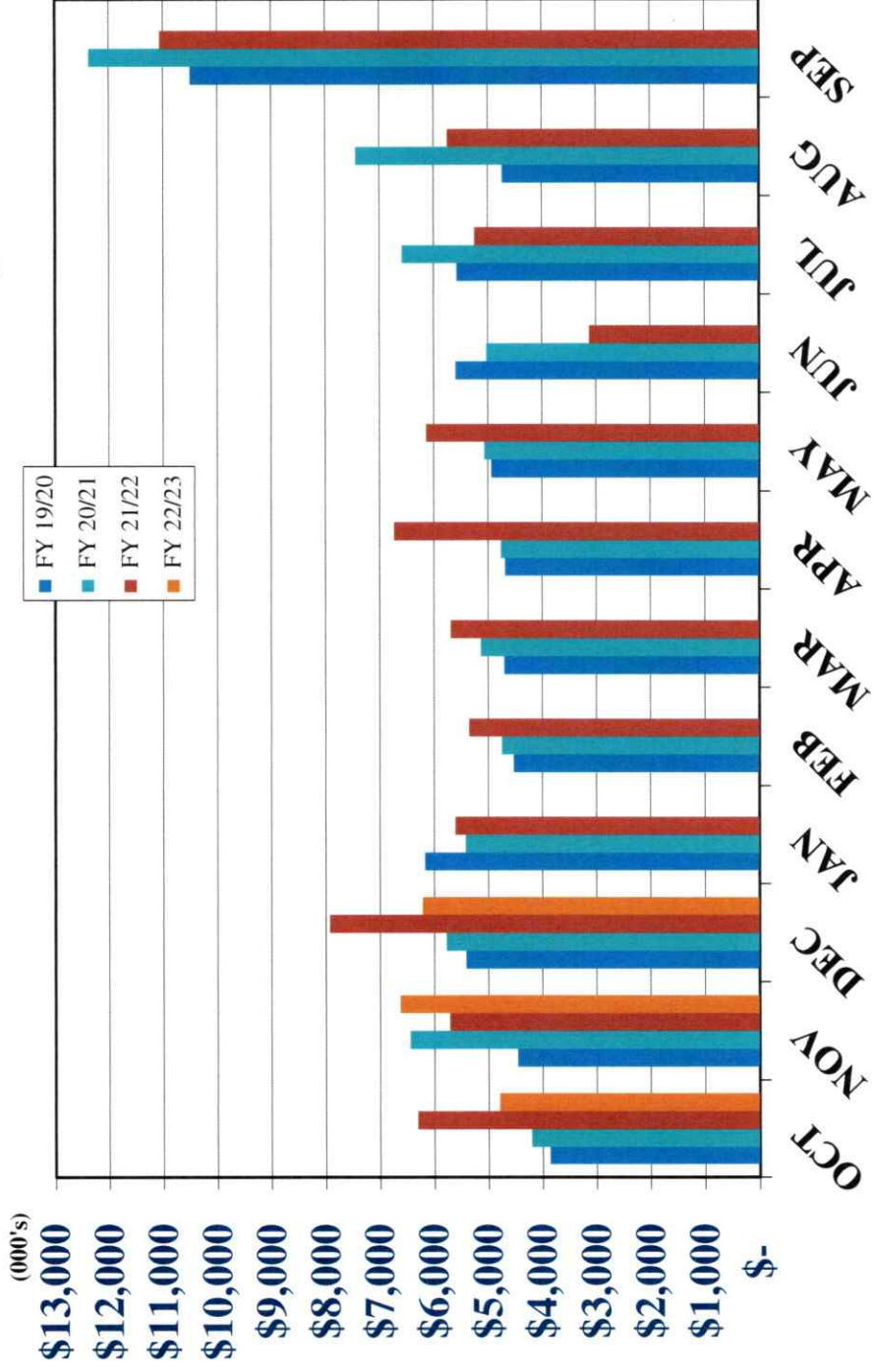






# CITY OF MANSFIELD

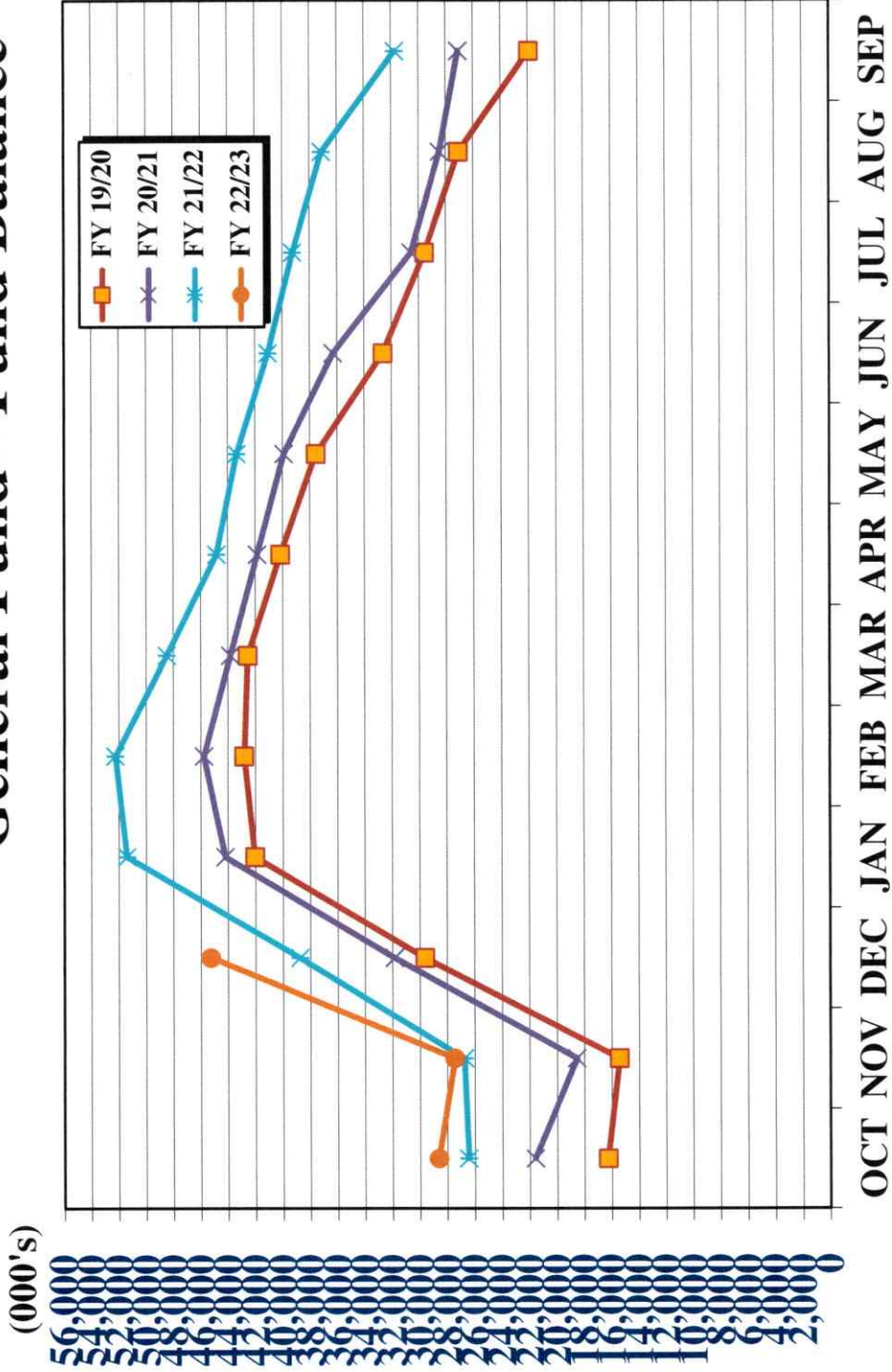
## General Fund - Total Expenditures





# CITY OF MANSFIELD

## General Fund - Fund Balance



## 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 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 South Pointe 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**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Tax Increment Reinvestment Zone Fund One</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 7,670,394	\$ 5,832,667
Due From Other Funds	24,581	24,581
	<hr/>	<hr/>
Total Assets	<u>\$ 7,694,975</u>	<u>\$ 5,857,248</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 524,769	\$ 604,987
Retainage Payable	-	-
	<hr/>	<hr/>
Total Liabilities	<u>524,769</u>	<u>604,987</u>
FUND BALANCES:		
Fund Balance	7,128,201	5,252,236
Excess Revenues Over Expenditures	42,005	25
	<hr/>	<hr/>
Total Fund Balances	<u>7,170,206</u>	<u>5,252,261</u>
Total Liabilities And Fund Balances	<u>\$ 7,694,975</u>	<u>\$ 5,857,248</u>

City of Mansfield, Texas

**Comparative Statement of Activities**

**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Tax Increment Reinvestment Zone Fund Number One</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
<u>REVENUES:</u>				
Taxes, Penalties, And Interest	\$ -	\$ -	-	-
Interest Income	16,239	-	42,005	25
Total Revenues	16,239	-	42,005	25
<u>EXPENDITURES:</u>				
General Government	-	-	-	-
Debt Service -				
Principal Retirement	-	-	-	-
Interest	-	-	-	-
Lease Payments	-	-	-	-
Bond Issuance Cost	-	-	-	-
Fiscal Charges	-	-	-	-
Total Expenditures	-	-	-	-
Excess Of Revenues Over (Under) Expenditures	16,239	-	42,005	25
<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	16,239	-	42,005	25
FUND BALANCE, BEGINNING	7,153,967	5,252,261	7,128,201	5,252,236
FUND BALANCE, ENDING	\$ 7,170,206	\$ 5,252,261	\$ 7,170,206	\$ 5,252,261

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Tax Increment Reinvestment Zone Fund Two</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ -	\$ 276,999
Receivable	700,000	700,000
	<hr/>	<hr/>
Total Assets	<u>\$ 700,000</u>	<u>\$ 976,999</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 1,182,881	\$ -
Due To Other Funds	1,791,139	1,791,139
Retainage Payable	-	-
	<hr/>	<hr/>
Total Liabilities	<u>2,974,020</u>	<u>1,791,139</u>
FUND BALANCES:		
Fund Balance	(519,518)	(814,140)
Excess Revenues Over Expenditures	(1,754,502)	-
	<hr/>	<hr/>
Total Fund Balances	<u>(2,274,020)</u>	<u>(814,140)</u>
Total Liabilities And Fund Balances	<u>\$ 700,000</u>	<u>\$ 976,999</u>

City of Mansfield, Texas

**Comparative Statement of Activites**

**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Tax Increment Reinvestment Zone Fund Number Two</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
<u>REVENUES:</u>				
Taxes, Penalties, And Interest	\$ -	\$ -	\$ -	\$ -
Interest Income	-	-	-	-
Total Revenues	-	-	-	-
<u>EXPENDITURES:</u>				
General Government	169,562	-	1,754,502	-
Debt Service -				
Principal Retirement	-	-	-	-
Interest	-	-	-	-
Lease Payments	-	-	-	-
Bond Issuance Cost	-	-	-	-
Fiscal Charges	-	-	-	-
Total Expenditures	169,562	-	1,754,502	-
Excess Of Revenues Over (Under) Expenditures	(169,562)	-	(1,754,502)	-
<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	(169,562)	-	(1,754,502)	-
FUND BALANCE, BEGINNING	(2,104,458)	(814,140)	(519,518)	(814,140)
FUND BALANCE, ENDING	<u>\$ (2,274,020)</u>	<u>\$ (814,140)</u>	<u>\$ (2,274,020)</u>	<u>\$ (814,140)</u>

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Hotel/Motel Occupancy Tax Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 2,055,043	\$ 1,536,561
Accounts Receivable	1,996	2,577
Total Assets	<u>\$ 2,057,039</u>	<u>\$ 1,539,138</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accrued Liabilities	<u>\$ 12,197</u>	<u>\$ 13,401</u>
Total Liabilities	<u>12,197</u>	<u>13,401</u>
FUND BALANCES:		
Fund Balance	1,960,047	1,492,876
Excess Revenues Over Expenditures	<u>84,795</u>	<u>32,861</u>
Total Fund Balances	<u>2,044,842</u>	<u>1,525,737</u>
Total Liabilities And Fund Balances	<u>\$ 2,057,039</u>	<u>\$ 1,539,138</u>



