AGENDA
CITY COUNCIL
TUESDAY, AUGUST 13, 2019
1371 WEST FM 550 - MCLENDON-CHISHOLM, TEXAS 75032
6:30 PM

Page

1. CALL TO ORDER

2. INVOCATION AND PLEDGE OF ALLEGIANCE TO U.S. AND TEXAS FLAGS

3. RULES OF DECORUM

4. CITIZEN COMMENTS

5. APPROVAL OF MINUTES

5.1. July 23, 2019 City Council Regular Meeting

6. ITEMS FOR CONSIDERATION

4 - 26 6.1. Discussion and action regarding an Ordinance approving an amendment to the Annual service and Assessment Plan Update for Sonoma Public Improvement District. (Requested by Palomba)
Sonoma Verde 2019 Amended Service and Assessment Plan Update
Proposed Ordinance Approving 2019 Amended Sonoma Verde SAP Update

27 - 76 6.2. Discussion and direction to staff regarding all matters related to the proposed Budget for Fiscal Year starting October 1, 2019 and ending September 30, 2020 including but not limited to expected revenues and expenditures, debt obligations, Effective Tax Rate, Rollback Rate, and setting a public hearing date. *(Requested by Palomba)*
Staff Report - Budget Public Hearing
Certified Property Values 2019

CMC - Effective & Rollback Preliminary Tax Rates 2019
Financial Report June 2019
MC 2020 Budget Worksheet (2)
MC Property Tax Rate Analysis

77 6.3. Discussion and action regarding approving a proposed maximum Tax Rate for legal notice requirements, setting public hearing dates as appropriate and related matters. *(Requested by Palomba)*
Staff Report - Tax Rate Public Hearings

7. UPDATES, DISCUSSION AND DIRECTION TO STAFF

8. COUNCIL MEMBER REPORTS AND ANNOUNCEMENTS

8.1. Mayor Short's Reports and announcements

8.2. Council Member Kipphut's reports and announcements

8.3. Council Member Hodges' reports and announcements

8.4. Council Member Woessner's reports and announcements

8.5. Mayor Pro Tem Bloom's reports and announcements

8.6. Council Member Dahl's reports and announcements

9. EXECUTIVE SESSION

9.1. Recess into Executive Session (Closed Meeting) in accordance with Texas Government Code: Section 551:074(1) Personnel Matters to deliberate the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee: City Administrator/City Secretary; Assistant to the City Secretary; Building Permit Technician; Fire Chief/Fire Marshal; Assistant Fire Chief and Firefighters.

10. RECONVENE REGULAR MEETING

11. EXECUTIVE SESSION ACTION

12. ADJOURN

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session in order to seek confidential legal advice from the City Attorney on any agenda item herein.

I, Lisa Palomba, do hereby certify that the above Notice of Meeting of the City Council of McLendon-Chisholm, Texas was posted on or before 6:00 p.m., August 9, 2019 on the outside bulletin board at City Hall, a place convenient and readily accessible to the public at all times.

SONOMA
PUBLIC IMPROVEMENT DISTRICT
2019 AMENDED SAP UPDATE
AUGUST 13, 2019

INTRODUCTION

Capitalized terms used in this Amended Annual Service Plan Update for 2019 shall have the meanings set forth in the Sonoma Public Improvement District Service and Assessment Plan (the "2015 SAP"), and any and all subsequent Annual Service Plan Updates approved after the 2015 SAP.

The District was created pursuant to the PID Act by Resolution No. 2007-21 on September 10, 2007 by the City Council to finance certain Authorized Improvements for the benefit of the property in the District.

On January 13, 2015 (as updated on April 13, 2015) the City approved the 2015 SAP for the Sonoma Public Improvement District by adopting Ordinance No. 2015-02 which approved the levy of Assessments for Assessed Parcels within the Major Improvement Area Excluding Phase 1 and Phase 1 of the District and approved the Assessment Roll. The City levied $1,610,000 of Assessments on the Major Improvement Area Excluding Phase 1. The City levied $10,700,000 of Assessments on Phase 1 Assessed Property. The City issued Phase 1 PID Bonds in an amount of $7,600,000 which are secured by Assessments levied against the Phase 1 Assessed Property, and the balance of $3,100,000 in Phase 1 Assessment secure the Phase 1 Reimbursement Agreement.

On August 23, 2016 the City approved the 2016 Annual Service Plan Update ("2016 SAP Update") for the Sonoma Public Improvement District by adopting Ordinance No. 2016-11 which updated the Assessment Roll for 2016.

On June 13, 2017 (as updated on September 12, 2017 by adopting Ordinance No. 2017-11) the City approved the Service and Assessment Plan (Phase 2) ("2017 SAP Update") for the Sonoma Public Improvement District by adopting Ordinance No. 2017-09 which updated the Major Improvement Area Excluding Phase 1 and Phase 1 for 2017. The 2017 SAP Update approved the levy of $7,575,000, pursuant to the Phase 2 Reimbursement Agreement, in Phase 2 Assessments for Assessed Parcels within Phase 2 of the District, including their proportionate share of the Major Improvements and reflected the revised Assessment Rolls.

On September 11, 2018 the City approved the 2018 Annual Service Plan Update ("2018 SAP Update") for the Sonoma Public Improvement District by adopting Ordinance No. 2018-08 which updated the Assessment Rolls for 2018.

On June 11, 2019 the City approved the 2019 Annual Service Plan Update ("2019 SAP Update") for the Sonoma Public Improvement District which updated the Assessment Rolls for 2019. The City issued Improvement Area #2 PID Bonds in an amount of $6,225,000 which are to be repaid from Improvement Area #2 Assessments levied against the Improvement Area #2 Assessed Property. The 2019 SAP Update removed the Major Improvement Area Excluding Phase 1 Assessment.

The 2019 SAP Update did not provide an Assessment Roll showing the outstanding Assessment and Annual Installment due for every Parcel within the District, therefore an update to the 2019 SAP Update is required. This document is the Amended Annual Service Plan Update for 2019 ("2019 Amended SAP Update"). The 2019 Amended SAP Update updates the Phase 1 Assessment Roll, Improvement Area #1C Assessment Roll and the Improvement Area #2 Assessment Roll for 2019.

REMOVAL OF MAJOR IMPROVEMENT AREA EXCLUDING PHASE 1 ASSESSMENT

- The 2015 SAP levied an Assessment on the Major Improvement Area Excluding Phase 1 of $1,610,000.
- The 2016 SAP Update deferred the collection of Assessments until the tax year following the earlier of 1) issuance of bonds secured by the Major Improvement Area Excluding Phase 1 Assessment or 2) the City's approval of a final plat on Assessed Property. The 2016 SAP showed an outstanding Assessment on the Major Improvement Area Excluding Phase 1 of $1,610,000.
- The 2017 SAP Update showed an outstanding Assessment on the Major Improvement Area Excluding Phase 1 of $1,610,000.
- The 2018 SAP Update showed an outstanding Assessment on the Major Improvement Area Excluding Phase 1 of $1,118,438.
- The 2019 SAP Update did not include a Major Improvement Area Excluding Phase 1 Assessment. However, the removal of the Major Improvement Area Excluding Phase 1 Assessments was not discussed in the 2019 SAP Update.
- This 2019 Amended SAP Update confirms the 2019 SAP Update intentionally removed all Major Improvement Area Excluding Phase 1 Assessments.

CORRECTED MAP OF PHASE 1, IMPROVEMENT AREA #1C, AND IMPROVEMENT AREA #2

The 2017 SAP Update, 2018 SAP Update, and 2019 SAP Update all show an incorrect boundary map for Phase 1, Improvement Area #1C, and Improvement Area #2. This 2019 Amended SAP Update serves to correct the boundary map for Phase 1, Improvement Area #1C, and Improvement Area #2, attached as **Exhibit B**.

LANDOWNER CONSENT OF INCREASED ASSESSMENT ON IMPROVEMENT AREA #2 ASSESSED PROPERTY

The 2017 SAP Update levied $7,575,000 in Assessments on Phase 2, which is comprised of Improvement Area #1C and Improvement Area #2. The 2018 SAP Update allocated the Phase 2 Assessment to Improvement Area #1C Assessed Property ($1,386,993) and Improvement Area #2 Assessed Property ($6,188,007). The 2019 SAP Update reallocated the Assessments, resulting in an increase to the Improvement Area #2 Assessment of $36,993. The Developer owned 100% of the Improvement Area #2 Assessed Property at the time the Improvement Area #2 Assessment was increased. The Developer has ratified, confirmed, accepted, agreed to, and approved the determination of special benefit and the increased Assessment on Improvement Area #2 Property as evidenced by the Landowner Consent document attached as **Exhibit C**.

	2018 SAP Update		2019 SAP Update		Difference	
	Improvement Area #1C	Improvement Area #2	Improvement Area #1C	Improvement Area #2	Improvement Area #1C	Improvement Area #2
Number of Units	41	211	41	213	0	2
Number of Equivalent Units	23.78	106.09	23.78	109.77	0	3.68
Assessment Per Equivalent Unit	$ 58,326.03	$ 58,326.03	$ 56,718.89	$ 56,707.70	$ (1,607.14)	$ (1,618.33)
Total Assessment	$ 1,386,993	$ 6,188,007	$ 1,348,775	$ 6,225,000	$ (38,218)	**$ 36,993**

OUTSTANDING ASSESSMENT

Phase 1

Improvement Area #1 has an outstanding Assessment of $9,763,331.52.[1]

Improvement Area #1C

Improvement Area #1C has an outstanding Assessment of $1,348,775.00.

Improvement Area #2

Improvement Area #2 has an outstanding Assessment of $6,225,000.00.

ANNUAL INSTALLMENT DUE 1/31/2020

Phase 1

[1] Net of $175,000.00 principal payment due September 1, 2019 which will be paid with Annual Installments collected on January 31, 2019.

- ***Phase 1 PID Bonds Principal and Interest*** – The total principal and interest required for the Annual Installment for Phase 1 PID Bonds is $567,737.50.
- ***Phase 1 PID Bonds Additional Interest*** – Interest of 0.5% is collected to fund the prepayment reserve and delinquency reserve. The Additional Interest required for the Annual Installment for Phase 1 PID Bonds is $34,425.00.
- ***Phase 1 Reimbursement Obligation Principal and Interest*** – The total principal and interest required for the Annual Installment for Phase 1 Reimbursement Obligation is $182,774.05.
- ***Administrative Expenses*** – The total Administrative Expenses allocated for Phase 1 is $53,417.40.
- ***Maintenance Assessment*** – The total Maintenance Assessment allocated for Phase 1 is $22,630.00.

Phase 1		
Due January 31, 2020		
Phase 1 PID Bonds		
Principal	$	200,000.00
Interest	$	367,737.50
Additional Interest	$	34,425.00
	$	602,162.50
Phase 1 Reimbursement Agreement		
Principal	$	-
Interest	$	182,774.05
	$	182,774.05
Administrative Expenses	$	53,417.40
Maintenance Assessment	$	22,630.00
Total Annual Installment	**$**	**860,983.95**

Improvement Area #1C

- ***Principal and Interest*** – The total principal and interest required for the Annual Installment for Improvement Area #1C is $120,310.73.

- ***Administrative Expenses*** – The total Administrative Expenses allocated for the Annual Installment for Improvement Area #1C is $7,123.40.
- ***Maintenance Assessment*** – The total Maintenance Assessment allocated for Improvement Area #1C is $2,542.00.

Improvement Area #1C		
Due January 31, 2020		
Principal	$	-
Interest	$	120,310.73
Administrative Expenses	$	7,123.40
Maintenance Assessment	$	2,542.00
Total Annual Installment	**$**	**129,976.13**

Improvement Area #2

- ***Principal and Interest*** – The total principal and interest required for the Annual Installment for Improvement Area #2 is $307,885.83.
- ***Additional Interest*** – Additional Interest is collected to fund the Additional Interest Reserve. The Additional Interest required for the Annual Installment for Improvement Area #2 is $31,125.00.
- ***Administrative Expenses*** – The total Administrative Expenses allocated for the Annual Installment for Improvement Area #2 is $32,876.60.
- ***Maintenance Assessment*** – The Maintenance Assessment is only collected on platted lots, therefore the total Maintenance Assessment allocated for Improvement Area #2 is $0.00.

Improvement Area #2		
Due January 31, 2020		
Principal	$	-
Interest	$	307,885.83
Additional Interest	$	31,125.00
Administrative Expenses	$	32,876.60
Maintenance Assessment	$	-
Total Annual Installment	**$**	**371,887.43**

SERVICE PLAN - FIVE YEAR BUDGET FORECAST

The PID Act requires the annual indebtedness and projected costs for the Authorized Improvements to be reviewed and updated in each Annual Service Plan Update, and the projection shall cover a period of not less than five years.

Phase 1						
Annual Installments Due		**1/31/2020**	**1/31/2021**	**1/31/2022**	**1/31/2023**	**1/31/2024**
Phase 1 PID Bonds						
Principal		$ 200,000	$ 200,000	$ 200,000	$ 225,000	$ 225,000
Interest		$ 367,738	$ 357,488	$ 347,238	$ 336,988	$ 325,456
Additional Interest		$ 34,425	$ 33,425	$ 32,425	$ 31,425	$ 30,300
	(1)	$ 602,163	$ 590,913	$ 579,663	$ 593,413	$ 580,756
Phase 1 Reimbursement Agreement						
Principal		$ -	$ -	$ -	$ -	$ -
Interest		$ 182,774	$ 182,774	$ 182,774	$ 182,774	$ 182,774
	(2)	$ 182,774	$ 182,774	$ 182,774	$ 182,774	$ 182,774
Administrative Expenses		$ 53,417	$ 54,486	$ 55,575	$ 56,687	$ 57,821
Maintenance Assessment		$ 22,630	$ 22,630	$ 22,630	$ 22,630	$ 22,630
	(3)	$ 76,047	$ 77,116	$ 78,205	$ 79,317	$ 80,451
Total Annual Installment	**(4) = (1) + (2) + (3)**	**$ 860,984**	**$ 850,802**	**$ 840,642**	**$ 855,504**	**$ 843,981**

Improvement Area #1C						
Annual Installments Due		**1/31/2020**	**1/31/2021**	**1/31/2022**	**1/31/2023**	**1/31/2024**
Principal		$ -	$ -	$ 19,586	$ 20,476	$ 21,367
Interest		$ 120,311	$ 120,311	$ 120,311	$ 118,564	$ 116,737
	(1)	$ 120,311	$ 120,311	$ 139,897	$ 139,040	$ 138,104
Administrative Expenses		$ 7,123	$ 7,266	$ 7,411	$ 7,559	$ 7,711
Maintenance Assessment		$ 2,542	$ 2,542	$ 2,542	$ 2,542	$ 2,542
	(2)	$ 9,665	$ 9,808	$ 9,953	$ 10,101	$ 10,253
Total Annual Installment	**(3) = (1) + (2)**	**$ 129,976**	**$ 130,119**	**$ 149,850**	**$ 149,141**	**$ 148,357**

Improvement Area #2						
Annual Installments Due		**1/31/2020**	**1/31/2021**	**1/31/2022**	**1/31/2023**	**1/31/2024**
Principal		$ -	$ 110,000	$ 115,000	$ 120,000	$ 125,000
Interest		$ 307,886	$ 261,413	$ 257,563	$ 253,538	$ 249,338
	(1)	$ 307,886	$ 371,413	$ 372,563	$ 373,538	$ 374,338
Additional Interest	(2)	$ 31,125	$ 31,125	$ 30,575	$ 30,000	$ 29,400
Administrative Expenses		$ 32,877	$ 33,534	$ 34,205	$ 34,889	$ 35,587
Maintenance Assessment		$ -	$ -	$ -	$ -	$ -
	(3)	$ 32,877	$ 33,534	$ 34,205	$ 34,889	$ 35,587
Total Annual Installment	**(4) = (1) + (2) + (3)**	**$ 371,887**	**$ 436,072**	**$ 437,342**	**$ 438,426**	**$ 439,324**

ASSESSMENT ROLL

Phase 1

The list of current Parcels within Improvement Area #1, the corresponding total outstanding Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A-1.** The Parcels shown on the Assessment Rolls will receive the bills for the 2019 Annual Installments which will be delinquent if not paid by January 31, 2020.

Improvement Area #1C

The list of current Parcels within Improvement Area #1C, the corresponding total outstanding Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A-2.** The Parcels shown on the Assessment Rolls will receive the bills for the 2019 Annual Installments which will be delinquent if not paid by January 31, 2020.

Improvement Area #2

The list of current Parcels within Improvement Area #2, the corresponding total outstanding Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A-3.** The Parcels shown on the Assessment Rolls will receive the bills for the 2019 Annual Installments which will be delinquent if not paid by January 31, 2020.

EXHIBIT A-1 – PHASE 1 ASSESSMENT ROLL

Property ID	Legal Description	Lot Type	Phase #1 Outstanding Assessment	Phase #1 Installment Due 1/31/20
86960	SONOMA VERDE PHASE 1, BLOCK A, LOT 1, 0.95 ACRES, OPEN SPACE/LANDSCAPE & DRAINAGE	Non Benefitted	$ -	$ -
86961	SONOMA VERDE PHASE 1, BLOCK A, LOT 2	6	$ 38,987.37	$ 3,409.74
86962	SONOMA VERDE PHASE 1, BLOCK A, LOT 3	6	$ 38,987.37	$ 3,409.74
86963	SONOMA VERDE PHASE 1, BLOCK A, LOT 4	6	$ 38,987.37	$ 3,409.74
86964	SONOMA VERDE PHASE 1, BLOCK A, LOT 5	6	$ 38,987.37	$ 3,409.74
86965	SONOMA VERDE PHASE 1, BLOCK A, LOT 6	6	$ 38,987.37	$ 3,409.74
86966	SONOMA VERDE PHASE 1, BLOCK A, LOT 7	6	$ 38,987.37	$ 3,409.74
86967	SONOMA VERDE PHASE 1, BLOCK A, LOT 8	6	$ 38,987.37	$ 3,409.74
86968	SONOMA VERDE PHASE 1, BLOCK A, LOT 9	6	$ 38,987.37	$ 3,409.74
86969	SONOMA VERDE PHASE 1, BLOCK A, LOT 10, 4.12 ACRES, OPEN SPACE PIPELINE EASEMENT	Non Benefitted	$ -	$ -
86970	SONOMA VERDE PHASE 1, BLOCK B, LOT 1	2	$ 40,449.39	$ 3,535.28
86971	SONOMA VERDE PHASE 1, BLOCK B, LOT 2	2	$ 40,449.39	$ 3,535.28
86972	SONOMA VERDE PHASE 1, BLOCK B, LOT 3	2	$ 40,449.39	$ 3,535.28
86973	SONOMA VERDE PHASE 1, BLOCK B, LOT 4	2	$ 40,449.39	$ 3,535.28
86974	SONOMA VERDE PHASE 1, BLOCK B, LOT 5	2	$ 40,449.39	$ 3,535.28
86975	SONOMA VERDE PHASE 1, BLOCK B, LOT 6	2	$ 40,449.39	$ 3,535.28
86976	SONOMA VERDE PHASE 1, BLOCK B, LOT 7	2	$ 40,449.39	$ 3,535.28
86977	SONOMA VERDE PHASE 1, BLOCK B, LOT 8	2	$ 40,449.39	$ 3,535.28
86978	SONOMA VERDE PHASE 1, BLOCK B, LOT 9	2	$ 40,449.39	$ 3,535.28
86979	SONOMA VERDE PHASE 1, BLOCK B, LOT 10	2	$ 40,449.39	$ 3,535.28
86980	SONOMA VERDE PHASE 1, BLOCK B, LOT 11	2	$ 40,449.39	$ 3,535.28
86981	SONOMA VERDE PHASE 1, BLOCK B, LOT 12	2	$ 40,449.39	$ 3,535.28
86982	SONOMA VERDE PHASE 1, BLOCK B, LOT 13	2	$ 40,449.39	$ 3,535.28
86983	SONOMA VERDE PHASE 1, BLOCK B, LOT 14	2	$ 40,449.39	$ 3,535.28
86984	SONOMA VERDE PHASE 1, BLOCK B, LOT 15	2	$ 40,449.39	$ 3,535.28
86985	SONOMA VERDE PHASE 1, BLOCK C, LOT 1	3	$ 31,189.89	$ 2,740.19
86986	SONOMA VERDE PHASE 1, BLOCK C, LOT 2	3	$ 31,189.89	$ 2,740.19
86987	SONOMA VERDE PHASE 1, BLOCK C, LOT 3	3	$ 31,189.89	$ 2,740.19
86988	SONOMA VERDE PHASE 1, BLOCK C, LOT 4	3	$ 31,189.89	$ 2,740.19
86989	SONOMA VERDE PHASE 1, BLOCK C, LOT 5	4	$ 28,265.84	$ 2,489.11
86990	SONOMA VERDE PHASE 1, BLOCK C, LOT 6	4	$ 28,265.84	$ 2,489.11
86991	SONOMA VERDE PHASE 1, BLOCK C, LOT 7	4	$ 28,265.84	$ 2,489.11
86992	SONOMA VERDE PHASE 1, BLOCK C, LOT 8	4	$ 28,265.84	$ 2,489.11
86993	SONOMA VERDE PHASE 1, BLOCK C, LOT 9	4	$ 28,265.84	$ 2,489.11
86994	SONOMA VERDE PHASE 1, BLOCK C, LOT 10	4	$ 28,265.84	$ 2,489.11
86995	SONOMA VERDE PHASE 1, BLOCK C, LOT 11	4	$ 28,265.84	$ 2,489.11
86996	SONOMA VERDE PHASE 1, BLOCK C, LOT 12	4	$ 28,265.84	$ 2,489.11
86997	SONOMA VERDE PHASE 1, BLOCK C, LOT 13	4	$ 28,265.84	$ 2,489.11
86998	SONOMA VERDE PHASE 1, BLOCK C, LOT 14	4	$ 28,265.84	$ 2,489.11
86999	SONOMA VERDE PHASE 1, BLOCK C, LOT 15	4	$ 28,265.84	$ 2,489.11
87000	SONOMA VERDE PHASE 1, BLOCK C, LOT 16	4	$ 28,265.84	$ 2,489.11
87001	SONOMA VERDE PHASE 1, BLOCK C, LOT 17	4	$ 28,265.84	$ 2,489.11
87002	SONOMA VERDE PHASE 1, BLOCK C, LOT 18	4	$ 28,265.84	$ 2,489.11
87003	SONOMA VERDE PHASE 1, BLOCK C, LOT 19	4	$ 28,265.84	$ 2,489.11
87004	SONOMA VERDE PHASE 1, BLOCK C, LOT 20	4	$ 28,265.84	$ 2,489.11
87005	SONOMA VERDE PHASE 1, BLOCK C, LOT 21	4	$ 28,265.84	$ 2,489.11
87006	SONOMA VERDE PHASE 1, BLOCK C, LOT 22	4	$ 28,265.84	$ 2,489.11
87007	SONOMA VERDE PHASE 1, BLOCK C, LOT 23	4	$ 28,265.84	$ 2,489.11
87008	SONOMA VERDE PHASE 1, BLOCK C, LOT 24	4	$ 28,265.84	$ 2,489.11
87009	SONOMA VERDE PHASE 1, BLOCK C, LOT 25	4	$ 28,265.84	$ 2,489.11
87010	SONOMA VERDE PHASE 1, BLOCK C, LOT 26	4	$ 28,265.84	$ 2,489.11
87011	SONOMA VERDE PHASE 1, BLOCK C, LOT 27	4 (Prepaid)	$ -	$ 62.00
87012	SONOMA VERDE PHASE 1, BLOCK C, LOT 28	4	$ 28,265.84	$ 2,489.11
87013	SONOMA VERDE PHASE 1, BLOCK C, LOT 29	4	$ 28,265.84	$ 2,489.11
87014	SONOMA VERDE PHASE 1, BLOCK C, LOT 30	4	$ 28,265.84	$ 2,489.11
87015	SONOMA VERDE PHASE 1, BLOCK C, LOT 31	4	$ 28,265.84	$ 2,489.11
87016	SONOMA VERDE PHASE 1, BLOCK C, LOT 58	2	$ 40,449.39	$ 3,535.28
87017	SONOMA VERDE PHASE 1, BLOCK C, LOT 59	2	$ 40,449.39	$ 3,535.28
87018	SONOMA VERDE PHASE 1, BLOCK C, LOT 60	2	$ 40,449.39	$ 3,535.28
87019	SONOMA VERDE PHASE 1, BLOCK C, LOT 61	2	$ 40,449.39	$ 3,535.28

