

## 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 eight months ending May 31, 2020 of the fiscal year ending September 30, 2020.

### Significant Financial Activity through the Period

- Capital Improvements –
  - Dog Park, \$971,91 total; current year - \$815,737
  - Equipment replaced, \$1,141,576
  - Streets, \$5,361,334
  - Fire Station #5 (including land), \$1,752,480 , current year - \$724,722
  - Man House renovation, \$120,948, current year - \$91,152
- 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 \$476,197,257, deferred outflows of resources are 20,231,266, liabilities are \$231,123,407; deferred inflows of resources are \$2,305,824 and general fund

# City of Mansfield, Texas interim unaudited financial report for the month and eight (8) month period ended May, 2020

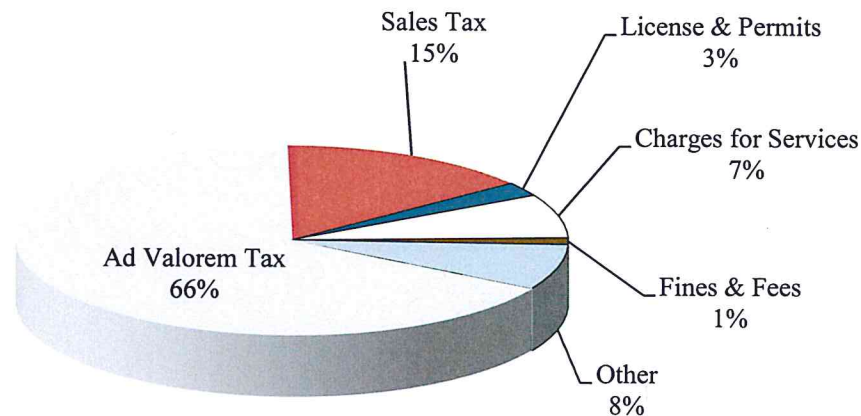
2020

net position is \$262,999,292. Unassigned reserves and general fund balance was \$37,551,373 as of May 31, 2020.

Overall general fund revenue collected as of May 31, 2020 is 90.61% of anticipated collections. Expenditures as of May 31, 2020 are in line with budgeted expectations or 60.52% of the expected expenditures have been spent as of May 31, 2020. As of May 31, 2020 the City's current net assets are at estimated results.

## General Fund Revenues

Allocation of Receipts as of May 31, 2020

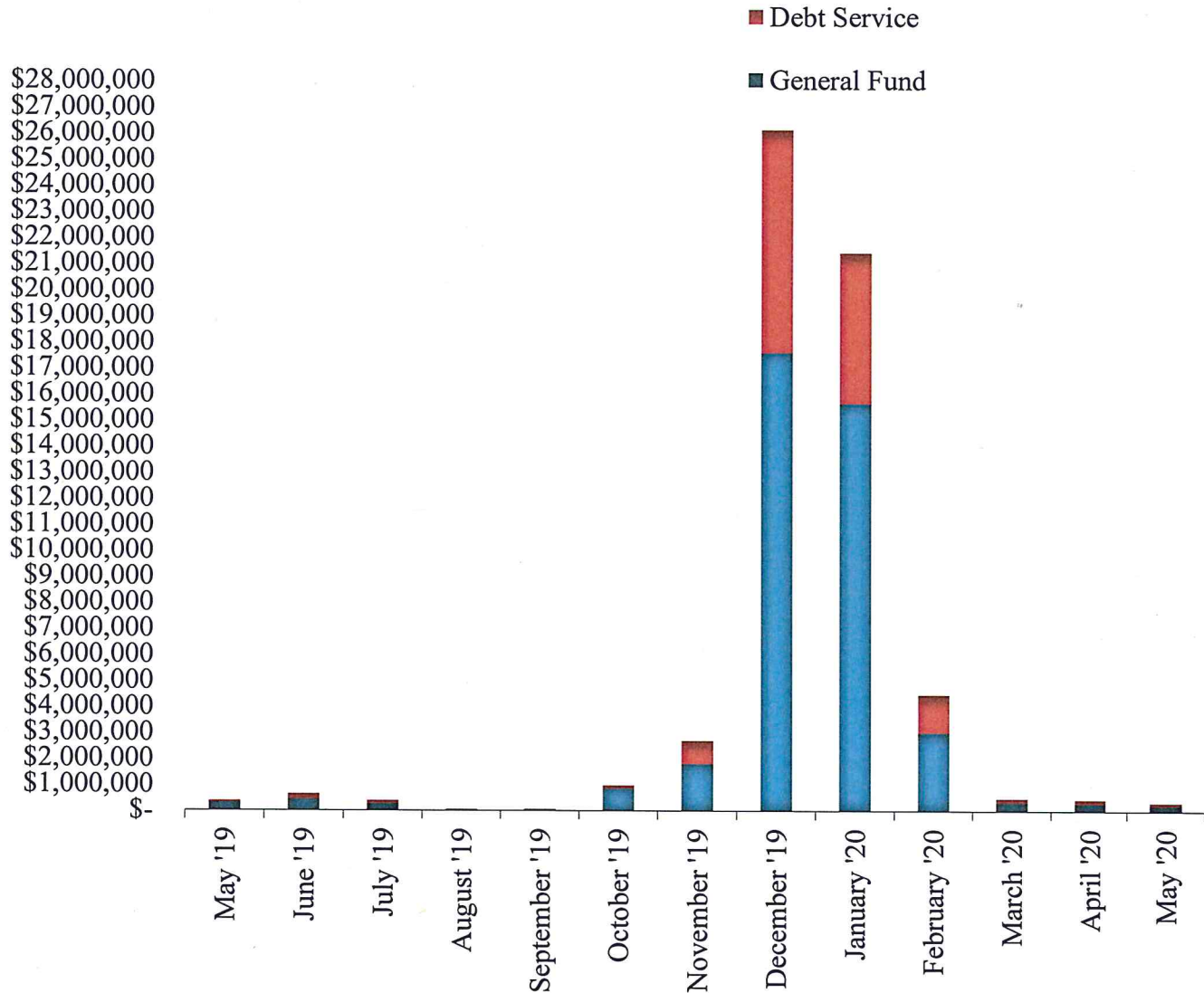


## Property Tax Collections

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 May 31, 2020 are \$39,556,086. Last year's collections were \$34,886,475 for the same period - a 13.39% increase over prior year.

As of May 31, 2020, actual debt service property tax collections were \$17,556,328. For the same period last year, property tax collections were \$15,151,340 – an increase of 15.87%.

### Ad Valorem Tax Collections by Month



### Sales Tax

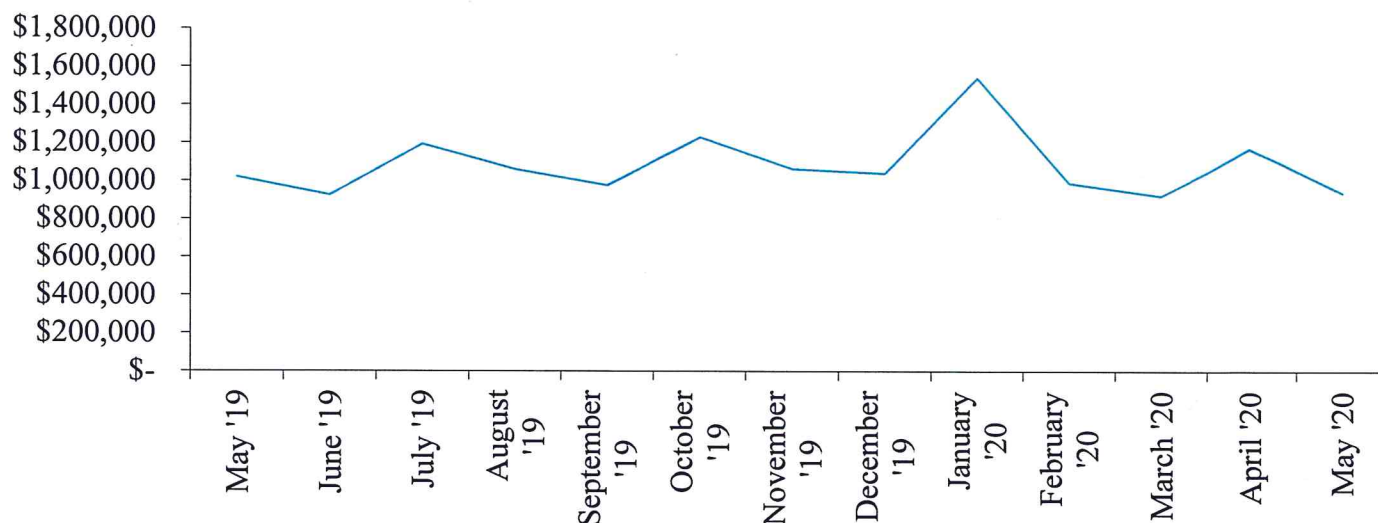
The City's budgeted sales tax revenue is 19.55% of the total budgeted revenue for the City. Collections for the first eight months amount to 13.41% of total budgeted collections for fiscal 2020. Sales tax per capita is \$171 as budgeted. Sales Tax collections for the period May 1, 2020 through May 31, 2020, total \$938,334 as compared to \$1,019,907 for the same period last year. This is a decrease of 8.00% over the same period as last year.



# City of Mansfield, Texas interim unaudited financial report for the month and eight (8) month period ended May, 2020

2020

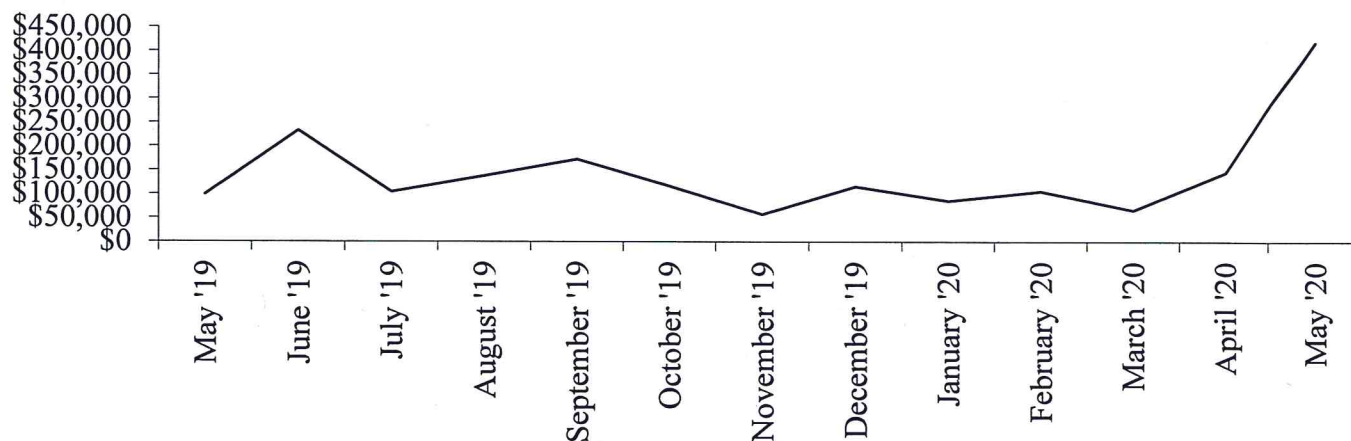
## Sales Tax Collections



## Building Permits

Building activity has decreased in year over year comparisons. However, Building Permits increased in May 2020 compared to May 2019. Permit revenues for this period compared to the same period last year are \$417,851 and \$99,089 respectively, representing an increase of \$318,762 or 321.69% more than the same period last year. Building activity for the year is below budgeted estimates.

### Building Permits Collections by Month

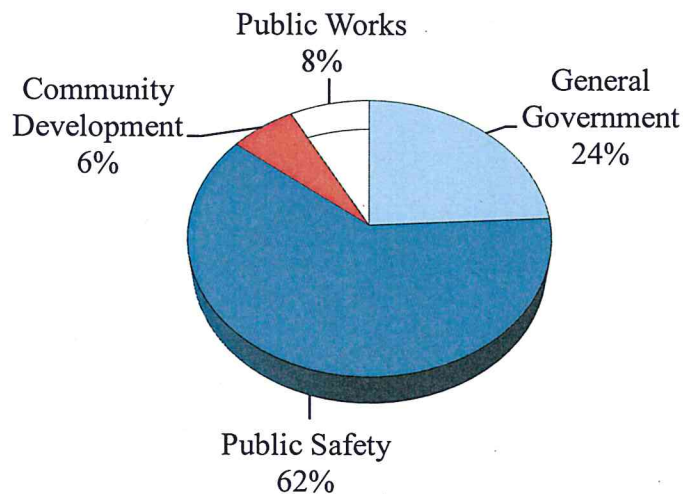




### Expenditure/Uses

The City has spent \$38,622,865 of its expected expenditures of \$63,816,651 or 60.52% 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 May 31, 2020.

### Actual Expenses



### Water & Sewer Financial Activity

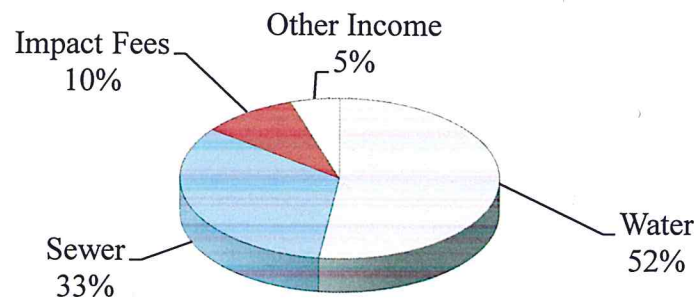
Water & Sewer assets are \$241,485,156, deferred outflows of resources are \$4,714,353 fund liabilities are \$49,028,721; deferred inflows of resources are \$111,429 and fund net position is \$197,059,359. Unassigned reserves are \$28,370,912 as of May 31, 2020.

Operating Revenue is in line with estimates for this fiscal year. The sale of Water & Sewer alone represents 85.24% of the total revenue collected to date; 9.76% of the Fund's revenue has been collected from impact fees. Currently the Fund has collected 70.98% of its Budgeted Revenue to date or \$25,063,847 of \$35,308,724 in Budgeted Revenue.

