



COMPREHENSIVE ANNUAL FINANCIAL REPORT

Fiscal Year Ending September 30, 2019

City of Leesburg, Florida



CITY OF LEESBURG, FLORIDA
COMPREHENSIVE ANNUAL FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019



Prepared by the Department of Finance



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
 COMPREHENSIVE ANNUAL FINANCIAL REPORT
 FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

TABLE OF CONTENTS

Introductory Section	Page
Transmittal Letter	2
Principal City Officials	10
Organizational Chart	11
Certificate of Achievement	12
Financial Section	
Independent Auditor's Report	14
Management's Discussion and Analysis	16
Basic Financial Statements	
City-wide Financial Statements:	
Statement of Net Position	34
Statement of Activities	35
Fund Financial Statements:	
Balance Sheet - All Governmental Funds	41
Reconciliation of the Balance Sheet of Governmental Funds to the Statement of Net Position	43
Statement of Revenues, Expenditures, and Changes in Fund Balances - All Governmental Funds	45
Reconciliation of the Statement of Revenues, Expenditures, and Changes in Fund Balances of the Governmental Funds to the Statement of Activities	47
Statement of Net Position - Proprietary Funds	50
Statement of Revenues, Expenses, and Changes in Fund Net Position - Proprietary Funds	54
Statement of Cash Flows - Proprietary Funds	56
Statement of Fiduciary Net Position	62
Statement of Changes in Fiduciary Net Position	63
Notes to Financial Statements	66
Required Supplementary Information	
Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual - General Fund	121
Schedule of Revenues, Expenditures, and Changes in Fund Balance - Budget and Actual – Community Redevelopment Agency Funds	123

**CITY OF LEESBURG, FLORIDA
 COMPREHENSIVE ANNUAL FINANCIAL REPORT
 FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

TABLE OF CONTENTS
(Continued)

Financial Section (Concluded)	Page
Required Supplementary Information (Concluded)	
Schedules of Changes in Net Pension Liability and Related Ratios	124
Schedules of Contributions	130
Schedules of Investment Returns	136
Schedule of Changes in the Total OPEB Liability and Related Ratios	138
Supplemental Information	
Combining Statements and Schedules	
Supplemental Information:	
Combining Balance Sheet - Nonmajor Governmental Funds	144
Combining Statement of Revenues, Expenditures, and Changes in Fund Balances - Nonmajor Governmental Funds	146
Schedule of Revenues and Expenditures - Budget and Actual:	
Capital Projects Fund	148
Housing Assistance Fund	149
Police Forfeitures Fund	150
Police Education Fund	151
Discretionary Sales Tax Fund	152
Gas Tax Fund	153
Police Impact Fee Fund	154
Fire Impact Fee Fund	155
Recreation Impact Fee Fund	156
Building Permits Fund	157
Debt Service Fund	158
Combining Statement of Net Position – Nonmajor Enterprise Funds	162
Combining Statement of Revenues, Expenses, and Changes in Fund Net Position – Nonmajor Enterprise Funds	165
Combining Statement of Cash Flows – Nonmajor Enterprise Funds	166
Combining Statement of Net Position - Internal Service Funds	170
Combining Statement of Revenues, Expenses, and Changes in Fund Net Position - Internal Service Funds	171
Combining Statement of Cash Flows - Internal Service Funds	172
Combining Balance Sheet - Community Redevelopment Agency Funds	174
Combining Schedule of Revenues, Expenditures, and Changes in Fund Balances – Community Redevelopment Agency Funds	175

**CITY OF LEESBURG, FLORIDA
 COMPREHENSIVE ANNUAL FINANCIAL REPORT
 FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

TABLE OF CONTENTS
(Continued)

Statistical Section (Unaudited)	Page
Net Position by Component	180
Changes in Net Position	182
Fund Balances of Governmental Funds	186
Changes in Fund Balances of Governmental Funds	188
Assessed Value of Taxable Property	190
Property Tax Rates-Direct and Overlapping Governments	191
Principal Property Taxpayers	192
Property Tax Levies and Collections	193
Governmental Activities Tax Revenues by Source	194
Greater Leesburg Community Redevelopment Agency - Historical Revenues	195
Carver Heights/Montclair Area Community Redevelopment Agency - Historical Revenues	196
U.S. Highway 441/27 Community Redevelopment Agency - Historical Revenues	197
Ratios of Outstanding Debt by Type	198
Direct and Overlapping Governmental Activities Debt	199
Legal Debt Margin Information	201
Pledged-Revenue Coverage:	
Capital Improvement Revenue Bonds/Notes	202
Series 2015 Greater Leesburg CRA Revenue Note	205
Series 2009 US Highway 441 & 27 Area CRA, 2016 Refunding Note	206
Electric System Revenue Bonds/Notes	208
Utility System Revenue Bonds/Notes	210
Demographic and Economic Statistics	212
Principal Employers	213
Full-time Equivalent City Government Employees by Function	214
Operating Indicators by Function	215
Capital Asset Statistics by Function	216
 Compliance Section	
Schedule of Expenditures of Federal Awards	220
Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i>	223
Independent Auditor's Report on Compliance for Each Major Federal Program and on Internal Control Over Compliance and Report on the Schedule of Expenditures of Federal Awards Required by the Uniform Guidance	225
Schedule of Findings and Questioned Costs	228
Summary Schedule of Prior Audit Findings	230
Independent Accountant's Report	231
Independent Auditor's Management Letter	232

**CITY OF LEESBURG, FLORIDA
COMPREHENSIVE ANNUAL FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

TABLE OF CONTENTS
(Concluded)

Debt Disclosure Section (Unaudited)

Historical Statements of Pledged Revenues and Debt Service Coverage	238
Electric City Rates and Ten Largest Customers	247
Electric Inter-Utility Rate Comparison	248
Utility Debt	251
Natural Gas City Rates and Ten Largest Customers	252
Natural Gas Inter-Utility Rate Comparison	253
Water City Rates and Ten Largest Customers	255
Water Inter-Utility Rate Comparison	256
Wastewater City Rates and Ten Largest Customers	258
Wastewater Inter-Utility Rate Comparison	259
City Ordinances Related to Utility Rates	261
Covenant to Budget and Appropriate Worksheets	297

INTRODUCTORY SECTION



PO Box 490630 • Leesburg, Florida 34749-0630
Ph 352-728-9720 • Fx 352-326-6632
www.leesburgflorida.gov

MISSION STATEMENT

"Dedicated to Our Community, Committed to Service Excellence"

March 16, 2020

Honorable Mayor and
Members of the City Commission, and
Citizens of the City of Leesburg, Florida

It is our pleasure to submit this Comprehensive Annual Financial Report (CAFR) for the City of Leesburg, Florida (City) for the fiscal year ended September 30, 2019. The report fulfills the requirements set forth by State law in accordance with Section 218.39, Florida Statutes, and Chapter 10.500, Rules of the Auditor General, which require that all general purpose local governments publish each fiscal year a complete set of financial statements presented in conformity with generally accepted accounting principles (GAAP) in the United States and audited in accordance with auditing standards generally accepted in the United States by a firm of licensed certified public accountants.

This CAFR consists of management's representations concerning the finances of the City. Consequently, management assumes full responsibility for the completeness and reliability of all of the information presented in this report. To provide a reasonable basis for making these representations, management of the City has established a comprehensive internal control framework that is designed both to protect the City's assets from loss, theft, or misuse and to compile sufficient reliable information for the preparation of the City's financial statements in conformity with GAAP. Because the cost of internal controls should not outweigh their benefits, the City's comprehensive framework of internal controls has been designed to provide reasonable, rather than absolute, assurance that the financial statements will be free from material misstatement. As management, we assert that, to the best of our knowledge and belief, this financial report is complete and reliable in all material respects.

Florida Statutes require that an annual financial audit be performed by independent certified public accountants. This year the audit was performed by MSL CPA & Advisors. The goal of the independent audit was to provide reasonable assurance that the financial statements of the City for the fiscal year ended September 30, 2019 are free of material misstatement. The independent audit involved examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; assessing the accounting principles used and significant estimates made by management; and evaluating the overall financial statement presentation. The independent auditor concluded, based upon the audit, that there was reasonable basis for rendering an unmodified opinion that the City's financial statements for the fiscal year ended September 30, 2019 are fairly presented in conformity with GAAP. The independent auditor's report is presented as the first component of the financial section of this report.

The City is also subject to a broader, mandated “Single Audit” designed to meet the special needs of federal and state grantor agencies. The standards governing Single Audit engagements require the independent auditor to report not only on the fair presentation of the financial statements, but also on the audited government’s internal controls and compliance with legal requirements - with special emphasis involving the administration of federal and state awards. For the fiscal year ended September 30, 2019, the City's expenditures of state financial assistance did not meet the required State threshold for reporting on such by the City or the independent auditor.

GAAP requires that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of Management’s Discussion and Analysis (MD&A). This letter of transmittal is designed to complement the MD&A and should be read in conjunction with it. The City’s MD&A can be found immediately following the report of the independent auditor.

Profile of the Government

The City of Leesburg was founded and first settled in 1857 by Evander H. Lee, a native of Sumter, South Carolina. The City received its name as a result of shipping directions given by Calvin Lee, Evander’s brother, during a merchandising trip to New York City in 1866. By a vote of 23 to 2, the City of Leesburg was incorporated on July 12, 1875. The City was originally part of Sumter County and served as the County seat until 1882 when the Florida Legislature created Lake County. The City has been a part of Lake County since then and is the oldest and second highest populated of the fourteen incorporated municipalities in Lake County, which include Astatula, Clermont, Eustis, Fruitland Park, Groveland, Howey-in-the-Hills, Lady Lake, Mascotte, Minneola, Montverde, Mount Dora, Tavares, and Umatilla.

The City of Leesburg is a political subdivision of the State of Florida. As such, it is governed by, and derives its operating authority from, the constitution and laws of the State of Florida. The City is empowered to levy a property tax on both real and personal properties located within its boundaries. It also is empowered by state statute to extend its corporate limits by annexation, which occurs periodically when deemed appropriate by the governing body.

The City operates under a commission/manager form of government, with a governing body consisting of five City Commissioners, elected to staggered four-year terms. Three of the commission members must meet district residency requirements. The remaining two commissioners are elected at-large without a district residency requirement. One of the commissioners is selected by the other four as Mayor to serve a one-year term. The City Commission is responsible for, among other things, passing ordinances and resolutions, adopting the budget, appointing committees, and hiring the City Manager and City Attorney. The City Manager is responsible for carrying out the policies and ordinances adopted by the City Commission, for overseeing day-to-day operations of the City, appointing the department heads and approving the hiring of all employees.

The City provides a traditional mix of governmental services, including police and fire protection, the construction and maintenance of streets and infrastructure, library, recreational activities, cultural events, planning, zoning, housing, and administrative services. The City also provides a full range of utility services, including electric, natural gas, solid waste, water, reuse water, wastewater treatment, and stormwater drainage. The City has an international airport as well. In addition, the City has three Community Redevelopment Agencies (CRA), which are Greater Leesburg, Carver Heights/Montclair Area, and U.S. Highway 441&27.

The City is situated between Lake Harris and Lake Griffin in Lake County. To the south, the City extends past the intersection of U.S. Highway 27 with County Road 48, and south on County Road 33 past the Florida's Turnpike. The City extends west on County Road 48 and County Road 470 past the Florida's Turnpike to the Sumter County line. To the east, the City follows U.S. Highway 441 to County Road 473; the north is bounded by U.S. Highway 441 at Fruitland Park. The City occupies a land area of 40 square miles and has a population of approximately 23,000. The City is located in north central Florida midway between the Gulf of Mexico and the Atlantic Ocean, approximately 200 miles southeast of the State Capital, Tallahassee, 80 miles northeast of Tampa, 40 miles northwest of Orlando and 70 miles southwest of Daytona Beach. The City is intersected by State Road 44, U.S. Highway 27, U.S. Highway 441 and the Florida's Turnpike, with Interstate 75 close by.

The City's Library on Main Street in the downtown area is a two-story building of almost 42,000 sq. ft. featuring community meeting rooms, a Technology Lab, and an outdoor amphitheater for performances and events.

The City also takes pride in preserving its rich heritage through the Leesburg Historical Museum and Mote-Morris House, which offers a fine example of Victorian architecture.

The City is known for its scenic beauty, relaxed lifestyle, recreational facilities, temperate climate, extensive waterways, and affordable housing. Waterfront living is a way of life with 1,400 beautiful lakes located in Lake County.

The City's geographic location enables it to offer three parks that include lake access to the beautiful Harris Chain of Lakes, one on Lake Griffin (Herlong Park) and two on Lake Harris (Venetian Gardens and Singletary Park). Venetian Gardens offers a variety of recreational amenities, including great shoreline fishing opportunities, as seven pedestrian bridges connect islands within this picturesque setting. Other recreational amenities in Venetian Gardens include outdoor volleyball courts, Kids Korner Playground, a splash pad, pavilions, the Community Building, Venetian Cove Marina and Pat Thomas Stadium/Buddy Lowe Field that has hosted professional baseball in the past and is the current home of Leesburg High School varsity baseball and the Leesburg Lightning of the Florida Collegiate Summer League. The City is continuing to upgrade and add facilities to Venetian Gardens to continue to make the park a destination for all.

The Sleepy Hollow Sports Complex includes two football/soccer fields, two youth softball fields, two Babe Ruth Baseball fields, four adult softball fields, concessions, locker rooms, restrooms and a pavilion. Sleepy Hollow is the site of numerous tournaments and attracts over 1,000 athletic teams each year to Leesburg. In 2007, the United States Sports Specialty Association voted the Sleepy Hollow Sports Complex their "Facility of the Year" for the State of Florida.

The Leesburg Recreational Complex features two indoor regulation basketball courts, four indoor volleyball courts, an outdoor basketball court, playground and offices for the Parks and Recreation Department. The H.O. Dabney pool is just around the corner from the Leesburg Recreational Complex.

Recently, the City has opened the Leesburg Resource Center, an 8,900 square-foot multipurpose facility that includes meeting rooms, computer-training space, resource offices, and a central meeting hall. The City has also opened Venetian Center at Venetian Gardens, a 20,700 square-foot multipurpose community building with views of Venetian Gardens Park and Lake Harris. The largest room in Venetian Center can accommodate up to 1,000 people auditorium style.

These outstanding recreational facilities of regional impact are complemented with numerous community and neighborhood parks. The Susan Street Complex includes four youth baseball fields, one regulation football field, four tennis courts, four outdoor racquetball courts, concessions and restrooms. The Palmetto Street Complex features four tennis courts as well as 24 shuffleboard courts. Other quality recreational facilities throughout the City include Berry Park, Fountain Lake Park, John L. Johnson Park, Leesburg's Dog Park, and the Town Square, which serves as the focal point during major festivals hosted within the City.

Leesburg International Airport (LEE) is a large general aviation airport with over 50,000 flight operations per year. The Airport has grown substantially in the past few years and it continues to grow. The Airport provides a diversity of activities; with its two intersecting runways, the Airport can support a variety of aircraft. LEE is the largest airport in Lake County.

The Airport sustains and leads economic growth and development. It is an important economic engine, and supports vital health, welfare, emergency, and safety-related services. The annual economic impact of LEE is associated with direct impacts that come from tenants/businesses located at the Airport and construction projects that are undertaken by the Airport or by on-site businesses; indirect impacts are associated with spending from visitors who arrive in the area via general aviation aircraft.

Budgetary Controls

The annual budget serves as the foundation for the City's financial planning and control. Department heads are required to submit requests for appropriations to the City Manager, who uses those requests as the starting point for developing a proposed budget. The City Manager is required by the City Charter to keep the City Commission fully advised as to the financial condition and needs of the City and to submit an annual budget for its consideration. The City Commission is required to hold public hearings on the proposed budget and to adopt a final budget by September 30, the close of the City's fiscal year. The appropriated budget is prepared by fund, function and department.

The City's adopted budget policy establishes budgetary control (i.e., the level at which expenditures cannot exceed the appropriated amount) at the fund level. Budgets for all governmental fund types are adopted on a basis consistent with GAAP. Department heads may make transfers of appropriations within a category from one division to another in their respective department, and transfers of appropriations between departments or categories can be approved by the City Manager. The objective of these budgetary controls is to ensure compliance with legal provisions embodied in the annual budget adopted by the City Commission. Budget-to-actual comparisons are provided in this report for each individual governmental fund for which an appropriated annual budget has been adopted. For the General Fund and major special revenue funds, these comparisons are presented as required supplementary information. For other governmental funds with appropriated annual budgets, these comparisons are presented in the Supplemental Information section of this report.

Economic Condition

The information presented in the financial statements is best understood when considered from a broader perspective of the environment within which the City operates.

Local Economy

The City, and Lake County as a whole, have transitioned in recent decades from agricultural roots to a growth-driven economy that is heavily centered in real estate, retail, personal services, and health care. For the last five years, Lake County's unemployment numbers have been either equal to or slightly below the State of Florida and the United States, and the local unemployment figure has decreased nearly 10% since 2010. Housing prices are continuing to increase, as well as ad valorem tax revenues. Vacancies in the downtown area have stabilized and are lower than levels experienced in the past. In spite of these improvements, given the effects of the prior recession and the City's desire to maintain lower taxes for its citizens and customers, challenges remain in trying to prepare a balanced budget.

Although future revenues will be increasing, there is a need to address various budget items that were eliminated or reduced during the recession.

The City's top private sector employer is Central Florida Health Alliance (f/k/a LRMC), boasting a labor force of 1,766. Other principal employers within the City include LifeStream Behavioral Center, Lake County School District, Lake Sumter State College, and the City itself. Health care, education, personal services, retail, and construction are sectors with the highest employment levels in Lake County.

The City is home to Leesburg International Airport, a regional shopping mall, two colleges and a growing medical community. The City's retail shopping is largely concentrated along U.S. Highways 27 and 441.

Economic challenges and diminishing property values have a significant impact on the City's taxable property income since the recession began in fiscal year 2008. Fiscal year 2015 was the first year since the recession that there was a slight increase in the City's taxable value; there have been increases in taxable values in the years since then. The prior years' decreases in the City's taxable value, coupled with property tax reform, have resulted in corresponding decreases in property tax revenues. Since fiscal year 2008, the City has seen the annual property tax revenues decrease from \$6.8 million to \$6.2 million in the current year. The taxable values have been increasing the past few fiscal years and are projected to increase over the intermediate future, but the rate of increase is not anticipated to be accelerating any time soon.

The City recently sold 1,127 acres of land to The Villages. It is anticipated that The Villages will begin building approximately 2,800 homes in the City in the next few years. The property tax revenues, as well as other tax and service revenues, are expected to substantially improve the economic condition of the City as a whole in the intermediate- and long-term future.

The population in Lake County nearly doubled from 1980 to 2000 (210,528 persons). The County now has more than 340,000 residents, which could double over the next 25 years and reach more than half a million people. Growth in the City has retreated from the peak experienced in 2006. The City currently has 23,993 residents.

The Leesburg area is positioned at the crossroads of geographic expansion, as the retirement market continues to push from the north and family households sustain the market segment to the south. This area has embraced both market segments and, as a result, has become one of the emerging economic submarkets in all of Central Florida.

Long-term Financial Planning

The Core Values adopted by the City Commission will drive the long-term planning process. One of the Core Values, “Fiscal Responsibility,” shows a respect for the citizens whose taxes support the municipal government and a commitment for the thoughtful prioritization and careful management of financial resources. Also addressed in this Core Value is the recognition that resources are limited and that this necessitates fresh approaches and creativity in addressing current operations and community needs.

The 5-year Capital Improvement Plan was developed to maximize the “pay as you go approach” while recognizing the benefit of financing. Utility improvements and replacements will be scheduled and integrated into the street paving work plan. The plan includes a detailed explanation regarding development of revenue projections and assumptions regarding capital needs. Due to limited resources, capital spending is limited to that which is necessary. The major sources of funding include grants and renewal and replacement funds.

In the past, the City typically extended services beyond the current available infrastructure based on a calculation to recoup the initial investment over a 5- to 7-year period.

Additional long-range planning for the following departments is listed below:

- **Electric** – The Electric Department consistently evaluates the costs of outsourcing specific activities. There is a plan to convert certain overhead utility lines within the City to underground in 30 years to avoid future safety code compliance issues associated with poles, weather related damage and to provide other savings. As part of the Smart Grid Grant, numerous electric systems and hardware were replaced and updated. These improvements will aide in the data gathering necessary to identify areas in which future upgrades may be necessary due to growth and changing load characteristics. In addition, a revision to the 5 year Capital Improvement Plan is underway which will identify system replacements, upgrades, and improvements necessary to maintain a state of the art system well into the future.
- **Gas** – The City is a member of Florida Gas Utility (FGU), which is made up of natural gas utilities with a common goal of acquiring natural gas in bulk to reduce the overall price to customers. Prior to 2006, the department followed a guideline of extending service to new customers based on a seven-year calculated return on initial investment. Since April of 2006, natural gas is being required in all new subdivisions within the city limits, with the cost of infrastructure to be borne by the developer. In 2018, the City entered into an Agreement with South Sumter Gas Utility/The Villages to provide natural gas service to the majority of their residential and commercial customers as they expand in Sumter and Lake County. Additionally, the City has completed construction of a new gate station which connects to the Sabal Trail Natural Gas transmission pipeline. This connection provides a redundant feed for existing customers and capacity for future expansion of the gas system.
- **Water & Wastewater** – Future utility expansion will be based on the Utility Master Plan and assessed as development requires utility expansion. At the present time, there is no funding source in Water or Wastewater for future utility expansion. The water utility is looking into long-term solutions for increased water consumption driven by population growth. The Florida aquifer has limited resources and is not expected to keep pace with development. The Central Florida Water Initiative and other similar efforts will take a leading role in developing future water use policies. The City has agreed to provide 3 million gallons per day of wastewater treatment capacity to South Sumter Utility Company, LLC at a bulk services rate and also provide bulk reuse water supply.

- **Solid Waste** – The Solid Waste Division executed a long term disposal agreement with Covanta Lake II, Inc., a waste-to-energy facility that produces electricity by burning municipal solid waste. The five-year agreement includes an option to extend the contract for three additional five-year terms. The negotiated disposal fee is considerably less than the fee formerly paid to Lake County and represents a significant savings in operating expenses for the duration of the contract. The utility will continue to replace semi-automated residential side loading trucks with larger, fully automated trucks.
- **Information and Technology (IT)**– The IT Department is an important part of the City’s operations; thus, long-term financial planning includes preparing to replace computers as they become obsolete. All computer equipment is owned by the IT Department and leased to the other City departments, based on a five-year payback period. IT is actively involved with upgrading business technology as financial resources become available.
- **Fleet Maintenance** – All City vehicles are owned by Fleet Services, which is responsible for repairs, vehicle bid specifications, and purchases. A lease fee, based on useful life, is charged to the user department. Fleet Services also maintains the City’s two fuel sites. The City maintains a vehicle replacement plan for all City-owned vehicles and updates it annually. Planning for future vehicle purchases is the joint responsibility of Fleet Services and the leasing department.

Awards and Acknowledgements

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City of Leesburg for its comprehensive annual financial report for the fiscal year ended September 30, 2018. This is the 29th consecutive year (fiscal years ended 1990-2018) that the City has achieved this prestigious award. In order to be awarded a Certificate of Achievement, a governmental unit must publish an easily readable and efficiently organized comprehensive annual financial report. This report must satisfy both generally accepted accounting principles and applicable legal requirements.

A Certificate of Achievement is valid for a period of one year only. The City believes its current comprehensive annual financial report continues to meet the Certificate of Achievement Program’s requirements, and will submit it to the GFOA to determine its eligibility for another certificate.

In addition, the City of Leesburg also received the GFOA’s Distinguished Budget Presentation Award for its annual budget document for fiscal year 2018-19. This was the 21st consecutive year the City received this award. In order to qualify for the Distinguished Budget Presentation Award, the City’s budget document was judged to be proficient in several categories, including as a policy document, as a financial document, as an operations guide, and as a communications device.

The preparation of this report on a timely basis was made possible through the efficient, dedicated and professional efforts of the entire staff of the Finance Department. The significant amount of year-end closing procedures required prior to the audit could not have been accomplished without the personal and professional dedication of the members of the Finance Department. Other City departments, although not extensively involved in year-end audit activities, contributed significantly by ensuring the accuracy and integrity of accounting information compiled throughout the year. Credit must also be given to the Mayor and Commissioners for their unfailing support for maintaining the highest standards of professionalism in the management of the City's finances. We believe that this report clearly illustrates the financial position of the City of Leesburg and wish to thank you for your support and commitment to maintaining the financial integrity of the City.

Respectfully submitted,



Alfred (Al) Minner
City Manager



James (Jim) Williams
Finance Director

**CITY OF LEESBURG, FLORIDA
PRINCIPAL CITY OFFICIALS
SEPTEMBER 30, 2019**



ELECTED OFFICIALS

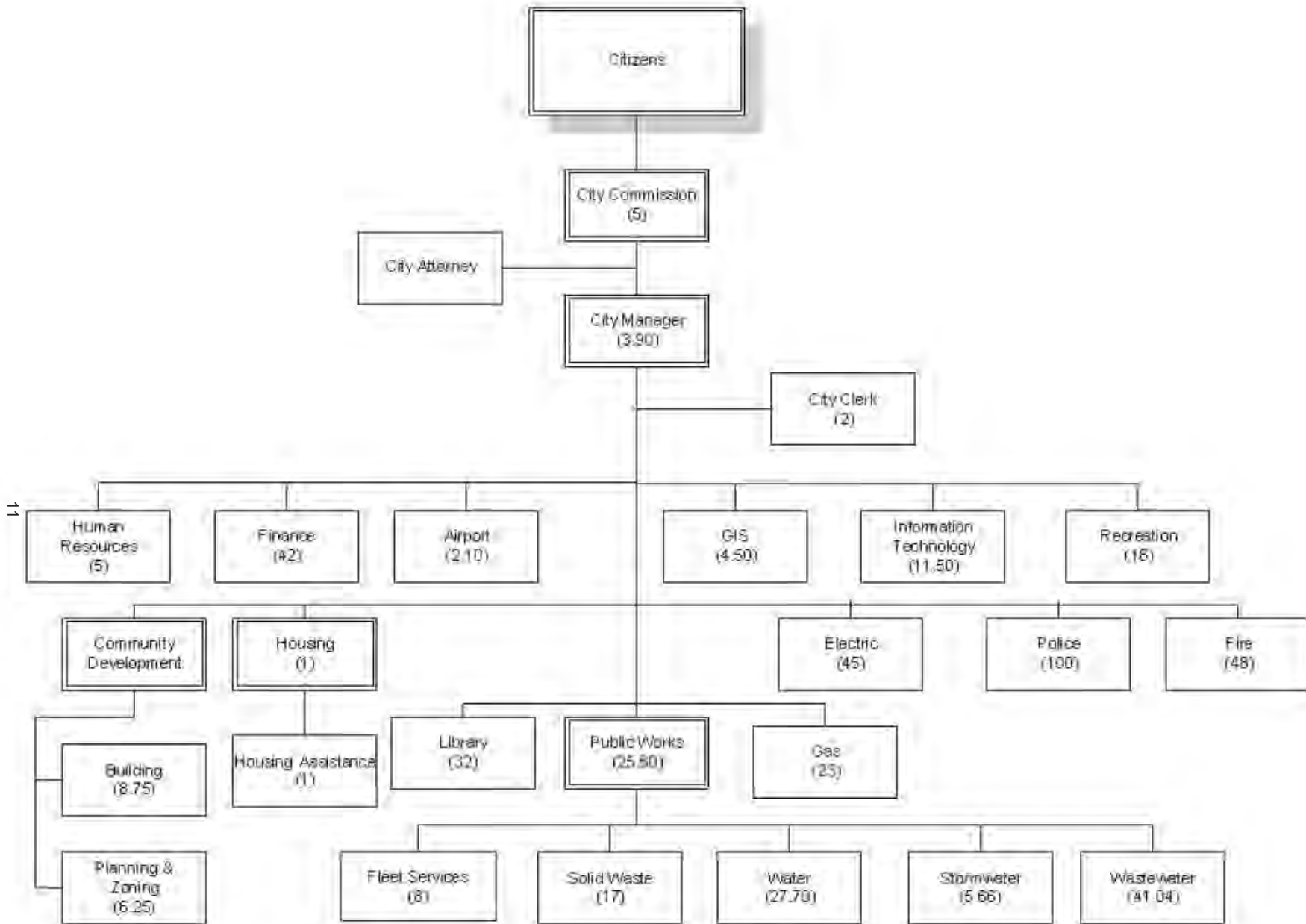
John Christian	Mayor
Elise Dennison	Mayor, Pro-Tem
Robert Bone, Jr.	Commissioner
Dan Robuck, III	Commissioner
Jay Hurley	Commissioner

APPOINTED OFFICIALS

Al Minner	City Manager
Fred Morrison / McLin & Burnsed, P.A.	City Attorney

EXECUTIVE STAFF

Michael Rankin	Deputy City Manager
James Williams	Finance Director
Andi Purvis	City Clerk
Melissa Arriaga	Human Resources Director
Tino Anthony	Information Technologies Director
Robert Hicks	Police Chief
David Johnson	Fire Chief
Lucy Gangone	Library Director
Travis Rima	Recreation Director
Brad Chase	Electric Director
Jack Rogers, Jr.	Gas Director
D.C. Maudlin	Public Works Director



(Note: The numbers shown for each department reflect full time equivalents (FTEs))



Government Finance Officers Association

**Certificate of
Achievement
for Excellence
in Financial
Reporting**

Presented to

**City of Leesburg
Florida**

For its Comprehensive Annual
Financial Report
for the Fiscal Year Ended

September 30, 2018

Christopher P. Morill

Executive Director/CEO

FINANCIAL SECTION



Certified Public Accountants

INDEPENDENT AUDITOR'S REPORT

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Leesburg, Florida (the City) as of and for the fiscal year ended September 30, 2019, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the City's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City as of September 30, 2019, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in conformity with accounting principles generally accepted in the United States of America.

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and the required supplementary information, as listed in the table of contents, be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The introductory section, the supplemental information section, the statistical section, and the debt disclosure section, as listed in the table of contents, are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The supplemental information section is the responsibility of management and was derived from, and relates directly to, the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

The introductory section, statistical section, and debt disclosure section have not been subjected to the auditing procedures applied in the audit of the basic financial statements and, accordingly, we do not express an opinion or provide any assurance on them.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated March 16, 2020, on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.

MSL, P.A.

Certified Public Accountants

Orlando, Florida

March 16, 2020

CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

The City of Leesburg (the City), Florida's Management's Discussion and Analysis presents an overview of the City's financial activities for the fiscal year ended September 30, 2019. Please read it in conjunction with the letter of transmittal and the financial statements, as listed in the Table of Contents.

Financial Highlights

- The assets of the City exceed liabilities at the close of fiscal year 2019 by \$269.4 million (net position). Of this amount, \$49.9 million (unrestricted net position) may be used to meet the government's ongoing obligations to citizens and creditors.
- The City's total net position increased \$16.7 million, or 6.6%. Net position for governmental activities increased \$2.5 million or 6.4%, while business-type activities increased \$14.2 million or 6.7%. The increase in the governmental activities is due primarily to increased taxes, interest income, and revenues in general due to an improving economy, while at the same time paying down debt and monitoring expenses closely. The increase in the business-type activities is due to increased interest income, a gain on the sale of land to The Villages, customer charges and continued positive business performance of the City's various services.
- As of September 30, 2019, the City's governmental funds reported combined ending fund balance of \$29.8 million, a decrease of \$(5.5) million in comparison with the reported amount of \$35.3 million in the prior year.
- On September 30, 2019, unassigned fund balance for the General Fund was \$14.2 million, or 51% of total General Fund expenditures and transfers out of \$27.8 million.
- Governmental funds' fund balance decreased \$(5.5) million, while in the prior year fund balance increased \$7.7 million. The decrease is mainly attributable to the sale of the Communications System in the prior year, and an increase of expenditures in the current year, primarily Capital Outlay.
- The Internal Service Funds' change in net position increased \$865 thousand. Internal service funds are considered governmental activities on the City-wide statements, but are included with the enterprise funds on the individual funds' statements. The primary reason for the increase was positive experience in the General Employees' Health Insurance and Workers' Compensation Insurance funds, as well as positive operations of the Fleet Maintenance fund.
- The total Enterprise Funds' change in net position increased \$14.2 million from the previous year, for the reasons noted for the increase in business-type activities above.
- The City's total financed debt as of September 30, 2019 decreased \$(3.4) million from \$106.7 million to \$103.3 million. Along with recurring debt repayments, the City borrowed \$781 thousand for new emergency radios from Lake County via a capital lease.

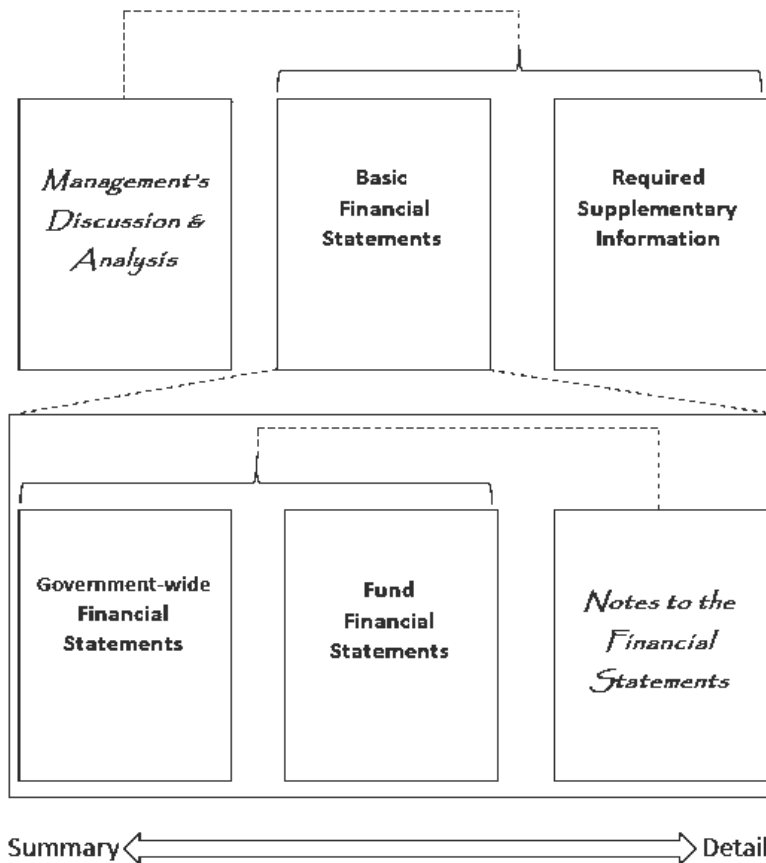
**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Overview of the Financial Statements

This narrative overview and analysis is intended to serve as an introduction to the City's basic financial statements. The City's basic financial statements provide information on both the City as a whole (government-wide) and on the major individual funds. Both perspectives (government-wide and fund level) allow the user to address relevant questions, broaden a basis for comparison and enhance the City's accountability. The City's basic financial statements are comprised of three components: 1) City-wide financial statements; 2) fund financial statements; and 3) notes to the financial statements that explain information in the financial statements and provide more detailed data.

The statements are followed by a section of Required Supplementary Information that further explains and supports the information in the financial statements.

This report also contains other Supplemental Information in addition to the basic financial statements that provides detail about the City's nonmajor governmental funds, nonmajor enterprise funds, and internal service funds, each of which are added together and presented in single columns in the basic financial statements. The required parts of this annual report are arranged and relate to one another as shown in the following graphical representation:



CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

City-wide Financial Statements

The government-wide financial statements are the Statement of Net Position and the Statement of Activities. These statements are designed to provide readers with a broad overview of the City's finances, in a manner similar to a private sector business. Emphasis is placed on the net position of governmental activities and business-type activities, and the change in net position. Governmental activities are principally supported by taxes and intergovernmental revenues. Governmental activities include most of the City's basic services, including police, fire, public works, parks and recreation, library, and general administration. Business-type activities are intended to recover all or a significant portion of their costs through user fees and charges. The City's water system, sewer system, electric system, stormwater system, gas system, solid waste system operations and airport operations are reported as business-type activities.

The City-wide financial statements include not only the City itself, but also the Greater Leesburg Community Redevelopment Agency, Carver Heights/Montclair Area Community Redevelopment Agency, and the U.S. Highway 441 & 27 Community Redevelopment Agency (all three "CRAs"). The CRAs, though legally separate, are reported as part of the primary government as blended component units due to the City Commission serving as each of the CRA's governing boards.

- The *Statement of Net Position* presents information on all of the City's assets and deferred outflows, less liabilities and deferred inflows, with the difference reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.
- The *Statement of Activities* presents information showing how the government's net position changed during the current fiscal year. All changes in net position are reported as soon as the occasion arises, regardless of the timing of related cash flows. Thus, revenues and expenses are reported for some items that result in cash flows in future fiscal periods (e.g., uncollected taxes and unused vacation leave when earned).

Both of these financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities).

The Internal Service Funds, namely health insurance, workers' compensation, risk management, and fleet maintenance, are recorded as governmental activities on the entity-wide statements, but presented with the proprietary funds in the fund-level statements.

CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The fund financial statements provide detailed information about the City's major funds - not the City as a whole. Fund accounting helps to ensure and demonstrate compliance with finance-related legal requirements. Based on restrictions on the use of monies, the City established multiple funds that account for various services provided to residents and businesses. These fund financial statements focus on the City's most significant funds: governmental; proprietary; and fiduciary.

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the City-wide financial statements. However, unlike the City-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the City-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the City-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental funds' balance sheet and the governmental funds' statement of revenues, expenditures, and changes in fund balances provide reconciliations to facilitate this comparison between governmental funds and governmental activities.

The City maintains thirteen individual governmental funds. Separate information for the General Fund, Capital Projects Fund, and the Community Redevelopment Agency Fund, which are considered major funds, is presented in the governmental funds' balance sheet and in the governmental funds' statement of revenues, expenditures, and changes in fund balances. Data from the other ten governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these nonmajor governmental funds is provided in the form of combining statements in the Supplemental Information section of this report.

Annual appropriated budgets are adopted for the governmental funds. Budgetary comparison statements and/or schedules are provided for these funds to demonstrate budgetary compliance.

Proprietary Funds

The City maintains two different types of proprietary funds: enterprise and internal service funds. Enterprise funds are used to report the same functions presented as business-type activities in the City-wide financial statements. The City uses enterprise funds to account for its electric, gas, water and reuse water, wastewater, airport, stormwater, and solid waste operations. Internal service funds are an accounting device used to accumulate and allocate costs internally among the City's various functions. The City uses internal service funds to account for its self-insurance health care, workers' compensation, risk management, and fleet maintenance programs. Because these services predominantly benefit governmental rather than business-type functions, they have been included within governmental activities in the City-wide financial statements.

CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

Proprietary funds provide the same type of information as the City-wide financial statements, only in more detail. The proprietary fund financial statements provide separate information for Electric Utility, Gas Utility, Water Utility, Wastewater Utility and Airport enterprise funds, which are considered major funds of the City. The remaining nonmajor enterprise funds are combined into a single fund and are aggregated into a single presentation. Individual fund data for the nonmajor enterprise funds and the internal service funds is provided in the form of combining statements in the Supplemental Information section of this report.

Fiduciary Funds

Fiduciary funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the City-wide financial statements because the resources of those funds are not available to support the City's own programs. The accounting used for fiduciary funds is similar to proprietary funds. The fiduciary funds include pension trust funds for police, fire, and general employees.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the City-wide and fund financial statements, including the City's progress in funding its obligations to provide pension benefits and other postemployment benefits (OPEB) to its employees.

Other Information

In addition to the basic financial statements and accompanying notes, required supplementary information is included which presents budgetary comparison schedules for the City's General Fund, major special revenue fund, as well as historical trend information for the pension trust funds and the City's OPEB plan.

The combining statements and budgetary comparison schedules referred to earlier, in connection with nonmajor governmental funds, nonmajor enterprise funds, and internal service funds, are presented in the Supplemental Information section of this report.

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

City-wide Financial Analysis

Statement of Net Position

As noted earlier, over time net position may serve as a useful indicator of a government's financial position. In the case of the City, assets and deferred outflows exceeded liabilities and deferred inflows by \$269.4 million at the close of the fiscal year ended September 30, 2019.

At the end of fiscal year 2019, the City is able to report positive balances in all three categories of net position for governmental and business-type activities. The following table reflects the condensed Statement of Net Position for the current year as compared to the prior year:

	Net Position					
	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
Assets						
Current and Other Assets	\$ 42,141,759	\$ 47,225,500	\$ 96,974,974	\$ 99,605,905	\$ 139,116,733	\$ 146,831,405
Capital Assets (net)	64,813,609	57,099,621	236,972,910	225,376,281	301,786,519	282,475,902
Total Assets	106,955,368	104,325,121	333,947,884	324,982,186	440,903,252	429,307,307
Deferred Outflows of Resources	6,020,227	5,519,925	1,868,536	1,498,341	7,888,763	7,018,266
Liabilities						
Current and Other Liabilities	8,748,874	8,552,516	20,573,823	22,967,255	29,322,697	31,519,771
Long-Term Liabilities	58,349,351	58,352,489	86,978,011	89,508,977	145,327,362	147,861,466
Total Liabilities	67,098,225	66,905,005	107,551,834	112,476,232	174,650,059	179,381,237
Deferred Inflows of Resources	3,433,261	3,050,596	1,337,738	1,260,978	4,770,999	4,311,574
Net Position						
Net Investment in Capital Assets	36,350,667	27,512,978	172,603,318	158,815,845	208,953,985	186,328,823
Restricted	7,357,874	6,851,601	3,166,299	3,620,077	10,524,173	10,471,678
Unrestricted	(1,264,432)	5,524,866	51,157,231	50,307,395	49,892,799	55,832,261
Total Net Position	\$ 42,444,109	\$ 39,889,445	\$ 226,926,848	\$ 212,743,317	\$ 269,370,957	\$ 252,632,762

The largest portion of the City's net position is reflected in the investment in capital assets (e.g., land, buildings, and equipment) less any related outstanding debt used to acquire those assets. Net investment in capital assets totals \$209.0 million, or 47% of all assets, which total \$440.9 million. The City uses capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City's investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets cannot be used to liquidate the debt.