Property ID	Legal Description	Lot Type	Phase #1 Outstanding Assessment	Phase #1 Installment Due 1/31/20
87020	SONOMA VERDE PHASE 1, BLOCK C, LOT 62	2	$ 40,449.39	$ 3,535.28
87021	SONOMA VERDE PHASE 1, BLOCK C, LOT 63	2	$ 40,449.39	$ 3,535.28
87022	SONOMA VERDE PHASE 1, BLOCK C, LOT 64	2	$ 40,449.39	$ 3,535.28
87023	SONOMA VERDE PHASE 1, BLOCK C, LOT 65	2	$ 40,449.39	$ 3,535.28
87024	SONOMA VERDE PHASE 1, BLOCK C, LOT 66	2	$ 40,449.39	$ 3,535.28
87025	SONOMA VERDE PHASE 1, BLOCK C, LOT 67	2	$ 40,449.39	$ 3,535.28
87026	SONOMA VERDE PHASE 1, BLOCK C, LOT 68	2	$ 40,449.39	$ 3,535.28
87027	SONOMA VERDE PHASE 1, BLOCK C, LOT 69	2	$ 40,449.39	$ 3,535.28
87028	SONOMA VERDE PHASE 1, BLOCK C, LOT 70	2	$ 40,449.39	$ 3,535.28
87029	SONOMA VERDE PHASE 1, BLOCK C, LOT 71	2	$ 40,449.39	$ 3,535.28
87030	SONOMA VERDE PHASE 1, BLOCK D, LOT 1	4	$ 28,265.84	$ 2,489.11
87031	SONOMA VERDE PHASE 1, BLOCK D, LOT 2	4	$ 28,265.84	$ 2,489.11
87032	SONOMA VERDE PHASE 1, BLOCK D, LOT 3	4	$ 28,265.84	$ 2,489.11
87033	SONOMA VERDE PHASE 1, BLOCK D, LOT 24	4	$ 28,265.84	$ 2,489.11
87034	SONOMA VERDE PHASE 1, BLOCK D, LOT 25	4	$ 28,265.84	$ 2,489.11
87035	SONOMA VERDE PHASE 1, BLOCK D, LOT 26	4	$ 28,265.84	$ 2,489.11
87036	SONOMA VERDE PHASE 1, BLOCK D, LOT 27, Undivided Interest 50.0000000000%	4	$ 28,265.84	$ 2,489.11
87037	SONOMA VERDE PHASE 1, BLOCK D, LOT 28	4	$ 28,265.84	$ 2,489.11
87038	SONOMA VERDE PHASE 1, BLOCK D, LOT 29	4	$ 28,265.84	$ 2,489.11
87039	SONOMA VERDE PHASE 1, BLOCK D, LOT 30	4	$ 28,265.84	$ 2,489.11
87040	SONOMA VERDE PHASE 1, BLOCK E, LOT 1	4	$ 28,265.84	$ 2,489.11
87041	SONOMA VERDE PHASE 1, BLOCK E, LOT 2	4	$ 28,265.84	$ 2,489.11
87042	SONOMA VERDE PHASE 1, BLOCK E, LOT 3	4	$ 28,265.84	$ 2,489.11
87043	SONOMA VERDE PHASE 1, BLOCK E, LOT 4	4	$ 28,265.84	$ 2,489.11
87044	SONOMA VERDE PHASE 1, BLOCK E, LOT 5	4	$ 28,265.84	$ 2,489.11
87045	SONOMA VERDE PHASE 1, BLOCK E, LOT 26	4	$ 28,265.84	$ 2,489.11
87046	SONOMA VERDE PHASE 1, BLOCK F, LOT 1	3	$ 31,189.89	$ 2,740.19
87047	SONOMA VERDE PHASE 1, BLOCK F, LOT 2	3	$ 31,189.89	$ 2,740.19
87048	SONOMA VERDE PHASE 1, BLOCK F, LOT 3	3	$ 31,189.89	$ 2,740.19
87049	SONOMA VERDE PHASE 1, BLOCK F, LOT 4	3	$ 31,189.89	$ 2,740.19
87050	SONOMA VERDE PHASE 1, BLOCK F, LOT 5	3	$ 31,189.89	$ 2,740.19
87051	SONOMA VERDE PHASE 1, BLOCK F, LOT 6	3	$ 31,189.89	$ 2,740.19
87052	SONOMA VERDE PHASE 1, BLOCK F, LOT 7	3	$ 31,189.89	$ 2,740.19
87053	SONOMA VERDE PHASE 1, BLOCK F, LOT 8	3	$ 31,189.89	$ 2,740.19
87054	SONOMA VERDE PHASE 1, BLOCK F, LOT 9	3	$ 31,189.89	$ 2,740.19
87055	SONOMA VERDE PHASE 1, BLOCK F, LOT 10	3	$ 31,189.89	$ 2,740.19
87056	SONOMA VERDE PHASE 1, BLOCK F, LOT 11	3	$ 31,189.89	$ 2,740.19
87057	SONOMA VERDE PHASE 1, BLOCK F, LOT 12	3	$ 31,189.89	$ 2,740.19
87058	SONOMA VERDE PHASE 1, BLOCK F, LOT 13	3	$ 31,189.89	$ 2,740.19
87059	SONOMA VERDE PHASE 1, BLOCK F, LOT 14	3	$ 31,189.89	$ 2,740.19
87060	SONOMA VERDE PHASE 1, BLOCK F, LOT 15, ACRES 0.1794, OPEN SPACE	Non Benefitted	$ -	$ -
87061	SONOMA VERDE PHASE 1, BLOCK F, LOT 27	4	$ 28,265.84	$ 2,489.11
87062	SONOMA VERDE PHASE 1, BLOCK F, LOT 28	4	$ 28,265.84	$ 2,489.11
87063	SONOMA VERDE PHASE 1, BLOCK F, LOT 29	4	$ 28,265.84	$ 2,489.11
87064	SONOMA VERDE PHASE 1, BLOCK F, LOT 30	4	$ 28,265.84	$ 2,489.11
87065	SONOMA VERDE PHASE 1, BLOCK F, LOT 31	4	$ 28,265.84	$ 2,489.11
87066	SONOMA VERDE PHASE 1, BLOCK F, LOT 32	4	$ 28,265.84	$ 2,489.11
87067	SONOMA VERDE PHASE 1, BLOCK G, LOT 1	3	$ 31,189.89	$ 2,740.19
87068	SONOMA VERDE PHASE 1, BLOCK G, LOT 2	3	$ 31,189.89	$ 2,740.19
87069	SONOMA VERDE PHASE 1, BLOCK G, LOT 3	3	$ 31,189.89	$ 2,740.19
87070	SONOMA VERDE PHASE 1, BLOCK G, LOT 4	3	$ 31,189.89	$ 2,740.19
87071	SONOMA VERDE PHASE 1, BLOCK G, LOT 5	3	$ 31,189.89	$ 2,740.19
87072	SONOMA VERDE PHASE 1, BLOCK G, LOT 6	3	$ 31,189.89	$ 2,740.19
87073	SONOMA VERDE PHASE 1, BLOCK G, LOT 7	5	$ 22,417.74	$ 1,986.95
87074	SONOMA VERDE PHASE 1, BLOCK G, LOT 8	5	$ 22,417.74	$ 1,986.95
87075	SONOMA VERDE PHASE 1, BLOCK G, LOT 9	5	$ 22,417.74	$ 1,986.95
87076	SONOMA VERDE PHASE 1, BLOCK G, LOT 10	5	$ 22,417.74	$ 1,986.95
87077	SONOMA VERDE PHASE 1, BLOCK G, LOT 11	5	$ 22,417.74	$ 1,986.95
87078	SONOMA VERDE PHASE 1, BLOCK G, LOT 12	5	$ 22,417.74	$ 1,986.95
87079	SONOMA VERDE PHASE 1, BLOCK G, LOT 13	5	$ 22,417.74	$ 1,986.95

Property ID	Legal Description	Lot Type	Phase #1 Outstanding Assessment	Phase #1 Installment Due 1/31/20
87080	SONOMA VERDE PHASE 1, BLOCK G, LOT 14	5	$ 22,417.74	$ 1,986.95
87081	SONOMA VERDE PHASE 1, BLOCK G, LOT 15	5	$ 22,417.74	$ 1,986.95
87082	SONOMA VERDE PHASE 1, BLOCK G, LOT 16	5	$ 22,417.74	$ 1,986.95
87083	SONOMA VERDE PHASE 1, BLOCK G, LOT 17	5	$ 22,417.74	$ 1,986.95
87084	SONOMA VERDE PHASE 1, BLOCK G, LOT 18	5	$ 22,417.74	$ 1,986.95
87085	SONOMA VERDE PHASE 1, BLOCK G, LOT 19	5	$ 22,417.74	$ 1,986.95
87086	SONOMA VERDE PHASE 1, BLOCK G, LOT 20	5	$ 22,417.74	$ 1,986.95
87087	SONOMA VERDE PHASE 1, BLOCK G, LOT 21	5	$ 22,417.74	$ 1,986.95
87088	SONOMA VERDE PHASE 1, BLOCK G, LOT 22	5	$ 22,417.74	$ 1,986.95
87089	SONOMA VERDE PHASE 1, BLOCK G, LOT 23	5	$ 22,417.74	$ 1,986.95
87090	SONOMA VERDE PHASE 1, BLOCK G, LOT 24	5	$ 22,417.74	$ 1,986.95
87091	SONOMA VERDE PHASE 1, BLOCK G, LOT 25	5	$ 22,417.74	$ 1,986.95
87092	SONOMA VERDE PHASE 1, BLOCK G, LOT 26	5	$ 22,417.74	$ 1,986.95
87093	SONOMA VERDE PHASE 1, BLOCK G, LOT 27	5	$ 22,417.74	$ 1,986.95
87094	SONOMA VERDE PHASE 1, BLOCK G, LOT 28	5	$ 22,417.74	$ 1,986.95
87095	SONOMA VERDE PHASE 1, BLOCK G, LOT 29	5	$ 22,417.74	$ 1,986.95
87096	SONOMA VERDE PHASE 1, BLOCK G, LOT 30	5	$ 22,417.74	$ 1,986.95
87097	SONOMA VERDE PHASE 1, BLOCK H, LOT 1	3	$ 31,189.89	$ 2,740.19
87098	SONOMA VERDE PHASE 1, BLOCK H, LOT 2	3	$ 31,189.89	$ 2,740.19
87099	SONOMA VERDE PHASE 1, BLOCK H, LOT 3	3	$ 31,189.89	$ 2,740.19
87100	SONOMA VERDE PHASE 1, BLOCK H, LOT 4	3	$ 31,189.89	$ 2,740.19
87101	SONOMA VERDE PHASE 1, BLOCK H, LOT 5	3	$ 31,189.89	$ 2,740.19
87102	SONOMA VERDE PHASE 1, BLOCK H, LOT 6	3	$ 31,189.89	$ 2,740.19
87103	SONOMA VERDE PHASE 1, BLOCK H, LOT 7, ACRES 0.213, OPEN SPACE	Non Benefitted	$ -	$ -
87104	SONOMA VERDE PHASE 1, BLOCK H, LOT 8	4	$ 28,265.84	$ 2,489.11
87105	SONOMA VERDE PHASE 1, BLOCK H, LOT 9	5	$ 22,417.74	$ 1,986.95
87106	SONOMA VERDE PHASE 1, BLOCK H, LOT 10	5	$ 22,417.74	$ 1,986.95
87107	SONOMA VERDE PHASE 1, BLOCK H, LOT 11	5	$ 22,417.74	$ 1,986.95
87108	SONOMA VERDE PHASE 1, BLOCK H, LOT 12	4	$ 28,265.84	$ 2,489.11
87109	SONOMA VERDE PHASE 1, BLOCK H, LOT 13	4	$ 28,265.84	$ 2,489.11
87110	SONOMA VERDE PHASE 1, BLOCK H, LOT 14	4	$ 28,265.84	$ 2,489.11
87111	SONOMA VERDE PHASE 1, BLOCK H, LOT 15	5	$ 22,417.74	$ 1,986.95
87112	SONOMA VERDE PHASE 1, BLOCK H, LOT 16	5	$ 22,417.74	$ 1,986.95
87113	SONOMA VERDE PHASE 1, BLOCK H, LOT 17	5	$ 22,417.74	$ 1,986.95
87114	SONOMA VERDE PHASE 1, BLOCK H, LOT 18	5	$ 22,417.74	$ 1,986.95
87115	SONOMA VERDE PHASE 1, BLOCK H, LOT 19	5	$ 22,417.74	$ 1,986.95
87116	SONOMA VERDE PHASE 1, BLOCK H, LOT 20	5	$ 22,417.74	$ 1,986.95
87117	SONOMA VERDE PHASE 1, BLOCK H, LOT 21	5	$ 22,417.74	$ 1,986.95
87118	SONOMA VERDE PHASE 1, BLOCK H, LOT 22	5	$ 22,417.74	$ 1,986.95
87119	SONOMA VERDE PHASE 1, BLOCK H, LOT 23	5	$ 22,417.74	$ 1,986.95
87120	SONOMA VERDE PHASE 1, BLOCK I, LOT 1	5	$ 22,417.74	$ 1,986.95
87121	SONOMA VERDE PHASE 1, BLOCK I, LOT 2	5	$ 22,417.74	$ 1,986.95
87122	SONOMA VERDE PHASE 1, BLOCK I, LOT 3	5	$ 22,417.74	$ 1,986.95
87123	SONOMA VERDE PHASE 1, BLOCK I, LOT 4	5	$ 22,417.74	$ 1,986.95
87124	SONOMA VERDE PHASE 1, BLOCK J, LOT 1	5	$ 22,417.74	$ 1,986.95
87125	SONOMA VERDE PHASE 1, BLOCK J, LOT 2	5	$ 22,417.74	$ 1,986.95
87126	SONOMA VERDE PHASE 1, BLOCK J, LOT 3	5	$ 22,417.74	$ 1,986.95
87127	SONOMA VERDE PHASE 1, BLOCK J, LOT 4	5	$ 22,417.74	$ 1,986.95
87128	SONOMA VERDE PHASE 1, BLOCK J, LOT 5	5	$ 22,417.74	$ 1,986.95
87129	SONOMA VERDE PHASE 1, BLOCK J, LOT 6	5	$ 22,417.74	$ 1,986.95
87130	SONOMA VERDE PHASE 1, BLOCK J, LOT 7	5	$ 22,417.74	$ 1,986.95
87131	SONOMA VERDE PHASE 1, BLOCK J, LOT 8	5	$ 22,417.74	$ 1,986.95
87132	SONOMA VERDE PHASE 1, BLOCK J, LOT 9	5	$ 22,417.74	$ 1,986.95
87133	SONOMA VERDE PHASE 1, BLOCK J, LOT 10	5	$ 22,417.74	$ 1,986.95
87134	SONOMA VERDE PHASE 1, BLOCK J, LOT 11	5	$ 22,417.74	$ 1,986.95
87135	SONOMA VERDE PHASE 1, BLOCK J, LOT 12	5	$ 22,417.74	$ 1,986.95
87136	SONOMA VERDE PHASE 1, BLOCK J, LOT 13	5	$ 22,417.74	$ 1,986.95
87137	SONOMA VERDE PHASE 1, BLOCK L, LOT 1, 2.71 ACRES, AMENITY CENTER & OPEN SPACE	Non Benefitted	$ -	$ -
87138	SONOMA VERDE PHASE 1, BLOCK K, LOT 1, 12.43 ACRES, OPEN SPACE, LAND SCAPE, DRAINAGE	Non Benefitted	$ -	$ -
87139	SONOMA VERDE PHASE 1, BLOCK L, LOT 2, 1.22 ACRES, PIPELINE EASEMENT	Non Benefitted	$ -	$ -