City of Mansfield, Texas

**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Hotel/Motel Occupancy Tax Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>	<b>FY23 ORIGINAL BUDGET</b>	<b>FY23 POSITIVE (NEGATIVE) BUDGET</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
<u>REVENUES:</u>							
Hotel Occupancy Tax	\$ 104,724	\$ 65,935	\$ 166,981	\$ 132,375	\$ 956,000	\$ (789,019)	17.47%
Miscellaneous Income	\$ 1,989	\$ 5,364	7,233	8,554	-	7,233	0.00%
Total Revenues	106,713	71,299	174,214	140,929	956,000	(781,786)	18.22%
<u>EXPENDITURES:</u>							
Mansfield Historical Society	-	-	-	-	-	-	0.00%
Mansfield Invitational	-	-	-	-	-	-	0.00%
The LOT	-	-	-	-	150,000	150,000	0.00%
Mansfield Rotary Club	-	-	-	-	-	-	0.00%
Farr Best Theater	192	447	640	638	-	(640)	0.00%
Discover Historic Mansfield	-	-	-	-	-	-	0.00%
Mansfield Tourism	27,626	48,279	81,279	94,467	425,700	344,421	19.09%
Pickled Mansfield Society	-	-	-	-	73,200	73,200	0.00%
Mansfield Commission for the Arts	-	-	-	119	47,100	47,100	0.00%
Historic Landmark Commission	-	-	-	-	-	-	0.00%
Man House Museum	-	-	-	-	-	-	0.00%
Tommy King Foundation	-	-	-	-	-	-	0.00%
Sister Cities Celebration	-	-	-	-	-	-	0.00%
Friends of the Library	-	-	-	-	-	-	0.00%
Championship Basketball	-	-	-	-	10,000	10,000	0.00%
Wayfinding Program	-	4,844	-	4,844	-	-	0.00%
Reserve	7,500	8,000	7,500	8,000	-	(7,500)	0.00%
Total Expenditures	35,318	61,570	89,419	108,068	706,000	616,581	12.67%
Excess Of Revenues Over (Under) Expenditures	71,395	9,729	84,795	32,861			
FUND BALANCE, BEGINNING	1,973,447	1,516,008	1,960,047	1,492,876			
FUND BALANCE, ENDING	\$ 2,044,842	\$ 1,525,737	\$ 2,044,842	\$ 1,525,737			

**City of Mansfield, Texas**

**Comparative Budget and Cash Analysis  
For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Hotel/Motel Occupancy Tax Fund</b>	<b>Budgeted Request</b>	<b>FY23 Amount To Date</b>	<b>Available Budget</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
<b>REVENUES:</b>				
Hotel Occupancy Tax	\$ 956,000	\$ 166,981	\$ (789,019)	17.47%
Rental of Facilities	-	2,100	2,100	0.00%
Interest Income	-	5,133	5,133	-
Total Revenues	956,000	174,214	(781,786)	18.22%
<b>EXPENDITURES:</b>				
Mansfield Historical Society	250,000	-	250,000	0.00%
Mansfield Invitational	-	-	-	0.00%
The LOT	150,000	-	150,000	0.00%
Discover Historic Mansfield - Farr Best Concerts	-	640	(640)	0.00%
Mansfield Tourism	425,700	81,279	344,421	19.09%
Pickled Mansfield Society	73,200	-	73,200	0.00%
Manfield Police Dept.	-	-	-	0.00%
Mansfield Commission for the Arts	47,100	-	47,100	0.00%
Historic Landmark Commission	-	-	-	0.00%
Desert Love Film Festival	-	-	-	0.00%
Man House Museum	-	-	-	0.00%
Tommy King Foundation	-	-	-	0.00%
Sister Cities Celebration	-	-	-	0.00%
Wayfinding Program	-	-	-	0.00%
Friends of the Library	-	-	-	0.00%
Championship Basketball	10,000	-	10,000	0.00%
Reserve	-	7,500	(7,500)	0.00%
Total Expenditures	956,000	89,419	866,581	9.35%
Revenues / (Expenditures)	-	84,795	84,795	

**SUPPLEMENTAL INFORMATION: CASH ANALYSIS**

Beginning Cash Balance for Fiscal Year 2023	1,970,248
Plus: FY2023 Cash Collections	174,214
Less: FY2023 Cash Expenditures	(89,419)
Cash Balance as of December 31, 2022	2,055,043
Remaining Hotel/Motel Occupancy Funds to Collect	(789,019)
Remaining Hotel/Motel Occupancy Funds to Expend	866,581
Projected Cash Balance at September 30, 2023	2,132,605

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Mansfield Parks Facility Development Corp</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS:</u>		
Cash And Investments	\$ 8,061,456	\$ 6,703,704
Restricted Cash and Investments	6,334,784	6,068,978
Receivables:		
Accounts	<u>23,096,849</u>	<u>719,617</u>
Total Assets	<u><u>\$ 37,493,089</u></u>	<u><u>\$ 13,492,299</u></u>
<u>LIABILITIES &amp; FUND BALANCES:</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ 161,536	\$ 140,089
Other Liabilities	1,000,000	1,000,000
Deferred Revenue	<u>23,821,375</u>	<u>1,322,148</u>
Total Liabilities	<u>24,982,911</u>	<u>2,462,237</u>
<u>FUND BALANCES:</u>		
Fund Balance	12,222,104	9,776,667
Excess Revenues Over (Under) Expenditures	<u>288,074</u>	<u>1,253,395</u>
Total Fund Balances	<u>12,510,178</u>	<u>11,030,062</u>
Total Liabilities And Fund Balances	<u><u>\$ 37,493,089</u></u>	<u><u>\$ 13,492,299</u></u>

City of Mansfield, Texas

**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Mansfield Parks Facility Development Corporation</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>	<b>FY23 ORIGINAL BUDGET</b>	<b>FY23 POSITIVE (NEGATIVE) BUDGET</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
REVENUES:							
Sales Tax Revenue	\$ 600,379	\$ 408,228	\$ 933,718	\$ 1,358,495	\$ 5,860,790	\$ (4,927,072)	15.93%
Contributions	-	2,824	-	3,084	2,500	(2,500)	0.00%
Interest Earnings	20,292	-	51,608	90	1,000	50,608	5160.80%
Other Income	-	-	-	1,400	300	(300)	0.00%
MAC Revenue	126,189	180,649	295,196	491,215	2,212,200	(1,917,004)	13.34%
Lease Royalties	42,606	19,642	44,125	19,642	125,000	(80,875)	35.30%
Park Land Dedication Revenue	121,249	39,750	278,249	590,000	-	278,249	0.00%
Total Revenues	910,715	651,093	1,602,896	2,463,926	8,201,790	(6,598,894)	19.54%
EXPENDITURES:							
Administration	153,007	261,546	313,962	424,104	1,978,145	1,664,183	15.87%
Field Operations	83,994	71,524	165,476	179,242	895,287	729,811	18.48%
Community Park Operations	114,988	105,621	262,192	259,805	1,273,434	1,011,242	20.59%
Nature Education Operations	946	12,158	25,160	26,309	244,876	219,716	10.27%
Recreational Center	46,325	85,314	163,448	215,557	1,064,473	901,025	15.35%
Neighborhood Park Operations	11,393	19,658	40,852	50,174	486,756	445,904	8.39%
Quadrants	301,500	-	301,500	-	-	(301,500)	0.00%
Non-Departmental	15,711	29,071	42,232	55,340	2,579,951	2,537,719	1.64%
Total Expenditures	727,864	584,892	1,314,822	1,210,531	8,522,922	7,208,100	15.43%
EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES	182,851	66,201	288,074	1,253,395	(321,132)	609,206	-89.71%
OTHER FINANCING SOURCES (USES):							
Operating Transfers In	-	-	-	-	321,132	(321,132)	0.00%
Operating Transfers (Out)	-	-	-	-	-	-	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)	-	-	-	-	321,132	(321,132)	0.00%
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER EXPENDITURES AND OTHER FINANCING USES	182,851	66,201	288,074	1,253,395			
FUND BALANCE, BEGINNING	12,327,327	10,963,861	12,222,104	9,776,667			
FUND BALANCE, ENDING	\$ 12,510,178	\$ 11,030,062	\$ 12,510,178	\$ 11,030,062			



City of Mansfield, Texas

**Comparative Statement of Net Position**  
December 31, 2022 and 2021 (Unaudited)

<b>Mansfield Economic Development Corporation</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 13,517,433	\$ 9,368,128
Accounts Receivable	1,764	660,152
Restricted Assets:		
Cash and Investments, Projects	1,076,698	1,159,100
Fixed Assets (net of accumulated depreciation)	29,944,718	36,758,068
Total Assets	<u>\$ 44,540,613</u>	<u>\$ 47,945,448</u>
<u>LIABILITIES AND NET ASSETS</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ 5,052
Accrued Liabilities	3,240	3,240
Retainage Payable	-	20,133
Bonds Payable	19,785,000	21,635,000
Unamortized Discounts on Bonds	(125,291)	(138,685)
Unamortized Premiums	897,449	964,103
Deferred Amount on Refunding	(37,041)	(64,821)
Contract Commitments	35,032,140 *	34,013,698
Total Liabilities	<u>55,555,497</u>	<u>56,437,720</u>
NET ASSETS:		
Restricted	1,076,698	1,159,100
Unassigned	(12,091,582)	(9,651,372)
Total Net Assets	<u>(11,014,884)</u>	<u>(8,492,272)</u>
Total Liabilities & Net Assets	<u>\$ 44,540,613</u>	<u>\$ 47,945,448</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

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Mansfield Economic Development Corp.</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
OPERATING REVENUES:				
Sales Tax Revenue	\$ 864,589	\$ 672,246	\$ 1,735,938	\$ 2,151,563
Gas Royalties	-	-	-	-
Miscellaneous	-	-	-	10,608
Rental Of Facilities	-	-	-	-
Total Operating Revenues	864,589	672,246	1,735,938	2,162,171
OPERATING EXPENDITURES:				
Administration	71,686	110,267	381,948	218,344
Promotions	7,850	3,187	10,372	11,823
Retention	-	-	1,170	-
Development Plan	-	-	-	-
Projects	432	565,000	19,633	565,197
Non-Departmental	1,498	32,532	4,493	33,309
Depreciation	-	-	-	-
Total Operating Expenditures	81,466	710,986	417,616	828,673
OPERATING INCOME	783,123	(38,740)	1,318,322	1,333,498
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	29,331	-	75,365	59
Gain or (loss) on sale of property	388,613	-	388,613	-
Bonds issued	-	-	-	-
Premiums on bonds issued	-	-	-	-
Discounts on bonds issued	-	-	-	-
Amortization	-	-	-	-
Interest and fiscal charges	(500)	-	(2,274)	-
Total Nonoperating Revenue	417,444	-	461,704	59
INCOME BEFORE OPERATING TRANSFERS	1,200,567	(38,740)	1,780,026	1,333,557
OPERATING TRANSFERS:				
Operating Transfers In (Out)	-	-	-	-
CHANGE IN NET ASSETS	1,200,567	(38,740)	1,780,026	1,333,557
NET ASSETS, BEGINNING	(12,215,451)	(8,453,532)	(12,794,910)	(9,825,829)
NET ASSETS, PROJECTS	- **	-	- **	-
NET ASSETS, ENDING	\$ (11,014,884)	\$ (8,492,272)	\$ (11,014,884)	\$ (8,492,272)

\*\*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**  
**December 31, 2022 and 2021 (Unaudited)**

<b>South Pointe PID</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 365,821	\$ 294,819
Receivables:		
Current Year PID Assessment	<u>-</u>	<u>-</u>
Total Assets	<u>\$ 365,821</u>	<u>\$ 294,819</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 24,582	\$ 24,582
Deferred Revenue	<u>-</u>	<u>-</u>
Total Liabilities	<u>24,582</u>	<u>24,582</u>
FUND BALANCES:		
Fund Balance	(34,275)	(23,582)
Excess Revenues Over Expenditures	<u>375,514</u>	<u>293,819</u>
Total Fund Balances	<u>341,239</u>	<u>270,237</u>
Total Liabilities And Fund Balances	<u>\$ 365,821</u>	<u>\$ 294,819</u>