# City of Mansfield, Texas interim unaudited financial report for the month and eight (8) month period ended May, 2020

2020

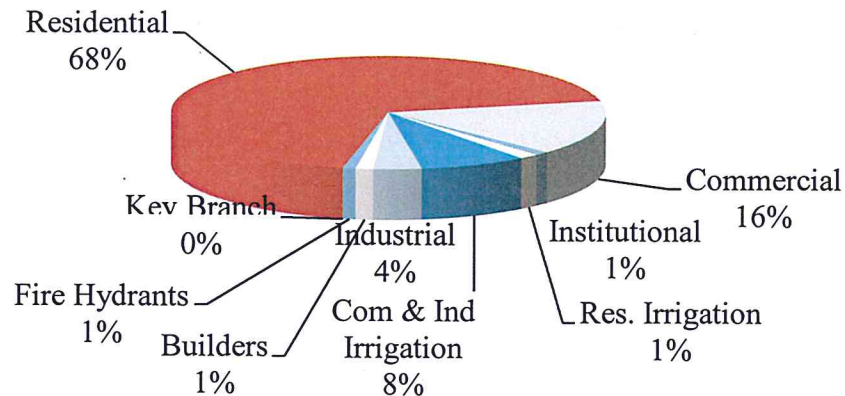
## Revenues



Consumption Class	Water Accounts		Consumption ('000)		Avg Consmt Per Acct	
	May '20	May '19	May '20	May '19	May '20	May '19
Residential	19,653	19,237	146,565	140,701	7,458	7,314
Commercial	753	734	33,572	37,011	44,584	50,424
Institutional	159	158	2,292	6,099	14,415	38,601
Residential Irrigation	902	902	3,120	4,605	3,459	5,105
Com & Ind Irrigation	796	759	17,161	23,235	21,559	30,613
Industrial	131	131	7,673	8,041	58,573	61,382
Builders	337	303	2,767	2,182	8,211	7,201
Fire Hydrants	59	47	2,007	3,353	34,017	71,340
Residential Key Branch	5	6	44	29	8,800	4,833
Bulk Untreated Water	4	4	1,300	6,113	325	1,528,250
Bulk Treated Water	6	3	81,134	73,681	13,522,333	24,560,333
<b>Total</b>	<b>22,805</b>	<b>22,284</b>	<b>297,635</b>	<b>305,050</b>		

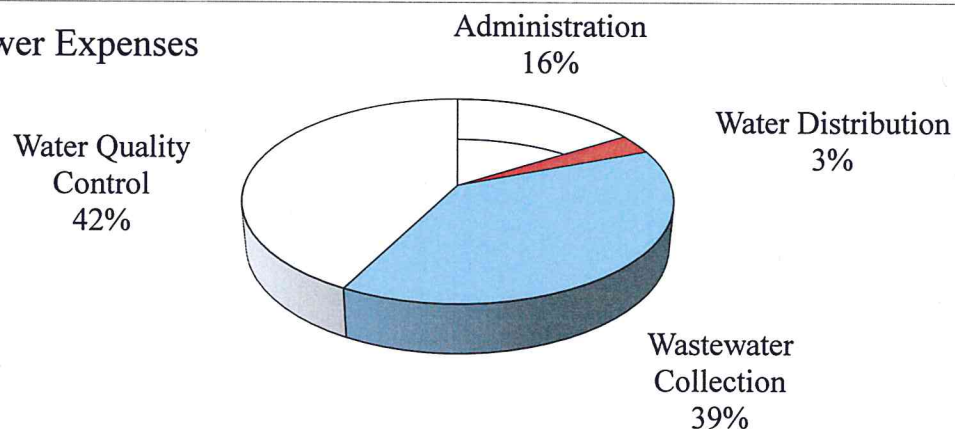
Consumption to date is down over prior year's consumption due to weather conditions but connections are up in year over year comparisons. In a year over year comparison, customer accounts have increased by 521 new connections.

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 63.02% of the funds have been expended to date. The costs of raw water and sewer treatment are within budgeted estimates.

Water & Sewer Expenses

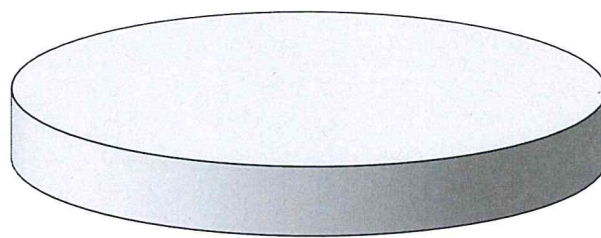




INVESTMENT SCHEDULE:

A schedule of investments is included in your packet for period ended May 31, 2020.

**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  
May 31, 2020 and 2019 (Unaudited)

<u>ASSETS</u>	Fiscal 2020	Fiscal 2019
Cash and Investments	\$ 36,202,417	\$ 30,205,398
Receivables:		
Current Year Taxes	1,197,545	1,002,481
Delinquent Taxes (Net of Allowance of \$643,587)	-	-
Accounts (Net of Allowance of \$210,926)	1,915,444	2,048,216
Ambulance	1,480,846	1,364,289
Municipal Court	39,338	45,152
Due From Other Funds	558,010	579,916
Capital Assets (net of accumulated depreciation)	434,803,657 *	424,290,267
Total Assets	\$ 476,197,257	\$ 459,535,719
<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	-
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	9,498,826
Total Assets and Deferred Outflows of Resources	496,428,523	469,034,545
<u>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ 441,323	\$ 541,189
Accrued Liabilities	683,175	691,378
Deferred Revenue	2,717,729	2,411,921
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	231,123,407	230,925,668
<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	-	2,735,887
Total Deferred Inflows of Resources	2,305,824	5,308,215
<u>FUND BALANCES:</u>		
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	37,551,373	31,600,964
Total Fund Balances	262,999,292	232,800,662
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	\$ 496,428,523	\$ 469,034,545

\* 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 Eight Months  
Ended May 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
<b>REVENUES:</b>							
Taxes	\$ 1,293,654	\$ 1,483,024	\$ 52,727,970	\$ 45,137,958	\$ 56,604,930	\$ (3,876,960)	93.15%
License And Permits	523,937	136,270	1,455,865	1,396,292	2,017,962	(562,097)	72.15%
Grant Revenue	-	-	115,785	102,891	360,058	(244,273)	32.16%
Charges For Services	456,607	421,037	4,448,714	3,524,537	4,809,317	(360,603)	92.50%
Fines And Fees	55,549	107,420	706,019	1,330,753	1,276,409	(570,390)	55.31%
Interest Earnings	4,967	53,140	239,437	384,130	518,726	(279,289)	46.16%
Contributions	-	-	-	-	-	-	0.00%
Miscellaneous	28,852	67,159	415,072	600,354	754,257	(339,185)	55.03%
Total Revenues	2,363,566	2,268,050	60,108,862	52,476,915	66,341,659	(6,232,797)	90.61%
<b>EXPENDITURES:</b>							
General Government	1,035,971	1,085,059	9,319,323	9,322,970	18,204,175	8,884,852	51.19%
Public Safety	2,711,885	2,650,653	23,794,094	22,342,483	35,963,660	12,169,566	66.16%
Public Works	888,423	657,958	3,006,373	2,726,857	4,915,637	1,909,264	61.16%
Community Development	297,187	310,291	2,503,075	2,317,300	4,733,179	2,230,104	52.88%
Total Expenditures	4,933,466	4,703,961	38,622,865	36,709,610	63,816,651	25,193,786	60.52%
EXCESS REVENUES OVER(UNDER) EXPENDITURES	(2,569,900)	(2,435,911)	21,485,997	15,767,305	2,525,008		
<b>OTHER FINANCING SOURCES (USES)</b>							
Reserve/Contingency	(58,357)	-	(108,733)	-	(105,861)	(2,872)	0.00%
Sale of Capital Assets, net	-	-	-	-	-	-	0.00%
Financing, net	-	-	-	-	-	-	0.00%
Sources	-	-	-	-	1,905,711	(1,905,711)	0.00%
(Uses)	-	-	(1,235,197)	(1,195,313)	(4,324,858)	3,089,661	28.56%
Total Other Financing Sources (Uses)	(58,357)	-	(1,343,930)	(1,195,313)	(2,525,008)	1,181,078	28.56%
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(2,628,257)	(2,435,911)	20,142,067	14,571,992	(0)		
<b>FUND BALANCE</b>							
BEGINNING	40,179,630	34,036,875	17,409,306	17,028,972	17,409,306		
ENDING	\$ 37,551,373	\$ 31,600,964	\$ 37,551,373	\$ 31,600,964	\$ 17,409,306		



City of Mansfield, Texas

Statement of Activities - Budget and Actual - General Fund

For the Month and Eight Months Ended May 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
<b>REVENUES:</b>							
Taxes-Current	\$ 217,928	\$ 309,821	\$ 39,399,417	\$ 32,839,052	\$ 39,250,842	\$ 148,575	100.38%
Taxes-Prior	3,818	10,518	156,669	47,423	174,144	(17,475)	89.97%
Gas Royalty Income	659	463	431,495	2,764	479,458	(47,963)	90.00%
Franchise Taxes	119,393	127,953	3,535,402	3,532,180	3,350,552	184,850	105.52%
Sales Taxes	938,334	1,019,907	8,897,265	8,310,202	12,971,783	(4,074,518)	68.59%
Mix Drink Taxes	-	-	110,394	158,765	196,091	(85,697)	56.30%
Delinquent P& I	13,522	14,362	197,328	247,572	182,060	15,268	108.39%
Total Taxes	1,293,654	1,483,024	52,727,970	45,137,958	56,604,930	(3,876,960)	93.15%
<b>LICENSE &amp; PERMITS</b>							
Building Permits	417,851	99,089	1,108,384	1,119,416	1,476,142	(367,758)	75.09%
Other Lic/Permits	106,086	37,181	347,481	276,876	541,820	(194,339)	64.13%
Total License & Permits	523,937	136,270	1,455,865	1,396,292	2,017,962	(562,097)	72.15%
<b>GRANT REVENUE</b>	-	-	115,785	102,891	360,058	(244,273)	32.16%
<b>CHARGES FOR SERVICES</b>							
Sanitation	257,295	260,789	2,419,350	2,201,417	3,046,069	(626,719)	79.43%
Ambulance Services	104,471	124,869	1,039,149	889,594	1,442,377	(403,228)	72.04%
Fines & Fees-Engineering	94,841	35,379	990,215	433,526	320,871	669,344	308.60%
Total Charges For Services	456,607	421,037	4,448,714	3,524,537	4,809,317	(360,603)	92.50%
<b>FINES &amp; FEES</b>							
Fines & Fees-Court	29,971	78,825	458,356	625,325	909,218	(450,862)	50.41%
Fines & Fees-Other	25,578	28,595	247,663	705,428	367,191	(119,528)	67.45%
Total Fines & Fees	55,549	107,420	706,019	1,330,753	1,276,409	(570,390)	55.31%
<b>INTEREST EARNINGS</b>	4,967	53,140	239,437	384,130	518,726	(279,289)	46.16%
<b>MISCELLANEOUS</b>							
Certificate Of Occupancy	720	1,380	7,800	9,060	13,976	(6,176)	55.81%
Mowing	-	470	4,475	6,888	-	4,475	0.00%
Sale Of Property	-	3,659	9,084	5,091	46,749	(37,665)	19.43%
Zoning Fees	9,600	2,651	49,447	44,401	101,583	(52,136)	48.68%
Plat Fees	4,025	7,205	35,635	68,100	57,541	(21,906)	61.93%
Miscellaneous	14,507	51,794	308,631	466,814	534,408	(225,777)	57.75%
Total Miscellaneous	28,852	67,159	415,072	600,354	754,257	(339,185)	55.03%
Total Revenues	\$ 2,363,566	\$ 2,268,050	\$ 60,108,862	\$ 52,476,915	\$ 66,341,659	\$ (6,232,797)	90.61%

City of Mansfield, Texas

Statement of Activities - Budget and Actual - General Fund  
For the Month and Eight Months Ended May 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
<b>EXPENDITURES:</b>							
<b>GENERAL GOVERNMENT</b>							
Non-departmental	\$ 120,055	\$ 94,108	\$ 923,823	\$ 1,799,997	\$ 4,838,704	\$ 3,914,881	19.09%
City Council	3,188	4,889	67,852	95,506	155,552	87,700	43.62%
Administration	67,690	57,858	577,617	502,051	1,180,844	603,227	48.92%
Legal	32,998	64,921	403,697	407,450	761,499	357,802	53.01%
Human Resources	43,856	50,434	456,797	460,050	746,033	289,236	61.23%
Finance	45,824	35,350	376,178	484,411	651,949	275,771	57.70%
Accounting	27,000	28,339	280,034	271,650	488,438	208,404	57.33%
Purchasing	6,316	6,312	62,338	58,168	100,181	37,843	62.23%
Tax Collection	-	118,757	333,847	254,970	350,008	16,161	95.38%
Information Technology	46,926	45,885	487,273	472,641	911,052	423,779	53.48%
Sanitation	258,379	234,160	1,781,398	1,592,295	2,672,059	890,661	66.67%
Budget	6,588	6,353	58,909	53,378	101,583	42,674	57.99%
City Secretary	31,507	30,252	328,295	293,363	510,742	182,447	64.28%
Planning Administration	90,204	66,645	739,608	569,130	1,169,631	430,023	63.23%
Construction Codes Boards	240	-	50,528	6,747	41,775	(8,753)	120.95%
Planning/Zoning Comm	198	3,506	6,795	11,754	13,177	6,382	51.57%
Engineering	36,024	30,072	290,065	242,425	364,218	74,153	79.64%
Historic Landmark	11	147	631	599	4,005	3,374	15.76%
Development Services	15,147	14,020	259,484	133,014	194,454	(65,030)	133.44%
Building Inspection	91,813	71,461	730,895	600,008	1,158,350	427,455	63.10%
Board of Adjustments	20	194	917	846	2,818	1,901	32.56%
Code Compliance	48,260	43,024	394,562	368,111	619,763	225,201	63.66%
Building Maintenance	63,727	78,372	707,780	644,406	1,167,340	459,560	60.63%
Total	1,035,971	1,085,059	9,319,323	9,322,970	18,204,175	8,884,852	51.19%
<b>PUBLIC SAFETY</b>							
Police Administration	107,358	91,743	1,243,949	1,019,899	1,501,441	257,492	82.85%
Communications	193,757	209,866	1,909,615	1,758,622	2,896,022	986,407	65.94%
Patrol	690,010	702,645	6,083,832	5,550,970	9,337,449	3,253,617	65.16%
CID And Narcotics	250,022	202,529	2,029,308	1,717,742	3,139,641	1,110,333	64.64%
Animal Control	47,798	54,119	443,280	441,451	724,808	281,528	61.16%
CVE Traffic Enforcement	21,835	27,191	187,377	323,474	321,811	134,434	58.23%
Traffic Enforcement	49,093	41,337	363,740	331,904	604,214	240,474	60.20%
K-9 Patrol	11,668	11,754	124,812	94,988	168,820	44,008	73.93%
COPS	39,802	41,797	290,967	433,745	704,875	413,908	41.28%
Municipal Court	52,135	54,087	461,436	481,859	673,063	211,627	68.56%
Training	30,337	18,316	275,648	218,720	425,081	149,433	64.85%
Police Grant Expenditures	31,637	29,288	312,770	295,882	404,842	92,072	77.26%
Fire Administration	85,397	104,534	805,699	1,012,174	1,181,188	375,489	68.21%
Fire Prevention	74,131	57,483	605,668	499,650	909,542	303,874	66.59%
Emergency Management	42,057	66,464	444,342	451,276	632,731	188,389	70.23%
Fire Operations	984,848	937,500	8,211,651	7,710,127	12,338,132	4,126,481	66.56%
Total	2,711,885	2,650,653	23,794,094	22,342,483	35,963,660	12,169,566	66.16%
<b>PUBLIC WORKS</b>							
Street Maintenance	888,423	657,958	3,006,317	2,707,287	4,915,637	1,909,320	61.16%
Traffic Control	-	-	56	19,570	-	(56)	0.00%
Total	888,423	657,958	3,006,373	2,726,857	4,915,637	1,909,264	61.16%

