

McKinney Community Development Corporation
 Balance Sheet
 May 2018

	MCDC Operations	MCDC Long Term Debt	General Fixed Assets	Consolidated
Assets				
Cash and Cash Equivalents	\$ 163,200	\$ -	\$ -	\$ 163,200
Investments	43,929,742	-	-	43,929,742
Interest Receivable - Investments	8,010	-	-	8,010
Accounts Receivable	2,231,360	-	-	2,231,360
Security Deposits	4,852	-	-	4,852
Prepaid Items	1,500	-	-	1,500
Discounts on Investments	(9,669)	-	-	(9,669)
Capital/Land	-	-	4,970,062	4,970,062
Capital/Land Improvements (Net of Depreciation)	-	-	1,901,251	1,901,251
Capital/Construction in Progress*	-	-	-	-
GASB 68 TMRS/Actuarial	-	4,712	-	4,712
GASB 68 TMRS/Investment	-	16,520	-	16,520
GASB 68 TMRS/Contributions	-	15,671	-	15,671
General Long Term Debt	-	22,555,562	-	22,555,562
Total Assets	\$ 46,328,994	\$ 22,592,465	\$ 6,871,312	\$ 75,792,772
Liabilities				
Vouchers Payable	\$ 5,780	\$ -	\$ -	\$ 5,780
Accrued Payroll Payable	-	-	-	-
Compensated Absences	-	37,597	-	37,597
Retainage Payable	-	-	-	-
Bonds Payable Interest	-	93,234	-	93,234
Bonds Payable Current	-	975,000	-	975,000
Bonds Payable	-	21,380,000	-	21,380,000
TMRS Pension Liability	-	95,720	-	95,720
TMRS Actuarial Experience	-	2,200	-	2,200
Total Liabilities	\$ 5,780	\$ 22,583,751	\$ -	\$ 22,589,531
Fund Equity				
Unreserved Fund Balance *	\$ 46,179,847	8,714	\$ -	\$ 46,188,561
Reserved for Encumbrances	137,841	-	-	137,841
Reserved for Prepays	5,527	-	-	5,527
Investment in Capital Assets	-	-	6,871,312	6,871,312
Total Fund Equity	\$ 46,323,215	\$ 8,714	\$ 6,871,312	\$ 53,203,241
Total Liabilities and Equity	\$ 46,328,994	\$ 22,592,465	\$ 6,871,312	\$ 75,792,772
Unreserved Fund Balance *				
\$ 46,179,847				
Committed Projects Reserve:				
Community Projects	\$ 471,397			
Discretionary Prom & Comm Grants	59,016			
Special Projects	3,500,000			
Parks Construction Projects	13,773,137			
Craig Ranch Loan Resort Hotel/Conf. Cntr	5,000,000			
Craig Ranch Grant Resort Hotel/Conf. Cntr	3,000,000			
Aquatic Center Finishout	79,185			
Total Committed Projects	\$ 25,882,735			
Unreserved Fund Balance after Project Commit.				
\$ 20,297,112				
Undesignated Reserve:				
Community Projects (FY18)	1,896,869			
Discretionary Prom & Comm Grants (FY18)	75,000			
Total Undesignated Allocations	\$ 1,971,869			
Final Unreserved Fund Balance	\$ 18,325,243			

McKinney Community Development Corporation
Summary Operating Statement
 May (67% of FY Complete)