City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>South Pointe PID</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
<u>REVENUES:</u>				
PID Assessment	\$ 355,924	\$ 290,500	\$ 405,265	\$ 317,952
Penalties & Interest	-	-	1,876	1,210
Total Revenues	355,924	290,500	407,141	319,162
<u>EXPENDITURES:</u>				
General government	29,385	15,584	31,627	25,343
Public safety	-	-	-	-
Public works	-	-	-	-
Culture and recreation	-	-	-	-
Total Expenditures	29,385	15,584	31,627	25,343
Excess Of Revenues Over (Under) Expenditures	326,539	274,916	375,514	293,819
Net Change in Fund Balances	326,539	274,916	375,514	293,819
FUND BALANCE, BEGINNING	14,700	(4,679)	(34,275)	(23,582)
FUND BALANCE, ENDING	\$ 341,239	\$ 270,237	\$ 341,239	\$ 270,237

## 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**  
**December 31, 2022 and 2021 (Unaudited)**

<b>General Obligation Debt</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 15,908,599	\$ 16,115,038
Receivables:		
Current Year Taxes	9,726,172	7,787,877
Delinquent Taxes (Net of Allowance of \$738,144)	-	-
Total Assets	<u>\$ 25,634,771</u>	<u>\$ 23,902,915</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Deferred Revenue	9,726,172	7,787,877
Total Liabilities	<u>9,726,172</u>	<u>7,787,877</u>
FUND BALANCES:		
Fund Balance	5,222,453	5,365,014
Excess Revenues Over Expenditures	10,686,146	10,750,024
Total Fund Balances	<u>15,908,599</u>	<u>16,115,038</u>
Total Liabilities And Fund Balances	<u>\$ 25,634,771</u>	<u>\$ 23,902,915</u>

City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

General Obligation Debt	FY23	FY22	FY23	FY22	FY23	FY23	FY23
	MONTH TO	MONTH TO	YEAR TO	YEAR TO	ORIGINAL	OVER (UNDER)	PERCENT
	DATE	DATE	DATE	DATE	BUDGET	BUDGET	BUDGET
<b>REVENUES:</b>							
Taxes, Penalties, And Interest	\$ 9,635,315	\$ 8,942,928	\$ 11,077,128	\$ 10,754,077	\$ 16,110,269	\$ (5,033,141)	68.76%
Miscellaneous	-	-	200	76	-	200	0.00%
Interest Income	1,465	-	3,664	10	-	3,664	0.00%
Total Revenues	9,636,780	8,942,928	11,080,992	10,754,163	16,110,269	(5,029,278)	68.78%
<b>EXPENDITURES:</b>							
Debt Service -							
Principal Retirement	-	-	-	-	16,110,269	(16,110,269)	0.00%
Interest	-	-	-	-	-	-	0.00%
Lease Payments	-	-	-	-	-	-	0.00%
Bond Issuance Cost	122,829	-	141,829	-	-	141,829	0.00%
Fiscal Charges	1,038	4,139	5,177	4,139	-	5,177	0.00%
Total Expenditures	123,867	4,139	147,006	4,139	16,110,269	(15,963,263)	0.91%
Excess Of Revenues Over (Under) Expenditures	9,512,913	8,938,789	10,933,986	10,750,024			
<b>OTHER FINANCING SOURCES (USES)</b>							
Refunding Bonds Issued	8,350,000	-	8,350,000	-			
Premium on Bonds Issued	816,163	-	816,163	-			
Discounts on Bonds Issued	-	-	-	-			
Payment to Refunded Bond	(9,414,003)	-	(9,414,003)	-			
Total Other Financing Sources (Uses)	(247,840)	-	(247,840)	-			
Net Change in Fund Balances	9,265,073	8,938,789	10,686,146	10,750,024			
FUND BALANCE, BEGINNING	6,643,526	7,176,249	5,222,453	5,365,014			
FUND BALANCE, ENDING	\$ 15,908,599	\$ 16,115,038	\$ 15,908,599	\$ 16,115,038			

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Mansfield Parks Facility Development Corp. Debt Service</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 1,308,437	\$ 1,315,184
Total Assets	<u>\$ 1,308,437</u>	<u>\$ 1,315,184</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	515,416	521,660
Excess Revenues Over (Under) Expenditures	<u>788,371</u>	<u>788,874</u>
Total Fund Balances	<u>1,303,787</u>	<u>1,310,534</u>
Total Liabilities And Fund Balances	<u>\$ 1,308,437</u>	<u>\$ 1,315,184</u>

City of Mansfield, Texas

**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Mansfield Parks Facility Development Corp. Debt Service</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>	<b>FY23 ORIGINAL BUDGET</b>	<b>FY23 POSITIVE (NEGATIVE) BUDGET</b>	<b>FY23 PERCENT COLLECTED TO BUDGET</b>
<u>REVENUES:</u>							
Taxes, Penalties, And Interest	\$ 263,154	\$ 263,155	\$ 789,462	\$ 789,465	\$ 3,157,847	\$ (2,368,385)	25.00%
Other Income	-	-	-	-	-	-	0.00%
Total Revenues	263,154	263,155	789,462	789,465	3,157,847	(2,368,385)	25.00%
<u>EXPENDITURES:</u>							
Debt Service							
Principal Retirement	-	-	-	-	1,965,000	1,965,000	0.00%
Interest And Fiscal Charges	500	591	1,091	591	1,192,847	1,191,756	0.09%
Non-departmental	-	-	-	-	-	-	0.00%
Total Expenditures	500	591	1,091	591	3,157,847	3,156,756	0.03%
Excess Of Revenues Over (Under) Expenditures	262,654	262,564	788,371	788,874			
<u>OTHER FINANCING SOURCES (USES):</u>							
Bond Proceeds	-	-	-	-			
Total Other Financing Sources (Uses)	-	-	-	-			
FUND BALANCE, BEGINNING	1,041,133	1,047,970	515,416	521,660			
FUND BALANCE, ENDING	\$ 1,303,787	\$ 1,310,534	\$ 1,303,787	\$ 1,310,534			



## 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**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Street Construction Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	45,463,352	\$ 22,241,884
Receivables	-	-
Projects In Process		
Current Year	1,159	1,325,287
Prior Year		-
Total Assets	<u>\$ 45,464,511</u>	<u>\$ 23,567,171</u>
<u>LIABILITIES AND FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 101,219	\$ 55,418
Deposits	343,807	332,233
Retainage Payable	169,140	133,121
Other Liabilities	-	-
Total Liabilities	<u>614,166</u>	<u>520,772</u>
FUND BALANCES:		
Fund Balance	28,874,189	22,185,440
Excess Revenues Over (Under)		
Expenditures	<u>15,976,156</u>	<u>860,959</u>
Total Fund Balance	<u>44,850,345</u>	<u>23,046,399</u>
Total Liabilities And Fund Balance	<u>\$ 45,464,511</u>	<u>\$ 23,567,171</u>

City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Street Construction Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
REVENUES:				
Recoveries	\$ -	\$ -	\$ -	\$ -
Contributions	-	-	-	-
Intergovernmental	-	-	-	-
Roadway Impact Fees	44,594	276,603	635,767	1,005,361
Interest Income	74,372	-	347,003	173
	<hr/>	<hr/>	<hr/>	<hr/>
Total Revenues	118,966	276,603	982,770	1,005,534
EXPENDITURES:				
Administrative	1,016,332	66,573	2,564,613	144,576
Street Improvements	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Expenditures	1,016,332	66,573	2,564,613	144,576
EXCESS OF REVENUES OVER(UNDER) EXPENDITURES	(897,366)	210,030	(1,581,843)	860,959
OTHER FINANCING SOURCES (USES):				
Transfers	-	-	-	-
Bond Proceeds	16,612,569	-	16,612,569	-
Bond Issuance Costs	(179,611)	-	(179,611)	-
Premiums on Bond Issuance	1,125,041	-	1,125,041	-
Discounts on Bond Issuance	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Other Financing Sources (Uses)	17,557,999	-	17,557,999	-
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER USES	16,660,633	210,030	15,976,156	860,959
FUND BALANCE, BEGINNING	28,189,712	22,836,369	28,874,189	22,185,440
	<hr/>	<hr/>	<hr/>	<hr/>
FUND BALANCE, ENDING	\$ 44,850,345	\$ 23,046,399	\$ 44,850,345	\$ 23,046,399
	<hr/>	<hr/>	<hr/>	<hr/>

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Building Construction Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 41,405,836	\$ 17,589,247
Construction in Progress	<u>-</u>	<u>-</u>
Total Assets	<u>\$ 41,405,836</u>	<u>\$ 17,589,247</u>
 <u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	\$ 189,469	\$ 3,991
Due to Other Funds	-	-
Retainage Payable	<u>640,388</u>	<u>277,001</u>
Total Liabilities	<u>829,857</u>	<u>280,992</u>
 FUND BALANCE:	 6,766,122	 17,693,970
Excess Revenues Over (Under)		
Expenditures	<u>33,809,857</u>	<u>(385,715)</u>
Total Fund Balance	<u>40,575,979</u>	<u>17,308,255</u>
Total Liabilities And Fund Balance	<u>\$ 41,405,836</u>	<u>\$ 17,589,247</u>

City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Building Construction Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
REVENUES:				
Interest Income	\$ 7,020	\$ -	\$ 14,373	\$ 33
Rental Of Facilities	-	-	-	-
Contributions	-	-	-	-
Miscellaneous Income	70,305	-	70,305	-
Grant Revenue	-	-	-	-
Total Revenues	<u>77,325</u>	<u>-</u>	<u>84,678</u>	<u>33</u>
EXPENDITURES:				
Administration	-	-	-	-
Library	22,277	10,762	108,868	10,762
Fire Station #5	-	17,896	-	48,792
Man House	-	-	-	4,620
Wayfinding	157,734	915	157,734	8,285
Police Station	246,692	279,000	450,219	307,300
Tactical Training Facility	-	850	-	5,989
Total Expenditures	<u>426,703</u>	<u>309,423</u>	<u>716,821</u>	<u>385,748</u>
Excess Revenues Over (Under)				
Expenditures	(349,378)	(309,423)	(632,143)	(385,715)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	32,587,431	-	32,587,431	-
Bond Issuance Costs	(352,327)	-	(352,327)	-
Premiums on Bond Issuance	2,206,896	-	2,206,896	-
Discounts on Bond Issuance	-	-	-	-
Operating Transfer In (Out)	-	-	-	-
Total Other Financing Sources (Uses)	<u>34,442,000</u>	<u>-</u>	<u>34,442,000</u>	<u>-</u>
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	34,092,622	(309,423)	33,809,857	(385,715)
FUND BALANCE, BEGINNING	<u>6,483,357</u>	<u>17,617,678</u>	<u>6,766,122</u>	<u>17,693,970</u>
FUND BALANCE, ENDING	<u>\$ 40,575,979</u>	<u>\$ 17,308,255</u>	<u>\$ 40,575,979</u>	<u>\$ 17,308,255</u>



City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Equipment Replacement Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 1,757,835	\$ 766,094
Total Assets	<u>\$ 1,757,835</u>	<u>\$ 766,094</u>
<u>LIABILITIES AND FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 18,910	\$ 3,233
Retainage Payable	<u>9,538</u>	<u>-</u>
Total Liabilities	<u>\$ 28,448</u>	<u>\$ 3,233</u>
FUND BALANCE:	2,241,714	2,338,999
Excess Revenues Over Expenditures	<u>(512,327)</u>	<u>(1,576,138)</u>
Total Fund Balance	<u>1,729,387</u>	<u>762,861</u>
Total Liabilities And Fund Balance	<u>\$ 1,757,835</u>	<u>\$ 766,094</u>

