

McKinney Community Development Corporation
 Balance Sheet
 April 2018

	MCDC Operations	MCDC Long Term Debt	General Fixed Assets	Consolidated
Assets				
Cash and Cash Equivalents	\$ 372,193	\$ -	\$ -	\$ 372,193
Investments	42,568,797	-	-	42,568,797
Interest Receivable - Investments	34,465	-	-	34,465
Accounts Receivable	2,231,360	-	-	2,231,360
Security Deposits	4,852	-	-	4,852
Prepaid Items	-	-	-	-
Discounts on Investments	(9,902)	-	-	(9,902)
Capital/Land	-	-	4,970,062	4,970,062
Capital/Land Improvements (Net of Depreciation)	-	-	1,913,074	1,913,074
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	\$ 45,201,765	\$ 22,592,465	\$ 6,883,136	\$ 74,677,366
Liabilities				
Vouchers Payable	\$ 414	\$ -	\$ -	\$ 414
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	\$ 414	\$ 22,583,751	\$ -	\$ 22,584,166
Fund Equity				
Unreserved Fund Balance *	\$ 45,069,074	8,714	\$ -	\$ 45,077,788
Reserved for Encumbrances	126,749	-	-	126,749
Reserved for Prepays	5,527	-	-	5,527
Investment in Capital Assets	-	-	6,883,136	6,883,136
Total Fund Equity	\$ 45,201,350	\$ 8,714	\$ 6,883,136	\$ 52,093,200
Total Liabilities and Equity	\$ 45,201,765	\$ 22,592,465	\$ 6,883,136	\$ 74,677,366
Unreserved Fund Balance *				
\$ 45,069,074				
Committed Projects Reserve:				
Community Projects	\$ 492,311			
Discretionary Prom & Comm Grants	63,167			
Special Projects	3,500,000			
Parks Construction Projects	13,896,877			
Craig Ranch Loan Resort Hotel/Conf. Cntr	5,000,000			
Craig Ranch Grant Resort Hotel/Conf. Cntr	3,000,000			
Aquatic Center Finishout	94,235			
Total Committed Projects	\$ 26,046,590			
Unreserved Fund Balance after Project Commit.	\$ 19,022,485			
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	\$ 17,050,616			

McKinney Community Development Corporation
Summary Operating Statement
 April (58% 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	\$ 930,962	\$ 7,562,096	\$ 5,920,176	56.1%	\$ 1,123,523	\$ (192,560)	\$ 7,864,659	\$ (302,563)
Interest Income	320,000	64,453	378,700	(58,700)	118.3%	26,667	37,787	186,667	192,033
Miscellaneous Revenue	-	-	-	-	-	-	-	-	-
Total Revenues	\$ 13,802,272	\$ 995,416	\$ 7,940,796	\$ 5,861,476	57.5%	\$ 1,150,189	\$ (154,774)	\$ 8,051,325	\$ (110,530)
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	\$ 21,310	\$ 120,657	\$ 151,326	44.4%	\$ 22,665	\$ 1,356	\$ 158,657	\$ 38,000
Supplies Expense	15,110	53	1,473	13,637	9.8%	1,259	1,206	8,814	7,341
Maintenance Expense	3,000	-	-	3,000	0.0%	250	250	1,750	1,750
Services/Sundry	332,517	10,816	94,124	238,393	28.3%	27,710	16,893	193,968	99,844
Total Administrative	\$ 622,610	\$ 32,179	\$ 216,254	\$ 406,356	34.7%	\$ 51,884	\$ 19,705	\$ 363,189	\$ 146,935
Projects									
Community Grants & Projects	\$ 3,597,788	575,330	\$ 1,070,441	\$ 2,527,347	29.8%	\$ 299,816	\$ (275,514)	\$ 2,098,710	\$ 1,028,269
Airport FBO/Terminal	4,000,000	-	4,000,000	-	100.0%	333,333	333,333	2,333,333	(1,666,667)
Star Center Expansion	3,500,000	-	-	3,500,000	0.0%	291,667	291,667	2,041,667	2,041,667
Other Project Expenses	28,000	-	672	27,328	2.4%	2,333	2,333	16,333	15,661
Total Projects	\$ 11,125,788	\$ 575,330	\$ 5,071,113	\$ 6,054,675	45.6%	\$ 927,149	\$ 351,819	\$ 6,490,043	\$ 1,418,930
Non-Departmental									
Administrative Fee to GF	\$ 170,000	\$ 14,167	\$ 99,167	\$ 70,833	58.3%	\$ 14,167	\$ (0)	28,333	\$ (70,833)
Insurance & Risk Fund	565	47	330	235	58.3%	47	0	94	(235)
Park Construction Fund	14,195,407	7,450	298,530	13,896,877	2.1%	1,182,951	1,175,501	8,280,654	7,982,124
Aquatic Center - Neutrality	775,270	-	-	775,270	0.0%	64,606	64,606	452,241	452,241
MPAC	375,000	31,250	218,750	156,250	58.3%	31,250	-	218,750	-
MCDC Debt Service Payments	975,000	-	-	975,000	0.0%	81,250	81,250	568,750	568,750
MCDC Debt Service I & S	745,876	-	372,938	372,938	50.0%	62,156	62,156	435,094	62,157
Paying Agent	1,000	-	200	800	20.0%	83	83	583	383
Capital Equipment-Aquatic Center	75,267	4,477	28,326.26	46,941	37.6%	6,272	1,795	43,906	15,579
Capital Equip/Construction-Aquatic Center	117,346	-	70,052	47,294	59.7%	9,779	9,779	68,452	(1,600)
Total Non-Departmental	\$ 17,430,731	\$ 57,390	\$ 1,088,292	\$ 16,342,439	6.2%	\$ 1,452,561	\$ 1,395,170	\$ 10,096,858	\$ 9,008,566
Total Expenses	\$ 29,179,129	\$ 664,899	\$ 6,375,659	\$ 22,803,470	21.9%	\$ 2,431,594	\$ 1,766,695	\$ 16,950,090	\$ 10,574,430
Net	\$ (15,376,857)	\$ 330,517	\$ 1,565,136			\$ (1,281,405)	\$ 1,611,921	\$ (8,898,765)	\$ 10,463,901
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								