City of Mansfield, Texas

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

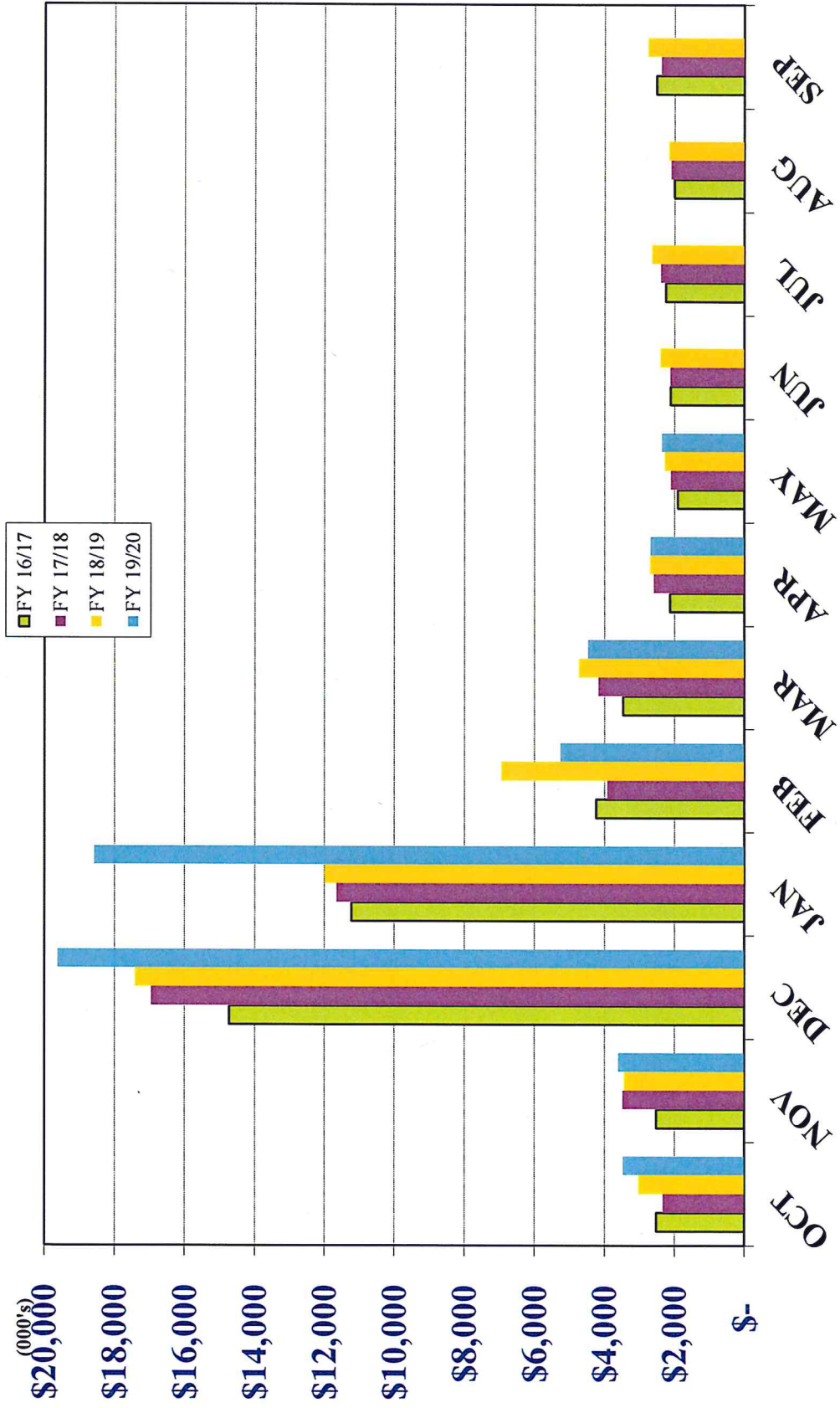
	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE	FY20 ORIGINAL BUDGET	FY20 POSITIVE (NEGATIVE) BUDGET	FY20 PERCENT COLLECTED TO BUDGET
COMMUNITY SERVICES							
Parks & Recreation Operations	153,804	160,538	1,138,672	1,053,795	2,225,542	1,086,870	51.16%
Communications & Marketing	20,190	21,620	181,805	192,607	311,737	129,932	58.32%
Downtown Parking	181	392	3,746	4,918	-	(3,746)	0.00%
Senior Citizens	20,864	25,237	191,202	195,236	306,565	115,363	62.37%
Cultural Services	28,059	24,052	266,076	238,267	502,654	236,578	52.93%
Library	74,089	78,452	721,574	632,477	1,386,681	665,107	52.04%
Grant Expenditures	-	-	-	-	-	-	0.00%
Total	297,187	310,291	2,503,075	2,317,300	4,733,179	2,230,104	52.88%
TOTAL EXPENDITURES	\$ 4,933,466	\$ 4,703,961	\$ 38,622,865	\$ 36,709,610	\$ 63,816,651	\$ 25,193,786	60.52%
EXCESS REVENUES OVER(UNDER) EXPENDITURES	(2,569,900)	(2,435,911)	21,485,997	15,767,305	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%
Premiums 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)	(616,407)	(719,068)	41,695	94.20%
Economic Incentives	-	-	(557,824)	(578,906)	(571,200)	13,376	97.66%
Discount on Bond Issuance	-	-	-	-	-	-	0.00%
Bond Issuance Costs	-	-	-	-	-	-	0.00%
Reserve/Contingency	(58,357)	-	(108,733)	-	(105,861)	(2,872)	102.71%
Total Other Financing Uses	(58,357)	-	(1,343,930)	(1,195,313)	(4,430,719)	3,086,789	30.33%
Total Other Financing Sources (Uses)	(58,357)	-	(1,343,930)	(1,195,313)	(2,525,008)	1,181,078	
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(2,628,257)	(2,435,911)	20,142,067	14,571,992	(0)		
UNRESERVED FUND BALANCE BEGINNING	40,179,630	34,036,875	17,409,306	17,028,972	17,409,306		
ENDING	\$ 37,551,373	\$ 31,600,964	\$ 37,551,373	\$ 31,600,964	\$ 17,409,306		





# CITY OF MANFIELD

## General Fund - Total Revenues





# CITY OF MANSFIELD

## General Fund - Total Expenditures

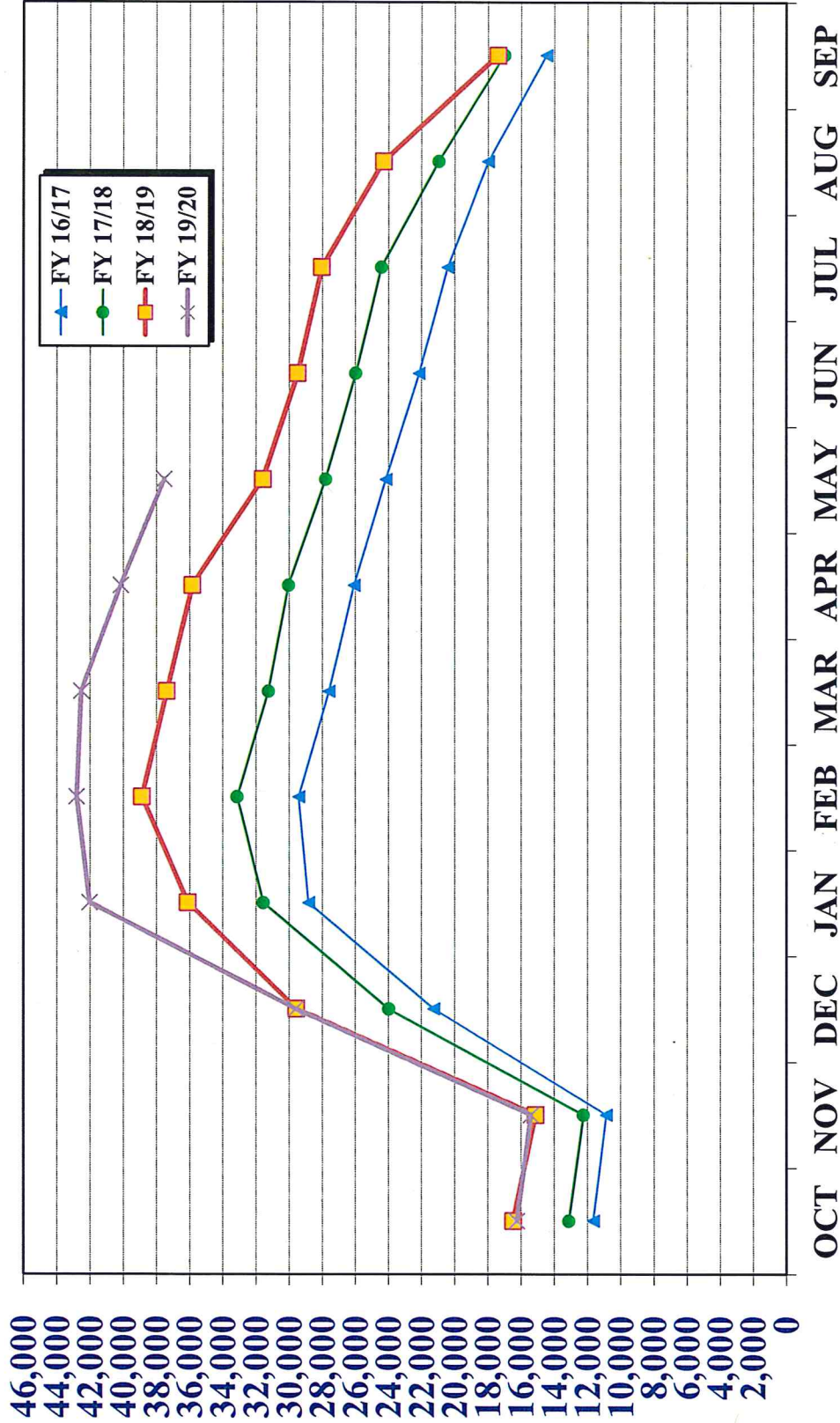




# CITY OF MANSFIELD

## 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  
May 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 3,813,400	\$ 3,984,876
Due From Other Funds	24,581	24,582
Total Assets	<u>\$ 3,837,981</u>	<u>\$ 4,009,458</u>
 <u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ 685,575	\$ 769,745
Retainage Payable	-	-
Total Liabilities	<u>685,575</u>	<u>769,745</u>
 FUND BALANCES:		
Fund Balance	2,963,075	2,148,721
Excess Revenues Over Expenditures	<u>189,331</u>	<u>1,090,992</u>
Total Fund Balances	<u>3,152,406</u>	<u>3,239,713</u>
Total Liabilities And Fund Balances	<u>\$ 3,837,981</u>	<u>\$ 4,009,458</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - TIRZ Number One Fund  
For the Month and Eight Months Ended May 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	\$ 177,265	\$ 1,375,635	177,265	1,375,635
Interest Income	308	2,975	12,066	22,534
Total Revenues	177,573	1,378,610	189,331	1,398,169
<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	177,573	1,378,610	189,331	1,090,992
<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	177,573	1,378,610	189,331	1,090,992
FUND BALANCE, BEGINNING	2,974,833	1,861,103	2,963,075	2,148,721
FUND BALANCE, ENDING	\$ 3,152,406	\$ 3,239,713	\$ 3,152,406	\$ 3,239,713



City of Mansfield, Texas

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

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 429,798	\$ 301,882
Construction in Progress	-	-
Total Assets	<u>\$ 429,798</u>	<u>\$ 301,882</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Due To Other Funds	558,010	558,010
Retainage Payable	-	-
Total Liabilities	<u>558,010</u>	<u>558,010</u>
FUND BALANCES:		
Fund Balance	(256,128)	(368,784)
Excess Revenues Over Expenditures	<u>127,916</u>	<u>112,656</u>
Total Fund Balances	<u>(128,212)</u>	<u>(256,128)</u>
Total Liabilities And Fund Balances	<u>\$ 429,798</u>	<u>\$ 301,882</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - TIRZ Number Two Fund  
For the Month and Eight Months Ended May 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	\$ 127,916	\$ 430,151	\$ 127,916	\$ 430,151
Interest Income	-	-	-	-
Total Revenues	127,916	430,151	127,916	430,151
<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	127,916	430,151	127,916	112,656
<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	127,916	430,151	127,916	112,656
FUND BALANCE, BEGINNING	(256,128)	(686,279)	(256,128)	(368,784)
FUND BALANCE, ENDING	\$ (128,212)	\$ (256,128)	\$ (128,212)	\$ (256,128)

City of Mansfield, Texas

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

May 31, 2020 (unaudited)

	<b>TIRZ #1</b>	<b>TIRZ #2</b>	
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	**
	<b>\$20,549,893</b>	<b>\$2,749,539</b>	

\* 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  
May 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 27,702	\$ 27,266
Inventory	-	-
Total Assets	<u>\$ 27,702</u>	<u>\$ 27,266</u>
 <u>LIABILITIES &amp; 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	<u>241</u>	<u>375</u>
Total Fund Balances	<u>27,702</u>	<u>27,266</u>
Total Liabilities And Fund Balances	<u>\$ 27,702</u>	<u>\$ 27,266</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

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

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
<b>REVENUES:</b>				
Tree Mitigation Fee	\$ -	\$ -	\$ -	\$ -
Interest Income	6	50	241	375
Total Revenues	6	50	241	375
<b>EXPENDITURES:</b>				
Administrative Services	-	-	-	-
Contractual Services	-	-	-	-
Other Equipment	-	-	-	-
Total Expenditures	-	-	-	-
Excess Of Revenues Over (Under) Expenditures	6	50	241	375
<b>OTHER FINANCING SOURCES (USES)</b>				
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	6	50	241	375
FUND BALANCE, BEGINNING	27,696	27,216	27,461	26,891
FUND BALANCE, ENDING	\$ 27,702	\$ 27,266	\$ 27,702	\$ 27,266

City of Mansfield, Texas

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

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 1,006,384	\$ 935,124
Accounts Receivable	2,585	3,571
Total Assets	<u>\$ 1,008,969</u>	<u>\$ 938,695</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accrued Liabilities	\$ 9,377	\$ 10,506
Total Liabilities	<u>9,377</u>	<u>10,506</u>
FUND BALANCES:		
Fund Balance	992,477	955,484
Excess Revenues Over Expenditures	7,116	(27,295)
Total Fund Balances	<u>999,593</u>	<u>928,189</u>
Total Liabilities And Fund Balances	<u>\$ 1,008,970</u>	<u>\$ 938,695</u>