City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Equipment Replacement Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Grants	-	-	-	-
Other Income	-	2,297	-	2,297
Interest Income	17	-	44	-
Total Revenues	17	2,297	44	2,297
EXPENDITURES:				
Administration	35,545	-	56,849	-
Information Services	-	-	-	30,107
Code Enforcement	-	-	-	-
Planning	-	75,587	73,727	108,538
Streets	47,784	-	59,975	-
Animal Control	-	-	-	-
City Hall	-	-	-	-
Parks Department	-	31,818	-	31,818
Library	-	-	-	-
Fire	26,308	-	29,300	1,338,472
Police Department	-	69,500	292,520	69,500
Total Expenditures	109,637	176,905	512,371	1,578,435
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(109,620)	(174,608)	(512,327)	(1,576,138)
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	(109,620)	(174,608)	(512,327)	(1,576,138)
FUND BALANCE, BEGINNING	1,839,007	937,469	2,241,714	2,338,999
FUND BALANCE, ENDING	\$ 1,729,387	\$ 762,861	\$ 1,729,387	\$ 762,861

City of Mansfield, Texas

**Comparative Statement of Net Position**  
**December 31, 2022 and 2021 (Unaudited)**

<b>Parks Construction Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 1,817,054	\$ -
Total Assets	<u>\$ 1,817,054</u>	<u>\$ -</u>
<u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	\$ (7,117)	\$ 159,541
Retainage Payable	<u>146,823</u>	<u>-</u>
Total Liabilities	<u>139,706</u>	<u>159,541</u>
FUND BALANCE:	2,568,442	(116,948)
Excess Revenues Over Expenditures	<u>(891,094)</u>	<u>(42,593)</u>
Total Fund Balance	<u>1,677,348</u>	<u>(159,541)</u>
Total Liabilities And Fund Balance	<u>\$ 1,817,054</u>	<u>\$ -</u>

City of Mansfield, Texas

**Comparative Statement of Activities**

**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Parks Construction Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Recoveries	-	-	-	-
Interest Income	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Revenues	<hr/> -	<hr/> -	<hr/> -	<hr/> -
EXPENDITURES:				
Parks Administration Building	-	-	-	-
Dog Park	-	-	-	56
FieldHouse	-	-	-	-
Matlock Community Park	-	-	-	-
Gertie Barrett Park	129,824	42,537	532,321	42,537
McClendon Park	358,773	-	358,773	-
Rose Park Improvements	-	-	-	-
Pond Branch	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Expenditures	<hr/> 488,597	<hr/> 42,537	<hr/> 891,094	<hr/> 42,593
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	<hr/> (488,597)	<hr/> (42,537)	<hr/> (891,094)	<hr/> (42,593)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	-	-	-
Bond Issuance Costs	-	-	-	-
Premiums on Bond Issuance	-	-	-	-
Discounts on Bond Issuance	-	-	-	-
Transfer In (out)	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Other Financing Sources (Uses)	<hr/> -	<hr/> -	<hr/> -	<hr/> -
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	<hr/> (488,597)	<hr/> (42,537)	<hr/> (891,094)	<hr/> (42,593)
FUND BALANCE, BEGINNING	<hr/> 2,165,945	<hr/> (117,004)	<hr/> 2,568,442	<hr/> (116,948)
FUND BALANCE, ENDING	<hr/> <hr/> \$ 1,677,348	<hr/> <hr/> \$ (159,541)	<hr/> <hr/> \$ 1,677,348	<hr/> <hr/> \$ (159,541)

## 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 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

**Comparative Statement of Net Position  
December 31, 2022 and 2021 (Unaudited)**

<b>Utility Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 37,403,055	\$ 28,650,086
Receivables:		
Accounts (net of allowance of \$1,403,401)	3,735,828	3,433,460
Inventory	975,954	475,158
Restricted Assets:		
Cash and Investments	11,306,331	15,163,696
Fixed Assets (net of accumulated depreciation)	234,135,871	222,946,105
Total Assets	287,557,039	270,668,505
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Total deferred outflows of resources	3,900,941	3,719,871
Total Assets and Deferred Outflows of Resources	\$ 291,457,980	\$ 274,388,376
<u>LIABILITIES</u>		
Accounts Payable	\$ -	\$ 13,199
Accrued Liabilities	28,279	193,447
Payable From Restricted Assets:		
Deposits	1,805,568	1,719,450
Accrued Interest	417,187	471,203
Retainage Payable	355,213	742,094
From Unrestricted Assets:		
Current	3,411,836	3,806,836
Long-Term, Net	23,881,403	27,293,240
Compensated Absences	546,268	639,041
Net OPEB liability	2,106,245	1,681,547
Total OPEB liability	179,335	165,767
Net pension liability	1,210,265	1,941,335
Total Liabilities	33,941,600	38,667,159
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Total deferred inflows of resources	2,834,939	3,095,403
<u>NET POSTION</u>		
Invested In Capital Assets (net of related debt)	205,435,071	190,836,363
Reserved for Debt Service	4,456,561	4,590,832
Reserved for Capital Projects	6,849,770	10,572,864
Unreserved	37,940,039	26,625,755
Total Net Positon	254,681,441	232,625,814
Total Liabilities, Deferred Inflows of Resources, and Net Position	\$ 291,457,980	\$ 274,388,376

City of Mansfield, Texas

**Statement of Activities - Budget and Actual**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

Utility Fund	FY23 MONTH TO DATE	FY22 MONTH TO DATE	FY23 YEAR TO DATE	FY22 YEAR TO DATE	FY23 ORIGINAL BUDGET	FY23 POSITIVE (NEGATIVE) BUDGET	FY23 PERCENT COLLECTED TO BUDGET
OPERATING REVENUES:							
Water Service	\$ 1,838,222	\$ 2,476,082	\$ 6,877,711	\$ 6,724,223	\$ 25,801,147	\$ (18,923,436)	26.66%
Sewer Service	1,180,526	1,106,688	3,944,293	3,743,428	14,943,641	(10,999,348)	26.39%
Water Penalties	41,224	-	150,494	-	250,000	(99,506)	60.20%
Water Taps	-	-	-	-	18,811	(18,811)	0.00%
Meter Set Fee	4,740	34,480	35,740	95,370	98,940	(63,200)	36.12%
Utility Miscellaneous	6,175	3,485	19,932	10,757	60,000	(40,068)	33.22%
Restore Service Fee	7,503	698	32,786	2,471	90,000	(57,214)	36.43%
Sewer Tap	-	-	-	-	2,000	(2,000)	0.00%
Water Impact Fees	63,000	289,780	317,700	1,038,880	1,500,000	(1,182,300)	21.18%
Sewer Impact Fees	32,257	148,070	131,707	507,620	1,000,000	(868,293)	13.17%
Pretreatment Fees	-	-	-	35,476	60,000	(60,000)	0.00%
Other Income	62,056	15,736	100,801	84,272	189,123	(88,322)	53.30%
Contribution	-	-	-	-	-	-	0.00%
Total Revenues	\$ 3,235,703	\$ 4,075,019	\$ 11,611,164	\$ 12,242,497	\$ 44,013,662	\$ (32,402,498)	26.38%
OPERATING EXPENSES:							
Administration	239,428	200,367	465,113	408,878	1,461,964	996,851	31.81%
Billing And Collection	64,499	73,085	207,241	168,223	962,162	754,921	21.54%
Meter Reading/Repairs	111,573	106,339	271,389	307,337	1,353,076	1,081,687	20.06%
Water Distribution	93,635	107,594	273,533	220,715	1,181,420	907,887	23.15%
Wastewater Collection	80,430	988,286	1,705,797	2,336,618	9,978,603	8,272,806	17.09%
Water Treatment	890,248	1,092,477	3,292,054	2,609,473	12,270,854	8,978,800	26.83%
Water Quality	49,869	66,275	154,186	146,776	661,634	507,448	23.30%
Water Demand Management	11,287	16,050	34,626	41,311	164,293	129,667	21.08%
Depreciation	361,512	324,856	1,072,190	964,689	-	(1,072,190)	0.00%
Total Operating Expenses	1,902,481	2,975,329	7,476,129	7,204,020	28,034,006	20,557,877	26.67%
OPERATING INCOME (LOSS)	1,333,222	1,099,690	4,135,035	5,038,477	15,979,656	(11,844,621)	
NONOPERATING REVENUES (EXPENSES):							
Non-Departmental	(95,064)	(313,096)	(259,307)	(460,520)	(10,440,969)	10,181,662	2.48%
Interest Revenue	108,850	-	277,621	350	24,000	253,621	1156.75%
Debt Service	(83,438)	(95,424)	(251,496)	(283,905)	(3,070,000)	2,818,504	8.19%
Bad Debt Expense	-	-	-	-	(48,000)	48,000	0.00%
Net Nonoperating Revenues (Expenses)	(69,652)	(408,520)	(233,182)	(744,075)	(13,534,969)	13,301,787	1.72%
INCOME (LOSS) BEFORE OPERATING TRANSFERS	1,263,570	691,170	3,901,853	4,294,402	2,444,687	1,457,166	159.61%
OPERATING TRANSFERS:							
Transfers In (Out)	-	-	-	-	(2,444,687)	2,444,687	0.00%
Net Operating Transfers	-	-	-	-	(2,444,687)	2,444,687	0.00%
CHANGE IN NET POSITION	1,263,570	691,170	3,901,853	4,294,402	-	3,901,853	
NET POSITION, BEGINNING	253,417,871	231,934,644	250,779,588	228,331,412	250,779,588	-	
NET POSITON, ENDING	\$ 254,681,441	\$ 232,625,814	\$ 254,681,441	\$ 232,625,814	\$ 250,779,588	\$ 3,901,853	

CITY OF MANSFIELD  
UTILITY FUND  
REVENUE BOND COVERAGE

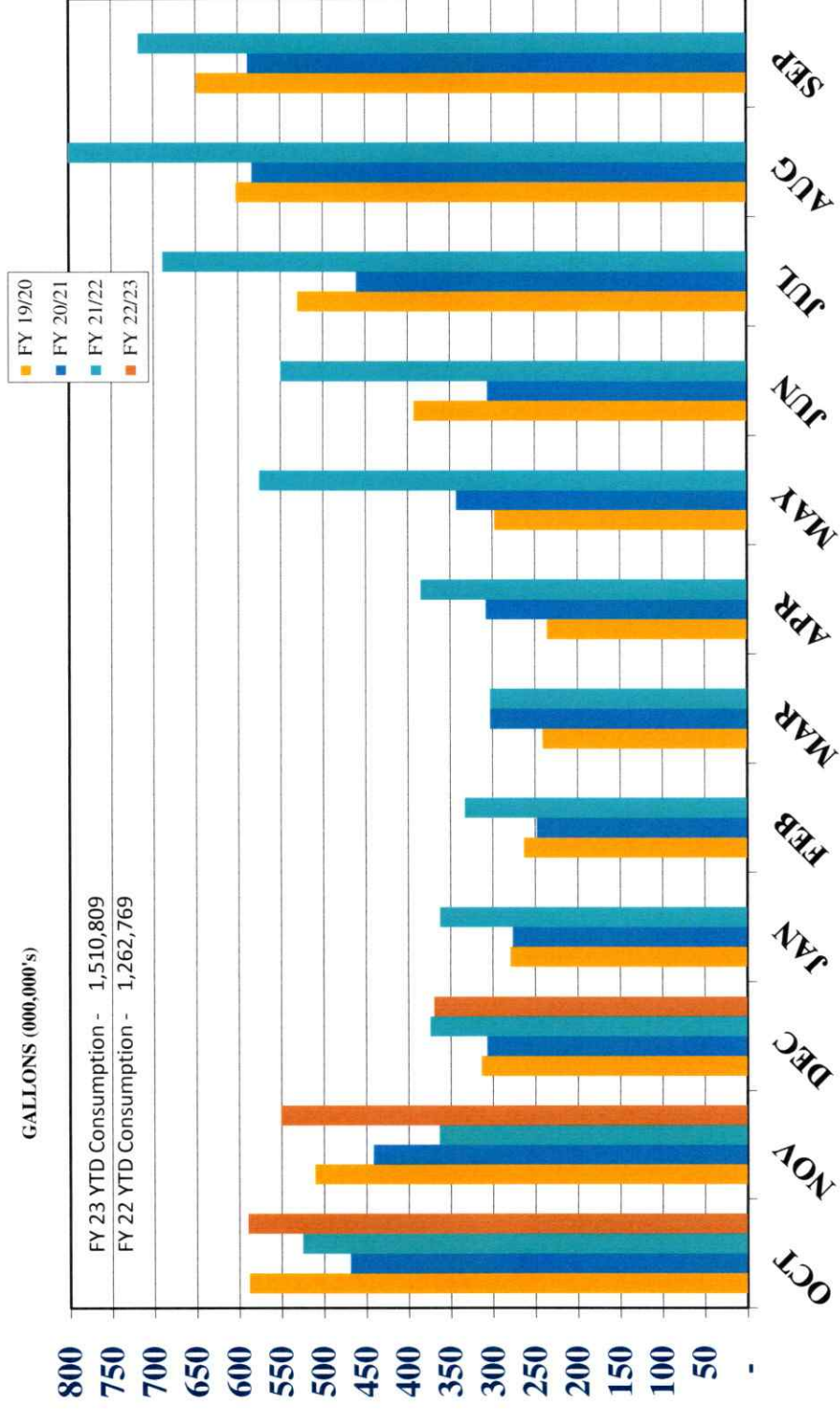
Definition of Bond Coverage:

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, 2022, 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 2022, the City achieved a 5.32 bond coverage ratio which exceeded the 1.10 required by the bond ordinance. For fiscal year 2023, the bond coverage ratio is projected at 3.93.