A portion of the City's net position, \$10.5 million, or 3.9% of total net position, represents resources that are subject to external restriction on how they may be used. The balance of unrestricted net position totaling \$49.9 million, or 18.5% of the total net position, may be used to meet the City's ongoing obligations to citizens and creditors, and provide funding for various projects.

CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

Statement of Activities

The following table reflects the condensed Statement of Activities for the current year as compared to the prior year.

Changes in Net Position

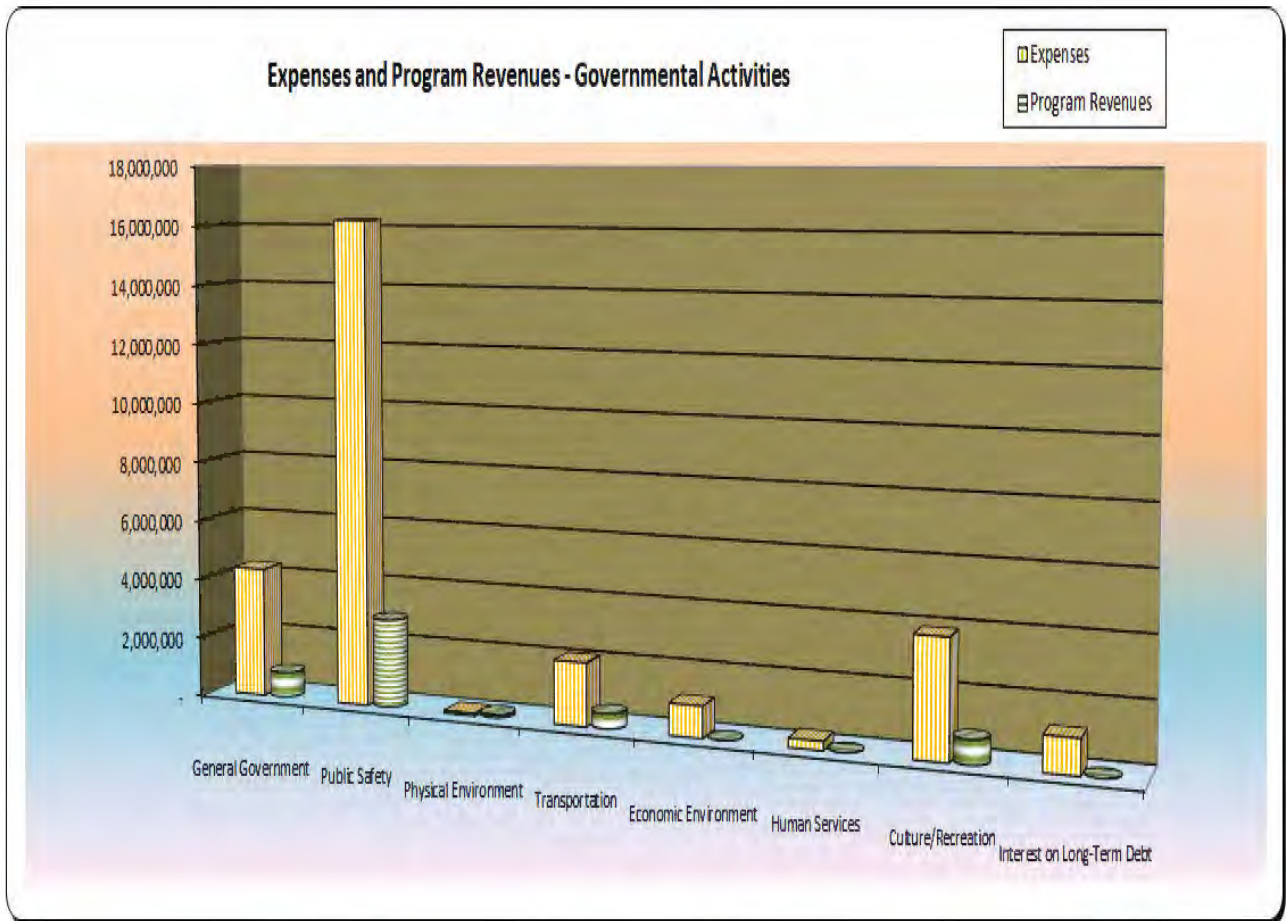
	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
Revenues						
Program Revenues						
Charges for Services	\$ 4,459,845	\$ 4,500,805	\$ 97,806,450	\$ 94,701,822	\$ 102,266,295	\$ 99,202,627
Operating Grants and Contributions	315,203	109,597	565,210	-	880,413	109,597
Capital Grants and Contributions	352,436	553,437	2,391,074	2,540,026	2,743,510	3,093,463
General Revenues						
Taxes						
Property Taxes	6,228,596	5,678,438	-	-	6,228,596	5,678,438
Sales Taxes	2,123,574	2,076,793	-	-	2,123,574	2,076,793
Utility Service Taxes	3,816,666	3,656,281	-	-	3,816,666	3,656,281
Communication Services Taxes	855,154	1,076,822	-	-	855,154	1,076,822
Other Taxes	799,292	813,585	-	-	799,292	813,585
State-Shared Revenues, Unrestricted	2,324,903	2,286,340	-	-	2,324,903	2,286,340
County-Shared Revenues, Unrestricted	435,332	434,453	-	-	435,332	434,453
Investment Income	1,135,647	388,197	2,102,062	843,658	3,237,709	1,231,855
Miscellaneous	319,468	1,166,274	4,027,281	2,283,381	4,346,749	3,449,655
Total Revenues	<u>23,166,116</u>	<u>22,741,022</u>	<u>106,892,077</u>	<u>100,368,887</u>	<u>130,058,193</u>	<u>123,109,909</u>
Expenses						
General Government	4,316,993	4,261,083	-	-	4,316,993	4,261,083
Public Safety	16,221,272	15,265,479	-	-	16,221,272	15,265,479
Physical Environment	84,061	89,114	-	-	84,061	89,114
Transportation	2,085,647	2,237,644	-	-	2,085,647	2,237,644
Economic Environment	1,040,933	1,064,872	-	-	1,040,933	1,064,872
Human Services	296,365	27,706	-	-	296,365	27,706
Culture/Recreation	3,862,143	5,334,338	-	-	3,862,143	5,334,338
Interest on Long-Term Debt	1,146,628	780,283	-	-	1,146,628	780,283
Electric Utility	-	-	55,241,760	53,894,931	55,241,760	53,894,931
Gas Utility	-	-	5,908,980	5,265,085	5,908,980	5,265,085
Water Utility	-	-	7,008,398	6,597,519	7,008,398	6,597,519
Wastewater Utility	-	-	8,265,558	8,206,198	8,265,558	8,206,198
Airport	-	-	2,269,693	1,996,993	2,269,693	1,996,993
Stormwater	-	-	2,165,042	990,541	2,165,042	990,541
Solid Waste	-	-	3,406,525	3,556,451	3,406,525	3,556,451
Communications Services	-	-	-	609,806	-	609,806
Total Expenses	<u>29,054,042</u>	<u>29,060,519</u>	<u>84,265,956</u>	<u>81,117,524</u>	<u>113,319,998</u>	<u>110,178,043</u>
Changes in Net Position Before						
Special Item and Transfers	(5,887,926)	(6,319,497)	22,626,121	19,251,363	16,738,195	12,931,866
Special Item - Note 21	-	-	-	339,507	-	339,507
Transfers	8,442,590	17,986,145	(8,442,590)	(17,986,145)	-	-
Change in Net Position	<u>2,554,664</u>	<u>11,666,648</u>	<u>14,183,531</u>	<u>1,604,725</u>	<u>16,738,195</u>	<u>13,271,373</u>
Restatement	-	(11,026,601)	-	(5,528,749)	-	(16,555,350)
Net Position - Beginning	39,889,445	39,249,398	212,743,317	216,667,341	252,632,762	255,916,739
Net Position - Ending	<u>\$ 42,444,109</u>	<u>\$ 39,889,445</u>	<u>\$ 226,926,848</u>	<u>\$ 212,743,317</u>	<u>\$ 269,370,957</u>	<u>\$ 252,632,762</u>

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Governmental Activities

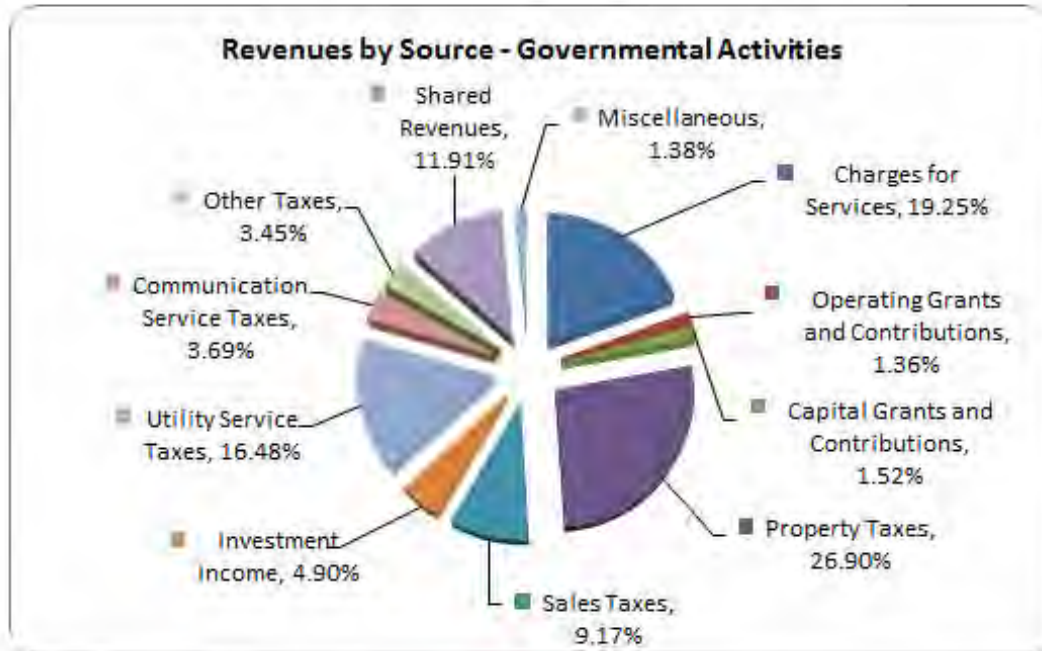
Governmental activities for the current fiscal year increased the City's net position by \$2.5 million, compared to an increase of \$11.7 million in the prior year. The primary driver of this increase was the sale of the Communications system in the prior year, and the transfer of the sales proceeds and remaining assets to the General Fund; no similar event or transaction occurred in the current year. Overall, program revenues and charges for services were essentially unchanged. Operating grants and contributions increased \$206 thousand, while capital grants and contributions decreased \$(0.2) million, mainly due to the timing of grant-funded capital projects. Overall expenses decreased by \$(6.5) thousand, attributed primarily to a decrease in Culture and Recreation costs. The demolition and work at Venetian Gardens in replacing the decades-old Community Center with a new, state-of-the-art Center and other aesthetic and structural improvements at Venetian Gardens being primarily completed in the prior year were the causes of the decrease in Culture and Recreation expenses in the current year.

The expenses and program revenues depicted in the following bar graph are from the Statement of Activities. Please note that expenses precede revenues as governments seek to identify the needs of their citizens and then raise the resources needed to meet those needs. The excess of expenses over program revenues are then funded by the remaining general revenues of the government.



**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

The pie chart depicting revenues by source for governmental activities reflects the percentage of individual revenue sources to total revenue sources for governmental activities.



Activities of the City's four internal service funds are considered governmental rather than business-type activities. The net position of the four funds increased by \$865 thousand. The City's general employee health insurance fund net position increased by \$181 thousand; charging employees more for their share of health insurance costs has turned this fund around. The City continues to experience cost savings resulting from increased use of the City onsite wellness center, for which there is no cost to covered employees or dependents for visits, generic drugs dispensed from the center's formulary, and X-ray and MRI services performed by a third-party imaging center. The Workers' Compensation fund net position increased by \$63 thousand. The City also has a Risk Management Fund, which charges the various departments an insurance fee for all costs related to General Liability, Excess Liability, Property/Casualty, Auto Physical Damage, Public Official and Employment Practices Liability. The Risk Management Fund charges City departments a fee based on factors such as number of vehicles, value of assets, and operating budget. The Fleet Maintenance fund tracks activities associated with providing vehicles and equipment services throughout the City's operations. Net operating income for the Fleet Maintenance Fund was \$209 thousand, which is a decrease of \$(177) thousand from the previous year, due primarily to higher depreciation costs. Combined operating expenses of all internal service funds increased by \$659 thousand.

Business-type Activities

The City has several business-type activities, which are accounted for much like commercial entities. The City has separate business-type funds for electric, gas, water and reuse water, wastewater, airport, stormwater, and solid waste. Business-type activities differ from governmental activities in that charges for services are designed specifically to recover the cost of providing those services, including capital costs, such as depreciation and debt service. Business-type activities primarily generate revenue as charges to users of the services of the various activities.

CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019

Business-type activities for the current fiscal year increased the City's net position by \$14.2 million from \$212.7 million to \$226.9 million. Net operating and nonoperating revenues of \$19.4 million (an increase of \$2.7 million from prior year) were offset primarily by transfers to the governmental funds of \$(8.4) million. Transfers to the governmental funds were significantly greater in the prior fiscal year due to the sale of the Communications system, and related transfers of remaining cash, receivables and other assets to the General Fund.

Financial Analysis of the City's Funds

As noted earlier, the City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental Funds

The focus of the City's governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

As of the end of fiscal year 2019, the City's governmental funds reported combined ending fund balances of \$29.8 million, a decrease of \$(5.5) million from the prior year. Unassigned fund balance of the governmental funds decreased \$(0.1) million to \$13.4 million, which is available for spending at the City's discretion. The remainder of fund balance is classified as nonspendable, restricted, committed, or assigned to indicate that it is not available for new spending because it has already been committed for other uses.

The General Fund is the primary general government operating fund of the City. At the end of fiscal year 2019, the fund balance of the General Fund was \$15.7 million. This fund balance is comprised of non-spendable funds totaling \$699 thousand, restricted funds of \$0.2 million, committed funds of \$3 thousand, assigned funds of \$0.6 million, and unassigned funds of \$14.2 million. This unassigned balance is a decrease of \$(0.2) million from the previous year.

The Greater Leesburg CRA experienced an increase of \$113 thousand in expenditures, while revenues increased \$80 thousand; increased tax increment financing (TIF) tax revenues accounted for the revenue increase. The Carver Heights/Montclair CRA revenues decreased by \$(147) thousand due to decreased receipts from an ongoing Federal CDBG grant for the Leesburg Resource Center, which was completed and opened in the prior fiscal year, while expenditures decreased by \$(1.9) million due to completion of the Center in the prior year. The U.S. Highway 441 & 27 CRA experienced a year-to-year \$243 thousand increase in TIF and other revenues, while expenditures increased \$10 thousand. These activities in the three CRAs combined to result in a reduction of fund balance of \$(0.3) million.

Expenditures in the Capital Projects Fund increased \$3.9 million due to significant capital improvements, primarily Venetian Gardens. Expenditures of \$8.5 million were partially offset by corresponding interfund transfers in of \$2.2 million, thus leaving fund balance with a decrease of \$(5.8) million; this decrease in fund balance was expected as the cash to fund the Venetian Gardens capital improvements were transferred to this fund in a prior year.

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Proprietary Funds

The City's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail. Unrestricted net position for business-type activities increased \$0.8 million, or 1.7%.

Fund	Unrestricted Net Position		
	2019	2018	Change
Electric	\$ 18,369,477	\$ 17,809,177	\$ 560,300
Gas	1,933,730	4,366,333	(2,432,603)
Water	5,388,471	8,741,433	(3,352,962)
Wastewater	17,922,663	12,430,375	5,492,288
Airport	2,809,554	2,644,407	165,147
Stormwater	2,866,144	3,373,870	(507,726)
Solid Waste	1,867,192	941,800	925,392
Total	\$ 51,157,231	\$ 50,307,395	\$ 849,836

The \$(2.4) million decrease in unrestricted net position in the Gas Fund is due to an increase in personal service and contracted services of \$0.7 million, and an increase in Net Investment in Capital Assets of \$2.8 million due to significant construction in progress on the gas system. The decrease in unrestricted net position in the Water Fund of \$(3.4) million is attributable to an increase in Net Investment in Capital Assets of \$5.8 million due to water system construction and improvements; the fund actually had operating income of \$2.5 million. The unrestricted net position for the Wastewater Fund increased \$5.5 million, a result of the continuing strong operations of the fund, which had operating income of \$4.2 million, and a change in net position of \$8.3 million. The increase in unrestricted net position in the Solid Waste Fund of \$(3.4) million is attributable to operating income of \$910 thousand.

General Fund Budgetary Highlights

The final General Fund expenditures budget of \$26.0 million is an increase over the original budget of \$25.3 million.

Actual revenues and expenditures varied from revised budget estimates in some areas. Licenses, permits, and assessments exceeded budget by \$106 thousand. Interest income exceeded budget by \$256.5 thousand due to conservative budgeting in general for this line item, as well as positive interest income and investment valuations in the current year. Rental income exceeded budget by \$145 thousand, also due to conservative budgeting for this line item.

Expenditures lagged expectations in most areas. The majority of savings were in General Government and Human Services, with variances of \$287 thousand and \$432 thousand, respectively. Savings in General Government stemmed from cost savings in the areas of salaries and other costs. Human Services was significantly below budget due to a local business improvement grant that was budgeted but not taken in the current year (\$250 thousand), as well as the budget for paid time off sellbacks, which is budgeted for in Human Services, but the expenditures are recorded in the various other functions (\$189 thousand).

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Capital Asset and Debt Administration

Capital Assets

Capital assets include land, buildings, improvements other than buildings, intangible assets, vehicles and equipment, infrastructure, and construction in progress. The infrastructure asset category includes long-lived capital assets, typically stationary in nature, such as roads, sidewalks and bridges. At September 30, 2019, the City had investments in capital assets of \$301.8 million (net of accumulated depreciation), a net increase of \$19.3 million from the previous year.

Significant changes in capital assets include the following:

	Capital Assets					
	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
Land	\$ 4,670,713	\$ 4,689,692	\$ 15,713,564	\$ 15,919,529	\$ 20,384,277	\$ 20,609,221
Buildings	39,703,678	38,381,720	45,181,058	45,182,386	84,884,736	83,564,106
Improvements Other Than Buildings	10,245,212	9,996,303	260,167,064	250,543,392	270,412,276	260,539,695
Intangible Assets	-	-	879,076	879,076	879,076	879,076
Equipment	33,612,966	31,337,452	40,606,570	38,196,195	74,219,536	69,533,647
Infrastructure	42,529,042	40,934,473	-	-	42,529,042	40,934,473
Construction in Progress	9,068,311	4,027,707	23,788,881	15,509,500	32,857,192	19,537,207
	<u>139,829,922</u>	<u>129,367,347</u>	<u>386,336,213</u>	<u>366,230,078</u>	<u>526,166,135</u>	<u>495,597,425</u>
Less: Accumulated Depreciation	75,016,313	72,267,726	149,363,303	140,853,797	224,379,616	213,121,523
Capital Assets, Net	<u>\$ 64,813,609</u>	<u>\$ 57,099,621</u>	<u>\$ 236,972,910</u>	<u>\$ 225,376,281</u>	<u>\$ 301,786,519</u>	<u>\$ 282,475,902</u>

Governmental Activities - Total net capital assets increased \$7.7 million from the prior year, primarily due to capital projects such as the improvements to the Community Building at Venetian Gardens, and other improvements City-wide.

Business-type Activities – Total net capital assets increased \$11.6 million from the prior year, or 5.1%. Much of the increase is related to current and ongoing system improvements to the gas and water systems to handle future growth in the city and service areas of these utilities.

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Expenses, including those provided below, were incurred on numerous capital projects in the business-type activities:

Electric	
Transformers	\$ 403,379
Distribution Lines	5,149,974
Lighting Projects	701,710
Reconductoring	308,065
Replace Roofs	257,837
Gas	
Mains and Equipment	\$ 1,292,773
Gate Stations	1,487,717
Water	
Line Relocation	\$ 455,881
Mains and Equipment	6,250,299
Wastewater	
Line Relocation	\$ 477,460
Mains and Equipment	2,340,235
Replace Clarifiers	327,027
Belt Filter Press	1,536,859
Turnpike Plant Expansion	70,115
Lift Station Rehabilitation	24,883
Airport	
Extend Taxiway A for Seaplane Ramp	\$ 2,955,162
Design and Construct Storage Hangers	64,723
Master Plan	380,950
Stormwater	
Lake Lorraine Pond Cleanout	\$ 168,022

Additional information on the City's capital assets can be found in Note 6 of the financial statements.

**CITY OF LEESBURG, FLORIDA
MANAGEMENT'S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

Long-Term Liabilities

At the end of fiscal year 2019, the City had total long-term liabilities outstanding of \$110.0 million, attributable to outstanding bonds, notes, compensated absences, and capital leases. \$78.4 million represents bonds secured solely by specified revenue sources. \$12.2 million of the bonds are applicable to governmental activities, and \$66.2 million is for the business-type activities. The City also has revenue notes totaling \$28.2 million, of which \$16.1 million is for governmental activities and \$12.1 million is for business-type activities.

The City's long-term liabilities also include an amount for the City's net pension liability in both the City-wide and proprietary Statements of Net Position of \$12.4 million. This amount is actuarially determined and represents the City's obligation for future pension benefits to its employees based on past service already provided. The amount is calculated net of assets available to provide for these future payments. Additional information on the City's net pension liability can be found in Note 12 of the notes to the financial statements.

Other postemployment benefits (OPEB) are considered a liability on the Statement of Net Position. This is an unfunded obligation which is calculated annually by the City's actuary. The calculated liability for fiscal year 2019 is \$29.3 million. Additional information on the City's OPEB obligation can be found in Note 14 of the notes to the financial statements.

**Long-Term Liabilities
Governmental and Business-type Activities Combined**

	<u>9/30/2019 Balance</u>	<u>9/30/2018 Balance</u>	<u>Net Change</u>
Revenue Bonds & Notes			
Bonds	\$ 78,387,389	\$ 81,254,788	\$ (2,867,399)
Notes	28,246,400	29,718,400	(1,472,000)
Total Revenue Bonds & Notes	<u>106,633,789</u>	<u>110,973,188</u>	<u>(4,339,399)</u>
Other Liabilities			
Compensated Absences	2,523,558	2,481,474	42,084
Capital Lease Payable	873,393	209,243	664,150
Net Pension Liability	12,353,994	9,632,956	2,721,038
Other Postemployment Benefits	29,343,547	31,473,464	(2,129,917)
Total Other Liabilities	<u>45,094,492</u>	<u>43,797,137</u>	<u>1,297,355</u>
Total Long-Term Liabilities Outstanding	<u>\$ 151,728,281</u>	<u>\$ 154,770,325</u>	<u>\$ (3,042,044)</u>

**CITY OF LEESBURG, FLORIDA
MANAGEMENT’S DISCUSSION AND ANALYSIS
SEPTEMBER 30, 2019**

The City is under constant surveillance and scrutiny from Wall Street rating agencies. The City had several ratings reviews in fiscal year 2019. Fitch upgraded the credit rating on Utility from AA- to AA, affirmed the credit rating on Electric at A+, and affirmed the credit ratings on Capital Improvement and the Issuer Default Rating (IDR) at AA-. S&P also upgraded the credit rating on Utility from A+ to AA-, and affirmed the credit rating on Electric at A. Moody's issued commentary on the City's water and sewer system, without affirming or changing the credit rating of Aa3. Other ratings were unchanged during the fiscal year.

	Rating Agencies		
	Moody's	S&P	Fitch
Capital	A1	N/A	AA-
Electric	Aa3	A	A+
Utility	Aa3	AA-	AA

Additional information on the City's long-term debt can be found in Note 8 of the notes to the financial statements.

Economic Factors and Next Year’s Budget

- The unemployment rate for Lake County at September 2019 was 2.9%, which was unchanged from a year ago. This compares favorably to the State average rate of 3.0% and the national average of 3.3%.
- The millage rate for 2019 was 4.2678 mills, which was unchanged from the past few years. The City ranked 5th lowest out of the 14 cities in Lake County. The City is able to retain ad valorem rates at a minimal level due in large part from the transfers from utility fund operations.
- Population increased slightly to 23,993 from the prior fiscal year of 23,297.
- The 2020 property values are projected to improve from 2019 levels, resulting in ad valorem revenues that are expected to increase over the 2019 level. Improving economic conditions should continue to lead to improving other revenue sources; however, a slowdown in economic growth could affect such predictions.

Other

Power supply for 2019 received through the Florida Municipal Power Agency (FMPA) and the City’s share of the St. Lucie Nuclear Power Plant represents 72% of the Electric Fund’s annual operating expenses. More information on the City's Electric and Gas funds' purchased power agreements is in Note 7 of the financial statements.

Requests for Information

This financial report is designed to present users with a general overview of the City’s finances and to demonstrate the City’s accountability. If you have questions concerning any of the information provided in this report or need additional financial information, please contact the City’s Finance Department at 501 West Meadow Street (P.O. Box 490630), Leesburg, FL, 34749-0630, or call (352) 728-9720.



This page intentionally left blank.



This page intentionally left blank.

CITY-WIDE FINANCIAL STATEMENTS

CITY OF LEESBURG, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2019

	<u>Governmental Activities</u>	<u>Business-type Activities</u>	<u>Total</u>
Assets			
Pooled Cash and Investments	\$ 36,569,534	\$ 64,018,390	\$ 100,587,924
Restricted Assets:			
Temporarily Restricted:			
Pooled Cash and Investments	929,253	9,615,563	10,544,816
Cash with Fiscal Agent	1,317,809	4,762,190	6,079,999
Receivables (Net of Allowance for Uncollectibles)	2,471,340	11,742,955	14,214,295
Notes Receivables, Employees	11,445	-	11,445
Internal Balances	(1,102,126)	1,102,126	-
Due from Other Governments	650,838	931,347	1,582,185
Prepaid Items	636,125	-	636,125
Inventories	657,541	4,802,403	5,459,944
Capital Assets Not Being Depreciated	13,739,024	39,502,445	53,241,469
Capital Assets Being Depreciated, Net of Depreciation	51,074,585	197,470,465	248,545,050
Total Assets	<u>106,955,368</u>	<u>333,947,884</u>	<u>440,903,252</u>
Deferred Outflows of Resources			
Bond Refunding	1,966,198	1,064,591	3,030,789
Pensions	3,219,734	398,793	3,618,527
Other Postemployment Benefits	834,295	405,152	1,239,447
Total Deferred Outflows of Resources	<u>6,020,227</u>	<u>1,868,536</u>	<u>7,888,763</u>
Liabilities			
Accounts Payable	2,685,527	4,298,048	6,983,575
Accrued Liabilities	1,073,674	505,871	1,579,545
Accrued Interest Payable	483,631	1,494,220	1,977,851
Customer Advances for Construction	-	123,517	123,517
Unearned Revenue	299,441	665,359	964,800
Claims Payable	1,616,324	-	1,616,324
Customer Deposits	119,819	5,586,638	5,706,457
Rate Stabilization Credit	-	3,615,441	3,615,441
Due to Other Governments	35,043	319,225	354,268
Noncurrent Liabilities:			
Due Within One Year	2,435,415	3,965,504	6,400,919
Due in More Than One Year	28,708,000	75,489,446	104,197,446
Net Pension Liability	10,271,752	2,082,242	12,353,994
Other Postemployment Benefits	19,369,599	9,406,323	28,775,922
Total Liabilities	<u>67,098,225</u>	<u>107,551,834</u>	<u>174,650,059</u>
Deferred Inflows of Resources			
Pensions	825,407	71,303	896,710
Other Postemployment Benefits	2,607,854	1,266,435	3,874,289
Total Deferred Inflows of Resources	<u>3,433,261</u>	<u>1,337,738</u>	<u>4,770,999</u>
Net Position			
Net Investment in Capital Assets	36,350,667	172,603,318	208,953,985
Restricted for:			
Public Safety	167,932	-	167,932
Capital Projects	936,273	2,977,659	3,913,932
Debt Service	2,021,980	-	2,021,980
Special Revenue	4,231,689	-	4,231,689
Gas Depository Trust	-	188,640	188,640
Unrestricted	(1,264,432)	51,157,231	49,892,799
Total Net Position	<u>\$ 42,444,109</u>	<u>\$ 226,926,848</u>	<u>\$ 269,370,957</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF LEESBURG, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

Functions/Programs	Program Revenues			Net (Expense) Revenue and Changes in Net Position			
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities	Business-type Activities	Total
Governmental Activities							
General Government	\$ 4,316,993	\$ 817,395	\$ 5,484	\$ -	\$ (3,494,114)	\$ -	\$ (3,494,114)
Public Safety	16,221,272	2,554,584	249,575	120,505	(13,296,608)	-	(13,296,608)
Physical Environment	84,061	97,989	-	-	13,928	-	13,928
Transportation	2,085,647	304,753	35,881	151,657	(1,593,356)	-	(1,593,356)
Economic Environment	1,040,933	4,625	-	-	(1,036,308)	-	(1,036,308)
Human Services	296,365	-	-	-	(296,365)	-	(296,365)
Culture and Recreation	3,862,143	680,499	24,263	80,274	(3,077,107)	-	(3,077,107)
Interest on Long-Term Debt	1,146,628	-	-	-	(1,146,628)	-	(1,146,628)
Total Governmental Activities	29,054,042	4,459,845	315,203	352,436	(23,926,558)	-	(23,926,558)
Business-Type Activities							
Electric Utility	55,241,760	62,200,434	565,210	823,870	-	8,347,754	8,347,754
Gas Utility	5,908,980	6,850,102	-	7,453	-	948,575	948,575
Water Utility	7,008,398	8,758,355	-	591,719	-	2,341,676	2,341,676
Wastewater Utility	8,265,558	12,556,867	-	538,274	-	4,829,583	4,829,583
Airport	2,269,693	1,209,494	-	429,758	-	(630,441)	(630,441)
Stormwater System	2,165,042	1,569,934	-	-	-	(595,108)	(595,108)
Solid Waste System	3,406,525	4,661,264	-	-	-	1,254,739	1,254,739
Total Business-Type Activities	84,265,956	97,806,450	565,210	2,391,074	-	16,496,778	16,496,778
Total Primary Government	\$ 113,319,998	\$ 102,266,295	\$ 880,413	\$ 2,743,510	(23,926,558)	16,496,778	(7,429,780)
General Revenues:							
Taxes:							
Property Taxes					6,228,596	-	6,228,596
Sales Taxes					2,123,574	-	2,123,574
Utility Service Taxes					3,816,666	-	3,816,666
Communication Services Taxes					855,154	-	855,154
Other Taxes					799,292	-	799,292
State-shared Revenues, Unrestricted					2,324,903	-	2,324,903
County-shared Revenues, Unrestricted					435,332	-	435,332
Investment Income					1,135,647	2,102,062	3,237,709
Miscellaneous					319,468	4,027,281	4,346,749
Transfers					8,442,590	(8,442,590)	-
Total General Revenues, Special Item, and Transfers					26,481,222	(2,313,247)	24,167,975
Change in Net Position					2,554,664	14,183,531	16,738,195
Net Position, Beginning of Year					39,889,445	212,743,317	252,632,762
Net Position, End of Year					\$ 42,444,109	\$ 226,926,848	\$ 269,370,957



This page intentionally left blank.

FUND FINANCIAL STATEMENTS



This page intentionally left blank.

MAJOR GOVERNMENTAL FUNDS

General Fund is the principal fund of the City and is used to account for all activities not included in other funds. The General Fund accounts for the normal recurring activities of the City (i.e., police, fire, public works, general government, etc.). These activities are funded principally by property taxes, intergovernmental revenues, and licenses, fees, and assessments.

Community Redevelopment Agency Funds consist of the Greater Leesburg Community Redevelopment Agency Fund, Carver Heights/Montclair Area Community Redevelopment Agency Fund, and U.S. Highway 441/27 Community Redevelopment Agency Fund, which are incremental tax districts established pursuant to Florida Statutes and accounted for as special revenue funds. The funds account for the incremental increase in ad valorem tax revenue collected within the designated community redevelopment agency areas. Revenues must be utilized and expended in accordance with the respective community redevelopment agency plans.

Capital Projects Fund accounts for financial resources used for the acquisition or construction of major capital facilities (other than those financed by proprietary funds and trust funds).



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
BALANCE SHEET
ALL GOVERNMENTAL FUNDS
SEPTEMBER 30, 2019**

	Major Funds			Other Nonmajor Governmental Funds	Total Governmental Funds
	General Fund	Community Redevelopment Agency Funds	Capital Projects Fund		
Assets					
Pooled Cash and Investments	\$ 14,331,753	\$ 1,226,375	\$ 8,693,336	\$ 4,105,098	\$ 28,356,562
Restricted Cash	182,232	747,021	-	-	929,253
Cash with Fiscal Agent	-	91,446	-	1,226,363	1,317,809
Accounts Receivables, Net of Allowance of \$78,978	2,245,045	-	-	22,570	2,267,615
Notes Receivable - Employees	11,445	-	-	-	11,445
Due from Other Funds	42,850	-	-	-	42,850
Due from Other Governments	282,115	-	151,657	217,066	650,838
Prepaid Items	636,125	-	-	-	636,125
Inventory	51,593	-	-	-	51,593
Total Assets	<u>\$ 17,783,158</u>	<u>\$ 2,064,842</u>	<u>\$ 8,844,993</u>	<u>\$ 5,571,097</u>	<u>\$ 34,264,090</u>
Liabilities and Fund Balances					
Liabilities					
Accounts Payable	\$ 633,168	\$ 18,323	\$ 1,113,302	\$ 45,956	\$ 1,810,749
Due to Other Funds	-	-	-	42,850	42,850
Due to Other Governments	4,510	31	-	30,502	35,043
Accrued Salaries	1,016,716	-	-	30,196	1,046,912
Unearned Revenue	299,441	-	-	-	299,441
Deposits	109,188	4,240	-	6,391	119,819
Advance from Other Fund	-	1,102,126	-	-	1,102,126
Total Liabilities	<u>2,063,023</u>	<u>1,124,720</u>	<u>1,113,302</u>	<u>155,895</u>	<u>4,456,940</u>
Fund Balances					
Nonspendable:					
Prepaid Items	636,125	-	-	-	636,125
Inventory	51,593	-	-	-	51,593
Notes Receivable - Employees	11,445	-	-	-	11,445
Restricted for:					
Public Safety and Other Expenditures	167,932	-	-	-	167,932
Capital Projects	14,300	921,973	-	-	936,273
Debt Service	-	838,467	-	1,183,513	2,021,980
Special Revenue Funds	-	-	-	4,231,689	4,231,689
Committed for:					
C.U.R.E. Program	3,288	-	-	-	3,288
Assigned for:					
Capital and Other Projects	605,554	-	7,731,691	-	8,337,245
Unassigned	14,229,898	(820,318)	-	-	13,409,580
Total Fund Balances	<u>15,720,135</u>	<u>940,122</u>	<u>7,731,691</u>	<u>5,415,202</u>	<u>29,807,150</u>
Total Liabilities and Fund Balances	<u>\$ 17,783,158</u>	<u>\$ 2,064,842</u>	<u>\$ 8,844,993</u>	<u>\$ 5,571,097</u>	<u>\$ 34,264,090</u>

The notes to the financial statements are an integral part of this statement.



This page intentionally left blank.

CITY OF LEESBURG, FLORIDA
RECONCILIATION OF THE BALANCE SHEET OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
AS OF SEPTEMBER 30, 2019

Fund balances of governmental funds	\$	29,807,150
 Amounts reported for governmental activities in the statement of net position are different because:		
 Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds:		
Cost of the Assets (excluding capital assets of the Internal Service Funds included below)	\$ 117,127,231	
Accumulated Depreciation (excluding Internal Service Funds)	<u>(58,331,278)</u>	58,795,953
 The internal service funds are used by management to charge the costs of health insurance and workers' compensation services, risk management costs and fleet operation costs to individual funds. The assets, deferred outflows, liabilities and deferred inflows of the internal service funds are included in governmental activities in the statement of net position.		
		11,868,481
 Deferred Amounts on Refunding are not available to cover current liabilities and therefore are not considered revenue in the fund level statements.		
		1,966,198
 Deferred Outflows are not reported in the governmental funds but will be recognized in expense on a long-term basis (excluding Internal Service Funds).		
Pensions		3,206,345
Other Postemployment Benefits		812,971
 Deferred Inflows are not reported in the governmental funds but will be recognized in expense on a long-term basis (excluding Internal Service Funds).		
Pensions		(823,013)
Other Postemployment Benefits		(2,541,200)
 Accrued interest payable is not recorded in the fund financial statements but is recorded in governmental activities.		
		(483,631)
 Long-term liabilities are not due and payable in the current period and, accordingly, are not reported in the governmental funds. Long-term liabilities at year-end consist of:		
Capital Improvement Revenue Bonds	(12,235,000)	
Notes Payable	(16,158,400)	
Capital Lease	(873,393)	
Compensated Absences (excluding Internal Service Funds)	(1,449,667)	
Total Other Postemployment Benefits (excl. Internal Service Funds)	(19,246,843)	
Net Pension Liability (excluding Internal Service Funds)	<u>(10,201,842)</u>	<u>(60,165,145)</u>
 Net position of governmental activities	 \$	 <u>42,444,109</u>

The notes to the financial statements are an integral part of the financial statements.



This page intentionally left blank.

CITY OF LEEsburg, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
ALL GOVERNMENTAL FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Major Funds			Other Nonmajor Governmental Funds	Total Governmental Funds
	General Fund	Community Redevelopment Agency Funds	Capital Projects Fund		
Revenues					
Taxes	\$ 9,844,017	\$ 1,257,825	\$ -	\$ 2,736,409	\$ 13,838,251
Licenses, Permits, and Assessments	1,605,500	-	-	1,097,464	2,702,964
Intergovernmental	2,797,579	-	151,657	182,512	3,131,748
Charges for Services	840,324	-	-	-	840,324
Fines and Forfeitures	168,245	-	-	31,785	200,030
Impact Fees	-	-	-	175,634	175,634
Miscellaneous:					
Interest	436,505	61,573	320,067	101,293	919,438
Rental	631,437	4,625	-	-	636,062
Other	93,420	-	-	97,989	191,409
Total Revenues	16,417,027	1,324,023	471,724	4,423,086	22,635,860
Expenditures					
Current:					
General Government	3,869,799	-	-	-	3,869,799
Public Safety	15,092,090	-	-	808,146	15,900,236
Physical Environment	81,508	-	-	-	81,508
Transportation	1,269,450	-	-	-	1,269,450
Economic Environment	173,565	456,234	-	137,323	767,122
Human Services	296,365	-	-	-	296,365
Culture and Recreation	3,361,892	-	-	-	3,361,892
Debt Service:					
Principal Payments	90,116	159,000	-	851,417	1,100,533
Interest and Fees	-	337,316	-	679,389	1,016,705
Capital Outlay	1,154,213	64,749	8,471,984	40,777	9,731,723
Total Expenditures	25,388,998	1,017,299	8,471,984	2,517,052	37,395,333
Excess (Deficiency) of Revenues Over (Under) Expenditures	(8,971,971)	306,724	(8,000,260)	1,906,034	(14,759,473)
Other Financing Sources (Uses)					
Sale of Capital Assets	15,301	-	-	1,123	16,424
Transfers from Other Funds	10,090,066	-	2,152,919	1,756,747	13,999,732
Transfers to Other Funds	(2,391,744)	(625,000)	-	(2,548,955)	(5,565,699)
Issuance of Capital Lease	780,683	-	-	-	780,683
Total Other Financing Sources (Uses)	8,494,306	(625,000)	2,152,919	(791,085)	9,231,140
Net Change in Fund Balances	(477,665)	(318,276)	(5,847,341)	1,114,949	(5,528,333)
Fund Balances, Beginning of Year	16,197,800	1,258,398	13,579,032	4,300,253	35,335,483
Fund Balances, End of Year	\$ 15,720,135	\$ 940,122	\$ 7,731,691	\$ 5,415,202	\$ 29,807,150

The notes to the financial statements are an integral part of this statement.



This page intentionally left blank.

CITY OF LEESBURG, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES OF THE GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED SEPTEMBER 30, 2019

Net change in fund balances - total governmental funds \$ (5,528,333)

Amounts reported for governmental activities in the statement of activities are different because:

Governmental funds report capital purchases as expenditures. However, in the statement of activities, the cost of those assets is depreciated over their estimated useful lives and reported as depreciation expense. This reconciling item is the amount by which capital purchases, less net book value of disposals, exceeds depreciation expense:

Capital Purchases	\$ 9,735,427	
Net Book Value of Disposals	(178,350)	
Depreciation Expense	<u>(2,763,508)</u>	6,793,569

Repayment of bond and note principal is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the statement of net assets. This is a list of those repayments:

Capital Improvement Revenue Bonds	545,000	
Notes Payable	439,000	
Capital Lease	<u>116,533</u>	1,100,533

Debt proceeds are recorded as revenue in the governmental funds, but debt proceeds increase long-term liabilities in the Statement of Net Position:

Issuance of Capital Lease		(780,683)
---------------------------	--	-----------

Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds:

Accrued Interest Payable	(4,071)	
Compensated Absences	(8,785)	
Change in Deferred Amount on Refunding	(125,852)	
Pension Expense	(762,790)	
Change in Other Postemployment Benefits Liability	<u>1,006,540</u>	105,042

The Internal Service Funds are used by management to charge the costs of activities that benefit the entire government. The net revenue (expense) of the internal service funds is reported with governmental activities.

864,536

Change in net position of governmental activities \$ 2,554,664

The notes to the financial statements are an integral part of the financial statements.



This page intentionally left blank.