City of Mansfield, Texas

Comparative Combined Statement of Activities - Hotel/Motel Occupancy Tax Fund  
For the Eight Months Ended May 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
<b>REVENUES:</b>							
Hotel Occupancy Tax	\$ 116,037	\$ 21,377	\$ 327,938	\$ 345,416	\$ 791,563	\$ (463,625)	41.43%
Miscellaneous Income	121	2,791	25,081	17,219	-	25,081	0.00%
Total Revenues	116,158	24,168	353,019	362,635	791,563	(438,544)	44.60%
<b>EXPENDITURES:</b>							
Mansfield Historical Society	-	1,452	-	8,363	-	-	0.00%
Mansfield Invitational	-	-	40,000	30,000	55,000	(15,000)	72.73%
The LOT	-	9,979	10,721	61,834	75,000	(64,279)	14.29%
Mansfield Rotary Club	-	-	-	-	-	-	0.00%
Farr Best Theater	-	31	242	300	-	242	0.00%
Discover Historic Mansfield	-	-	-	-	-	-	0.00%
Mansfield Tourism	21,548	21,980	208,124	229,147	390,000	(181,876)	53.37%
Pickled Mansfield Society	-	11,000	34,502	11,000	36,000	(1,498)	95.84%
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	74	2,300	6,481	7,692	40,000	(33,519)	16.20%
Historic Landmark Commission	-	-	4,395	-	10,000	(5,605)	43.95%
Applause Concert Series	-	-	-	-	-	-	0.00%
Desert Love Film Festival	-	-	-	30,489	-	-	0.00%
Man House Museum	-	-	6,323	-	50,000	(43,677)	12.65%
Tommy King Foundation	-	-	28,465	-	30,000	(1,535)	94.88%
Sister Cities Celebration	-	-	-	-	10,000	(10,000)	0.00%
Friends of the Library	-	-	-	-	5,000	(5,000)	0.00%
Wayfinding Program	-	11,105	6,650	11,105	-	6,650	0.00%
Reserve	-	-	-	-	80,563	(80,563)	0.00%
Total Expenditures	21,622	57,847	345,903	389,930	791,563	(445,660)	43.70%
Excess Of Revenues Over (Under) Expenditures	94,536	(33,679)	7,116	(27,295)			
FUND BALANCE, BEGINNING	905,057	961,868	992,477	955,484			
FUND BALANCE, ENDING	\$ 999,593	\$ 928,189	\$ 999,593	\$ 928,189			

City of Mansfield, Texas

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

	Budgeted Request	FY20 Amount To Date	Available Budget	FY20 PERCENT COLLECTED TO BUDGET
<u>REVENUES:</u>				
Hotel Occupancy Tax	\$ 791,563	\$ 327,938	\$ 463,625	41.43%
Rental of Facilities	-	15,267	(15,267)	0.00%
Interest Income	-	9,814	(9,814)	-
Total Revenues	791,563	353,019	438,544	44.60%
<u>EXPENDITURES:</u>				
Mansfield Historical Society	-	-	-	0.00%
Mansfield Invitational	55,000	40,000	15,000	72.73%
The LOT	75,000	10,721	64,279	14.29%
Discover Historic Mansfield - Farr Best Concerts	-	242	(242)	0.00%
Mansfield Tourism	390,000	208,124	181,876	53.37%
Pickled Mansfield Society	36,000	34,502	1,498	95.84%
Mansfield Police Dept.	10,000	-	10,000	0.00%
Mansfield Commission for the Arts	40,000	6,481	33,519	16.20%
Historic Landmark Commission	10,000	4,395	5,605	43.95%
Desert Love Film Festival	-	-	-	0.00%
Man House Museum	50,000	6,323	43,677	12.65%
Tommy King Foundation	30,000	28,465	1,535	94.88%
Sister Cities Celebration	10,000	-	10,000	0.00%
Wayfinding Program	-	6,650	(6,650)	0.00%
Friends of the Library	5,000	-	5,000	0.00%
Reserve	80,563	-	80,563	0.00%
Total Expenditures	791,563	345,903	445,660	43.70%
Revenues / (Expenditures)	-	7,116	(7,116)	

SUPPLEMENTAL INFORMATION: CASH ANALYSIS

Beginning Cash Balance for Fiscal Year 2020	999,268
Plus: FY2020 Cash Collections	353,019
Less: FY2020 Cash Expenditures	(345,903)
Cash Balance as of May 31, 2020	1,006,384
Remaining Hotel/Motel Occupancy Funds to Collect	463,625
Remaining Hotel/Motel Occupancy Funds to Expend	(445,660)
Projected Cash Balance at September 30, 2020	1,024,349

City of Mansfield, Texas

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

<u>ASSETS:</u>	<u>2020</u>	<u>2019</u>
Cash And Investments	\$ 3,343,482	\$ 4,453,252
Restricted Cash and Investments	4,012,236	2,855,240
Receivables:		
Accounts	711,272	815,220
Prepays	-	-
Total Assets	<u>\$ 8,066,990</u>	<u>\$ 8,123,712</u>
<u>LIABILITIES &amp; FUND BALANCES:</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ 179,573	\$ 285,567
Retainage Payable	-	-
Other Liabilities	1,000,000	1,000,009
Deferred Revenue	1,720,032	1,894,211
Total Liabilities	<u>2,899,605</u>	<u>3,179,787</u>
<u>FUND BALANCES:</u>		
Fund Balance	4,943,996	6,312,486
Excess Revenues Over (Under) Expenditures	<u>223,389</u>	<u>(1,368,561)</u>
Total Fund Balances	<u>5,167,385</u>	<u>4,943,925</u>
Total Liabilities And Fund Balances	<u>\$ 8,066,990</u>	<u>\$ 8,123,712</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Mansfield Parks Facilities Development Corporation  
- For the Month and Eight Months Ended May 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
REVENUES:							
Sales Tax Revenue	\$ 205,696	\$ 247,086	\$ 2,335,557	\$ 2,052,169	\$ 3,326,031	\$ (990,474)	70.22%
Contributions	24,400	360	42,034	39,028	68,026	(25,992)	61.79%
Interest Earnings	1,366	12,454	54,741	94,069	50,000	4,741	109.48%
Other Income	-	1,425	13,878	5,617	-	13,878	0.00%
MAC Revenue	8,257	47,884	274,323	344,729	603,000	(328,677)	45.49%
Lease Royalties	-	126,754	383,943	859,946	1,468,226	(1,084,283)	26.15%
Park Land Dedication Revenue	432,750	63,750	809,500	299,500	725,000	84,500	111.66%
Total Revenues	672,469	499,713	3,913,976	3,695,058	6,240,283	(2,326,307)	62.72%
EXPENDITURES:							
Administration	151,068	157,040	1,952,882	2,359,802	1,971,632	(18,750)	99.05%
Field Operations	51,508	43,479	390,933	408,562	726,518	(335,585)	53.81%
Community Park Operations	81,059	77,849	555,351	550,826	1,133,272	(577,921)	49.00%
Nature Education Operations	10,091	11,178	84,862	83,232	163,883	(79,021)	51.78%
Recreational Center	61,197	60,794	512,364	497,657	911,955	(399,591)	56.18%
Neighborhood Park Operations	14,413	11,317	91,691	44,218	243,699	(152,008)	37.62%
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	-	345,265	-	774,409	-	-	0.00%
Non-Departmental	11,024	175,726	102,504	332,459	1,533,424	(1,430,920)	6.68%
Total Expenditures	380,360	882,648	3,690,587	5,051,165	6,684,383	(2,993,796)	55.21%
EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES	292,109	(382,935)	223,389	(1,356,107)	(444,100)	667,489	-50.30%
OTHER FINANCING SOURCES (USES):							
Operating Transfers In	-	-	-	-	444,100	-	0.00%
Operating Transfers (Out)	-	-	-	(12,454)	-	-	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)	-	-	-	(12,454)	444,100	-	0.00%
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER EXPENDITURES AND OTHER FINANCING USES	292,109	(382,935)	223,389	(1,368,561)			
FUND BALANCE, BEGINNING	4,875,276	5,326,860	4,943,996	6,312,486			
FUND BALANCE, ENDING	\$ 5,167,385	\$ 4,943,925	\$ 5,167,385	\$ 4,943,925			

City of Mansfield, Texas

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

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 5,246,533	\$ 3,058,673
Accounts Receivable	469,867	509,199
Restricted Assets:		
Cash and Investments, Projects	6,132,967	2,416,181
Fixed Assets (net of accumulated depreciation)	10,361,125	11,096,811
Total Assets	<u>\$ 22,210,492</u>	<u>\$ 17,080,864</u>
<u>LIABILITIES AND NET ASSETS</u>		
LIABILITIES:		
Accounts Payable	\$ 1,042	\$ 7,202
Accrued Liabilities	77,313	67,115
Retainage Payable	16,394	220,519
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 *	6,791,027
Total Liabilities	<u>36,973,965</u>	<u>34,697,894</u>
NET ASSETS:		
Restricted	6,132,967	2,416,181
Unassigned	(20,896,440)	(20,033,211)
Total Net Assets	<u>(14,763,473)</u>	<u>(17,617,030)</u>
Total Liabilities & Net Assets	<u>\$ 22,210,492</u>	<u>\$ 17,080,864</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 Eight Months Ended May 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	\$ 469,167	\$ 509,956	\$ 4,448,630	\$ 4,155,108
Gas Royalties	-	-	-	-
Miscellaneous	-	-	-	10,919
Rental Of Facilities	-	-	-	-
Total Operating Revenues	469,167	509,956	4,448,630	4,166,027
OPERATING EXPENDITURES:				
Administration	36,774	46,498	381,474	371,232
Promotions	-	4,647	30,421	30,147
Retention	-	133	7,154	6,787
Development Plan	-	-	-	62
Projects	271,080	90,923	2,066,497	4,068,961
Non-Departmental	1,521	4,497	125,090	23,291
Depreciation	259	259	2,040	2,031
Total Operating Expenditures	309,634	146,957	2,612,676	4,502,511
OPERATING INCOME	159,533	362,999	1,835,954	(336,484)
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	957	8,802	38,244	64,580
Gain or (loss) on sale of property	-	-	-	(373,211)
Bonds issued	-	-	-	-
Premiums on bonds issued	-	-	-	-
Discounts on bonds issued	-	-	-	-
Amortization	-	-	-	-
Interest and fiscal charges	-	-	(458,237)	(580,841)
Total Nonoperating Revenue	957	8,802	(419,993)	(889,472)
INCOME BEFORE OPERATING TRANSFERS	160,490	371,801	1,415,961	(1,225,956)
OPERATING TRANSFERS:				
Operating Transfers In (Out)	-	-	(25,223)	(23,687)
CHANGE IN NET ASSETS	160,490	371,801	1,390,738	(1,249,643)
NET ASSETS, BEGINNING	(14,923,963)	(17,988,831)	(5,256,548)	(7,191,792)
NET ASSETS, PROJECTS	- **	-	(10,897,663) **	(9,175,595)
NET ASSETS, ENDING	\$ (14,763,473)	\$ (17,617,030)	\$ (14,763,473)	\$ (17,617,030)

\*\*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  
May 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 116,180	\$ 92,293
Receivables:		
Current Year PID Assessment	5,149	3,411
Total Assets	<u>\$ 121,329</u>	<u>\$ 95,704</u>
 <u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Deferred Revenue	5,149	3,411
Total Liabilities	<u>5,149</u>	<u>3,411</u>
FUND BALANCES:		
Fund Balance	2,036	12,700
Excess Revenues Over Expenditures	114,144	79,593
Total Fund Balances	<u>116,180</u>	<u>92,293</u>
Total Liabilities And Fund Balances	<u>\$ 121,329</u>	<u>\$ 95,704</u>

City of Mansfield, Texas

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

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
<u>REVENUES:</u>				
PID Assessment	\$ 8,525	\$ -	\$ 263,700	\$ 79,590
Penalties & Interest	-	-	567	8
Total Revenues	8,525	-	264,267	79,598
<u>EXPENDITURES:</u>				
General government	37,512	-	150,123	5
Public safety	-	-	-	-
Public works	-	-	-	-
Culture and recreation	-	-	-	-
Total Expenditures	37,512	-	150,123	5
Excess Of Revenues Over (Under) Expenditures	(28,987)	-	114,144	79,593
Net Change in Fund Balances	(28,987)	-	114,144	79,593
FUND BALANCE, BEGINNING	145,167	92,293	2,036	12,700
FUND BALANCE, ENDING	\$ 116,180	\$ 92,293	\$ 116,180	\$ 92,293

## 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  
May 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 6,497,754	\$ 4,162,011
Receivables:		
Current Year Taxes	557,502	466,692
Delinquent Taxes (Net of Allowance of \$703,620)	-	-
Total Assets	<u>\$ 7,055,256</u>	<u>\$ 4,628,703</u>
<u>LIABILITIES &amp; FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	\$ -	\$ -
Deferred Revenue	557,502	466,692
Total Liabilities	<u>557,502</u>	<u>466,692</u>
FUND BALANCES:		
Fund Balance	1,697,691	1,288,463
Excess Revenues Over Expenditures	4,800,063	2,873,548
Total Fund Balances	<u>6,497,754</u>	<u>4,162,011</u>
Total Liabilities And Fund Balances	<u>\$ 7,055,256</u>	<u>\$ 4,628,703</u>



City of Mansfield, Texas

Comparative Combined Statement of Activities - General Obligation Debt Service  
- For the Month and Eight Months Ended May 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
<b>REVENUES:</b>							
Taxes, Penalties, And Interest	\$ 113,217	\$ 72,390	\$ 17,556,328	\$ 15,151,340	\$ 15,416,960	\$ 2,139,368	113.88%
Miscellaneous	-	-	-	302	-	-	0.00%
Interest Income	109	942	4,471	7,095	-	4,471	0.00%
Total Revenues	113,326	73,332	17,560,799	15,158,737	15,416,960	2,143,839	113.91%
<b>EXPENDITURES:</b>							
Debt Service -							
Principal Retirement	-	-	9,925,000	9,540,000	9,970,000	(45,000)	99.55%
Interest	-	-	2,808,652	2,723,621	5,446,960	(2,638,308)	51.56%
Lease Payments	-	-	-	-	-	-	0.00%
Bond Issuance Cost	-	-	-	9,500	-	-	0.00%
Fiscal Charges	-	3,500	27,084	12,068	-	27,084	0.00%
Total Expenditures	-	3,500	12,760,736	12,285,189	15,416,960	(2,656,224)	82.77%
Excess Of Revenues Over (Under) Expenditures	113,326	69,832	4,800,063	2,873,548			
<b>OTHER FINANCING SOURCES (USES)</b>							
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	113,326	69,832	4,800,063	2,873,548			
FUND BALANCE, BEGINNING	6,384,428	4,092,179	1,697,691	1,288,463			
FUND BALANCE, ENDING	\$ 6,497,754	\$ 4,162,011	\$ 6,497,754	\$ 4,162,011			

City of Mansfield, Texas

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

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	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 1,949,607	\$ 1,829,494
Total Assets	<u>\$ 1,949,607</u>	<u>\$ 1,829,494</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>1,427,821</u>	<u>1,302,297</u>
Total Fund Balances	<u>1,944,957</u>	<u>1,824,844</u>
Total Liabilities And Fund Balances	<u>\$ 1,949,607</u>	<u>\$ 1,829,494</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities - Mansfield Parks Facilities Development Corporation  
- For the Month and Eight Months Ended May 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	\$ 263,321	\$ 262,867	\$ 2,106,573	\$ 2,102,930	\$ 3,159,861	\$ (1,053,288)	66.67%
Other Income	-	-	-	-	-	-	0.00%
Total Revenues	263,321	262,867	2,106,573	2,102,930	3,159,861	(1,053,288)	66.67%
<u>EXPENDITURES:</u>							
Debt Service							
Principal Retirement	-	-	-	-	1,815,000	(1,815,000)	0.00%
Interest And Fiscal Charges	-	3,500	675,252	800,633	1,344,861	(669,609)	50.21%
Non-departmental	-	-	3,500	-	-	3,500	0.00%
Total Expenditures	-	3,500	678,752	800,633	3,159,861	(2,481,109)	21.48%
Excess Of Revenues Over (Under) Expenditures	263,321	259,367	1,427,821	1,302,297			
<u>OTHER FINANCING SOURCES (USES):</u>							
Bond Proceeds	-	-	-	-			
Total Other Financing Sources (Uses)	-	-	-	-			
FUND BALANCE, BEGINNING	1,681,636	1,565,477	517,136	522,547			
FUND BALANCE, ENDING	\$ 1,944,957	\$ 1,824,844	\$ 1,944,957	\$ 1,824,844			