# CITY OF MANSFIELD

## WATER CONSUMPTION

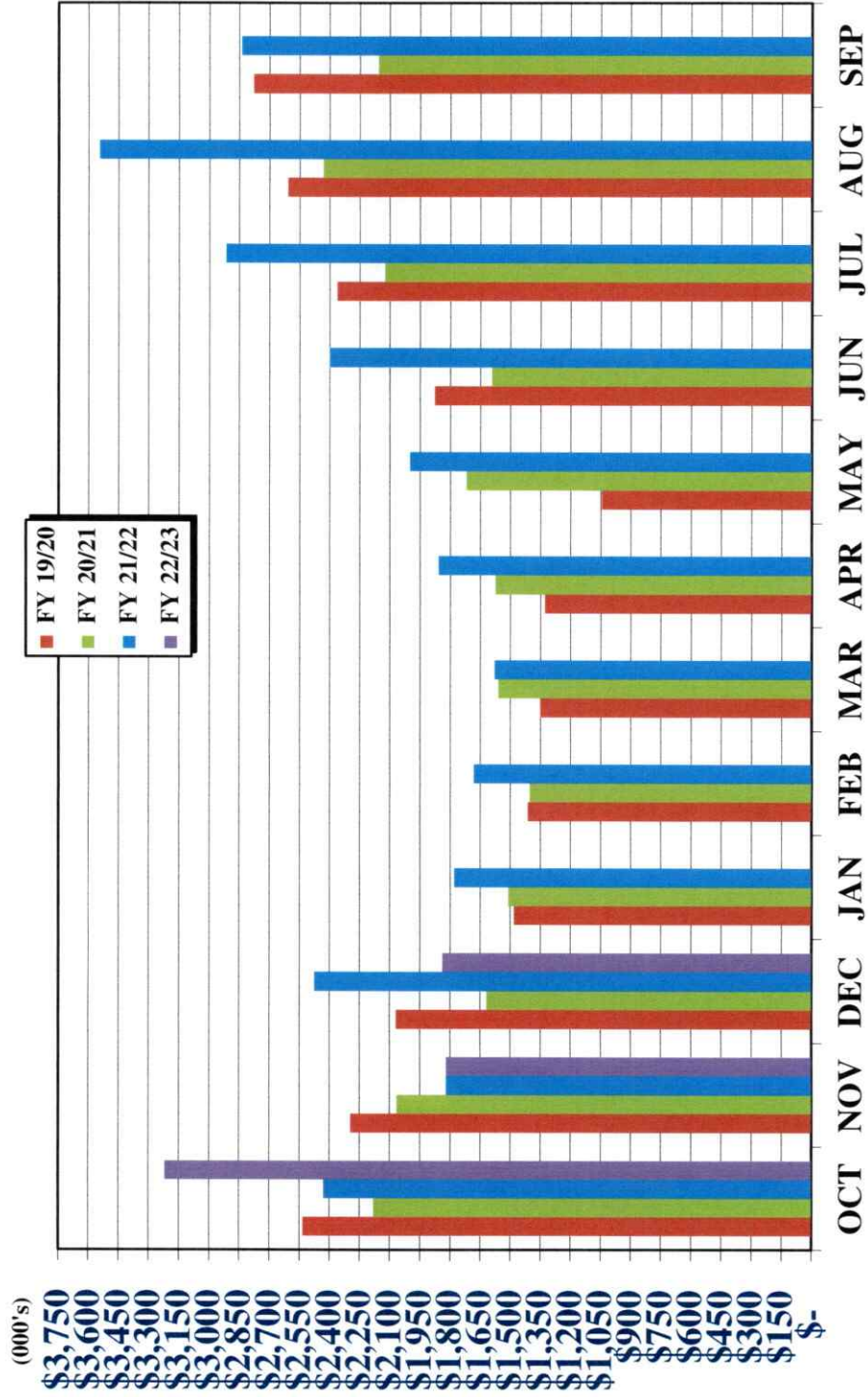






# CITY OF MANSFIELD

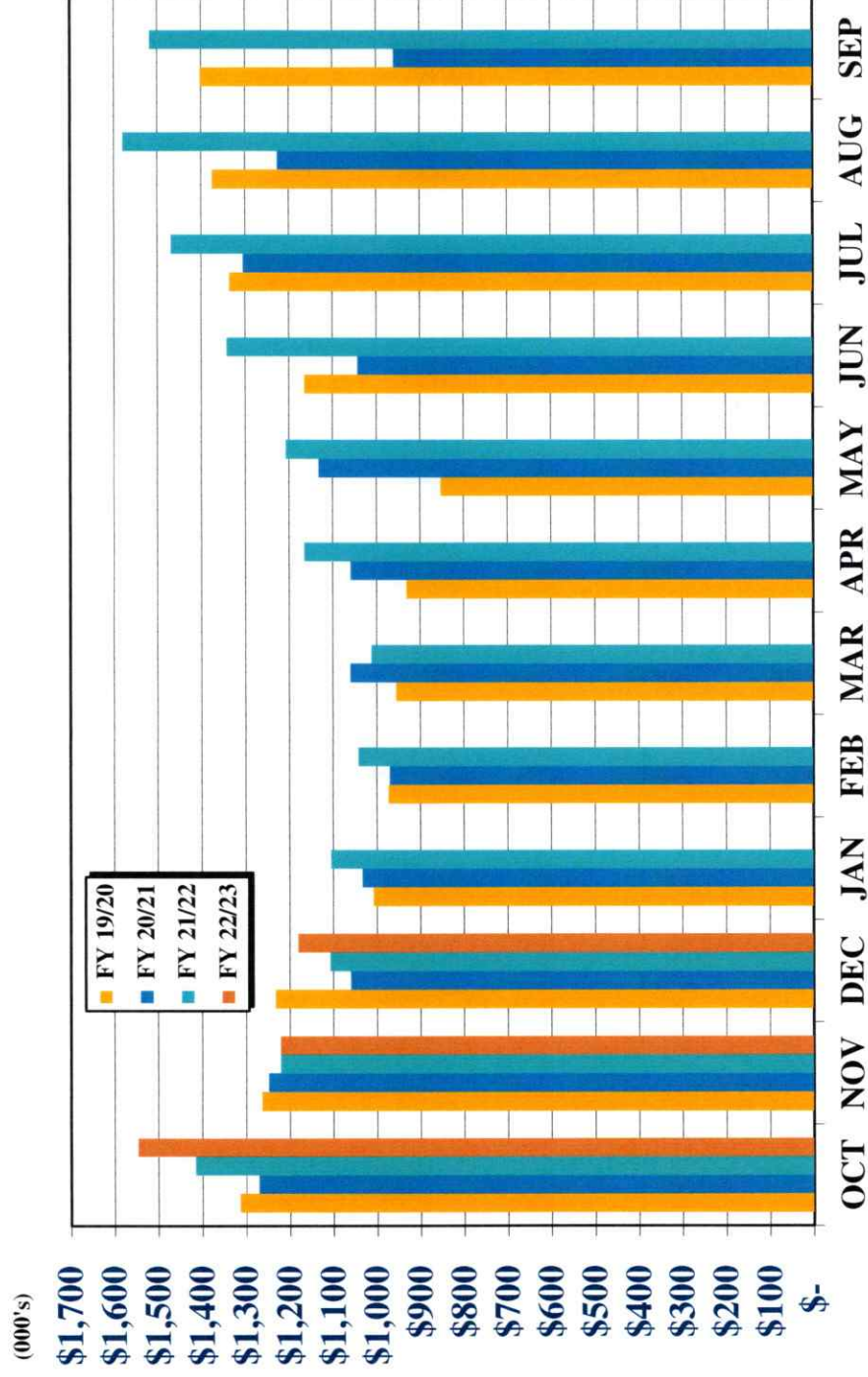
## UTILITY FUND - WATER SALES







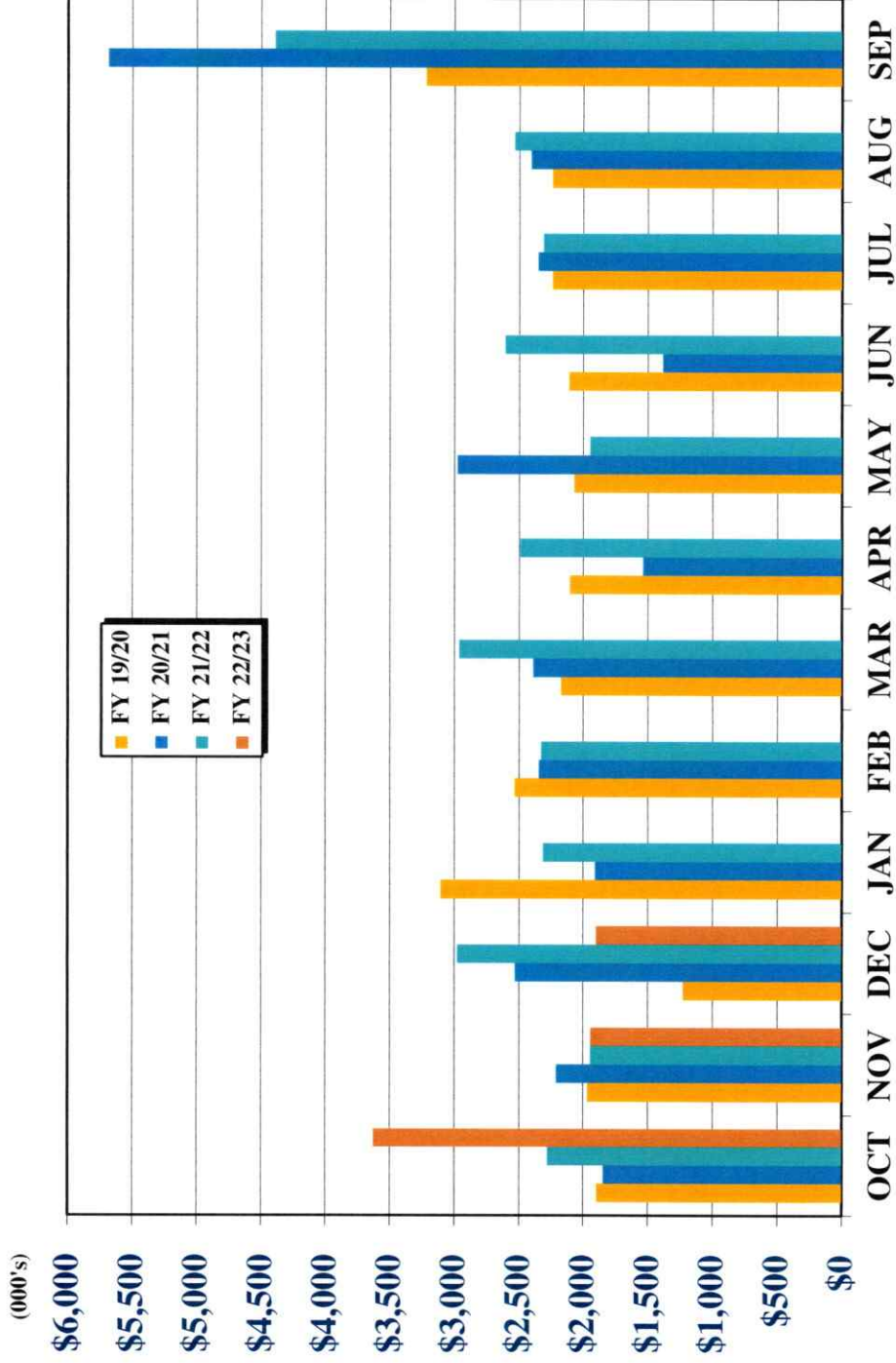
# **CITY OF MANSFIELD** **UTILITY FUND - SEWER SERVICE**