Revenues	FY18 Adopted Budget	Monthly Actual	YTD Actual	Remaining Budget	Budget Received	Monthly Comparison		YTD Comparison	
						Monthly Budget	Monthly Variance	YTD Budget	YTD Variance
Sales Tax Receipts	\$ 13,482,272	\$ 1,258,169	\$ 8,820,265	\$ 4,662,007	65.4%	\$ 1,123,523	\$ 134,646	\$ 8,988,181	\$ (167,917)
Interest Income	320,000	69,824	448,524	(128,524)	140.2%	26,667	43,158	213,333	235,191
Miscellaneous Revenue	-	-	-	-	-	-	-	-	-
Total Revenues	\$ 13,802,272	\$ 1,327,993	\$ 9,268,789	\$ 4,533,483	67.2%	\$ 1,150,189	\$ 177,804	\$ 9,201,515	\$ 67,274
Expenses	FY18 Adopted Budget	Monthly Actual	YTD Actual	Remaining Budget	Budget Spent	Monthly Budget	Monthly Variance	YTD Budget	YTD Variance
MCDC Operations									
Personnel Expense	\$ 271,983	\$ 13,952	\$ 134,609	\$ 137,374	49.5%	\$ 22,665	\$ 8,714	\$ 181,322	\$ 46,713
Supplies Expense	15,110	48	1,521	13,589	10.1%	1,259	1,211	10,073	8,552
Maintenance Expense	3,000	-	-	3,000	0.0%	250	250	2,000	2,000
Services/Sundry	332,517	6,180	100,304	232,213	30.2%	27,710	21,530	221,678	121,374
Total Administrative	\$ 622,610	\$ 20,180	\$ 236,434	\$ 386,176	38.0%	\$ 51,884	\$ 31,705	\$ 415,073	\$ 178,639
Projects									
Community Grants & Projects	\$ 3,597,788	25,064	\$ 1,095,505	\$ 2,502,283	30.4%	\$ 299,816	\$ 274,752	\$ 2,398,525	\$ 1,303,020
Airport FBO/Terminal	4,000,000	-	4,000,000	-	100.0%	333,333	333,333	2,666,667	(1,333,333)
Star Center Expansion	3,500,000	-	-	3,500,000	0.0%	291,667	291,667	2,333,333	2,333,333
Other Project Expenses	28,000	48	720	27,280	2.6%	2,333	2,285	18,667	17,947
Total Projects	\$ 11,125,788	\$ 25,112	\$ 5,096,225	\$ 6,029,563	45.8%	\$ 927,149	\$ 902,037	\$ 7,417,192	\$ 2,320,967
Non-Departmental									
Administrative Fee to GF	\$ 170,000	\$ 14,167	\$ 113,333	\$ 56,667	66.7%	\$ 14,167	\$ (0)	28,333	\$ (85,000)
Insurance & Risk Fund	565	47	377	188	66.7%	47	0	94	(282)
Park Construction Fund	14,195,407	123,740	422,270	13,773,137	3.0%	1,182,951	1,059,210	9,463,605	9,041,334
Aquatic Center - Neutrality	775,270	-	-	775,270	0.0%	64,606	64,606	516,847	516,847
MPAC	375,000	31,250	250,000	125,000	66.7%	31,250	-	250,000	-
MCDC Debt Service Payments	975,000	-	-	975,000	0.0%	81,250	81,250	650,000	650,000
MCDC Debt Service I & S	745,876	-	372,938	372,938	50.0%	62,156	62,156	497,251	124,313
Paying Agent	1,000	-	200	800	20.0%	83	83	667	467
Capital Equipment-Aquatic Center	75,267	15,050	43,377	31,890	57.6%	6,272	(8,778)	50,178	6,801
Capital Equip/Construction-Aquatic Center	117,346	-	70,052	47,294	59.7%	9,779	9,779	78,231	8,179
Total Non-Departmental	\$ 17,430,731	\$ 184,254	\$ 1,272,546	\$ 16,158,185	7.3%	\$ 1,452,561	\$ 1,268,306	\$ 11,535,205	\$ 10,262,658
Total Expenses	\$ 29,179,129	\$ 229,546	\$ 6,605,205	\$ 22,573,924	22.6%	\$ 2,431,594	\$ 2,202,048	\$ 19,367,470	\$ 12,762,265
Net	\$ (15,376,857)	\$ 1,098,447	\$ 2,663,583			\$ (1,281,405)	\$ 2,379,852	\$ (10,165,956)	\$ 12,829,539
FY18 Beginning Fund Balance	\$ 43,659,631								
Add FY18 Budgeted Revenue	13,802,272								
Less FY18 Budgeted Expenses	(29,179,129)								
FY18 Projected Ending Fund Balance	\$ 28,282,774								