## 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  
May 31, 2020 and 2019 (Unaudited)

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 31,835,622	\$ 30,456,421
Receivables	-	247,856
Projects In Process		
Current Year	5,361,334	3,862,216
Prior Year	9,246,790	16,576,708
Total Assets	<u>\$ 46,443,746</u>	<u>\$ 51,143,201</u>
<u>LIABILITIES AND FUND BALANCES</u>		
<u>LIABILITIES:</u>		
Accounts Payable	\$ 146,881	\$ 146,781
Deposits	1,349	1,349
Retainage Payable	387,441	148,227
Other Liabilities	-	247,856
Total Liabilities	<u>535,671</u>	<u>544,213</u>
<u>FUND BALANCES:</u>		
Fund Balance	33,469,149	41,092,314
Excess Revenues Over (Under)		
Expenditures	<u>12,438,926</u>	<u>9,506,674</u>
Total Fund Balance	<u>45,908,075</u>	<u>50,598,988</u>
Total Liabilities And Fund Balance,	<u>\$ 46,443,746</u>	<u>\$ 51,143,201</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Street Construction Fund - For the Month and Eight Months Ended May 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	\$ 7,818
Contributions	-	-	-	-
Intergovernmental	-	210,286	-	598,840
Roadway Impact Fees	998,272	153,343	1,621,782	1,573,041
Interest Income	2,729	25,890	111,862	195,685
Total Revenues	1,001,001	389,519	1,740,173	2,375,384
EXPENDITURES:				
Administrative	43,198	40,271	385,222	356,710
Street Improvements	-	-	-	-
Total Expenditures	43,198	40,271	385,222	356,710
EXCESS OF REVENUES OVER(UNDER) EXPENDITURES	957,803	349,248	1,354,951	2,018,674
OTHER FINANCING SOURCES (USES):				
Transfers	-	-	-	-
Bond Proceeds	-	-	10,579,960	7,488,000
Bond Issuance Costs	-	-	(94,716)	(97,344)
Premiums on Bond Issuance	-	-	598,731	97,344
Discounts on Bond Issuance	-	-	-	-
Total Other Financing Sources (Uses)	-	-	11,083,975	7,488,000
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER USES	957,803	349,248	12,438,926	9,506,674
FUND BALANCE, BEGINNING	44,950,272	50,249,740	33,469,149	41,092,314
FUND BALANCE, ENDING	\$ 45,908,075	\$ 50,598,988	\$ 45,908,075	\$ 50,598,988

City of Mansfield, Texas

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

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	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 13,164,040	\$ 4,001,482
Construction in Progress	-	-
Total Assets	<u>\$ 13,164,040</u>	<u>\$ 4,001,482</u>
 <u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	\$ 26	\$ -
Due to Other Funds	-	21,241
Retainage Payable	<u>29,795</u>	<u>241,811</u>
Total Liabilities	<u>29,821</u>	<u>263,052</u>
 FUND BALANCE:	3,667,343	1,982,110
Excess Revenues Over (Under)		
Expenditures	<u>9,466,876</u>	<u>1,756,320</u>
Total Fund Balance	<u>13,134,219</u>	<u>3,738,430</u>
Total Liabilities And Fund Balance	<u>\$ 13,164,040</u>	<u>\$ 4,001,482</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

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

	FY20 MONTH TO DATE	FY19 MONTH TO DATE	FY20 YEAR TO DATE	FY19 YEAR TO DATE
REVENUES:				
Interest Income	\$ 373	\$ 3,185	\$ 15,275	\$ 23,976
Rental Of Facilities	-	-	-	-
Contributions	-	-	-	-
Miscellaneous Income	-	-	-	-
Grant Revenue	-	-	-	-
Total Revenues	373	3,185	15,275	23,976
EXPENDITURES:				
Administration	-	-	-	-
Library	-	-	-	-
Fieldhouse	-	-	-	-
Stars Center	-	-	-	171,913
Fire Station #5	611,374	7,478	724,722	838,933
Park Land	-	-	-	3,500,000
Man House	9,825	9,000	91,152	12,060
Wayfinding	-	-	-	6,750
Tactical Training Facility	-	-	-	-
Total Expenditures	621,199	16,478	815,874	4,529,656
Excess Revenues Over (Under) Expenditures	(620,826)	(13,293)	(800,599)	(4,505,680)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	-	9,800,588	6,262,000
Bond Issuance Costs	-	-	(87,739)	(81,406)
Premiums on Bond Issuance	-	-	554,626	81,406
Discounts on Bond Issuance	-	-	-	-
Operating Transfer In (Out)	-	-	-	-
Total Other Financing Sources (Uses)	-	-	10,267,475	6,262,000
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(620,826)	(13,293)	9,466,876	1,756,320
FUND BALANCE, BEGINNING	13,755,045	3,751,723	3,667,343	1,982,110
FUND BALANCE, ENDING	\$ 13,134,219	\$ 3,738,430	\$ 13,134,219	\$ 3,738,430



City of Mansfield, Texas

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

	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	<u>\$ 4,544,000</u>	<u>\$ 882,063</u>
Total Assets	<u>\$ 4,544,000</u>	<u>\$ 882,063</u>
 <u>LIABILITIES AND FUND BALANCES</u>		
LIABILITIES:		
Accounts Payable	<u>\$ -</u>	<u>\$ -</u>
Retainage Payable	<u>-</u>	<u>-</u>
Total Liabilities	<u>\$ -</u>	<u>\$ -</u>
 FUND BALANCE:	 1,451,406	 1,177,770
Excess Revenues Over Expenditures	<u>3,092,594</u>	<u>(295,707)</u>
Total Fund Balance	<u>4,544,000</u>	<u>882,063</u>
 Total Liabilities And Fund Balance	 <u>\$ 4,544,000</u>	 <u>\$ 882,063</u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -

Equipment Replacement Fund - For the Month and Eight Months Ended May 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	7,619	-	179,937	17,125
Interest Income	1	9	39	72
Total Revenues	7,620	9	179,976	17,197
EXPENDITURES:				
Administration	-	-	-	-
Information Services	41,631	23,826	43,131	38,737
Code Enforcement	22,940	-	413,835	23,825
Planning	27,120	-	205,992	16,283
Streets	-	-	194,639	35,916
Animal Control	-	-	-	-
City Hall	-	-	-	-
Parks Department	-	-	-	-
Library	-	-	-	-
Fire	12,742	-	12,742	142,552
Police Department	-	-	271,237	55,591
Total Expenditures	104,433	23,826	1,141,576	312,904
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(96,813)	(23,817)	(961,600)	(295,707)
OTHER FINANCING SOURCES (USES):				
Bond Proceeds	-	-	3,864,453	-
Bond Issuance Costs	-	-	(34,596)	-
Premium on Bond Issuance	-	-	218,693	-
Discounts on Bond Issuance	-	-	-	-
Sale of city property	-	-	5,644	-
Transfer In (Out)	-	-	-	-
Total Other Financing Sources (Uses)	-	-	4,054,194	-
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	(96,813)	(23,817)	3,092,594	(295,707)
FUND BALANCE, BEGINNING	4,640,813	905,880	1,451,406	1,177,770
FUND BALANCE, ENDING	\$ 4,544,000	\$ 882,063	\$ 4,544,000	\$ 882,063

City of Mansfield, Texas

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

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	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	<u>\$ -</u>	<u>\$ 307,236</u>
Total Assets	<u><u>\$ -</u></u>	<u><u>\$ 307,236</u></u>
 <u>LIABILITIES AND FUND BALANCE</u>		
LIABILITIES:		
Accounts Payable	<u>\$ 897,311</u>	<u>\$ -</u>
Retainage Payable	<u>-</u>	<u>-</u>
Total Liabilities	<u>897,311</u>	<u>-</u>
 FUND BALANCE:	 (81,574)	 1,078,095
Excess Revenues Over Expenditures	<u>(815,737)</u>	<u>(770,859)</u>
Total Fund Balance	<u>(897,311)</u>	<u>307,236</u>
Total Liabilities And Fund Balance	<u><u>\$ (0)</u></u>	<u><u>\$ 307,236</u></u>

City of Mansfield, Texas

Comparative Combined Statement of Activities -  
Parks Construction Fund - For the Month and Eight Months Ended May 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	-	-	815,737	747,332
FieldHouse	-	-	-	9,415
Matlock Community Park	-	14,112	-	14,112
Pond Branch	-	-	-	-
Total Expenditures	-	14,112	815,737	770,859
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	-	(14,112)	(815,737)	(770,859)
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	-	(14,112)	(815,737)	(770,859)
FUND BALANCE, BEGINNING	(897,311)	321,348	(81,574)	1,078,095
FUND BALANCE, ENDING	<u>\$ (897,311)</u>	<u>\$ 307,236</u>	<u>\$ (897,311)</u>	<u>\$ 307,236</u>

## 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  
May 31, 2020 and 2019 (Unaudited)

	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	\$ 30,726,979	\$ 27,694,405
Receivables:		
Accounts (net of allowance of \$1,187,597)	5,630,399	4,293,636
Inventory	1,107,615	895,293
Restricted Assets:		
Cash and Investments	11,824,931	14,209,067
Fixed Assets (net of accumulated depreciation)	<u>192,195,232</u>	<u>184,859,445</u>
Total Assets	<u>241,485,156</u>	<u>231,951,846</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>\$ 246,199,509</u>	<u>\$ 235,947,353</u>

City of Mansfield, Texas

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

	<u>2020</u>	<u>2019</u>
<u>LIABILITIES</u>		
Accounts Payable	\$ 13,997	\$ 48,085
Accrued Liabilities	325,677	182,754
Payable From Restricted Assets:		
Deposits	1,588,935	1,526,282
Bonds Payable-Current		
Accrued Interest	1,044,230	1,096,463
Accounts Payable	-	-
Accrued Liabilities	-	-
Retainage Payable	318,525	133,486
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>49,028,721</u>	<u>50,957,641</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)	156,863,515	145,574,948
Reserved for Debt Service	6,303,413	6,338,555
Reserved for Capital Projects	5,521,519	7,870,512
Unreserved	<u>28,370,912</u>	<u>24,435,965</u>
Total Net Positon	<u>197,059,359</u>	<u>184,219,980</u>
Total Liabilities, Deferred Inflows of Resources, and Net Position	<u>\$ 246,199,509</u>	<u>\$ 235,947,353</u>

City of Mansfield

Comparative Combined Statement of Activities -  
Utility Fund - For the Month and Eight Months Ended May 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	\$ 1,045,098	\$ 1,547,466	\$ 13,038,608	\$ 11,543,341	\$ 20,587,894	\$ (7,549,286)	63.33%
Sewer Service	852,235	1,047,782	8,325,194	7,737,657	12,571,745	(4,246,551)	66.22%
Water Penalties	(55)	55,351	282,545	369,381	510,000	(227,455)	55.40%
Water Taps	-	-	6,440	7,950	18,811	(12,371)	34.24%
Meter Set Fee	25,150	12,020	140,710	89,800	98,940	41,770	142.22%
Utility Miscellaneous	5,485	13,270	84,257	96,432	60,000	24,257	140.43%
Restore Service Fee	350	10,635	60,865	85,781	125,021	(64,156)	48.68%
Sewer Tap	-	1,310	1,270	2,620	1,500	(230)	84.67%
Water Impact Fees	531,960	135,200	1,533,350	1,018,940	700,000	833,350	219.05%
Sewer Impact Fees	308,343	81,703	913,496	650,691	400,000	513,496	228.37%
Pretreatment Fees	25,626	39,673	80,272	148,679	60,000	20,272	133.79%
Other Income	452,957	259,741	596,840	461,141	174,813	422,027	341.42%
Contribution	-	-	-	-	-	-	0.00%
Total Revenues	\$ 3,247,149	\$ 3,204,151	\$ 25,063,847	\$ 22,212,413	\$ 35,308,724	\$ (10,244,877)	70.98%



City of Mansfield

Comparative Combined Statement of Activities -  
Utility Fund - For the Month and Eight Months Ended May 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	114,167	88,992	1,030,964	720,249	1,383,240	(352,276)	74.53%
Billing And Collection	64,164	66,553	607,377	561,975	930,860	(323,483)	65.25%
Meter Reading/Repairs	85,393	55,592	600,059	595,161	1,074,928	(474,869)	55.82%
Water Distribution	50,175	65,339	454,217	556,585	1,100,799	(646,582)	41.26%
Wastewater Collection	677,579	735,583	5,596,322	5,507,639	8,296,658	(2,700,336)	67.45%
Water Treatment	709,337	682,601	5,832,055	5,539,845	9,646,254	(3,814,199)	60.46%
Water Quality	39,620	56,345	339,365	306,051	511,136	(171,771)	66.39%
Water Demand Management	9,460	10,776	93,878	91,813	150,836	(56,958)	62.24%
Depreciation	321,782	296,695	2,524,415	2,313,146	-	2,524,415	0.00%
Total Operating Expenses	2,071,677	2,058,476	17,078,652	16,192,464	23,094,711	(6,016,059)	73.95%
OPERATING INCOME (LOSS)	1,175,472	1,145,675	7,985,195	6,019,947	12,214,013	(4,228,818)	
NONOPERATING REVENUES (EXPENSES):							
Non-Departmental	(71,626)	(65,669)	(632,188)	(678,270)	(5,547,718)	4,915,530	11.40%
Interest Revenue	5,913	54,708	235,605	413,714	24,000	211,605	981.69%
Debt Service	(129,569)	(142,628)	(1,036,556)	(1,143,697)	(1,554,834)	518,278	66.67%
Bad Debt Expense	-	-	-	-	(48,000)	48,000	0.00%
Net Nonoperating Revenues (Expenses)	(195,282)	(153,589)	(1,433,139)	(1,408,253)	(7,126,552)	5,693,413	20.11%
INCOME (LOSS) BEFORE OPERATING TRANSFERS	980,190	992,086	6,552,056	4,611,694	5,087,461	1,464,595	128.79%
OPERATING TRANSFERS:							
Transfers In (Out)	-	-	(259,329)	(235,005)	(5,087,461)	4,828,132	5.10%
Net Operating Transfers	-	-	(259,329)	(235,005)	(5,087,461)	4,828,132	5.10%
CHANGE IN NET POSITION	980,190	992,086	6,292,727	4,376,689	-	6,292,727	
NET POSITION, BEGINNING	196,079,169	183,227,894	190,766,632	179,843,291	190,766,632	-	
NET POSITON, ENDING	\$ 197,059,359	\$ 184,219,980	\$ 197,059,359	\$ 184,219,980	\$ 190,766,632	\$ 6,292,727	