MAJOR PROPRIETARY FUNDS

Proprietary Funds account for operations that are financed and operated in a manner similar to private business enterprises, where the costs of providing goods or services to the general public are recovered primarily through user charges; or where the City has decided that determination of net income is appropriate for capital maintenance, public policy, management control, accountability or other purposes. Individual major proprietary funds are described below.

Electric Utility Fund accounts for the purchase and distribution of electric services.

Gas Utility Fund accounts for the purchase and distribution of gas services.

Water Utility Fund accounts for costs for collection, treatment, and distribution of water services.

Wastewater Utility Fund accounts for costs to provide wastewater and sanitary sewer services.

Airport Fund accounts for the costs associated with the management, construction, maintenance, protections, control, regulation, use, and enhancement of the City's International Airport.

INTERNAL SERVICE FUNDS

Internal Service Funds account for the financing of goods and services provided by one department to other departments of the governmental unit on a cost-reimbursement basis. The City maintains four internal service funds. The internal service funds are for the payment of employee health and medical claims, workers' compensation claims, property and casualty policies, and the purchase and maintenance of the City's vehicles.

CITY OF LEESBURG, FLORIDA
STATEMENT OF NET POSITION
PROPRIETARY FUNDS
SEPTEMBER 30, 2019

	Business-type Activities - Enterprise Funds		
	Major Funds		
	Electric Utility Fund	Gas Utility Fund	Water Utility Fund
Assets			
Current Assets:			
Pooled Cash and Investments	\$ 24,288,958	\$ 3,421,926	\$ 6,948,652
Restricted Pooled Cash and Investments:			
Customer Deposits Account	4,693,555	512,422	544,556
Prefunded Construction Projects	693,246	-	-
Cash with Fiscal Agent	2,001,246	282,692	1,265,480
Receivables:			
Customer Accounts, Unbilled	3,283,340	284,031	500,943
Customer Accounts, Billed	5,251,495	330,510	585,521
(Allowance for Doubtful Accounts)	(564,931)	(40,597)	(82,794)
Miscellaneous Receivables	-	-	-
Due from Other Governments	565,429	425	2,182
Advance to Other Fund	1,102,126	-	-
Inventories	4,180,302	361,402	260,699
Total Current Assets	45,494,766	5,152,811	10,025,239
Noncurrent Assets:			
Restricted Assets:			
Pooled Cash and Investments:			
Impact Fees Account	-	-	175,741
Depository Trust Account	-	188,640	-
Total Restricted Assets	-	188,640	175,741
Property, Plant, and Equipment:			
Land	3,547,105	370,111	363,470
Buildings	2,667,340	560,896	9,943,258
Improvements Other Than Buildings	126,537,188	17,361,467	45,298,537
Machinery and Equipment	16,725,438	1,661,204	5,989,494
Less Accumulated Depreciation and Amortization	(58,233,515)	(8,634,368)	(26,216,864)
Intangible Assets	92,652	-	748,274
Construction in Progress	9,194,272	3,846,013	6,828,721
Total Property, Plant, and Equipment	100,530,480	15,165,323	42,954,890
Total Noncurrent Assets	100,530,480	15,353,963	43,130,631
Total Assets	146,025,246	20,506,774	53,155,870
Deferred Outflows of Resources			
Deferred Amounts on Bond Refunding	-	178,557	371,414
Deferred Outflows-Pension Related	182,690	58,364	42,105
Deferred Outflows: OPEB	117,281	55,975	69,302
Total Deferred Outflows of Resources	299,971	292,896	482,821

The notes to the financial statements are an integral part of this statement.

Business-type Activities - Enterprise Funds				Governmental Activities
Major Funds				Internal Service Funds
Wastewater Utility Fund	Airport Fund	Nonmajor Enterprise Funds	Total Enterprise Funds	Internal Service Funds
\$ 20,562,546	\$ 3,058,104	\$ 5,738,204	\$ 64,018,390	\$ 8,212,972
2,325	-	3,160	5,756,018	-
-	-	-	693,246	-
1,212,772	-	-	4,762,190	-
644,216	-	326,276	5,038,806	-
947,839	37,629	431,014	7,584,008	-
(125,257)	-	(66,280)	(879,859)	-
-	-	-	-	203,725
-	205,801	157,510	931,347	-
-	-	-	1,102,126	-
-	-	-	4,802,403	605,948
<u>23,244,441</u>	<u>3,301,534</u>	<u>6,589,884</u>	<u>93,808,675</u>	<u>9,022,645</u>
2,801,918	-	-	2,977,659	-
-	-	-	188,640	-
<u>2,801,918</u>	<u>-</u>	<u>-</u>	<u>3,166,299</u>	<u>-</u>
5,974,642	4,698,649	759,587	15,713,564	-
24,281,495	7,714,213	13,856	45,181,058	564,988
30,011,895	27,441,721	13,516,256	260,167,064	148,127
15,884,082	126,439	219,913	40,606,570	21,855,616
(35,110,309)	(16,642,685)	(4,525,562)	(149,363,303)	(16,685,035)
38,150	-	-	879,076	-
3,077,198	558,081	284,596	23,788,881	133,960
<u>44,157,153</u>	<u>23,896,418</u>	<u>10,268,646</u>	<u>236,972,910</u>	<u>6,017,656</u>
<u>46,959,071</u>	<u>23,896,418</u>	<u>10,268,646</u>	<u>240,139,209</u>	<u>6,017,656</u>
<u>70,203,512</u>	<u>27,197,952</u>	<u>16,858,530</u>	<u>333,947,884</u>	<u>15,040,301</u>
514,620	-	-	1,064,591	-
77,416	504	37,714	398,793	13,389
101,288	5,331	55,975	405,152	21,324
<u>693,324</u>	<u>5,835</u>	<u>93,689</u>	<u>1,868,536</u>	<u>34,713</u>

(Continued)

The notes to the financial statements are an integral part of this statement.

CITY OF LEESBURG, FLORIDA
STATEMENT OF NET POSITION
PROPRIETARY FUNDS
SEPTEMBER 30, 2019
(Concluded)

	Business-type Activities - Enterprise Funds		
	Major Funds		
	Electric Utility Fund	Gas Utility Fund	Water Utility Fund
Liabilities			
Current Liabilities:			
Accounts and Retainage Payable	\$ 3,382,971	\$ 369,411	\$ 117,302
Rate Stabilization Credit	3,615,441	-	-
Due to Other Governments	299,546	18,772	-
Other Accrued Expenses	205,391	68,153	66,655
Claims Payable	-	-	-
Compensated Absences	277,068	66,347	66,712
Other Postemployment Benefits	53,711	25,635	31,738
Unearned Revenue	-	198,217	60,003
	<u>7,834,128</u>	<u>746,535</u>	<u>342,410</u>
Current Liabilities Payable from Restricted Assets:			
Customer Deposits	4,693,545	343,052	544,556
Customer Advances for Construction	123,517	-	-
Accrued Interest Payable	692,246	91,855	388,077
Bonds and Notes Payable - Current Portion	<u>1,309,000</u>	<u>181,785</u>	<u>858,575</u>
Current Liabilities Payable from Restricted Assets	<u>6,818,308</u>	<u>616,692</u>	<u>1,791,208</u>
Total Current Liabilities	<u>14,652,436</u>	<u>1,363,227</u>	<u>2,133,618</u>
Noncurrent Liabilities:			
Claims Payable	-	-	-
Electric Utility Revenue Bond 2007B	7,625,000	-	-
Electric Utility Refunding Revenue Note 2016	6,659,000	-	-
Electric Utility Refunding Revenue Bond 2016	19,889,367	-	-
Revenue Bonds Payable, Series 2007	-	-	-
Utility Revenue Refunding Note Payable 2010	-	-	1,979,764
Utility Revenue Refunding Bond Payable 2013	-	2,792,407	5,808,434
Utility Revenue Refunding Bond 2016	-	2,157,500	12,361,791
Compensated Absences	226,692	54,284	54,583
Other Postemployment Benefits	2,722,883	1,299,557	1,608,977
Net Pension Liability	<u>953,891</u>	<u>304,740</u>	<u>219,843</u>
Total Noncurrent Liabilities	<u>38,076,833</u>	<u>6,608,488</u>	<u>22,033,392</u>
Total Liabilities	<u>52,729,269</u>	<u>7,971,715</u>	<u>24,167,010</u>
Deferred Inflows of Resources			
Deferred Inflows-Pension Related	32,665	10,435	7,528
Deferred Inflows: OPEB	<u>366,599</u>	<u>174,968</u>	<u>216,627</u>
Total Deferred Inflows of Resources	<u>399,264</u>	<u>185,403</u>	<u>224,155</u>
Net Position			
Net Investment in Capital Assets	74,827,207	10,520,182	23,683,314
Restricted for:			
Capital Improvements	-	-	175,741
Gas Depository Trust	-	188,640	-
Unrestricted	<u>18,369,477</u>	<u>1,933,730</u>	<u>5,388,471</u>
Total Net Position	<u>\$ 93,196,684</u>	<u>\$ 12,642,552</u>	<u>\$ 29,247,526</u>

The notes to the financial statements are an integral part of this statement.

Business-type Activities - Enterprise Funds				Governmental
Major Funds				Activities
Wastewater Utility Fund	Airport Fund	Nonmajor Enterprise Funds	Total Enterprise Funds	Internal Service Funds
\$ 155,059	\$ 108,415	\$ 164,890	\$ 4,298,048	\$ 561,757
-	-	-	3,615,441	-
-	130	777	319,225	-
101,975	6,501	57,196	505,871	26,762
-	-	-	-	878,734
92,488	7,173	56,170	565,958	24,682
46,387	2,441	25,634	185,546	9,766
83,139	324,000	-	665,359	-
<u>479,048</u>	<u>448,660</u>	<u>304,667</u>	<u>10,155,448</u>	<u>1,501,701</u>
2,325	-	3,160	5,586,638	-
-	-	-	123,517	-
322,042	-	-	1,494,220	-
864,640	-	-	3,214,000	-
<u>1,189,007</u>	<u>-</u>	<u>3,160</u>	<u>10,418,375</u>	<u>-</u>
<u>1,668,055</u>	<u>448,660</u>	<u>307,827</u>	<u>20,573,823</u>	<u>1,501,701</u>
-	-	-	-	1,050,611
-	-	-	7,625,000	-
-	-	-	6,659,000	-
-	-	-	19,889,367	-
785,000	-	-	785,000	-
2,380,236	-	-	4,360,000	-
8,047,991	-	-	16,648,832	-
4,539,899	-	-	19,059,190	-
75,672	5,869	45,957	463,057	20,194
2,351,580	123,768	1,299,558	9,406,323	495,069
404,218	2,633	196,917	2,082,242	69,910
<u>18,584,596</u>	<u>132,270</u>	<u>1,542,432</u>	<u>86,978,011</u>	<u>1,635,784</u>
<u>20,252,651</u>	<u>580,930</u>	<u>1,850,259</u>	<u>107,551,834</u>	<u>3,137,485</u>
13,842	90	6,743	71,303	2,394
316,609	16,664	174,968	1,266,435	66,654
<u>330,451</u>	<u>16,754</u>	<u>181,711</u>	<u>1,337,738</u>	<u>69,048</u>
29,589,153	23,796,549	10,186,913	172,603,318	5,968,611
2,801,918	-	-	2,977,659	-
-	-	-	188,640	-
17,922,663	2,809,554	4,733,336	51,157,231	5,899,870
<u>\$ 50,313,734</u>	<u>\$ 26,606,103</u>	<u>\$ 14,920,249</u>	<u>\$ 226,926,848</u>	<u>\$ 11,868,481</u>

The notes to the financial statements are an integral part of this statement.

CITY OF LEESBURG, FLORIDA
STATEMENT OF REVENUES, EXPENSES,
AND CHANGES IN FUND NET POSITION
PROPRIETARY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Business-type Activities - Enterprise Funds		
	Major Funds		
	Electric Utility Fund	Gas Utility Fund	Water Utility Fund
Operating Revenues			
Charges for Services	\$ 60,501,735	\$ 6,529,949	\$ 8,556,975
Other	1,681,274	187,142	173,741
Total Operating Revenues	<u>62,183,009</u>	<u>6,717,091</u>	<u>8,730,716</u>
Operating Expenses			
Personal Services	3,743,532	1,589,881	1,923,783
Purchased Energy	38,600,081	2,018,994	-
Supplies and Materials	516,956	154,062	566,950
Maintenance Costs	975,492	89,396	345,660
Contracted Services	1,393,373	526,307	300,114
Other Services and Charges	4,305,641	875,284	1,743,822
Depreciation and Amortization	4,291,404	468,828	1,393,334
Claims Expense	-	-	-
Insurance Premiums	-	-	-
Total Operating Expenses	<u>53,826,479</u>	<u>5,722,752</u>	<u>6,273,663</u>
Operating Income (Loss)	<u>8,356,530</u>	<u>994,339</u>	<u>2,457,053</u>
Nonoperating Revenues (Expenses)			
Investment Income	850,517	133,693	288,238
Other Nonoperating Income	-	-	-
Gain (Loss) on Sale of Assets	282,445	-	-
Interest Expense	(1,415,281)	(186,228)	(734,735)
Grants	565,210	5,386	27,639
Total Nonoperating Revenues (Expenses)	<u>282,891</u>	<u>(47,149)</u>	<u>(418,858)</u>
Income (Loss) Before Capital Contributions and Transfers	<u>8,639,421</u>	<u>947,190</u>	<u>2,038,195</u>
Capital Contributions and Transfers			
Capital Contributions	823,870	135,078	591,719
Transfers from Other Funds	-	-	-
Transfers to Other Funds	(5,402,277)	(722,121)	(1,022,266)
Total Capital Contributions and Transfers	<u>(4,578,407)</u>	<u>(587,043)</u>	<u>(430,547)</u>
Change in Net Position	4,061,014	360,147	1,607,648
Net Position, Beginning of Year	<u>89,135,670</u>	<u>12,282,405</u>	<u>27,639,878</u>
Net Position, End of Year	<u>\$ 93,196,684</u>	<u>\$ 12,642,552</u>	<u>\$ 29,247,526</u>

The notes to the financial statements are an integral part of this statement.

Business-type Activities - Enterprise Funds				Governmental
Major Funds				Activities
Wastewater Utility Fund	Airport Fund	Nonmajor Enterprise Funds	Total Enterprise Funds	Internal Service Funds
\$ 11,578,706	\$ 153,767	\$ 5,815,872	\$ 93,137,004	\$ 10,441,524
227,693	1,067,743	70,217	3,407,810	418,463
<u>11,806,399</u>	<u>1,221,510</u>	<u>5,886,089</u>	<u>96,544,814</u>	<u>10,859,987</u>
2,295,720	150,568	1,335,961	11,039,445	556,214
-	-	-	40,619,075	-
384,298	8,296	475,978	2,106,540	171,075
562,339	251,392	513,330	2,737,609	675,205
437,384	173,607	1,919,625	4,750,410	983,226
2,438,150	232,286	1,054,133	10,649,316	47,146
1,510,526	1,453,544	272,445	9,390,081	1,133,139
-	-	-	-	5,732,716
-	-	-	-	1,219,119
<u>7,628,417</u>	<u>2,269,693</u>	<u>5,571,472</u>	<u>81,292,476</u>	<u>10,517,840</u>
4,177,982	(1,048,183)	314,617	15,252,338	342,147
612,428	82,798	151,813	2,119,487	216,209
-	20,374	249	20,623	-
3,769,595	(12,016)	-	4,040,024	100,391
(637,141)	-	-	(2,973,385)	-
-	-	345,014	943,249	-
<u>3,744,882</u>	<u>91,156</u>	<u>497,076</u>	<u>4,149,998</u>	<u>316,600</u>
7,922,864	(957,027)	811,693	19,402,336	658,747
1,243,360	429,758	-	3,223,785	197,232
-	-	-	-	487,865
(892,498)	-	(403,428)	(8,442,590)	(479,308)
<u>350,862</u>	<u>429,758</u>	<u>(403,428)</u>	<u>(5,218,805)</u>	<u>205,789</u>
8,273,726	(527,269)	408,265	14,183,531	864,536
<u>42,040,008</u>	<u>27,133,372</u>	<u>14,511,984</u>	<u>212,743,317</u>	<u>11,003,945</u>
<u>\$ 50,313,734</u>	<u>\$ 26,606,103</u>	<u>\$ 14,920,249</u>	<u>\$ 226,926,848</u>	<u>\$ 11,868,481</u>

The notes to the financial statements are an integral part of this statement.

CITY OF LEESBURG, FLORIDA
STATEMENT OF CASH FLOWS
PROPRIETARY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Business-type Activities - Enterprise Funds		
	Major Funds		
	Electric Utility Fund	Gas Utility Fund	Water Utility Fund
Cash Flows from Operating Activities			
Receipts from Customers and Users	\$ 63,200,882	\$ 6,756,341	\$ 8,628,125
Payments to Suppliers for Goods and Services	(46,063,793)	(3,553,076)	(2,960,799)
Cash Paid for Insurance Claims	-	-	-
Cash Paid to Employees for Services	(3,800,399)	(1,440,242)	(1,563,836)
Net Cash Provided by (Used in) Operating Activities	13,336,690	1,763,023	4,103,490
Cash Flows from Noncapital Financing Activities			
Transfers from Other Funds	-	-	-
Transfers to Other Funds	(5,393,720)	(722,121)	(1,022,266)
Noncapital grant proceeds	520,998	4,961	25,457
Proceeds from Interfund Loan	97,874	-	-
Principal Paid on Noncapital Debt	(455,000)	-	-
Interest Paid on Noncapital Debt	(491,913)	-	-
Net Cash Provided by (Used in) Noncapital Financing Activities	(5,721,761)	(717,160)	(996,809)
Cash Flows from Capital and Related Financing Activities			
Interest Paid on Revenue Bonds and Customer Deposits	(1,042,714)	(194,982)	(803,954)
Acquisition and Construction of Capital Assets	(7,000,600)	(3,106,591)	(7,043,873)
Proceeds from the Disposition of Capital Assets	28,495	-	-
Principal Paid on Capital Debt	(808,000)	(177,572)	(832,260)
Capital Contributions	460,587	304,448	591,719
Return of Customer Advances	(147,155)	-	-
Net Cash Provided by (Used in) Capital and Related Financing Activities	(8,509,387)	(3,174,697)	(8,088,368)
Cash Flows from Investing Activities			
Interest Received	850,517	133,693	288,238
Net Cash Provided by (Used in) Investing Activities	850,517	133,693	288,238
Net Increase (Decrease) in Cash and Cash Equivalents	(43,941)	(1,995,141)	(4,693,449)
Cash and Cash Equivalents, Beginning of Year	31,720,946	6,400,821	13,627,878
Cash and Cash Equivalents, End of Year	\$ 31,677,005	\$ 4,405,680	\$ 8,934,429

The notes to the financial statements are an integral part of the financial statements.

Business-type Activities - Enterprise Funds				Governmental
Major Funds				Activities
Wastewater Utility Fund	Airport Fund	Nonmajor Enterprise Funds	Total Enterprise Funds	Internal Service Funds
\$ 11,758,012	\$ 1,286,454	\$ 5,848,200	\$ 97,478,014	\$ 10,430,990
(3,859,156)	(879,053)	(3,936,717)	(61,252,594)	(3,063,374)
-	-	-	-	(5,164,280)
(2,405,076)	(154,484)	(1,357,042)	(10,721,079)	(615,913)
<u>5,493,780</u>	<u>252,917</u>	<u>554,441</u>	<u>25,504,341</u>	<u>1,587,423</u>
-	-	-	-	479,308
(892,498)	-	(403,428)	(8,434,033)	(479,308)
-	-	198,204	749,620	-
-	-	-	97,874	-
(35,000)	-	-	(490,000)	-
(49,413)	-	-	(541,326)	-
<u>(976,911)</u>	<u>-</u>	<u>(205,224)</u>	<u>(8,617,865)</u>	<u>-</u>
(612,291)	-	-	(2,653,941)	-
(4,934,944)	(1,305,866)	(286,401)	(23,678,275)	(1,816,417)
4,341,815	20,374	249	4,390,933	118,084
(805,168)	-	-	(2,623,000)	-
993,360	457,345	-	2,807,459	-
-	-	-	(147,155)	-
<u>(1,017,228)</u>	<u>(828,147)</u>	<u>(286,152)</u>	<u>(21,903,979)</u>	<u>(1,698,333)</u>
<u>612,428</u>	<u>82,798</u>	<u>151,813</u>	<u>2,119,487</u>	<u>216,209</u>
<u>612,428</u>	<u>82,798</u>	<u>151,813</u>	<u>2,119,487</u>	<u>216,209</u>
4,112,069	(492,432)	214,878	(2,898,016)	105,299
<u>20,467,492</u>	<u>3,550,536</u>	<u>5,526,486</u>	<u>81,294,159</u>	<u>8,107,673</u>
<u>\$ 24,579,561</u>	<u>\$ 3,058,104</u>	<u>\$ 5,741,364</u>	<u>\$ 78,396,143</u>	<u>\$ 8,212,972</u>

(Continued)

CITY OF LEESBURG, FLORIDA
STATEMENT OF CASH FLOWS
PROPRIETARY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019
(Concluded)

	<u>Business-type Activities - Enterprise Funds</u>		
	<u>Major Funds</u>		
	<u>Electric Utility Fund</u>	<u>Gas Utility Fund</u>	<u>Water Utility Fund</u>
<u>Reconciliation of Cash and Cash Equivalents to Balance Sheet</u>			
Total Unrestricted Equity in Pooled Cash and Cash Equivalents	\$ 24,288,958	\$ 3,421,926	\$ 6,948,652
Total Restricted Equity in Pooled Cash and Cash Equivalents & Cash with Fiscal Agent	7,388,047	983,754	1,985,777
Total Cash and Cash Equivalents, End of Year	<u>\$ 31,677,005</u>	<u>\$ 4,405,680</u>	<u>\$ 8,934,429</u>
<u>Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities</u>			
Operating Income (Loss)	\$ 8,356,530	\$ 994,339	\$ 2,457,053
Adjustments to Reconcile Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities:			
Depreciation and Amortization	4,291,404	468,828	1,393,334
Decrease (Increase) in Assets:			
Customer Accounts (Net of Allowances)	459,312	(16,647)	(114,869)
Miscellaneous Receivables	-	-	-
Prepaid Items	-	3,000	-
Inventory	(7,647)	(108,020)	8,929
Decrease (Increase) in Deferred Outflows: Pension	(182,690)	(58,364)	(42,105)
Decrease (Increase) in Deferred Outflows: OPEB	(6,648)	(9,663)	(17,844)
Increase (Decrease) in Liabilities:			
Accounts Payable	(286,551)	211,831	(13,182)
Unearned Revenue	-	-	-
Due to Other Governments	21,948	2,715	-
Accrued Expenses	(34,385)	8,055	10,986
Claims Payable	-	-	-
Rate Stabilization Credit	638,224	-	-
Other Postemployment Benefits Liability	(191,297)	82,818	260,300
Net Pension Liability	390,409	102,449	92,087
Other Liabilities	(55,146)	73,205	868
Increase (Decrease) in Deferred Inflows: Pension	(201,773)	(73,728)	(45,625)
Increase (Decrease) in Deferred Inflows: OPEB	145,000	82,205	113,558
Net Cash Provided by (Used in) Operating Activities	<u>\$ 13,336,690</u>	<u>\$ 1,763,023</u>	<u>\$ 4,103,490</u>
<u>Noncash Investing, Capital, or Financing Transactions:</u>			
Capital Contribution	-	-	\$ 259,004

The notes to the financial statements are an integral part of the financial statements.

Business-type Activities - Enterprise Funds				Governmental
Major Funds				Activities
Wastewater Utility Fund	Airport Fund	Nonmajor Enterprise Funds	Total Enterprise Funds	Internal Service Funds
\$ 20,562,546	\$ 3,058,104	\$ 5,738,204	\$ 64,018,390	\$ 8,212,972
4,017,015	-	3,160	14,377,753	-
<u>\$ 24,579,561</u>	<u>\$ 3,058,104</u>	<u>\$ 5,741,364</u>	<u>\$ 78,396,143</u>	<u>\$ 8,212,972</u>
\$ 4,177,982	\$ (1,048,183)	\$ 314,617	\$ 15,252,338	\$ 342,147
1,510,526	1,453,544	272,445	9,390,081	1,133,139
(42,620)	16,944	(37,014)	265,106	-
-	-	-	-	(10,534)
-	2,998	-	5,998	-
-	-	-	(106,738)	28,114
(77,416)	(504)	(37,714)	(398,793)	(13,389)
(3,518)	(185)	(4,517)	(42,375)	(741)
(36,985)	(216,582)	26,328	(315,141)	32,904
-	48,000	-	48,000	-
-	112	21	24,796	-
8,226	748	1,979	(4,391)	4,226
-	-	-	-	121,352
-	-	-	638,224	-
(224,822)	(11,833)	(55,223)	(140,057)	(47,331)
161,321	1,125	50,540	797,931	(2,659)
(12,476)	913	5,238	12,602	2,567
(87,215)	(537)	(54,157)	(463,035)	(27,798)
120,777	6,357	71,898	539,795	25,426
<u>\$ 5,493,780</u>	<u>\$ 252,917</u>	<u>\$ 554,441</u>	<u>\$ 25,504,341</u>	<u>\$ 1,587,423</u>
\$ 205,086	-	-	\$ 464,090	-

The notes to the financial statements are an integral part of the financial statements.



This page intentionally left blank.

FIDUCIARY FUNDS

Pension Trust Funds account for the activities of the firefighters' and police officers' and the general employees' pension funds, which accumulate resources for pension benefits and disability payments to qualified retirees.

**CITY OF LEESBURG, FLORIDA
STATEMENT OF FIDUCIARY NET POSITION
FIDUCIARY FUNDS
SEPTEMBER 30, 2019**

	<u>Employee Retirement Funds</u>
Assets	
Cash	\$ 463,437
Investments, at Fair Value:	
U.S. Government, Agency, and Municipal Securities	8,640,499
Foreign Bonds	249,672
Corporate Bonds	5,960,378
Corporate Stocks	23,287,842
Collateralized Mortgage Obligations	1,694,347
Alternative Investments	12,159,645
Money Market	1,830,791
Mutual Funds	26,353,239
Total Investments	<u>80,176,413</u>
Interest Receivable	<u>86,851</u>
Total Assets	<u>80,726,701</u>
Net Position	
Restricted for:	
Employees' Pension Benefits	<u>\$ 80,726,701</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF LEESBURG, FLORIDA
STATEMENT OF CHANGES IN FUND NET POSITION
FIDUCIARY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

	Employee Retirement Funds
Additions	
Contributions:	
Employer	\$ 2,350,775
State	358,268
Employee	494,605
Total Contributions	3,203,648
Investment Income:	
Net Increase (Decrease) in Fair Value of Investments	1,208,236
Interest and Dividend Income	1,937,990
Other Income	268,687
Less: Investment Expenses	(347,431)
Total Investment Income	3,067,482
Total Additions	6,271,130
Deductions	
Benefit Payments	4,833,566
Refund of Contributions	433,870
Administrative Expense	202,722
Total Deductions	5,470,158
Change in Plan Net Position	800,972
Net Position Restricted for Employees'	
Pension Benefits:	
Beginning of Year	79,925,729
End of Year	\$ 80,726,701

The notes to the financial statements are an integral part of this statement.



This page intentionally left blank.

NOTES TO THE FINANCIAL STATEMENTS

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The accounting and reporting of the City of Leesburg, Florida (the City) conform to accounting principles generally accepted in the United States (GAAP) as applied to governmental entities. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles, which are primarily set forth in GASB's *Codification of Governmental Accounting and Financial Reporting Standards (GASB Codification)*. The more significant of these accounting policies are summarized below.

A. Financial Reporting Entity

The City is a Florida municipality governed by an elected five-member City Commission. The City was established by the adoption of its Charter in the Laws of Florida, Chapter 9820, 1923. The City provides a traditional mix of governmental services, including police and fire protection, the construction and maintenance of streets and infrastructure, library, recreational activities, cultural events, planning, zoning, housing, and administrative services. The City also provides a full range of utility services, including electric, natural gas, solid waste, water, reuse water, wastewater treatment, airport, and stormwater. In addition, the City has three Community Redevelopment Agencies (CRAs), which are Greater Leesburg, Carver Heights/Montclair Area, and U.S. Highway 441 & 27.

The City Commission is governed by the City Charter and by state and local laws and regulations. The City Commission is responsible for the establishment and adoption of policy for the City. The execution of such policy is the responsibility of the Commission-appointed City Manager.

This report includes all funds, departments, agencies, boards and commissions, and other organizational units that are administered by the City Manager and/or controlled by or dependent upon the City Commission as set forth in the City Charter. In GASB Statement No. 61, *The Financial Reporting Entity: Omnibus - an amendment of GASB Statements No. 14 and No. 34*, the GASB has set forth criteria to be considered in determining financial accountability. These criteria include appointing a voting majority of an organization's governing body and: (1) the ability of the City to impose its will on that organization; or (2) the potential for the organization to provide specific financial benefits to or impose specific financial burdens on the City.

As required by GAAP, these financial statements present the City of Leesburg (the primary government) and its component units. In evaluating the City as a reporting entity, management has addressed all potential component units for which the City may or may not be financially accountable and, if applicable, has included them in the City's financial statements. Additionally, the primary government is required to consider other organizations for which the nature and significance of their relationship with the primary government are such that exclusion would cause the reporting entity's financial statements to be misleading or incomplete.

The City has identified and included within the financial reporting entity, as its component units, legally separate organizations for which the City is financially accountable for which a significant relationship with the City exists such that exclusion would cause the City's financial statement to be misleading or incomplete.

There is one component unit which is legally separate from the City, but is so intertwined with the City that it is, in substance, the same as the City. It is reported as part of the City as a blended component unit and blended into an appropriate fund as listed below:

Community Redevelopment Agency (CRA): The City established the Greater Leesburg, Carver Heights/Montclair Area, and U.S. Highway 441 & 27 Community Redevelopment Agencies as component units of the City pursuant to Section 163.512, Florida Statutes.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

The CRA's sole purpose is to administer funds distributed via state law for blighted areas within the City. The Governing Boards are composed of the City Commission plus two members appointed by the City Commission; therefore the City Commission has absolute influence over the CRA board. Additionally, the City provides financial support to the CRA, so a financial benefit/burden relationship exists. In accordance with 163.387, Florida Statutes, the supplemental schedule details the following: the amount and source of revenues, the amount and purpose of expenditures, including the amount of debt principal and interest paid during the current year. The CRA is reported as a major special revenue fund. The remaining amounts of indebtedness to which revenues of the fund are pledged are detailed in Note 8.

B. Recent Governmental Accounting Standards Board (GASB) Statements

In fiscal year 2018, the City implemented several new GASB statements. The GASB statements implemented by the City this fiscal year had little or no impact on the City's financial statements.

C. Basic Financial Statements

The basic financial statements include both City-wide and fund level statements. The City-wide financial statements report on all activities of the City and its blended component unit except those that are fiduciary in nature.

Statements for fiduciary activities, such as employee pension plans, are presented in a separate section of this report. Both the City-wide and fund level statements classify primary activities of the City as either governmental activities, which are primarily supported by taxes and intergovernmental revenues, or business-type activities, which are primarily supported by user fees and charges.

City-wide financial statements include a Statement of Net Position and a Statement of Activities. These statements report on the government as a whole, both the primary government and its component units, and provide a consolidated financial picture of the government. As part of the consolidation process, interfund activities are eliminated to avoid distorted financial results. Fiduciary funds of the government are not included in the presentation since these resources are not available for general government funding purposes. The Statement of Net Position reports all financial and capital resources of the City's governmental and business-type activities. It is presented in a net position format and shown with three components: (1) net investment in capital assets; (2) restricted net position; and (3) unrestricted net position.

The Statement of Activities reports the functional categories of programs provided by the City and demonstrates how and to what degree those programs are supported by specific revenues.

Program revenues are classified into three categories: (1) charges for services; (2) operating grants and contributions; and (3) capital grants and contributions. Charges for services refer to direct recovery from customers for services rendered. Grants and contributions refer to revenues restricted for specific programs whose use may be restricted further to operational or capital items. The general revenues sections display revenues collected that help support all functions of the government.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

The fund financial statements follow and report additional and detailed information about the City's operations for major funds individually, and nonmajor funds in the aggregate, for governmental, proprietary and fiduciary funds. Reconciliations are provided that converts the results of governmental fund accounting to the City-wide presentation.

D. Measurement Focus, Basis of Accounting, and Financial Statement Presentation

City-wide financial statements, as well as the fund financial statements for proprietary funds and fiduciary funds, are reported using the economic resources measurement focus, and the accrual basis of accounting. Revenues are recognized in the period for which they are levied. When both restricted and unrestricted resources are available for use, it is the City's policy to use restricted resources first, then unrestricted resources as needed.

Operating revenues shown for proprietary operations generally result from producing or providing goods and services such as electric, gas, water, wastewater, stormwater, solid waste and aviation. Operating expenses include all costs related to providing the service or product. These costs include salaries and benefits, supplies, travel, contract services, depreciation, administrative expenses, and/or other expenses directly related to the cost of services. All other revenue and expenses not meeting these definitions are reported as non-operating revenues and expenses.

All governmental fund financial statements are reported using a current financial resources measurement focus and a modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized in the accounting period in which they become both measurable and available to finance expenditures of the current period. Available means collectible within the current period, or soon enough thereafter, to be used to pay liabilities of the current period. This period is within 180 days of the end of the fiscal year, and jointly assessed taxes collected through other governments are within 60 days.

Property taxes, franchise taxes, investment earnings, and most charges for services are recorded as earned since they are measurable and available. Licenses, permits and assessments, fines and forfeitures, and miscellaneous revenues are recorded as revenues when received in cash because they are generally not measurable until received.

A significant portion of the City's grants and contracts are exchange transactions. Funds from these transactions are deemed to be earned and reported as revenue when such funds have been expended towards the designated purpose and eligibility requirements have been met.

Expenditures are recorded when the related fund liability is incurred. Exceptions to this general rule include: (1) accumulated paid time off, which is not reported until they have been paid; (2) prepaid insurance and similar items, which are reported only on the balance sheet and do not affect expenditures; and (3) principal and interest on long-term debt, which are recognized when due. Budgets for governmental funds are also prepared on the modified accrual basis.

The City charges centralized services through the General Fund and Internal Service Funds to functional activities through various charge methods. Expenses reported for functional activities include these indirect expenses, including an administrative component.

The accounting policies and the presentation of the financial report of the City have been designed to conform to GAAP as applicable to government units, in accordance with the GASB.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

E. Major Governmental Funds

1. The **General Fund** is the City's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.
2. The **Community Redevelopment Agency Fund** includes the **Greater Leesburg Community Redevelopment Agency**, **Carver Heights/Montclair Area Community Redevelopment Agency**, and **U.S. Highway 441 & 27 Community Redevelopment Agency**. These are incremental tax districts established pursuant to Florida Statutes and accounted for in a special revenue fund. The fund accounts for the incremental increase in ad valorem tax revenue collected within the designated community redevelopment areas. Revenues must be utilized and expended in accordance with the respective community redevelopment plans.
3. The **Capital Projects Fund** accounts for financial resources used for the acquisition or construction of major capital facilities (other than those financed by proprietary funds and trust funds).

F. Major Enterprise Funds

1. The **Electric Utility Fund** accounts for the purchase and distribution of electric services.
2. The **Gas Utility Fund** accounts for the purchase and distribution of gas services.
3. The **Water Utility Fund** accounts for costs for collection, treatment, and distribution of water services.
4. The **Wastewater Utility Fund** accounts for costs to provide wastewater and sanitary sewer services.
5. The **Airport Fund** accounts for the costs associated with the management, construction, maintenance, protection, control, regulation, use, and enhancement of the City's International Airport.

G. Internal Service Funds

Internal Service Funds account for the financing of goods and services provided by one department to other departments of the governmental unit on a cost-reimbursement basis. The City maintains four internal service funds:

1. The **General Employees' Health Insurance Fund** accounts for maintaining the City's self-insured employee health insurance.
2. The **Workers' Compensation Insurance Fund** accounts for maintaining the City's workers compensation self-insurance fund.
3. The **Fleet Maintenance Fund** accounts for maintaining the purchases and services of the City's vehicles.
4. The **Risk Management Fund** accounts for maintaining the City's self-insured property and casualty policies.

H. Fiduciary Funds

Pension Trust Funds account for the activities of the firefighters' and police officers' pension funds, and the general employees' retirement fund, which accumulate resources for pension benefits and disability payments to qualified retirees.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

I. Encumbrances

Encumbrance accounting, under which purchase orders, contracts and other commitments for the expenditure of monies are recorded in order to reserve a portion of the applicable budget appropriation, is utilized by the governmental funds of the City. Encumbrances lapse at fiscal year-end.

J. Assets, Liabilities, Deferred Outflows/Inflows of Resources and Net Position/Fund Balance

1. **Cash and Investments** - The City's cash and cash equivalents include cash on hand, demand deposits, and equity in pooled cash and investments. The equity in pooled cash and investments represents a fund's share of a cash and investment pool maintained by the City for use by all funds, except the pension funds and funds with agreements that require separate bank accounts. State statutes require all deposits of the City, including demand deposit accounts, time deposit accounts and money market accounts be held in institutions designated by the Treasurer of the State of Florida as "qualified public depositories" and are covered by a collateral pool as required by the statute.

All investments are reported at fair value. For the purpose of the statement of cash flows, the City considers cash equivalents to be highly liquid investments (including restricted assets) with an original maturity of three months or less when purchased. Interest earned from investments purchased with pooled cash is allocated to each participating fund based on the fund's average equity balance, except as required by City charter. Funds that incur negative equity in pooled cash and investments during the year incur a charge for interest. Funds used to account for federal and state grants may have negative equity in pooled cash and investments throughout the year due to the reimbursement basis of the grant programs.

2. **Receivables and Payables** - Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year are referred to as either "due to/from other funds" (i.e., the current portion of interfund loans) or "advances to/from other funds" (i.e., the non-current portion of interfund loans).

Accounts receivable balances are shown net of the allowance for uncollectible accounts. The allowance amounts in the enterprise funds are based on historical experience. In the governmental funds, the allowance varies based on management estimates. Electric, gas, water and related wastewater charges to customers are based on actual consumption. Consumption is determined on a monthly cycle basis. The City recognizes as revenue the estimated unbilled consumption at fiscal year-end.

3. **Inventories and Prepaid Items** - Inventories of expendable supplies held for consumption are priced at the "first-in-first-out" method of accounting. Governmental fund type inventories are recorded using the consumption method. Reported inventories in governmental funds are included with nonspendable fund balance because they are not in spendable form. In proprietary fund types, inventories are expended when consumed. Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements. The costs of prepaid items are recorded as expenditures when consumed rather than when purchased.
4. **Capital Assets** - Capital assets, which include land, property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items) are reported in the applicable governmental or business-type activities columns in the City-wide financial statements.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Capital asset purchases are recorded as capital outlay expenditures in the fund level governmental funds in the year of acquisition. Property, plant, and equipment with initial, individual costs that equal or exceed \$5,000 with estimated useful lives of over one year are recorded as capital assets. Roads, bridges, and sidewalks are capitalized when their initial costs equal or exceed \$25,000 as long as they possess estimated useful lives of more than one year. For intangible assets, the City maintains a \$100,000 threshold for related assets. Capital assets are recorded at historical cost or estimated historical cost. Donated capital assets, donated works of art and similar items, and capital assets received in a service concession arrangement are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the fair value of the assets or materially extend the assets' lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed. Interest incurred during the construction phase of capital assets of major business-type activities is included as part of the capitalized value of the assets constructed. During 2018, there was no capitalized interest.

Infrastructure, buildings, improvements other than buildings, utility plant, and vehicles and equipment are depreciated using the straight-line method over the following estimated useful lives:

Buildings	10 - 50 Years
Improvements Other than Buildings	5 - 50 Years
Utility Plant	10 - 50 Years
Vehicles and Equipment	5 - 50 Years
Infrastructure	15 - 60 Years

Expenditures for repairs and maintenance are expensed when incurred. Additions, major renewals, and replacements that increase the useful lives of the assets are capitalized.

- Deferred Outflows/Inflows of Resources** - In addition to assets and liabilities, the Statements of Net Position report a separate section for deferred outflows/inflows of resources. This separate financial statement element, deferred outflow of resources, represents a consumption of net position that applies to future period(s) and so will not be recognized as an outflow of resources until then. The City has three items that qualify for reporting in this category: 1) the deferred amounts on refunding reported in the City-wide and proprietary statements of net position. A deferred amount on refunding results from the difference in the carrying value of refunded debt and its reacquisition price, and is recognized as a component of interest expense in a systematic manner over the shorter of the life of the refunded or refunding debt; 2) the deferred amounts on pension obligations reported in the City-wide and proprietary statements of net position; and 3) the deferred amounts on other postemployment benefits reported in the City-wide and proprietary statements of net position. The deferred amounts on pension obligations and other postemployment benefits result from expenses recognized over defined future periods.

The City's Statement of Net Position includes deferred inflows of resources. This separate financial statement element represents an acquisition of net position that applies to future periods and so will not be recognized as an inflow of resources until then. The City's deferred inflows are related to pensions and other postemployment benefits and can be found in the City-wide and proprietary statements of net position. Deferred inflows related to the City's pensions and other postemployment benefits result from resources that will be available to reduce the City's pension expense but not until future periods.

- Contributions** - Contributions in the form of cash and capital assets to the governmental activities of the City are recognized on the Statement of Activities as revenues in the period they are received. Contributions of capital assets and primarily completed infrastructure from developers are recognized at the fair value at the date of donation. All contributions are reported on the Statement of Activities as program revenues, with operating contributions reported separately from capital contributions.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

7. **Interfund Activity** - Interfund activity within and among the City's three fund categories (governmental, proprietary, and fiduciary) are classified as reciprocal interfund activity and non-reciprocal interfund activity.

Reciprocal interfund activity flows between funds with an expectation of repayment and is reported as interfund receivables and payables.

Reciprocal interfund activity flows between funds without an expectation of repayment within a reasonable time and is reported as transfers between funds. Interfund services provided and used are sales and purchases of goods and services between funds for a price approximating their external value, and are reported as revenues and expenditures (or expenses) in the funds.