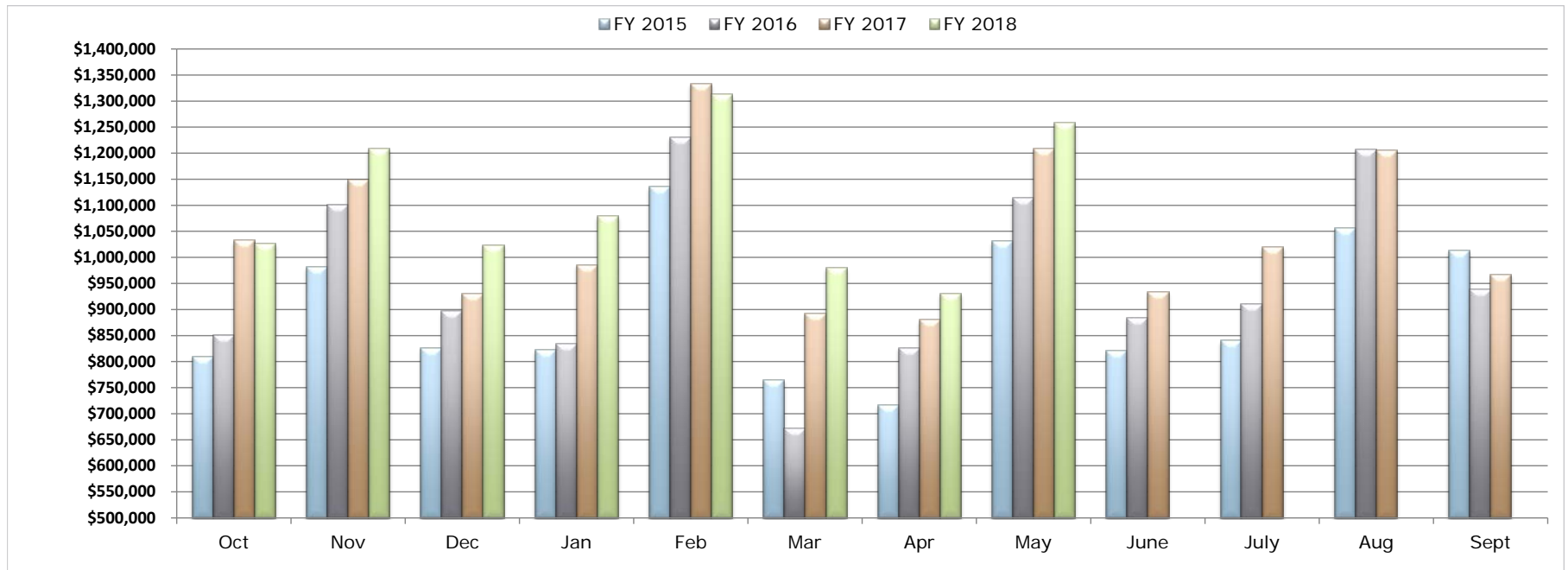
McKinney Community Development Corporation
Project Details - May 2018