CITY OF MANSFIELD  
UTILITY FUND  
REVENUE BOND COVERAGE

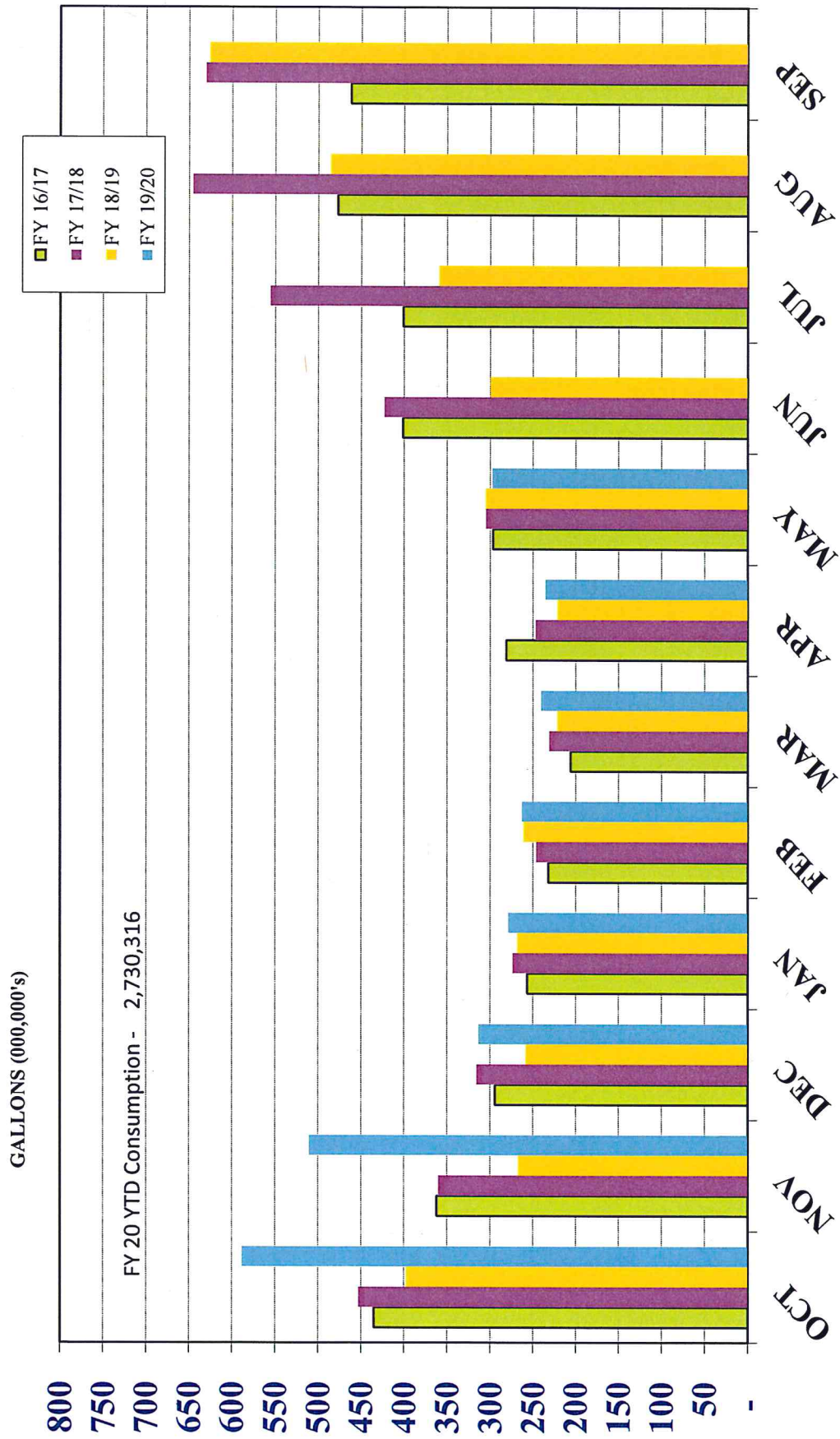
Definition of Bond Coverage:

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

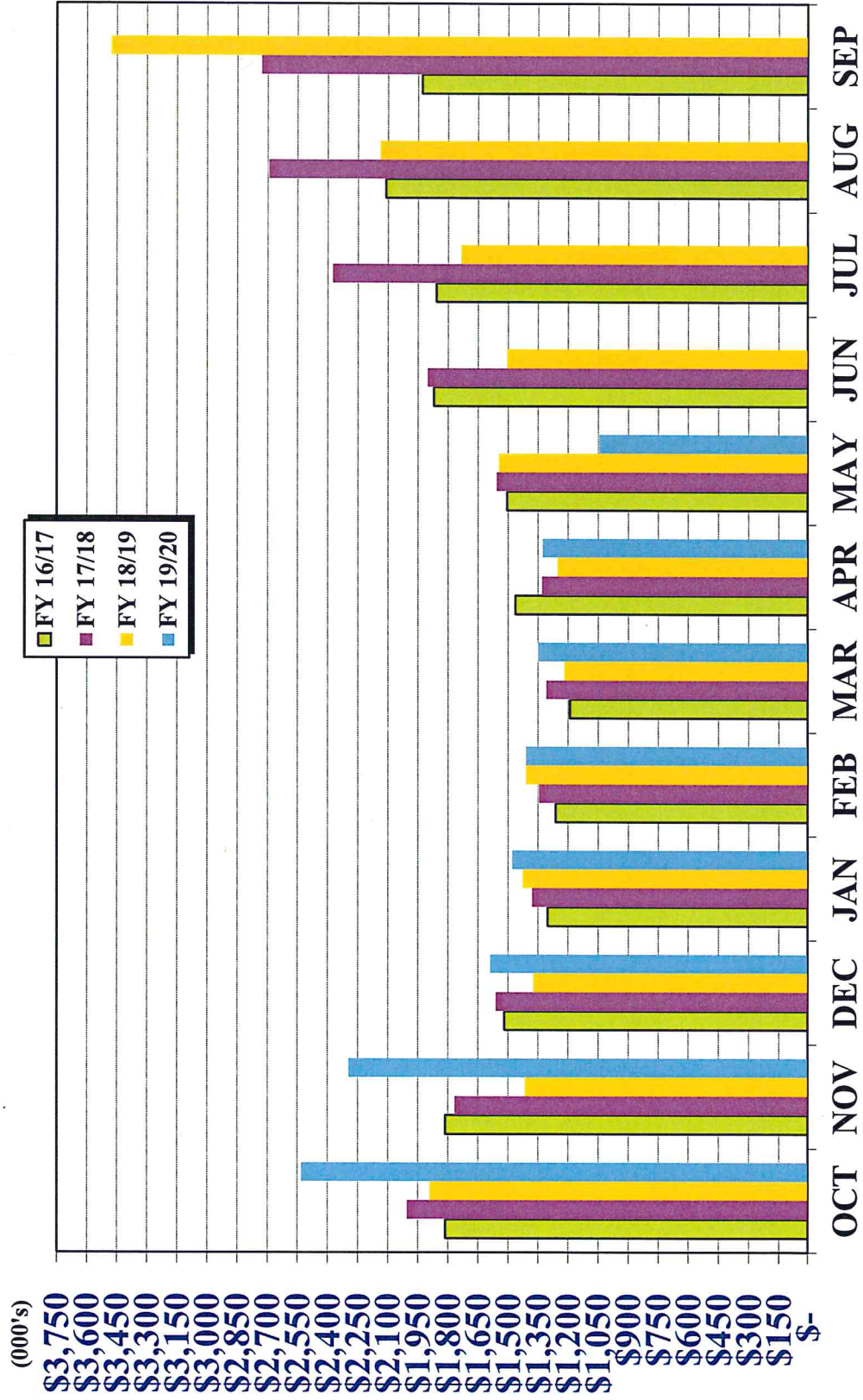
## WATER CONSUMPTION





# CITY OF MANSFIELD

## UTILITY FUND - WATER SALES

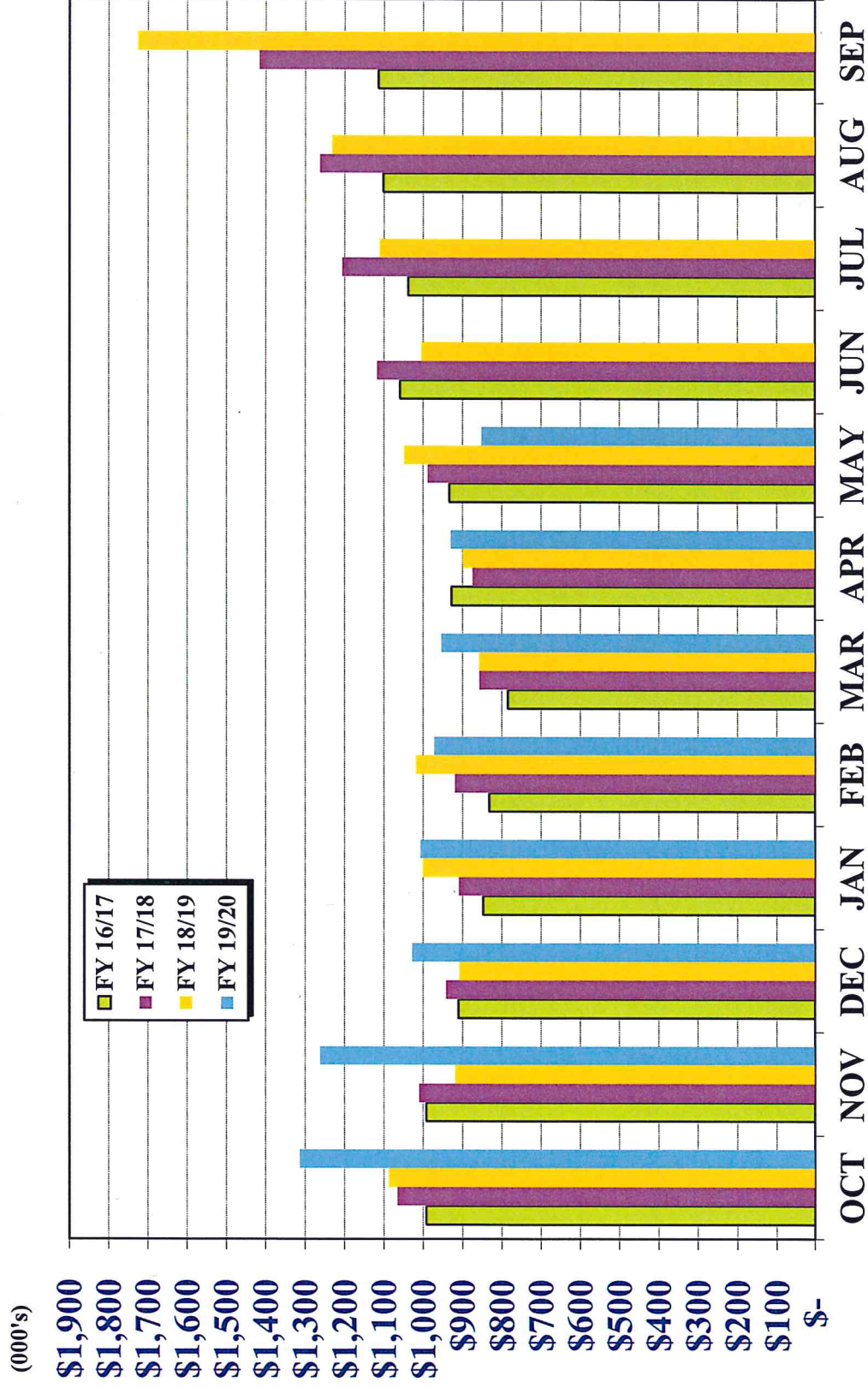






# CITY OF MANSFIELD

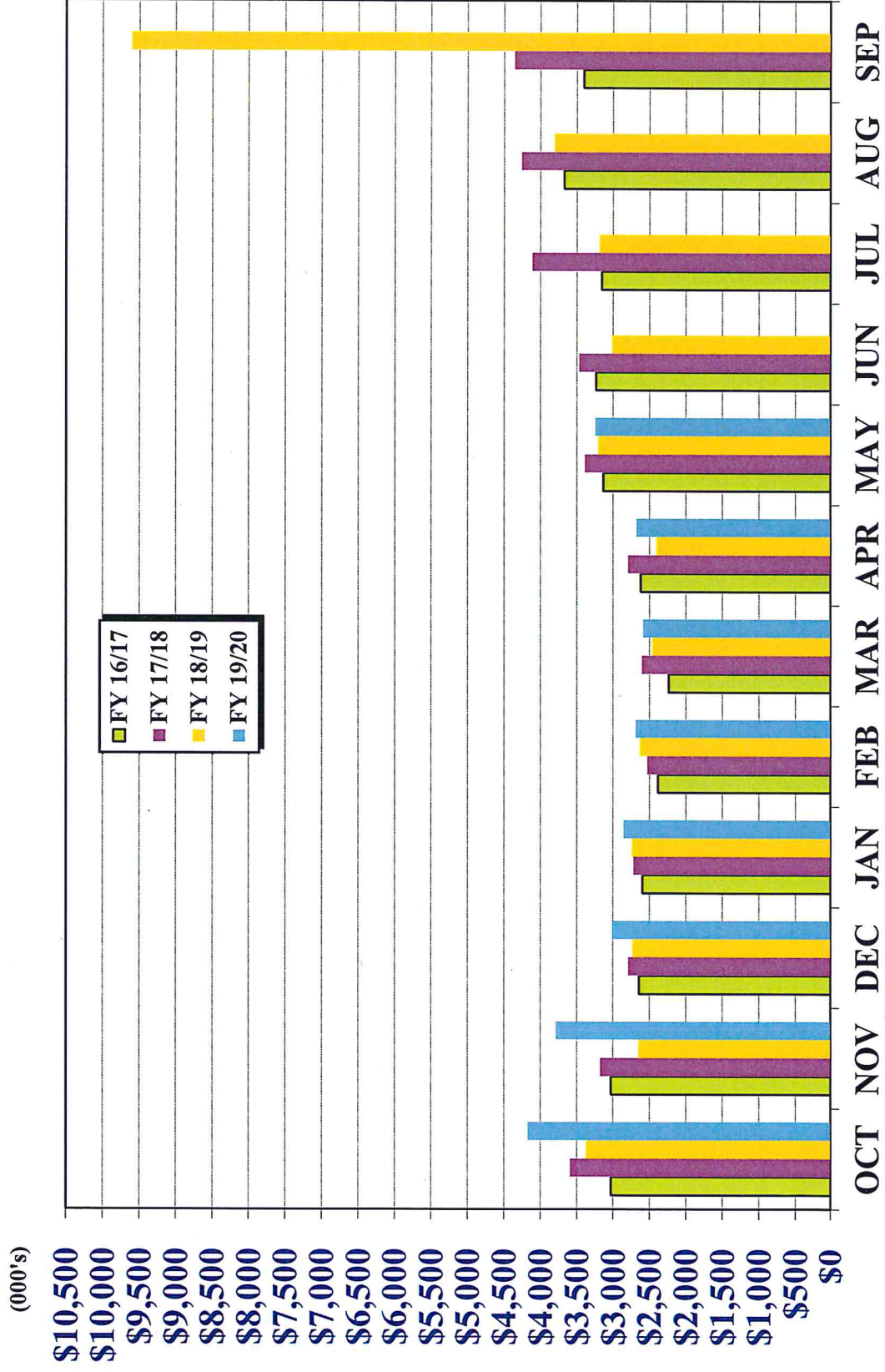
## UTILITY FUND - SEWER SERVICE





# CITY OF MANSFIELD

## UTILITY FUND - TOTAL REVENUES





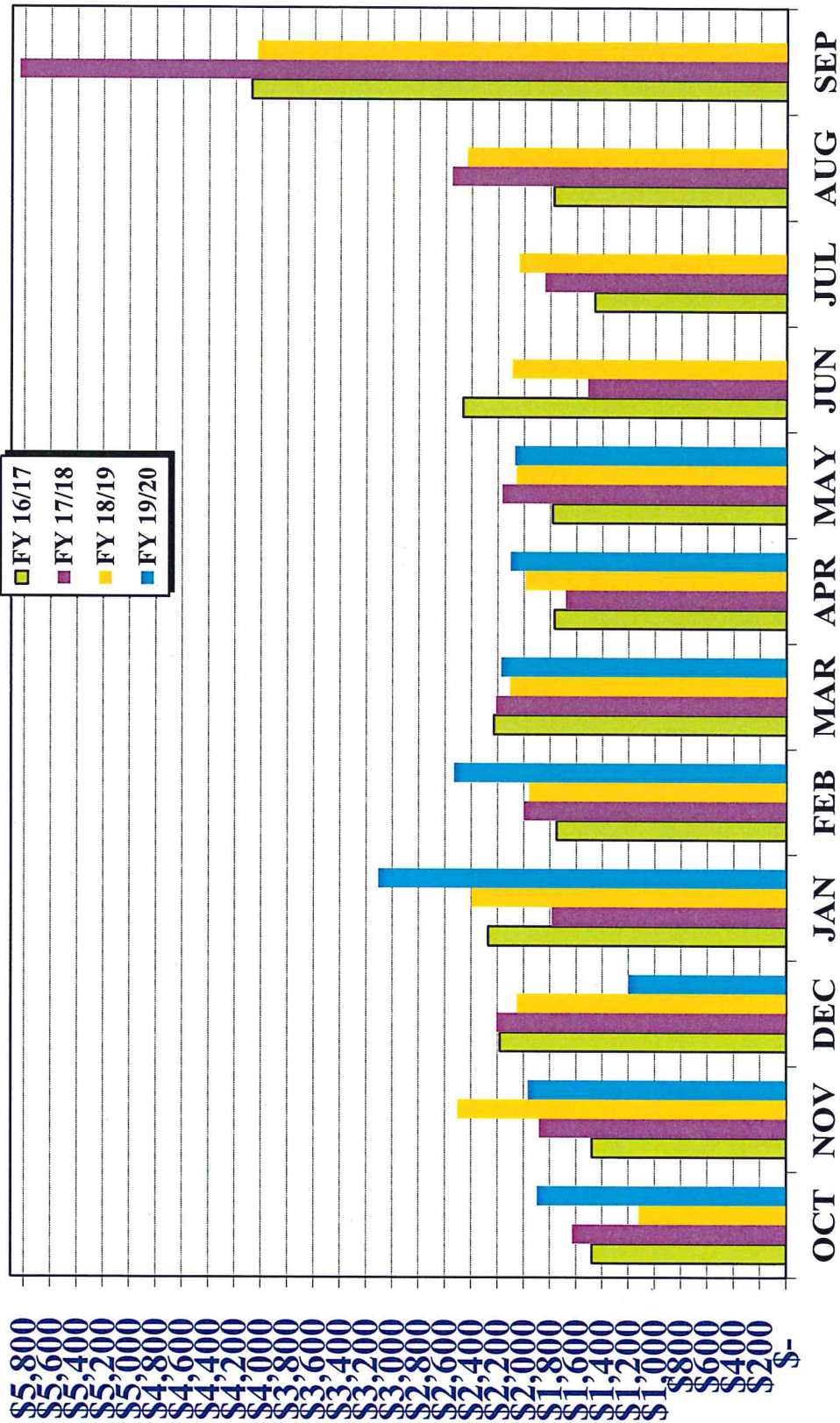


**MANSFIELD**  
T E X A S

# CITY OF MANSFIELD

## UTILITY OPERATING EXPENDITURES

(000's)



City of Mansfield, Texas

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

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	<u>2020</u>	<u>2019</u>
<u>ASSETS</u>		
Cash And Investments	\$ (0)	\$ -
Receivables:		
Accounts	541,184	413,074
Inventory	29,409	24,541
Restricted Assets:		
Cash And Investments	133,673	213,869
Fixed Assets (net of accumulated depreciation)	<u>5,672,136</u>	<u>5,877,932</u>
Total Assets	<u>6,376,402</u>	<u>6,529,416</u>
<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	<u>1,349,279</u>	<u>374,986</u>
Total Deferred Outflows of Resources	<u>2,245,301</u>	<u>2,034,722</u>
<u>TOTAL ASSETS AND DEFERRED OUTFLOWS OF RESOURCES</u>	<u>\$ 8,621,703</u>	<u>\$ 8,564,138</u>



City of Mansfield, Texas

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

	2020	2019
<u>LIABILITIES</u>		
Accounts Payable	\$ 892,256	\$ 362,667
Accrued Liabilities	-	-
Payable From Restricted Assets:		
Inmate Trust	(1,843)	71,058
General Obligation Debt Payable:		
Bonds Payable-Current	442,409	487,098
Accrued Interest	4,637	4,986
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	11,206,794	8,249,340
<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)	5,299,684	5,583,951
Unreserved	(8,085,106)	(6,644,616)
Total Net Position	(2,785,422)	(1,060,665)
<u>TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND NET POSITION</u>	\$ 8,621,703	\$ 8,564,138

City of Mansfield, Texas

Comparative Combined Statement of Activities - Law Enforcement Complex  
For the Month and Eight Months Ended May 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
<b>OPERATING REVENUES:</b>							
Charges For Services	\$ 517,530	\$ 564,795	\$ 4,475,819	\$ 4,057,638	\$ 6,854,399	\$ (2,378,580)	65.30%
Salary Reimbursement	1,244	18,815	80,592	90,870	123,530	(42,938)	65.24%
Miscellaneous	-	-	26,291	11,978	3,504	22,787	750.32%
Transportation	170	-	2,759	-	-	2,759	0.00%
Commissary Sales	37,859	42,400	266,247	245,671	280,612	(14,365)	94.88%
Telephone Commission	19,120	22,346	180,298	132,146	210,000	(29,702)	85.86%
Total Operating Revenues	575,923	648,356	5,032,006	4,538,303	7,472,045	(2,440,039)	67.34%
<b>OPERATING EXPENSES:</b>							
Administration	23,261	22,424	217,008	206,425	339,852	(122,844)	63.85%
Operations	442,763	440,652	3,786,509	3,735,507	6,061,878	(2,275,369)	62.46%
Support	45,065	42,805	402,647	402,510	729,445	(326,798)	55.20%
Food Service	8,979	39,659	222,575	264,266	423,215	(200,640)	52.59%
Medical Service	51,167	45,481	347,754	394,126	692,534	(344,780)	50.21%
Commissary	45,633	39,766	256,699	221,238	280,612	(23,913)	91.48%
Depreciation	20,137	20,129	158,501	157,924	-	158,501	0.00%
Total Operating Expenses	637,005	650,916	5,391,693	5,381,996	8,527,536	(3,135,843)	63.23%
OPERATING INCOME (LOSS)	(61,082)	(2,560)	(359,687)	(843,693)	(1,055,491)	695,804	34.08%
<b>NON OPERATING REVENUES (EXPENSES)</b>							
Interest Revenue	-	-	-	-	-	-	0.00%
Other Income	-	-	-	-	-	-	0.00%
Other Expenses	(26,762)	(17,441)	(214,097)	(343,018)	(652,402)	438,305	32.82%
Gain/(loss) on sale of assets	-	-	-	-	-	-	0.00%
Amortization	-	-	-	-	-	-	0.00%
Interest And Fiscal Charges	(1,224)	(1,307)	(9,790)	(10,456)	(65,686)	55,896	14.90%
Net Nonoperating Revenues (Expenses)	(27,986)	(18,748)	(223,887)	(353,474)	(718,088)	494,201	31.18%
INCOME (LOSS) BEFORE OPERATING TRANSFERS	(89,068)	(21,308)	(583,574)	(1,197,167)	(1,773,579)	1,190,005	
<b>OPERATING TRANSFERS:</b>							
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	(89,068)	(21,308)	(583,574)	(1,197,167)	-	(583,574)	
NET POSITION, BEGINNING	(2,696,354)	(1,039,357)	(2,201,848)	136,502	(2,201,848)	-	
NET POSITION, ENDING	\$ (2,785,422)	\$ (1,060,665)	\$ (2,785,422)	\$ (1,060,665)	\$ (2,201,848)	\$ (583,574)	

City of Mansfield, Texas

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

	2020	2019
<u>ASSETS</u>		
Cash And Investments	\$ 4,416,478	\$ 3,416,988
Accounts Receivable	378,980	313,085
Restricted Assets:		
Cash and Investments	379,716	380,140
Fixed Assets (Net of accumulated depreciation)	8,393,609	8,356,337
Total Assets	13,568,783	12,466,550
<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
Total Assets and Deferred Outflows of Resources	\$ 13,891,507	\$ 12,688,215
<u>LIABILITIES</u>		
Accounts Payable	\$ 155	\$ 3,436
Accrued Liabilities	76,751	74,030
Retainage Payable	6,976	5,126
Bond Payable	2,745,000	3,165,000
Accrued Interest Payable	-	-
Unamortized Discounts on Bonds	(22,305)	(26,275)
Unamortized Premiums on Bonds	29,607	36,080
Total OPEB liability	11,673	7,112
Net OPEB liability	399,153	160,060
Net pension liability	231,629	65,868
Total Liabilities	3,478,639	3,490,437
<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)	5,355,703	5,320,451
Reserved for Debt Service	373,934	243,641
Unrestricted	4,675,303	3,577,215
Total Net Position	10,404,940	9,141,307
Total Liabilities, Deferred Inflows of Resources, and Net Position	\$ 13,891,507	\$ 12,688,215

City of Mansfield, Texas

Comparative Combined Statement of Activities - Drainage Utility Fund  
For the Month and Eight Months Ended May 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	191,579	217,373	1,739,087	1,724,652
Total Operating Revenues	191,579	217,373	1,739,087	1,724,652
OPERATING EXPENSES:				
Administration	62,353	87,226	519,853	723,922
General Maintenance	27,129	32,138	127,576	46,490
Depreciation	15,263	13,944	120,135	106,934
Total Operating Expenses	104,745	133,308	767,564	877,346
OPERATING INCOME (LOSS)	86,834	84,065	971,523	847,306
NONOPERATING REVENUES (EXPENSES):				
Interest Revenue	207	1,999	8,106	15,139
Other Income	1,458	452	2,111	2,566
Amortization	-	-	-	-
Interest and fiscal charges	(8,089)	(8,981)	(69,903)	(74,130)
Net Nonoperating Revenue	(6,424)	(6,530)	(59,686)	(56,425)
INCOME (LOSS) BEFORE OPERATING TRANSFERS	80,410	77,535	911,837	790,881
OPERATING TRANSFERS				
Operating Transfers In	-	-	-	-
Operating Transfers Out	-	-	-	-
Net Operating Transfers	-	-	-	-
CHANGE IN NET POSITION	80,410	77,535	911,837	790,881
NET POSITION, BEGINNING	10,324,530	9,063,772	9,493,103	8,350,426
NET POSITION, ENDING	\$ 10,404,940	\$ 9,141,307	\$ 10,404,940	\$ 9,141,307

**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	878,450.66	987,055.68	108,605.02	12.36%
MARCH	827,524.94	918,153.15	90,628.21	10.95%
Subtotal	6,099,599.60	6,770,954.32	671,354.72	11.01%
APRIL	1,174,449.03	1,168,429.55	(6,019.48)	-0.51%
MAY	1,014,870.74	936,206.15	(78,664.59)	-7.75%
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	8,288,919.37	8,875,590.02	586,670.65	7.08%
BUDGET		12,944,825.48		
OVER/(UNDER) BUDGET		(4,069,235.46)		

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	439,225.33	493,527.84	54,302.51	12.36%
MARCH	413,762.48	459,076.58	45,314.10	10.95%
Subtotal	3,049,799.82	3,385,477.16	335,677.34	11.01%
APRIL	587,224.51	584,214.77	(3,009.74)	-0.51%
MAY	507,435.36	468,103.07	(39,332.29)	-7.75%
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	4,144,459.69	4,437,795.00	293,335.31	7.08%

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	439,225.33	493,527.83	54,302.50	12.36%
MARCH	413,762.48	459,076.57	45,314.09	10.95%
Subtotal	3,049,799.82	3,385,477.13	335,677.31	11.01%
APRIL	587,224.51	584,214.77	(3,009.74)	-0.51%
MAY	507,435.36	468,103.08	(39,332.28)	-7.75%
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	4,144,459.69	4,437,794.98	293,335.29	7.08%



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	1,756,901.32	1,974,111.35	217,210.03	12.36%
MARCH	1,655,049.90	1,836,306.30	181,256.40	10.95%
Subtotal	12,199,199.24	13,541,908.61	1,342,709.37	11.01%
APRIL	2,348,898.05	2,336,859.09	(12,038.96)	-0.51%
MAY	2,029,741.46	1,872,412.30	(157,329.16)	-7.75%
JUNE				
JULY				
AUGUST				
SEPTEMBER				
YTD TOTAL	16,577,838.75	17,751,180.00	1,173,341.25	7.08%
BUDGET		25,889,650.96		
OVER/(UNDER) BUDGET		(8,138,470.96)		

## 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 May for Fiscal Year 2020.



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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 5/31/2020