Non-reciprocal interfund activity is the flow of assets between funds without an equivalent flow of assets in return, or without a requirement for repayment. This is reported as transfers in governmental funds and non-operating revenues and expenses in proprietary funds.

As a rule, the effect of interfund activity has been eliminated from City-wide financial statements. Exceptions to this general rule are payments in lieu of taxes and other charges between the City's Water, Wastewater, Solid Waste, and General Fund, as well as cost reimbursement transactions between the enterprise funds and various other functions of the government. Exclusion of these charges would distort the direct costs and program revenues reported for the various functions concerned.

8. **Restricted Assets** - Assets are reported as restricted in the City-wide Statement of Net Position and the enterprise fund level statements when constraints are placed on asset use. The constraints are either: (1) externally imposed by creditors, grantors, contributors, or laws or regulations of other governments; or (2) imposed by law or through constitutional provisions or enabling legislation.
9. **Unearned Revenues** - Inflows that do not yet meet the criteria for revenue recognition, such as occupational licenses collected in advance, are recorded as unearned revenue in the City-wide and in the fund financial statements.
10. **Self-Insurance Claims** - Liabilities for reported claims and incurred but not reported claims are estimated based on an actuarial review of claims pending and historical experience.
11. **Compensated Absences** - Employees earn paid time off (PTO) that is commensurate with their years of service with the City. A maximum of 560 hours can be accumulated and used for vacation, sick, personal business, etc. Upon termination or retirement, employees are paid for a maximum of 360 hours of PTO time. This PTO program replaced separate vacation and sick time programs under which some employees still have time available.

In governmental and proprietary fund financial statements, the amount of compensated absences associated with employee vacations that are recorded as expenditures (expenses) represent the amounts paid during the year, plus the amount accrued at year-end that would normally be liquidated with available spendable resources. Only the amount of the compensated absence liability that has matured is reported in the governmental fund financial statements and the General Fund is typically used to liquidate this liability. In the City-wide financial statements, all governmental fund compensated absences are recorded and split between the current and noncurrent portions. For proprietary funds, the entire liability for compensated absences of these funds is reflected in the respective financial statements, split between the current and noncurrent portions.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

12. **Long-Term Obligations** - In the City-wide financial statements, and proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type Statements of Net Position. Bond premiums and discounts are amortized over the life of the bonds. Bonds payable are reported net of the applicable bond premium or discount. Bond issuance costs are expensed as incurred.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

13. **Fund Balances** - Fund balance is divided into five classifications based primarily on the extent to which the City is bound to observe constraints imposed upon the use of the resources in the governmental funds. The classifications are as follows:

a. **Nonspendable** - The nonspendable fund balance category includes amounts that cannot be spent because they are not in spendable form, or are legally or contractually required to be maintained intact. The "not in spendable form" criterion includes items that are not expected to be converted to cash. It also includes the long-term amount of interfund loans.

b. **Restricted** - Fund balance is reported as restricted when constraints placed on the use of resources are either externally imposed by creditors (such as through debt covenants), grantors, contributors, or laws or regulations of other governments, or are imposed by law through constitutional provisions or enabling legislation (City ordinances). Enabling legislation authorizes the City to assess, levy, charge, or otherwise mandate payment of resources (from external resource providers) and includes a legally enforceable requirement that those resources be used only for the specific purposes stipulated in the legislation. Legal enforceability means the City can be compelled by an external party such as citizens, public interest groups, or the judiciary to use resources created by enabling legislation only for the purposes specified by the legislation.

c. **Committed** - The committed fund balance classification includes amounts that can be used only for the specific purposes imposed by formal action (ordinance) of City Commission. Those committed amounts cannot be used for any other purpose unless City Commission removes or changes the specified use by taking the same type of action (ordinance) it employed to previously commit those amounts. In contrast to fund balance that is restricted by enabling legislation, committed fund balance classification may be redeployed for other purposes with appropriate due process.

Constraints imposed on the use of committed amounts are imposed by City Commission, and anything separate from these constraints is not considered to be legally enforceable. Committed fund balance also incorporates contractual obligations to the extent that existing resources in the fund have been specifically committed for use in satisfying those contractual requirements.

d. **Assigned** - Amounts in the assigned fund balance classification are intended to be used by the City for specific purposes, but do not meet the criteria to be classified as restricted or committed. In governmental funds other than the General Fund, assigned fund balance represents the remaining amount that is not restricted or committed. The City, for planning purposes, may assign fund balances for a specific purpose, such as setting aside funds for capital equipment replacement, emergency preparedness, and accrued benefit payouts to retired/terminated employees. Unlike commitments, assignments generally exist temporarily. Decisions with regard to these purposes and amounts will be determined by the City Commission by resolution and additional action by the City is essential to either remove or revise them.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

- e. Unassigned** - Fund balance is the residual classification for the General Fund and includes all spendable amounts not contained in the other classifications. In the other governmental funds, the unassigned classification is used only to report a deficit balance resulting from overspending for specific purposes for which amounts had been restricted, committed, or assigned.

The City applies restricted resources first when expenditures are incurred for purposes for which either restricted or unrestricted (committed, assigned, or unassigned) amounts are available. Similarly, within unrestricted fund balance, committed amounts are reduced first, followed by assigned, and then by unassigned amounts when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used. Unassigned fund balance may also include negative balances for any governmental fund if expenditures exceed amounts restricted, committed, or assigned for those specific purposes.

14. **Use of Estimates** - The preparation of financial statements in conformity with GAAP requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities as of the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.
15. **Minimum Fund Balance Policy** - The General Fund reserve target is 20% of the fund's current year budgeted appropriations. For the purpose of determining if the target has been met, the unassigned fund balance of the General Fund is then compared with the annual appropriations budget.

For other major funds designated as major funds within the City's CAFR, the City has established a range of 15-25% of operating expenditures, which are utilized for the purposes allowed by these various fund types. Fiduciary funds do not have fund balance targets.

16. **Electric Rate Stabilization** - The City purchases bulk power from the Florida Municipal Power Agency (FMPA) and resells it to the electric utility customers. The Bulk Power Cost Adjustment can vary significantly from month to month. The Electric Rate Stabilization is designed to smooth out the electric utility rates paid by the electric utility customers. This stabilization process serves to minimize variances in the purchased power component of the City's electric utility service charge by passing along a more stable cost over time, even though the actual costs incurred by the City can vary. When bulk power costs are higher than usual, previously collected funds are used to stabilize the cost passed along to electric utility consumers. The converse occurs when actual costs are less than the amount charged since the difference between the actual cost and that charged consumers is reserved for future application.
17. **Reclassifications** - Certain 2018 amounts have been reclassified to conform to the 2019 presentation.

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 2 - BUDGET AND BUDGETARY DATA

A. Budget Policy

The City, in accordance with its City code and state law, applies the following procedures in establishing the budgetary data reflected in the accompanying financial statements.

An annual operating budget is prepared by the departments for the General, Special Revenue, Enterprise, Capital Projects and Debt Service Funds. This is then reviewed by the City Manager, Finance Director, and Budget Manager. In July, the City Manager submits to the City Commission the proposed budget for the ensuing fiscal year.

The operating budget includes proposed expenditures and the means to fund them, as well as a proposed ad valorem millage rate. Public hearings are conducted to obtain taxpayer comments on the proposed budget and ad valorem millage rate. Prior to October 1, the City Commission legally enacts the operating budget and sets the ad valorem millage rate by passage of resolutions.

The City Manager is authorized to transfer budgeted amounts within any fund, but may not revise total fund expenditures without the approval of the City Commission. The budgetary data presented is in agreement with the originally adopted budget as amended by the City Commission.

Formal budgetary integration is employed as a management control device during the year for substantially all funds. Budgets are adopted on a basis consistent with GAAP. Total budgeted appropriations within a governmental fund-type may not be exceeded legally. Appropriations lapse at fiscal year-end. Budget data, when presented in the basic financial statements, is prepared on the same basis of accounting as that prescribed for the fund.

B. Excess of Expenditures Over Appropriations

The Police Education Fund contained excesses of expenditures over appropriations during the fiscal year ended September 30, 2019.

No other individual fund contained an excess of total expenditures over total appropriations during the fiscal year ended September 30, 2019, except for insignificant variances. However, within various funds, there may be an excess of expenditures over appropriations at the line item level.

C. Deficit Fund Balance/Net Position

The Carver Heights/Montclair Area Community Redevelopment Agency Fund shows a deficit fund balance at September 30, 2019.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 3 - PROPERTY TAXES

The City is permitted under its charter to levy up to \$10 per \$1,000 of assessed valuation for general government services other than the payment of principal and interest on general long-term debt and in unlimited amounts for the payment of principal and interest on long-term debt. Additional taxes assessed for the payment of general long-term debt issues of the City must be approved by the public. The tax rate assessed by the City for the year ended September 30, 2019 was \$4.2678 per \$1,000 of assessed property value. Current tax collections (inclusive of legally available early payment discounts) for the City were 96.76% of the total tax levy. The property calendar provides for the tax revenue to be billed and collected within the applicable fiscal year.

Calendar of Property Tax Events

Tax Collection

January 1	Property taxes are based on assessed property value at this date as determined by the Lake County Property Appraiser
July 1	Assessment roll approved by the state
September 30	Millage resolution approved by the City Commission
October 1	Beginning of fiscal year for which taxes have been levied
November 1	Property tax bills rendered
November 30	Last day for 4% maximum discount
April 1	Unpaid property taxes become delinquent
May 15	Tax certificates are sold by the Lake County Tax Collector. This is the first lien date on delinquent properties.

Property tax collections are governed by Chapter 197, Florida Statutes. The Lake County Tax Collector bills and collects all property taxes levied within the County. Discounts are allowed for early payment of 4% in November, 3% in December, 2% in January, and 1% in February. If property taxes are not paid by April 1, the County adds a 3% penalty on real estate, and 1.5% on personal property.

The Tax Collector advertises and sells tax certificates on all real property for delinquent taxes. Certificates not sold revert back to the County. The Tax Collector must receive payment before the certificates are issued. Any person owning land on which a tax certificate has been sold may redeem the certificate by paying the Tax Collector the face amount of the tax certificate plus interest and other costs. The owner of a tax certificate may, at any time after taxes have been delinquent for two years, file an application for tax deed sale. The County, as a certificate owner, may exercise similar procedures two years after taxes have been delinquent. Tax deeds are issued to the highest bidder for the property which is sold at public auction.

The Tax Collector remits current taxes collected through four distributions to the City in the first two months of the tax year and at least one distribution each month thereafter. The City recognizes property tax revenue in the period in which they are levied.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 4 - DEPOSITS AND INVESTMENTS

A. Pooling of Cash and Investments

The City maintains a cash and investment pool that is available for use by all funds except for monies legally restricted to separate administration (i.e., pension plans). The “Cash and Investments” on the City-wide financial statements consist of cash and investments owned by each fund and defined as resources that can be liquidated without delay or penalty. Cash and Investments held separately where contractual arrangements and bond covenants require such arrangements are classified as “restricted assets”. Investment earnings are allocated to the individual funds monthly based on the fund’s weighted average monthly cash balance.

As of September 30, 2019, deposits and investments are classified in the accompanying financial statements as follows:

City-wide Cash and Investments

Statement of Net Position

Cash and Cash Equivalents	\$ 100,587,924
---------------------------	----------------

Restricted:

Cash and Cash Equivalents	16,624,815
---------------------------	------------

Statement of Fiduciary Net Position

Cash Equivalents	463,437
------------------	---------

Investments	80,176,413
-------------	------------

Total Cash and Investments	\$ 197,852,589
-----------------------------------	-----------------------

Deposits and investments consist of the following:

Governmental and Business-Type Activities

Cash Deposits	\$ 14,646,568
---------------	---------------

Investments	96,297,532
-------------	------------

Investments with Fiscal Agent:

Debt Service Fund	1,317,809
-------------------	-----------

Utilities Debt Service Account	4,762,190
--------------------------------	-----------

Utilities Gas Deposit Account	188,640
-------------------------------	---------

Fiduciary Fund Assets

Cash	463,437
------	---------

Defined Benefit Pension Plan Investments	80,176,413
--	------------

Total Cash and Investments	\$ 197,852,589
-----------------------------------	-----------------------

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Primary Government Activities

1. Investments and Investment Practices

The City's investment guidelines are defined by City Ordinance and a written investment policy that is approved by the City Commission. The investment policies authorize the investment of funds in time deposits or savings accounts of financial institutions approved by the State Treasurer, and obligations of the U.S. Government and its agencies and mutual funds. Investments may also include repurchase agreements and investments in local government investment pools, either state-administered or developed through joint powers statutes and other intergovernmental agreement legislation. Revenue bond covenants also restrict the type and maturities of investments in bond-related funds.

As of September 30, 2019, the City had the following investments and maturities:

Investment Type	Fair Value	Investment Maturities (In Years)		
		Less Than 1 Year	1- 2 Years	2 -3 Years
Local Government Investment Pools	\$ 15,281,155	\$ 15,281,155	\$ -	\$ -
Bank Certificates of Deposit	11,524,446	7,448,909	4,075,537	-
U.S. Government and Agencies	55,665,391	28,430,342	18,126,393	9,108,656
Corporate Fixed Income	13,826,540	9,810,154	4,016,386	-
Total	\$ 96,297,532	\$ 60,970,560	\$ 26,218,316	\$ 9,108,656

2. Custodial Credit Risk

As of September 30, 2019, the carrying amount of the City's deposits was \$14,646,568. Monies on deposit with financial institutions in the form of demand deposit accounts and time deposit accounts are defined as public deposits. The entire City's public deposits are held in "qualified public depositories" as required by Chapter 280, Florida Statutes, "Security for Public Deposits" (the "Act"), and covered by federal depository insurance. In addition, all qualified public depositories must deposit with the State Chief Financial Officer eligible collateral in such amounts as required by the Act. Qualified public depositories are required under the Act to assume mutual responsibility against loss caused by the default or insolvency of other qualified public depositories of the same type. Should a default or insolvency occur, the State Chief Financial Officer would implement procedures for payment of losses according to the validated claims of the City.

3. Interest Rate Risk

Interest rate risk is the risk that as market rates change, the fair value of an investment will vary. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in the market interest rates. The City's formal investment policy ensures that securities mature to meet operating cash requirements to avoid the need to sell on the open market prior to maturity. In addition, the policy calls for investing operating funds primarily in shorter-term securities, mutual funds or investment pools from which funds can be readily withdrawn without penalty and which limit the average maturity of the portfolio from 90 days to three years. Reserve funds and other funds with longer-term investment horizons may be invested in securities not exceeding five years. As of September 30, 2019 the weighted average maturity of the City's investments was 1.05 years.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

4. Credit Risk

Credit risk is the risk that a security or a portfolio will lose some or all of its value due to a real or perceived change in the ability of the issuer to repay its debt. The risk is generally measured by the assignment of a rating by a nationally recognized statistical rating agency. Authorized investments are outlined in Section 218.415, Florida Statutes, and are generally limited to: (a) the State of Florida Local Government Surplus Funds Trust Fund or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act of 1969, as provided in Section 163.01, Florida Statutes; (b) Securities and Exchange Commission registered money market funds with the highest credit quality rating; (c) interest-bearing time deposits or savings accounts in qualified public depositories as defined in Section 280.02, Florida Statutes; and (d) direct obligations of the U.S. Treasury.

5. Concentration of Credit Risk

The City's investments are guaranteed by the U.S. Government, or are highly-rated agency, State or corporate debt instruments, or held in FLSAFE, FLCLASS and FP local government investment pools as described below.

6. Local Government Investment Pools

For the fiscal year ended September 30, 2019, the City invested in the Florida Surplus Asset Fund Trust (FLSAFE), Florida Cooperative Liquid Assets Securities System (FLCLASS) and Florida Prime (FP) local government investment pools. The investment pools operate under investment guidelines established by Sections 215.47 and 218.415, Florida Statutes. None of the investment pools are registrants with the Securities and Exchange Commission; however, they have adopted operating procedures consistent with the requirements for a 2a-7-like fund and the fair value of the positions in the pools are equal to the value of the pool shares. The City's investments in FLSAFE, FLCLASS and FP were rated AAAM by Standard & Poor's.

All three investment pools in which the City is a participant have elected to measure their investments at amortized cost. In accordance with GASB Statement No. 79, *Certain External Investment Pools and Pool Participants*, the City is required to disclose the presence of any limitations or restrictions on withdrawals.

FLCLASS and FLSAFE allow for daily redemptions from their funds. The investment pools may temporarily suspend or postpone the right of redemption under extraordinary circumstances such as (a) war, emergency or act of God; (b) suspension of trading on major stock exchanges or a general banking moratorium; or (c) when an emergency exists such that the investment pools may not dispose of their investments because of substantial losses or it is not reasonably practical for the pools to value their net assets. As of September 30, 2019, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit the City's daily access to 100 percent of the account values.

FP's rules regarding redemption and penalties and redemption fees are governed by Section 218.409, Florida Statutes, which notes that the Executive Director of the FP may, in good faith, on the occurrence of an event that has a material impact on liquidity or operations, limit contributions or withdrawals. The Trustees of the pool may extend this for an additional 15 days. Section 218.409(4), Florida Statutes, provides for the FP to impose penalties for early withdrawal, subject to disclosure in the enrollment materials; at present, no such disclosure has been made. As of September 30, 2019, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit the City's daily access to 100 percent of the account value.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

7. Fair Value

The City has adopted GASB Statement No. 72, *Fair Value Measurement and Application* (GASB 72). The City categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs.

The City's investments in government and agencies and corporate fixed income are high-quality bonds that are valued using a matrix pricing model (Level 2). Investments in local government investment pools and non-negotiable certificates of deposit are exempt from the GASB 72 fair value hierarchy disclosures per paragraph 69 of GASB 72, and are valued at the City's cost and any accrued interest on these investments.

B. Fiduciary Activities

The City reports three pension funds in the accompanying financial statements. Each of the plans has a separate governing board of trustees, a separate investment policy, and differing investment restrictions/risks. Consequently, each is disclosed separately below. All three plans are defined benefit plans. All investments at year-end were in compliance with the respective plan investment policies.

1. Credit Rating – All Fiduciary Funds

As of September 30, 2019, ratings for the fiduciary funds' corporate and agency obligations by Standard & Poor's follows:

Rating	General Employees'	Municipal Police Officers'	Municipal Firemen's	Total
AAA	\$ -	\$ 20,589	\$ 116,716	\$ 137,305
AA+	4,582,614	2,910,707	2,611,731	10,105,052
AA	218,230	-	141,827	360,057
AA-	-	18,166	93,923	112,089
A+	-	105,449	214,854	320,303
A	-	208,174	337,051	545,225
A-	860,634	384,965	368,920	1,614,519
BBB+	426,042	664,448	710,580	1,801,070
BBB	212,251	384,835	442,825	1,039,911
BBB-	-	20,701	139,985	160,686
BB+	-	-	52,509	52,509
Not rated	-	208,813	87,357	296,170
	<u>\$ 6,299,771</u>	<u>\$ 4,926,847</u>	<u>\$ 5,318,278</u>	<u>\$ 16,544,896</u>

All of the Plan's investments in debt securities, other than the above described corporate and agency obligations, are backed by the U.S. government.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

2. General Employees' Retirement Plan

City of Leesburg General Employees' Retirement Plan
Distribution by Asset Type
September 30, 2019

Investment Type	Investment Maturities (In Years)			
	Fair Value	Less Than 1 Year	1-5 Years	6-10 Years
Money Market	\$ 465,220	\$ 465,220	\$ -	\$ -
Mutual Funds, UITs and ETFs	2,927,586	2,927,586	-	-
U.S. Government and Agencies	4,582,614	-	3,283,944	1,298,670
Corporate Obligations	1,717,157	-	1,284,863	432,294
Total	9,692,577	\$ 3,392,806	\$ 4,568,807	\$ 1,730,964
Corporate Stock	19,993,880			
Alternative Investments*	8,094,067			
Total	\$ 37,780,524			

*Alternative Investments include partnerships and hedge fund.

a. Custodial Credit Risk

This is the risk that in the event of the failure of the counterparty, the Plan will not be able to recover the value of its investments that are in the possession of an outside party. Consistent with the Plan's investment policy, the investments are held by the Plan's custodial bank and registered in the Plan's name.

b. Interest Rate Risk

Interest rate risk is the risk that as market rates change, the fair value of an investment will vary. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in the market interest rates. The Plan does not have a policy related to limiting its exposure to fair value losses arising from rising interest rates. As of September 30, 2019, the Plan's investments weighted average maturity was 3.94 years.

c. Credit Risk

Credit risk is the risk that a security or a portfolio will lose some or all of its value due to a real or perceived change in the ability of the issuer to repay its debt. The risk is generally measured by the assignment of a rating by a nationally recognized statistical rating agency. Purchases of bonds or debt obligations are limited to one of the four highest ratings issued by Nationally Recognized Statistical Rating Organizations (NRSRO). The Plan's investment policy utilizes portfolio diversification in order to control this risk.

d. Concentration of Credit Risk

The investment policy of the Plan contains limitations on the amount that can be invested in any one issuer as well as maximum portfolio allocation percentages. Investments in corporate common stock and convertible bonds are limited to 60% of Plan assets. No more than 10% of Plan assets shall be invested in one company. Except for U.S. Government and agency obligations, no more than 10% of Plan assets can be invested in one issuer. No investments exceeded these thresholds at September 30, 2019.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

e. Foreign Currency

The Plan has nominal exposure to foreign currencies due to investments in non-U.S. markets implemented through the money managers' portfolios. Foreign currencies will fluctuate relative to the U.S. dollar, but it is believed that the diversification benefits outweigh potential risks. Given the limited exposure, foreign currency risk is considered minor.

f. Fair Value

The Plan categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs.

The Plan's investments in government and agencies and corporate obligations are primarily bonds that are valued using a matrix pricing model (Level 2). Investments in corporate stock, mutual funds, unit investment trusts (UITs) and exchange traded funds (ETFs), which are deemed actively traded, are valued using quoted market prices (Level 1). Investments in money market funds are exempt from the GASB 72 fair value hierarchy disclosures per paragraph 69 of GASB 72, and are valued at the Plan's cost of these investments.

The Plan's alternative investments are two partnerships and a hedge fund and are valued at net asset value (NAV):

Alternative Investments Redemption						
Style	Fund Name	Deposit or Commitment	Fair Value	Unfunded Commitment	Frequency (if currently eligible)	Redemption Notice Period
Global equity/directional hedge funds						
	Pine Grove Partners	\$ 666,170	\$ 1,059,946	\$ -	Quarterly	95 Days Notice
	Weatherlow Off I Ltd Cl NI	1,425,000	2,152,078	-	Quarterly	65 Days Notice
	UBS Trumbull Property	3,069,184	4,882,043	-	Quarterly *	60 Days Notice
	Total	\$ 5,160,354	\$ 8,094,067	\$ -		

*UBS has quarterly redemptions subject to available liquidity.

3. Municipal Police Officers' Retirement Plan

City of Leesburg Municipal Police Officers' Retirement Plan
Distribution by Asset Type
September 30, 2019

Investment Type	Investment Maturities (In Years)				
	Fair Value	Less Than 1 Year	1-5 Years	6-10 Years	More Than 10 Years
Money Market	\$ 830,166	\$ 830,166	\$ -	\$ -	-
Mutual Funds	14,471,102	14,471,102	-	-	-
U.S. Government and Agencies	2,900,298	174,673	121,897	955,546	1,648,182
Corporate Obligations	2,026,549	81,141	1,125,948	641,340	178,120
Total	20,228,115	\$ 15,557,082	\$ 1,247,845	\$ 1,596,886	\$ 1,826,302
Alternative Investment*	2,036,140				
Total	\$ 22,264,255				

*Alternative Investment is a real estate partnership.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

a. Custodial Credit Risk

This is the risk that in the event of the failure of the counterparty, the Plan will not be able to recover the value of its investments that are in the possession of an outside party. Consistent with the Plan's investment policy, the investments are held by the Plan's custodial bank and registered in the Plan's name.

b. Interest Rate Risk

Interest rate risk is the risk that as market rates change, the fair value of an investment will vary. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in the market interest rates. The Plan does not have a policy related to limiting its exposure to fair value losses arising from rising interest rates. As of September 30, 2019, the Plan's investments weighted average maturity was 11.92 years.

c. Credit Risk

Credit risk is the risk that a security or a portfolio will lose some or all of its value due to a real or perceived change in the ability of the issuer to repay its debt. The risk is generally measured by the assignment of a rating by a nationally recognized statistical rating agency. Purchases of bonds or debt obligations are limited to one of the three highest ratings issued by Standard & Poor's or Moody's. The Plan's investment policy utilizes portfolio diversification in order to control this risk.

d. Concentration of Credit Risk

The investment policy of the Plan contains limitations on the amount that can be invested in any one issuer as well as maximum portfolio allocation percentages. Investments in corporate common stock may not exceed 70% of Plan assets. No more than 5% of Plan assets may be invested in the common stock of any one company. Foreign investments are limited to 10% of Plan assets. Investments in domestic fixed income obligations are limited to 45% of Plan assets. No investments exceeded these thresholds at September 30, 2019.

e. Foreign Currency

The Plan has nominal exposure to foreign currencies due to investments in non-U.S. markets implemented through the money managers' portfolios. Foreign currencies will fluctuate relative to the U.S. dollar, but it is believed that the diversification benefits outweigh potential risks. Given the limited exposure, foreign currency risk is considered minor.

f. Fair Value

The Plan categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

The Plan's investments in government and agencies and corporate obligations are primarily bonds that are valued using a matrix pricing model (Level 2). Investments in corporate stock, mutual funds, unit investment trusts (UITs) and exchange traded funds (ETFs), which are deemed actively traded, are valued using quoted market prices (Level 1). Investments in money market funds are exempt from the GASB 72 fair value hierarchy disclosures per paragraph 69 of GASB 72, and are valued at the Plan's cost of these investments.

The Plan's alternative investment is a real estate investment trust limited partnership and is valued at net asset value (NAV). The Plan has no unfunded commitments in regards to this investment, and it is open for contributions and distributions on a quarterly basis.

4. Municipal Firemen's Retirement Plan

City of Leesburg Municipal Firemen's Retirement Plan
Distribution by Asset Type
September 30, 2019

Investment Type	Investment Maturities (In Years)				
	Fair Value	Less Than 1 Year	1-5 Years	6-10 Years	More Than 10 Years
Money Market	\$ 535,405	\$ 535,405	\$ -	\$ -	\$ -
Mutual Funds, UITs and ETFs	8,954,551	8,954,551	-	-	-
U.S. Government and Agencies	1,157,587	48,808	269,819	295,304	543,656
Collateralized Mortgage Obligations	1,694,347	-	41,744	550,532	1,102,071
Corporate Obligations	2,216,672	96,740	1,435,431	274,690	409,811
Foreign Bonds	249,672	-	35,248	172,776	41,648
Total	14,808,234	\$ 9,635,504	\$ 1,782,242	\$ 1,293,302	\$ 2,097,186
Corporate Stock	3,293,962				
Alternative Investment *	2,029,438				
Total	<u>\$ 20,131,634</u>				

*Alternative Investment is an investment limited partnership.

a. Custodial Credit Risk

This is the risk that in the event of the failure of the counterparty, the Plan will not be able to recover the value of its investments that are in the possession of an outside party. Consistent with the Plan's investment policy, the investments are held by the Plan's custodial bank and registered in the Plans' name.

b. Interest Rate Risk

Interest rate risk is the risk that as market rates change, the fair value of an investment will vary. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in the market interest rates. The Plan does not have a policy related to limiting its exposure to fair value losses arising from rising interest rates. As of September 30, 2019, the Plan's investments weighted average maturity was 11.55 years.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

c. Credit Risk

Credit risk is the risk that a security or a portfolio will lose some or all of its value due to a real or perceived change in the ability of the issuer to repay its debt. The risk is generally measured by the assignment of a rating by a nationally recognized statistical rating agency. The Plan's investment policy requires that all bonds or other evidence of indebtedness acquired be listed on one or more of the recognized national exchanges and have a rating issued by a nationally recognized statistical rating organization (NRSRO) in one of the top four classifications, except that only 25% of the bond portfolio may be invested below the three highest classifications. The Plans' investment policy utilizes portfolio diversification in order to control this risk.

d. Concentration of Credit Risk

The investment policy of the Plan contains limitations on the amount that can be invested in any one issuer as well as maximum portfolio allocation percentages. Investments in corporate common stock and convertible bonds are limited to 60% of Plan assets. No more than 5% of Plan assets may be invested in one company. Foreign investments are limited to 10% of Plan assets. No investments exceeded these thresholds at September 30, 2019.

e. Foreign Currency

The Plan has nominal exposure to foreign currencies due to investments in non-U.S. markets implemented through the money managers' portfolios. Foreign currencies will fluctuate relative to the U.S. dollar, but it is believed that the diversification benefits outweigh potential risks. Given the limited exposure, foreign currency risk is considered minor.

f. Fair Value

The Plan categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs.

The Plan's investments in government and agencies and corporate obligations are primarily bonds that are valued using a matrix pricing model (Level 2). Investments in corporate stock, mutual funds, unit investment trusts (UITs) and exchange traded funds (ETFs), which are deemed actively traded, are valued using quoted market prices (Level 1). Investments in money market funds are exempt from the GASB 72 fair value hierarchy disclosures per paragraph 69 of GASB 72, and are valued at the Plan's cost of these investments.

The Plan's alternative investment is an investment trust limited partnership and is valued at net asset value (NAV). The Plan has no unfunded commitments in regards to this investment, and it is open for contributions and distributions on a quarterly basis.

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 5 - INTERFUND ADVANCES, RECEIVABLES AND PAYABLES, AND TRANSFERS

As of September 30, 2019, the composition of interfund balances is as follows:

a. Interfund Advances

On September 10, 2018, the City Commission approved an interfund loan from the Electric Utility Fund to the Community Redevelopment Agency Fund (CRA Fund) to finance the construction of the Leesburg Resource Center by the CRA Fund. The interfund loan in the amount of \$1,200,000 will be repaid over fifteen years with annual repayments at 2.50% interest. The balance of the interfund loan as of September 30, 2019 is \$1,102,126.

b. Interfund Receivables and Payables

Receivable Fund	Payable Fund	Amount
General Fund	Debt Service Fund	\$ 42,850

The purpose of the above interfund balance was to eliminate a negative cash balance in the Debt Service fund. The Debt Service Fund will reimburse the General Fund when funds are received from other funds to finance debt payments.

c. Interfund Transfers

	Transfers In	Transfers Out
Major Funds:		
Governmental:		
General Fund	\$ 10,090,066	\$ 2,391,744
Community Redevelopment Agencies	-	625,000
Capital Projects	2,152,919	-
Enterprise:		
Electric Utility	-	5,402,277
Gas Utility	-	722,121
Water Utility	-	1,022,266
Wastewater Utility	-	892,498
Internal Service	487,865	479,308
Nonmajor Funds:		
Governmental	1,756,747	2,548,955
Enterprise	-	403,428
	\$ 14,487,597	\$ 14,487,597

Interfund transfers represent a major source of funding in the General Fund. The amount of utility contribution to the General Fund may not exceed 10% of the enterprise fund's estimated operating revenues and is determined by applying an established percentage against each enterprise fund's charges for services excluding surcharge revenue, gross receipts tax, and franchise fees. In addition to the Annual Operating Transfer, surcharge revenue, which is collected from customers outside the corporate limits at the same rate as Public Service Tax, is collected in the Electric, Gas, and Water Funds and transferred to the General Fund. Transfers into the Capital Projects Fund were associated with the following projects: park improvements, median improvements, facility/building additions and improvements, and road resurfacing. Transfers made into the nonmajor governmental funds were primarily associated with debt service payments.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 6 - CAPITAL ASSETS

Capital asset activity for the year ended September 30, 2019 was as follows:

A. Governmental Activities

Governmental Activities	Beginning Balances	Increases	Decreases	Ending Balances
Capital Assets Not being Depreciated:				
Land	\$ 4,689,692	\$ 31,720	\$ 50,699	\$ 4,670,713
Construction in Progress	4,027,707	10,734,452	5,693,848	9,068,311
Total Capital Assets Not Being Depreciated	8,717,399	10,766,172	5,744,547	13,739,024
Capital Assets Being Depreciated:				
Buildings	38,381,720	1,337,852	15,894	39,703,678
Improvements Other than Buildings	9,996,303	248,909	-	10,245,212
Equipment	31,337,452	3,471,574	1,196,060	33,612,966
Infrastructure (Roads and Streets)	40,934,473	1,594,569	-	42,529,042
Total Capital Assets Being Depreciated	120,649,948	6,652,904	1,211,954	126,090,898
Less Accumulated Depreciation for:				
Buildings	12,317,379	747,945	15,894	13,049,430
Improvements Other than Buildings	5,504,119	552,447	-	6,056,566
Equipment	25,510,808	1,514,548	1,132,166	25,893,190
Infrastructure (Roads and Streets)	28,935,420	1,081,707	-	30,017,127
Total Accumulated Depreciation	72,267,726	3,896,647	1,148,060	75,016,313
Total Capital Assets Being Depreciated, Net	48,382,222	2,756,257	63,894	51,074,585
Governmental Activities Capital Assets, Net	\$ 57,099,621	\$ 13,522,429	\$ 5,808,441	\$ 64,813,609

B. Business-type Activities

Business-type Activities	Beginning Balances	Increases	Decreases	Ending Balances
Capital Assets Not being Depreciated:				
Land	\$ 15,919,529	\$ -	\$ 205,965	\$ 15,713,564
Construction in Progress	15,509,500	21,209,791	12,930,410	23,788,881
Total Capital Assets Not Being Depreciated	31,429,029	21,209,791	13,136,375	39,502,445
Capital Assets Being Depreciated:				
Buildings	45,182,386	18,000	19,328	45,181,058
Improvements Other than Buildings	250,543,392	11,076,251	1,452,579	260,167,064
Intangible Assets	879,076	-	-	879,076
Equipment	38,196,195	2,553,642	143,267	40,606,570
Total Capital Assets Being Depreciated	334,801,049	13,647,893	1,615,174	346,833,768
Less Accumulated Depreciation for:				
Buildings	13,312,819	999,884	7,314	14,305,389
Improvements Other than Buildings	100,363,361	7,150,880	838,207	106,676,034
Intangible Assets	409,473	39,884	-	449,357
Equipment	26,768,144	1,199,433	35,054	27,932,523
Total Accumulated Depreciation	140,853,797	9,390,081	880,575	149,363,303
Total Capital Assets Being Depreciated, Net	193,947,252	4,257,812	734,599	197,470,465
Business-type Capital Assets, Net	\$ 225,376,281	\$ 25,467,603	\$ 13,870,974	\$ 236,972,910

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

C. Depreciation Expense

Depreciation Expense - Governmental Activities	
General Government and Administration	\$ 702,627
Public Safety	353,989
Physical Environment	2,553
Transportation	826,352
Economic Environment	228,637
Culture and Recreation	649,350
Fleet Services	1,133,139
Total Depreciation Expense -Governmental Activities	<u><u>\$ 3,896,647</u></u>
Depreciation Expense - Business-type Activities	
Electric Utility	\$ 4,291,404
Gas Utility	468,828
Water Utility	1,393,334
Wastewater Utility	1,510,526
Airport Utility	1,453,544
Stormwater	259,018
Solid Waste Utility	13,427
Total Depreciation Expense - Business-type Activities	<u><u>\$ 9,390,081</u></u>

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 7 - PURCHASED POWER AGREEMENTS

A. Florida Municipal Power Agency

The City is a member of the Florida Municipal Power Agency (FMPA). FMPA was created pursuant to Chapter 163, Part I and Chapter 361, Part II (the Florida Interlocal Cooperation Act of 1969 and the Joint Power Act), Florida Statutes, to, among other things, provide a means for the Florida municipal corporations to cooperate with each other to provide for their present and projected energy needs. The City has limited oversight authority over the operation of FMPA. This oversight is manifested through the appointment of one voting member to the 31-member Board of Directors of FMPA and one voting member to the FMPA All-Requirements Project 13-member Executive Committee. Furthermore, the City, by the terms of FMPA's project agreements, has no equity interest in any of the assets owned by FMPA. The City participates in the following FMPA projects:

1. St. Lucie No. 2 Power Purchase Agreement

The City, through FMPA's joint ownership agreement with Florida Power and Light Corporation has an entitlement share to a small portion of the output of the St. Lucie No. 2 nuclear power plant. The City's entitlement share totaled 2.1 megawatts of generating capacity from the St. Lucie No. 2 nuclear power plant. The annual entitlement shares amount is based on the City's percent participation in the St. Lucie FMPA Project applied to the output of the plant over the same period. The operating license for Unit No. 2 is due to expire in 2043.

2. All-Requirement Power Supply Project Agreement

The City has an agreement with FMPA whereby the City purchases all of its electric power from FMPA on an all-requirement basis over and above the City's entitlement share of the St. Lucie No. 2 output. The agreement remains in effect on an evergreen 30 year basis. FMPA's power supply rates are subject to a super majority vote of the Executive Committee of FMPA.

B. Florida Gas Utility

Florida Gas Utility (FGU) was established between and among several Florida municipal entities for the purpose of achieving savings through joint services. There are currently 23 members. Among the services utilized by the City are coordination and management of firm and interruptible transportation entitlements, the purchase of gas, the performance of gas flow balancing between FGU members and customers receipt and delivery points, large customer bill reviews, and project consultation and management. FGU is governed by its Board of Directors, which consists of one representative from each member organization.

The City purchases firm transportation services from Florida Gas Transmission (FGT) pursuant to two contracts. FTS-1 provides for a maximum annual quantity of 1,614,435 Dth. FTS-2 provides for a maximum annual quantity of 182,500 Dth. These contracts have been assigned to FGU to facilitate day-to-day scheduling and management of the City's gas needs.