Property ID	Legal Description	Lot Type	Phase #1 Outstanding Assessment	Phase #1 Installment Due 1/31/20
87140	SONOMA VERDE PHASE 1, BLOCK M, LOT 1, 1.57 ACRES, OPEN SPACE	Non Benefitted	$ -	$ -
89847	SONOMA VERDE PH 1B, BLOCK Z, LOT 12	4	$ 28,265.84	$ 2,489.11
89848	SONOMA VERDE PH 1B, BLOCK Z, LOT 13	4	$ 28,265.84	$ 2,489.11
89849	SONOMA VERDE PH 1B, BLOCK C, LOT 32	4	$ 28,265.84	$ 2,489.11
89850	SONOMA VERDE PH 1B, BLOCK C, LOT 33	4	$ 28,265.84	$ 2,489.11
89851	SONOMA VERDE PH 1B, BLOCK D, LOT 4	4	$ 28,265.84	$ 2,489.11
89852	SONOMA VERDE PH 1B, BLOCK D, LOT 5	4	$ 28,265.84	$ 2,489.11
89853	SONOMA VERDE PH 1B, BLOCK D, LOT 6	4	$ 28,265.84	$ 2,489.11
89854	SONOMA VERDE PH 1B, BLOCK D, LOT 7	4	$ 28,265.84	$ 2,489.11
89855	SONOMA VERDE PH 1B, BLOCK D, LOT 8	4	$ 28,265.84	$ 2,489.11
89856	SONOMA VERDE PH 1B, BLOCK D, LOT 9	4	$ 28,265.84	$ 2,489.11
89857	SONOMA VERDE PH 1B, BLOCK D, LOT 10	4	$ 28,265.84	$ 2,489.11
89858	SONOMA VERDE PH 1B, BLOCK D, LOT 11	4	$ 28,265.84	$ 2,489.11
89859	SONOMA VERDE PH 1B, BLOCK D, LOT 12	4	$ 28,265.84	$ 2,489.11
89860	SONOMA VERDE PH 1B, BLOCK D, LOT 13	4	$ 28,265.84	$ 2,489.11
89861	SONOMA VERDE PH 1B, BLOCK D, LOT 14	4	$ 28,265.84	$ 2,489.11
89862	SONOMA VERDE PH 1B, BLOCK D, LOT 15	4 (Prepaid)	$ -	$ 62.00
89863	SONOMA VERDE PH 1B, BLOCK D, LOT 16	4	$ 28,265.84	$ 2,489.11
89864	SONOMA VERDE PH 1B, BLOCK D, LOT 17	4	$ 28,265.84	$ 2,489.11
89865	SONOMA VERDE PH 1B, BLOCK D, LOT 18	4	$ 28,265.84	$ 2,489.11
89866	SONOMA VERDE PH 1B, BLOCK D, LOT 19	4	$ 28,265.84	$ 2,489.11
89867	SONOMA VERDE PH 1B, BLOCK D, LOT 20	4	$ 28,265.84	$ 2,489.11
89868	SONOMA VERDE PH 1B, BLOCK D, LOT 21	4	$ 28,265.84	$ 2,489.11
89869	SONOMA VERDE PH 1B, BLOCK D, LOT 22	4	$ 28,265.84	$ 2,489.11
89870	SONOMA VERDE PH 1B, BLOCK D, LOT 23	4	$ 28,265.84	$ 2,489.11
89871	SONOMA VERDE PH 1B, BLOCK E, LOT 6	4	$ 28,265.84	$ 2,489.11
89872	SONOMA VERDE PH 1B, BLOCK E, LOT 7	4	$ 28,265.84	$ 2,489.11
89873	SONOMA VERDE PH 1B, BLOCK E, LOT 8	4	$ 28,265.84	$ 2,489.11
89874	SONOMA VERDE PH 1B, BLOCK E, LOT 9	4	$ 28,265.84	$ 2,489.11
89875	SONOMA VERDE PH 1B, BLOCK E, LOT 10	4	$ 28,265.84	$ 2,489.11
89876	SONOMA VERDE PH 1B, BLOCK E, LOT 11	4	$ 28,265.84	$ 2,489.11
89877	SONOMA VERDE PH 1B, BLOCK E, LOT 12	4	$ 28,265.84	$ 2,489.11
89878	SONOMA VERDE PH 1B, BLOCK E, LOT 13	4	$ 28,265.84	$ 2,489.11
89880	SONOMA VERDE PH 1B, BLOCK E, LOT 15	4	$ 28,265.84	$ 2,489.11
89881	SONOMA VERDE PH 1B, BLOCK E, LOT 16	4	$ 28,265.84	$ 2,489.11
89882	SONOMA VERDE PH 1B, BLOCK E, LOT 17	4	$ 28,265.84	$ 2,489.11
89883	SONOMA VERDE PH 1B, BLOCK E, LOT 18	4	$ 28,265.84	$ 2,489.11
89884	SONOMA VERDE PH 1B, BLOCK E, LOT 19	4	$ 28,265.84	$ 2,489.11
89885	SONOMA VERDE PH 1B, BLOCK E, LOT 20	4	$ 28,265.84	$ 2,489.11
89886	SONOMA VERDE PH 1B, BLOCK E, LOT 21	4	$ 28,265.84	$ 2,489.11
89887	SONOMA VERDE PH 1B, BLOCK E, LOT 22	4	$ 28,265.84	$ 2,489.11
89888	SONOMA VERDE PH 1B, BLOCK E, LOT 23	4	$ 28,265.84	$ 2,489.11
89889	SONOMA VERDE PH 1B, BLOCK E, LOT 24	4	$ 28,265.84	$ 2,489.11
89890	SONOMA VERDE PH 1B, BLOCK E, LOT 25	4	$ 28,265.84	$ 2,489.11
89891	SONOMA VERDE PH 1B, BLOCK F, LOT 16	4	$ 28,265.84	$ 2,489.11
89892	SONOMA VERDE PH 1B, BLOCK F, LOT 17	4	$ 28,265.84	$ 2,489.11
89893	SONOMA VERDE PH 1B, BLOCK F, LOT 18	4	$ 28,265.84	$ 2,489.11
89894	SONOMA VERDE PH 1B, BLOCK F, LOT 19	4	$ 28,265.84	$ 2,489.11
89895	SONOMA VERDE PH 1B, BLOCK F, LOT 20	4	$ 28,265.84	$ 2,489.11
89896	SONOMA VERDE PH 1B, BLOCK F, LOT 21	4	$ 28,265.84	$ 2,489.11
89897	SONOMA VERDE PH 1B, BLOCK F, LOT 22	4	$ 28,265.84	$ 2,489.11
89898	SONOMA VERDE PH 1B, BLOCK F, LOT 23	4	$ 28,265.84	$ 2,489.11
89899	SONOMA VERDE PH 1B, BLOCK F, LOT 24	4	$ 28,265.84	$ 2,489.11
89900	SONOMA VERDE PH 1B, BLOCK F, LOT 25	4	$ 28,265.84	$ 2,489.11
89901	SONOMA VERDE PH 1B, BLOCK F, LOT 26	4	$ 28,265.84	$ 2,489.11
89902	SONOMA VERDE PH 1B, BLOCK G, LOT 31	5	$ 22,417.74	$ 1,986.95
89903	SONOMA VERDE PH 1B, BLOCK G, LOT 32	5	$ 22,417.74	$ 1,986.95
89904	SONOMA VERDE PH 1B, BLOCK G, LOT 33	5	$ 22,417.74	$ 1,986.95
89905	SONOMA VERDE PH 1B, BLOCK G, LOT 34	5	$ 22,417.74	$ 1,986.95
89906	SONOMA VERDE PH 1B, BLOCK G, LOT 35	5	$ 22,417.74	$ 1,986.95

Property ID	Legal Description	Lot Type	Phase #1 Outstanding Assessment	Phase #1 Installment Due 1/31/20
89907	SONOMA VERDE PH 1B, BLOCK G, LOT 36	5	$ 22,417.74	$ 1,986.95
89908	SONOMA VERDE PH 1B, BLOCK G, LOT 37	5	$ 22,417.74	$ 1,986.95
89909	SONOMA VERDE PH 1B, BLOCK G, LOT 38	5	$ 22,417.74	$ 1,986.95
89910	SONOMA VERDE PH 1B, BLOCK G, LOT 39	5	$ 22,417.74	$ 1,986.95
89911	SONOMA VERDE PH 1B, BLOCK G, LOT 40	5	$ 22,417.74	$ 1,986.95
89912	SONOMA VERDE PH 1B, BLOCK G, LOT 41	5	$ 22,417.74	$ 1,986.95
89913	SONOMA VERDE PH 1B, BLOCK G, LOT 42	5	$ 22,417.74	$ 1,986.95
89914	SONOMA VERDE PH 1B, BLOCK G, LOT 43	5	$ 22,417.74	$ 1,986.95
89915	SONOMA VERDE PH 1B, BLOCK G, LOT 44	5	$ 22,417.74	$ 1,986.95
89916	SONOMA VERDE PH 1B, BLOCK K, LOT 1	5	$ 22,417.74	$ 1,986.95
89917	SONOMA VERDE PH 1B, BLOCK K, LOT 2	5	$ 22,417.74	$ 1,986.95
89918	SONOMA VERDE PH 1B, BLOCK K, LOT 3	5	$ 22,417.74	$ 1,986.95
89919	SONOMA VERDE PH 1B, BLOCK K, LOT 4	5	$ 22,417.74	$ 1,986.95
89920	SONOMA VERDE PH 1B, BLOCK K, LOT 5	5	$ 22,417.74	$ 1,986.95
89921	SONOMA VERDE PH 1B, BLOCK K, LOT 6	5	$ 22,417.74	$ 1,986.95
89922	SONOMA VERDE PH 1B, BLOCK K, LOT 7	5	$ 22,417.74	$ 1,986.95
89923	SONOMA VERDE PH 1B, BLOCK K, LOT 8	5	$ 22,417.74	$ 1,986.95
89924	SONOMA VERDE PH 1B, BLOCK K, LOT 9	5	$ 22,417.74	$ 1,986.95
89925	SONOMA VERDE PH 1B, BLOCK K, LOT 10	5	$ 22,417.74	$ 1,986.95
89926	SONOMA VERDE PH 1B, BLOCK K, LOT 11	5	$ 22,417.74	$ 1,986.95
89927	SONOMA VERDE PH 1B, BLOCK K, LOT 12	5	$ 22,417.74	$ 1,986.95
89928	SONOMA VERDE PH 1B, BLOCK K, LOT 13	5	$ 22,417.74	$ 1,986.95
89929	SONOMA VERDE PH 1B, BLOCK K, LOT 14	5	$ 22,417.74	$ 1,986.95
89930	SONOMA VERDE PH 1B, BLOCK K, LOT 15	5	$ 22,417.74	$ 1,986.95
89931	SONOMA VERDE PH 1B, BLOCK L, LOT 1	5	$ 22,417.74	$ 1,986.95
89932	SONOMA VERDE PH 1B, BLOCK L, LOT 2	5	$ 22,417.74	$ 1,986.95
89933	SONOMA VERDE PH 1B, BLOCK L, LOT 3	5	$ 22,417.74	$ 1,986.95
89934	SONOMA VERDE PH 1B, BLOCK L, LOT 4	5	$ 22,417.74	$ 1,986.95
89935	SONOMA VERDE PH 1B, BLOCK L, LOT 5	5	$ 22,417.74	$ 1,986.95
89936	SONOMA VERDE PH 1B, BLOCK L, LOT 6	5	$ 22,417.74	$ 1,986.95
89937	SONOMA VERDE PH 1B, BLOCK L, LOT 7	5	$ 22,417.74	$ 1,986.95
89938	SONOMA VERDE PH 1B, BLOCK L, LOT 8	5	$ 22,417.74	$ 1,986.95
89939	SONOMA VERDE PH 1B, BLOCK L, LOT 9	5	$ 22,417.74	$ 1,986.95
89940	SONOMA VERDE PH 1B, BLOCK L, LOT 10	5	$ 22,417.74	$ 1,986.95
89941	SONOMA VERDE PH 1B, BLOCK L, LOT 11	5	$ 22,417.74	$ 1,986.95
89942	SONOMA VERDE PH 1B, BLOCK L, LOT 12	5	$ 22,417.74	$ 1,986.95
89943	SONOMA VERDE PH 1B, BLOCK L, LOT 13	5	$ 22,417.74	$ 1,986.95
89944	SONOMA VERDE PH 1B, BLOCK L, LOT 14	5	$ 22,417.74	$ 1,986.95
89945	SONOMA VERDE PH 1B, BLOCK L, LOT 15	5	$ 22,417.74	$ 1,986.95
89946	SONOMA VERDE PH 1B, BLOCK L, LOT 16	5	$ 22,417.74	$ 1,986.95
89947	SONOMA VERDE PH 1B, BLOCK L, LOT 17	5	$ 22,417.74	$ 1,986.95
89948	SONOMA VERDE PH 1B, BLOCK L, LOT 18	5	$ 22,417.74	$ 1,986.95
89949	SONOMA VERDE PH 1B, BLOCK L, LOT 19	5	$ 22,417.74	$ 1,986.95
89950	SONOMA VERDE PH 1B, BLOCK L, LOT 20	5	$ 22,417.74	$ 1,986.95
89951	SONOMA VERDE PH 1B, BLOCK L, LOT 21	5	$ 22,417.74	$ 1,986.95
89952	SONOMA VERDE PH 1B, BLOCK L, LOT 22	5	$ 22,417.74	$ 1,986.95
89953	SONOMA VERDE PH 1B, BLOCK L, LOT 23	5	$ 22,417.74	$ 1,986.95
89954	SONOMA VERDE PH 1B, BLOCK L, LOT 24	5	$ 22,417.74	$ 1,986.95
89955	SONOMA VERDE PH 1B, BLOCK L, LOT 25	5	$ 22,417.74	$ 1,986.95
89956	SONOMA VERDE PH 1B, BLOCK L, LOT 26	5	$ 22,417.74	$ 1,986.95
89957	SONOMA VERDE PH 1B, BLOCK L, LOT 27	5	$ 22,417.74	$ 1,986.95
89958	SONOMA VERDE PH 1B, BLOCK L, LOT 28	5	$ 22,417.74	$ 1,986.95
89959	SONOMA VERDE PH 1B, BLOCK L, LOT 29	5	$ 22,417.74	$ 1,986.95
89960	SONOMA VERDE PH 1B, BLOCK L, LOT 30	5	$ 22,417.74	$ 1,986.95
89961	SONOMA VERDE PH 1B, BLOCK L, LOT 31	5	$ 22,417.74	$ 1,986.95
89962	SONOMA VERDE PH 1B, BLOCK L, LOT 32	5	$ 22,417.74	$ 1,986.95
89963	SONOMA VERDE PH 1B, BLOCK L, LOT 33	5	$ 22,417.74	$ 1,986.95
89964	SONOMA VERDE PH 1B, BLOCK L, LOT 34	5	$ 22,417.74	$ 1,986.95
89965	SONOMA VERDE PH 1B, BLOCK L, LOT 35	5	$ 22,417.74	$ 1,986.95
89966	SONOMA VERDE PH 1B, BLOCK L, LOT 36	5	$ 22,417.74	$ 1,986.95

			Phase #1	
Property ID	Legal Description	Lot Type	Outstanding Assessment	Installment Due 1/31/20
89967	SONOMA VERDE PH 1B, BLOCK L, LOT 37	5	$ 22,417.74	$ 1,986.95
89968	SONOMA VERDE PH 1B, BLOCK L, LOT 38	5	$ 22,417.74	$ 1,986.95
89969	SONOMA VERDE PH 1B, BLOCK L, LOT 39	5	$ 22,417.74	$ 1,986.95
89970	SONOMA VERDE PH 1B, BLOCK L, LOT 40	5	$ 22,417.74	$ 1,986.95
89971	SONOMA VERDE PH 1B, BLOCK L, LOT 41	5	$ 22,417.74	$ 1,986.95
89972	SONOMA VERDE PH 1B, BLOCK L, LOT 42	5	$ 22,417.74	$ 1,986.95
89973	SONOMA VERDE PH 1B, BLOCK L, LOT 43	5	$ 22,417.74	$ 1,986.95
89974	SONOMA VERDE PH 1B, BLOCK L, LOT 44	5	$ 22,417.74	$ 1,986.95
89975	SONOMA VERDE PH 1B, BLOCK L, LOT 45	5	$ 22,417.74	$ 1,986.95
89976	SONOMA VERDE PH 1B, BLOCK L, LOT 46	5	$ 22,417.74	$ 1,986.95
89977	SONOMA VERDE PH 1B, BLOCK L, LOT 47	5	$ 22,417.74	$ 1,986.95
89978	SONOMA VERDE PH 1B, BLOCK L, LOT 48	5	$ 22,417.74	$ 1,986.95
89979	SONOMA VERDE PH 1B, BLOCK L, LOT 49	5	$ 22,417.74	$ 1,986.95
89980	SONOMA VERDE PH 1B, BLOCK L, LOT 50	5	$ 22,417.74	$ 1,986.95
89981	SONOMA VERDE PH 1B, BLOCK L, LOT 51	5	$ 22,417.74	$ 1,986.95
89982	SONOMA VERDE PH 1B, BLOCK L, LOT 52	5	$ 22,417.74	$ 1,986.95
89983	SONOMA VERDE PH 1B, BLOCK L, LOT 53	5	$ 22,417.74	$ 1,986.95
89984	SONOMA VERDE PH 1B, BLOCK M, LOT 1	5	$ 22,417.74	$ 1,986.95
89985	SONOMA VERDE PH 1B, BLOCK M, LOT 2	5	$ 22,417.74	$ 1,986.95
89986	SONOMA VERDE PH 1B, BLOCK M, LOT 3	5	$ 22,417.74	$ 1,986.95
89987	SONOMA VERDE PH 1B, BLOCK M, LOT 4	5	$ 22,417.74	$ 1,986.95
89988	SONOMA VERDE PH 1B, BLOCK M, LOT 5	5	$ 22,417.74	$ 1,986.95
89989	SONOMA VERDE PH 1B, BLOCK M, LOT 6	5	$ 22,417.74	$ 1,986.95
89990	SONOMA VERDE PH 1B, BLOCK M, LOT 7	5	$ 22,417.74	$ 1,986.95
89991	SONOMA VERDE PH 1B, BLOCK M, LOT 8	5	$ 22,417.74	$ 1,986.95
89992	SONOMA VERDE PH 1B, BLOCK M, LOT 9	5	$ 22,417.74	$ 1,986.95
89993	SONOMA VERDE PH 1B, BLOCK M, LOT 10	5	$ 22,417.74	$ 1,986.95
89994	SONOMA VERDE PH 1B, BLOCK M, LOT 11	5	$ 22,417.74	$ 1,986.95
89995	SONOMA VERDE PH 1B, BLOCK M, LOT 12	5	$ 22,417.74	$ 1,986.95
89996	SONOMA VERDE PH 1B, BLOCK M, LOT 13	5	$ 22,417.74	$ 1,986.95
89997	SONOMA VERDE PH 1B, BLOCK M, LOT 14	5	$ 22,417.74	$ 1,986.95
89998	SONOMA VERDE PH 1B, BLOCK M, LOT 15	5	$ 22,417.74	$ 1,986.95
89999	SONOMA VERDE PH 1B, BLOCK M, LOT 16	5	$ 22,417.74	$ 1,986.95
90000	SONOMA VERDE PH 1B, BLOCK M, LOT 17	5	$ 22,417.74	$ 1,986.95
90001	SONOMA VERDE PH 1B, BLOCK M, LOT 18	5	$ 22,417.74	$ 1,986.95
90002	SONOMA VERDE PH 1B, BLOCK M, LOT 19	5	$ 22,417.74	$ 1,986.95
90003	SONOMA VERDE PH 1B, BLOCK M, LOT 20	5	$ 22,417.74	$ 1,986.95
90004	SONOMA VERDE PH 1B, BLOCK M, LOT 21	5	$ 22,417.74	$ 1,986.95
90005	SONOMA VERDE PH 1B, BLOCK M, LOT 22	5	$ 22,417.74	$ 1,986.95
90006	SONOMA VERDE PH 1B, BLOCK N, LOT 48	5	$ 22,417.74	$ 1,986.95
90007	SONOMA VERDE PH 1B, BLOCK N, LOT 49	5	$ 22,417.74	$ 1,986.95
90008	SONOMA VERDE PH 1B, BLOCK N, LOT 50	5	$ 22,417.74	$ 1,986.95
90009	SONOMA VERDE PH 1B, BLOCK N, LOT 51	5	$ 22,417.74	$ 1,986.95
90010	SONOMA VERDE PH 1B, BLOCK N, LOT 52	5	$ 22,417.74	$ 1,986.95
90011	SONOMA VERDE PH 1B, BLOCK N, LOT 53	5	$ 22,417.74	$ 1,986.95
90012	SONOMA VERDE PH 1B, BLOCK O, LOT 9	5	$ 22,417.74	$ 1,986.95
90013	SONOMA VERDE PH 1B, BLOCK O, LOT 10	5	$ 22,417.74	$ 1,986.95
90014	SONOMA VERDE PH 1B, BLOCK O, LOT 11	5	$ 22,417.74	$ 1,986.95
90015	SONOMA VERDE PH 1B, BLOCK O, LOT 12	5	$ 22,417.74	$ 1,986.95
90016	SONOMA VERDE PH 1B, BLOCK O, LOT 13	5	$ 22,417.74	$ 1,986.95
90017	SONOMA VERDE PH 1B, BLOCK O, LOT 14	5	$ 22,417.74	$ 1,986.95
90018	SONOMA VERDE PH 1B, BLOCK O, LOT 15	5	$ 22,417.74	$ 1,986.95
90019	SONOMA VERDE PH 1B, BLOCK O, LOT 16	5	$ 22,417.74	$ 1,986.95
90020	SONOMA VERDE PH 1B, BLOCK P, LOT 4	5	$ 22,417.74	$ 1,986.95
90021	SONOMA VERDE PH 1B, BLOCK P, LOT 5	5	$ 22,417.74	$ 1,986.95
90022	SONOMA VERDE PH 1B, BLOCK P, LOT 6	5	$ 22,417.74	$ 1,986.95
90023	SONOMA VERDE PH 1B, BLOCK P, LOT 7	5	$ 22,417.74	$ 1,986.95
90024	SONOMA VERDE PH 1B, BLOCK X, LOT 5	4	$ 28,265.84	$ 2,489.11
90025	SONOMA VERDE PH 1B, BLOCK X, LOT 6	4	$ 28,265.84	$ 2,489.11
90026	SONOMA VERDE PH 1B, BLOCK X, LOT 7	4	$ 28,265.84	$ 2,489.11

			Phase #1	
Property ID	Legal Description	Lot Type	Outstanding Assessment	Installment Due 1/31/20
90027	SONOMA VERDE PH 1B, BLOCK X, LOT 8	4	$ 28,265.84	$ 2,489.11
90028	SONOMA VERDE PH 1B, BLOCK Y, LOT 12	4	$ 28,265.84	$ 2,489.11
90029	SONOMA VERDE PH 1B, BLOCK Y, LOT 13	4	$ 28,265.84	$ 2,489.11
90030	SONOMA VERDE PH 1B, BLOCK Y, LOT 14	4	$ 28,265.84	$ 2,489.11
90031	SONOMA VERDE PH 1B, BLOCK Y, LOT 15	4	$ 28,265.84	$ 2,489.11
90032	SONOMA VERDE PH 1B, BLOCK Y, LOT 16	4	$ 28,265.84	$ 2,489.11
90033	SONOMA VERDE PH 1B, BLOCK Y, LOT 17	4	$ 28,265.84	$ 2,489.11
90034	SONOMA VERDE PH 1B, BLOCK Y, LOT 18	4	$ 28,265.84	$ 2,489.11
90035	SONOMA VERDE PH 1B, BLOCK Y, LOT 19	4	$ 28,265.84	$ 2,489.11
90036	SONOMA VERDE PH 1B, BLOCK Y, LOT 20	4	$ 28,265.84	$ 2,489.11
90037	SONOMA VERDE PH 1B, BLOCK Y, LOT 21	4	$ 28,265.84	$ 2,489.11
90038	SONOMA VERDE PH 1B, BLOCK Y, LOT 22, OPEN SPACE	4	$ 28,265.84	$ 2,489.11
79963	ABS A0133, K LATHAM, TRACT 9-1, 292.955 ACRES	7	$ 26,316.47	$ 2,321.73
	Total		**$ 9,761,949.64**	**$ 860,863.09**