Community 4B Projects	FY Board Approved	Project Code	Budget FY18	Monthly Actual	YTD Actual	Budget Balance
Armed Services Memorial Board	2015-2016	4B1603	\$ 165,000	\$ -	\$ -	\$ 165,000
McKinney Rotary Foundation (Special Abilities Playground)	2015-2016	4B1606	275,000	(1,000)	217,000	58,000
Collin County Historical Society	2015-2016	4B1611	86	-	-	86
North Collin County Habitat for Humanity	2015-2016	4B1612	137,460	-	137,460	-
Collin County Historical S&M	2016-2017	4B1703	7,062	-	7,062	-
North Collin County Habitat for Humanity (MISD/North Texas Job Cc	2016-2017	4B1706	331,072	21,913	282,925	48,147
McKinney Housing Authority (Merritt McGowan Manor)	2016-2017	4B1707	500,000	-	325,000	175,000
Heritage Guild of Collin County (Chestnut Square)	2016-2017	4B1708	65,000	-	51,386	13,614
Collin County History Museum (McKinney Then and Now)	2017-2018	4B1801	11,550	-	-	11,550
Undesignated FY 2018 Budget			1,896,869	-	-	1,896,869
Total Community 4B Projects			\$ 3,389,099	\$ 20,913	\$ 1,020,832	\$ 2,368,266
Promotional and Event Grants	FY Board Approved	Project Code	Budget FY18	Monthly Actual	YTD Actual	Budget Balance
Collin Cty Historical Society & Museum WWI	2016-2017	PC1702	\$ 1,025	\$ -	\$ 1,025	\$ -
Tour de Coop, Ice Cream Crank-off	2016-2017	PC1704	5,260	-	5,195	65
DEAR Texas (Drop Everything and Read)	2016-2017	PC1707	2,404	-	-	2,404
Santa on the Square	2016-2017	PC1708	2,000	-	2,000	-
Monster Mash Birthday Bash	2016-2017	PC1709	3,500	-	3,500	-
Parade of Lights	2016-2017	PC1710	3,500	-	3,500	-
Farmers Market	2016-2017	PC1711	9,000	-	9,000	-
McKinney Artists Studio Tour	2016-2017	PC1712	5,000	-	5,000	-
2018 Garden Show	2016-2017	PC1713	6,000	-	6,000	-
Oktoberfest	2016-2017	PC1714	15,000	-	15,000	-
Golf Tournament	2016-2017	PC1715	1,000	-	373	627
Child to Family Event	2016-2017	PC1716	1,000	-	1,000	-
Crape Myrtle Trails Run	2016-2017	PC1717	4,000	-	4,000	-
Collin County History Museum - WWI Commemoration	2017-2018	PC1801	8,532	-	5,700	2,832
McKinney Main Street - Arts in Bloom	2017-2018	PC1802	15,000	-	-	15,000
Empty Bowls - St. Peters Episcopal	2017-2018	PC1804	7,500	1,281	7,238	262
Kiwanis Club - Historic McKinney Triathlon	2017-2018	PC1805	2,750	-	-	2,750
ManeGait - Country Fair	2017-2018	PC1806	5,000	-	-	5,000
McKinney Garden Club - Garden and Home Tour	2017-2018	PC1807	3,000	-	-	3,000
Heritage Guild - Tour de Coop, Farmers Market, Ice Cream Crank-	2017-2018	PC1808	15,000	-	3,272	11,728
Smiles Charity Concert	2017-2018	PC1810	7,500	2,870	2,870	4,630
Star-Spangled Salsa Fest - Community Garden Kitchen	2017-2018	PC1812	5,268	-	-	5,268
McKinney Holiday Light Display - Apex	2017-2018	PC1813	5,450	-	-	5,450
Undesignated FY 2018 Budget			75,000	-	-	75,000
Total Promotional & Event Grants			\$ 208,689	\$ 4,151	\$ 74,673	\$ 134,016
Special Projects	FY Board Approved	Project Code	Budget FY18	Monthly Actual	YTD Actual	Budget Balance
Star Center Expansion	2016-2017	4B1701	\$ 3,500,000	\$ -	\$ -	\$ 3,500,000
Airport FBO Terminal	2016-2017	4B1710	4,000,000	-	4,000,000	-
Total Special Projects			\$ 7,500,000	\$ -	\$ 4,000,000	\$ 3,500,000
Park Construction Fund	FY Board Approved	Project Code	Budget FY18	Monthly Actual	YTD Actual	Budget Balance
Finch Park Phase IV	2017-2018	PK1211	\$ 1,250,000	\$ -	\$ -	\$ 1,250,000
Hike & Bike Trail Construction	2016-2017	PK1213	270,000	-	-	270,000
Prosper ISD Neighborhood Park	2016-2017	PK1643	705,000	-	-	705,000
Land Acquisition 2016-17	2016-2017	PK1701	2,296,841	-	2,943	2,293,898
Gabe Nesbitt Community Park Improvements	2017-2018	PK1806	1,250,000	2,504	5,018	1,244,982
Gray Branch Community Park Phase I	2016-2017	PK2206	1,270,000	-	-	1,270,000
Frisco ISD Neighborhood Park (Westridge 3)	2015-2016	PK3224	1,325,000	-	-	1,325,000
Community Ctr Patio & Playground	2015-2016	PK4252	87,295	-	68,818	18,477
Parks Accessibility	2016-2017	PK4325	500,000	-	-	500,000
Comegy's Creek Hike & Bike Trail	2016-2017	PK4326	90,000	800	29,588	60,412
Rauschhaupt PK Restroom Renovation	2017-2018	PK4392	500,000	-	-	500,000
Senior Center Exp (15K SF New+23K SF)	2017-2018	PK4394	1,500,000	120,437	122,666	1,377,334
Gabe Nesbitt Tennis CTR Expansion	2015-2016	PK4396	2,698,768	-	-	2,698,768
Rowlett CK H&B	2016-2017	PK4413	179,658	-	146,355	33,303
Wilson Creek Hike & Bike Trail	2016-2017	PK8062	72,845	-	46,883	25,962
Erwin Park Development - Phase I	2016-2017	PK9143	200,000	-	-	200,000
Total Parks Construction Projects			\$ 14,195,407	\$ 123,740	\$ 422,270	\$ 13,773,137
Aquatic Center Finishout	2014-2015	4B1800	\$ 192,613	\$ 15,050	\$ 113,428	\$ 79,185