Sabal Trail is a transportation organization similar to FGT. The City will eventually enter into an agreement for either interruptible or firm transportation services with Sabal Trail. FGU will manage these contracts and gas purchases in a similar manner to their current agreement with the City.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 8 – LONG-TERM LIABILITIES

A. Long-term liability activity for the year ended September 30, 2019 was as follows:

	<u>Beginning Balance</u>	<u>Increases</u>	<u>Decreases</u>	<u>Ending Balance</u>	<u>Amounts Due Within One Year</u>
Governmental Activities:					
<u>Revenue Bonds:</u>					
Capital Improve Refunding Rev Bonds - 2013	\$ 12,780,000	\$ -	\$ 545,000	\$ 12,235,000	\$ 565,000
Total Revenue Bonds	<u>12,780,000</u>	<u>-</u>	<u>545,000</u>	<u>12,235,000</u>	<u>565,000</u>
<u>Notes From Direct Borrowings and Direct Placements:</u>					
Note Payable - 2009 Capital Improve Rev	4,367,400	-	280,000	4,087,400	295,000
Note Payable - 2015 Greater Leesburg CRA	797,000	-	79,000	718,000	81,000
Note Payable - 2016 441/27 CRA	11,433,000	-	80,000	11,353,000	195,000
Total Revenue Notes	<u>16,597,400</u>	<u>-</u>	<u>439,000</u>	<u>16,158,400</u>	<u>571,000</u>
Total Revenue Bonds and Notes	<u>29,377,400</u>	<u>-</u>	<u>984,000</u>	<u>28,393,400</u>	<u>1,136,000</u>
<u>Other Liabilities:</u>					
Compensated Absences	1,483,191	1,640,035	1,628,683	1,494,543	821,999
Capital Lease Payable	209,243	780,683	116,533	873,393	95,337
Net Pension Liability	8,348,645	2,887,451	964,344	10,271,752	-
Other Postemployment Benefits	21,741,538	382,079	2,371,939	19,751,678	382,079
Total Other Liabilities	<u>31,782,617</u>	<u>5,690,248</u>	<u>5,081,499</u>	<u>32,391,366</u>	<u>1,299,415</u>
Total Governmental Activities	<u>\$ 61,160,017</u>	<u>\$ 5,690,248</u>	<u>\$ 6,065,499</u>	<u>\$ 60,784,766</u>	<u>\$ 2,435,415</u>
Business-type Activities:					
<u>Revenue Bonds:</u>					
Taxable Utility System Rev Bond - 2007B	855,000	-	35,000	820,000	35,000
Taxable Electric System Rev Bond - 2007B	8,565,000	-	455,000	8,110,000	485,000
Utility System Refund Rev Bonds - 2013	17,545,000	-	755,000	16,790,000	770,000
Electric System Refund Rev Bonds - 2016	18,915,000	-	385,000	18,530,000	390,000
Utility System Refund Rev Bonds - 2016	18,115,000	-	450,000	17,665,000	465,000
Add: Premium, Less: Discount	4,479,788	-	242,399	4,237,389	-
Total Revenue Bonds	<u>68,474,788</u>	<u>-</u>	<u>2,322,399</u>	<u>66,152,389</u>	<u>2,145,000</u>
<u>Notes From Direct Borrowings and Direct Placements:</u>					
Utility System Rev Refunding Note - 2010	5,605,000	-	610,000	4,995,000	635,000
Electric System Refunding Rev Note - 2016	7,516,000	-	423,000	7,093,000	434,000
Total Revenue Notes	<u>13,121,000</u>	<u>-</u>	<u>1,033,000</u>	<u>12,088,000</u>	<u>1,069,000</u>
Total Revenue Bonds and Notes Payable	<u>81,595,788</u>	<u>-</u>	<u>3,355,399</u>	<u>78,240,389</u>	<u>3,214,000</u>
<u>Other Liabilities:</u>					
Compensated Absences	998,283	867,440	836,708	1,029,015	565,958
Net Pension Liability	1,284,311	797,931	-	2,082,242	-
Other Postemployment Benefits	9,731,926	185,546	325,603	9,591,869	185,546
Total Other Liabilities	<u>12,014,520</u>	<u>1,850,917</u>	<u>1,162,311</u>	<u>12,703,126</u>	<u>751,504</u>
Total Business-type Activities	<u>\$ 93,610,308</u>	<u>\$ 1,850,917</u>	<u>\$ 4,517,710</u>	<u>\$ 90,943,515</u>	<u>\$ 3,965,504</u>

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

B. The following is a schedule of bonds and notes outstanding at September 30, 2019:

<u>Description of Bonds/Notes</u>	<u>Purpose of Issue</u>	<u>Issued</u>	<u>Outstanding</u>	<u>Rates</u>
Governmental Activities:				
Revenue Bonds and Revenue Notes:				
Capital Improvement Revenue Note - 2009	Capital Improvement	\$ 6,227,400	\$ 4,087,400	4.73%
Capital Improvement Refunding Revenue Bonds - 2013	Capital Improvement	15,345,000	12,235,000	.4%-3.78%
Note Payable - Greater Leesburg CRA - 2015	Capital Improvement	1,000,000	718,000	2.91%
Note Payable - 441/27 CRA - 2016	Capital Improvement	11,563,000	11,353,000	2.59%
Total Governmental Activities		<u>\$ 34,135,400</u>	<u>\$ 28,393,400</u>	
Business-type Activities:				
Taxable Electric System Revenue Bond - 2007B	Electric	\$ 11,710,000	\$ 8,110,000	5.64% - 5.90%
Electric System Refunding Revenue Note - 2016	Electric	8,318,000	7,093,000	2.35%
Electric System Refunding Revenue Bonds - 2016	Electric	19,290,000	18,530,000	2.00% - 5.00%
Taxable Utility System Revenue Bond - 2007B	Wastewater	1,070,000	820,000	5.90%
Utility System Revenue Refunding Note - 2010	Water/Wastewater	8,000,000	4,995,000	4.68%
Utility System Refunding Revenue Bonds - 2013	Gas/Water/Wastewater	21,010,000	16,790,000	2.00% - 5.00%
Utility System Refunding Revenue Bonds - 2016	Gas/Water/Wastewater	18,115,000	17,665,000	2.00% - 5.00%
Total Business-type Activities		<u>\$ 87,513,000</u>	<u>\$ 74,003,000</u>	

C. Debt service to maturity on the City's bonded indebtedness and notes payable are as follows:

Fiscal Year	<u>Bonds Payable</u>			
	<u>Governmental Activities</u>		<u>Business-type Activities</u>	
	<u>Principal</u>	<u>Interest</u>	<u>Principal</u>	<u>Interest</u>
2020	\$ 565,000	\$ 450,338	\$ 2,145,000	\$ 2,544,300
2021	580,000	430,263	2,230,000	2,451,309
2022	605,000	403,538	2,335,000	2,349,927
2023	630,000	372,663	2,435,000	2,248,102
2024	665,000	340,288	2,535,000	2,141,360
2025-2029	3,755,000	1,284,859	14,475,000	8,870,990
2030-2034	4,450,000	587,956	17,925,000	5,385,720
2035-2039	985,000	17,853	17,835,000	1,306,269
Total	<u>\$ 12,235,000</u>	<u>\$ 3,887,758</u>	<u>\$ 61,915,000</u>	<u>\$ 27,297,977</u>

Fiscal Year	<u>Notes From Direct Borrowings and Direct Placements Payable</u>			
	<u>Governmental Activities</u>		<u>Business-type Activities</u>	
	<u>Principal</u>	<u>Interest</u>	<u>Principal</u>	<u>Interest</u>
2020	\$ 571,000	\$ 500,115	\$ 1,069,000	\$ 380,456
2021	598,000	748,488	1,104,000	339,842
2022	1,013,000	455,809	1,139,000	297,822
2023	1,045,000	422,065	1,175,000	254,387
2024	1,079,000	387,151	1,216,000	209,406
2025-2029	5,757,000	1,371,176	4,118,000	493,182
2030-2034	4,381,400	542,585	2,267,000	108,112
2035-2037	1,714,000	66,874	-	-
Total	<u>\$ 16,158,400</u>	<u>\$ 4,494,263</u>	<u>\$ 12,088,000</u>	<u>\$ 2,083,207</u>

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

D. The future minimum lease obligations and the net present value of these minimum lease payments as of September 30, 2019, were as follows:

<u>Fiscal Year</u>	<u>Capital Leases</u> <u>Governmental Activities</u>
2020	\$ 125,099
2021	125,099
2022	125,099
2023	125,099
2024	125,099
2025-2028	395,449
Total minimum lease payments	\$ 1,020,944
Less: Amount representing interest costs	(147,551)
Present value of minimum lease payments	\$ 873,393

E. Governmental Activities Liabilities

A summary of all governmental activities long-term debt as of September 30, 2019, except for Net Pension Liability (Note 12) and Other Postemployment Benefits (Note 14), is as follows:

1. Capital Improvement Revenue Refunding Note – 2009

On December 4, 2009, the City signed a promissory note in the amount of \$6,227,400 which was used to refund its Capital Improvement Revenue Bonds, Series 1999. Although the debt was refunded, the Debt Service Delivery Agreement for the Capital Improvement Bonds, 1999 continues in force until the Series 2009 is paid. The note is secured by a pledge of the proceeds of the local government half-cent sales tax, the guaranteed entitlement portion of state revenue sharing funds and a covenant to budget and appropriate from legally available non-ad valorem revenues. The note contains a provision that in the event of default of any payment due to the lender, written admission of inability to pay or filing a petition of bankruptcy, judgment of insolvency, or other similar events by the City, the lender may declare all obligations under this note immediately due and payable.

2. Capital Improvement Revenue Refunding Bonds, Series 2013

On May 2, 2013, the City issued bonds in the amount of \$15,345,000 pursuant to Resolution No. 9182. The 2013 Bonds are a refunding of the Capital Improvement Bonds, 2004, are fully registered bonds and are collateralized by a pledge of the proceeds of the local government half-cent sales tax, the guaranteed entitlement portion of state revenue sharing funds, the public service tax and investment income earned on trust funds held for the bondholder.

3. Greater Leesburg Community Redevelopment Agency Note – 2015

On January 12, 2015, the Greater Leesburg Community Redevelopment Agency (the "Agency") authorized the issuance of its Redevelopment Revenue Note, Series 2015, pursuant to Resolution No. 31. Also on January 12, 2015, the City signed a loan agreement with Citizens First Bank in the amount of \$1,000,000 pursuant to Resolution No. 9533. The proceeds were

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

used to finance the acquisition, construction and improvements of streets and street improvements, undergrounding and replacement of all electric, water, wastewater, stormwater and fiber optic cable on Main Street from U.S. 27 to 9th Street, all within the Community Redevelopment Area of the Agency. The note is secured by pledged revenues of the Agency. The note contains a provision that in the event of default of any payment due to the lender, act of bankruptcy being filed by the City, or material event related to the performance of obligations of the City within the note, the lender may take whatever legal actions necessary to collect amounts due on the note.

4. 441/27 Community Redevelopment Agency Note - 2016

On December 8, 2016, the City issued a note in the amount of \$11,563,000 pursuant to Resolution No. 9922. Proceeds from the note were used to refund the Tax Increment Revenue Bonds, Series 2009, and to pay costs of issuing the bonds. The note carries an interest rate of 2.59% and matures on May 1, 2036. The note is secured by tax increment revenues and a covenant to budget and appropriate from legally available non-ad valorem revenues of the City. The note contains a provision that in the event of default of any payment due to the lender, written admission of inability to pay or filing a petition of bankruptcy, judgment of insolvency, or other similar events by the City, the lender may pursue legal action to enforce its rights under the note, and interest will be at the Default Rate, which is 5.59%.

5. Fire Capital Lease - 2018

On May 29, 2018, the City executed a Capital Lease dated April 24, 2018 with Community First National Bank to acquire breathing apparatuses and various equipment for the Fire Department at a total acquisition cost of \$255,163. The City paid \$45,920 at the beginning of the lease, and the remaining amount of \$209,243 is due over 7 years at 4.094% interest. Annual payments are \$34,983.

6. Emergency Network Radios Capital Lease - 2018

On June 25, 2018, the City approved an Interlocal Agreement with Lake County, Florida to obtain radio equipment compatible with the County-wide Communications System for the City's Police and Fire Departments at a total acquisition cost of \$780,683. The City paid \$90,116 at the beginning of the lease in October 2018, and the remaining amount of \$690,567 is due over 9 years at 3.374% interest. Annual payments are \$90,116.

7. Compensated Absences

Compensated absences reported as governmental activities in the Statement of Net Position are liquidated by the General Fund, the Building Permits Fund special revenue fund, and the Fleet Maintenance internal service fund.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

F. Business-type Activities Liabilities

A summary of all business-type activities long-term debt as of September 30, 2019, except for Net Pension Liability (Note 12) and Other Postemployment Benefits (Note 14), is as follows:

1. Taxable Electric System Revenue Bonds, Series 2007B

The City has issued \$11,710,000 in Taxable Electric System Revenue Bonds, Series 2007B. The issue is fully registered. The bonds are payable solely from the net revenues of the Electric System on parity with the City's outstanding Electric System Revenue Note, Series 2013. The Series 2007B bonds are subject to early redemption prior to maturity. The bond resolutions provide for a sinking fund.

2. Electric System Refunding Revenue Note – 2016

On June 16, 2016, the City issued a note in the amount of \$8,318,000 pursuant to Resolution No. 9816. Proceeds from the note were used to refund the Electric System Refunding Revenue Note —2013 and to pay costs of issuing the note. The note is payable from and secured solely by net revenues of the City's electric system on parity with the City's outstanding Electric System Revenue Bonds, Taxable Series 2007B as well as the Electric System Refunding Revenue Bonds, Series 2016. The note bears interest at 2.35%, with the final payment due October 1, 2032. The note contains a provision that in the event of default of any payment due to the lender, filing a petition of bankruptcy, appointment of a receiver, failure to meet performance covenants, or other similar events by the City, the lender may appoint a trustee to enforce and protect the lender's rights, which may include legal remedies, and to collect of costs and expenses related to such.

3. Electric System Refunding Revenue Bonds – 2016

On June 23, 2016, the City issued bonds in the amount of \$19,290,000 pursuant to Resolution Nos. 9792 and 9793. Proceeds from the bonds were used to refund the Electric System Revenue Bonds, Series 2007A and the Electric System Refunding Revenue Note—2014, and to pay costs of issuing the bonds. City funds of approximately \$4,990,000 were also used in connection with the refunding of the aforementioned debt. The bonds were issued at a premium, with an effective interest rate of 2.56%. The bonds are payable from and secured solely by net revenues of the City's electric system on parity with the City's outstanding Electric System Revenue Bonds, Series 2007B as well as the Electric System Refunding Revenue Note, Series 2016.

4. Taxable Utility System Revenue Bonds, Series 2007B

The City has issued \$1,070,000 Taxable Utility System Revenue Bonds, Series 2007B. Bonds are payable solely from the net revenues of the gas, water, and wastewater systems on parity with the City's outstanding Utility System Revenue Refunding Note – 2010, Utility System Refunding Revenue Bonds, Series 2013 and Utility System Refunding Revenue Bonds, Series 2016. The bonds are subject to early redemption prior to maturity. The bond resolutions provide for a sinking fund.

5. Utility System Revenue Refunding Note – 2010

On July 8, 2010, the City issued an \$8,000,000 note to be used solely to refinance the City's Bond Anticipation Note (BAN), 2006. The original BAN was used to acquire a water and wastewater utility system from the Plantation of Leesburg Limited Partnership. The note is

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

payable solely from the net revenues of the gas, water, and wastewater systems on parity with the City's outstanding Taxable Utility System Revenue Bonds, 2007B, Utility System Refunding Revenue Bonds, Series 2013 and Utility System Refunding Revenue Bonds, Series 2016. The note contains a provision that in the event of default of any payment due to the lender, filing a petition of bankruptcy, appointment of a receiver, failure to meet performance covenants, or other similar events by the City, the lender may appoint a trustee to enforce and protect the lender's rights, which may include legal remedies, and to collect of costs and expenses related to such.

6. Utility System Refunding Revenue Bonds, Series 2013

On April 30, 2013, the City issued bonds in the amount of \$21,010,000 pursuant to Resolution No. 9184. Proceeds from the bonds were used to refund the Utility System Revenue Bonds – 2004. The Bonds are fully registered bonds and are collateralized by a pledge of the net gas, water, and wastewater system revenues on parity with the City's outstanding Taxable Utility System Revenue Bonds, 2007B, Utility System Revenue Refunding Note – 2010, and Utility System Refunding Revenue Bonds, Series 2016. Bond ordinances provide for a current sinking fund and the bonds are callable at various dates at 100% of face value.

7. Utility System Refunding Revenue Bonds, Series 2016

On June 22, 2016, the City issued bonds in the amount of \$18,115,000 pursuant to Resolution Nos. 9794 and 9795. Proceeds from the bonds were used to refund the Utility System Revenue Bonds, Series 2007A maturing on or after October 1, 2018, and to pay the costs of issuing the bonds. The bonds were issued at a premium, with an effective interest rate of 2.38%. Bonds are payable solely from the net revenues of the gas, water, and wastewater systems on parity with the City's outstanding Taxable Utility System Revenue Bonds, Series 2007B, Utility System Revenue Refunding Note – 2010, and Utility System Refunding Revenue Bonds, Series 2013.

8. Compensated Absences

Compensated absences reported as business-type activities in the Statement of Net Position and the various enterprise funds are liquidated by the funds reporting such liabilities.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

G. Pledged Revenues

The City pledged certain revenues to repay certain bonds and notes outstanding as of September 30, 2019. The following tables report the revenues pledged for each debt issue, the amounts of such revenues received in the current year, the current year principal and interest paid on the debt, the approximate percentage of each revenue which is pledged to meet the debt obligation, the date through which the revenue is pledged under the debt agreement, and the total pledged future revenues for each debt, which is the amount of the remaining principal and interest on the bonds and notes at September 30, 2019:

Debt Description	Governmental Activities					Debt Service Payments Until Debt Maturity	Pledged Through
	Half Cent Sales Tax ¹	Guaranteed Entitlement ²	Public Service Tax ³	Tax Increment Revenue ⁴			
				GLCRA	441/27CRA		
2009 Capital Improvement Refunding Promissory Note	\$ 488,334	-				\$ 5,238,336	2030
2013 Capital Improvement Bonds	877,569	\$ 146,243				16,122,758	2035
2015 Greater Leesburg (GL) CRA Note				\$ 101,894		804,746	2027
2016 441/27 CRA Note					\$ 375,079	14,339,581	2036
Total Debt Service	\$ 1,365,903	\$ 146,243	\$ -	\$ 101,894	\$ 375,079	\$ 36,505,421	
Total pledged revenues available for fiscal year 2019 debt service	\$ 1,365,903	\$ 309,234	\$ 3,816,666	\$ 434,586	\$ 553,085		
Total pledged revenues used for fiscal year 2019 debt service	1,365,903	146,243	-	101,894	375,079		
Fiscal year 2019 pledged revenues used as a percentage of revenues available	100.00%	47.29%	-%	23.45%	67.82%		

¹**Gross Sales Tax Revenues** - are defined pursuant to Resolution 5725 adopted August 12, 1999, as the proceeds of the local government half-cent sales tax as described in Title XIV, Chapter 218, Part VI Florida Statutes.

²**Guaranteed Entitlement** - is the portion of State Revenue Sharing funds available to the City that are assigned, pledged, or set aside as a trust for the payment of principal and/or interest on the bonds pursuant to Title XIV, Chapter 218, Part II, Florida Statutes.

³**Public Service Tax** - is levied and collected pursuant to Section 166.231, Florida Statutes. A municipality may levy a tax on the purchase of electricity, metered natural gas, liquefied petroleum gas and water service not to exceed ten percent (10%) of the payments received by the seller.

⁴**Tax Increment Revenues** of the Community Redevelopment Agencies for the Greater Leesburg CRA and the U.S. Highway 441 & 27 CRA are the generally applicable taxes attributable to increases in assessed values within the redevelopment areas of the respective Agencies.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Debt Description	Business-type Activities					Debt Service Payments Until Debt Maturity	Pledged Through
	Electric Revenues ¹	Gas Revenues ²	Water Revenues ²	Wastewater Revenues ²	Total Gas, Water, Wastewater Revenues		
2007 B Utility System Revenue Bonds				\$ 83,380	\$ 83,380	\$ 1,234,182	2034
2007 B Electric System Revenue Bonds	\$ 963,490					11,304,853	2032
2013 Utility System Refunding Revenue Bonds		\$ 233,974	\$ 486,685	674,334	1,394,994	22,025,592	2035
2016 Electric System Refunding Revenue Bonds ³	1,129,150					28,121,125	2038
2016 Utility System Refunding Revenue Bonds ⁴		131,521	753,576	276,753	1,161,850	26,527,225	2038
2010 Utility System Revenue Note		-	394,467	474,260	868,727	5,848,604	2026
2016 Electric System Refunding Revenue Note ⁵	600,686					8,322,603	2033
Total Debt Service	\$ 2,693,326	\$ 365,495	\$ 1,634,728	\$ 1,508,727	\$ 3,508,951	\$ 103,384,184	
Total pledged revenues available for fiscal year 2019 debt service	\$ 13,780,896	\$ 1,596,860	\$ 4,138,625	10,070,531	\$ 15,806,016		
Total pledged revenues used for fiscal year 2019 debt service	2,693,326	365,495	1,634,728	1,508,727	3,508,951		
Fiscal year 2019 pledged revenues used as a percentage of revenues available	19.54%	22.89%	39.50%	14.98%	22.20%		

Definitions:

Operation and Maintenance Expenses - defined as the cost of operation and maintenance as current expenses, paid or accrued, less depreciation and amortization expense.

Pledged Revenues and Net Revenues - defined as gross revenues less operation and maintenance expenses, plus capacity charges when applicable.

¹**Gross Revenues** - defined pursuant to Resolution 7141 adopted June 14, 2004, as all income and earnings derived by the City from the ownership, operation, leasing, or use of the Electric System, and investment income excluding capital expansion and system improvement grants.

²**Gross Revenues** - defined pursuant to Resolution 7143 adopted June 14, 2004, as all income and earnings derived by the City from the ownership, operation, leasing, or use of the Utility System, and investment income excluding capital expansion and system improvement grants.

³**2016 Electric System Refunding Revenue Bonds** - a refunding of the 2007A Electric System Revenue Bond and the 2014 Electric System Refunding Revenue Note.

⁴**2016 Utility System Refunding Revenue Bonds** - a refunding of the 2007A Utility System Revenue Bonds maturing on or after October 1, 2018.

⁵**2016 Electric System Refunding Revenue Note** - a refunding of the 2013 Electric System Refunding Revenue Note.

H. Defeased Debt

Defeased debt of the City that remains publicly traded is as follows:

Utility System Refunding Revenue Bonds, Series 1999 A/B	\$ 14,295,000
Tax Increment Revenue Bonds, Series 2009	13,185,000

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 9 – CONDUIT DEBT

The City issues conduit debt to provide financial assistance to private-sector entities for the acquisition and construction of hospital and other healthcare facilities deemed to be in the public interest. Conduit debt refers to certain limited-obligation revenue bonds or similar debt instruments issued by the City for the express purpose of providing capital financing for a specific nongovernmental third party. Although conduit debt bears the name of the City as issuer, it is collateralized by the resources provided by the loan with the third party on whose behalf they are issued. The City acts solely as a conduit issuer with respect to the debt.

Conduit debt is collateralized by the property financed and is payable solely from payments received on the underlying mortgage loans. Upon repayment of the bonds, ownership of the acquired facilities transfers to the private-sector entity servicing the bond issue. None of the assets or revenues of the City are pledged to the payment of the bonds and under the constitution and laws of the State of Florida, the City may not legally pledge any of its revenues or assets to the payment thereof. Neither the City, the state, nor any political subdivision thereof is obligated in any manner for repayment of the bonds. Accordingly, the bonds are not reported as liabilities in the accompanying financial statements.

As of September 30, 2019, the City had an aggregate principal amount of hospital and not-for-profit revenue refunding bonds of approximately \$94,225,513. The amount of bonds outstanding for The Villages Tri-County Medical Center was \$28,985,000. The amount of bonds outstanding for Leesburg Regional Medical Center and The Villages Tri-County Medical Center as a combined entity was \$55,420,000. The amount of bonds outstanding for LifeStream Behavioral Center, Inc. was \$9,820,513.

NOTE 10 – ARBITRAGE REBATE

In accordance with the Tax Reform Act of 1986, any interest earnings on borrowed construction funds in excess of the interest costs are required to be rebated to the federal government.

There is no arbitrage rebate liability as of September 30, 2019.

NOTE 11 – OPERATING LEASE REVENUES

The City is lessor on various leases of facilities located at the Leesburg Regional Airport and other leases for property owned by the City. Estimated amounts for leased assets are: cost \$10,563,099 and accumulated depreciation \$2,491,789. The following is a schedule of minimum future lease income on non-cancelable operating leases:

Fiscal Year	Amount
2020	\$ 667,848
2021	611,007
2022	592,557
2023	576,030
2024	503,361
2025-2029	1,912,709
2030-2033	690,868
Total Minimum Lease Payment Revenues	\$ 5,554,380

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 12 – DEFINED BENEFIT PENSION PLANS (PLANS)

A. Plan Descriptions and Contribution Information

The City maintains three separate single-employer pension plans: a supplemental one for police officers; one for firemen; and a general employees' retirement plan that covers other full-time City employees, including police officers. These plans are maintained as pension trust funds and included as part of the City's reporting entity. City ordinance and state law requires contributions to be determined by actuarial studies. The City Commission has the authority to establish and amend the benefit provisions of the plans. Administrative costs are financed through contributions and investment earnings. Typically, the General Fund has been used in prior years to liquidate pension liabilities.

B. Basis of Accounting

The Plans' financial statements are prepared using the accrual basis of accounting. Plan member contributions are recognized in the period in which the contributions are recorded with the custodian. Benefits and refunds are recognized when due and payable in accordance with the terms of each Plan.

C. Methods Used to Value Investments

Investments are reported at fair value. Securities traded on a national or international exchange are valued at the last reported sales price at current exchange rates. Investments that do not have an established market are reported at estimated fair value.

For financial statement purposes, the plans' assets are valued at market value for the General Employees', Municipal Police Officers', and Municipal Firemen's plans, as reported within the annual trustee statements. Because the plans do not issue stand-alone GAAP financial reports, the following individual financial schedules are presented for each of the plans:

SCHEDULE OF FIDUCIARY NET POSITION AS OF SEPTEMBER 30, 2019

	General Employees' Retirement Plan	Municipal Police Officers' Retirement Plan	Municipal Firemen's Retirement Plan	Total
Assets				
Cash	\$ 463,435	\$ 2	\$ -	\$ 463,437
Investments, at Fair Value:				
U.S. Government Securities	4,582,614	2,900,298	1,157,587	8,640,499
Foreign Bonds	-	-	249,672	249,672
Corporate Bonds	1,717,157	2,026,549	2,216,672	5,960,378
Corporate Stocks	19,993,880	-	3,293,962	23,287,842
Collateralized Mortgage Obligations	-	-	1,694,347	1,694,347
Alternative Investments	8,094,067	2,036,140	2,029,438	12,159,645
Money Market	465,220	830,166	535,405	1,830,791
Mutual Funds	2,927,586	14,471,103	8,954,550	26,353,239
Total Investments	<u>37,780,524</u>	<u>22,264,256</u>	<u>20,131,633</u>	<u>80,176,413</u>
Interest Receivable	53,486	-	33,365	86,851
Total Assets	<u>\$ 38,297,445</u>	<u>\$ 22,264,258</u>	<u>\$ 20,164,998</u>	<u>\$ 80,726,701</u>
Net Position Restricted for Employees' Pension Benefits	<u>\$ 38,297,445</u>	<u>\$ 22,264,258</u>	<u>\$ 20,164,998</u>	<u>\$ 80,726,701</u>

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

SCHEDULE OF CHANGES IN FIDUCIARY NET POSITION AS OF SEPTEMBER 30, 2019

	General Employees' Retirement Plan	Municipal Police Officers' Retirement Plan	Municipal Firemen's Retirement Plan	Total
Additions				
Contributions:				
Employer	\$ 1,065,288	\$ 626,706	\$ 658,781	\$ 2,350,775
State	-	213,641	144,627	358,268
Employee	-	328,464	166,141	494,605
Total Contributions	1,065,288	1,168,811	969,549	3,203,648
Investment Income:				
Net Increase (Decrease) in				
Fair Value of Investments	530,749	375,751	301,736	1,208,236
Interest and Dividend Income	649,348	789,249	499,393	1,937,990
Other Income	51,869	82,362	134,456	268,687
Less: Investment Expenses	(201,318)	(37,148)	(108,965)	(347,431)
Total Investment Income	1,030,648	1,210,214	826,620	3,067,482
Total Additions	2,095,936	2,379,025	1,796,169	6,271,130
Deductions				
Benefit Payments	2,688,035	966,399	1,179,132	4,833,566
Refund of Contributions	-	344,685	89,185	433,870
Administrative Expense	78,157	61,990	62,575	202,722
Total Deductions	2,766,192	1,373,074	1,330,892	5,470,158
Change in Plan Net Position	(670,256)	1,005,951	465,277	800,972
Net Position Restricted for Employees'				
Pension Benefits:				
Beginning of Year	38,967,701	21,258,307	19,699,721	79,925,729
End of Year	\$ 38,297,445	\$ 22,264,258	\$ 20,164,998	\$ 80,726,701

All three plans provide retirement, disability, and death benefits to plan members and their beneficiaries as described below:

1. General Employees' Retirement Plan (GERP)

The General Employees' Retirement Plan was frozen as of September 30, 2008. City contributions to the plan will continue until such time as the pension obligation is fully funded. Effective October 1, 2008, active plan members no longer accrue benefits under this plan. The plan is a 100% employer contributory defined benefit plan and covers all full time employees except firemen who began employment with the City prior to October 1, 2008. Participants who have completed five years of credited service are fully vested in the plan.

Plan Administration – The plan is administered by a Board of Trustees comprised of: (1) City of Leesburg resident appointed by Commission, City Manager (or designee), Human Resources Director, one other department head appointed by the City Manager, (2) members of the plan who are not certified police officers and one member of the plan who is a certified police officer.

Benefits Provided – The plan provides retirement, termination, disability, and death benefits.

Normal Retirement – The attainment of age 65 with 5 years of credited service.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Normal Retirement Benefit – 2% of average compensation times credited service prior to October 1, 2008, with a maximum of 45 years of credited service.

Early Retirement – Attainment of age 50 with 15 years of credited service.

Early Retirement Benefit – Accrued benefit on early retirement date, reduced 3.33% for each year that early retirement precedes age 65.

Pre-Retirement Death Benefit – Monthly benefit provided by the greater of (i) or (ii), where (i) is the single sum value of the deferred monthly retirement income commencing at normal retirement date which has accrued to the date of death, and (ii) is the smaller of (a) 18 times average final compensation at the date of death and (b) 100 times the anticipated monthly retirement income at normal retirement.

Disability – Eligibility at 10 years of credited service. Prior to normal retirement date, the benefit payable is the lesser of 50% of the average final compensation or \$1,500. At normal retirement date, the benefit payable is 2% times average final compensation times years and months of credited service as if employment had continued from date of disability to normal retirement date.

Disabled Death Benefit – The greater of (i) or (ii), where (i) is equal to the single-sum value, as of the date of the participant's death, of the deferred monthly retirement income commencing at normal retirement date that the disabled participant would have accrued to the date of termination of service due to disability, and (ii) is the smaller of (a) 18 times average final compensation at the date of termination due to disability and (b) 100 times the anticipated monthly retirement income at normal retirement.

Contributions – Remaining amount required in order to pay current costs and amortize unfunded past service cost, if any, as provided in Chapter 112, Florida Statutes.

Termination of Employment – Vesting Schedule: Less than 5 years zero percent vested; five or more years 100% vested.

Cost of Living Adjustment – Retirees (other than vested terminated members) and their beneficiaries receive a 2% increase in benefits each year October 1st commencing 3 years after their otherwise normal retirement date.

Deferred Retirement Option Program (DROP) - Eligibility: Satisfaction of normal retirement requirements.

DROP Participation: Not to exceed 60 months.

DROP Rate of Return: At member's election: (1) actual net rate of investment return (total return net of brokerage commissions, transaction costs, and management fees) or (2) 6.50% per annum compounded quarterly.

BAC-DROP - Eligibility: Satisfaction of normal retirement requirements.

BAC-DROP Period: Not to exceed 60 months.

BAC-DROP Rate of Return: 2.5% per annum compounded quarterly.

The DROP balance as of September 30, 2019 is \$47,039.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

2. Municipal Police Officers' Retirement Plan (MPRP)

The plan covers full-time sworn police officers (other Police Department employees are covered in the GERP). Employees contribute 7.65% of their reportable W-2 compensation, less Christmas bonuses, but including lump sum payment of accrued sick leave, accrued annual leave, or accrued compensatory leave, plus all tax deferred (IRC Section 414(h)(2) and IRC Section 457 contributions) and tax exempt (IRC Section 125) items of income. Effective January 22, 2013, salary shall not include more than 300 hours of overtime per year. Additionally, salary will include the lesser of the amount of unused sick and annual leave time accrued as of January 22, 2013, or the actual amount of sick and vacation leave time for which the retiree receives payment at the time of retirement. The State of Florida collects and remits a 0.85% excise tax on gross premiums from casualty insurance policies covering property within the corporate limits to the fund pursuant to the provisions of Section 185.08, Florida Statutes.

Plan Administration – The plan is administered by a Board of Trustees comprised of: two City residents appointed by the City Commission, two full-time police officers elected by a majority of the members of the plan and a fifth Trustee chosen by a majority of the first four Trustees.

Benefits Provided – The plan provides retirement, termination, disability, and death benefits.

Normal Retirement – Earlier of (1) age 52 (age 50 for Members eligible for Normal Retirement as of October 1, 2015 under prior provisions) and the completion of 25 years of credited service, or (2) age 55 and the completion of 10 years of credited service.

Normal Retirement Benefit – 3% of average final compensation times credited service prior to May 27, 2003; 2% for each year between May 27, 2003 and September 30, 2009; and 2.5% for each year of credited service between October 1, 2009 and September 30, 2015; and 3% for each year of credited service thereafter.

Early Retirement– Age 50 (age 45 for members who will be eligible for early retirement as of October 1, 2015 under prior provisions) and completion of 10 years of credited service.

Early Retirement Benefit – Accrued benefit, reduced 3% per year.

Disability – Total and permanent; medical proof required. Ten years of credited service required for non-service incurred disability benefit.

Disability Benefit – Service connected: greater of accrued benefit or 50% of average final compensation. Non-service connected: greater of accrued benefit or 25% of average final compensation.

Pre-Retirement Death Benefit – Service connected: beneficiary receives a monthly benefit which can be provided by the greater of: (1) present value of member's accrued benefit, or (2) lesser of 24 times the member's average final compensation, or 100 times the member's anticipated normal retirement benefit. Non-service connected: if less than 10 years of service, beneficiary receives a refund of member contributions; otherwise, same as service connected benefits.

Contributions – Employee: 7.65% of salary; City: amount required after State premium tax refunds in order to pay current costs and amortize unfunded past service cost, as provided in Part VII, Chapter 112, Florida Statutes.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Deferred Retirement Option Program (DROP) – Eligibility: Satisfaction of normal retirement requirements.

DROP Participation: Not to exceed 60 months.

DROP Rate of Return: Actual net rate of investment return (total return net of brokerage commissions, transaction costs, and management fees) credited each fiscal quarter.

The DROP balance as September 30, 2019 is \$117,219.

3. Municipal Firemen's Retirement Plan (MFRP)

The plan covers firefighters who have completed one year of employment. Firefighters contribute 6.5% of their annual compensation to the plan. The State of Florida collects and remits a 1.85% excise tax on gross premiums from fire insurance covering property within the corporate limits to the fund pursuant to the provisions of Section 175.101, Florida Statutes.

Plan Administration – The plan is administered by a Board of Trustees comprised of: two City appointees, two members of the department elected by the membership, and a member elected by the other four and appointed by the City Commission.

Benefits Provided – The plan provides retirement, termination, disability, and death benefits.

Normal Retirement – Earlier of (1) age 52 and the completion of 25 years of credited service, or (2) age 55 and the completion of ten years of credited service.

Normal Retirement Benefit – 3% of average monthly earnings times credited service.

Early Retirement – Age 50 and 10 years of credited service.

Early Retirement Benefit – Accrued benefit, reduced 3% for each year prior to normal retirement date.

Disability – Eligibility - Total and permanent as determined by Board of Trustees, and for at least a period of 5 months if not service-incurred. Not-line-of-duty benefit amount: Less than 10 years: The monthly income which can be provided by the greater of (A) or (B), where: (A) is the actuarial present value of the accrued benefit at date of disability; and (B) is two times the basic compensation paid in the calendar year preceding date of disability, but no greater than the actuarial present value of 60% of the member's anticipated monthly retirement income at their normal retirement date. More than 10 years: The monthly income which is the greater of (A) or (B), where: (A) is the monthly income which can be provided by the actuarial present value of the accrued benefit at date of disability; and (B) is 30% of the participant's basic compensation paid in the calendar year preceding date of disability, but no greater than the actuarial present value of 100% of the member's anticipated monthly retirement income at their normal retirement date. Line-of-Duty benefit amount: A monthly income equal to 50% of the basic compensation paid in the calendar year preceding the date of disability. This amount is limited to the actuarial present value of the member's anticipated monthly retirement income at their normal retirement date.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Pre-Retirement Death Benefit – The monthly income, payable to designated beneficiary for 10 years certain and life thereafter, which can be provided by the greater of (A) or (B), where: (A) is the actuarial present value of the accrued benefit at date of death; and (B) is two times the basic compensation paid in the calendar year preceding the date of death, but no greater than the actuarial present value of the member’s anticipated monthly retirement income at their normal retirement date.

Contributions – Employee: 6.5% of basic compensation; Premium Tax: 1.85% tax on fire insurance premiums; City: remaining amount necessary for payment of normal (current year's) cost and amortization of the accrued past service liability, as provided in Part VII, Chapter 112, Florida Statutes.

D. Membership

Membership of each Plan consisted of the following:

Membership as of:	10/1/2018	10/1/2018	10/1/2018
	GERP	MPRP	MFRP
Retirees and Beneficiaries Receiving Benefits	246	37	31
Terminated Plan Members Entitled to But Not Yet Receiving Benefits	245	12	5
Active Plan Members	155	63	44
Total	646	112	80

E. Investment Policy

The following were the Boards' adopted asset allocation policies as of September 30, 2019:

Asset Class	GERP	MPRP	MFRP
	Target Allocation	Target Allocation	Target Allocation
Domestic Equity	50%	45%	35%
International Equity	10%	15%	15%
Broad Market Fixed Income	20%	20%	28%
Global Fixed Income	0%	5%	0%
TIPS	0%	5%	0%
Convertibles	0%	0%	10%
Real Estate	12.5%	10%	7%
Hedge Funds	7.5%	0%	0%
Infrastructure	0%	0%	5%
Total	100%	100%	100%

F. Concentrations

The three pension plans did not hold investments in any one organization that represent five percent or more of the pension plans' fiduciary net position.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

G. Rate of Return

GERP– For the year ended September 30, 2019 the annual money-weighted rate of return on pension plan investments, net of pension plan investment expense, was 2.70 percent.

MPRP – For the year ended September 30, 2019 the annual money-weighted rate of return on pension plan investments, net of pension plan investment expense, was 5.68 percent.

MFRP – For the year ended September 30, 2019 the annual money-weighted rate of return on pension plan investments, net of pension plan investment expense, was 4.40 percent.

The money-weighted rate of return expresses investment performance net of investment expense, adjusted for the changing amounts actually invested.

H. Net Pension Liability of Sponsor

The components of the net pension liability of the sponsor as of September 30, 2019 were as follows:

	<u>GERP</u>	<u>MPRP</u>	<u>MFRP</u>
Total Pension Liability	\$ 42,606,337	\$ 25,417,240	\$ 25,033,422
Plan Fiduciary Net Position	<u>(38,297,445)</u>	<u>(22,264,413)</u>	<u>(20,141,147)</u>
Sponsor's Net Pension Liability	<u>\$ 4,308,892</u>	<u>\$ 3,152,827</u>	<u>\$ 4,892,275</u>
Plan Fiduciary Net Position as a Percentage of Total Pension Liability	<u>89.89%</u>	<u>87.60%</u>	<u>80.46%</u>

Actuarial Assumptions:

The measurement date is September 30, 2019 for all three pension plans. The measurement period for the pension expense was October 1, 2018 to September 30, 2019. The reporting period is October 1, 2018 through September 30, 2019.

The total pension liability for all plans was determined by an actuarial valuation as of October 1, 2018 updated to September 30, 2019 using the following actuarial assumptions applied to all measurement periods.

	<u>GERP</u>	<u>MPRP</u>	<u>MFRP</u>
Inflation	2%	2.5%	2.42%
Salary Increases	None (frozen)	Service based	4%-6%
Discount Rate	7.25%	7.40%	7.5%
Investment Rate of Return	7.25%	7.40%	7.5%

Mortality rates (healthy lives) for all three plans were based on the RP2000 Generational Table, Scale BB, with collar and annuitant adjustments. Mortality rates (disables lives) for all three plans were based on RP2000 Disabled Male Table and RP2000 Disabled Female Table, with male set back four years and female set forward two years; MPRP and MFRP were at 60% with collar adjustments and no projection scale, and GERP was at 100%.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

For the General Employees' Fund, actuarial assumptions used were based on the results of an actuarial experience study dated September 3, 2007. The actuarial assumptions used for Police Officers' Fund were based on the results of an actuarial experience study dated September 13, 2016. The actuarial assumptions used for Firemen's Fund were based on the results of an actuarial experience study dated March 7, 2014.

I. Long Term Expected Rate of Return—All Plans

The long-term expected rate of return on all pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expenses and inflation) are developed for each major asset class. These ranges are combined to produce the long term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. Best estimates of geometric real rates of return for each major asset class included in the Pension Plan's target asset allocation as of September 30, 2019 are summarized in the following table:

Asset Class	GERP	MPRP	MFRP
	Long Term Expected Real Rate of Return	Long Term Expected Real Rate of Return	Long Term Expected Real Rate of Return
Domestic Equity	5.52%	7.50%	7.31%
International Equity	4.86%	8.50%	2.71%
Broad Market Fixed Income	1.55%	2.50%	3.61%
Global Fixed Income	-	3.50%	-
TIPS	-	2.50%	-
Convertibles	-	-	5.72%
Real Estate	5.04%	4.50%	4.91%
Hedge Funds	2.90%	-	-
Infrastructure	-	-	8.07%

J. Discount Rate

The discount rates used to measure the General Employees' pension liability was 7.25%, the Police Officers' pension liability was 7.40%, and the Firemen's pension liability was 7.50%.

The projection of cash flows used to determine the discount rate assumed that Plan Member contributions will be made at the current contribution rate and the Sponsor contributions will be made at rates equal to the difference between actuarially determined contribution rates and the Member rate. Based on those assumptions, the Pension Plans' Fiduciary Net Position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the Long-Term Expected Rate of Return on Pension Plan investments was applied to all periods of projected benefit payment to determine the Total Pension Liability.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

K. Net Pension Liability

General Employees' Plan

CHANGES IN NET PENSION LIABILITY

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balances at September 30, 2018	\$ 41,651,766	\$ 38,967,701	\$ 2,684,065
Changes for the year:			
Service cost	94,887	-	94,887
Interest	3,009,995	-	3,009,995
Differences between Expected and Actual Experience	(295,102)	-	(295,102)
Changes of assumptions	832,857	-	832,857
Contributions - Employer	-	1,065,288	(1,065,288)
Net Investment Income	-	1,030,679	(1,030,679)
Benefit Payments, including Refunds of Employee Contributions	(2,688,066)	(2,688,066)	-
Administrative Expense	-	(78,157)	78,157
Net Changes	954,571	(670,256)	1,624,827
Balances at September 30, 2019	<u>\$ 42,606,337</u>	<u>\$ 38,297,445</u>	<u>\$ 4,308,892</u>

Police Officers' Plan

CHANGES IN NET PENSION LIABILITY

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balances at September 30, 2018	\$ 24,054,997	\$ 21,258,507	\$ 2,796,490
Changes for the year:			
Service cost	585,643	-	585,643
Interest	1,834,860	-	1,834,860
Differences between Expected and Actual Experience	(434,190)	-	(434,190)
Changes of assumptions	687,014	-	687,014
Contributions - Employer	-	626,706	(626,706)
Contributions - State	-	213,641	(213,641)
Contributions - Employee	-	328,464	(328,464)
Net Investment Income	-	1,193,339	(1,193,339)
Benefit Payments, including Refunds of Employee Contributions	(1,311,084)	(1,311,084)	-
Administrative Expense	-	(45,160)	45,160
Net Changes	1,362,243	1,005,906	356,337
Balances at September 30, 2019	<u>\$ 25,417,240</u>	<u>\$ 22,264,413</u>	<u>\$ 3,152,827</u>

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Firemen's Plan

	NET PENSION LIABILITY		
	Total Pension Liability	Increase (Decrease) Plan Fiduciary Net Position	Net Pension Liability
Balances at September 30, 2018	\$ 23,852,123	\$ 19,699,722	\$ 4,152,401
Changes for the year:			
Service cost	508,217	-	508,217
Interest	1,777,194	-	1,777,194
Differences between Expected and Actual Experience	105,551	-	105,551
Contributions - Employer	-	665,627	(665,627)
Contributions - State	-	144,627	(144,627)
Contributions - Employee	-	166,141	(166,141)
Contributions - Buy Back	58,654	58,654	-
Net Investment Income	-	721,628	(721,628)
Benefit Payments, including Refunds of Employee Contributions	(1,268,317)	(1,268,317)	-
Administrative Expense	-	(46,935)	46,935
Net changes	1,181,299	441,425	739,874
Balances at September 30, 2019	<u>\$ 25,033,422</u>	<u>\$ 20,141,147</u>	<u>\$ 4,892,275</u>

Sensitivity of the Net Pension Liability to changes in discount rate:

General Employees' Plan

	1% Decrease 6.25%	Current Discount Rate 7.25%	1% Increase 8.25%
Plan's Net Pension Liability	\$ 8,958,869	\$ 4,308,892	\$ 402,161

Police Officers' Plan

	1% Decrease 6.40%	Current Discount Rate 7.40%	1% Increase 8.40%
Plan's Net Pension liability	\$ 6,249,311	\$ 3,152,827	\$ 578,130

Firemen's Plan

	1% Decrease 6.50%	Current Discount Rate 7.50%	1% Increase 8.50%
Plan's Net Pension Liability	\$ 7,814,582	\$ 4,892,275	\$ 2,396,469

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

Pension Expense and Deferred Inflows/Outflows of Resources Related to Pensions:

Pension expense for the fiscal year ended September 30, 2019 was: 1) General Employees' Plan \$895,717; 2) Police Officers' Plan \$1,260,330; and 3) Firemen's Plan \$1,184,189 (total \$3,340,236). On September 30, 2019, the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

General Employees' Plan

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between Expected and Actual Experience	\$ -	\$ 147,551
Changes of Assumptions	416,429	-
Net Difference between Projected and Actual Earnings	408,815	-
Total	<u>\$ 825,244</u>	<u>\$ 147,551</u>

Police Officers' Plan

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between Expected and Actual Experience	\$ 1,001,199	\$ 529,283
Changes of Assumptions	623,655	-
Net Difference between Projected and Actual Earnings	-	898
Total	<u>\$ 1,624,854</u>	<u>\$ 530,181</u>

Firemen's Plan

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between Expected and Actual Experience	\$ 327,290	\$ 218,978
Changes of Assumptions	241,776	-
Net Difference between Projected and Actual Earnings	599,363	-
Total	<u>\$ 1,168,429</u>	<u>\$ 218,978</u>

Deferred Inflows/Outflows Schedule for Future Years:

Amounts reported as deferred inflows and outflows of resources related to pensions will be recognized in pension expense as follows:

<u>Total year ended September 30:</u>	<u>General Employees'</u>	<u>Police Officers'</u>	<u>Firemen's</u>
2020	\$ 161,444	\$ 428,077	\$ 177,008
2021	(52,455)	358,692	263,794
2022	206,893	172,186	337,466
2023	361,811	135,718	165,207
2024	-	-	5,976

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 13 - DEFINED CONTRIBUTION PENSION PLAN

General employees of the City participate in the 401(a) Defined Contribution Pension Plan (401(a) Plan) administered by MassMutual Financial Group. The 401(a) Plan was authorized by City Commission Resolution. New employees become fully vested over a four-year period. For the year ended September 30, 2019, the City Commission approved a contribution rate of 5% of compensation. Total contributions amounted to \$742,748, or 100% of the amount authorized.