# CITY OF MANSFIELD

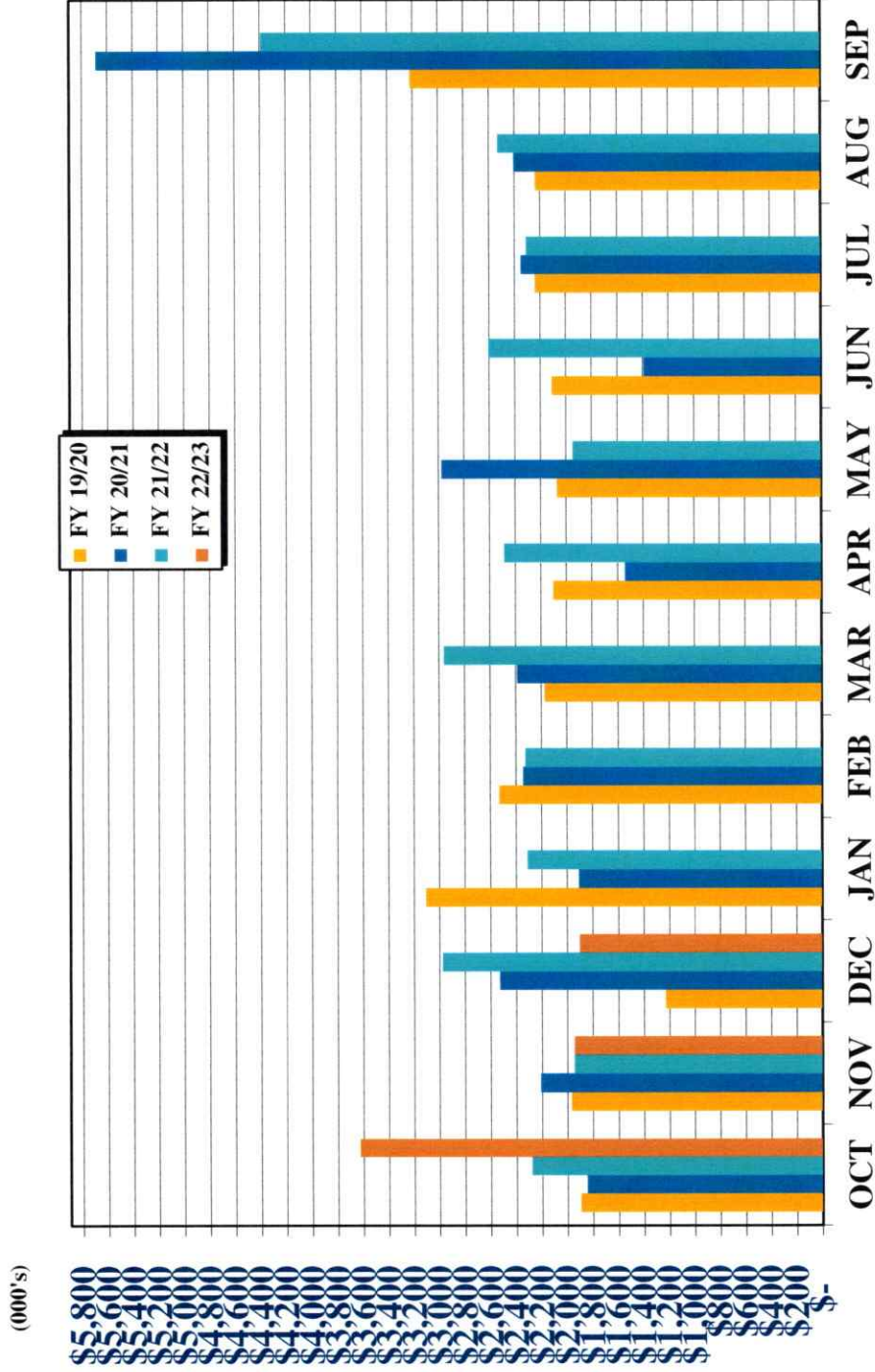
## UTILITY FUND - TOTAL REVENUES





# CITY OF MANSFIELD

## UTILITY OPERATING EXPENDITURES



City of Mansfield, Texas

**Comparative Statement of Net Position  
December 31, 2022 and 2021 (Unaudited)**

<b>Drainage Utility Fund</b>	<b>Fiscal 2023</b>	<b>Fiscal 2022</b>
<u>ASSETS</u>		
Cash And Investments	\$ 5,991,234	\$ 5,303,179
Accounts Receivable	259,657	227,271
Restricted Assets:		
Cash and Investments	196,609	201,606
Fixed Assets (Net of accumulated depreciation)	<u>8,671,448</u>	<u>8,646,450</u>
Total Assets	<u>15,118,948</u>	<u>14,378,506</u>
<u>DEFERRED OUTFLOWS OF RESOURCES</u>		
Total deferred outflows of resources	<u>269,227</u>	<u>251,735</u>
Total Assets and Deferred Outflows of Resources	<u>\$ 15,388,175</u>	<u>\$ 14,630,241</u>
<u>LIABILITIES</u>		
Accounts Payable	\$ -	\$ 1,851
Accrued Liabilities	87,419	78,935
Retainage Payable	5,126	9,262
Bond Payable	1,415,001	1,913,333
Accrued Interest Payable	21,740	27,796
Unamortized Discounts on Bonds	(10,393)	(14,363)
Unamortized Premiums on Bonds	10,189	16,662
Total OPEB liability	22,683	19,781
Net OPEB liability	233,142	217,226
Net pension liability	153,120	230,794
Total Liabilities	<u>1,938,027</u>	<u>2,501,277</u>
<u>DEFERRED INFLOWS OF RESOURCES</u>		
Total deferred inflows of resources	<u>321,355</u>	<u>394,178</u>
<u>NET POSITION</u>		
Invested in Capital Assets (net of related debt)	6,646,387	6,208,966
Reserved for Debt Service	218,349	229,402
Unrestricted	6,264,057	5,296,418
Total Net Position	<u>13,128,793</u>	<u>11,734,786</u>
Total Liabilities, Deferred Inflows of Resources, and Net Position	<u>\$ 15,388,175</u>	<u>\$ 14,630,241</u>



City of Mansfield, Texas

**Comparative Statement of Activities**  
**For the Month and Three Months Ended December 31, 2022 and 2021 (Unaudited)**

<b>Drainage Utility Fund</b>	<b>FY23 MONTH TO DATE</b>	<b>FY22 MONTH TO DATE</b>	<b>FY23 YEAR TO DATE</b>	<b>FY22 YEAR TO DATE</b>
OPERATING REVENUES:				
Contributions	\$ -	\$ -	\$ -	\$ -
Licenses Fee-Gaswells/Pipelines	-	-	-	-
Drainage Fee	236,218	229,249	705,763	687,827
Total Operating Revenues	236,218	229,249	705,763	687,827
OPERATING EXPENSES:				
Administration	96,528	110,457	254,970	245,891
General Maintenance	-	57,966	37,540	86,476
Depreciation	19,262	18,015	56,910	53,464
Total Operating Expenses	115,790	186,438	349,420	385,831
OPERATING INCOME (LOSS)	120,428	42,811	356,343	301,996
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	3,400	-	8,774	8
Other Income	-	-	3,423	227
Amortization	-	-	-	-
Interest and fiscal charges	(4,348)	(6,150)	(14,735)	(18,369)
Net Nonoperating Revenue	(948)	(6,149)	(2,538)	(18,134)
INCOME (LOSS) BEFORE OPERATING TRANSFERS	119,480	36,662	353,805	283,862
OPERATING TRANSFERS				
Operating Transfers In	-	-	-	-
Operating Transfers Out	-	-	-	-
Net Operating Transfers	-	-	-	-
CHANGE IN NET POSITION	119,480	36,662	353,805	283,862
NET POSITION, BEGINNING	13,009,313	11,698,125	12,774,988	11,450,924
NET POSITION, ENDING	\$ 13,128,793	\$ 11,734,786	\$ 13,128,793	\$ 11,734,786



CITY OF MANSFIELD, TEXAS  
SALES TAX COMPARISON  
INFORMATION

**GENERAL FUND  
YEAR TO DATE SALES TAX COMPARISON  
OCTOBER 2022 TO SEPTEMBER 2023**

MONTH	FY22	FY23	DOLLAR VALUE INCREASE (DECREASE) FY 2022/2023	PERCENTAGE INCREASE (DECREASE) FY 2022/2023
OCTOBER	1,316,776	1,491,129	174,353	13.24%
NOVEMBER	1,635,390	1,735,774	100,383	6.14%
DECEMBER	1,341,435	1,726,542	385,107	28.71%
JANUARY				
FEBRUARY				
MARCH				
Subtotal	4,293,602	4,953,445	659,843	15.37%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	4,293,602	4,953,445	659,843	15.37%
BUDGET		18,005,274.00		
OVER/(UNDER) BUDGET		(13,051,829.47)		

**MANSFIELD PARKS FACILITIES DEVELOPMENT CORP.**  
**YEAR TO DATE SALES TAX COMPARISON**  
**OCTOBER 2022**  
**TO SEPTEMBER 2023**

MONTH	FY22	FY23	DOLLAR VALUE INCREASE (DECREASE) FY 2022/2023	PERCENTAGE INCREASE (DECREASE) FY 2022/2023
OCTOBER	658,388	745,564	87,176	13.24%
NOVEMBER	817,695	867,887	50,192	6.14%
DECEMBER	670,718	863,271	192,553	28.71%
JANUARY				
FEBRUARY				
MARCH				
Subtotal	2,146,801	2,476,722	329,921	15.37%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	2,146,801	2,476,722	329,921	15.37%

**MANSFIELD ECONOMIC DEVELOPMENT CORP.  
YEAR TO DATE SALES TAX COMPARISON  
OCTOBER 2021 TO SEPTEMBER 2022**

MONTH	FY22	FY23	DOLLAR VALUE INCREASE (DECREASE) FY 2022/2023	PERCENTAGE INCREASE (DECREASE) FY 2022/2023
OCTOBER	658,388	745,564	87,176	13.24%
NOVEMBER	817,695	867,887	50,192	6.14%
DECEMBER	670,718	863,271	192,553	28.71%
JANUARY				
FEBRUARY				
MARCH				
Subtotal	2,146,801	2,476,722	329,921	15.37%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	2,146,801	2,476,722	329,921	15.37%

**GENERAL FUND  
MANSFIELD PARKS DEVELOPMENT CORP.  
AND  
MANSFIELD ECONOMIC DEVELOPMENT CORP.  
COMBINED TOTAL YEAR TO DATE SALES TAX COMPARISON  
OCTOBER 2022 TO SEPTEMBER 2023**

MONTH	FY22	FY23	DOLLAR VALUE INCREASE (DECREASE) FY 2022/2023	PERCENTAGE INCREASE (DECREASE) FY 2022/2023
OCTOBER	2,633,552	2,982,257	348,705.32	13.24%
NOVEMBER	3,270,781	3,471,547	200,766.76	6.14%
DECEMBER	2,682,871	3,453,085	770,213.62	28.71%
JANUARY				
FEBRUARY				
MARCH				
Subtotal	8,587,203	9,906,889	1,319,686	15.37%
APRIL				
MAY				
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	8,587,203	9,906,889	1,319,686	15.37%
BUDGET		36,010,548		
OVER/(UNDER) BUDGET		(26,103,659)		