EXHIBIT A-2 – IMPROVEMENT AREA #1C ASSESSMENT ROLL

			Improvement Area #1C	
Property ID	Legal Description	Lot Type	Outstanding Assessment	Installment Due 1/31/20
95434	SONOMA VERDE PH 1C, BLOCK C, LOT 34	4	$ 32,896.95	$ 3,170.15
95435	SONOMA VERDE PH 1C, BLOCK C, LOT 35	4	$ 32,896.95	$ 3,170.15
95436	SONOMA VERDE PH 1C, BLOCK C, LOT 36	4	$ 32,896.95	$ 3,170.15
95437	SONOMA VERDE PH 1C, BLOCK C, LOT 37	4	$ 32,896.95	$ 3,170.15
95438	SONOMA VERDE PH 1C, BLOCK C, LOT 38	4	$ 32,896.95	$ 3,170.15
95439	SONOMA VERDE PH 1C, BLOCK C, LOT 39	4	$ 32,896.95	$ 3,170.15
95440	SONOMA VERDE PH 1C, BLOCK C, LOT 40	4	$ 32,896.95	$ 3,170.15
95441	SONOMA VERDE PH 1C, BLOCK C, LOT 41	4	$ 32,896.95	$ 3,170.15
95442	SONOMA VERDE PH 1C, BLOCK C, LOT 42	4	$ 32,896.95	$ 3,170.15
95443	SONOMA VERDE PH 1C, BLOCK C, LOT 43	4	$ 32,896.95	$ 3,170.15
95444	SONOMA VERDE PH 1C, BLOCK C, LOT 44	4	$ 32,896.95	$ 3,170.15
95445	SONOMA VERDE PH 1C, BLOCK C, LOT 45	4	$ 32,896.95	$ 3,170.15
95446	SONOMA VERDE PH 1C, BLOCK C, LOT 46	4	$ 32,896.95	$ 3,170.15
95447	SONOMA VERDE PH 1C, BLOCK X, LOT 1	4	$ 32,896.95	$ 3,170.15
95448	SONOMA VERDE PH 1C, BLOCK X, LOT 2	4	$ 32,896.95	$ 3,170.15
95449	SONOMA VERDE PH 1C, BLOCK X, LOT 3	4	$ 32,896.95	$ 3,170.15
95450	SONOMA VERDE PH 1C, BLOCK X, LOT 4	4	$ 32,896.95	$ 3,170.15
95451	SONOMA VERDE PH 1C, BLOCK Y, LOT 1	4	$ 32,896.95	$ 3,170.15
95452	SONOMA VERDE PH 1C, BLOCK Y, LOT 2	4	$ 32,896.95	$ 3,170.15
95453	SONOMA VERDE PH 1C, BLOCK Y, LOT 8	4	$ 32,896.95	$ 3,170.15
95454	SONOMA VERDE PH 1C, BLOCK Y, LOT 9	4	$ 32,896.95	$ 3,170.15
95455	SONOMA VERDE PH 1C, BLOCK Y, LOT 10	4	$ 32,896.95	$ 3,170.15
95456	SONOMA VERDE PH 1C, BLOCK Y, LOT 11	4	$ 32,896.95	$ 3,170.15
95457	SONOMA VERDE PH 1C, BLOCK Z, LOT 1	4	$ 32,896.95	$ 3,170.15
95458	SONOMA VERDE PH 1C, BLOCK Z, LOT 2	4	$ 32,896.95	$ 3,170.15
95459	SONOMA VERDE PH 1C, BLOCK Z, LOT 3	4	$ 32,896.95	$ 3,170.15
95460	SONOMA VERDE PH 1C, BLOCK Z, LOT 4	4	$ 32,896.95	$ 3,170.15
95461	SONOMA VERDE PH 1C, BLOCK Z, LOT 5	4	$ 32,896.95	$ 3,170.15
95462	SONOMA VERDE PH 1C, BLOCK Z, LOT 6	4	$ 32,896.95	$ 3,170.15
95463	SONOMA VERDE PH 1C, BLOCK Z, LOT 7	4	$ 32,896.95	$ 3,170.15
95464	SONOMA VERDE PH 1C, BLOCK Z, LOT 8	4	$ 32,896.95	$ 3,170.15
95465	SONOMA VERDE PH 1C, BLOCK Z, LOT 9	4	$ 32,896.95	$ 3,170.15
95466	SONOMA VERDE PH 1C, BLOCK Z, LOT 10	4	$ 32,896.95	$ 3,170.15
95467	SONOMA VERDE PH 1C, BLOCK Z, LOT 11	4	$ 32,896.95	$ 3,170.15
95468	SONOMA VERDE PH 1C, BLOCK Z, LOT 14	4	$ 32,896.95	$ 3,170.15
95469	SONOMA VERDE PH 1C, BLOCK Z, LOT 15	4	$ 32,896.95	$ 3,170.15
95470	SONOMA VERDE PH 1C, BLOCK Z, LOT 16	4	$ 32,896.95	$ 3,170.15
95471	SONOMA VERDE PH 1C, BLOCK Z, LOT 17	4	$ 32,896.95	$ 3,170.15
95472	SONOMA VERDE PH 1C, BLOCK Z, LOT 18	4	$ 32,896.95	$ 3,170.15
95473	SONOMA VERDE PH 1C, BLOCK Z, LOT 19	4	$ 32,896.95	$ 3,170.15
95474	SONOMA VERDE PH 1C, BLOCK Z, LOT 20	4	$ 32,896.95	$ 3,170.15
	Total		**$ 1,348,775.00**	**$ 129,976.13**

EXHIBIT A-3 – IMPROVEMENT AREA #2 ASSESSMENT ROLL

		Improvement Area #2	
Property ID	Acreage	Outstanding Assessment	Installment Due 1/31/20
97774	36.04	$ 3,616,444.47	$ 216,049.82
97775	18.34	$ 1,878,160.32	$ 112,203.08
97776	6.99	$ 730,395.68	$ 43,634.53
Total	**61.37**	**$ 6,225,000.47**	**$ 371,887.43**

EXHIBIT B – CORRECTED MAP OF PHASE 1, IMPROVEMENT AREA #1C, AND IMPROVEMENT AREA #2

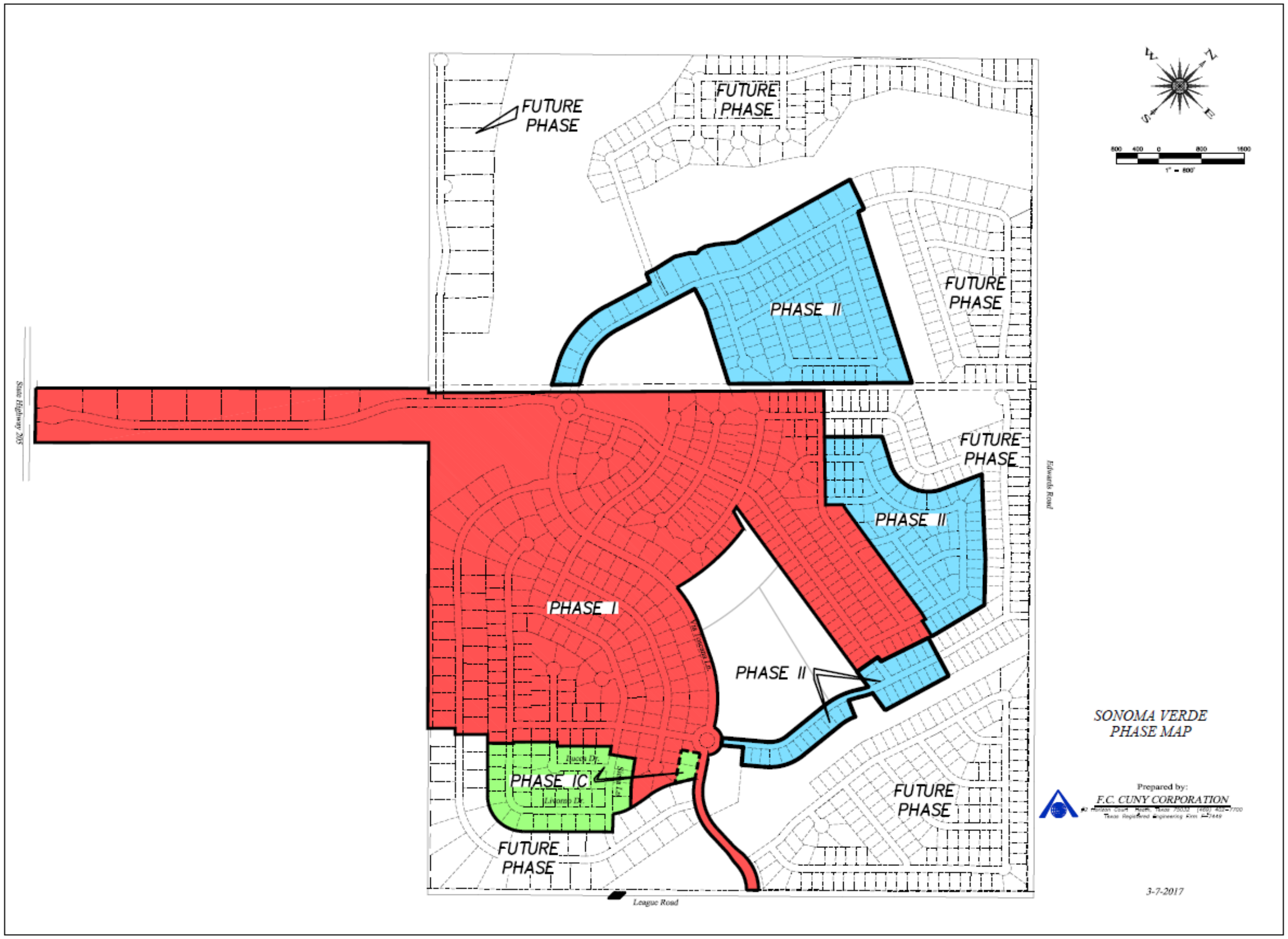


EXHIBIT C – LANDOWNER CONSENT

ORDINANCE NO. ____________

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCLENDON-CHISHOLM, TEXAS APPROVING A SONOMA PUBLIC IMPROVEMENT DISTRICT 2019 AMENDED SERVICE AND ASSESSMENT PLAN UPDATE; APPROVING THE UPDATED PHASE 1 ASSESSMENT ROLL, IMPROVEMENT AREA #1C ASSESSMENT ROLL AND THE IMPROVEMENT AREA #2 ASSESSMENT ROLL; RESOLVING ALL MATTERS INCIDENT AND RELATED THERETO; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Chapter 372, Texas Local Government Code, as amended (the "Act"), authorizes the City of McLendon-Chisholm, Texas (the "City"), to create public improvement districts within the corporate limits or extraterritorial jurisdiction of the City; and

WHEREAS, on September 10, 2007, the City Council of the City (the "City Council"), approved Resolution No. 2007-21 which created the Sonoma Public Improvement District (the "District") to finance certain Authorized Improvements for the benefit of property in the District; and

WHEREAS, on January 13, 2015 (as updated on April 14, 2015), the City Council approved Ordinance No. 2015-02, which approved the "*City of McLendon-Chisholm, Texas, Sonoma Public Improvement District Service and Assessment Plan*" and levied $1,610,000 of Assessments on the Major Improvement Area Excluding Phase 1 Assessed Property and levied $10,700,000 of Assessments on Phase 1 Assessed Property; and

WHEREAS, on April 14, 2015 the City Council approved Ordinance No. 2015-06 authorizing the issuance of the *"City of McLendon-Chisholm, Texas, Special Assessment Revenue Bonds, Series 2015 (Sonoma Public Improvement District Phase 1 Project)"* in an amount of $7,600,000 which are secured by Phase 1 Assessments levied against the Phase 1 Assessed Property and the balance of $3,100,000 of Phase 1 Assessments secure the Phase 1 Reimbursement Agreement; and

WHEREAS, on August 23, 2016 the City Council adopted Ordinance No. 2016-11 approving the *"Annual Service Plan Update";* and

WHEREAS; on June 13, 2017, the City Council adopted Ordinance No. 2017-09 approving the *"Service and Assessment Plan (Phase 2)"* which approved the levy of $7,575,000 Assessments on Phase 2 Assessed Property, as shown on the Phase 2 Assessment Roll, that secure the Phase 2 Reimbursement Agreement and updated the Major Improvement Area Excluding Phase 1 Assessment Roll and the Phase 1 Assessment Roll; and

WHEREAS, on September 12, 2017, the City Council adopted Ordinance No. 2017-11 approving the *"Annual Service Plan Update"* which updated the Major Improvement Area Excluding Phase 1 Assessment Roll and the Phase 1 Assessment Roll; and

WHEREAS, on September 11, 2018 the City Council adopted Ordinance No. 2018-08 approving the *"Annual Service Plan Update;"* and

WHEREAS, on June 11, 2019 the City Council adopted Ordinance No. 2019-06 authorizing the issuance of the *"City of McLendon-Chisholm, Texas, Special Assessment Revenue Bonds, Series 2019 (Sonoma Public Improvement District Improvement Area #2 Project)"* and approving the *"Service and Assessment Plan As Updated for Phase 2 (Improvement Area #1C and Improvement Area #2)";* and

WHEREAS, the *"Service and Assessment Plan As Updated for Phase 2 (Improvement Area #1C and Improvement Area #2)"* approved by Ordinance No. 2019-06 did not provide an Assessment Roll showing the outstanding Assessment and Annual Installment for every Parcel within the District. The *"2019 Amended SAP Update"* (the "2019 Amended SAP Update"), attached hereto as **Exhibit A**, is required in order to comply with the Act; and

WHEREAS, the City now desires to approve such 2019 Amended SAP Update.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MCLENDON-CHISHOLM, TEXAS, THAT:

Section 1. **Terms**.

Terms not otherwise defined herein, including in the preambles to this Ordinance, have the meanings ascribed thereto as set forth in the 2019 Amended SAP Update.

Section 2. Findings.

The findings and determinations set forth in the recitals hereof are hereby incorporated by reference and made a part of this Ordinance for all purposes as if the same were restated in full in this Section.

Section 3. 2019 Amended SAP Update

The City Council of the City of McLendon-Chisholm, Texas does hereby approve and adopt the 2019 Amended SAP Update, dated August 13, 2019, a copy of which is attached hereto as **Exhibit A** and is incorporated herein for all purposes.

Section 4. Assessment Rolls.

The Phase 1 Assessment Roll, the Improvement Area #1C Assessment Roll and the Improvement Area #2 Assessment Roll attached to the 2019 Amended SAP Update are hereby accepted and approved pursuant to the Act as the Assessment Rolls of the District.

Section 5. **Details of Major Improvement Area Excluding Phase 1 Assessments**.

The 2019 Amended SAP Update confirms the previous removal of Major Improvement Area Excluding Phase 1 Assessment.

Section 6. **Details and Corrections of Maps**

The 2019 Amended SAP Update correctly shows the boundaries for Phase 1, Improvement Area #1C and Improvement Area #2.

Section 7. **Severability.**

If any provision, section, subsection, sentence, clause, or phrase of this Ordinance, or the application of same to any person or set of circumstances is for any reason held to be unconstitutional, void, or invalid, the validity of the remaining portions of this Ordinance or the application to other persons or sets of circumstances shall not be affected thereby, it being the intent of the City Council that no portion hereof, or provision or regulation contained herein shall become inoperative or fail by reason of any unconstitutionality, voidness, or invalidity or any other portion hereof, and all provisions of this Ordinance are declared to be severable for that purpose.

Section 8. **Effective Date**.

This Ordinance shall take effect and the provisions and terms of the 2019 Amended SAP Update shall be and become effective upon passage and execution hereof.

DULY PASSED by the City Council of the City of McLendon-Chisholm, Texas, on this 13th day of August 2019.

CITY OF MCLENDON-CHISHOLM, TEXAS

____
Keith, Short, Mayor

ATTEST:

____
Lisa Palomba, City Secretary

(City Seal)

EXHIBIT A

2019 Amended SAP Update

City of McLendon-Chisholm

Staff Report

Discussion and direction to staff regarding all matters related to the proposed Budget for Fiscal Year starting October 1, 2019 and ending September 30, 2020 including but not limited to expected revenues and expenditures, debt obligations, Effective Tax Rate, Rollback Rate, and setting a public hearing date.

DATE:

August 13, 2019

BACKGROUND OF ISSUE:

The Local Government Code and the Tax Code define the budget adoption process. Council must schedule a date for a public hearing on the budget. Public notice is required. The notice must be published no later than the 10th day before the budget hearing and no earlier than the 30th day before the hearing. The public hearing must be held after the 15th day after the proposed budget is filed in the City Secretary's office. The budget must be filed with the City Secretary before the 30th day before the tax rate is adopted. The last regular meeting day to adopt the Tax Rate is September 24. Therefore, the last workday to file the proposed budget with the City Secretary is August 23. The budget hearing notice contain specific information about property tax increases.

RECOMMENDATION:

Direct staff to timely file the proposed FY 2018-2019 Proposed Budget in the Office of the City Secretary, post the proposed Budget on the City's website and schedule and post notice for a Public Hearing for September 10, 2019 to receive public input on the FY 2019-2020 Budget.

Lisa Palomba, City Administrator

Rockwall
Central Appraisal District

July 17, 2019

CITY OF MCLENDON-CHISHOLM
LISA PALOMBA
1371 W FM 550
MCLENDON-CHISHOLM, TX 75032

RE: 2019 Certified Totals

Greetings,

The 2019 Certified Property Values and supporting reports, including the Top Ten Property Owners, are enclosed.

Effective, Notice of Hearing Limit and Rollback tax rates are being calculated at this time, and you may be contacted if additional information is needed. Completed calculations will be sent as soon as possible. If Rockwall Central Appraisal District does not calculate your tax rates, the information has been sent to the office that calculates for you.

If you have any questions, please contact me at kpassons@rockwallcad.com and cc Hannah at hcope@rockwallcad.com.

Sincerely,

Kevin R. Passons, RPA RTA RTC CCA

841 Justin Road
Rockwall, TX 75087
www.rockwallcad.com

Metro: 972-771-2034
Toll Free: 1-877-438-5304
Fax: 972-771-6871

STATE OF TEXAS §
COUNTY OF ROCKWALL §

CERTIFICATION OF 2019 APPRAISAL ROLL FOR CITY OF MCLENDON-CHISHOLM

I, Kevin R. Passons, Chief Appraiser for the Rockwall Central Appraisal District, do solemnly swear the attached is the portion of the approved Appraisal Records of the Rockwall Central Appraisal District which lists property taxable by City of McLendon-Chisholm and constitutes the appraisal roll for City of McLendon-Chisholm with the amounts listed on the attached totals pages, with the heading "Certified Totals".

I, Kevin R. Passons, do hereby certify that the sum of appraised values of all properties on which protest have been filed but not determined by the Appraisal Review Board, is five percent or less of the total appraised value of all other taxable properties, and that the following values are true and correct to the best of my knowledge:

NET TAXABLE VALUE	**$**	**489,279,949**
TAXABLE VALUE UNDER PROTEST	**$**	**1,425,544**
CERTIFIED TAXABLE VALUE	**$**	**487,854,405**
LESS FZ TAXABLE	**$**	**51,873,777**
FREEZE ADJUSTED TAXABLE	**$**	**435,980,628**

The value to be used in the tax rate calculation is the **CERTIFIED TAXABLE VALUE** shown above. The **TAXABLE VALUE UNDER PROTEST** is the sum total of value under protest for those properties shown on the attached list.

Approval of the appraisal records by the Rockwall County Appraisal District Board of Review occurred on the 15th day of July, 2019.

Kevin R. Passons
Chief Appraiser

Sworn and Subscribed before me this day 17th of July, 2019.