Employees may not contribute to the 401(a) Plan. Investments in 401(a) Plan assets are directed by individual employees.

NOTE 14 - OTHER POSTEMPLOYMENT BENEFITS (OPEB)

A. Plan Description and Benefits Provided

In accordance with Section 112.0801, Florida Statutes, the City allows retirees the option of continuing to participate in the City's group health insurance coverage at a premium cost of no more than the premium cost applicable to active employees. The City administers a single-employer defined other postemployment benefit (OPEB) plan which provides postretirement health care benefits, in accordance with City ordinance, to all employees who retire from the City with at least fifteen years of continuous service. Benefit provisions for the Plan are established by the City Commission and may be amended by the City Commission. Employees retiring before age fifty-five may remain in the City's plan and pay all premium costs. Employees who retire between the ages of fifty-five and fifty-eight and continue health coverage will become eligible for employer subsidized premiums at age fifty-eight. Employees retiring on or after attaining age fifty-eight with at least fifteen years of service remain in the plan with all employee premiums paid by the City up to a maximum of \$400 per month; if the cost to the City for health insurance coverage on the retired employee exceeds \$400 per month, the retiree will bear the cost over and above \$400; this \$400 per month stipend is no longer available to employees who were hired on or after October 1, 2008. This explicit City subsidy is available only for retiree coverage and is not available in whole or in part as an explicit subsidy for spouse or dependent coverage. In July 2018, the City began to offer a \$400 per month stipend as a cash benefit to retirees eligible for such who no longer remain in the City's health insurance plan. The plan does not issue a publicly available financial report. The fund from which employees retire typically liquidate the OPEB liability related to the employees.

B. Funding Policy

Currently, the City's OPEB benefits are unfunded. That is, there is no separate Trust Fund or equivalent arrangement into which the City would make contributions to advance-fund the obligation. Therefore, the ultimate subsidies which are provided over time are financed directly by general assets of the City. For the fiscal year ended September 30, 2019, retiree contributions for amounts not covered by the \$400 per month described in "Plan Description" above totaled \$361,481.

C. Employees Covered by Benefit Terms

At September 30, 2017, the following employees were covered by the benefit terms:

Inactive Plan Members or Beneficiaries Currently Receiving Benefits	114
Active Plan Members	378
Total	492

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

D. Total OPEB Liability

The City's total OPEB liability of \$29,343,548 was measured as of September 30, 2018, and was determined by an actuarial valuation as of September 30, 2017, which was updated to September 30, 2018.

E. Significant Actuarial Assumptions and Other Inputs

The total OPEB liability was determined by an actuarial valuation as of September 30, 2017, updated to September 30, 2018, using the following actuarial assumptions:

Inflation Rate	2.50%
Salary Increase Rate(s)	Varies by Service
Discount Rate	4.18%
Initial Healthcare Trend Rate	8.50%
Ultimate Healthcare Trend Rate	4.00%
Years to Ultimate	55

Mortality - All mortality rates based on the RP-2000 mortality tables.

Active Lives - For female lives, 100% of the Combined Healthy White-Collar table was used. For male (non-special risk) lives, a 50% Combined Healthy White-Collar table, 50% Healthy Blue-Collar table blend was used. For male special risk lives, a 10% Combined Healthy White-Collar table, 90% Combined Healthy Blue-Collar table blend was used. All tables include fully generational adjustments for mortality improvements using improvement scale BB.

Inactive Active Lives - For female lives, 100% of the Annuitant White-Collar table was used. For male (non-special risk) lives, a 50% Annuitant White-Collar table, 50% Annuitant Blue-Collar table blend was used. For male special risk lives, a 10% Annuitant White-Collar table, 90% Annuitant Blue-Collar table blend was used. All tables include fully generational adjustments for mortality improvements using improvement scale BB.

Disabled Lives - For female (non-special risk) lives, 100% of the Disabled Female table was used, set forward two years. For female special risk lives, a 60% Disabled Female table, 40% Annuitant White-Collar table with no setback blend was used. For male (non-special risk) lives, 100% of the Disabled Male table was used, set back four years. For male special risk lives, a 60% Disabled Male table, 40% Annuitant White-Collar table with no setback blend was used. Disabled mortality has not been adjusted for mortality improvements.

Discount Rate - Given the City's decision not to fund the OPEB plan, all future benefit payments were discounted using a high quality bond rate of 4.18%. The high quality municipal bond rate was based on the week closest but not later than the measurement date of the Bond Buyer 20-Bond Index as published by the Federal Reserve. The 20-Bond Index consists of roughly 20 general obligation bonds that mature in 20 years. The average rating of the 20 bonds is roughly equivalent to Moody's Investors Service's Aa2 rating and Standard & Poor's Financial Services LLC's AA rating.

Actuarial valuations of an ongoing plan involve estimates of the value of reported amounts and assumptions about the probability of occurrence of events far into the future. Examples include assumptions about future employment and termination, mortality, and the healthcare cost trends.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

Projection of benefits for financial reporting purposes are based on the substantive plan provisions, as understood by the employer and participating members, and include the type of benefits provided at the time of each valuation and the historical pattern of sharing benefit costs between the employer and participating members. The actuarial methods and assumptions used include techniques that are designed to reduce the effect of short-term volatility in actuarial accrued liabilities and the actuarial value of assets, consistent with the long-term perspective of the calculations.

E. Changes in Total OPEB Liability

	Total OPEB Liability
Balance at September 30, 2018	\$ 31,473,464
Changes for the Fiscal Year:	
Service Cost	697,594
Interest on the Total OPEB Liability	1,150,040
Changes of Assumptions	(2,235,297)
Changes of Benefit Terms	(578,803)
Benefit Payments	(1,163,451)
Net Changes	(2,129,917)
Balance at September 30, 2019	\$ 29,343,547

Changes in assumptions reflect a change in the discount rate from 3.64% for the fiscal year ended September 30, 2018, to 4.18% for the fiscal year ended September 30, 2019.

E. Sensitivity of the Total OPEB Liability to Changes in the Discount Rate

	1% Decrease 3.18%	Current Discount Rate 4.18%	1% Increase 5.18%
Total OPEB Liability	\$ 33,706,313	\$ 29,343,547	\$ 25,827,024

F. Sensitivity of the Total OPEB Liability to Changes in the Healthcare Cost Trend Rates

	1% Decrease 3.00% - 7.50%	Healthcare Costs Trend Rates 4.00% - 8.50%	1% Increase 5.00% - 9.50%
Total OPEB Liability	\$ 26,627,009	\$ 29,343,548	\$ 32,773,789

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

G. OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources

OPEB expense for the fiscal year ended September 30, 2019 was \$567,625. On September 30, 2019, the City reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Changes of Assumptions	\$ -	\$ 3,874,289
Employer Contributions Subsequent to the Measurement Date	1,239,447	-
Total	\$ 1,239,447	\$ 3,874,289

H. Deferred Outflows/Inflows of Resources Schedule for Future Years

\$1,239,447 reported as deferred outflows of resources related to OPEB resulting from benefit payments made subsequent to the measurement date will be recognized as a decrease of the total OPEB liability in fiscal year 2020. Other amounts reported as deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows:

Year Ended September 30:	
2020	\$ (710,992)
2021	(710,992)
2022	(710,992)
2023	(710,992)
2024	(710,992)
Thereafter	(319,329)

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 15 - SELF-INSURANCE FUND

A. Employee Health Insurance Fund

The City maintains a self-insurance program for the payment of employee health and medical claims. The program provides for the payment of City and employee contributions into a self-insurance fund, which is managed by the City. Individual claims up to \$150,000 per claimant are paid from the assets of the self-insurance fund. Individual claims above \$150,000 are paid by the reinsurance up to an unlimited lifetime maximum. This coverage includes all amount for claims, regardless of the condition or disease, for this claimant during the policy period. In addition, the total of all claims (less reimbursements for the specific claims) are paid after the aggregate excess attachment point has been reached. Claims above this amount are reimbursed up to \$1,000,000 per fiscal year by the reinsurance policy purchased by the City. The City employs a third party claims administrator to manage claims. Each year, an actuarial analysis of the Health Insurance Fund is conducted in order to assure the financial soundness of the fund.

B. Workers' Compensation Insurance Fund

The City maintains a self-insurance program for the payment of employee workers' compensation claims. The program provides for City contributions into a self-insurance fund which is managed by the City. Employee claims up to \$500,000 per occurrence are paid from the assets of the self-insurance fund with amounts in excess of \$500,000 per occurrence being paid from a reinsurance policy purchased by the City. The City employs a third party claims administrator to manage claims. Each year, an actuarial analysis of the Workers' Compensation Insurance Fund is conducted in order to assure the financial soundness of the fund.

Changes in claims liabilities for the last two years follow:

	<u>Balance October 1, 2018</u>	<u>Current Year Claims and Changes in Estimates</u>	<u>(Claims Paid)</u>	<u>Balance September 30, 2019</u>
Employee Health Insurance Fund	\$ 295,544	\$ 4,877,595	\$ (4,860,118)	\$ 313,021
Workers' Compensation Insurance Fund	<u>1,512,449</u>	<u>408,037</u>	<u>(304,162)</u>	<u>1,616,324</u>
	<u>\$ 1,807,993</u>	<u>\$ 5,285,632</u>	<u>\$ (5,164,280)</u>	<u>\$ 1,929,345</u>

	<u>Balance October 1, 2017</u>	<u>Current Year Claims and Changes in Estimates</u>	<u>(Claims Paid)</u>	<u>Balance September 30, 2018</u>
Employee Health Insurance Fund	\$ 250,170	\$ 4,661,531	\$ (4,616,157)	\$ 295,544
Workers' Compensation Insurance Fund	<u>1,396,252</u>	<u>248,333</u>	<u>(132,136)</u>	<u>1,512,449</u>
	<u>\$ 1,646,422</u>	<u>\$ 4,909,864</u>	<u>\$ (4,748,293)</u>	<u>\$ 1,807,993</u>

Claim liabilities are calculated based on actuarial valuations, which include consideration of non-incremental claims adjustment expenses. Management estimates that \$565,713 of Workers' Compensation and \$313,021 of Employee Health Insurance claim liabilities are payable within one year. The amount of settlements have not exceeded insurance coverage in each of the past three fiscal years.

**CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019**

NOTE 16 – CONTINGENCIES AND COMMITMENTS

The City participates in a number of state and federal grant programs. These programs are subject to program compliance audits by the grantors or their representatives. Any disallowed claims, including amounts already collected, may constitute a liability of the applicable funds. The amount, if any, of expenditures which may be disallowed by the granting agencies cannot be determined, although the City expects such amounts, if any, to be immaterial.

The City is defending several claims and judgments arising from the normal course of business. The City expects to prevail in these matters; however, the final outcomes have not yet been determined.

NOTE 17 – ENCUMBRANCES

The City has outstanding encumbrances on various contracts for construction and other projects. These encumbrances, as of September 30, 2019, in the respective funds are as follows:

General Fund	\$ 198,801
Community Redevelopment Agency Funds	15,448
Capital Projects Fund	3,488,009
Stormwater Utility Fund	887,379
Electric Utility Fund	101,308
Gas Utility Fund	194,570
Water Utility Fund	256,413
Wastewater Utility Fund	1,064,976
Airport Fund	187,019
Internal Service Funds	1,015,216
Total	<u><u>\$ 7,409,139</u></u>

Long-term purchase contract obligations for the purchase of electric power are disclosed in Note 7. Long-term contracts are not included in the above outstanding encumbrance balances.

NOTE 18 – RISK MANAGEMENT

The City's self-insurance programs are accounted for in separate nonmajor internal service funds. Additionally, the City maintains insurance coverages for the following exposures:

- General and Automotive Liability
- Property Damage, including Inland Marine and Auto Physical Damage insurance
- Crime
- Law Enforcement Liability
- Public Officials and Employment Practices Liability
- Pollution Liability
- Excess Workers' Compensation Insurance
- Excess Health Insurance
- Unemployment Compensation
- Federal Flood Insurance
- Basic Life Insurance

Exposures are limited by insurance coverage as noted. Settled general and automotive liability and workers' compensation claims have not exceeded the self-insured statutory limits in any of the past five years.

CITY OF LEESBURG, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2019

NOTE 19 – TAX ABATEMENTS

The City enters into property tax abatement agreements with local businesses under Article VII, Section 3(c) of the Florida Constitution and City Ordinance 12-42, which were approved by City voters on November 6, 2012, for the purpose of encouraging economic development and establishing new jobs in the City. City ad valorem taxes are abated for businesses that meet certain hiring, sales and/or productive output increases and file for such exemption with the Lake County Property Appraiser. The temporary exemption applies to new buildings and new equipment built or purchased by a qualifying business after the application for exemption is filed of up to 100% of ad valorem taxes on the new buildings and equipment for up to ten years; each exemption is granted on a case-by-case basis. A business which does not achieve the performance requirements specified in the individual authorizing ordinance could have the ad valorem tax exemption revoked in whole or in part. The City has elected to disclose all tax abatement agreements.

Currently, the City has an agreement with Coreslab to abate ad valorem property taxes on new buildings and equipment recently constructed and installed from tax years 2018-2022 (fiscal years 2019-2023). The amount of the abatement under the agreement was \$37,000 in fiscal year 2019, and estimated to be \$36,000 in fiscal year 2020, which is 100% of the ad valorem taxes on such new buildings and equipment. The City also has an agreement to sell additional property to Coreslab, and has committed to negotiate tax abatements in relation to new buildings and equipment placed on the additional property.



This page intentionally left blank.



This page intentionally left blank.

REQUIRED SUPPLEMENTARY INFORMATION

The following supplementary schedules present the major fund budgetary comparison schedules; trend information regarding the retirement plans for the City's General Employees, Municipal Police and Municipal Firemen; and trend information regarding other postemployment benefits. This information is necessary for a fair presentation in conformity with generally accepted accounting principles.



This page intentionally left blank.

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
BUDGET AND ACTUAL
GENERAL FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Budgeted Amounts</u>		<u>Actual</u> <u>Amounts</u>	<u>Variance With</u> <u>Final Budget</u> <u>Positive</u> <u>(Negative)</u>
	<u>Original</u>	<u>Final</u>		
Revenues				
Taxes	\$ 9,811,696	\$ 9,826,815	\$ 9,844,017	\$ 17,202
Licenses, Permits, and Assessments	1,500,000	1,500,000	1,605,500	105,500
Intergovernmental	2,791,481	2,872,000	2,797,579	(74,421)
Charges for Services	821,728	821,728	840,324	18,596
Fines and Forfeitures	183,000	183,000	168,245	(14,755)
Miscellaneous:				
Interest	180,000	180,000	436,505	256,505
Rental	478,900	486,775	631,437	144,662
Other	116,937	118,937	93,420	(25,517)
Total Revenues	<u>15,883,742</u>	<u>15,989,255</u>	<u>16,417,027</u>	<u>427,772</u>
Expenditures				
Current:				
General Government	3,894,567	4,157,101	3,869,799	287,302
Public Safety	15,306,321	15,301,935	15,092,090	209,845
Physical Environment	95,967	95,967	81,508	14,459
Transportation	1,612,952	1,534,788	1,269,450	265,338
Economic Environment	185,752	294,720	173,565	121,155
Human Services	555,885	728,773	296,365	432,408
Culture and Recreation	3,481,423	3,483,923	3,361,892	122,031
Principal Payments	-	-	90,116	(90,116)
Capital Outlay	192,500	396,750	1,154,213	(757,463)
Total Expenditures	<u>25,325,367</u>	<u>25,993,957</u>	<u>25,388,998</u>	<u>604,959</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(9,441,625)</u>	<u>(10,004,702)</u>	<u>(8,971,971)</u>	<u>1,032,731</u>
Other Financing Sources (Uses)				
Sale of Capital Assets	-	-	15,301	15,301
Transfers from Other Funds	10,990,074	10,990,074	10,090,066	(900,008)
Transfers to Other Funds	(1,548,449)	(2,201,366)	(2,391,744)	(190,378)
Issuance of Capital Lease	-	-	780,683	780,683
Fund Balance Appropriated	-	1,215,994	-	(1,215,994)
Total Other Financing Sources (Uses)	<u>9,441,625</u>	<u>10,004,702</u>	<u>8,494,306</u>	<u>(1,510,396)</u>
Net Change in Fund Balance	<u>-</u>	<u>-</u>	<u>(477,665)</u>	<u>(477,665)</u>
Fund Balance, Beginning of Year	<u>-</u>	<u>-</u>	<u>16,197,800</u>	<u>16,197,800</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 15,720,135</u>	<u>\$ 15,720,135</u>

This schedule is prepared on the basis of Generally Accepted Accounting Principles.



This page intentionally left blank.

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
BUDGET AND ACTUAL
COMMUNITY REDEVELOPMENT AGENCY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Budgeted Amounts</u>		<u>Actual Amounts</u>	<u>Variance With Final Budget Positive (Negative)</u>
	<u>Original</u>	<u>Final</u>		
Revenues				
Taxes	\$ 1,236,765	\$ 1,236,765	\$ 1,257,825	\$ 21,060
Miscellaneous:				
Interest	25,500	25,500	61,573	36,073
Rental	-	-	4,625	4,625
Total Revenues	<u>1,262,265</u>	<u>1,262,265</u>	<u>1,324,023</u>	<u>61,758</u>
Expenditures				
Current:				
Economic Environment	572,882	735,876	456,234	279,642
Debt Service:				
Principal Payments	259,500	259,500	159,000	100,500
Interest and Fees	319,159	319,159	337,316	(18,157)
Capital Outlay	-	64,750	64,749	1
Total Expenditures	<u>1,151,541</u>	<u>1,379,285</u>	<u>1,017,299</u>	<u>361,986</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>110,724</u>	<u>(117,020)</u>	<u>306,724</u>	<u>423,744</u>
Other Financing Sources (Uses)				
Transfers to Other Funds	(625,000)	(625,000)	(625,000)	-
Issuance of Capital Lease	-	20,046	-	(20,046)
Fund Balance Appropriated	514,276	721,974	-	(721,974)
Total Other Financing Sources (Uses)	<u>(110,724)</u>	<u>117,020</u>	<u>(625,000)</u>	<u>(742,020)</u>
Net Change in Fund Balance	-	-	(318,276)	(318,276)
Fund Balance, Beginning of Year	-	-	1,258,398	1,258,398
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 940,122</u>	<u>\$ 940,122</u>

This schedule is prepared on the basis of Generally Accepted Accounting Principles.

**CITY OF LEESBURG, FLORIDA
GENERAL EMPLOYEES' PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS**

	2013	2014	2015	2016	2017
Total Pension Liability					
Service Cost	\$ 194,388	\$ 208,967	\$ 152,878	\$ 141,911	\$ 122,811
Interest	2,883,831	2,926,654	2,944,455	2,831,625	2,976,831
Differences Between Expected and Actual Experience	-	-	(1,744,070)	(22,731)	(367,628)
Changes of Assumptions	-	-	-	1,913,430	-
Benefit payments, Including Refunds of Member Contributions	(2,352,214)	(2,691,425)	(2,992,933)	(2,700,483)	(2,584,858)
Net Change in Total Pension Liability	726,005	444,196	(1,639,670)	2,163,752	147,156
Total Pension Liability - Beginning	39,432,794	40,158,799	40,602,995	38,963,325	41,127,077
Total Pension Liability - Ending (a)	<u>\$ 40,158,799</u>	<u>\$ 40,602,995</u>	<u>\$ 38,963,325</u>	<u>\$ 41,127,077</u>	<u>\$ 41,274,233</u>
Plan Fiduciary Net Position					
Contributions - Employer	\$ 1,250,669	\$ 1,456,725	\$ 1,435,084	\$ 1,166,446	\$ 1,010,847
Net Investment Income	3,036,199	3,281,074	502,864	2,751,242	3,840,395
Benefit Payments, Including Refunds of Member Contributions	(2,352,214)	(2,691,425)	(2,992,933)	(2,700,483)	(2,584,858)
Administrative Expense	(63,599)	(81,087)	(73,823)	(70,197)	(74,124)
Net Change in Plan Fiduciary Net Position	1,871,055	1,965,287	(1,128,808)	1,147,008	2,192,260
Plan Fiduciary Net Position - Beginning	31,112,567	32,983,622	34,948,909	33,820,101	34,967,109
Plan Fiduciary Net Position - Ending (b)	<u>\$ 32,983,622</u>	<u>\$ 34,948,909</u>	<u>\$ 33,820,101</u>	<u>\$ 34,967,109</u>	<u>\$ 37,159,369</u>
City's Net Pension Liability - Ending (a) - (b)	<u>\$ 7,175,177</u>	<u>\$ 5,654,086</u>	<u>\$ 5,143,224</u>	<u>\$ 6,159,968</u>	<u>\$ 4,114,864</u>
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	82.13%	86.07%	86.80%	85.02%	90.03%
Covered Payroll	N/A	N/A	\$ 11,184,611	\$ 10,350,154	\$ 9,771,298
City's Net Pension Liability as a Percentage of the Covered Payroll	N/A	N/A	45.98%	59.52%	42.11%

Notes to Schedule:

Changes of assumptions:

For measurement date 09/30/2019, the investment rate of return was lowered from 7.45% to 7.25%, net of investment related expenses.

For measurement date 09/30/2016, as a result of Chapter 2015-157, Laws of Florida, the assumed rates of mortality were changed to the assumptions used by the Florida Retirement System.

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
GENERAL EMPLOYEES' PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS**

	2018	2019
Total Pension Liability		
Service Cost	\$ 112,163	\$ 94,887
Interest	2,983,558	3,009,995
Differences Between Expected and Actual Experience	(40,907)	(295,102)
Changes of Assumptions	-	832,857
Benefit payments, Including Refunds of Member Contributions	(2,677,281)	(2,688,066)
Net Change in Total Pension Liability	377,533	954,571
Total Pension Liability - Beginning	41,274,233	41,651,766
Total Pension Liability - Ending (a)	\$ 41,651,766	\$ 42,606,337
 Plan Fiduciary Net Position		
Contributions - Employer	\$ 1,090,938	\$ 1,065,288
Net Investment Income	3,480,669	1,030,679
Benefit Payments, Including Refunds of Member Contributions	(2,677,281)	(2,688,066)
Administrative Expense	(85,994)	(78,157)
Net Change in Plan Fiduciary Net Position	1,808,332	(670,256)
 Plan Fiduciary Net Position - Beginning	37,159,369	38,967,701
Plan Fiduciary Net Position - Ending (b)	\$ 38,967,701	\$ 38,297,445
 City's Net Pension Liability - Ending (a) - (b)	\$ 2,684,065	\$ 4,308,892
 Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	93.56%	89.89%
 Covered Payroll	\$ 9,804,536	\$ 9,150,481
 City's Net Pension Liability as a Percentage of the Covered Payroll	27.38%	47.09%

CITY OF LEESBURG, FLORIDA
MUNICIPAL POLICE OFFICERS' PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS

	2013	2014	2015	2016	2017
Total Pension Liability					
Service cost	\$ 568,199	\$ 612,234	\$ 583,726	\$ 531,469	\$ 535,415
Interest	1,219,007	1,299,397	1,401,184	1,386,584	1,517,690
Changes of Benefit Terms	-	-	390,863	-	-
Differences Between Expected and Actual Experience	-	-	(1,091,580)	615,885	1,644,031
Changes of Assumptions	-	-	-	370,217	-
Benefit Payments, Including Refunds of Member Contributions	(765,084)	(822,819)	(1,098,375)	(960,560)	(960,266)
Net Change in Total Pension Liability	1,022,122	1,088,812	185,818	1,943,595	2,736,870
Total Pension Liability - Beginning	15,543,462	16,565,584	17,654,396	17,840,214	19,783,809
Total Pension Liability - Ending (a)	\$ 16,565,584	\$ 17,654,396	\$ 17,840,214	\$ 19,783,809	\$ 22,520,679
Plan Fiduciary Net Position					
Contributions - Employer	\$ 406,147	\$ 371,964	\$ 248,486	\$ 255,920	\$ 335,142
Contributions - State	155,997	160,225	168,105	183,761	182,473
Contributions - Employee	276,198	258,985	250,545	277,064	298,174
Net Investment Income	1,685,318	1,868,068	(211,259)	1,042,752	2,068,871
Benefit Payments, Including Refunds of Member Contributions	(765,084)	(822,819)	(1,098,375)	(960,560)	(960,266)
Administrative Expense	(31,140)	(43,005)	(46,291)	(50,968)	(49,199)
Net Change in Plan Fiduciary Net Position	1,727,436	1,793,418	(688,789)	747,969	1,875,195
Plan Fiduciary Net Position - Beginning	14,260,248	15,987,684	17,781,102	17,092,313	17,840,282
Plan Fiduciary Net Position - Ending (b)	\$ 15,987,684	\$ 17,781,102	\$ 17,092,313	\$ 17,840,282	\$ 19,715,477
City's Net Pension Liability - Ending (a) - (b)	\$ 577,900	\$ (126,706)	\$ 747,901	\$ 1,943,527	\$ 2,805,202
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	96.51%	100.72%	95.81%	90.18%	87.54%
Covered Payroll *	\$ 3,610,429	\$ 3,385,424	\$ 3,476,535	\$ 3,621,754	\$ 3,895,135
City's Net Pension Liability as a Percentage of the Covered Payroll	16.01%	(3.74)%	21.51%	53.66%	72.02%

Notes to Schedule:

* The Covered Payroll amounts shown are in compliance with GASB 82, except for the 09/30/2015 measurement period which includes DROP payroll.

Changes of benefit terms:

For Fiscal year 2015, amounts reported as changes of benefit terms were resulted from:
3.00% times Credited Service earned prior to May 27, 2003, plus
2.00% times Credited Service earned between May 27, 2003 and September 30, 2009, plus
2.5% times Credited Service earned between October 1, 2009 and September 30, 2015, plus
3.00% times Credited Service earned on and after October 1, 2015.

Changes of assumptions:

For measurement date 09/30/2019, the investment rate of return was lowered from 7.65% to 7.40%, net of investment related expenses.

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
MUNICIPAL POLICE OFFICERS' PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS**

	2018	2019
Total Pension Liability		
Service cost	\$ 562,191	\$ 585,643
Interest	1,723,065	1,834,860
Changes of Benefit Terms	-	-
Differences Between Expected and Actual Experience	367,350	(434,190)
Changes of Assumptions	-	687,014
Benefit Payments, Including Refunds of Member Contributions	(1,118,288)	(1,311,084)
Net Change in Total Pension Liability	<u>1,534,318</u>	<u>1,362,243</u>
Total Pension Liability - Beginning	<u>22,520,679</u>	<u>24,054,997</u>
Total Pension Liability - Ending (a)	<u>\$ 24,054,997</u>	<u>\$ 25,417,240</u>
Plan Fiduciary Net Position		
Contributions - Employer	\$ 526,010	\$ 626,706
Contributions - State	199,426	213,641
Contributions - Employee	303,473	328,464
Net Investment Income	1,687,710	1,193,339
Benefit Payments, Including Refunds of Member Contributions	(1,118,288)	(1,311,084)
Administrative Expense	(55,301)	(45,160)
Net Change in Plan Fiduciary Net Position	<u>1,543,030</u>	<u>1,005,906</u>
Plan Fiduciary Net Position - Beginning	<u>19,715,477</u>	<u>21,258,507</u>
Plan Fiduciary Net Position - Ending (b)	<u>\$ 21,258,507</u>	<u>\$ 22,264,413</u>
City's Net Pension Liability - Ending (a) - (b)	<u>\$ 2,796,490</u>	<u>\$ 3,152,827</u>
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	88.37%	87.60%
Covered Payroll *	\$ 3,969,532	\$ 4,293,645
City's Net Pension Liability as a Percentage of the Covered Payroll	70.45%	73.43%

Notes to Schedule (continued):

Changes of assumptions:

For measurement date 09/30/2016, amounts reported as changes of assumptions resulted of the September 13, 2016 Experience Study, the Board adopted the following changes:

1. The investment return assumption was lowered from 7.75% to 7.65% net of investment related expenses.
2. The mortality rates were changed from the RP2000 Combined Healthy table to the tables used by the Florida Retirement System (FRS) for special risk lives in their July 1, 2015 actuarial valuation report. This change was required by Chapter 2015-157, Laws of Florida.
3. The retirement assumption was changed to the following table:
 - Early Retirement with less than 25 years of Credited Service: 10.0% (previously 2%) per year.
 - Normal Retirement with 25 years of Credited Service: 100%
 - Normal Retirement with < 25 yrs at age 55 - 75%
 - Normal Retirement with < 25 yrs at ages 56, 57, 58, and 59 - 25%
 - Normal Retirement with < 25 yrs at 60+ 100%
4. The withdrawal rates were changed to continue to use the current assumption for more than 10 years of service and assuming a 9.0% turnover rate each of the first 10 years.
5. The assumed rates of individual salary increase was changed from a flat 5.2% to the following rates based upon credited service:
 - < 5 Years of Service 7.0% per year
 - 5 – 14 Years of Service 5.0% per year
 - 15+ Years of Service 4.5% per year

**CITY OF LEESBURG, FLORIDA
MUNICIPAL FIREMEN'S PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS**

	2013	2014	2015	2016	2017
Total Pension Liability					
Service Cost	\$ 504,910	\$ 542,778	\$ 512,330	\$ 409,225	\$ 488,956
Interest	1,339,445	1,419,978	1,483,143	1,509,178	1,594,814
Share Plan Allocation	-	51,032	55,931	40,135	36,366
Differences Between Expected and Actual Experience	-	-	(267,086)	(428,003)	452,051
Changes of Assumptions	-	-	-	725,327	-
Contributions - Buy Back	-	-	-	-	46,909
Benefit Payments, Including Refunds of Member Contributions	(780,467)	(836,424)	(1,445,857)	(1,222,312)	(1,165,231)
Net Change in Total Pension Liability	1,063,888	1,177,364	338,461	1,033,550	1,453,865
Total Pension Liability - Beginning	17,744,588	18,808,476	19,985,840	20,324,301	21,357,851
Total Pension Liability - Ending (a)	\$ 18,808,476	\$ 19,985,840	\$ 20,324,301	\$ 21,357,851	\$ 22,811,716
Plan Fiduciary Net Position					
Contributions - Employer	\$ 827,920	\$ 866,635	\$ 609,819	\$ 540,916	\$ 639,746
Contributions - State	156,635	161,481	166,380	150,584	146,815
Contributions - Employee	187,674	190,151	178,693	163,470	169,905
Contributions - Buy Back	-	-	-	-	46,909
Net Investment Income	1,792,048	1,362,537	(244,332)	1,636,931	1,728,242
Benefit Payments, Including Refunds of Member Contributions	(780,467)	(836,424)	(1,445,857)	(1,222,312)	(1,165,231)
Administrative Expense	(34,748)	(46,621)	(50,322)	(36,378)	(44,712)
Net Change in Plan Fiduciary Net Position	2,149,062	1,697,759	(785,619)	1,233,211	1,521,674
Plan Fiduciary Net Position - Beginning	13,180,704	15,329,766	17,027,525	16,241,906	17,475,117
Plan Fiduciary Net Position - Ending (b)	\$ 15,329,766	\$ 17,027,525	\$ 16,241,906	\$ 17,475,117	\$ 18,996,791
City's Net Pension Liability - Ending (a) - (b)	\$ 3,478,710	\$ 2,958,315	\$ 4,082,395	\$ 3,882,734	\$ 3,814,925
Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	81.50%	85.20%	79.91%	81.82%	83.28%
Covered Payroll*	\$ 2,887,291	\$ 2,925,402	\$ 2,901,491	\$ 2,514,924	\$ 2,613,920
City's Net Pension Liability as a Percentage of the Covered Payroll	120.48%	101.13%	140.70%	154.39%	145.95%

Notes to Schedule:

* The Covered Payroll amounts shown are in compliance with GASB 82, except for the 09/30/2015 measurement period.

Changes of assumptions:

For measurement date 09/30/2016, as a result of Chapter 2015-157, Laws of Florida, the assumed rates of mortality were changed to the assumptions used by the Florida Retirement System for special risk employees.

Additionally, in anticipation of future experience, the assumed retirement ages were changed to assume that at 55 or older with at least 10 years of service, there is a 100% probability of retirement; and that at age 52 or older with at least 30 years of service, there is a 100% probability of retirement; and that at ages 52 to 54 with between 25 and 30 years of service, there is a 50% probability of retirement at the first and second years of eligibility for Normal Retirement, and 100% probability of retirement at the third year of eligibility.

The inflation assumption rate was lowered from 3.00% to 2.70% in fiscal year 2018, matching the long-term inflation assumption utilized by the Plan's investment consultant. In fiscal year 2019, the inflation assumption was reduced again, from 2.70% to 2.50%.

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
MUNICIPAL FIREMEN'S PENSION PLAN
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LAST SEVEN FISCAL YEARS**

	<u>2018</u>	<u>2019</u>
Total Pension Liability		
Service Cost	\$ 503,047	\$ 508,217
Interest	1,702,512	1,777,194
Share Plan Allocation	-	-
Differences Between Expected and Actual Experience	23,441	105,551
Changes of Assumptions	-	-
Contributions - Buy Back	40,613	58,654
Benefit Payments, Including Refunds of Member Contributions	<u>(1,229,206)</u>	<u>(1,268,317)</u>
Net Change in Total Pension Liability	1,040,407	1,181,299
Total Pension Liability - Beginning	<u>22,811,716</u>	<u>23,852,123</u>
Total Pension Liability - Ending (a)	<u>\$ 23,852,123</u>	<u>\$ 25,033,422</u>
 Plan Fiduciary Net Position		
Contributions - Employer	\$ 694,423	\$ 665,627
Contributions - State	141,149	144,627
Contributions - Employee	169,310	166,141
Contributions - Buy Back	40,613	58,655
Net Investment Income	931,592	721,628
Benefit Payments, Including Refunds of Member Contributions	<u>(1,229,206)</u>	<u>(1,268,317)</u>
Administrative Expense	<u>(44,950)</u>	<u>(46,936)</u>
Net Change in Plan Fiduciary Net Position	702,931	441,425
 Plan Fiduciary Net Position - Beginning	<u>18,996,791</u>	<u>19,699,722</u>
Plan Fiduciary Net Position - Ending (b)	<u>\$ 19,699,722</u>	<u>\$ 20,141,147</u>
 City's Net Pension Liability - Ending (a) - (b)	<u>\$ 4,152,401</u>	<u>\$ 4,892,275</u>
 Plan Fiduciary Net Position as a Percentage of the Total Pension Liability	82.59%	80.46%
 Covered Payroll*	\$ 2,604,765	\$ 2,556,006
 City's Net Pension Liability as a Percentage of the Covered Payroll	159.42%	191.40%

**CITY OF LEESBURG, FLORIDA
GENERAL EMPLOYEES' PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	2013	2014	2015	2016	2017
Actuarially Determined Contribution	\$ 1,435,084	\$ 1,456,725	\$ 1,435,084	\$ 1,166,446	\$ 1,010,847
Contributions in Relation To The Actuarially Determined Contributions	1,435,084	1,456,725	1,435,084	1,166,446	1,010,847
Contribution Deficiency (Excess)	\$ -	\$ -	\$ -	\$ -	\$ -
Covered Payroll	N/A	N/A	\$ 11,184,611	\$ 10,350,154	\$ 9,771,298
Contributions as a Percentage Of Covered payroll	N/A	N/A	12.83%	11.27%	10.35%

Notes to Schedule

Valuation Date: 10/1/2017

Actuarially determined contribution rates are calculated as of October 1, two years prior to the end of the fiscal year in which contributions are reported.

Methods and assumptions used to determine contribution rates:

Funding method	Entry Age Normal Method
Mortality	RP 2000 Generational, Female 100% Combined White Collar, Male 50% Combined White Collar/50% Combined Blue Collar, Scale BB. Disabled lives, Female 100% RP2000 Disabled Female set forward two years, Male 100% RP2000 Disabled Male setback four years.
Termination Rates	See Table below.
Disability Rates	See Table below.

Retirement Rates:	Age	Rate Per Year
	50-54	2%
	55-58	20%
	59-61	20%
	62	50%
	63-64	25%
	65	100%

Interest Rate	7.45% per year, compounded annually, net of investment related expenses.
Salary Increases	None (frozen plan)
Payroll Increases	None (frozen plan)
Cost-of-Living Adjustment	2.0% per year after 3 years (none for VT's)
Actuarial Asset Method	Each year, the prior actuarial value of assets is brought forward utilizing the historical geometric 4-year average market value return (net of fees). It is possible that over time this technique will produce an insignificant bias above or below market value.

Other Information	Termination and Disability Rate Table	
	% Terminating	% Becoming
	During the	Disabled
Age	Year	During the
	Year	Year
	20	0.05%
	25.0%	0.06%
	30	0.12%
	12.4%	0.43%
	40	1.61%
	9.5%	
	50	
	7.5%	
	60	
	5.5%	

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
GENERAL EMPLOYEES' PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	<u>2018</u>	<u>2019</u>
Actuarially Determined Contribution	\$ 1,090,938	\$ 1,065,288
Contributions in Relation To The Actuarially Determined Contributions	<u>1,090,938</u>	<u>1,065,288</u>
Contribution Deficiency (Excess)	<u>\$ -</u>	<u>\$ -</u>
 Covered Payroll	 \$ 9,804,536	 \$ 9,150,481
Contributions as a Percentage Of Covered payroll	11.13%	11.64%

**CITY OF LEESBURG, FLORIDA
MUNICIPAL POLICE OFFICERS' PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	2013	2014	2015	2016	2017
Actuarially Determined Contribution	\$ 562,144	\$ 532,189	\$ 416,591	\$ 439,681	\$ 517,274
Contributions In Relation To The Actuarially Determined Contributions	562,144	532,189	416,591	439,681	517,615
Contribution Deficiency (Excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ (341)</u>
Covered Payroll*	\$ 3,610,429	\$ 3,385,424	\$ 3,476,535	\$ 3,621,754	\$ 3,895,135
Contributions as a Percentage of Covered Payroll	15.57%	15.72%	11.98%	12.14%	13.29%

*The Covered Payroll numbers shown are in compliance with GASB 82, except for the 09/30/2015 measurement period which includes DROP payroll.

Notes to Schedule

Valuation Date: 10/1/2017

Actuarially determined contribution rates are calculated as of October 1, two years prior to the end of the fiscal year in which contributions are reported.

Methods and assumptions used to determine contribution rates:

Funding Method	Frozen Entry Age Actuarial Cost Method
Mortality	RP 2000 Generational, Female 100% Combined White Collar, Male 10% Combined White Collar/90% Combined Blue Collar, Scale BB. Disabled lives, Female 60% RP2000 Disabled Female set forward two years/40% Annuitant White Collar with no setback, no projection scale, Male 60% RP2000 Disabled Male setback four years/40% Annuitant White Collar with no setback, no projection scale.
Interest Rate	7.65% per year compounded annually, net of investment related expenses.
Retirement Age	See Table below.
Early Retirement	Commencing at eligibility for Early Retirement. Members are assumed to retire with an immediate benefit at the rate of 2% per year.
Disability Rates	See Table on next page. It is assumed that 75% of disablements and active member deaths are service related.
Termination Rates	See Table on next page.
Salary Increases	See Table on next page.
Cost-of-Living Adjustment	None
Payroll growth assumption	0% annually for amortizing UAAL
Asset Valuation	Each year, the prior Actuarial Value of Assets is brought forward utilizing the historical geometric 4-year average Market Value return. It is possible that over time this technique will produce an insignificant bias above or below Market Value.