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
<b>AIM Invesco</b>												
AIM Invesco MM	AIM	9/30/1999	0.240	468,026.14	468,026.14	468,026.14	468,026.14	N/A	1		0.67	15 - Street Construction
<b>Sub Total / Average AIM Invesco</b>			<b>0.240</b>	<b>468,026.14</b>	<b>468,026.14</b>	<b>468,026.14</b>	<b>468,026.14</b>		<b>1</b>	<b>0.00</b>	<b>0.67</b>	
<b>Nations Funds</b>												
Nations Funds MM	MF0008	10/25/1999	0.142	152,114.79	152,114.79	152,114.79	152,114.79	N/A	1		0.22	39 - Economic Development
Nations Funds MM	MF0008	10/25/1999	0.142	445,329.72	445,329.72	445,329.72	445,329.72	N/A	1		0.64	10 - Debt Services
Nations Funds MM	MF0008	10/25/1999	0.142	606,465.25	606,465.25	606,465.25	606,465.25	N/A	1		0.87	24 - Mansfield Parks Land Dedication
Nations Funds MM	MF0008	10/25/1999	0.142	26,585.78	26,585.78	26,585.78	26,585.78	N/A	1		0.04	06 - Tree Mitigation
Nations Funds MM	MF0008	10/25/1999	0.142	2,291,015.72	2,291,015.72	2,291,015.72	2,291,015.72	N/A	1		3.27	23 - Mansfield Parks 1/2 Sales Tax
Nations Funds MM	MF0008	10/25/1999	0.142	1,456,671.51	1,456,671.51	1,456,671.51	1,456,671.51	N/A	1		2.08	28 - Utility Construction Fund 28
Nations Funds MM	MF0008	10/25/1999	0.142	3,360,086.40	3,360,086.40	3,360,086.40	3,360,086.40	N/A	1		4.80	15 - Street Construction
Nations Funds MM	MF0008	10/25/1999	0.142	4,871,070.43	4,871,070.43	4,871,070.43	4,871,070.43	N/A	1		6.96	25 - Water & Sewer
Nations Funds MM	MF0008	10/25/1999	0.142	4,166,468.41	4,166,468.41	4,166,468.41	4,166,468.41	N/A	1		5.95	01 - General Fund
Nations Funds MM	MF0008	4/11/2012	0.142	3,007,584.93	3,007,584.93	3,007,584.93	3,007,584.93	N/A	1		4.30	27 - Revenue Bond Reserve
Nations Funds MM	MF0008	8/1/2016	0.142	1,541,465.56	1,541,465.56	1,541,465.56	1,541,465.56	N/A	1		2.20	86 - 2016 Streets Construction
Nations Funds MM	MF0008	8/1/2016	0.142	1,615,119.18	1,615,119.18	1,615,119.18	1,615,119.18	N/A	1		2.31	309 - Library Expansion
Nations Funds MM	MF0008	12/1/2017	0.142	25,948.37	25,948.37	25,948.37	25,948.37	N/A	1		0.04	87 - 2017 Streets Construction
Nations Funds MM	MF0008	7/2/2018	0.142	1,599,278.06	1,599,278.06	1,599,278.06	1,599,278.06	N/A	1		2.28	873 - MEDC Construction
<b>Sub Total / Average Nations Funds</b>			<b>0.142</b>	<b>25,165,204.11</b>	<b>25,165,204.11</b>	<b>25,165,204.11</b>	<b>25,165,204.11</b>		<b>1</b>	<b>0.00</b>	<b>35.94</b>	
<b>TexStar</b>												
TexStar LGIP	TEXSTAR	11/2/2012	0.244	7,293,964.39	7,293,964.39	7,293,964.39	7,293,964.39	N/A	1		10.42	28 - Utility Construction Fund 28
TexStar LGIP	TEXSTAR	11/2/2012	0.244	2,439,722.89	2,439,722.89	2,439,722.89	2,439,722.89	N/A	1		3.48	23 - Mansfield Parks 1/2 Sales Tax
TexStar LGIP	TEXSTAR	11/2/2012	0.244	1,514,749.94	1,514,749.94	1,514,749.94	1,514,749.94	N/A	1		2.16	81 - Street Construction 2012 Issue

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	0.244	1,062,479.44	1,062,479.44	1,062,479.44	1,062,479.44	N/A	1		1.52	24 - Mansfield Parks Land Dedication
TexStar LGIP	TEXSTAR	11/2/2012	0.244	53,796.64	53,796.64	53,796.64	53,796.64	N/A	1		0.08	10 - Debt Services
TexStar LGIP	TEXSTAR	11/2/2012	0.244	996,093.85	996,093.85	996,093.85	996,093.85	N/A	1		1.42	19 - Drainage Utility Fund
TexStar LGIP	TEXSTAR	11/2/2012	0.244	1,482,714.94	1,482,714.94	1,482,714.94	1,482,714.94	N/A	1		2.12	50 - TIF
TexStar LGIP	TEXSTAR	11/2/2012	0.244	832,168.86	832,168.86	832,168.86	832,168.86	N/A	1		1.19	39 - Economic Development
TexStar LGIP	TEXSTAR	11/2/2012	0.244	8,492,706.23	8,492,706.23	8,492,706.23	8,492,706.23	N/A	1		12.13	01 - General Fund
TexStar LGIP	TEXSTAR	11/2/2012	0.244	1,954,433.15	1,954,433.15	1,954,433.15	1,954,433.15	N/A	1		2.79	15 - Street Construction
TexStar LGIP	TEXSTAR	11/2/2012	0.244	79,521.03	79,521.03	79,521.03	79,521.03	N/A	1		0.11	16 - Building Construction
TexStar LGIP	TEXSTAR	11/2/2012	0.244	231,339.79	231,339.79	231,339.79	231,339.79	N/A	1		0.33	38 - MEDC I&S Fund
TexStar LGIP	TEXSTAR	11/2/2012	0.244	11,267,209.36	11,267,209.36	11,267,209.36	11,267,209.36	N/A	1		16.09	25 - Water & Sewer
TexStar LGIP	TEXSTAR	1/8/2014	0.244	4,832.98	4,832.98	4,832.98	4,832.98	N/A	1		0.01	22 - Equipment Replacement
TexStar LGIP	TEXSTAR	11/30/2014	0.244	582,673.60	582,673.60	582,673.60	582,673.60	N/A	1		0.83	08 - Hotel
TexStar LGIP	TEXSTAR	8/31/2016	0.244	971,253.37	971,253.37	971,253.37	971,253.37	N/A	1		1.39	86 - 2016 Streets Construction
TexStar LGIP	TEXSTAR	12/31/2017	0.244	3,432,881.57	3,432,881.57	3,432,881.57	3,432,881.57	N/A	1		4.90	87 - 2017 Streets Construction
TexStar LGIP	TEXSTAR	7/31/2018	0.244	1,686,777.36	1,686,777.36	1,686,777.36	1,686,777.36	N/A	1		2.41	873 - MEDC Construction
Sub Total / Average TexStar			0.244	44,379,319.39	44,379,319.39	44,379,319.39	44,379,319.39		1	0.00	63.39	
Total / Average			0.207	70,012,549.64	70,012,549.64	70,012,549.64	70,012,549.64		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 5/31/2020

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
<b>01 - General Fund</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	4,166,468.41	4,166,468.41	4,166,468.41	4,166,468.41	N/A	1		5.95
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	8,492,706.23	8,492,706.23	8,492,706.23	8,492,706.23	N/A	1		12.13
<b>Sub Total / Average 01 - General Fund</b>				<b>0.211</b>	<b>12,659,174.64</b>	<b>12,659,174.64</b>	<b>12,659,174.64</b>	<b>12,659,174.64</b>		<b>1</b>	<b>0.00</b>	<b>18.08</b>
<b>06 - Tree Mitigation</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	26,585.78	26,585.78	26,585.78	26,585.78	N/A	1		0.04
<b>Sub Total / Average 06 - Tree Mitigation</b>				<b>0.142</b>	<b>26,585.78</b>	<b>26,585.78</b>	<b>26,585.78</b>	<b>26,585.78</b>		<b>1</b>	<b>0.00</b>	<b>0.04</b>
<b>08 - Hotel</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/30/2014	0.244	582,673.60	582,673.60	582,673.60	582,673.60	N/A	1		0.83
<b>Sub Total / Average 08 - Hotel</b>				<b>0.244</b>	<b>582,673.60</b>	<b>582,673.60</b>	<b>582,673.60</b>	<b>582,673.60</b>		<b>1</b>	<b>0.00</b>	<b>0.83</b>
<b>10 - Debt Services</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	445,329.72	445,329.72	445,329.72	445,329.72	N/A	1		0.64
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	53,796.64	53,796.64	53,796.64	53,796.64	N/A	1		0.08
<b>Sub Total / Average 10 - Debt Services</b>				<b>0.153</b>	<b>499,126.36</b>	<b>499,126.36</b>	<b>499,126.36</b>	<b>499,126.36</b>		<b>1</b>	<b>0.00</b>	<b>0.71</b>
<b>15 - Street Construction</b>												
AIM Invesco MM	AIM	Money Market	9/30/1999	0.240	468,026.14	468,026.14	468,026.14	468,026.14	N/A	1		0.67
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	3,360,086.40	3,360,086.40	3,360,086.40	3,360,086.40	N/A	1		4.80
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	1,954,433.15	1,954,433.15	1,954,433.15	1,954,433.15	N/A	1		2.79
<b>Sub Total / Average 15 - Street Construction</b>				<b>0.184</b>	<b>5,782,545.69</b>	<b>5,782,545.69</b>	<b>5,782,545.69</b>	<b>5,782,545.69</b>		<b>1</b>	<b>0.00</b>	<b>8.26</b>
<b>16 - Building Construction</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	79,521.03	79,521.03	79,521.03	79,521.03	N/A	1		0.11
<b>Sub Total / Average 16 - Building Construction</b>				<b>0.244</b>	<b>79,521.03</b>	<b>79,521.03</b>	<b>79,521.03</b>	<b>79,521.03</b>		<b>1</b>	<b>0.00</b>	<b>0.11</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>19 - Drainage Utility Fund</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	996,093.85	996,093.85	996,093.85	996,093.85	N/A	1		1.42
<b>Sub Total / Average 19 - Drainage Utility Fund</b>				<b>0.244</b>	<b>996,093.85</b>	<b>996,093.85</b>	<b>996,093.85</b>	<b>996,093.85</b>		<b>1</b>	<b>0.00</b>	<b>1.42</b>
<b>22 - Equipment Replacement</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	1/8/2014	0.244	4,832.98	4,832.98	4,832.98	4,832.98	N/A	1		0.01
<b>Sub Total / Average 22 - Equipment Replacement</b>				<b>0.244</b>	<b>4,832.98</b>	<b>4,832.98</b>	<b>4,832.98</b>	<b>4,832.98</b>		<b>1</b>	<b>0.00</b>	<b>0.01</b>
<b>23 - Mansfield Parks 1/2 Sales Tax</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	2,291,015.72	2,291,015.72	2,291,015.72	2,291,015.72	N/A	1		3.27
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	2,439,722.89	2,439,722.89	2,439,722.89	2,439,722.89	N/A	1		3.48
<b>Sub Total / Average 23 - Mansfield Parks 1/2 Sales Tax</b>				<b>0.195</b>	<b>4,730,738.61</b>	<b>4,730,738.61</b>	<b>4,730,738.61</b>	<b>4,730,738.61</b>		<b>1</b>	<b>0.00</b>	<b>6.76</b>
<b>24 - Mansfield Parks Land Dedication</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	606,465.25	606,465.25	606,465.25	606,465.25	N/A	1		0.87
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	1,062,479.44	1,062,479.44	1,062,479.44	1,062,479.44	N/A	1		1.52
<b>Sub Total / Average 24 - Mansfield Parks Land Dedication</b>				<b>0.207</b>	<b>1,668,944.69</b>	<b>1,668,944.69</b>	<b>1,668,944.69</b>	<b>1,668,944.69</b>		<b>1</b>	<b>0.00</b>	<b>2.38</b>
<b>25 - Water &amp; Sewer</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	4,871,070.43	4,871,070.43	4,871,070.43	4,871,070.43	N/A	1		6.96
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	11,267,209.36	11,267,209.36	11,267,209.36	11,267,209.36	N/A	1		16.09
<b>Sub Total / Average 25 - Water &amp; Sewer</b>				<b>0.213</b>	<b>16,138,279.79</b>	<b>16,138,279.79</b>	<b>16,138,279.79</b>	<b>16,138,279.79</b>		<b>1</b>	<b>0.00</b>	<b>23.05</b>
<b>27 - Revenue Bond Reserve</b>												
Nations Funds MM	MF0008	Money Market	4/11/2012	0.142	3,007,584.93	3,007,584.93	3,007,584.93	3,007,584.93	N/A	1		4.30
<b>Sub Total / Average 27 - Revenue Bond Reserve</b>				<b>0.142</b>	<b>3,007,584.93</b>	<b>3,007,584.93</b>	<b>3,007,584.93</b>	<b>3,007,584.93</b>		<b>1</b>	<b>0.00</b>	<b>4.30</b>
<b>28 - Utility Construction Fund 28</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	1,456,671.51	1,456,671.51	1,456,671.51	1,456,671.51	N/A	1		2.08
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	7,293,964.39	7,293,964.39	7,293,964.39	7,293,964.39	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
<b>Sub Total / Average 28 - Utility Construction Fund 28</b>												
				0.227	8,750,635.90	8,750,635.90	8,750,635.90	8,750,635.90		1	0.00	12.50
<b>309 - Library Expansion</b>												
Nations Funds MM	MF0008	Money Market	8/1/2016	0.142	1,615,119.18	1,615,119.18	1,615,119.18	1,615,119.18	N/A	1		2.31
<b>Sub Total / Average 309 - Library Expansion</b>												
				0.142	1,615,119.18	1,615,119.18	1,615,119.18	1,615,119.18		1	0.00	2.31
<b>38 - MEDC I&amp;S Fund</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	231,339.79	231,339.79	231,339.79	231,339.79	N/A	1		0.33
<b>Sub Total / Average 38 - MEDC I&amp;S Fund</b>												
				0.244	231,339.79	231,339.79	231,339.79	231,339.79		1	0.00	0.33
<b>39 - Economic Development</b>												
Nations Funds MM	MF0008	Money Market	10/25/1999	0.142	152,114.79	152,114.79	152,114.79	152,114.79	N/A	1		0.22
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	832,168.86	832,168.86	832,168.86	832,168.86	N/A	1		1.19
<b>Sub Total / Average 39 - Economic Development</b>												
				0.229	984,283.65	984,283.65	984,283.65	984,283.65		1	0.00	1.41
<b>50 - TIF</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	1,482,714.94	1,482,714.94	1,482,714.94	1,482,714.94	N/A	1		2.12
<b>Sub Total / Average 50 - TIF</b>												
				0.244	1,482,714.94	1,482,714.94	1,482,714.94	1,482,714.94		1	0.00	2.12
<b>81 - Street Construction 2012 Issue</b>												
TexStar LGIP	TEXSTAR	Local Government Investment Pool	11/2/2012	0.244	1,514,749.94	1,514,749.94	1,514,749.94	1,514,749.94	N/A	1		2.16
<b>Sub Total / Average 81 - Street Construction 2012 Issue</b>												
				0.244	1,514,749.94	1,514,749.94	1,514,749.94	1,514,749.94		1	0.00	2.16
<b>86 - 2016 Streets Construction</b>												
Nations Funds MM	MF0008	Money Market	8/1/2016	0.142	1,541,465.56	1,541,465.56	1,541,465.56	1,541,465.56	N/A	1		2.20
TexStar LGIP	TEXSTAR	Local Government Investment Pool	8/31/2016	0.244	971,253.37	971,253.37	971,253.37	971,253.37	N/A	1		1.39
<b>Sub Total / Average 86 - 2016 Streets Construction</b>												
				0.181	2,512,718.93	2,512,718.93	2,512,718.93	2,512,718.93		1	0.00	3.59
<b>87 - 2017 Streets Construction</b>												
Nations Funds MM	MF0008	Money Market	12/1/2017	0.142	25,948.37	25,948.37	25,948.37	25,948.37	N/A	1		0.04
TexStar LGIP	TEXSTAR	Local Government Investment Pool	12/31/2017	0.244	3,432,881.57	3,432,881.57	3,432,881.57	3,432,881.57	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
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Sub Total / Average 87 - 2017 Streets Construction				0.244	3,458,829.94	3,458,829.94	3,458,829.94	3,458,829.94		1	0.00	4.94
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873 - MEDC Construction												
Nations Funds MM	MF0008	Money Market	7/2/2018	0.142	1,599,278.06	1,599,278.06	1,599,278.06	1,599,278.06	N/A	1		2.28
TexStar LGIP	TEXSTAR	Local Government Investment Pool	7/31/2018	0.244	1,686,777.36	1,686,777.36	1,686,777.36	1,686,777.36	N/A	1		2.41
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Sub Total / Average 873 - MEDC Construction				0.194	3,286,055.42	3,286,055.42	3,286,055.42	3,286,055.42		1	0.00	4.69
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Total / Average				0.207	70,012,549.64	70,012,549.64	70,012,549.64	70,012,549.64		1	0.00	100