Hannah Cope
Notary Public

01/16/2023
Commissions Expires

HANNAH COPE
My Notary ID # 131856883
Expires January 16, 2023

PROPERTY TAX CODE, SECTION 26.01(a)

Land		Value			
Homesite:		87,267,310			
Non Homesite:		44,799,494			
Ag Market:		64,461,794			
Timber Market:		0	**Total Land**	(+)	196,528,598
Improvement		**Value**			
Homesite:		368,680,197			
Non Homesite:		15,737,639	**Total Improvements**	(+)	384,417,836
Non Real	**Count**	**Value**			
Personal Property:	110	2,131,870			
Mineral Property:	0	0			
Autos:	0	0	**Total Non Real**	(+)	2,131,870
			Market Value	=	583,078,304
Ag	**Non Exempt**	**Exempt**			
Total Productivity Market:	64,072,994	388,800			
Ag Use:	292,080	2,370	**Productivity Loss**	(-)	63,780,914
Timber Use:	0	0	**Appraised Value**	=	519,297,390
Productivity Loss:	63,780,914	386,430			
			Homestead Cap	(-)	4,744,527
			Assessed Value	=	514,552,863
			Total Exemptions Amount (Breakdown on Next Page)	(-)	26,698,458
			Net Taxable	=	487,854,405

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
OV65	58,987,283	51,873,777	66,785.68	66,834.28	168			
Total	58,987,283	51,873,777	66,785.68	66,834.28	168	**Freeze Taxable**	(-)	51,873,777
Tax Rate	0.150000							

Freeze Adjusted Taxable = 435,980,628

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
720,756.62 = 435,980,628 * (0.150000 / 100) + 66,785.68

Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	9	270,000	0	270,000
DV1	10	0	71,000	71,000
DV2	5	0	37,500	37,500
DV3	8	0	80,000	80,000
DV4	21	0	55,250	55,250
DV4S	4	0	36,000	36,000
DVHS	27	0	11,840,748	11,840,748
DVHSS	1	0	217,910	217,910
EX-XR	1	0	47,040	47,040
EX-XV	12	0	8,189,530	8,189,530
EX366	13	0	3,480	3,480
OV65	205	5,850,000	0	5,850,000
	Totals	**6,120,000**	**20,578,458**	**26,698,458**

2019 CERTIFIED TOTALS

CMC - CITY OF MCLENDON-CHISHOLM
Under ARB Review Totals

Property Count: 4 | 7/16/2019 | 3:40:45PM

Land		Value			
Homesite:		368,550			
Non Homesite:		0			
Ag Market:		0			
Timber Market:		0	**Total Land**	(+)	368,550
Improvement		**Value**			
Homesite:		1,372,840			
Non Homesite:		0	**Total Improvements**	(+)	1,372,840
Non Real	**Count**	**Value**			
Personal Property:	0	0			
Mineral Property:	0	0			
Autos:	0	0	**Total Non Real**	(+)	0
			Market Value	=	1,741,390
Ag	**Non Exempt**	**Exempt**			
Total Productivity Market:	0	0			
Ag Use:	0	0	**Productivity Loss**	(-)	0
Timber Use:	0	0	**Appraised Value**	=	1,741,390
Productivity Loss:	0	0			
			Homestead Cap	(-)	80,154
			Assessed Value	=	1,661,236
			Total Exemptions Amount (Breakdown on Next Page)	(-)	0
			Net Taxable	=	1,661,236

APPROXIMATE TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
2,491.85 = 1,661,236 * (0.150000 / 100)

Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
	Totals			

Land		Value			
Homesite:		87,635,860			
Non Homesite:		44,799,494			
Ag Market:		64,461,794			
Timber Market:		0	**Total Land**	(+)	196,897,148
Improvement		**Value**			
Homesite:		370,053,037			
Non Homesite:		15,737,639	**Total Improvements**	(+)	385,790,676
Non Real	**Count**	**Value**			
Personal Property:	110	2,131,870			
Mineral Property:	0	0			
Autos:	0	0	**Total Non Real**	(+)	2,131,870
			Market Value	=	584,819,694
Ag	**Non Exempt**	**Exempt**			
Total Productivity Market:	64,072,994	388,800			
Ag Use:	292,080	2,370	**Productivity Loss**	(-)	63,780,914
Timber Use:	0	0	**Appraised Value**	=	521,038,780
Productivity Loss:	63,780,914	386,430			
			Homestead Cap	(-)	4,824,681
			Assessed Value	=	516,214,099
			Total Exemptions Amount (Breakdown on Next Page)	(-)	26,698,458
			Net Taxable	=	489,515,641

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
OV65	58,987,283	51,873,777	66,785.68	66,834.28	168			
Total	58,987,283	51,873,777	66,785.68	66,834.28	168	**Freeze Taxable**	(-)	51,873,777
Tax Rate	0.150000							

Freeze Adjusted Taxable = 437,641,864

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
723,248.48 = 437,641,864 * (0.150000 / 100) + 66,785.68

Tax Increment Finance Value:	0
Tax Increment Finance Levy:	0.00

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	9	270,000	0	270,000
DV1	10	0	71,000	71,000
DV2	5	0	37,500	37,500
DV3	8	0	80,000	80,000
DV4	21	0	55,250	55,250
DV4S	4	0	36,000	36,000
DVHS	27	0	11,840,748	11,840,748
DVHSS	1	0	217,910	217,910
EX-XR	1	0	47,040	47,040
EX-XV	12	0	8,189,530	8,189,530
EX366	13	0	3,480	3,480
OV65	205	5,850,000	0	5,850,000
	Totals	**6,120,000**	**20,578,458**	**26,698,458**

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,031		$25,411,960	$425,221,661	$405,170,013
C1	VACANT LOTS AND LAND TRACTS	79		$0	$7,481,610	$7,481,610
D1	QUALIFIED OPEN-SPACE LAND	179	4,754.7106	$0	$64,072,994	$290,999
D2	IMPROVEMENTS ON QUALIFIED OP	63		$680	$1,039,282	$1,007,061
E	RURAL LAND, NON QUALIFIED OPE	183	923.3619	$788,850	$53,139,484	$50,343,299
F1	COMMERCIAL REAL PROPERTY	15		$0	$6,100,523	$6,100,523
L1	COMMERCIAL PERSONAL PROPE	88		$105,210	$1,694,300	$1,694,300
L2	INDUSTRIAL AND MANUFACTURIN	8		$0	$387,050	$387,050
O	RESIDENTIAL INVENTORY	113		$6,996,820	$15,701,350	$15,379,550
X	TOTALLY EXEMPT PROPERTY	26		$0	$8,240,050	$0
		Totals	5,678.0725	$33,303,520	$583,078,304	$487,854,405

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	4		$21,840	$1,741,390	$1,661,236
		Totals	0.0000	$21,840	$1,741,390	$1,661,236

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	1,035		$25,433,800	$426,963,051	$406,831,249
C1	VACANT LOTS AND LAND TRACTS	79		$0	$7,481,610	$7,481,610
D1	QUALIFIED OPEN-SPACE LAND	179	4,754.7106	$0	$64,072,994	$290,999
D2	IMPROVEMENTS ON QUALIFIED OP	63		$680	$1,039,282	$1,007,061
E	RURAL LAND, NON QUALIFIED OPE	183	923.3619	$788,850	$53,139,484	$50,343,299
F1	COMMERCIAL REAL PROPERTY	15		$0	$6,100,523	$6,100,523
L1	COMMERCIAL PERSONAL PROPE	88		$105,210	$1,694,300	$1,694,300
L2	INDUSTRIAL AND MANUFACTURIN	8		$0	$387,050	$387,050
O	RESIDENTIAL INVENTORY	113		$6,996,820	$15,701,350	$15,379,550
X	TOTALLY EXEMPT PROPERTY	26		$0	$8,240,050	$0
		Totals	5,678.0725	$33,325,360	$584,819,694	$489,515,641

New Value

TOTAL NEW VALUE MARKET:	$33,325,360
TOTAL NEW VALUE TAXABLE:	$32,300,650

New Exemptions

Exemption	Description	Count		
EX366	HB366 Exempt	3	2018 Market Value	$550
	ABSOLUTE EXEMPTIONS VALUE LOSS			**$550**

Exemption	Description	Count	Exemption Amount
DP	Disability	2	$60,000
DV1	Disabled Veterans 10% - 29%	2	$17,000
DV2	Disabled Veterans 30% - 49%	1	$7,500
DV3	Disabled Veterans 50% - 69%	2	$20,000
DV4	Disabled Veterans 70% - 100%	2	$12,000
DVHS	Disabled Veteran Homestead	2	$760,645
OV65	Over 65	20	$540,000
	PARTIAL EXEMPTIONS VALUE LOSS	31	**$1,417,145**
		NEW EXEMPTIONS VALUE LOSS	**$1,417,695**

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount

INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS **$1,417,695**

New Ag / Timber Exemptions

2018 Market Value	$700,840	Count: 6
2019 Ag/Timber Use	$6,530	
NEW AG / TIMBER VALUE LOSS	**$694,310**	

New Annexations

New Deannexations

Average Homestead Value

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
855	$427,805	$5,643	$422,162

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
749	$451,091	$5,776	$445,315

2019 CERTIFIED TOTALS

CMC - CITY OF MCLENDON-CHISHOLM

Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
4	$1,741,390.00	$1,425,544

Tax Deferral Report

7/17/2019 11:26:34AM

Prop ID	Geo ID	Name	Legal Description	Exmp Code	Tax Deferral Date
12018	0166-0000-0006-	CHENAULT SAMUEL J	A0166 J C NEWELL, TRACT 6, ACRES 1, (PT OF 11.192 AC TR)	OV65	4/20/2010

Entities: CMC
Year: 2019
Sort Option: Name

True Automation, Inc.

For Entity : **CITY OF MCLENDON-CHISHOLM**
Year: **2019**
State Code: **<ALL>**

Owner ID	Taxpayer Name	Market Value	Taxable Value
1083087	DCR SITE MANAGEMENT LLC	$2,580,103	$2,580,103
86227	RUTLEDGE JAMES CHRISTOPHER	$2,085,680	$2,085,680
1083153	OAK NATIONAL HOLDINGS LLC	$2,069,760	$2,069,760
1070046	CHISHOLM ASSOCIATES LLC	$1,892,970	$1,892,970
1057308	RATTON STEVE & ROBYN	$1,704,360	$1,704,360
1075107	SPEERS TAYLOR AND AMANDA	$1,549,400	$1,549,400
1086501	CASTLEROCK COMMUNITIES LP	$1,500,880	$1,500,880
1085801	BRIGHT DWAINE AND CATHY	$1,484,170	$1,484,170
1051597	SHALABI AHMAD & DENA	$1,420,210	$1,396,329
1054214	GROUP PACIFIC HOLDINGS LLC	$1,388,050	$1,388,050

True Automation, Inc.

2019 Effective Tax Rate Worksheet

CITY OF MCLENDON-CHISHOLM

See pages 13 to 16 for an explanation of the effective tax rate.

1.	**2018 total taxable value.** Enter the amount of 2018 taxable value on the 2018 tax roll today. Include any adjustments since last year's certification; exclude Section 25.25(d) one-third over-appraisal corrections from these adjustments. This total includes the taxable value of homesteads with tax ceilings (will deduct in line 2) and the captured value for tax increment financing (will deduct taxes in line 14).[1]	$436,156,517
2.	**2018 tax ceilings.** Counties, Cities and Junior College Districts. Enter 2018 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other units enter "0" If your taxing units adopted the tax ceiling provision in 2018 or prior year for homeowners age 65 or older or disabled, use this step.[2]	$49,834,486
3.	**Preliminary 2018 adjusted taxable value.** Subtract line 2 from line 1.	$386,322,031
4.	**2018 total adopted tax rate.**	$0.150000/$100
5.	**2018 taxable value lost because court appeals of ARB decisions reduced 2018 appraised value.** A. Original 2018 ARB values: $202,940 B. 2018 values resulting from final court decisions: - $191,400 C. 2018 value loss. Subtract B from A.[3]	$11,540
6.	**2018 taxable value, adjusted for court-ordered reductions.** Add line 3 and line 5C.	$386,333,571
7.	**2018 taxable value of property in territory the unit deannexed after January 1, 2018.** Enter the 2018 value of property in deannexed territory.[4]	$0
8.	**2018 taxable value lost because property first qualified for an exemption in 2018.** Note that lowering the amount or percentage of an existing exemption does not create a new exemption or reduce taxable value. If the taxing unit increased an original exemption, use the difference between the original exempted amount and the increased exempted amount. Do not include value lost due to freeport, "goods-in-transit" exemptions. A. Absolute exemptions. Use 2018 market value: $550 B. Partial exemptions. 2019 exemption amount or 2019 percentage exemption times 2018 value: + $1,417,145 C. Value loss. Add A and B.[5]	$1,417,695

1 Tex. Tax Code § 26.012(14)
2 Tex. Tax Code § 26.012(14)
3 Tex. Tax Code § 26.012(13)
4 Tex. Tax Code § 26.012(15)
5 Tex. Tax Code § 26.012(15)

2019 Effective Tax Rate Worksheet (continued)

CITY OF MCLENDON-CHISHOLM

9.	**2018 taxable value lost because property first qualified for agricultural appraisal (1-d or 1-d-1), timber appraisal, recreational/scenic appraisal or public access airport special appraisal in 2019.** Use only those properties that first qualified in 2019; do not use properties that qualified in 2018. A. 2018 market value: B. 2019 productivity or special appraised value: C. Value loss. Subtract B from A.[6]	 $700,840 - $6,530	$694,310
10.	**Total adjustments for lost value.** Add lines 7, 8C and 9C.		$2,112,005
11.	**2018 adjusted taxable value.** Subtract line 10 from line 6.		$384,221,566
12.	**Adjusted 2018 taxes.** Multiply line 4 by line 11 and divide by $100.		$576,332
13.	**Taxes refunded for years preceding tax year 2018.** Enter the amount of taxes refunded by the taxing unit for tax years preceding tax year 2018. Types of refunds include court decisions, Tax Code § 25.25(b) and (c) corrections and Tax Code § 31.11 payment errors. Do not include refunds for tax year 2018. This line applies only to tax years preceding tax year 2018.[7]		$470
14.	**Taxes in tax increment financing (TIF) for tax year 2018.** Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2019 captured appraised value in Line 16D, enter "0".[8]		$0
15.	**Adjusted 2018 taxes with refunds and TIF adjustment.** Add lines 12 and 13, subtract line 14.[9]		$576,802
16.	**Total 2019 taxable value on the 2019 certified appraisal roll today.** This value includes only certified values and includes the total taxable value of homesteads with tax ceilings (will deduct in line 18). These homesteads includes homeowners age 65 or older or disabled.[10] A. **Certified values** only: B. **Counties:** Include railroad rolling stock values certified by the Comptroller's office:	 $487,854,405 + $0	

6 Tex. Tax Code § 26.012(15)

7 Tex. Tax Code § 26.012(13)

8 Tex. Tax Code § 26.03(c)

9 Tex. Tax Code § 26.012(13)

10 Tex. Tax Code § 26.012(15)

2019 Effective Tax Rate Worksheet (continued)

CITY OF MCLENDON-CHISHOLM

16. (cont.)	C. **Pollution control exemption:** Deduct the value of property exempted for the current tax year for the first time as pollution control property:	- $0	
	D. **Tax increment financing:** Deduct the 2019 captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the 2019 taxes will be deposited into the tax increment fund. Do not include any new property value that will be included in line 21 below.[11]	- $0	
	E. **Total 2019 value.** Add A and B, then subtract C and D.		$487,854,405
17.	**Total value of properties under protest or not included on certified appraisal roll.**[12]		
	A. **2019 taxable value of properties under protest.** The chief appraiser certifies a list of properties still under ARB protest. The list shows the appraisal district's value and the taxpayer's claimed value, if any or an estimate of the value if the taxpayer wins. For each of the properties under protest, use the lowest of these values. Enter the total value.[13]	$1,425,544	
	B. **2019 value of properties not under protest or included on certified appraisal roll.** The chief appraiser gives taxing units a list of those taxable properties that the chief appraiser knows about but are not included at appraisal roll certification. These properties also are not on the list of properties that are still under protest. On this list of properties, the chief appraiser includes the market value, appraised value and exemptions for the preceding year and a reasonable estimate of the market value, appraised value and exemptions for the current year. Use the lower market, appraised or taxable value (as appropriate). Enter the total value.[14]	+ $0	

11 Tex. Tax Code § 26.03(c)

12 Tex. Tax Code § 26.01(c)

13 Tex. Tax Code § 26.04 and 26.041

14 Tex. Tax Code § 26.04 and 26.041

2019 Effective Tax Rate Worksheet (continued)

CITY OF MCLENDON-CHISHOLM

17. (cont.)	C. **Total value under protest or not certified.** Add A and B.	$1,425,544
18.	**2019 tax ceilings.** Counties, cities and junior colleges enter 2019 total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other taxing units enter "0". If your taxing units adopted the tax ceiling provision in 2018 or prior year for homeowners age 65 or older or disabled, use this step.[15]	$51,873,777
19.	**2019 total taxable value.** Add lines 16E and 17C. Subtract line 18.	$437,406,172
20.	**Total 2019 taxable value of properties in territory annexed after January 1, 2008.** Include both real and personal property. Enter the 2019 value of property in territory annexed.[16]	$0
21.	**Total 2019 taxable value of new improvements and new personal property located in new improvements.** New means the item was not on the appraisal roll in 2018. An improvement is a building, structure, fixture or fence erected on or affixed to land. New additions to existing improvements may be included if the appraised value can be determined. New personal property in a new improvement must have been brought into the taxing unit after January 1, 2018 and be located in a new improvement. New improvements do include property on which a tax abatement agreement has expired for 2019.[17]	$32,300,650
22.	**Total adjustments to the 2019 taxable value.** Add lines 20 and 21.	$32,300,650
23.	**2019 adjusted taxable value.** Subtract line 22 from line 19.	$405,105,522
24.	**2019 effective tax rate.** Divide line 15 by line 23 and multiply by $100.[18]	$0.142383/$100
25.	**COUNTIES ONLY.** Add together the effective tax rates for each type of tax the county levies. The total is the 2019 county effective tax rate.[19]	$/$100

15 Tex. Tax Code § 26.012(6)

16 Tex. Tax Code § 26.012(17)

17 Tex. Tax Code § 26.012(17)

18 Tex. Tax Code § 26.04(c)

19 Tex. Tax Code § 26.04(d)

A county, city or hospital district that adopted the additional sales tax in November 2018 or in May 2019 must adjust its effective tax rate. *The Additional Sales Tax Rate Worksheet* on page 39 sets out this adjustment. Do not forget to complete the *Additional Sales Tax Rate Worksheet* if the taxing unit adopted the additional sales tax on these dates.

2019 Rollback Tax Rate Worksheet

CITY OF MCLENDON-CHISHOLM

See pages 17 to 21 for an explanation of the rollback tax rate.

26.	**2018 maintenance and operations (M&O) tax rate.**		$0.090735/$100
27.	**2018 adjusted taxable value. Enter the amount from line 11.**		$384,221,566
28.	**2018 M&O taxes.**		
	A. Multiply line 26 by line 27 and divide by $100.	$348,623	
	B. **Cities, counties and hospital districts with additional sales tax:** Amount of additional sales tax collected and spent on M&O expenses in 2018. Enter amount from full year's sales tax revenue spent for M&O in 2018 fiscal year, if any. Other units, enter "0." Counties exclude any amount that was spent for economic development grants from the amount of sales tax spent.	+ $42,161	
	C. **Counties:** Enter the amount for the state criminal justice mandate. If second or later year, the amount is for increased cost above last year's amount. Other units, enter "0."	+ $0	
	D. **Transferring function:** If discontinuing all of a department, function or activity and transferring it to another unit by written contract, enter the amount spent by the unit discontinuing the function in the 12 months preceding the month of this calculation. If the unit did not operate this function for this 12-month period, use the amount spent in the last full fiscal year in which the unit operated the function. The unit discontinuing the function will subtract this amount in H below. The unit receiving the function will add this amount in H below. Other units, enter "0."	+/- $0	

2019 Rollback Tax Rate Worksheet (continued)

CITY OF MCLENDON-CHISHOLM

28. (cont.)	E. Taxes refunded for years preceding tax year 2018: Enter the amount of M&O taxes refunded during the last budget year for tax years preceding tax year 2018. Types of refunds include court decisions, Section 25.25(b) and (c) corrections and Section 31.11 payment errors. Do not include refunds for tax year 2018. This line applies only to tax years preceding tax year 2018. + $282 F. **Enhanced indigent health care expenditures:** Enter the increased amount for the current year's enhanced indigent health care expenditures above the preceding tax year's enhanced indigent health care expenditures, less any state assistance. + $0 G. **Taxes in tax increment financing (TIF):** Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the unit has no 2019 captured appraised value in Line 16D, enter "0." - $0 H. **Adjusted M&O Taxes.** Add A, B, C, E and F. For unit with D, subtract if discontinuing function and add if receiving function. Subtract G.	$391,066
29.	**2019 adjusted taxable value.** Enter line 23 from the Effective Tax Rate Worksheet.	$405,105,522
30.	**2019 effective maintenance and operations rate.** Divide line 28H by line 29 and multiply by $100.	$0.096534/$100
31.	**2019 rollback maintenance and operation rate.** Multiply line 30 by 1.08. (See lines 49 to 52 for additional rate for pollution control expenses.	$0.104256/$100

2019 Rollback Tax Rate Worksheet (continued)

CITY OF MCLENDON-CHISHOLM

32.	**Total 2019 debt to be paid with property taxes and additional sales tax revenue.** "Debt" means the interest and principal that will be paid on debts that: (1) are paid by property taxes, (2) are secured by property taxes, (3) are scheduled for payment over a period longer than one year and (4) are not classified in the unit's budget as M&O expenses. A: **Debt** also includes contractual payments to other taxing units that have incurred debts on behalf of this taxing unit, if those debts meet the four conditions above. Include only amounts that will be paid from property tax revenue. Do not include appraisal district budget payments. List the debt in Schedule B: Debt Service. $148,113 B: Subtract **unencumbered fund amount** used to reduce total debt. -$0 C: Subtract **amount paid** from other resources. -$25,000 D: **Adjusted debt.** Subtract B and C from A.	$123,113
33.	**Certified 2018 excess debt collections.** Enter the amount certified by the collector.	$17,834
34.	**Adjusted 2019 debt.** Subtract line 33 from line 32.	$105,279
35.	**Certified 2019 anticipated collection rate.** Enter the rate certified by the collector. If the rate is 100 percent or greater, enter 100 percent.	98.000000%
36.	**2019 debt adjusted for collections.** Divide line 34 by line 35.	$107,428
37.	**2019 total taxable value.** Enter the amount on line 19.	$437,406,172
38.	**2019 debt tax rate.** Divide line 36 by line 37 and multiply by $100.	$0.024560/$100
39.	**2019 rollback tax rate.** Add lines 31 and 38.	$0.128816/$100
40.	**COUNTIES ONLY.** Add together the rollback tax rates for each type of tax the county levies. The total is the 2019 county rollback tax rate.	$/$100

A taxing unit that adopted the additional sales tax must complete the lines for the *Additional Sales Tax Rate*. A taxing unit seeking additional rollback protection for pollution control expenses completes the *Additional Rollback Protection for Pollution Control*.