Retirement Age:	<u>Age/Service</u>	<u>Probability</u>
	25 Yrs of Service	100%
	< 25 Yrs, Age 55	75%
	< 25 Yrs, Age 56	25%
	< 25 Yrs, Age 57	25%
	< 25 Yrs, Age 58	25%
	< 25 Yrs, Age 59	25%
	< 25 Yrs, Age 60	100%

This is based on the results of the September 13, 2016 experience study.

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
MUNICIPAL POLICE OFFICERS' PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	<u>2018</u>	<u>2019</u>
Actuarially Determined Contribution	\$ 722,852	\$ 843,272
Contributions In Relation To The Actuarially Determined Contributions	<u>725,436</u>	<u>840,347</u>
Contribution Deficiency (Excess)	<u>\$ (2,584)</u>	<u>\$ 2,925</u>
Covered Payroll*	\$ 3,969,532	\$ 4,293,645
Contributions as a Percentage of Covered Payroll	18.28%	19.57%

Notes to Schedule (continued)

Other Information

Termination and Disability Rate Table		
Age	% Terminating During the Year	% Becoming Disabled During the Year
20	9.00%	0.07%
30	7.50%	0.11%
40	3.90%	0.19%
50	1.20%	0.51%

Salary Increases:

Credited Service	Assumed Rate
<5 Yrs of Service	7.0% per year
5-14 Yrs of Service	5.0% per year
15+ Yrs of Service	4.5% per year

Projected salary at retirement is increased individually to account for non-regular compensation. This is based on the results of the September 13, 2016 experience study.

**CITY OF LEESBURG, FLORIDA
MUNICIPAL FIREMEN'S PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	2013	2014	2015	2016	2017
Actuarially Determined Contribution	\$ 938,370	\$ 977,084	\$ 720,269	\$ 651,365	\$ 750,195
Contributions In Relation To The Actuarially Determined Contributions	938,370	977,084	720,269	651,365	750,195
Contribution Deficiency (Excess)	\$ -	\$ -	\$ -	\$ -	\$ -
Covered Payroll*	\$ 2,887,291	\$ 2,925,402	\$ 2,901,491	\$ 2,514,924	\$ 2,613,920
Contributions as a Percentage of Covered Payroll	32.50%	33.40%	24.82%	25.90%	28.70%

* The Covered Payroll numbers shown are in compliance with GASB 82, except for the 09/30/2015 measurement period.

Notes to Schedule

Valuation Date: 10/1/2018

Actuarially determined contribution rates are calculated as of October 1, two years prior to the end of the fiscal year in which contributions are reported.

Methods and assumptions used to determine contribution rates:

Funding Method	Entry Age Normal Cost Method.
Mortality	RP 2000 Generational, Female 100% Annuitant White Collar, Male 10% Annuitant White Collar/90% Annuitant Blue Collar, Scale BB. Disabled lives, Female 60% RP2000 Disabled Female set forward two years/40% Annuitant White Collar with no setback, no projection scale, Male 60% RP2000 Disabled Male setback four years/40% Annuitant White Collar with no setback, no projection scale.
Termination Rates	25% in year one; 10% in years 2 through 5; 3% in years 6 through 10; and 2% in years 11 and up.
Disability Rates	See Table below. 75% of disabilities are assumed to occur in the line of duty.
Retirement Age	100% at age 55+ with 10+ years of service. 100% at age 52 to 54 with 30+ years of service. Otherwise, 50% at first eligibility for normal retirement. 50% in second year of eligibility. 100% in third year of eligibility.
Early Retirement	5% per year eligible
Interest Rate	7.50% per year compounded annually, net of investment-related expenses
Salary Increases	6% in years 1 through 5; 5% in years 6 through 10; 4% in years 11 and up.
Payroll Growth	UAAL is amortized as a level dollar amount
Asset Valuation Method	The Actuarial Value of Assets is brought forward using a geometric 5-year average of the net return on the Market Value of Assets. The Actuarial Value of Assets is no more than 120% and no less than 80% of the Market Value of Assets.

Other Information

Disability Rate Table	
Age	% Becoming Disabled During the Year
20	0.05%
30	0.06%
40	0.12%
50	0.43%

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**MUNICIPAL FIREMEN'S PENSION PLAN
SCHEDULE OF CONTRIBUTIONS
LAST SEVEN FISCAL YEARS**

	<u>2018</u>	<u>2019</u>
Actuarially Determined Contribution	\$ 804,872	\$ 810,254
Contributions In Relation To The Actuarially Determined Contributions	<u>835,572</u>	<u>810,254</u>
Contribution Deficiency (Excess)	<u>\$ (30,700)</u>	<u>\$ -</u>
Covered Payroll*	\$ 2,604,765	\$ 2,556,006
Contributions as a Percentage of Covered Payroll	32.08%	31.70%

**CITY OF LEESBURG, FLORIDA
SCHEDULE OF INVESTMENT RETURNS
LAST SEVEN FISCAL YEARS**

GENERAL EMPLOYEES' PENSION PLAN

	2013	2014	2015	2016	2017
Annual Money-Weighted Rate of Return, Net of Investment Expenses	9.94%	10.13%	1.47%	8.31%	11.22%

MUNICIPAL POLICE OFFICERS' PENSION PLAN

	2013	2014	2015	2016	2017
Annual Money-Weighted Rate of Return, Net of Investment Expenses	11.80%	11.76%	-1.21%	6.19%	11.72%

MUNICIPAL FIREMEN'S PENSION PLAN

	2013	2014	2015	2016	2017
Annual Money-Weighted Rate of Return, Net of Investment Expenses	13.41%	8.82%	-1.45%	10.27%	10.01%

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2013. Additional years' information will be presented as they become available.

**CITY OF LEESBURG, FLORIDA
SCHEDULE OF INVESTMENT RETURNS
LAST SEVEN FISCAL YEARS**

GENERAL EMPLOYEES' PENSION PLAN

	<u>2018</u>	<u>2019</u>
Annual Money-Weighted Rate of Return, Net of Investment Expenses	9.56%	2.70%

MUNICIPAL POLICE OFFICERS' PENSION PLAN

	<u>2018</u>	<u>2019</u>
Annual Money-Weighted Rate of Return, Net of Investment Expenses	8.60%	5.68%

MUNICIPAL FIREMEN'S PENSION PLAN

	<u>2018</u>	<u>2019</u>
Annual Money-Weighted Rate of Return, Net of Investment Expenses	4.95%	4.40%

CITY OF LEESBURG, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE TOTAL OTHER POSTEMPLOYMENT BENEFITS LIABILITY
AND RELATED RATIOS
LAST TWO FISCAL YEARS

Reporting Period Ending	9/30/2018	9/30/2019
Measurement Date	<u>9/30/2017</u>	<u>9/30/2018</u>
Total OPEB Liability		
Service Cost	\$ 780,397	\$ 697,594
Interest	1,031,898	1,150,040
Changes of Benefit Terms	-	(578,802)
Differences Between Expected and Actual Experience	-	-
Changes of Assumptions	(2,741,648)	(2,235,297)
Benefit Payments	<u>(1,069,840)</u>	<u>(1,163,451)</u>
Net Change in Total OPEB Liability	(1,999,193)	(2,129,916)
Total OPEB Liability - Beginning	33,472,657	31,473,464
Total OPEB Liability - Ending	<u>\$ 31,473,464</u>	<u>\$ 29,343,548</u>
Covered-Employee Payroll (Projected)	\$ 22,252,459	\$ 22,066,596
Total OPEB Liability as a Percentage of Covered-Employee Payroll	141.44%	132.98%

Notes to Schedule:

Covered-Employee Payroll was projected forward from the valuation date for the reporting period ending September 30, 2019.

Changes of Benefit Terms:

Changes of Benefit Terms were measured in the most recent measurement period. The impact of these plan changes is immediately recognized through OPEB Expense. In July 2018, the City began to offer a \$400 per month stipend as a cash benefit to retirees eligible for the OPEB Plan who no longer remain in the City's health insurance plan.

Changes of assumptions:

Changes of assumptions and other inputs reflect the effects of changes in the discount rate each period. The following are the discount rates used in each period:

FY2019	4.18%
FY2018	3.64%
FY2017	3.06%

No assets are accumulated in a trust that meets the criteria detailed in GASB 75, paragraph 4 to pay related benefits.

NOTE: This schedule is intended to show information for ten years; however, data was unavailable prior to 2018. Additional years' information will be presented as they become available.



This page intentionally left blank.



This page intentionally left blank.

SUPPLEMENTAL INFORMATION

The following supplemental schedules present combining nonmajor fund statements and individual fund budgetary schedules.



This page intentionally left blank.

NONMAJOR GOVERNMENTAL FUNDS

SPECIAL REVENUE FUNDS

Special Revenue Funds account for the proceeds of specific revenue sources (other than expendable trusts and major capital projects) that are legally restricted for specific purposes as described below.

Housing Assistance Fund accounts for grant funds received to provide affordable housing for low income households.

Police Forfeitures Fund accounts for funds associated with Municipal, State and Federal seizures. Revenues are split between State and Federal forfeitures, each having their own rules and restrictions as to how the funds may be spent.

Police Education Fund accounts for funds created by Criminal Justice Education Funding. Revenue is set aside to fund criminal justice education programs and training courses which include basic recruit, officer, and agency support personnel training.

Discretionary Sales Tax Fund accounts for income received from Lake County's Local Government Infrastructure Surtax, which are restricted for specific uses. Those uses include: public facility construction, reconstruction, and improvement; fire, police, and emergency vehicles and equipment to outfit such; and emergency shelters.

Gas Tax Fund accounts for income associated with the Ninth-cent Fuel Tax, Local Option Fuel Tax, and Revenue Sharing Gas Tax, which are restricted for specific uses. Those uses include: construction, reconstruction and maintenance of roads, streets, bicycle and pedestrian pathways. Funds may also be used for utility relocation.

Police Impact Fee Fund accounts for Municipal Impact Fees collected on land developed within the City, for the provision of Municipal Services Capital Facilities related to police services, due to a new development.

Fire Impact Fee Fund accounts for Municipal Impact Fees collected on land developed within the City, for the provision of Municipal Services Capital Facilities related to fire services, due to a new development.

Recreation Impact Fee Fund accounts for Municipal Impact Fees collected on land developed within the City, for the provision of Municipal Services Capital Facilities related to recreation services, due to a new development.

Building Permits Fund accounts for the cost of building permit and inspection services, through the dedicated revenues generated in providing these services.

DEBT SERVICE FUND

Debt Service Fund accounts for the accumulation of resources for, and the payment of, interest and principal on most general governmental obligations.

**CITY OF LEESBURG, FLORIDA
COMBINING BALANCE SHEET
NONMAJOR GOVERNMENTAL FUNDS
SEPTEMBER 30, 2019**

	Special Revenue Funds				
	Housing Assistance Fund	Police Forfeitures Fund	Police Education Fund	Discretionary Sales Tax Fund	Gas Tax Fund
Assets					
Pooled Cash and Investments	\$ 435,115	\$ 88,601	\$ 3,999	\$ 458,927	\$ 190,812
Cash with Fiscal Agent	-	-	-	-	-
Accounts Receivables, Net	22,570	-	-	-	-
Due from Other Governments	-	-	430	146,190	70,446
Total Assets	<u>\$ 457,685</u>	<u>\$ 88,601</u>	<u>\$ 4,429</u>	<u>\$ 605,117</u>	<u>\$ 261,258</u>
Liabilities and Fund Balances					
Liabilities					
Accounts Payable	\$ 2,411	\$ -	\$ -	\$ -	\$ -
Due to Other Funds	-	-	-	-	-
Due to Other Governments	-	-	-	-	-
Accrued Salaries	2,488	-	-	-	-
Deposits	6,391	-	-	-	-
Total Liabilities	<u>11,290</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Fund Balances					
Restricted for:					
Debt Service	-	-	-	-	-
Special Revenue Funds	446,395	88,601	4,429	605,117	261,258
Total Fund Balances	<u>446,395</u>	<u>88,601</u>	<u>4,429</u>	<u>605,117</u>	<u>261,258</u>
Total Liabilities and Fund Balances	<u>\$ 457,685</u>	<u>\$ 88,601</u>	<u>\$ 4,429</u>	<u>\$ 605,117</u>	<u>\$ 261,258</u>

Special Revenue Funds				Debt Service	Total Nonmajor Governmental Funds
Police Impact Fee Fund	Fire Impact Fee Fund	Recreation Impact Fee Fund	Building Permits Fund	Debt Service Fund	
\$ 315,572	\$ 5,774	\$ 161,143	\$ 2,445,155	\$ -	\$ 4,105,098
-	-	-	-	1,226,363	1,226,363
-	-	-	-	-	22,570
-	-	-	-	-	217,066
<u>\$ 315,572</u>	<u>\$ 5,774</u>	<u>\$ 161,143</u>	<u>\$ 2,445,155</u>	<u>\$ 1,226,363</u>	<u>\$ 5,571,097</u>
\$ -	\$ -	\$ -	\$ 43,545	\$ -	\$ 45,956
-	-	-	-	42,850	42,850
-	-	-	30,502	-	30,502
-	-	-	27,708	-	30,196
-	-	-	-	-	6,391
-	-	-	101,755	42,850	155,895
-	-	-	-	1,183,513	1,183,513
315,572	5,774	161,143	2,343,400	-	4,231,689
<u>315,572</u>	<u>5,774</u>	<u>161,143</u>	<u>2,343,400</u>	<u>1,183,513</u>	<u>5,415,202</u>
<u>\$ 315,572</u>	<u>\$ 5,774</u>	<u>\$ 161,143</u>	<u>\$ 2,445,155</u>	<u>\$ 1,226,363</u>	<u>\$ 5,571,097</u>

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
NONMAJOR GOVERNMENTAL FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Special Revenue Funds				
	Housing Assistance Fund	Police Forfeitures Fund	Police Education Fund	Discretionary Sales Tax Fund	Gas Tax Fund
Revenues					
Taxes	\$ -	\$ -	\$ -	\$ 2,123,574	\$ 612,835
Licenses, Permits, and Assessments	-	-	-	-	-
Intergovernmental	-	-	-	-	182,512
Fines and Forfeitures	-	25,145	6,640	-	-
Impact Fees	-	-	-	-	-
Miscellaneous:					
Interest	13,428	2,035	65	5,072	9,308
Other	97,989	-	-	-	-
Total Revenues	<u>111,417</u>	<u>27,180</u>	<u>6,705</u>	<u>2,128,646</u>	<u>804,655</u>
Expenditures					
Current:					
Public Safety	-	4,400	5,680	-	-
Economic Environment	137,323	-	-	-	-
Debt Service:					
Principal Payments	-	-	-	-	-
Interest and Fees	-	-	-	-	-
Capital Outlay	-	-	-	-	-
Total Expenditures	<u>137,323</u>	<u>4,400</u>	<u>5,680</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(25,906)</u>	<u>22,780</u>	<u>1,025</u>	<u>2,128,646</u>	<u>804,655</u>
Other Financing Sources (Uses)					
Sale of Capital Assets	-	-	-	-	-
Transfers from Other Funds	-	-	-	190,378	-
Transfers to Other Funds	-	-	-	(1,713,907)	(799,168)
Total Other Financing Sources (Uses)	<u>-</u>	<u>-</u>	<u>-</u>	<u>(1,523,529)</u>	<u>(799,168)</u>
Net Change in Fund Balance	(25,906)	22,780	1,025	605,117	5,487
Fund Balance, Beginning of Year	472,301	65,821	3,404	-	255,771
Fund Balance, End of Year	<u>\$ 446,395</u>	<u>\$ 88,601</u>	<u>\$ 4,429</u>	<u>\$ 605,117</u>	<u>\$ 261,258</u>

Special Revenue Funds				Debt Service	
Police Impact Fee Fund	Fire Impact Fee Fund	Recreation Impact Fee Fund	Building Permits Fund	Debt Service Fund	Total Nonmajor Governmental Funds
\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,736,409
-	-	-	1,097,464	-	1,097,464
-	-	-	-	-	182,512
-	-	-	-	-	31,785
93,010	2,350	80,274	-	-	175,634
7,260	129	3,455	60,541	-	101,293
-	-	-	-	-	97,989
<u>100,270</u>	<u>2,479</u>	<u>83,729</u>	<u>1,158,005</u>	<u>-</u>	<u>4,423,086</u>
-	-	-	798,066	-	808,146
-	-	-	-	-	137,323
-	-	-	-	851,417	851,417
-	-	-	-	679,389	679,389
-	-	-	40,777	-	40,777
-	-	-	<u>838,843</u>	<u>1,530,806</u>	<u>2,517,052</u>
<u>100,270</u>	<u>2,479</u>	<u>83,729</u>	<u>319,162</u>	<u>(1,530,806)</u>	<u>1,906,034</u>
-	-	-	1,123	-	1,123
-	-	-	17,920	1,548,449	1,756,747
<u>(7,180)</u>	<u>(100)</u>	<u>(28,600)</u>	<u>-</u>	<u>-</u>	<u>(2,548,955)</u>
<u>(7,180)</u>	<u>(100)</u>	<u>(28,600)</u>	<u>19,043</u>	<u>1,548,449</u>	<u>(791,085)</u>
93,090	2,379	55,129	338,205	17,643	1,114,949
<u>222,482</u>	<u>3,395</u>	<u>106,014</u>	<u>2,005,195</u>	<u>1,165,870</u>	<u>4,300,253</u>
<u>\$ 315,572</u>	<u>\$ 5,774</u>	<u>\$ 161,143</u>	<u>\$ 2,343,400</u>	<u>\$ 1,183,513</u>	<u>\$ 5,415,202</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
CAPITAL PROJECTS FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual Amounts</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Intergovernmental	\$ 1,662,500	\$ 151,657	\$ (1,510,843)
Miscellaneous:			
Interest	-	320,067	320,067
Total Revenues	<u>1,662,500</u>	<u>471,724</u>	<u>(1,190,776)</u>
Expenditures			
Current:			
General Government	11,372,125	7,583,718	3,788,407
Transportation	3,014,206	546,638	2,467,568
Culture and Recreation	2,992,046	341,628	2,650,418
Total Expenditures	<u>17,378,377</u>	<u>8,471,984</u>	<u>8,906,393</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(15,715,877)</u>	<u>(8,000,260)</u>	<u>7,715,617</u>
Other Financing Sources (Uses)			
Transfers from Other Funds	2,152,917	2,152,919	2
Fund Balance Appropriated	13,562,960	-	(13,562,960)
Total Other Financing Sources (Uses)	<u>15,715,877</u>	<u>2,152,919</u>	<u>(13,562,958)</u>
Net Change in Fund Balance	-	(5,847,341)	(5,847,341)
Fund Balance, Beginning of Year	-	13,579,032	13,579,032
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 7,731,691</u>	<u>\$ 7,731,691</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
HOUSING ASSISTANCE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Miscellaneous:			
Interest	\$ 5,500	\$ 13,428	\$ 7,928
Other	104,680	97,989	(6,691)
Total Revenues	<u>110,180</u>	<u>111,417</u>	<u>1,237</u>
Expenditures			
Current:			
Economic Environment	138,026	137,323	703
Total Expenditures	<u>138,026</u>	<u>137,323</u>	<u>703</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(27,846)</u>	<u>(25,906)</u>	<u>1,940</u>
Other Financing Sources (Uses)			
Fund Balance Appropriated	27,846	-	(27,846)
Total Other Financing Sources (Uses)	<u>27,846</u>	<u>-</u>	<u>(27,846)</u>
Net Change in Fund Balance	-	(25,906)	(25,906)
Fund Balance, Beginning of Year	-	472,301	472,301
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 446,395</u>	<u>\$ 446,395</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
POLICE FORFEITURES FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Final Budget	Actual	Variance With Final Budget Positive (Negative)
Revenues			
Fines and Forfeitures	\$ -	\$ 25,145	\$ 25,145
Miscellaneous:			
Interest	-	2,035	2,035
Total Revenues	<u>-</u>	<u>27,180</u>	<u>27,180</u>
Expenditures			
Current:			
Public Safety	7,018	4,400	2,618
Total Expenditures	<u>7,018</u>	<u>4,400</u>	<u>2,618</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(7,018)</u>	<u>22,780</u>	<u>29,798</u>
Other Financing Sources (Uses)			
Fund Balance Appropriated	7,018	-	(7,018)
Total Other Financing Sources (Uses)	<u>7,018</u>	<u>-</u>	<u>(7,018)</u>
Net Change in Fund Balance	-	22,780	22,780
Fund Balance, Beginning of Year	<u>-</u>	<u>65,821</u>	<u>65,821</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 88,601</u>	<u>\$ 88,601</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
POLICE EDUCATION FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Fines and Forfeitures	\$ -	\$ 6,640	\$ 6,640
Interest	-	65	65
Total Revenues	<u>-</u>	<u>6,705</u>	<u>6,705</u>
Expenditures			
Current:			
Public Safety	5,000	5,680	(680)
Total Expenditures	<u>5,000</u>	<u>5,680</u>	<u>(680)</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(5,000)</u>	<u>1,025</u>	<u>6,025</u>
Other Financing Sources (Uses)			
Fund Balance Appropriated	5,000	-	(5,000)
Total Other Financing Sources (Uses)	<u>5,000</u>	<u>-</u>	<u>(5,000)</u>
Net Change in Fund Balance	-	1,025	1,025
Fund Balance, Beginning of Year	<u>-</u>	<u>3,404</u>	<u>3,404</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 4,429</u>	<u>\$ 4,429</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
DISCRETIONARY SALES TAX FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Taxes	\$ 2,427,231	\$ 2,123,574	\$ (303,657)
Interest	-	5,072	5,072
Total Revenues	<u>2,427,231</u>	<u>2,128,646</u>	<u>(298,585)</u>
Expenditures	-	-	-
Total Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>2,427,231</u>	<u>2,128,646</u>	<u>(298,585)</u>
Other Financing Sources (Uses)			
Transfers from Other Funds	-	190,378	190,378
Transfers to Other Funds	(2,483,732)	(1,713,907)	769,825
Fund Balance Appropriated	56,501	-	(56,501)
Total Other Financing Sources (Uses)	<u>(2,427,231)</u>	<u>(1,523,529)</u>	<u>903,702</u>
Net Change in Fund Balance	-	605,117	605,117
Fund Balance, Beginning of Year	<u>-</u>	<u>-</u>	<u>-</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 605,117</u>	<u>\$ 605,117</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
GAS TAX FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Taxes	\$ 597,011	\$ 612,835	\$ 15,824
Intergovernmental	202,156	182,512	(19,644)
Miscellaneous:			
Interest	-	9,308	9,308
Total Revenues	<u>799,167</u>	<u>804,655</u>	<u>5,488</u>
Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Total Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>799,167</u>	<u>804,655</u>	<u>5,488</u>
Other Financing Sources (Uses)			
Transfers to Other Funds	<u>(799,167)</u>	<u>(799,168)</u>	<u>(1)</u>
Total Other Financing Sources (Uses)	<u>(799,167)</u>	<u>(799,168)</u>	<u>(1)</u>
Net Change in Fund Balance	-	5,487	5,487
Fund Balance, Beginning of Year	<u>-</u>	<u>255,771</u>	<u>255,771</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 261,258</u>	<u>\$ 261,258</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
POLICE IMPACT FEE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Impact Fees	\$ -	\$ 93,010	\$ 93,010
Miscellaneous:			
Interest	-	7,260	7,260
Total Revenues	<u>-</u>	<u>100,270</u>	<u>100,270</u>
Expenditures			
Current:			
Public Safety	5,000	-	5,000
Total Expenditures	<u>5,000</u>	<u>-</u>	<u>5,000</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(5,000)</u>	<u>100,270</u>	<u>105,270</u>
Other Financing Sources (Uses)			
Transfers to Other Funds	-	(7,180)	(7,180)
Fund Balance Appropriated	5,000	-	(5,000)
Total Other Financing Sources (Uses)	<u>5,000</u>	<u>(7,180)</u>	<u>(12,180)</u>
Net Change in Fund Balance	-	93,090	93,090
Fund Balance, Beginning of Year	<u>-</u>	<u>222,482</u>	<u>222,482</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 315,572</u>	<u>\$ 315,572</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
FIRE IMPACT FEE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	Final Budget	Actual	Variance With Final Budget Positive (Negative)
Revenues			
Impact Fees	\$ -	\$ 2,350	\$ 2,350
Miscellaneous:			
Interest	-	129	129
Total Revenues	<u>-</u>	<u>2,479</u>	<u>2,479</u>
Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Total Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>-</u>	<u>2,479</u>	<u>2,479</u>
Other Financing Sources (Uses)			
Transfers to Other Funds	-	(100)	(100)
Total Other Financing Sources (Uses)	<u>-</u>	<u>(100)</u>	<u>(100)</u>
Net Change in Fund Balance	-	2,379	2,379
Fund Balance, Beginning of Year	<u>-</u>	<u>3,395</u>	<u>3,395</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 5,774</u>	<u>\$ 5,774</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
RECREATION IMPACT FEE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Impact Fees	\$ -	\$ 80,274	\$ 80,274
Miscellaneous:			
Interest	-	3,455	3,455
Total Revenues	<u>-</u>	<u>83,729</u>	<u>83,729</u>
Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Total Expenditures	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>-</u>	<u>83,729</u>	<u>83,729</u>
Other Financing Sources (Uses)			
Transfers to Other Funds	(25,000)	(28,600)	(3,600)
Fund Balance Appropriated	25,000	-	(25,000)
Total Other Financing Sources (Uses)	<u>-</u>	<u>(28,600)</u>	<u>(28,600)</u>
Net Change in Fund Balance	-	55,129	55,129
Fund Balance, Beginning of Year	<u>-</u>	<u>106,014</u>	<u>106,014</u>
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 161,143</u>	<u>\$ 161,143</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
BUILDING PERMITS FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Revenues			
Licenses, Permits, and Assessments	\$ 974,000	\$ 1,097,464	\$ 123,464
Charges for Services	2,000	-	(2,000)
Miscellaneous:			
Interest	10,000	60,541	50,541
Total Revenues	<u>986,000</u>	<u>1,158,005</u>	<u>172,005</u>
Expenditures			
Current:			
Public Safety	966,600	798,066	168,534
Capital Outlay	36,000	40,777	(4,777)
Total Expenditures	<u>1,002,600</u>	<u>838,843</u>	<u>163,757</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(16,600)</u>	<u>319,162</u>	<u>335,762</u>
Other Financing Sources (Uses)			
Sale of Capital Assets	-	1,123	1,123
Transfers from Other Funds	16,600	17,920	1,320
Total Other Financing Sources (Uses)	<u>16,600</u>	<u>19,043</u>	<u>2,443</u>
Net Change in Fund Balance	-	338,205	338,205
Fund Balance, Beginning of Year	-	2,005,195	2,005,195
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 2,343,400</u>	<u>\$ 2,343,400</u>

CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES AND EXPENDITURES - BUDGET AND ACTUAL
DEBT SERVICE FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>Final Budget</u>	<u>Actual</u>	<u>Variance With Final Budget Positive (Negative)</u>
Expenditures			
Debt Service:			
Principal Payments	\$ 884,617	\$ 851,417	\$ 33,200
Interest and Fees	663,832	679,389	(15,557)
Total Expenditures	<u>1,548,449</u>	<u>1,530,806</u>	<u>17,643</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(1,548,449)</u>	<u>(1,530,806)</u>	<u>17,643</u>
Other Financing Sources (Uses)			
Transfers from Other Funds	1,548,449	1,548,449	-
Total Other Financing Sources (Uses)	<u>1,548,449</u>	<u>1,548,449</u>	<u>-</u>
Net Change in Fund Balance	-	17,643	17,643
Fund Balance, Beginning of Year	-	1,165,870	1,165,870
Fund Balance, End of Year	<u>\$ -</u>	<u>\$ 1,183,513</u>	<u>\$ 1,183,513</u>



This page intentionally left blank.



This page intentionally left blank.

NONMAJOR ENTERPRISE FUNDS

Enterprise Funds account for operations that are financed and operated in a manner similar to private business enterprises where the costs of providing goods or services to the general public are recovered primarily through user charges; or where the City has decided that determination of net income is appropriate for capital maintenance, public policy, management control, accountability or other purposes. Individual nonmajor enterprise funds are described below.

Stormwater Fund accounts for the costs associated with the management, construction, maintenance, protections, control, regulation, use, and enhancement of stormwater systems and programs within City limits.

Solid Waste Fund accounts for the City's solid waste disposal and reduction needs, including residential and commercial collection, curbside recycling collection, yard waste collection, and postclosure monitoring of the closed landfill.

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF NET POSITION
NONMAJOR ENTERPRISE FUNDS
SEPTEMBER 30, 2019

	Business-type Activities - Enterprise Funds		Total Nonmajor Enterprise Funds
	Stormwater Fund	Solid Waste Fund	
Assets			
Current Assets:			
Pooled Cash and Investments	\$ 3,111,373	\$ 2,626,831	\$ 5,738,204
Restricted Pooled Cash and Investments:			
Customer Deposits Account	-	3,160	3,160
Receivables:			
Customer Accounts, Unbilled	85,529	240,747	326,276
Customer Accounts, Billed	116,173	314,841	431,014
(Allowance for Doubtful Accounts)	(19,162)	(47,118)	(66,280)
Due from Other Governments	10,700	146,810	157,510
Total Current Assets	3,304,613	3,285,271	6,589,884
Noncurrent Assets:			
Property, Plant and Equipment:			
Land	730,887	28,700	759,587
Buildings	-	13,856	13,856
Improvements Other Than Buildings	13,324,565	191,691	13,516,256
Machinery and Equipment	80,187	139,726	219,913
Less Accumulated Depreciation and Amortization	(4,220,467)	(305,095)	(4,525,562)
Construction in Progress	284,596	-	284,596
Total Property, Plant and Equipment	10,199,768	68,878	10,268,646
Total Noncurrent Assets	10,199,768	68,878	10,268,646
Total Assets	13,504,381	3,354,149	16,858,530
Deferred Outflows of Resources			
Deferred Outflows-Pension Related	7,060	30,654	37,714
Deferred Outflows: OPEB	13,327	42,648	55,975
Total Deferred Outflows of Resources	20,387	73,302	93,689

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF NET POSITION
NONMAJOR ENTERPRISE FUNDS
SEPTEMBER 30, 2019

	Business-type Activities - Enterprise Funds		Total Nonmajor Enterprise Funds
	Stormwater Fund	Solid Waste Fund	
Liabilities			
Current Liabilities:			
Accounts and Retainage Payable	\$ 118,595	\$ 46,295	\$ 164,890
Due to Other Governments	-	777	777
Other Accrued Expenses	14,354	42,842	57,196
Compensated Absences	6,783	49,387	56,170
Other Postemployment Benefits	6,103	19,531	25,634
	<u>145,835</u>	<u>158,832</u>	<u>304,667</u>
Current Liabilities Payable from Restricted Assets:			
Customer Deposits	-	3,160	3,160
Total Current Liabilities Payable from Restricted Assets	-	3,160	3,160
Total Current Liabilities	<u>145,835</u>	<u>161,992</u>	<u>307,827</u>
Noncurrent Liabilities:			
Compensated Absences	5,550	40,407	45,957
Other Postemployment Benefits	309,419	990,139	1,299,558
Net Pension Liability	36,864	160,053	196,917
Total Noncurrent Liabilities	<u>351,833</u>	<u>1,190,599</u>	<u>1,542,432</u>
Total Liabilities	<u>497,668</u>	<u>1,352,591</u>	<u>1,850,259</u>
Deferred Inflows of Resources			
Deferred Inflows-Pension Related	1,262	5,481	6,743
Deferred Inflows: OPEB	41,659	133,309	174,968
Total Deferred Inflows of Resources	<u>42,921</u>	<u>138,790</u>	<u>181,711</u>
Net Position			
Net Investment in Capital Assets	10,118,035	68,878	10,186,913
Unrestricted	2,866,144	1,867,192	4,733,336
Total Net Position	<u>\$ 12,984,179</u>	<u>\$ 1,936,070</u>	<u>\$ 14,920,249</u>



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF REVENUES, EXPENSES,
AND CHANGES IN FUND NET POSITION
NONMAJOR ENTERPRISE FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

	Business-type Activities - Enterprise Funds		Total Nonmajor Enterprise Funds
	Stormwater Fund	Solid Waste Fund	
Operating Revenues			
Charges for Services	\$ 1,556,073	\$ 4,259,799	\$ 5,815,872
Other	13,861	56,356	70,217
Total Operating Revenues	<u>1,569,934</u>	<u>4,316,155</u>	<u>5,886,089</u>
Operating Expenses			
Personal Services	367,380	968,581	1,335,961
Supplies and Materials	58,185	417,793	475,978
Maintenance Costs	115,869	397,461	513,330
Contracted Services	1,031,364	888,261	1,919,625
Other Services and Charges	333,226	720,907	1,054,133
Depreciation and Amortization	259,018	13,427	272,445
Total Operating Expenses	<u>2,165,042</u>	<u>3,406,430</u>	<u>5,571,472</u>
Operating Income (Loss)	<u>(595,108)</u>	<u>909,725</u>	<u>314,617</u>
Nonoperating Revenues			
Investment Income	91,159	60,654	151,813
Other Nonoperating Income	249	-	249
Grants	-	345,014	345,014
Total Nonoperating Revenues	<u>91,408</u>	<u>405,668</u>	<u>497,076</u>
Income (Loss) Before Capital Contributions and Transfers	<u>(503,700)</u>	<u>1,315,393</u>	<u>811,693</u>
Transfers and Capital Contributions			
Transfers to Other Funds	-	(403,428)	(403,428)
Total Transfers and Capital Contributions	<u>-</u>	<u>(403,428)</u>	<u>(403,428)</u>
Change in Net Position	(503,700)	911,965	408,265
Net Position, Beginning of Year	<u>13,487,879</u>	<u>1,024,105</u>	<u>14,511,984</u>
Net Position, End of Year	<u>\$ 12,984,179</u>	<u>\$ 1,936,070</u>	<u>\$ 14,920,249</u>

**CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF CASH FLOWS
NONMAJOR ENTERPRISE FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

	Business-type Activities - Enterprise Funds		
	Stormwater Fund	Solid Waste	Total Nonmajor Enterprise Funds
Cash Flows from Operating Activities			
Receipts from Customers and Users	\$ 1,564,955	\$ 4,283,245	\$ 5,848,200
Payments to Suppliers for Goods and Services	(1,520,325)	(2,416,392)	(3,936,717)
Cash Paid to Employees for Services	(312,292)	(1,044,750)	(1,357,042)
Net Cash Provided by (Used in) Operating Activities	<u>(267,662)</u>	<u>822,103</u>	<u>554,441</u>
Cash Flows from Noncapital Financing Activities			
Transfers to Other Funds	-	(403,428)	(403,428)
Non-Capital Grant Proceeds	-	198,204	198,204
Net Cash Provided by (Used in) Noncapital Financing Activities	<u>-</u>	<u>(205,224)</u>	<u>(205,224)</u>
Cash Flows from Capital and Related Financing Activities			
Acquisition and Construction of Capital Assets	(286,401)	-	(286,401)
Proceeds from the Disposition of Capital Assets	249	-	249
Net Cash Provided by (Used in) Capital and Related Financing Activities	<u>(286,152)</u>	<u>-</u>	<u>(286,152)</u>
Cash Flows from Investing Activities			
Interest Received	91,159	60,654	151,813
Net Cash Provided by (Used in) Investing Activities	<u>91,159</u>	<u>60,654</u>	<u>151,813</u>
Net Increase (Decrease) in Cash and Cash Equivalents	(462,655)	677,533	214,878
Cash and Cash Equivalents, Beginning of Year	3,574,028	1,952,458	5,526,486
Cash and Cash Equivalents, End of Year	<u>\$ 3,111,373</u>	<u>\$ 2,629,991</u>	<u>\$ 5,741,364</u>

**CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF CASH FLOWS
NONMAJOR ENTERPRISE FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

	<u>Business-type Activities - Enterprise Funds</u>		
	<u>Stormwater Fund</u>	<u>Solid Waste</u>	<u>Total Nonmajor Enterprise Funds</u>
<u>Reconciliation of Cash and Cash Equivalents to Balance Sheet</u>			
Total Unrestricted Equity in Pooled Cash and Cash Equivalents	\$ 3,111,373	\$ 2,626,831	\$ 5,738,204
Total Restricted Equity in Pooled Cash and Cash Equivalents	-	3,160	3,160
Total Cash and Cash Equivalents, End of Year	\$ 3,111,373	\$ 2,629,991	\$ 5,741,364
<u>Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities</u>			
Operating Income (Loss)	\$ (595,108)	\$ 909,725	\$ 314,617
Adjustments to Reconcile Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities:			
Depreciation and Amortization	259,018	13,427	272,445
Decrease (Increase) in Assets:			
Customer Accounts (Net of Allowances)	(4,979)	(32,035)	(37,014)
Decrease (Increase) in Deferred Outflows:			
Pension	(7,060)	(30,654)	(37,714)
OPEB	(3,035)	(1,482)	(4,517)
Increase (Decrease) in Liabilities:			
Accounts Payable	18,319	8,009	26,328
Due to Other Governments	-	21	21
Accrued Expenses	2,043	(64)	1,979
Other Postemployment Benefits Liability	39,439	(94,662)	(55,223)
Net Pension Liability	8,663	41,877	50,540
Other Liabilities	4,464	774	5,238
Increase (Decrease) in Deferred Inflows:			
Pension	(10,471)	(43,686)	(54,157)
OPEB	21,045	50,853	71,898
Net Cash Provided by (Used in) Operating Activities	\$ (267,662)	\$ 822,103	\$ 554,441



This page intentionally left blank.

INTERNAL SERVICE FUNDS

Internal Service Funds account for the financing of goods and services provided by one City department or agency to other City departments or agencies on a cost-reimbursement basis. Descriptions of individual funds in this category are presented below.

General Employees' Health Insurance accounts for the employee welfare benefit maintained by the City that provides medical care for participants through insurance and directly through the Wellness Center.

Workers' Compensation Insurance accounts for the employee welfare benefit which provides coverage of medical and rehabilitation costs and lost wages for employees injured at work.

Risk Management accounts for the costs of liability, property and casualty, automobile, public official, and employment practices insurance.

Fleet Maintenance accounts for the purchase and maintenance of all City vehicles.