## 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 December for Fiscal Year 2023.

  
\_\_\_\_\_  
Bryan Rebel  
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 12/31/2022

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
<b>AIM Invesco</b>												
AIM Invesco MM	AIM	9/30/1999	0.240	475,110.24	475,110.24	475,110.24	475,110.24	N/A	1		0.33	3201 - Street Construction
<b>Sub Total / Average AIM Invesco</b>			<b>0.240</b>	<b>475,110.24</b>	<b>475,110.24</b>	<b>475,110.24</b>	<b>475,110.24</b>		<b>1</b>	<b>0.00</b>	<b>0.33</b>	
<b>CLASS</b>												
CLASS LGIP	CLASS	5/27/2021	4.317	1,742,496.27	1,742,496.27	1,742,496.27	1,742,496.27	N/A	1		1.20	2104 - ARPA
<b>Sub Total / Average CLASS</b>			<b>4.317</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>		<b>1</b>	<b>0.00</b>	<b>1.20</b>	
<b>LOGIC</b>												
LOGIC LGIP	LOGIC	5/28/2022	4.334	5,080,146.12	5,080,146.12	5,080,146.12	5,080,146.12	N/A	1		3.50	5201 - Water & Sewer
LOGIC LGIP	LOGIC	5/28/2022	4.334	8,128,233.79	8,128,233.79	8,128,233.79	8,128,233.79	N/A	1		5.60	1001 - General Fund
LOGIC LGIP	LOGIC	5/28/2022	4.334	4,064,116.89	4,064,116.89	4,064,116.89	4,064,116.89	N/A	1		2.80	4501 - Economic Development
LOGIC LGIP	LOGIC	5/28/2022	4.334	3,048,087.69	3,048,087.69	3,048,087.69	3,048,087.69	N/A	1		2.10	3901 - TIF
LOGIC LGIP	LOGIC-CO2022A	12/15/2022	4.334	17,594,911.95	17,594,911.95	17,594,911.95	17,594,911.95	N/A	1		12.12	3218 Issue 2022A - Streets
LOGIC LGIP	LOGIC-CO2022A	12/15/2022	4.334	33,512,304.68	33,512,304.68	33,512,304.68	33,512,304.68	N/A	1		23.08	3410 - PD Headquarters
LOGIC LGIP	LOGIC-CO2022A	12/15/2022	4.334	1,002,102.29	1,002,102.29	1,002,102.29	1,002,102.29	N/A	1		0.69	3412 - ACO/Service Center
<b>Sub Total / Average LOGIC</b>			<b>4.334</b>	<b>72,429,903.41</b>	<b>72,429,903.41</b>	<b>72,429,903.41</b>	<b>72,429,903.41</b>		<b>1</b>	<b>0.00</b>	<b>49.87</b>	
<b>Nations Funds</b>												
Nations Funds MM	MF0008	10/25/1999	3.684	4,932,339.05	4,932,339.05	4,932,339.05	4,932,339.05	N/A	1		3.40	5201 - Water & Sewer
Nations Funds MM	MF0008	10/25/1999	3.684	3,402,349.74	3,402,349.74	3,402,349.74	3,402,349.74	N/A	1		2.34	3201 - Street Construction
Nations Funds MM	MF0008	10/25/1999	3.684	4,218,874.48	4,218,874.48	4,218,874.48	4,218,874.48	N/A	1		2.90	1001 - General Fund
Nations Funds MM	MF0008	10/25/1999	3.684	154,028.13	154,028.13	154,028.13	154,028.13	N/A	1		0.11	4501 - Economic Development
Nations Funds MM	MF0008	10/25/1999	3.684	1,474,993.61	1,474,993.61	1,474,993.61	1,474,993.61	N/A	1		1.02	5220 - Utility Construction Fund 28
Nations Funds MM	MF0008	10/25/1999	3.684	26,920.19	26,920.19	26,920.19	26,920.19	N/A	1		0.02	2003 - Tree Mitigation
Nations Funds MM	MF0008	10/25/1999	3.684	450,931.10	450,931.10	450,931.10	450,931.10	N/A	1		0.31	4001 - Debt Services
Nations Funds MM	MF0008	10/25/1999	3.684	614,093.41	614,093.41	614,093.41	614,093.41	N/A	1		0.42	2302 - Mansfield Parks Land Dedication
Nations Funds MM	MF0008	10/25/1999	3.684	2,319,832.26	2,319,832.26	2,319,832.26	2,319,832.26	N/A	1		1.60	2301 - Mansfield Parks 1/2 Sales Tax

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
Nations Funds MM	MF0008	4/11/2012	3.684	3,045,414.47	3,045,414.47	3,045,414.47	3,045,414.47	N/A	1		2.10	5211 - Revenue Bond Reserve
Nations Funds MM	MF0008	8/1/2016	3.684	1,635,434.26	1,635,434.26	1,635,434.26	1,635,434.26	N/A	1		1.13	3404 - Library Expansion
Nations Funds MM	MF0008	8/1/2016	3.684	1,560,854.22	1,560,854.22	1,560,854.22	1,560,854.22	N/A	1		1.07	3212 - 2016 Streets Construction
Nations Funds MM	MF0008	12/1/2017	3.684	26,274.73	26,274.73	26,274.73	26,274.73	N/A	1		0.02	3213 - 2017 Streets Construction
Nations Funds MM	MF0008	7/2/2018	3.684	1,619,393.89	1,619,393.89	1,619,393.89	1,619,393.89	N/A	1		1.12	4506 - MEDC Construction
<b>Sub Total / Average Nations Funds</b>			<b>3.684</b>	<b>25,481,733.54</b>	<b>25,481,733.54</b>	<b>25,481,733.54</b>	<b>25,481,733.54</b>		<b>1</b>	<b>0.00</b>	<b>17.55</b>	
<b>TexStar</b>												
TexStar LGIP	TEXSTAR	11/2/2012	3.968	235,105.93	235,105.93	235,105.93	235,105.93	N/A	1		0.16	4502 - MEDC I&S Fund
TexStar LGIP	TEXSTAR	11/2/2012	3.968	11,450,636.02	11,450,636.02	11,450,636.02	11,450,636.02	N/A	1		7.88	5201 - Water & Sewer
TexStar LGIP	TEXSTAR	11/2/2012	3.968	80,815.61	80,815.61	80,815.61	80,815.61	N/A	1		0.06	3401 - Building Construction
TexStar LGIP	TEXSTAR	11/2/2012	3.968	1,986,250.69	1,986,250.69	1,986,250.69	1,986,250.69	N/A	1		1.37	3201 - Street Construction
TexStar LGIP	TEXSTAR	11/2/2012	3.968	8,630,964.78	8,630,964.78	8,630,964.78	8,630,964.78	N/A	1		5.94	1001 - General Fund
TexStar LGIP	TEXSTAR	11/2/2012	3.968	845,716.29	845,716.29	845,716.29	845,716.29	N/A	1		0.58	4501 - Economic Development
TexStar LGIP	TEXSTAR	11/2/2012	3.968	7,412,707.81	7,412,707.81	7,412,707.81	7,412,707.81	N/A	1		5.10	5220 - Utility Construction Fund 28
TexStar LGIP	TEXSTAR	11/2/2012	3.968	1,506,853.06	1,506,853.06	1,506,853.06	1,506,853.06	N/A	1		1.04	3901 - TIF
TexStar LGIP	TEXSTAR	11/2/2012	3.968	54,672.45	54,672.45	54,672.45	54,672.45	N/A	1		0.04	4001 - Debt Services
TexStar LGIP	TEXSTAR	11/2/2012	3.968	1,079,776.25	1,079,776.25	1,079,776.25	1,079,776.25	N/A	1		0.74	2302 - Mansfield Parks Land Dedication
TexStar LGIP	TEXSTAR	11/2/2012	3.968	1,012,309.92	1,012,309.92	1,012,309.92	1,012,309.92	N/A	1		0.70	5101 - Drainage Utility Fund
TexStar LGIP	TEXSTAR	11/2/2012	3.968	2,479,440.79	2,479,440.79	2,479,440.79	2,479,440.79	N/A	1		1.71	2301 - Mansfield Parks 1/2 Sales Tax
TexStar LGIP	TEXSTAR	11/2/2012	3.968	1,539,409.57	1,539,409.57	1,539,409.57	1,539,409.57	N/A	1		1.06	3208 - Street Construction 2012 Issue
TexStar LGIP	TEXSTAR	1/8/2014	3.968	4,911.65	4,911.65	4,911.65	4,911.65	N/A	1		0.00	3001 - Equipment Replacement
TexStar LGIP	TEXSTAR	11/30/2014	3.968	592,159.31	592,159.31	592,159.31	592,159.31	N/A	1		0.41	2006 - Hotel
TexStar LGIP	TEXSTAR	8/31/2016	3.968	987,065.06	987,065.06	987,065.06	987,065.06	N/A	1		0.68	3212 - 2016 Streets Construction
TexStar LGIP	TEXSTAR	12/31/2017	3.968	3,488,767.77	3,488,767.77	3,488,767.77	3,488,767.77	N/A	1		2.40	3213 - 2017 Streets Construction
TexStar LGIP	TEXSTAR	7/31/2018	3.968	1,714,237.54	1,714,237.54	1,714,237.54	1,714,237.54	N/A	1		1.18	4506 - MEDC Construction
<b>Sub Total / Average TexStar</b>			<b>3.968</b>	<b>45,101,800.50</b>	<b>45,101,800.50</b>	<b>45,101,800.50</b>	<b>45,101,800.50</b>		<b>1</b>	<b>0.00</b>	<b>31.06</b>	
<b>Total / Average</b>			<b>4.093</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>		<b>1</b>	<b>0.00</b>	<b>100</b>	

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 12/31/2022

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
<b>1001 - General Fund</b>												
LOGIC LGIP	LOGIC	Local Government Investment Pool	5/28/2022	4.334	8,128,233.79	8,128,233.79	8,128,233.79	8,128,233.79	N/A	1		5.60
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	4,218,874.48	4,218,874.48	4,218,874.48	4,218,874.48	N/A	1		2.90
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	8,630,964.78	8,630,964.78	8,630,964.78	8,630,964.78	N/A	1		5.94
<b>Sub Total / Average 1001 - General Fund</b>				<b>4.053</b>	<b>20,978,073.05</b>	<b>20,978,073.05</b>	<b>20,978,073.05</b>	<b>20,978,073.05</b>		<b>1</b>	<b>0.00</b>	<b>14.44</b>
<b>2003 - Tree Mitigation</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	26,920.19	26,920.19	26,920.19	26,920.19	N/A	1		0.02
<b>Sub Total / Average 2003 - Tree Mitigation</b>				<b>3.684</b>	<b>26,920.19</b>	<b>26,920.19</b>	<b>26,920.19</b>	<b>26,920.19</b>		<b>1</b>	<b>0.00</b>	<b>0.02</b>
<b>2006 - Hotel</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/30/2014	3.968	592,159.31	592,159.31	592,159.31	592,159.31	N/A	1		0.41
<b>Sub Total / Average 2006 - Hotel</b>				<b>3.968</b>	<b>592,159.31</b>	<b>592,159.31</b>	<b>592,159.31</b>	<b>592,159.31</b>		<b>1</b>	<b>0.00</b>	<b>0.41</b>
<b>2104 - ARPA</b>												
CLASS LGIP	CLASS	Local Government Investment Pool	5/27/2021	4.317	1,742,496.27	1,742,496.27	1,742,496.27	1,742,496.27	N/A	1		1.20
<b>Sub Total / Average 2104 - ARPA</b>				<b>4.317</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>	<b>1,742,496.27</b>		<b>1</b>	<b>0.00</b>	<b>1.20</b>
<b>2301 - Mansfield Parks 1/2 Sales Tax</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	2,319,832.26	2,319,832.26	2,319,832.26	2,319,832.26	N/A	1		1.60
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	2,479,440.79	2,479,440.79	2,479,440.79	2,479,440.79	N/A	1		1.71
<b>Sub Total / Average 2301 - Mansfield Parks 1/2 Sales Tax</b>				<b>3.831</b>	<b>4,799,273.05</b>	<b>4,799,273.05</b>	<b>4,799,273.05</b>	<b>4,799,273.05</b>		<b>1</b>	<b>0.00</b>	<b>3.30</b>
<b>2302 - Mansfield Parks Land Dedication</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	614,093.41	614,093.41	614,093.41	614,093.41	N/A	1		0.42
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	1,079,776.25	1,079,776.25	1,079,776.25	1,079,776.25	N/A	1		0.74
<b>Sub Total / Average 2302 - Mansfield Parks Land Dedication</b>				<b>3.865</b>	<b>1,693,869.66</b>	<b>1,693,869.66</b>	<b>1,693,869.66</b>	<b>1,693,869.66</b>		<b>1</b>	<b>0.00</b>	<b>1.17</b>