Additional Sales Tax Rate Worksheet
CITY OF MCLENDON-CHISHOLM

41.	Units that adopted the sales tax in August or November 2018, or in January or May 2019. Enter the Comptroller's estimate of taxable sales for the previous four quarters. Units that adopted the sales tax before August 2018, skip this line.	$0
42.	Estimated sales tax revenue. Counties exclude any amount that is or will be spent for economic development grants from the amount of estimated sales tax revenue. UNITS THAT ADOPTED THE SALES TAX IN AUGUST OR NOVEMBER 2018, OR IN JANUARY OR MAY 2019. Multiply the amount on line 41 by the sales tax rate (.01, .005, or .0025, as applicable) and multiply the result by .95. -OR- UNITS THAT ADOPTED THE SALES TAX BEFORE AUGUST 2018. Enter the sales tax revenue for the previous four quarters. Do not multiply by .95.	$39,687
43.	2019 total taxable value. Enter the amount from line 37 of the *Rollback Tax Rate Worksheet* .	$437,406,172
44.	Sales tax adjustment rate. Divide line 42 by line 43 and multiply by $100.	$0.009073/$100
45.	2019 effective tax rate, unadjusted for sales tax. Enter the rate from line 24 or 25, as applicable, on the *Effective Tax Rate Worksheet*.	$0.142383/$100
46.	2019 effective tax rate, adjusted for sales tax. UNITS THAT ADOPTED THE SALES TAX IN AUGUST OR NOVEMBER 2018, OR IN JANUARY OR MAY 2019. Subtract line 45 from line 46. -OR- UNITS THAT ADOPTED THE SALES TAX BEFORE AUGUST 2018. Enter line 46, do not subtract.	$0.142383/$100
47.	2019 rollback tax rate, unadjusted for sales tax. Enter the rate from line 39 or 40, as applicable, of the rollback tax rate worksheet.	$0.128816/$100
48.	2019 rollback tax rate, adjusted for sales tax. Subtract line 44 from line 47.	$0.119743/$100

If the additional sales tax rate increased or decreased from last year, contact the Comptroller's office for special instructions on calculating the sales tax projection for the first year after the rate change.

Additional Rollback Protection for Pollution Control Worksheet

CITY OF MCLENDON-CHISHOLM

49.	Certified expenses from TCEQ. Enter the amount certified in the determination letter from TCEQ. The taxing unit shall provide its assessor with a copy of the letter. See Part 3, the Rollback Rate, for more details.	$0
50.	2019 total taxable value. Enter the amount from line 37 of the *Rollback Tax Rate Worksheet*.	$437,406,172
51.	Additional rate for pollution control. Divide line 49 by line 50 and multiply by 100.	$0.000000/$100
52.	2019 rollback tax rate, adjusted for pollution control. Add line 51 to one of the following lines (as applicable): line 39, line 40 (counties) or line 48 (units with the additional sales tax).	$0.119743/$100

2019 Notice of Effective Tax Rate
Worksheet for Calculation of Tax Increase/Decrease

Entity Name: CITY OF MCLENDON-CHISHOLM **Date:** 07/25/2019

1. 2018 taxable value, adjusted for court-ordered reductions. Enter line 6 of the Effective Tax Rate Worksheet.	$386,333,571
2. 2018 total tax rate. Enter line 4 of the Effective Tax Rate Worksheet.	0.150000
3. Taxes refunded for years preceding tax year 2018. Enter line 13 of the Effective Tax Rate Worksheet.	$470
4. Last year's levy. Multiply Line 1 times Line 2 and divide by 100. To the result, add Line 3.	$579,970
5. 2019 total taxable value. Enter Line 18 of the Effective Tax Rate Worksheet.	$437,406,172
6. 2019 effective tax rate. Enter line 23 of the Effective Tax Rate Worksheet or Line 46 of the Additional Sales Tax Rate Worksheet.	0.142383
7. 2019 taxes if a tax rate equal to the effective tax rate is adopted. Multiply Line 5 times Line 6 and divide by 100.	$622,792
8. Last year's total levy. Sum of line 4 for all funds.	$579,970
9. 2019 total taxes if a tax rate equal to the effective tax rate is adopted. Sum of line 7 for all funds.	$622,792
10. Tax Increase (Decrease). Subtract Line 8 from Line 9.	$42,822

CITY OF MCLENDON-CHISHOLM
Tax Rate Recap for 2019 Tax Rates

Description of Rate	Tax Rate Per $100	Tax Levy This is calculated using the Total Adjusted Taxable Value (line 19) of the Effective Tax Rate Worksheet	Additional Tax Levy Compared to last year's tax levy of 654,235	Additional Tax Levy Compared to effective tax rate levy of 622,792
Last Year's Tax Rate	0.150000	$656,109	$1,874	$33,317
Effective Tax Rate	0.142383	$622,792	$-31,443	$0
Notice & Hearing Limit*	0.119743	$523,763	$-130,472	$-99,029
Rollback Tax Rate	0.119743	$523,763	$-130,472	$-99,029
Proposed Tax Rate	0.000000	$0	$-654,235	$-622,792

Effective Tax Rate Increase in Cents per $100

0.00	0.142383	622,792	-31,443	0
0.50	0.147383	644,662	-9,572	21,870
1.00	0.152383	666,533	12,298	43,741
1.50	0.157383	688,403	34,168	65,611
2.00	0.162383	710,273	56,038	87,481
2.50	0.167383	732,144	77,909	109,352
3.00	0.172383	754,014	99,779	131,222
3.50	0.177383	775,884	121,649	153,092
4.00	0.182383	797,754	143,520	174,962
4.50	0.187383	819,625	165,390	196,833
5.00	0.192383	841,495	187,260	218,703
5.50	0.197383	863,365	209,131	240,573
6.00	0.202383	885,236	231,001	262,444
6.50	0.207383	907,106	252,871	284,314
7.00	0.212383	928,976	274,742	306,184
7.50	0.217383	950,847	296,612	328,055
8.00	0.222383	972,717	318,482	349,925
8.50	0.227383	994,587	340,353	371,795
9.00	0.232383	1,016,458	362,223	393,666
9.50	0.237383	1,038,328	384,093	415,536
10.00	0.242383	1,060,198	405,963	437,406
10.50	0.247383	1,082,069	427,834	459,276
11.00	0.252383	1,103,939	449,704	481,147
11.50	0.257383	1,125,809	471,574	503,017
12.00	0.262383	1,147,679	493,445	524,887
12.50	0.267383	1,169,550	515,315	546,758
13.00	0.272383	1,191,420	537,185	568,628
13.50	0.277383	1,213,290	559,056	590,498
14.00	0.282383	1,235,161	580,926	612,369
14.50	0.287383	1,257,031	602,796	634,239

- *Notice & Hearing Limit Rate: This is the highest tax rate that may be adopted without notices and a public hearing. It is the lower of the rollback tax rate or the effective tax rate.
- School Districts: The school tax rate limit is $1.50 for M&O, plus $0.50 for 'New' debt plus a rate for 'Old' debt. 'Old' debt is debt authorized to be issued at an election held on or before April 1, 1991, and issued before September 1, 1992. All other debt is 'New' debt.

Tax Levy:	This is calculated by taking the adjusted taxable value (line 19 of Effective Tax Rate Worksheet), multiplying by the appropriate rate, such as the Effective Tax Rate and dividing by 100. **For School Districts:** This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the appropriate rate, dividing by 100 and then adding this year's frozen tax levy on homesteads of the elderly.
Additional Levy Last Year:	This is calculated by taking Last Year's taxable value (line 3 of Effective Tax Rate Worksheet), multiplying by Last Year's tax rate (line 4 of Effective Tax Rate Worksheet) and dividing by 100. **For School Districts:** This is calculated by taking Last Year's taxable value, subtracting Last Year's taxable value for the elderly, multiplying by Last Year's tax rate, dividing by 100 and adding Last Year's tax ceiling.
Additional Levy This Year:	This is calculated by taking the current adjusted taxable value, multiplying by the Effective Tax Rate and dividing by 100. **For School Districts:** This is calculated by taking the adjusted taxable value (line 34 of the Rollback Tax Rate Worksheet), multiplying by the Effective Tax Rate, dividing by 100 and adding This Year's tax ceiling.
COUNTIES ONLY:	All figures in this worksheet include ALL County Funds. Tax Levy amounts are the sum of each Fund's Taxable Value X each Fund's Tax Rate.

2019 Property Tax Rates in CITY OF MCLENDON-CHISHOLM

This notice concerns 2019 property tax rates for CITY OF MCLENDON-CHISHOLM. It presents information about three tax rates. Last year's tax rate is the actual rate the taxing unit used to determine property taxes last year. This year's *effective* tax rate would impose the same total taxes as last year if you compare properties taxed in both years. This year's *rollback* tax rate is the highest tax rate the taxing unit can set before taxpayers can start tax rollback procedures. In each case these rates are found by dividing the total amount of taxes by the tax base (the total value of taxable property) with adjustments as required by state law. The rates are given per $100 of property value.

Last year's tax rate:	
Last year's operating taxes	$389,312
Last year's debt taxes	$254,285
Last year's total taxes	$643,597
Last year's tax base	$384,221,566
Last year's total tax rate	0.150000/$100
This year's effective tax rate:	
Last year's adjusted taxes (after subtracting taxes on lost property)	$576,802
÷This year's adjusted tax base (after subtracting value of new property)	$405,105,522
=This year's effective tax rate	0.142383/$100
This year's rollback tax rate:	
Last year's adjusted operating taxes (after subtracting taxes on lost property and adjusting for any transferred function, tax increment financing, state criminal justice mandate and/or enhanced indigent health care expenditures)	$391,066
÷This year's adjusted tax base	$405,105,522
=This year's effective operating rate	0.096534/$100
×1.08 = this year's maximum operating rate	0.104256/$100
+This year's debt rate	0.024560/$100
=This year's rollback rate	0.128816/$100

A hospital district or city that collects the additional sales tax to reduce property taxes, including one that collects the tax for the first time this year, must insert the following lines:

-Sales tax adjustment rate	0.009073/$100
=Rollback tax rate	0.119743/$100

Statement of Increase/Decrease

If CITY OF MCLENDON-CHISHOLM adopts a 2019 tax rate equal to the effective tax rate of 0.142383 per $100 of value, taxes would increase compared to 2018 taxes by $ 42,822.

Schedule A: Unencumbered Fund Balances:

The following estimated balances will be left in the unit's property tax accounts at the end of the fiscal year. These balances are not encumbered by a corresponding debt obligation.

Type of Property Tax Fund	Balance
Unencumbered Funds	0

Schedule B: 2019 Debt Service:

The unit plans to pay the following amounts for long-term debts that are secured by property taxes. These amounts will be paid from property tax revenues (or additional sales tax revenues, if applicable).

Description of Debt	Principal or Contract Payment to be Paid from Property Taxes	Interest to be Paid from Property Taxes	Other Amounts to be Paid	Total Payment
Debt Principal and Interest	90,000	58,113	0	148,113

	Total required for 2019 debt service	$148,113
-	Amount (if any) paid from funds listed in Schedule A	$0
-	Amount (if any) paid from other resources	$25,000
-	Excess collections last year	$17,834
=	Total to be paid from taxes in 2019	$105,279
+	Amount added in anticipation that the unit will collect only 98.000000% of its taxes in 2019	$2,149
=	Total Debt Levy	$107,428

Schedule C - Expected Revenue from Additional Sales Tax

(For hospital districts, cities and counties with additional sales tax to reduce property taxes)
In calculating its effective and rollback tax rates, the unit estimated that it will receive $ 39,687 in additional sales and use tax revenues. **For County:** The county has excluded any amount that is or will be distributed for economic development grants from this amount of expected sales tax revenue.

This notice contains a summary of actual effective and rollback tax rates' calculations. You can inspect a copy of the full calculations at 841 Justin Road, Rockwall, TX 75087.
Name of person preparing this notice: Kevin R. Passons
Title: Chief Appraiser
Date prepared: July 25, 2019

City of McLendon-Chisholm
Operating Fund Financial Summary
For the Ninth Month Ended June 30, 2019

	Current Period Revenue & Expenditures				Prior Period Revenue & Expenditures				
	June 2019 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2018-2019 Budget	June 2018 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Amended Budget	FY 2017-2018 Actual
Revenue									
301 · SpringFest	-	-	- %	$ -	-	-	- %	$ -	$ -
302 · Franchise Income	18,023	162,469	105%	154,830	14,415	140,606	91%	154,839	159,914
303 · Development Income	1,300	14,730	51%	29,000	400	95,714	84%	114,314	96,764
304 · Building Permit Income	46,592	249,407	51%	492,419	35,578	371,541	72%	514,577	570,038
305 Municipal Court Income	-	1,859	620%	300	-	2,118	105%	2,012	2,118
306 · Interest Income	1,617	13,395	- %	-	1,230	6,832	- %	-	10,445
307 · Sign Permit Income	-	100	- %	-	-	-	- %	-	-
308 · Septic Fees	500	5,800	32%	17,885	3,700	16,250	91%	17,885	19,900
309 Food Enforcement	-	1,050	175%	600	-	900	105%	855	900
310 · Sales Tax Revenue	19,399	151,286	98%	154,603	14,480	122,973	80%	154,603	206,341
311 · PID Admin Expense Reimbursement	-	690	- %	4,750	-	150	3%	4,750	150
312 · Sewer Utility Admin Reimbursement	-	-	- %	-	-	-	- %	-	-
313 · Donations	(740)	709	142%	500	510	510	- %	-	210
314 · Copies Public Inf. Income	-	133	- %	-	-	203	- %	-	203
315 · Miscellaneous Income	-	-	- %	-	-	69,928	- %	1,763	69,928
317 · Ad Valorem Tax	3,659	385,895	110%	350,579	2,685	345,249	101%	341,183	346,822
318 · Tax Certifications	5	70	- %	-	-	8	- %	-	8
320 - NSF Fee Revenue	-	-	- %	-	-	8	- %	-	8
321 · Credit Card Fee Revenue	51	537	36%	1,501	44	1,495	113%	1,328	1,529
Total Revenue	$ 90,406	$ 988,129	82%	$ 1,206,967	$ 73,042	$ 1,174,484	90%	$ 1,308,109	$ 1,485,277
Expenditures									
Operating Expenditures									
401 · Municipal Court	$ -	$ 7	- %	$ 1,515	$ 555	$ 1,515	150%	$ 1,008	$ 1,515
402 · Election Expense	-	12,069	- %	10,000	8,580	$ 8,580	78%	11,000	8,580
404 · Citation Delivery	-	-	- %	-	-	$ -	0%	79	-
410 · Building Inspections	12,875	83,319	53%	155,818	20,250	$ 92,077	49%	186,040	117,752
411 · Environment Regulation Expense	410	5,355	51%	10,465	2,000	$ 7,815	74%	10,519	9,905
415 · Section 380 Grant Program	3,764	3,764		-	-	$ -	- %	-	1,931
416 · Bad Debt	-	-		-	-	$ -	- %	-	20,620
418 · Membership Fees	-	1,556	52%	3,000	-	$ 2,620	95%	2,751	3,840

City of McLendon-Chisholm
Operating Fund Financial Summary
For the Ninth Month Ended June 30, 2019

	Current Period Revenue & Expenditures				*Prior Period Revenue & Expenditures*				
	June 2019 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2018-2019 Budget	June 2018 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Amended Budget	FY 2017-2018 Actual
422 · Public Notice Expense	**651**	**10,945**	**488%**	**2,243**	688	$ 1,693	184%	918	3,463
423 · Community Functions	**-**	**156**	**3%**	**5,464**	-	$ 1,781	99%	1,803	1,781
426 · Appraisal District Collection	**-**	**4,797**	**82%**	**5,883**	1,471	$ 4,412	71%	6,178	5,883
430 · Public Safety	**26,364**	**173,967**	**46%**	**375,211**	95,781	$ 102,856	103%	100,192	116,417
Total 400 Operating Expenditures	**44,064**	**295,934**	**52%**	**569,599**	$ 129,325	$ 223,348	70%	$ 320,488	$ 291,687
Occupancy Expenditures									
502 · Electricity	**244**	**$ 1,913**	**49%**	**$ 3,915**	266	$ 2,804	60%	$ 4,661	$ 3,712
506 · Water	**268**	**2,584**	**29%**	**8,952**	745	$ 6,717	68%	9,928	8,892
510 · Propane Gas	-	**-**	**0%**	**788**	-	$ -	0%	788	-
514 · Building Maint/Improvements	**1,221**	**10,029**	**187%**	**5,356**	6	$ 3,945	57%	6,907	6,145
516 · Lawn Maintenance	**685**	**6,164**	**76%**	**8,144**	685	$ 6,774	67%	10,131	8,829
517 - Council Meeting Expenses	-	**-**	**- %**	**-**	-	$ -	- %	-	-
518 · Janitorial	**-**	**40**	**1%**	**4,181**	360	$ 4,002	70%	5,736	4,281
520 · Telephone & Internet	**465**	**4,339**	**57%**	**7,593**	605	$ 5,778	73%	7,902	7,444
521 · iPad Data Plan	-	**-**	**- %**	**-**	-	$ -	- %	-	-
522 · Website Expense	-	**598**	**50%**	**1,202**	385	$ 602	264%	228	1,826
Total 500 Occupancy Expenditures	**$ 2,882**	**$ 25,666**	**64%**	**$ 40,131**	$ 3,051	$ 30,621	66%	$ 46,281	$ 41,130
General & Administrative Expenditures									
601 · Architect Fee	$ -	**$ -**	**- %**	**$ -**	$ -	$ -	- %	$ -	$ -
602 · County Clerk Ordinance Filings	-	**-**	**- %**	-	-	-	- %	-	-
603 · Citizen Recognition	-	**-**	**0%**	**500**	-	-	0%	500	-
604 · Municipal Manuals, Books & Maps	-	**70**	**1%**	**12,803**	-	1,022	95%	1,073	1,022
606 · Employee Costs	11,347	**137,533**	**69%**	**199,218**	35,145	183,958	73%	250,371	247,144
618 · Liability Insurance	-	**5,872**	**64%**	**9,227**	2,046	8,827	124%	7,120	9,896
619 · Software Subscriptions	**467**	**17,469**	**116%**	**15,000**	297	2,418	116%	2,081	7,757
621 · IT Support	**600**	**3,425**	**69%**	**5,000**	225	2,205	73%	3,024	2,880
622 · Office Supplies - City Hall	**98**	**2,638**	**84%**	**3,124**	206	2,959	70%	4,221	3,195
623 · Office Equipment	-	**2,265**	**85%**	**2,655**	235	2,086	76%	2,735	2,654
624 · Office Equip Maintenance	-	**1,243**	**44%**	**2,798**	1,546	3,144	120%	2,625	5,614

City of McLendon-Chisholm
Operating Fund Financial Summary
For the Ninth Month Ended June 30, 2019