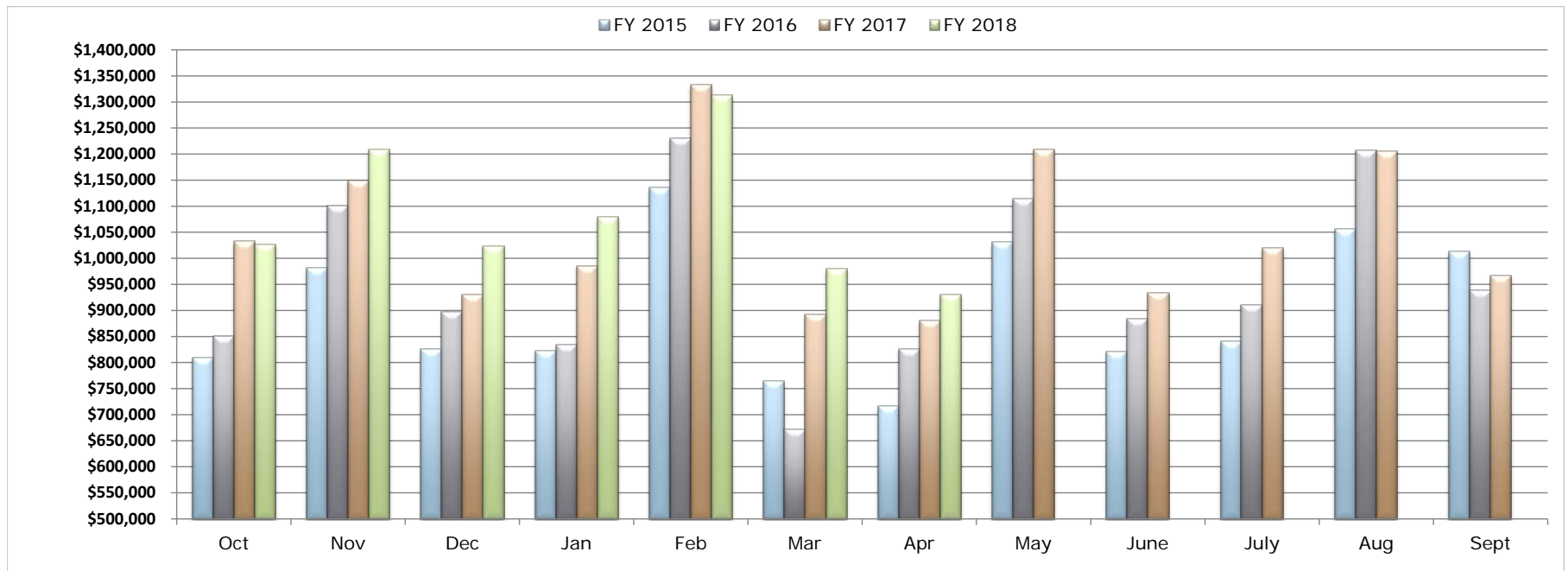
McKinney Community Development Corporation
Project Details - April 2018