* Other City of McKinney Projects in Eco/Comm Project Allocations

McKinney Community Development Corporation
Sales Tax Revenue
May 2018

Month Received	FY 2013 Received	FY 2014 Received	FY 2015 Received	FY 2016 Received	FY 2017 Received	FY 2018 Received	Difference to FY 2017	Variance to FY 2017	% of Budget
October	\$716,718	\$780,694	\$809,613	\$851,178	\$1,032,847	\$1,026,985	(\$5,862)	-0.6%	7.6%
November	1,039,163	938,090	982,351	1,101,106	1,148,939	1,208,295	\$59,356	5.2%	9.0%
December	722,045	770,221	826,009	897,304	929,699	1,023,356	\$93,657	10.1%	7.6%
January	669,397	744,988	821,731	833,503	985,393	1,079,316	\$93,923	9.5%	8.0%
February	1,231,993	1,043,205	1,136,044	1,231,183	1,334,043	1,312,944	(\$21,099)	-1.6%	9.7%
March	666,620	681,914	764,445	671,518	891,649	980,238	\$88,588	9.9%	7.3%
April	676,334	677,086	716,258	825,953	880,093	930,962	\$50,869	6.2%	6.9%
May	903,002	978,399	1,031,572	1,114,575	1,208,091	1,258,169	\$50,078	4.5%	9.3%
June	703,897	765,309	820,908	884,501	932,936			0.0%	0.0%
July	694,500	787,000	840,355	910,886	1,019,409			0.0%	0.0%
August	951,437	980,251	1,055,774	1,207,558	1,206,441			0.0%	0.0%
September	725,552	928,323	1,013,186	938,767	967,150			0.0%	0.0%
Total	\$9,700,659	\$10,075,479	\$10,818,246	\$11,468,033	\$12,536,690	\$8,820,264	\$409,510	4.6%	65.4%

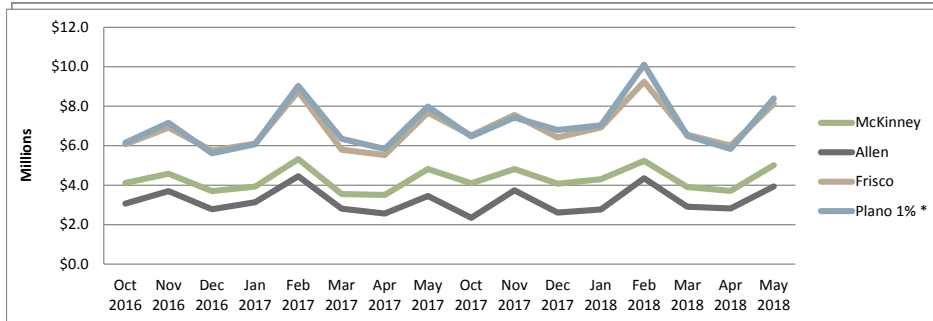


TOTAL SALES TAX COLLECTED

Sister City Comparison

May 2018	McKinney	Allen	Frisco	Plano (1%)*
Diff to LY	\$200,148	\$479,270	\$439,532	\$417,366
Var to LY	4.2%	13.9%	5.7%	5.2%

Year To Date	McKinney	Allen	Frisco	Plano (1%)*
Diff to LY	\$1,638,919	-\$471,004	\$4,740,633	\$4,367,803
Var to LY	4.9%	-1.8%	9.0%	8.1%



Year-to-Date Collections

FY 2017	McKinney	Allen	Frisco	Plano 1% *
Oct 2016	\$4,116,182	\$3,061,944	\$6,075,708	\$6,150,300
Nov 2016	4,580,493	3,694,686	6,916,761	7,160,454
Dec 2016	3,703,478	2,778,371	5,757,723	5,614,224
Jan 2017	3,926,250	3,140,385	6,099,342	6,077,156
Feb 2017	5,320,725	4,451,976	8,750,238	9,031,811
Mar 2017	3,551,101	2,809,013	5,794,852	6,352,638
Apr 2017	3,504,877	2,564,044	5,530,571	5,834,092
May 2017	4,816,789	3,455,179	7,678,904	7,979,585
FY 2017 Total	\$33,519,894	\$25,955,597	\$52,604,097	\$54,200,261

FY 2018	McKinney	Allen	Frisco	Plano 1% *
Oct 2017	\$4,095,706	\$2,345,746	\$6,516,345	\$6,469,308
Nov 2017	4,817,501	3,743,244	7,560,058	7,425,871
Dec 2017	4,077,717	2,609,680	6,423,786	6,797,189
Jan 2018	4,301,538	2,769,814	6,925,012	7,035,464
Feb 2018	5,236,029	4,356,186	9,244,372	10,109,294
Mar 2018	3,905,255	2,906,383	6,553,487	6,502,224
Apr 2018	\$3,708,130	\$2,819,091	\$6,003,234	\$5,831,763
May 2018	5,016,937	3,934,449	8,118,437	8,396,951
FY 2018 Total	\$35,158,813	\$25,484,593	\$57,344,731	\$58,568,063

* State Comptroller reports 1% sales tax for City of Plano and 1% for DART. All other Sister Cities represent 2% sales tax.