	Current Period Revenue & Expenditures				*Prior Period Revenue & Expenditures*				
	June 2019 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2018-2019 Budget	June 2018 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Amended Budget	FY 2017-2018 Actual
625 · Printed Materials	277	1,660	111%	1,502	234	1,360	50%	2,732	2,192
626 · Postage-City Hall	148	3,227	92%	3,491	44	3,371	76%	4,451	3,485
627 - County Plat Expense		-			-	150	95%	158	150
628 · Bank Fees	62	1,283	127%	1,010	95	1,424	79%	1,801	1,600
630 · Legal & Professional		-				-			
63001-Accounting & Payroll services	4,818	47,019	94%	50,000	4,559	43,739	71%	62,000	64,129
63002 - Financial Audit	-	9,500	63%	15,000		8,800	100%	8,800	8,800
63003 - Legal	-	28,210	23%	124,000	9,000	85,206	70%	121,653	116,007
63005 - City Planner	1,440	39,247	149%	26,376	4,242	26,303	101%	25,980	41,157
63008 - Financial Consulting	1,946	16,503	- %	-		-	0%	-	-
633 · Penalties & Fees	-	32	- %	-	-	-	- %	-	-
634 · Storage	-	-	- %	-	-	-	0%	1,045	-
645 · Transcription Services	-	3,104	- %	-	-	1,238	95%	1,300	1,238
646 · Mileage Expense	304	484	46%	1,052	34	950	99%	961	950
647 · Council Meetings & Development	189	391	10%	3,996	11	1,259	86%	1,463	1,369
648 · Training	1,140	3,958	79%	5,000	175	3,842	105%	3,666	6,377
649 · Expense Account - City Administrator	-	-	0%	126	-	-	0%	126	-
650 · Expense Account - Mayor	-	-	0%	105	-	-	0%	105	-
652 · Staff Appreciation	-	760	380%	200	29	29	28%	105	29
655 · Code of Ordinance	-	1,000	13%	8,000	-	1,000	7%	14,100	1,375
699 · Miscellaneous Expense	-	246	164%	150	-	98	95%	103	98
Total G & A Expenditures	$ 22,836	327,137	67%	$ 490,333	$ 58,124	$ 385,388	74%	$ 524,299	$ 529,118
700 · Capital Expenditures - Public Safety	5,139	$ 80,038	133%	$ 60,000	$ 156,363		0%	$ 223,950	$ 250,341
700 · Capital Expenditures - Operating	$ -	$ 19,400	61%	$ 32,000		9,491	35%	$ 27,000	$ 17,166
Total Capital Expenditures	$ 5,139	$ 99,438	108%	$ 92,000	$ 156,363	$ 9,491	4%	$ 250,950	$ 267,507
Total Expenditures	$ 74,920	$ 748,176	63%	$ 1,192,063	$ 346,863	$ 648,848	57%	$ 1,142,018	$ 1,129,442
Surplus (Deficit)	$ 15,485	$ 239,954	1610%	$ 14,904	$ (273,822)	$ 525,636	316%	$ 166,091	$ 355,835

City of McLendon-Chisholm
Utility Fund Financial Summary
For the Ninth Month Ended June 30, 2019

	Current Period Revenue & Expenditures				Prior Period Revenue & Expenditures				
	June 2019 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Budget	June 2018 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Amended Budget	FY 2017-2018 Actual
Revenue									
306 · Interest Income	$ 727.39	$ 6,863	132%	$ 5,206	$ 584.13	$ 3,466	73%	$ 4,755	5,522
Sewer Utility Revenue						$ -			
32200 · Sewer Usage Fees	17,099	157,171	98%	159,653	13,599	$ 119,753	75%	159,518	159,079
32201 · Sewer Tap Fees	18,000	87,000	46%	189,000	18,000	$ 144,000	76%	189,000	219,000
32204 · Sewer Deposit Refunds	(80)	(883)	57%	(1,540)	(15)	$ (1,540)	101%	(1,525)	(1,720)
32206 · Sewer Warranty Reimbusements	-	-	- %	-	-	$ -	- %	-	-
Total Revenue	35,746	$ 250,151	71%	$ 352,319	32,168	$ 265,678	76%	$ 351,748	381,881
Expenditures									
Operation & Maintenance Expenditures									
Sewer Operation & Maintenance	-				-				
41304 · O&M Agreement	9,326	47,666	101%	$ 47,094	5,859.86	37,555	84%	$ 44,640	48,850
41308 · Electricity	-	-	0%	42	-	42	16%	258	42
41310 · Sewer Treatment	16,500.00	153,829	197%	78,000	7,321.59	64,359	188%	34,204	93,886
41312 · Tap Fee Developer Rebate	10,800.00	52,200	46%	113,400	10,800	86,400	76%	113,400	131,400
Total Operations Expenditures	$ 36,626	$ 253,695	106%	$ 238,536	$ 23,981	$ 188,357	98%	$ 192,502	274,179
600 · General & Administrative Exp	$ 644	$ 7,357	55%	$ 13,260	1411.5	$ 12,434	94%	$ 13,200	16,733
Total Expenditures	37,270	$ 261,051	104%	$ 251,796	25,393	$ 200,790	98%	$ 205,702	$ 290,912
Surplus (Deficit)	(1,523)	$ (10,900)	-11%	$ 100,523	6,775	$ 64,888	44%	$ 146,046	$ 90,969

City of McLendon-Chisholm
Detail Statement of Revenue Expenditures by Fund
For the Month of June, 2019

	Interest and Sinking Fund	Operating Fund	Public Safety	Utilities Fund
Income				
302 · Franchise Income				
30213-1 · Community Waste Disposal	0.00	7,797.44	0.00	0.00
30220 · Oncor Electric Delivery	0.00	10,225.68	0.00	0.00
Total 302 · Franchise Income	0.00	18,023.12	0.00	0.00
303 · Development Income				
30301 · BOA	0.00	900.00	0.00	0.00
30304 · Plat Income	0.00	400.00	0.00	0.00
Total 303 · Development Income	0.00	1,300.00	0.00	0.00
304 · Building Permit Income				
30401 · Contractor Registration Fee Inc	0.00	400.00	0.00	0.00
30404 · Re-Inspection Income	0.00	8,325.00	0.00	0.00
30405 · Building Permit & Plan Review	0.00	37,866.97	0.00	0.00
Total 304 · Building Permit Income	0.00	46,591.97	0.00	0.00
306 · Interest Income				
30600 · Alliance Interest Income	0.00	164.16	0.00	114.00
30602 · Logic Interest Income	266.92	1,415.58	0.00	613.39
30603 · Tex Pool Interest Income	0.00	36.80	0.00	0.00
30607 · Wilmington Accrued Int Income	359.75	0.00	0.00	0.00
Total 306 · Interest Income	626.67	1,616.54	0.00	727.39
308 · Septic Fees				
30801 · OSSF Fee Income	0.00	500.00	0.00	0.00
Total 308 · Septic Fees	0.00	500.00	0.00	0.00
310 · Sales Tax Revenue	0.00	19,399.10	0.00	0.00
313 · Donations				
313.2 · Veterans Memorial Fundraising C	0.00	-740.00	0.00	0.00
Total 313 · Donations	0.00	-740.00	0.00	0.00
317 · Ad Valorem Tax				
31701 · Ad Valorem Tax - M&O	0.00	3,222.41	0.00	0.00
31702 · Ad Valorem Tax - City Hall	2,104.74	0.00	0.00	0.00
31703 · Ad Valorem Refunds - M&O	0.00	0.00	0.00	0.00
31705 · Ad Valorem Tax - Prior Years	10.00	14.70	0.00	0.00
31706 · Ad Valorem Tax - Penalty	187.39	286.85	0.00	0.00
31708 · Ad Valorem Refunds - City Hall	0.00	0.00	0.00	0.00
31709 · Ad Valorem Tax - Interest	87.95	134.56	0.00	0.00
31710 · Ad Valorem Tax - Misc Adj	0.00	0.00	0.00	0.00
Total 317 · Ad Valorem Tax	2,390.08	3,658.52	0.00	0.00
318 · Tax Certifications	0.00	5.19	0.00	0.00
319 · Grants	0.00	0.00	27,038.04	0.00
321 · Credit Card Fee Revenue	0.00	51.10	0.00	0.00
322 · Sewer Utility Revenue				
32200 · Sewer Usage Fees	0.00	0.00	0.00	17,098.90
32201 · Sewer Tap Fees	0.00	0.00	0.00	18,000.00
32204 · Sewer Deposit Refunds	0.00	0.00	0.00	-80.00
Total 322 · Sewer Utility Revenue	0.00	0.00	0.00	35,018.90
Total Income	3,016.75	90,405.54	27,038.04	35,746.29
Gross Profit	3,016.75	90,405.54	27,038.04	35,746.29
Expense				
400 · Operating Expenditures				
410 · Building Inspections				
41003 · Building Inspections	0.00	12,875.00	0.00	0.00
Total 410 · Building Inspections	0.00	12,875.00	0.00	0.00
411 · Environment Regulation Expense				
41101 · Septic Inspection Fee	0.00	400.00	0.00	0.00
41102 · TCEQ	0.00	10.00	0.00	0.00
Total 411 · Environment Regulation Expense	0.00	410.00	0.00	0.00
415 · Section 380 Grant Program	0.00	3,763.52	0.00	0.00
422 · Public Notice Expense	0.00	651.00	0.00	0.00
Total 400 · Operating Expenditures	0.00	17,699.52	0.00	0.00
413 · Sewer Operation & Maintenance				

City of McLendon-Chisholm
Detail Statement of Revenue Expenditures by Fund
For the Month of June, 2019

	Interest and Sinking Fund	Operating Fund	Public Safety	Utilities Fund
41304 · O&M Agreement	0.00	0.00	0.00	9,325.78
41310 · Sewer Treatment	0.00	0.00	0.00	16,500.00
41312 · Tap Fee Developer Rebate	0.00	0.00	0.00	10,800.00
Total 413 · Sewer Operation & Maintenance	0.00	0.00	0.00	36,625.78
430 · Public Safety				
43002 · Fuel	0.00	0.00	1,745.68	0.00
43003 · Maintenance & Repair - Vehicles	0.00	0.00	897.58	0.00
43004 · Maintenance & Repair - Station	0.00	0.00	88.69	0.00
43005 · Gear and Supplies	0.00	0.00	6,481.13	0.00
43030 · EMS	0.00	0.00	993.26	0.00
43035 · Street Lights	0.00	0.00	230.32	0.00
Total 430 · Public Safety	0.00	0.00	10,436.66	0.00
500 · Occupancy Expenditures				
502 · Electricity	0.00	243.85	225.87	0.00
506 · Water	0.00	267.73	29.90	0.00
512 · Trash	0.00	0.00	111.61	0.00
514 · Building Maint/Improvements	0.00	1,220.50	0.00	0.00
516 · Lawn Maintenance	0.00	684.94	0.00	0.00
520 · Telephone & Internet	0.00	464.94	190.09	0.00
Total 500 · Occupancy Expenditures	0.00	2,881.96	557.47	0.00
600 · General & Administrative Exp				
606 · Employee Costs				
60601 · Staff Salaries	0.00	9,166.40	38,863.82	0.00
60609 · Payroll Tax Expense	0.00	701.23	2,968.63	0.00
60612 · Retirement Plan Contributions	0.00	609.38	2,857.12	0.00
60613 · Health Insurance Expense	0.00	869.87	3,024.82	0.00
60620 · Payroll Adjustment	0.00	0.00	-5,315.35	0.00
Total 606 · Employee Costs	0.00	11,346.88	42,399.04	0.00
619 · Software Subscriptions	0.00	467.39	0.00	0.00
621 · IT Support	0.00	600.00	0.00	0.00
622 · Office Supplies - City Hall	0.00	97.94	0.00	0.00
625 · Printed Materials	0.00	277.00	0.00	0.00
626 · Postage-City Hall	0.00	147.97	0.00	0.00
628 · Bank Fees				
62801 · Service Charges	0.00	62.20	0.00	0.00
62804 · Fee - NSF Returned Check	0.00	0.00	0.00	63.50
Total 628 · Bank Fees	0.00	62.20	0.00	63.50
630 · Legal & Professional				
63001 · Accounting & Payroll Services	0.00	4,817.75	0.00	580.25
63005 · City Planner	0.00	1,440.00	0.00	0.00
63008 · Financial Consulting	0.00	1,946.25	0.00	0.00
Total 630 · Legal & Professional	0.00	8,204.00	0.00	580.25
646 · Mileage Expense	0.00	303.77	0.00	0.00
647 · Council Meetings & Development	0.00	188.91	0.00	0.00
648 · Training	0.00	1,139.71	9.17	0.00
660 · Bond Interest Expense	4,988.50	0.00	0.00	0.00
Total 600 · General & Administrative Exp	4,988.50	22,835.77	42,408.21	643.75
Total Expense	4,988.50	43,417.25	53,402.34	37,269.53
Net Ordinary Income	-1,971.75	46,988.29	-26,364.30	-1,523.24
Other Income/Expense				
Other Expense				
802 · Bond Cost Amortization	242.66	0.00	0.00	0.00
803 · Bond Premium Amortization	-828.48	0.00	0.00	0.00
Total Other Expense	-585.82	0.00	0.00	0.00
Net Other Income	585.82	0.00	0.00	0.00
Net Income	**-1,385.93**	**46,988.29**	**-26,364.30**	**-1,523.24**

City of McLendon-Chisholm
Interest Sinking Fund Financial Summary
For the Ninth Month Ended June 30, 2019

	Current Period Revenue & Expenditures				Prior Period Revenue & Expenditures				
	June 2019 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2018-2019 Budget	June 2018 Actuals	Current YTD Actuals	% of Budget Current YTD	FY 2017-2018 Amended Budget	FY 2017-2018 Actual
Revenue									
Ad Valorem Tax									
317 · Ad Valorem Tax	**$ 2,390**	**251,731**	**110%**	**$ 228,985**	$ 1,869	235,693	99%	$ 238,651	236,763
306 · Interest Income	$ 627	**4,915**	**- %**	**-**	366.52	1,339	84%	1,586	1,898
Transfer from Excess Bond Proceeds		**-**	**- %**	**-**		62,532	100%	62,352	62,532
Transfer From 2017 Surplus		**-**	**- %**	**-**		33,714	100%	33,714	33,714
Total Revenue and Transfers In	**$ 3,017**	**$ 256,645**	**112%**	**$ 228,985**	$ 2,236	$ 333,278	99%	$ 336,303	334,907
Expenditures									
628 · Bank Fees Expense		**2,850**							
660 · Bond Interest Expense	**$ 4,989**	**44,897**	**75%**	**$ 59,862**	5,112	46,008	75%	$ 61,562	61,344
802 · Bond Cost Amortization	**243**	**2,185**	**- %**	**-**	243	2,184	75%	2,914	2,912
803 · Bond Premium Amortization	**(828)**	**(7,456)**	**- %**	**-**	(842)	(7,581)	75%	(10,104)	(10,107)
Transfer To Bond Principal		**85,000**	**100%**	**85,000**		85,000	100%	85,000	85,000
Transfer to Early Redemption Sinking Fund		**-**	**0%**	**78,512**		-	0%	196,931	189,934
Total Expenditures and Transfers Out	**$ 4,403**	**$ 127,475**	**57%**	**$ 223,374**	$ 4,512	$ 125,611	37%	$ 336,303	329,082
Surplus (Deficit)	**$ (1,386)**	**$ 129,171**	**2302%**	**$ 5,611**	$ (2,277)	$ 207,667		$ -	$ 5,824

City of McLendon-Chisholm
Cash Account Balances
For the Ninth Month Ended June 30, 2019

Fund	Account	Sept 30,18	Oct 31,18	Nov 30,18	Dec 31,18	Jan 31,19	Feb 28,19	Mar 31,19	April 30,19	May 31,19	June 30,19
I&S	121 · 7002 - Alliance Sinking Fund	18	18	18	18	-	-	-	-	-	-
I&S	130 · 9003 Logic I&S Fund	1,328	1,330	1,333	1,336	1,339	84,520	84,707	126,694	126,967	136,376
I&S Total		**1,346**	**1,348**	**1,351**	**1,354**	**1,339**	**84,520**	**84,707**	**126,694**	**126,967**	**136,376**
Operating	100 · 3738 - Alliance Operating	186,087	56,193	21,696	218,135	486,786	684,825	695,287	73,409	49,037	55,369
Operating	103 · Texpool 300001	18,527	18,561	18,595	18,631	18,669	18,703	18,742	18,779	18,817	18,854
Operating	122 · 1587 - Alliance Money Market	64,235	-	-	-	-	-	-	-	-	-
Operating	125 · Logic - 9001 General Fund	78,706	78,862	29,005	29,066	29,130	29,188	32,655	29,319	29,382	29,443
Operating	127 · 9004 Logic Operating	285,487	286,053	286,619	227,148	227,649	29,396	29,461	577,341	578,587	540,947
Operating	128 · 9005 Logic Operating	20,007	20,047	20,087	20,173	20,173	20,214	20,258	20,301	20,345	-
Operating Total		**653,049**	**459,716**	**376,001**	**513,154**	**782,407**	**782,327**	**796,403**	**719,150**	**696,170**	**644,612**
Utility	106 · 5071 - Alliance Utility Fund	175,400	156,341	167,336	73,406	69,617	93,255	89,472	111,975	55,007	58,748
Utility	126 · Logic - 9002 Utility Fund	194,938	195,324	195,710	296,266	296,919	297,513	298,171	298,804	299,449	300,062
Utility Total		**370,338**	**351,664**	**363,046**	**369,672**	**366,536**	**390,768**	**387,643**	**410,779**	**354,456**	**358,810**
Grand Total		**1,024,733**	**812,729**	**740,398**	**884,179**	**1,150,283**	**1,257,615**	**1,268,754**	**1,256,623**	**1,177,593**	**1,139,798**

CITY OF MCLENDON-CHISHOLM

Public Safety Detail Report

For the Ninth month ended June 30,2019

	Current Period Revenue & Expenditures	
	June 19	Oct '18 - June 19
Income		
313 · Donations	0.00	1,400.00
315 · Miscellaneous Income	0.00	67,500.00
319 · Grants	27,038.04	218,067.23
Total Income	27,038.04	286,967.23
Gross Profit	27,038.04	286,967.23
Expense		
400 · Operating Expenditures		
401 · Municipal Court		
40102 · Court Clerk Expense	0.00	39.00
Total 401 · Municipal Court	0.00	39.00
Total 400 · Operating Expenditures	0.00	39.00
430 · Public Safety		
43001 · Liability Insurance	0.00	13,987.26
43002 · Fuel	1,745.68	7,009.91
43003 · Maintenance & Repair - Vehicles	897.58	9,434.03
43004 · Maintenance & Repair - Station	88.69	5,301.04
43005 · Gear and Supplies	6,481.13	21,248.65
43006 · Compliance	0.00	35.00
43008 · Dispatch	0.00	10,000.00
43009 · Training	0.00	3,855.09
43010 · Software	0.00	308.00
43030 · EMS	993.26	2,979.78
43035 · Street Lights	230.32	2,174.59
Total 430 · Public Safety	10,436.66	76,333.35
500 · Occupancy Expenditures		
502 · Electricity	225.87	2,575.25
506 · Water	29.90	222.61
512 · Trash	111.61	578.19
516 · Lawn Maintenance	0.00	360.00
518 · Janitorial	0.00	252.05
520 · Telephone & Internet	190.09	1,293.15
Total 500 · Occupancy Expenditures	557.47	5,281.25
600 · General & Administrative Exp		
606 · Employee Costs		
60601 · Staff Salaries	38,863.82	344,678.47
60604 · Holiday Pay	0.00	1,696.20
60609 · Payroll Tax Expense	2,968.63	26,463.57
60611 · Employee Screening	0.00	675.00
60612 · Retirement Plan Contributions	2,857.12	25,933.28
60613 · Health Insurance Expense	3,024.82	22,717.92
60620 · Payroll Adjustment	-5,315.35	-46,599.92
Total 606 · Employee Costs	42,399.04	375,564.52
619 · Software Subscriptions	0.00	495.00
622 · Office Supplies - City Hall	0.00	38.97
623 · Office Equipment	0.00	162.36

CITY OF MCLENDON-CHISHOLM

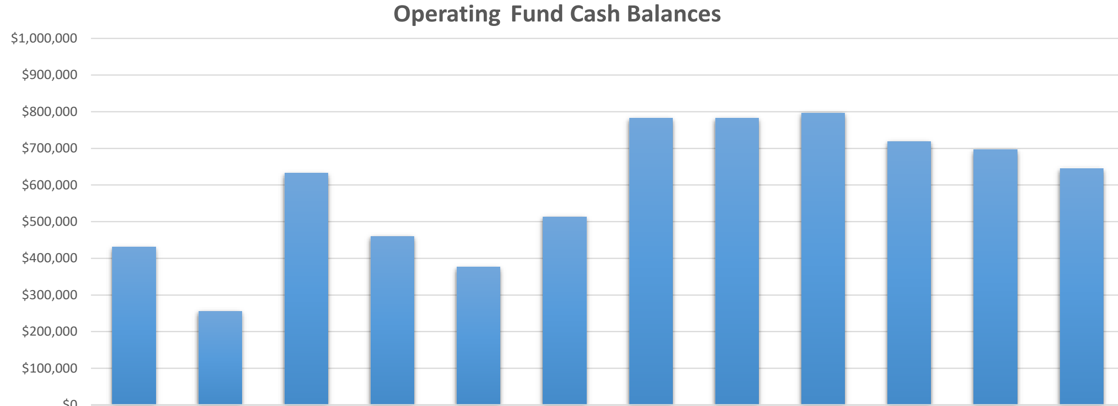
Public Safety Detail Report

For the Ninth month ended June 30,2019

	Current Period Revenue & Expenditures	
	June 19	Oct '18 - June 19
626 · Postage-City Hall	0.00	13.70
630 · Legal & Professional		
63005 · City Planner	0.00	924.00
Total 630 · Legal & Professional	0.00	924.00
648 · Training	9.17	814.16
652 · Staff Appreciation	0.00	1,267.50
Total 600 · General & Administrative Exp	42,408.21	379,280.21
Total Expense	53,402.34	460,933.81
Net Ordinary Income	-26,364.30	-173,966.58
Net Income	**-26,364.30**	**-173,966.58**