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
<b>3001 - Equipment Replacement</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	1/8/2014	3.968	4,911.65	4,911.65	4,911.65	4,911.65	N/A	1		0.00
<b>Sub Total / Average 3001 - Equipment Replacement</b>				<b>3.968</b>	<b>4,911.65</b>	<b>4,911.65</b>	<b>4,911.65</b>	<b>4,911.65</b>		<b>1</b>	<b>0.00</b>	<b>0.00</b>
<b>3201 - Street Construction</b>												
AIM Invesco MM	AIM	Money Market	9/30/1999	0.240	475,110.24	475,110.24	475,110.24	475,110.24	N/A	1		0.33
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	3,402,349.74	3,402,349.74	3,402,349.74	3,402,349.74	N/A	1		2.34
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	1,986,250.69	1,986,250.69	1,986,250.69	1,986,250.69	N/A	1		1.37
<b>Sub Total / Average 3201 - Street Construction</b>				<b>3.501</b>	<b>5,863,710.67</b>	<b>5,863,710.67</b>	<b>5,863,710.67</b>	<b>5,863,710.67</b>		<b>1</b>	<b>0.00</b>	<b>4.04</b>
<b>3208 - Street Construction 2012 Issue</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	1,539,409.57	1,539,409.57	1,539,409.57	1,539,409.57	N/A	1		1.06
<b>Sub Total / Average 3208 - Street Construction 2012 Issue</b>				<b>3.968</b>	<b>1,539,409.57</b>	<b>1,539,409.57</b>	<b>1,539,409.57</b>	<b>1,539,409.57</b>		<b>1</b>	<b>0.00</b>	<b>1.06</b>
<b>3212 - 2016 Streets Construction</b>												
Nations Funds MM	MF0008	Money Market	8/1/2016	3.684	1,560,854.22	1,560,854.22	1,560,854.22	1,560,854.22	N/A	1		1.07
TexStar LGIP	TEXSTAR	Local Government Investment Pool	8/31/2016	3.968	987,065.06	987,065.06	987,065.06	987,065.06	N/A	1		0.68
<b>Sub Total / Average 3212 - 2016 Streets Construction</b>				<b>3.794</b>	<b>2,547,919.28</b>	<b>2,547,919.28</b>	<b>2,547,919.28</b>	<b>2,547,919.28</b>		<b>1</b>	<b>0.00</b>	<b>1.75</b>
<b>3213 - 2017 Streets Construction</b>												
Nations Funds MM	MF0008	Money Market	12/1/2017	3.684	26,274.73	26,274.73	26,274.73	26,274.73	N/A	1		0.02
TexStar LGIP	TEXSTAR	Local Government Investment Pool	12/31/2017	3.968	3,488,767.77	3,488,767.77	3,488,767.77	3,488,767.77	N/A	1		2.40
<b>Sub Total / Average 3213 - 2017 Streets Construction</b>				<b>3.966</b>	<b>3,515,042.50</b>	<b>3,515,042.50</b>	<b>3,515,042.50</b>	<b>3,515,042.50</b>		<b>1</b>	<b>0.00</b>	<b>2.42</b>
<b>3218 Issue 2022A - Streets</b>												
LOGIC LGIP	LOGIC-CO2022A	Local Government Investment Pool	12/15/2022	4.334	17,594,911.95	17,594,911.95	17,594,911.95	17,594,911.95	N/A	1		12.12
<b>Sub Total / Average 3218 Issue 2022A - Streets</b>				<b>4.334</b>	<b>17,594,911.95</b>	<b>17,594,911.95</b>	<b>17,594,911.95</b>	<b>17,594,911.95</b>		<b>1</b>	<b>0.00</b>	<b>12.12</b>
<b>3401 - Building Construction</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	80,815.61	80,815.61	80,815.61	80,815.61	N/A	1		0.06
<b>Sub Total / Average 3401</b>				<b>3.968</b>	<b>80,815.61</b>	<b>80,815.61</b>	<b>80,815.61</b>	<b>80,815.61</b>		<b>1</b>	<b>0.00</b>	<b>0.06</b>

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
<b>- Building Construction</b>												
<b>3404 - Library Expansion</b>												
Nations Funds MM	MF0008	Money Market	8/1/2016	3.684	1,635,434.26	1,635,434.26	1,635,434.26	1,635,434.26	N/A	1		1.13
<b>Sub Total / Average 3404 - Library Expansion</b>				<b>3.684</b>	<b>1,635,434.26</b>	<b>1,635,434.26</b>	<b>1,635,434.26</b>	<b>1,635,434.26</b>		<b>1</b>	<b>0.00</b>	<b>1.13</b>
<b>3410 - PD Headquarters</b>												
LOGIC LGIP	LOGIC-CO2022A	Local Government Investment Pool	12/15/2022	4.334	33,512,304.68	33,512,304.68	33,512,304.68	33,512,304.68	N/A	1		23.08
<b>Sub Total / Average 3410 - PD Headquarters</b>				<b>4.334</b>	<b>33,512,304.68</b>	<b>33,512,304.68</b>	<b>33,512,304.68</b>	<b>33,512,304.68</b>		<b>1</b>	<b>0.00</b>	<b>23.08</b>
<b>3412 - ACO/Service Center</b>												
LOGIC LGIP	LOGIC-CO2022A	Local Government Investment Pool	12/15/2022	4.334	1,002,102.29	1,002,102.29	1,002,102.29	1,002,102.29	N/A	1		0.69
<b>Sub Total / Average 3412 - ACO/Service Center</b>				<b>4.334</b>	<b>1,002,102.29</b>	<b>1,002,102.29</b>	<b>1,002,102.29</b>	<b>1,002,102.29</b>		<b>1</b>	<b>0.00</b>	<b>0.69</b>
<b>3901 - TIF</b>												
LOGIC LGIP	LOGIC	Local Government Investment Pool	5/28/2022	4.334	3,048,087.69	3,048,087.69	3,048,087.69	3,048,087.69	N/A	1		2.10
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	1,506,853.06	1,506,853.06	1,506,853.06	1,506,853.06	N/A	1		1.04
<b>Sub Total / Average 3901 - TIF</b>				<b>4.213</b>	<b>4,554,940.75</b>	<b>4,554,940.75</b>	<b>4,554,940.75</b>	<b>4,554,940.75</b>		<b>1</b>	<b>0.00</b>	<b>3.14</b>
<b>4001 - Debt Services</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	450,931.10	450,931.10	450,931.10	450,931.10	N/A	1		0.31
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	54,672.45	54,672.45	54,672.45	54,672.45	N/A	1		0.04
<b>Sub Total / Average 4001 - Debt Services</b>				<b>3.715</b>	<b>505,603.55</b>	<b>505,603.55</b>	<b>505,603.55</b>	<b>505,603.55</b>		<b>1</b>	<b>0.00</b>	<b>0.35</b>
<b>4501 - Economic Development</b>												
LOGIC LGIP	LOGIC	Local Government Investment Pool	5/28/2022	4.334	4,064,116.89	4,064,116.89	4,064,116.89	4,064,116.89	N/A	1		2.80
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	154,028.13	154,028.13	154,028.13	154,028.13	N/A	1		0.11
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	845,716.29	845,716.29	845,716.29	845,716.29	N/A	1		0.58
<b>Sub Total / Average 4501 - Economic Development</b>				<b>4.253</b>	<b>5,063,861.31</b>	<b>5,063,861.31</b>	<b>5,063,861.31</b>	<b>5,063,861.31</b>		<b>1</b>	<b>0.00</b>	<b>3.49</b>
<b>4502 - MEDC I&amp;S Fund</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	235,105.93	235,105.93	235,105.93	235,105.93	N/A	1		0.16
<b>Sub Total / Average 4502</b>				<b>3.968</b>	<b>235,105.93</b>	<b>235,105.93</b>	<b>235,105.93</b>	<b>235,105.93</b>		<b>1</b>	<b>0.00</b>	<b>0.16</b>

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
<b>- MEDC I&amp;S Fund</b>												
<b>4506 - MEDC Construction</b>												
Nations Funds MM	MF0008	Money Market	7/2/2018	3.684	1,619,393.89	1,619,393.89	1,619,393.89	1,619,393.89	N/A	1		1.12
TexStar LGIP	TEXSTAR	Local Government Investment Pool	7/31/2018	3.968	1,714,237.54	1,714,237.54	1,714,237.54	1,714,237.54	N/A	1		1.18
<b>Sub Total / Average 4506 - MEDC Construction</b>				<b>3.830</b>	<b>3,333,631.43</b>	<b>3,333,631.43</b>	<b>3,333,631.43</b>	<b>3,333,631.43</b>		<b>1</b>	<b>0.00</b>	<b>2.30</b>
<b>5101 - Drainage Utility Fund</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	1,012,309.92	1,012,309.92	1,012,309.92	1,012,309.92	N/A	1		0.70
<b>Sub Total / Average 5101 - Drainage Utility Fund</b>				<b>3.968</b>	<b>1,012,309.92</b>	<b>1,012,309.92</b>	<b>1,012,309.92</b>	<b>1,012,309.92</b>		<b>1</b>	<b>0.00</b>	<b>0.70</b>
<b>5201 - Water &amp; Sewer</b>												
LOGIC LGIP	LOGIC	Local Government Investment Pool	5/28/2022	4.334	5,080,146.12	5,080,146.12	5,080,146.12	5,080,146.12	N/A	1		3.50
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	4,932,339.05	4,932,339.05	4,932,339.05	4,932,339.05	N/A	1		3.40
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	11,450,636.02	11,450,636.02	11,450,636.02	11,450,636.02	N/A	1		7.88
<b>Sub Total / Average 5201 - Water &amp; Sewer</b>				<b>3.989</b>	<b>21,463,121.19</b>	<b>21,463,121.19</b>	<b>21,463,121.19</b>	<b>21,463,121.19</b>		<b>1</b>	<b>0.00</b>	<b>14.78</b>
<b>5211 - Revenue Bond Reserve</b>												
Nations Funds MM	MF0008	Money Market	4/11/2012	3.684	3,045,414.47	3,045,414.47	3,045,414.47	3,045,414.47	N/A	1		2.10
<b>Sub Total / Average 5211 - Revenue Bond Reserve</b>				<b>3.684</b>	<b>3,045,414.47</b>	<b>3,045,414.47</b>	<b>3,045,414.47</b>	<b>3,045,414.47</b>		<b>1</b>	<b>0.00</b>	<b>2.10</b>
<b>5220 - Utility Construction Fund 28</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	3.684	1,474,993.61	1,474,993.61	1,474,993.61	1,474,993.61	N/A	1		1.02
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	3.968	7,412,707.81	7,412,707.81	7,412,707.81	7,412,707.81	N/A	1		5.10
<b>Sub Total / Average 5220 - Utility Construction Fund 28</b>				<b>3.921</b>	<b>8,887,701.42</b>	<b>8,887,701.42</b>	<b>8,887,701.42</b>	<b>8,887,701.42</b>		<b>1</b>	<b>0.00</b>	<b>6.12</b>
<b>Total / Average</b>				<b>4.093</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>	<b>145,231,043.96</b>		<b>1</b>	<b>0.00</b>	<b>100</b>