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	218,000	218,000	57,000
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	21,215	261,011	70,061
McKinney Housing Authority (Merritt McGowan Manor)	2016-2017	4B1707	500,000	325,000	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	\$ 564,215	\$ 999,919	\$ 2,389,180
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	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	1,842	5,958	1,542
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	3,272	11,728
Smiles Charity Concert	2017-2018	PC1810	7,500	-	-	7,500
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	\$ 11,114	\$ 70,522	\$ 138,167
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	1,568	2,943	2,293,899
Gabe Nesbitt Community Park Improvements	2017-2018	PK1806	1,250,000	2,514	2,514	1,247,486
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	3,080	68,818	18,477
Parks Accessibility	2016-2017	PK4325	500,000	-	-	500,000
Comegy's Creek Hike & Bike Trail	2016-2017	PK4326	90,000	-	28,788	61,212
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	-	2,229	1,497,771
Gabe Nesbitt Tennis CTR Expansion	2015-2016	PK4396	2,698,768	-	-	2,698,768
Rowlett CK H&B	2016-2017	PK4413	179,658	288	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	\$ 7,450	\$ 298,530	\$ 13,896,877
Aquatic Center Finishout	2014-2015	4B1800	\$ 192,613	\$ 4,477	\$ 98,378	\$ 94,235

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

McKinney Community Development Corporation
Sales Tax Revenue
April 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	\$50,870	6.2%	6.9%
May	903,002	978,399	1,031,572	1,114,575	1,208,091			0.0%	0.0%
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	\$7,562,096	\$359,433	4.8%	56.1%

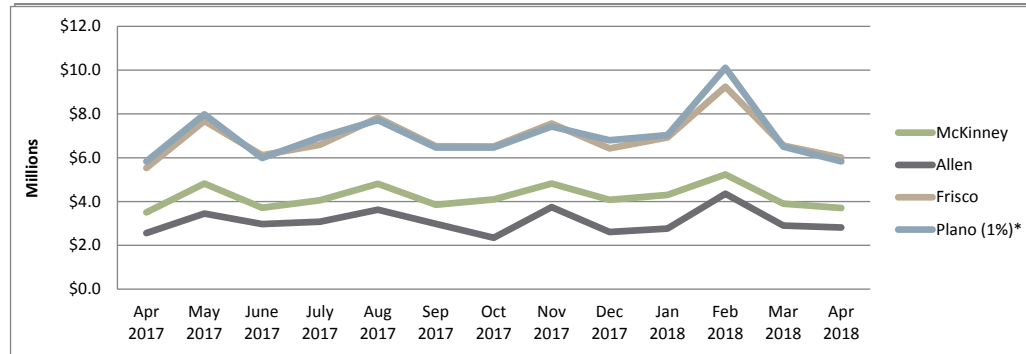


TOTAL SALES TAX COLLECTED

Sister City Comparison

Apr 2018	McKinney	Allen	Frisco	Plano (1%)*
Diff to LY	\$203,254	\$255,047	\$472,663	-\$2,329
Var to LY	5.8%	9.9%	8.5%	0.0%

Year To Date	McKinney	Allen	Frisco	Plano (1%)*
Diff to LY	\$1,438,770	-\$950,274	\$4,301,101	\$3,950,437
Var to LY	5.0%	-4.2%	9.6%	8.5%



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
FY 2017 Total	\$28,703,105	\$22,500,418	\$44,925,193	\$46,220,676

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
FY 2018 Total	\$30,141,876	\$21,550,144	\$49,226,294	\$50,171,112

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