City of McLendon-Chisholm
Cash Balance Report
As of June 30, 2019

Operating Fund Cash Balances

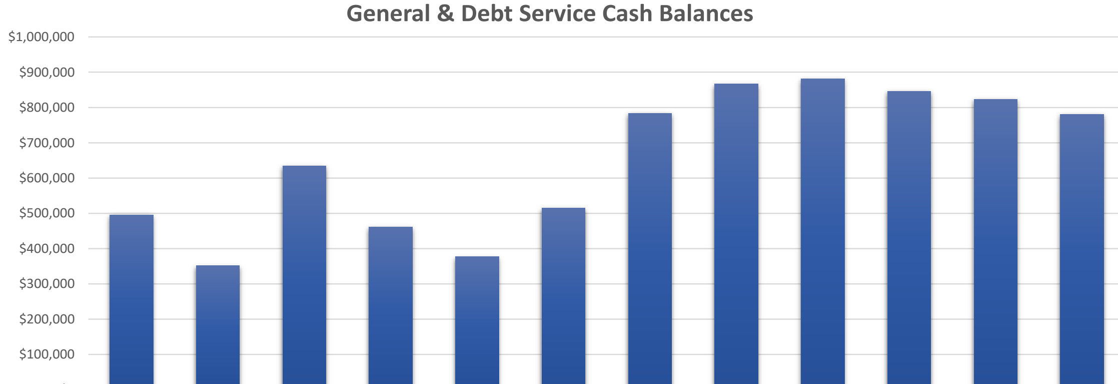


	Sep 2016	Sep 2017	Sept 2018	Oct 2018	Nov 2018	Dec 2018	Jan 2019	Feb 2019	Mar 2019	April 2019	May 2019	June 2019
Series1	$430,541	$255,959	$632,796	$459,716	$376,001	$513,154	$782,407	$782,327	$796,403	$719,150	$696,170	$644,612

Debt Service Fund Cash Balances

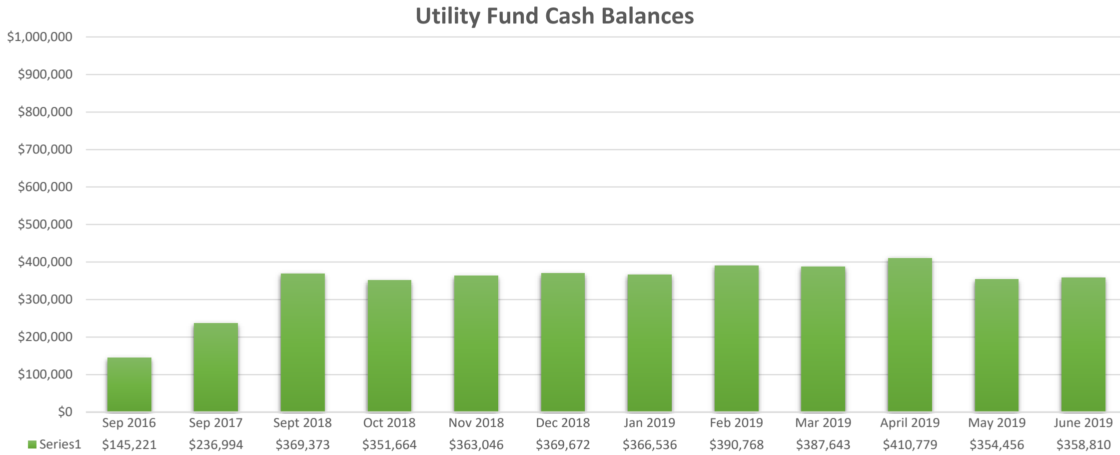
	Sep 2016	Sep 2017	Sept 2018	Oct 2018	Nov 2018	Dec 2018	Jan 2019	Feb 2019	Mar 2019	April 2019	May 2019	June 2019
Series1	$64,686	$96,140	$1,346	$1,348	$1,351	$1,354	$1,339	$84,520	$84,707	$126,694	$126,967	$136,376

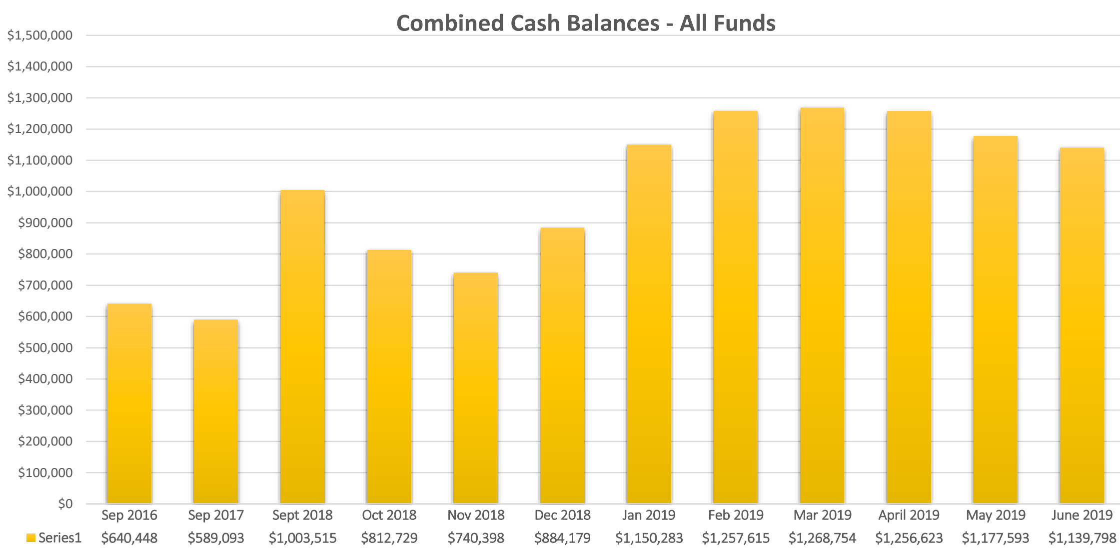
General & Debt Service Cash Balances



	Sep 2016	Sep 2017	Sept 2018	Oct 2018	Nov 2018	Dec 2018	Jan 2019	Feb 2019	Mar 2019	April 2019	May 2019	June 2019
Series1	$495,227	$352,099	$634,142	$461,064	$377,352	$514,508	$783,746	$866,847	$881,110	$845,844	$823,137	$780,988

City of McLendon-Chisholm
Cash Balance Report
As of June 30, 2019





City of McLendon-Chisholm
General Fund Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget (Draft #2)	FY 2020 Proposed Budget (Draft #1)	Change	
Revenue							
302 · Franchise Income	$ 159,914	$ 187,015	$ 154,830	$ 187,000	$ 187,000		
303 · Development Income	96,764	15,830	29,000	15,000	15,000		
304 · Building Permit Income	570,038	331,845	492,419	330,000	330,000		
305 Municipal Court Income	2,118	1,859	300	1,800	1,800		
306 · Interest Income	10,445	18,491	-	18,500	18,500		
307 · Sign Permit Income	-	100	-	100	100		
308 · Septic Fees	19,900	7,800	17,885	7,800	7,800		
309 Food Enforcement	900	1,050	600	1,250	1,250		
310 · Sales Tax Revenue	206,341	205,514	154,603	205,750	205,750		
311 · PID Admin Expense Reimbursement	150	43,190	4,750	-	-		
313 · Donations	210	589	500	600	600		
314 · Copies Public Inf. Income	203	133	-	130	130		
315 · Miscellaneous Income	69,928	-	-				
317 · Ad Valorem Tax	346,822	386,786	350,579	614,293	416,341	197,952	Assumed Adopted Tax Rate of 16.5 cents
318 · Tax Certifications	8	71	-	75	75		
320 - NSF Fee Revenue	8	-	-	-	-		
321 · Credit Card Fee Revenue	1,529	553	1,501	550	550		
Total Revenue	$ 1,485,277	$ 1,200,826	$ 1,206,967	$ 1,382,848	$ 1,184,896	$ 197,952	
Expenditures							
Operating Expenditures							
401 · Municipal Court	$ 1,515	$ 7	$ 1,515	$ 50	$ 50		
402 · Election Expense	8,580	12,069	10,000	12,250	12,250		
410 · Building Inspections	117,752	118,400	155,818	117,742	117,742		
411 · Environment Regulation Expense	9,905	6,255	10,465	6,255	6,255		
414 · Animal Control	-	-	-	18,000	-	18,000	Added per discussions
415 · Section 380 Grant Program	1,931	3,764	-	3,800	3,800		
416 · Bad Debt	20,620	-	-	-	-		
418 · Membership Fees	3,840	1,556	3,000	1,575	1,575		
422 · Public Notice Expense	3,463	10,946	2,243	10,950	10,950		
423 · Community Functions	1,781	156	5,464	500	200	300	Added per discussions
426 · Appraisal District Collection	5,883	4,798	5,883	5,000	5,000		
430 · Public Safety	116,417	285,659	375,211	311,230	326,865	(15,635)	Moved $15k to Capital Expenditure Line below

City of McLendon-Chisholm
General Fund Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget (Draft #2)	FY 2020 Proposed Budget (Draft #1)	Change	
Total 400 Operating Expenditures	291,687	443,610	569,599	487,352	484,687	2,665	
Occupancy Expenditures							
502 · Electricity	$ 3,712	$ 2,665	$ 3,915	$ 2,700	$ 2,700		
506 · Water	8,892	3,390	8,952	4,000	4,000		
510 · Propane Gas	-	-	788	788	788		
512 ·Trash Pickup		444		1,344	1,776	(432)	Correction
514 · Building Maint/Improvements	6,145	12,192	5,356	12,200	12,200		
516 · Lawn Maintenance	8,829	8,220	8,144	8,500	8,500		
518 · Janitorial	4,281	-	4,181	-	-		
520 · Telephone & Internet	7,444	5,418	7,593	6,900	5,500	1,400	Added per discussions
522 · Website Expense	1,826	778	1,202	1,000	1,000		
Total 500 Occupancy Expenditures	$ 41,130	$ 33,107	$ 40,131	$ 37,432	$ 36,464	$ 968	
General & Administrative Expenditures							
603 · Citizen Recognition	-	-	500	-	-		
604 · Municipal Manuals, Books & Maps	1,022	70	12,803	250	250		
606 · Employee Costs	247,144	171,510	199,218	152,379	150,322	2,057	Added Disability Insurance
618 · Liability Insurance	9,896	5,872	9,227	7,517	6,000	1,517	Adjusted per new information
619 · Software Subscriptions	7,757	18,646	15,000	19,000	19,000		
621 · IT Support	2,880	5,225	5,000	5,500	5,500		
622 · Office Supplies - City Hall	3,195	2,942	3,124	3,000	3,000		
623 · Office Equipment	2,654	2,562	2,655	2,600	2,600		
624 · Office Equip Maintenance	5,614	1,243	2,798	1,500	1,500		
625 · Printed Materials	2,192	1,660	1,502	1,700	1,700		
626 · Postage-City Hall	3,485	3,253	3,491	3,300	3,300		
627 · County Play Expense	150	-	-	-	-		
628 · Bank Fees	1,600	1,468	1,010	1,500	1,500		
630 · Legal & Professional							
63001-Accounting & Payroll services	64,129	56,130	50,000	52,514	52,514		
63002 - Financial Audit	8,800	9,500	15,000	15,000	15,000		
63003 - Legal	116,007	35,030	124,000	40,000	40,000		
63004 - Consultants	-	-	-	9,000	-	9,000	Added per discussions
63005 - City Planner	41,157	46,747	26,376	45,000	45,000		

City of McLendon-Chisholm
General Fund Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget (Draft #2)	FY 2020 Proposed Budget (Draft #1)	Change	
63008 - Financial Consulting	-	25,555	-	26,000	21,000	5,000	Correction
63009 - Engineering				15,000	-	15,000	Added per discussions
633 · Penalties & Fees	0	32	-	-	-		
645 · Transcription Services	1,238	3,104	-	-	3,250	(3,250)	Correction
646 · Mileage Expense	950	484	1,052	500	500		
647 · Council Meetings & Development	1,369	591	3,996	650	650		
648 · Training	6,377	6,602	5,000	6,750	6,750		
649 · Expense Account - City Administrator	-	-	126	-	-		
650 · Expense Account - Mayor	-	-	105	-	-		
652 · Staff Appreciation	29	760	200	850	850		
655 · Code of Ordinance	1,375	1,000	8,000	3,500	-	3,500	Added per discussions
699 · Miscellaneous Expense	98	246	150		-		
Total G & A Expenditures	$ 529,118	400,232	$ 490,333	$ 413,010	$ 380,186	$ 32,824	
700 · Capital Expenditures - Public Safety	$ 250,341	$ 80,038	$ 60,000	$ 15,000	$ -	15,000	
700 · Capital Expenditures - Operating	$ 17,166	$ 19,400	$ 32,000	$ 35,000	$ 35,000	-	
Total Capital Expenditures	$ 267,507	$ 99,438	$ 92,000	$ 50,000	$ 35,000	$ 15,000	
Total Expenditures	$ 1,129,442	$ 976,387	$ 1,192,063	$ 987,794	$ 936,337	$ 51,457	
Surplus (Deficit)	$ 355,835	$ 224,439	$ 14,904	$ 395,054	$ 248,559	$ 146,495	

City of McLendon-Chisholm
Public Safety Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget (Draft #2)	FY 2020 Proposed Budget (Draft #1)	Change	
Revenue							
313 · Donations		$ 1,400					
315 · Miscellaneous Income		67,500	67,500	67,500	67,500		
319 · Grants		252,000	252,000	252,000	252,000		
Total Revenue		$ 320,900	$ 319,500	$ 319,500	$ 319,500		
Expenditures							
Operating Expenditures							
43001 · Liability Insurance		$ 13,988	$ 37,980	$ 21,211	$ 28,658	$ (7,447)	Correction
43002 · Fuel		9,409		10,000	10,000		
43003 · Maintenance & Repair - Vehicles		10,662	12,600	8,000	8,000		
43004 · Maintenance & Repair - Station		7,001	10,600	12,000	12,000		
43005 · Gear and Supplies		36,249	5,400	23,000	23,000		
43006 · Compliance		35	500	6,000	6,000		
43008 · Dispatch		10,000	10,000	10,000	10,000		
43009 · Training		3,855	5,000	10,000	10,000		
43010 · Software		308	1,300				
43011 · Radio Maintenance		-	1,489	12,000	12,000		
43030 · EMS		2,979	5,110	3,000	3,000		
43035 · Street Lights		2,883	2,943	2,900	2,900		
Unallocated			115,786				
Total 400 Operating Expenditures		97,369	208,708	118,111	125,558	(7,447)	
Occupancy Expenditures							
502 · Electricity		$ 3,572		$ 3,600	$ 3,600		
506 · Water		319		375	375		

City of McLendon-Chisholm
Public Safety Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget (Draft #2)	FY 2020 Proposed Budget (Draft #1)	Change	
512 ·Trash Pickup		915		-	1,344	(1,344)	Correction
516 · Lawn Maintenance		840		1,440	1,440		
518 · Janitorial		552		2,700	2,700		
520 · Telephone & Internet		1,864		2,280	2,280		
Total 500 Occupancy Expenditures		$ 8,062	$ -	$ 10,395	$ 11,739	$ (1,344)	
General & Administrative Expenditures							
60601 · Staff Salaries		396,182	430,808	420,624	420,624		
60609 · Payroll Tax Expense		33,841	16,787	32,178	32,178		
60611 · Employee Screening		675	-	-	-		
60612 · Retirement Plan Contributions		34,804	10,000	11,124	5,042	6,082	Correction
60613 · Health Insurance Expense		31,782	28,408	38,298	36,224		
619 · Software Subscriptions		495					
622 · Office Supplies - City Hall		39					
623 · Office Equipment		162					
626 · Postage		14					
630 · Legal & Professional							
63005 - City Planner		924					
648 · Training		814					
652 · Staff Appreciation		1,268					
Total G & A Expenditures		501,000	$ 486,003	$ 502,224	$ 494,068	$ 6,082	
700 · Capital Expenditures - Public Safety		$ 80,038	$ 60,000	$ 15,000	$ 15,000		
Total Capital Expenditures		$ 80,038	$ 60,000	$ 15,000	$ 15,000		
Total Expenditures		$ 686,469	$ 754,711	$ 645,730	$ 646,365		
Surplus (Deficit)		$ (365,569)	$ (435,211)	$ (326,230)	$ (326,865)	$ 635	

City of McLendon-Chisholm
Utility Fund Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2019 Budget	FY 2020 Proposed Budget
Revenue				
306 · Interest Income	$ 5,522	$ 9,237	$ 5,206	$ 9,750
Sewer Utility Revenue				
32200 · Sewer Usage Fees	159,079	212,116	159,653	336,312
32201 · Sewer Tap Fees	219,000	129,000	189,000	72,000
32204 · Sewer Deposit Refunds	(1,720)	(1,063)	(1,540)	(1,100)
32206 · Sewer Warranty Reimbusements		-	-	-
Total Revenue	$ 381,881	$ 349,290	$ 352,319	$ 416,962
Expenditures				
Operation & Maintenance Expenditures				
Sewer Operation & Maintenance				
41304 · O&M Agreement	48,850	32,456	$ 47,094	$ 33,570
41305 · O&M Maintenance		34,945	$ -	$ 36,000
41308 · Electricity	42	-	42	-
41310 · Sewer Treatment	93,886	203,328	78,000	261,576
41312 · Tap Fee Developer Rebate	131,400	77,400	113,400	43,200
Total Operations Expenditures	$ 274,178	$ 348,129	$ 238,536	$ 374,346
600 · General & Administrative Exp	$ 16,733	$ 9,359	$ 13,260	$ 14,000
Total Expenditures	$ 290,911	$ 357,488	$ 251,796	$ 388,346
Surplus (Deficit)	$ 90,970	$ (8,198)	$ 100,523	$ 28,616

City of McLendon-Chisholm
Interest and Sinking Fund Preliminary Budget
For the year to end September 30, 2020

	FY 2018 Actual	FY 2019 Projected	FY 2018-2019 Budget	FY 2020 Proposed Budget
Revenue				
Ad Valorem Tax				
317 · Ad Valorem Tax	$ 236,763	252,330	$ 228,985	$ 107,427
306 · Interest Income	1,898	6,795	-	3,250
Transfer from Excess Bond Proceeds	62,532	-	-	
Transfer From 2017 Surplus	33,714	-	-	
Total Revenue and Transfers In	$ 334,907	$ 259,125	$ 228,985	$ 110,677
Expenditures				
628 · Bank Fees Expense		6,850		
660 · Bond Interest Expense	$ 61,344	59,868	$ 59,862	$ 58,113
802 · Bond Cost Amortization	2,912	2,916	-	2,912
803 · Bond Premium Amortization	(10,107)	(9,936)	-	(9,381)
Transfer To Bond Principal	85,000	85,000	85,000	90,000
Transfer to Early Redemption Sinking Fund	189,934	78,512	78,512	-
Total Expenditures and Transfers Out	$ 329,083	$ 223,210	$ 223,374	$ 141,644
Surplus (Deficit)	$ 5,824	$ 35,915	$ 5,611	$ (30,967)

City of McLendon-Chisholm
Ad Valorem Tax Rate Analysis
For Fiscal Year 2020

	2019		2020		2020		2020		2020		2020		2020		2020		2020	
Taxable Value	$394,253,863		$437,406,172		$437,406,172		$437,406,172		$437,406,172		$437,406,172		$437,406,172		$437,406,172		$437,406,172	
Rollback Rate	0.150000		0.119744		0.150000		0.119744		0.119744		0.119744		0.119744		0.119744		0.119744	
Adopted Rate	0.150000	$591,381	0.119744	$523,768	0.150000	$656,109	0.150000	$656,109	0.155000	$677,980	0.160000	$699,850	0.165000	$721,720	0.170000	$743,590	0.175000	$765,461
M&O	0.090735	$357,726	0.095184	$416,341	0.095184	$416,332	0.125440	$548,682	0.130440	$570,553	0.135440	$592,423	0.140440	$614,293	0.145440	$636,164	0.150440	$658,034
Debt Service	0.059265	$233,655	0.024560	$107,427	0.054818	$239,777	0.024560	$107,427	0.024560	$107,427	0.024560	$107,427	0.024560	$107,427	0.024560	$107,427	0.024560	$107,427
Differences compared to 2019																		
M&O				$58,614		$58,606		$190,956		$212,826		$234,697		$256,567		$278,437		$300,308
Debt Service				-$126,228		$6,123		-$126,228		-$126,228		-$126,228		-$126,228		-$126,228		-$126,228

City of McLendon-Chisholm

Staff Report

Discussion and action regarding approving a proposed maximum Tax Rate for FY 2019-2019 for legal notice requirements, setting public hearing dates as appropriate and related matters.

DATE:

August 13, 2019

BACKGROUND OF ISSUE:

The City must provide notice of its proposed Tax Rate in the newspaper and it must also be posted on the City website. The first public hearing may not be held before the 7th day after the notice of public hearing is given. A second public hearing is required for an increase over the lower of the effective or rollback rate. The second hearing must be held no earlier than 14 days prior to adoption of the tax rate and at least 3 days before adoption of the tax rate. The last regular meeting to adopt the tax levy is September 24.

SUGGESTED MOTION:

I Move that the proposed maximum Tax Rate for Fiscal Year 2019-2020 be set at $0. ______ per $100 valuation and that two Public Hearings to receive public input regarding the Tax Rate be scheduled for August 27, 2019 and September 10, 2019.

Lisa Palomba, City Administrator