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF NET POSITION
INTERNAL SERVICE FUNDS
SEPTEMBER 30, 2019

	General Employees' Health Insurance	Workers' Compensation Insurance	Risk Management	Fleet Maintenance	Total
Assets					
Current Assets:					
Pooled Cash and Investments	\$ 1,770,631	\$ 2,112,885	\$ 157,216	\$ 4,172,240	\$ 8,212,972
Miscellaneous Receivables	173,459	30,266	-	-	203,725
Inventories	-	-	-	605,948	605,948
Total Current Assets	1,944,090	2,143,151	157,216	4,778,188	9,022,645
Noncurrent Assets:					
Property, Plant and Equipment:					
Buildings	-	-	-	564,988	564,988
Improvements Other Than Buildings	-	-	-	148,127	148,127
Machinery and Equipment	-	-	-	21,855,616	21,855,616
Less Accumulated Depreciation and Amortization	-	-	-	(16,685,035)	(16,685,035)
Construction in Progress	-	-	-	133,960	133,960
Total Property, Plant and Equipment	-	-	-	6,017,656	6,017,656
Total Assets	1,944,090	2,143,151	157,216	10,795,844	15,040,301
Deferred Outflows of Resources					
Deferred Outflows-Pension Related	-	-	-	13,389	13,389
Deferred Outflows: OPEB	-	-	-	21,324	21,324
Total Deferred Outflows of Resources	-	-	-	34,713	34,713
Liabilities					
Current Liabilities:					
Accounts and Retainage Payable	398,788	2,598	-	160,371	561,757
Other Accrued Expenses	3,100	1,978	-	21,684	26,762
Claims Payable	313,021	565,713	-	-	878,734
Compensated Absences	-	-	-	24,682	24,682
Other Postemployment Benefits	-	-	-	9,766	9,766
Total Current Liabilities	714,909	570,289	-	216,503	1,501,701
Noncurrent Liabilities:					
Claims Payable	-	1,050,611	-	-	1,050,611
Compensated Absences	-	-	-	20,194	20,194
Other Postemployment Benefits	-	-	-	495,069	495,069
Net Pension Liability	-	-	-	69,910	69,910
Total Noncurrent Liabilities	-	1,050,611	-	585,173	1,635,784
Total Liabilities	714,909	1,620,900	-	801,676	3,137,485
Deferred Inflows of Resources					
Deferred Inflows-Pension Related	-	-	-	2,394	2,394
Deferred Inflows: OPEB	-	-	-	66,654	66,654
Total Deferred Inflows of Resources	-	-	-	69,048	69,048
Net Position					
Net Investment in Capital Assets	-	-	-	5,968,611	5,968,611
Unrestricted	1,229,181	522,251	157,216	3,991,222	5,899,870
Total Net Position	\$ 1,229,181	\$ 522,251	\$ 157,216	\$ 9,959,833	\$ 11,868,481

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF REVENUES, EXPENSES,
AND CHANGES IN FUND NET POSITION
INTERNAL SERVICE FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	General Employees' Health Insurance	Workers' Compensation Insurance	Risk Management	Fleet Maintenance	Total
Operating Revenues					
Charges for Services	\$ 6,568,452	\$ 632,441	\$ 678,884	\$ 2,561,747	\$ 10,441,524
Other	403,353	15,110	-	-	418,463
Total Operating Revenues	<u>6,971,805</u>	<u>647,551</u>	<u>678,884</u>	<u>2,561,747</u>	<u>10,859,987</u>
Operating Expenses					
Personal Services	49,517	31,446	-	475,251	556,214
Supplies and Materials	147,255	-	-	23,820	171,075
Maintenance Costs	3,644	-	-	671,561	675,205
Contracted Services	912,090	60,455	-	10,681	983,226
Other Services and Charges	8,867	-	-	38,279	47,146
Depreciation and Amortization	-	-	-	1,133,139	1,133,139
Claims Expense	5,309,569	423,147	-	-	5,732,716
Insurance Premiums	401,853	123,276	693,990	-	1,219,119
Total Operating Expenses	<u>6,832,795</u>	<u>638,324</u>	<u>693,990</u>	<u>2,352,731</u>	<u>10,517,840</u>
Operating Income (Loss)	<u>139,010</u>	<u>9,227</u>	<u>(15,106)</u>	<u>209,016</u>	<u>342,147</u>
Nonoperating Revenues					
Investment Income	41,686	53,572	4,261	116,690	216,209
Gain (Loss) on Sale of Assets	-	-	-	100,391	100,391
Total Nonoperating Revenues	<u>41,686</u>	<u>53,572</u>	<u>4,261</u>	<u>217,081</u>	<u>316,600</u>
Income (Loss) Before Capital Contributions and Transfers	<u>180,696</u>	<u>62,799</u>	<u>(10,845)</u>	<u>426,097</u>	<u>658,747</u>
Transfers and Capital Contributions					
Capital Contributions	-	-	-	197,232	197,232
Transfers from Other Funds	-	-	-	487,865	487,865
Transfers to Other Funds	-	-	-	(479,308)	(479,308)
Total Transfers and Capital Contributions	<u>-</u>	<u>-</u>	<u>-</u>	<u>205,789</u>	<u>205,789</u>
Change in Net Position	<u>180,696</u>	<u>62,799</u>	<u>(10,845)</u>	<u>631,886</u>	<u>864,536</u>
Total Net Position, Beginning of Year	<u>1,048,485</u>	<u>459,452</u>	<u>168,061</u>	<u>9,327,947</u>	<u>11,003,945</u>
Total Net Position, End of Year	<u>\$ 1,229,181</u>	<u>\$ 522,251</u>	<u>\$ 157,216</u>	<u>\$ 9,959,833</u>	<u>\$ 11,868,481</u>

CITY OF LEESBURG, FLORIDA
COMBINING STATEMENT OF CASH FLOWS
INTERNAL SERVICE FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019

	<u>General Employees' Health Insurance</u>	<u>Workers' Compensation Insurance</u>	<u>Risk Management</u>	<u>Fleet Maintenance</u>	<u>Total</u>
Cash Flows from Operating Activities					
Receipts from Customers and Users	\$ 6,560,780	\$ 629,579	\$ 678,884	\$ 2,561,747	\$ 10,430,990
Cash Paid to Suppliers for Goods and Services	(1,472,343)	(186,546)	(693,995)	(710,490)	(3,063,374)
Cash Paid for Insurance Claims	(4,860,118)	(304,162)	-	-	(5,164,280)
Cash Paid to Employees for Services	(67,586)	(40,055)	-	(508,272)	(615,913)
Net Cash Provided by (Used in) Operating Activities	<u>160,733</u>	<u>98,816</u>	<u>(15,111)</u>	<u>1,342,985</u>	<u>1,587,423</u>
Cash Flows from Noncapital Financing Activities					
Transfers from Other Funds	-	-	-	479,308	479,308
Transfers to Other Funds	-	-	-	(479,308)	(479,308)
Net Cash Provided by (Used in) Noncapital Financing Activities	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Cash Flows from Capital and Related Financing Activities					
Acquisition and Construction of Capital Assets	-	-	-	(1,816,417)	(1,816,417)
Proceeds from the Disposition of Capital Assets	-	-	-	118,084	118,084
Net Cash Provided by (Used in) Capital and Related Financing Activities	<u>-</u>	<u>-</u>	<u>-</u>	<u>(1,698,333)</u>	<u>(1,698,333)</u>
Cash Flows from Investing Activities					
Interest Received	41,686	53,572	4,261	116,690	216,209
Net Cash Flows from Investing Activities	<u>41,686</u>	<u>53,572</u>	<u>4,261</u>	<u>116,690</u>	<u>216,209</u>
Net Increase (Decrease) in Cash and Cash Equivalents	202,419	152,388	(10,850)	(238,658)	105,299
Cash and Cash Equivalents, Beginning of Year	<u>1,568,212</u>	<u>1,960,497</u>	<u>168,066</u>	<u>4,410,898</u>	<u>8,107,673</u>
Cash and Cash Equivalents, End of Year	<u>\$ 1,770,631</u>	<u>\$ 2,112,885</u>	<u>\$ 157,216</u>	<u>\$ 4,172,240</u>	<u>\$ 8,212,972</u>
<u>Reconciliation of Operating Income (Loss) to Cash Provided by (Used in) Operating Activities</u>					
Operating Income (Loss)	\$ 139,010	\$ 9,227	\$ (15,106)	\$ 209,016	\$ 342,147
Adjustment to Reconcile Operating Income to Cash Flows Provided by (Used in) Operating Activities:					
Depreciation	-	-	-	1,133,139	1,133,139
Decrease (Increase) in Miscellaneous Receivables	(7,672)	(2,862)	-	-	(10,534)
Decrease (Increase) in Inventory	-	-	-	28,114	28,114
Decrease (Increase) in Deferred Outflows: Pension	-	-	-	(13,389)	(13,389)
Decrease (Increase) in Deferred Outflows: OPEB	-	-	-	(741)	(741)
Increase (Decrease) in Accounts Payable	29,987	(2,815)	(5)	5,737	32,904
Increase (Decrease) in Accrued Expenses	260	557	-	3,409	4,226
Increase (Decrease) in Claims Payable	17,477	103,875	-	-	121,352
Increase (Decrease) in OPEB	-	-	-	(47,331)	(47,331)
Increase (Decrease) in Net Pension Liability	(12,944)	(6,473)	-	16,758	(2,659)
Increase (Decrease) in Other Liabilities	-	-	-	2,567	2,567
Increase (Decrease) in Deferred Inflows: Pension	(5,385)	(2,693)	-	(19,720)	(27,798)
Increase (Decrease) in Deferred Inflows: OPEB	-	-	-	25,426	25,426
Net Cash Provided by (Used in) Operating Activities	<u>\$ 160,733</u>	<u>\$ 98,816</u>	<u>\$ (15,111)</u>	<u>\$ 1,342,985</u>	<u>\$ 1,587,423</u>

COMMUNITY REDEVELOPMENT AGENCY FUNDS

Community Redevelopment Agency Funds, a major special revenue fund of the City, consists of the Greater Leesburg Community Redevelopment Agency, Carver Heights/Montclair Area Community Redevelopment Agency, and U.S. Highway 441 & 27 Community Redevelopment Agency which are incremental tax districts established pursuant to Florida Statutes. The fund accounts for the incremental increase in ad valorem tax revenue collected within the designated community redevelopment areas. Revenues must be utilized and expended in accordance with the respective community redevelopment plans.

**CITY OF LEESBURG, FLORIDA
BALANCE SHEET
COMMUNITY REDEVELOPMENT AGENCY FUNDS
SEPTEMBER 30, 2019**

	Greater Leesburg Community Redevelopment Agency Fund	Carver Heights/ Montclair Area Community Redevelopment Agency Fund	U.S. Highway 441/27 Community Redevelopment Agency Fund	Total Community Redevelopment Agency Funds
Assets				
Pooled Cash and Investments	\$ 73,296	\$ 289,402	\$ 863,677	\$ 1,226,375
Restricted Cash	-	-	747,021	747,021
Cash with Fiscal Agent	91,446	-	-	91,446
Total Assets	\$ 164,742	\$ 289,402	\$ 1,610,698	\$ 2,064,842
Liabilities and Fund Balances				
Liabilities				
Accounts Payable	\$ 7,999	\$ 5,323	\$ 5,001	\$ 18,323
Due to Other Governments	-	31	-	31
Deposits	-	2,240	2,000	4,240
Advance from Other Fund	-	1,102,126	-	1,102,126
Total Liabilities	7,999	1,109,720	7,001	1,124,720
Fund Balances (Deficit)				
Restricted for:				
Capital Projects	65,297	-	856,676	921,973
Debt Service	91,446	-	747,021	838,467
Unassigned	-	(820,318)	-	(820,318)
Total Fund Balances (Deficit)	156,743	(820,318)	1,603,697	940,122
Total Liabilities and Fund Balances (Deficit)	\$ 164,742	\$ 289,402	\$ 1,610,698	\$ 2,064,842

**CITY OF LEESBURG, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
COMMUNITY REDEVELOPMENT AGENCY FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

	Greater Leesburg Community Redevelopment Agency Fund	Carver Heights/ Montclair Area Community Redevelopment Agency Fund	U.S. Highway 441/27 Community Redevelopment Agency Fund	Total Community Redevelopment Agency Funds
Revenues				
Taxes	\$ 434,587	\$ 270,153	\$ 553,085	\$ 1,257,825
Miscellaneous:				
Interest	8,214	10,858	42,501	61,573
Rental	-	4,625	-	4,625
Total Revenues	<u>442,801</u>	<u>285,636</u>	<u>595,586</u>	<u>1,324,023</u>
Expenditures				
Current:				
Economic Environment	294,242	104,057	57,935	456,234
Debt Service:				
Principal Payments	79,000	-	80,000	159,000
Interest and Fees	22,043	17,425	297,848	337,316
Capital Outlay	-	64,749	-	64,749
Total Expenditures	<u>395,285</u>	<u>186,231</u>	<u>435,783</u>	<u>1,017,299</u>
Excess of Revenues Over Expenditures	<u>47,516</u>	<u>99,405</u>	<u>159,803</u>	<u>306,724</u>
Other Financing Sources (Uses)				
Transfers to Other Funds	(625,000)	-	-	(625,000)
Total Other Financing Sources (Uses)	<u>(625,000)</u>	<u>-</u>	<u>-</u>	<u>(625,000)</u>
Net Change in Fund Balances	(577,484)	99,405	159,803	(318,276)
Fund Balances (Deficit), Beginning of Year	<u>734,227</u>	<u>(919,723)</u>	<u>1,443,894</u>	<u>1,258,398</u>
Fund Balances (Deficit), End of Year	<u>\$ 156,743</u>	<u>\$ (820,318)</u>	<u>\$ 1,603,697</u>	<u>\$ 940,122</u>



This page intentionally left blank.

STATISTICAL SECTION ***(Unaudited)***

Statistical schedules differ from financial statements because they usually cover more than one fiscal year and may present non-accounting data. These schedules reflect social and economic data and financial trends of the City of Leesburg, Florida, and are designed to give the reader insights into the financial position of the City of Leesburg not readily apparent from the financial statements.

Statistical data are presented to provide more detailed information than reported in the preceding basic financial statements. This information in many cases has been spread throughout the report and is brought together here for greater clarity. Statistical data are not necessary for fair presentation in conformity with generally accepted accounting principles.

The schedule entitled "Computation of Legal Debt Margin," which is recommended for inclusion in the Comprehensive Annual Financial Report by the Government Finance Officers Association of the United States and Canada, is not included within this report inasmuch as no legal debt margin has been established for the City pursuant to the Constitution of the State of Florida, Florida Statutes, City ordinances or other laws applicable to the City. The City has had no general obligation debt outstanding during the past ten years.



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
STATISTICAL SECTION**

This part of the City of Leesburg's Comprehensive Annual Financial Report presents detailed information as a context for understanding what the information in the financial statements, note disclosures and required supplementary information says about the City's overall financial health.

CONTENTS

	Pages
Financial Trends These schedules contain trend information to help the reader understand how the City's financial performance and well-being have changed over time.	180-189
Revenue Capacity These schedules contain information to help the reader assess the City's most significant local revenue source, the property tax.	190-197
Debt Capacity These schedules present information to help the reader assess the affordability of the City's current levels of outstanding debt and the City's ability to issue additional debt in the future.	198-211
Demographic and Economic Information These schedules offer demographic and economic indicators to help the reader understand the environment within which the City's financial activities take place.	212-213
Operating Information These schedules contain service and infrastructure data to help the reader understand how the information in the City's financial report relates to the services the City provides and the activities it performs.	214-216

Source: Unless otherwise noted, the information in these schedules is derived from the Comprehensive Annual Financial Reports (CAFR) for the relevant year. The City implemented GASB Statements 63 and 65 for fiscal year 2012/13. These statements were applied prospectively; retroactive restatements of all years presented were not done.

CITY OF LEESBURG, FLORIDA
NET POSITION BY COMPONENT
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 1 OF 2

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>
Governmental Activities					
Net Investment in Capital Assets	\$ 61,099,625	\$ 52,626,016	\$ 45,112,290	\$ 45,611,934	\$ 46,464,509
Restricted	3,512,585	3,377,029	3,628,410	3,785,234	3,833,845
Unrestricted	7,516,041	4,242,639	3,884,988	7,729,470	10,327,265
Total Governmental Activities, Net Position	<u>\$ 72,128,251</u>	<u>\$ 60,245,684</u>	<u>\$ 52,625,688</u>	<u>\$ 57,126,638</u>	<u>\$ 60,625,619</u>
Business-Type Activities					
Net Investment in Capital Assets	\$ 111,328,645	\$ 114,637,624	\$ 120,694,245	\$ 115,138,968	\$ 116,147,661
Restricted	5,821,230	7,527,921	9,168,859	9,816,240	14,966,539
Unrestricted	22,889,167	32,384,015	36,856,836	44,628,044	40,319,508
Total Business-Type Activities, Net Position	<u>\$ 140,039,042</u>	<u>\$ 154,549,560</u>	<u>\$ 166,719,940</u>	<u>\$ 169,583,252</u>	<u>\$ 171,433,708</u>
Primary Government					
Net Investment in Capital Assets	\$ 172,428,270	\$ 167,263,640	\$ 165,806,535	\$ 160,750,902	\$ 162,612,170
Restricted	9,333,815	10,904,950	12,797,269	13,601,474	18,800,384
Unrestricted	30,405,208	36,626,654	40,741,824	52,357,514	50,646,773
Total Primary Government, Net Position	<u>\$ 212,167,293</u>	<u>\$ 214,795,244</u>	<u>\$ 219,345,628</u>	<u>\$ 226,709,890</u>	<u>\$ 232,059,327</u>

Note: This information is provided as part of the Financial Trend Data.

CITY OF LEESBURG, FLORIDA
NET POSITION BY COMPONENT
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 2 OF 2

	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
Governmental Activities					
Net Investment in Capital Assets	\$ 20,864,865	\$ 22,304,328	\$ 25,845,388	\$ 27,512,978	\$ 36,350,667
Restricted	6,117,848	7,253,410	8,143,253	6,851,601	7,357,874
Unrestricted	5,133,917	5,457,637	5,260,757	5,524,866	(1,264,432)
Total Governmental Activities, Net Position	<u>\$ 32,116,630</u>	<u>\$ 35,015,375</u>	<u>\$ 39,249,398</u>	<u>\$ 39,889,445</u>	<u>\$ 42,444,109</u>
Business-Type Activities					
Net Investment in Capital Assets	\$ 148,453,634	\$ 156,110,922	\$ 159,475,980	\$ 158,815,845	\$ 172,603,318
Restricted	425,869	215,183	2,663,517	3,620,077	3,166,299
Unrestricted	50,230,057	52,852,630	54,527,844	50,307,395	51,157,231
Total Business-Type Activities, Net Position	<u>\$ 199,109,560</u>	<u>\$ 209,178,735</u>	<u>\$ 216,667,341</u>	<u>\$ 212,743,317</u>	<u>\$ 226,926,848</u>
Primary Government					
Net Investment in Capital Assets	\$ 169,318,499	\$ 178,415,250	\$ 185,321,368	\$ 186,328,823	\$ 208,953,985
Restricted	6,543,717	7,468,593	10,806,770	10,471,678	10,524,173
Unrestricted	55,363,974	58,310,267	59,788,601	55,832,261	49,892,799
Total Primary Government, Net Position	<u>\$ 231,226,190</u>	<u>\$ 244,194,110</u>	<u>\$ 255,916,739</u>	<u>\$ 252,632,762</u>	<u>\$ 269,370,957</u>

Note: This information is provided as part of the Financial Trend Data.

CITY OF LEESBURG, FLORIDA
CHANGES IN NET POSITION
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 1 OF 4

Expenses	2010	2011	2012	2013	2014
Governmental Activities:					
General Government	\$ 6,382,361	\$ 4,516,704	\$ 8,225,542	\$ 2,783,141	\$ 4,207,463
Public Safety	16,155,330	16,325,651	14,475,082	12,533,637	13,436,493
Physical Environments	1,227,739	133,276	144,545	96,957	164,599
Transportation	3,744,933	3,710,588	4,110,736	3,452,836	4,026,402
Economic Environment	672,501	1,072,203	599,815	617,173	601,599
Human Services	44,150	37,567	520,403	89,462	62,313
Culture and Recreation	4,941,906	5,090,129	4,486,471	4,000,195	3,787,423
Interest on Long Term Debt	2,272,405	1,778,947	1,749,214	2,055,215	1,014,659
Total Governmental Activities Expenses	35,441,325	32,665,065	34,311,808	25,628,616	27,300,951
Business-Type Activities:					
Electric Utility	60,427,920	53,561,809	49,405,166	54,765,248	57,032,000
Gas Utility	6,689,610	5,964,253	4,940,220	6,950,627	5,820,355
Water Utility	6,595,898	6,828,647	5,375,968	6,270,374	6,087,119
Wastewater Utility	8,298,812	7,991,155	8,502,626	8,516,232	8,255,645
Stormwater System	-	1,392,024	1,276,750	988,175	930,551
Solid Waste System	2,862,176	3,022,958	2,979,724	3,137,439	3,105,018
Communication Services Utility	1,073,772	1,126,159	1,109,831	1,235,660	1,398,675
Airport	-	-	-	-	-
Housing	327,956	162,600	161,114	-	-
Total Business-Type Activities Expenses	86,276,144	80,049,605	73,751,399	81,863,755	82,629,363
Total Primary Government Expenses	\$ 121,717,469	\$ 112,714,670	\$ 108,063,207	\$ 107,492,371	\$ 109,930,314
Program Revenues					
Governmental Activities:					
Charges for Services:					
General Government	\$ 3,465,531	\$ 3,717,159	\$ 3,422,553	\$ 374,052	\$ 403,638
Public Safety	463,876	474,039	470,043	552,253	808,461
Physical Environment	1,556,173	47,831	23,379	-	34,240
Transportation	1,006,812	1,129,721	1,091,481	1,033,409	1,378,294
Economic Environment	-	-	-	-	-
Human Services	-	-	-	-	-
Culture and Recreation	554,070	497,863	480,587	519,757	550,146
Operating Grants and Contributions	1,522,058	869,208	705,802	764,401	369,821
Capital Grants and Contributions	3,189,342	413,865	956,929	1,786,112	2,168,876
Total Governmental Activities Program Revenues	11,757,862	7,149,686	7,150,774	5,029,984	5,713,476
Business-Type Activities:					
Charges for Services	99,206,014	92,776,933	86,870,566	93,582,078	92,013,588
Operating Grants and Contributions	292,907	87,958	48,396	111,360	3,605
Capital Grants and Contributions	1,188,719	576,880	3,635,520	2,743,174	2,742,221
Total Business-Type Activities Program Revenues	100,687,640	93,441,771	90,554,482	96,436,612	94,759,414
Total Primary Government Program Revenue	\$ 112,445,502	\$ 100,591,457	\$ 97,705,256	\$ 101,466,596	\$ 100,472,890
Net (Expense)/Revenue					
Governmental Activities	\$ (23,683,463)	\$ (25,515,379)	\$ (27,161,034)	\$ (20,598,632)	\$ (21,587,475)
Business-Type Activities	14,411,496	13,392,166	16,803,083	14,572,857	12,130,051
Total Primary Government Net Expense	\$ (9,271,967)	\$ (12,123,213)	\$ (10,357,951)	\$ (6,025,775)	\$ (9,457,424)

Notes: This information is provided as part of the Financial Trend Data.
Stormwater was separated from the Governmental Activities in 2011 because it became a Business-Type fund.
Airport was separated from the Governmental Activities in 2015 because it became a Business-Type fund.

CITY OF LEESBURG, FLORIDA
CHANGES IN NET POSITION
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 2 OF 4

Expenses	2015	2016	2017	2018	2019
Governmental Activities:					
General Government	\$ 3,699,829	\$ 4,332,531	\$ 4,308,723	\$ 4,261,083	\$ 4,316,993
Public Safety	13,774,093	15,963,879	15,218,300	15,265,479	16,221,272
Physical Environment	145,811	158,565	197,267	89,114	84,061
Transportation	2,447,892	2,494,645	2,300,390	2,237,644	2,085,647
Economic Environment	665,364	704,682	868,608	1,064,872	1,040,933
Human Services	56,147	51,380	92,742	27,706	296,365
Culture and Recreation	3,724,975	4,165,256	3,962,261	5,334,338	3,862,143
Interest on Long Term Debt	1,245,289	2,295,754	1,146,553	780,283	1,146,628
Total Governmental Activities Expenses	25,759,400	30,166,692	28,094,844	29,060,519	29,054,042
Business-Type Activities:					
Electric Utility	52,304,667	53,842,698	55,636,953	53,894,931	55,241,760
Gas Utility	5,127,380	4,797,668	4,888,424	5,265,085	5,908,980
Water Utility	5,973,909	6,773,513	6,536,301	6,597,519	7,008,398
Wastewater Utility	8,436,457	8,194,810	8,147,865	8,206,198	8,265,558
Stormwater System	847,931	911,432	976,741	990,541	2,165,042
Solid Waste System	2,724,326	2,863,103	3,402,964	3,556,451	3,406,525
Communication Services Utility	1,476,913	1,567,038	1,676,759	609,806	-
Airport	1,997,024	2,368,149	1,985,875	1,996,993	2,269,693
Housing	-	-	-	-	-
Total Business-Type Activities Expenses	78,888,607	81,318,411	83,251,882	81,117,524	84,265,956
Total Primary Government Expenses	\$ 104,648,007	\$ 111,485,103	\$ 111,346,726	\$ 110,178,043	\$ 113,319,998
Program Revenues					
Governmental Activities:					
Charges for Services:					
General Government	\$ 710,031	\$ 742,308	\$ 594,609	\$ 709,492	\$ 817,395
Public Safety	937,188	2,487,371	2,624,676	2,707,036	2,554,584
Physical Environment	124,885	165,014	118,279	115,105	97,989
Transportation	467,402	-	287,807	296,094	304,753
Economic Environment	-	-	-	910	4,625
Human Services	-	-	-	-	-
Culture and Recreation	593,150	598,701	660,316	672,168	680,499
Operating Grants and Contributions	449,269	201,225	165,986	109,597	315,203
Capital Grants and Contributions	425,396	559,279	1,189,437	553,437	352,436
Total Governmental Activities Program Revenues	3,707,321	4,753,898	5,641,110	5,163,839	5,127,484
Business-Type Activities:					
Charges for Services	91,894,164	92,563,401	97,691,509	94,701,822	97,806,450
Operating Grants and Contributions	-	-	45,474	-	565,210
Capital Grants and Contributions	1,069,990	2,046,797	3,021,413	2,540,026	2,391,074
Total Business-Type Activities Program Revenues	92,964,154	94,610,198	100,758,396	97,241,848	100,762,734
Total Primary Government Program Revenue	\$ 96,671,475	\$ 99,364,096	\$ 106,399,506	\$ 102,405,687	\$ 105,890,218
Net (Expense)/Revenue					
Governmental Activities	\$ (22,052,079)	\$ (25,412,794)	\$ (22,453,734)	\$ (23,896,680)	\$ (23,926,558)
Business-Type Activities	14,075,547	13,291,787	17,506,514	16,124,324	16,496,778
Total Primary Government Net Expense	\$ (7,976,532)	\$ (12,121,007)	\$ (4,947,220)	\$ (7,772,356)	\$ (7,429,780)

Notes: This information is provided as part of the Financial Trend Data.

Stormwater was separated from the Governmental Activities in 2011 because it became a Business-Type fund.

Airport was separated from the Governmental Activities in 2015 because it became a Business-Type fund.

CITY OF LEESBURG, FLORIDA
CHANGES IN NET POSITION
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 3 OF 4

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>
General Revenues and Other Changes in Net Position					
Governmental Activities:					
Property Taxes	\$ 6,049,834	\$ 5,361,571	\$ 4,858,023	\$ 4,684,694	\$ 4,685,546
Other Taxes	6,647,069	6,873,930	6,857,316	6,962,052	7,046,094
Intergovernmental Revenues, Unrestricted	2,253,173	2,055,253	2,040,040	2,071,083	2,204,568
Investment Income	163,166	471,791	290,742	91,653	105,996
Miscellaneous	175,785	115,080	56,819	217,330	179,925
Transfers	3,570,501	7,080,713	6,956,641	11,072,770	10,864,327
Total Governmental Activities	<u>18,859,528</u>	<u>21,958,338</u>	<u>21,059,581</u>	<u>25,099,582</u>	<u>25,086,456</u>
Business-Type Activities:					
Investment Income	113,102	572,093	214,620	1,030,643	566,516
Miscellaneous	343,997	(10,954)	2,109,318	11,954	18,216
Special Item	-	-	-	-	-
Extraordinary Gain	-	-	-	-	-
Transfers	(3,570,501)	(7,080,713)	(6,956,641)	(11,072,770)	(10,864,327)
Total Business-Type Activities	<u>(3,113,402)</u>	<u>(6,519,574)</u>	<u>(4,632,703)</u>	<u>(10,030,173)</u>	<u>(10,279,595)</u>
Total Primary Government	<u>\$ 15,746,126</u>	<u>\$ 15,438,764</u>	<u>\$ 16,426,878</u>	<u>\$ 15,069,409</u>	<u>\$ 14,806,861</u>
Changes in Net Position					
Governmental Activities	\$ (1,611,130)	\$ (3,557,041)	\$ (6,101,453)	\$ 4,500,950	\$ 3,498,981
Business-Type Activities	7,742,582	6,872,592	12,170,380	4,542,684	1,850,456
Total Government	<u>\$ 6,131,452</u>	<u>\$ 3,315,551</u>	<u>\$ 6,068,927</u>	<u>\$ 9,043,634</u>	<u>\$ 5,349,437</u>

Notes: This information is provided as part of the Financial Trend Data.
Stormwater was separated from the Governmental Activities in 2011 because it became a Business-Type fund.
Airport was separated from the Governmental Activities in 2015 because it became a Business-Type fund.

CITY OF LEESBURG, FLORIDA
CHANGES IN NET POSITION
LAST TEN YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)
PAGE 4 OF 4

	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
General Revenues and Other Changes in Net Position					
Governmental Activities:					
Property Taxes	\$ 4,712,444	\$ 4,977,437	\$ 5,204,939	\$ 5,678,438	\$ 6,228,596
Other Taxes	7,339,909	7,561,374	7,633,585	7,623,481	7,594,686
Intergovernmental Revenues, Unrestricted	2,375,390	2,468,220	2,587,802	2,720,793	2,760,235
Investment Income	246,563	552,507	266,051	388,197	1,135,647
Miscellaneous	111,601	95,650	230,746	1,166,274	319,468
Transfers	(15,323,267)	12,656,351	10,764,634	17,986,145	8,442,590
Total Governmental Activities	<u>(537,360)</u>	<u>28,311,539</u>	<u>26,687,757</u>	<u>35,563,328</u>	<u>26,481,222</u>
Business-Type activities:					
Investment Income	785,893	1,671,744	562,575	843,658	2,102,062
Miscellaneous	131,805	34,595	184,151	2,283,381	4,027,281
Special Item	-	-	-	-	-
Extraordinary Gain	-	7,727,400	-	-	-
Transfers	15,323,267	(12,656,351)	(10,764,634)	(17,986,145)	(8,442,590)
Total Business-Type Activities	<u>16,240,965</u>	<u>(3,222,612)</u>	<u>(10,017,908)</u>	<u>(14,859,106)</u>	<u>(2,313,247)</u>
Total Primary Government General Revenues	<u>\$ 15,703,605</u>	<u>\$ 25,088,927</u>	<u>\$ 16,669,849</u>	<u>\$ 20,704,222</u>	<u>\$ 24,167,975</u>
Changes in Net Position					
Governmental Activities	\$ (22,589,439)	\$ 2,898,745	\$ 4,234,023	\$ 11,666,648	\$ 2,554,664
Business-Type Activities	30,316,512	10,069,175	7,488,606	1,604,725	14,183,531
Total Government	<u>\$ 7,727,073</u>	<u>\$ 12,967,920</u>	<u>\$ 11,722,629</u>	<u>\$ 13,271,373</u>	<u>\$ 16,738,195</u>

Notes: This information is provided as part of the Financial Trend Data.
Stormwater was separated from the Governmental Activities in 2011 because it became a Business-Type fund.
Airport was separated from the Governmental Activities in 2015 because it became a Business-Type fund.

CITY OF LEESBURG, FLORIDA
FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(UNAUDITED MODIFIED ACCRUAL BASIS OF ACCOUNTING)
PAGE 1 OF 2

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>
General Fund					
Reserved	\$ 1,673,892	\$ -	\$ -	\$ -	\$ -
Unreserved	5,697,109	-	-	-	-
Nonspendable	-	763,445	633,615	121,153	50,075
Restricted	-	652,106	659,224	963,818	1,017,596
Committed	-	2,970	4,563	4,033	2,919
Assigned	-	-	1,000,000	437,312	235,269
Unassigned	-	7,371,865	7,239,114	8,592,849	10,689,238
Total General Fund	<u>\$ 7,371,001</u>	<u>\$ 8,790,386</u>	<u>\$ 9,536,516</u>	<u>\$ 10,119,165</u>	<u>\$ 11,995,097</u>
All Other Governmental Funds					
Reserved	\$ 1,836,289	\$ -	\$ -	\$ -	\$ -
Unreserved					
Stormwater Fund	1,755,566	-	-	-	-
Redevelopment Agency Funds	13,875,882	-	-	-	-
Special Revenue Funds	533,772	-	-	-	-
Nonspendable	-	2,976	478	63	-
Restricted	-	13,097,454	11,815,626	10,915,723	9,082,457
Committed	-	-	-	-	-
Assigned	-	1,324,710	1,071,842	898,723	1,348,285
Unassigned	-	(200,150)	(197,714)	(369,538)	(151,106)
Total All Other Governmental Funds	<u>\$ 18,001,509</u>	<u>\$ 14,224,990</u>	<u>\$ 12,690,232</u>	<u>\$ 11,444,971</u>	<u>\$ 10,279,636</u>

Notes: This information is provided as part of the Financial Trend Data.
Beginning in 2011:
a. Implementation of GASB 54 changed the fund balance designations.
b. Stormwater is no longer classified as a governmental fund.
Beginning in 2015, Airport is no longer classified as a governmental fund.

CITY OF LEESBURG, FLORIDA
FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(UNAUDITED MODIFIED ACCRUAL BASIS OF ACCOUNTING)
PAGE 2 OF 2

	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
General Fund					
Reserved	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved	-	-	-	-	-
Nonspendable	35,361	77,154	108,198	676,164	699,163
Restricted	1,332,191	1,474,147	1,485,054	373,227	182,232
Committed	3,285	4,138	5,289	2,901	3,288
Assigned	322,141	1,263,580	1,253,310	724,774	605,554
Unassigned	12,684,625	9,928,466	10,969,154	13,501,011	14,229,898
Total General Fund	<u>\$ 14,377,603</u>	<u>\$ 12,747,485</u>	<u>\$ 13,821,005</u>	<u>\$ 15,278,077</u>	<u>\$ 15,720,135</u>
 All Other Governmental Funds					
Reserved	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved					
Stormwater Fund	-	-	-	-	-
Redevelopment Agency Funds	-	-	-	-	-
Special Revenue Funds	-	-	-	-	-
Nonspendable	-	-	-	-	-
Restricted	10,336,400	10,557,678	6,886,746	6,478,374	7,175,642
Committed	-	-	-	-	-
Assigned	-	6,623,792	6,921,025	13,571,474	7,731,691
Unassigned	(38,449)	(10,211)	-	(919,723)	(820,318)
Total All Other Governmental Funds	<u>\$ 10,297,951</u>	<u>\$ 17,171,259</u>	<u>\$ 13,807,771</u>	<u>\$ 19,130,125</u>	<u>\$ 14,087,015</u>

Notes: This information is provided as part of the Financial Trend Data.
Beginning in 2011:
a. Implementation of GASB 54 changed the fund balance designations.
b. Stormwater is no longer classified as a governmental fund.
Beginning in 2015, Airport is no longer classified as a governmental fund.

CITY OF LEESBURG, FLORIDA
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(UNAUDITED MODIFIED ACCRUAL BASIS OF ACCOUNTING)
PAGE 1 OF 2

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>
Revenues					
Taxes	\$ 12,893,021	\$ 12,235,501	\$ 11,715,341	\$ 11,906,834	\$ 12,002,708
Licenses, Permits, and Assessments	421,374	457,142	458,798	494,057	815,905
Intergovernmental	6,516,608	3,371,485	3,506,336	4,042,615	4,354,607
Charges for Services	2,211,398	595,467	541,758	588,212	896,780
Fines and Forfeitures	144,991	163,197	159,137	186,038	165,356
Impact Fees	12,295	150	-	-	68,685
Interest	164,588	203,118	50,943	193,761	25,755
Miscellaneous	4,566,046	4,946,580	4,604,621	1,502,208	1,450,423
Total Revenues	<u>26,930,321</u>	<u>21,972,640</u>	<u>21,036,934</u>	<u>18,913,725</u>	<u>19,780,219</u>
Expenditures					
General Government	3,476,819	2,851,945	2,730,096	1,999,318	3,257,326
Public Safety	14,043,510	14,238,088	14,472,095	14,295,487	13,823,843
Physical Environment	700,369	65,877	60,774	61,867	77,191
Transportation	1,911,023	2,063,548	1,797,161	1,705,097	1,954,674
Economic Environment	615,937	989,381	516,751	534,375	563,007
Human Services	44,150	37,567	520,403	89,462	62,313
Culture and Recreation	3,807,355	3,893,225	3,813,858	3,711,224	2,346,340
Capital Outlay	6,667,866	3,179,436	3,342,072	3,391,687	4,169,896
Debt Service:					
Principal Payments	749,000	822,963	802,334	1,782,127	1,964,296
Interest and Fees	2,272,405	1,778,947	1,749,214	2,007,786	1,619,394
Total Expenditures	<u>34,288,434</u>	<u>29,920,977</u>	<u>29,804,758</u>	<u>29,578,430</u>	<u>29,838,280</u>
Excess of Revenues Over (Under) Expenditures	<u>(7,358,113)</u>	<u>(7,948,337)</u>	<u>(8,767,824)</u>	<u>(10,664,705)</u>	<u>(10,058,061)</u>
Other Financing Sources (Uses)					
Sale of Capital Assets	47,121	77,760	68,233	11,750	13,781
Insurance Proceeds from Losses	-	-	-	-	-
Transfers In	11,394,539	12,427,585	11,617,850	13,759,425	13,650,373
Transfers Out	(7,714,268)	(5,158,576)	(3,706,887)	(4,103,870)	(2,895,496)
Issuance of Debt	20,832,400	-	-	16,028,219	-
Payment to Escrow Agent	(7,114,751)	-	-	(15,693,431)	-
Total Other Financing Sources (Uses)	<u>17,445,041</u>	<u>7,346,769</u>	<u>7,979,196</u>	<u>10,002,093</u>	<u>10,768,658</u>
Net Change In Fund Balances	<u>\$ 10,086,928</u>	<u>\$ (601,568)</u>	<u>\$ (788,628)</u>	<u>\$ (662,612)</u>	<u>\$ 710,597</u>
Debt Service Expenditures as a Percentage of Noncapital Expenditures	10.9%	9.7%	9.6%	14.4%	14.0%

Note: This information is provided as part of the Financial Trend Data.

CITY OF LEESBURG, FLORIDA
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(UNAUDITED MODIFIED ACCRUAL BASIS OF ACCOUNTING)
PAGE 2 OF 2

	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
Revenues:					
Taxes	\$ 12,362,071	\$ 12,538,811	\$ 12,838,524	\$ 13,301,919	\$ 13,838,251
Licenses, Permits, and Assessments	1,006,590	2,620,855	2,771,289	2,625,638	2,702,964
Intergovernmental	2,743,845	2,635,483	3,692,475	3,113,774	3,131,748
Charges for Services	1,023,985	553,600	682,962	729,001	840,324
Fines and Forfeitures	156,640	134,622	187,801	375,539	200,030
Impact Fees	106,719	159,680	189,152	194,345	175,634
Interest	173,320	394,035	210,854	305,759	919,438
Miscellaneous	776,766	740,160	736,683	849,942	827,471
Total Revenues	<u>18,349,936</u>	<u>19,777,246</u>	<u>21,309,740</u>	<u>21,495,917</u>	<u>22,635,860</u>
Expenditures:					
General Government	3,242,396	3,601,492	3,515,915	3,664,492	3,869,799
Public Safety	12,837,293	13,052,692	14,052,120	14,943,348	15,900,236
Physical Environment	69,833	92,080	102,643	86,550	81,508
Transportation	1,380,217	1,466,803	1,251,321	1,198,752	1,269,450
Economic Environment	572,566	541,578	534,142	589,003	767,122
Human Services	56,147	51,380	92,742	27,706	296,365
Culture and Recreation	2,906,347	3,022,899	3,113,041	3,322,943	3,361,892
Capital Outlay	3,105,201	1,570,631	4,551,586	7,225,485	9,731,723
Debt Service:					
Principal Payments	1,972,996	2,297,062	1,907,204	987,920	1,100,533
Interest and Fees	1,197,860	1,515,971	1,367,060	1,029,023	1,016,705
Total Expenditures	<u>27,340,856</u>	<u>27,212,588</u>	<u>30,487,774</u>	<u>33,075,222</u>	<u>37,395,333</u>
Excess Of Revenue Over (Under) Expenditures	<u>(8,990,920)</u>	<u>(7,435,342)</u>	<u>(9,178,034)</u>	<u>(11,579,305)</u>	<u>(14,759,473)</u>
Other Financing Sources (Uses):					
Sale of Capital Assets	3,141	25,808	3,808	210,105	16,424
Insurance Proceeds from Losses	-	-	-	-	-
Transfers In	13,974,025	19,862,843	15,155,227	26,035,441	13,999,732
Transfers Out	(3,585,425)	(7,210,119)	(4,408,932)	(8,020,437)	(5,565,699)
Issuance of Debt	1,000,000	-	11,563,000	255,163	780,683
Payment to Escrow Agent	-	-	(15,425,037)	-	-
Total Other Financing Sources (Uses)	<u>11,391,741</u>	<u>12,678,532</u>	<u>6,888,066</u>	<u>18,480,272</u>	<u>9,231,140</u>
Net Change In Fund Balances	<u>\$ 2,400,821</u>	<u>\$ 5,243,190</u>	<u>\$ (2,289,968)</u>	<u>\$ 6,900,967</u>	<u>\$ (5,528,333)</u>
Debt Service Expenditures as a Percentage of Noncapital Expenditures	13.1%	14.9%	12.6%	7.8%	7.7%

Note: This information is provided as part of the Financial Trend Data.

**CITY OF LEESBURG, FLORIDA
 ASSESSED VALUE OF TAXABLE PROPERTY
 LAST TEN FISCAL YEARS**

Fiscal Year ¹	Real Property	Personal Property	Centrally Assessed Property ³	Less: Tax-Exempt Property			Taxable Value for Operating Millages	Total Direct Tax Rate ²
				Real Property	Personal Property	Centrally Assessed ³		
2010	\$ 1,643,094,805	\$ 307,393,370	\$ 592,083	\$ 402,058,703	\$ 116,537,221	\$ 126,521	\$ 1,432,357,813	4.3179
2011	1,462,752,813	294,871,468	441,398	375,488,425	108,013,558	107,628	1,274,456,068	4.3179
2012	1,345,917,698	284,962,752	-	355,981,439	108,052,050	-	1,166,846,961	4.3179
2013	1,292,100,846	289,671,068	-	355,770,105	108,475,254	-	1,117,526,555	4.3179
2014	1,290,485,803	283,156,954	-	358,695,894	99,001,842	-	1,115,945,021	4.3179
2015	1,312,948,029	280,285,609	-	365,395,977	105,531,482	-	1,122,306,179	4.3179
2016	1,361,579,903	289,307,979	-	391,733,605	121,489,389	-	1,137,664,888	4.2678
2017	1,417,588,453	278,678,832	-	408,391,035	113,564,329	-	1,174,311,921	4.2678
2018	1,523,633,410	284,531,327	-	444,745,793	117,834,707	-	1,245,584,237	4.2678
2019	1,584,053,657	279,400,419	-	415,085,347	119,619,590	-	1,328,749,139	4.2678

Notes: ¹Information is reported based on the fiscal year in which associated tax revenue is recognized - e.g. the 2018 tax roll data is reported here for Fiscal Year 2019, as that is the period of collection and revenue recognition.

²Tax rates are per \$1,000 of assessed value.

³Beginning in Fiscal Year 2012, Florida Department of Revenue reported that there were no longer railroad lines in Leesburg, resulting in no Centrally Assessed Property.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
PROPERTY TAX RATES
DIRECT AND OVERLAPPING GOVERNMENTS
LAST TEN FISCAL YEARS
(RATE PER \$1,000 OF ASSESSED VALUE)**

Fiscal Year	Total Direct	Overlapping Governments						Total
	City	School District	Lake County	Ambulance District	Northwest Hospital District	Lake County Water Authority	Water Management District	
2010	4.3179	7.5320	4.7612	0.4651	1.0000	0.2130	0.4158	18.7050
2011	4.3179	7.5230	4.8410	0.3853	1.0000	0.2405	0.4158	18.7235
2012	4.3179	7.3940	4.8410	0.3853	1.0000	0.2405	0.3313	18.5100
2013	4.3179	7.3200	4.9209	0.3853	1.0000	0.2554	0.3313	18.5308
2014	4.3179	7.1700	4.9209	0.3853	1.0000	0.2554	0.3283	18.3778
2015	4.3179	7.2460	5.5456	0.4629	1.0000	0.2554	0.3164	19.1442
2016	4.2678	7.1970	5.4651	0.4629	1.0000	0.2554	0.3023	18.9505
2017	4.2678	6.8750	5.2704	0.4629	1.0000	0.2554	0.2885	18.4200
2018	4.2678	6.6030	5.2704	0.4629	1.0000	0.2554	0.2724	18.1319
2019	4.2678	6.3550	5.2504	0.4629	0.9800	0.4900	0.2562	18.0623

Notes: The Florida Constitution limits the City and County millage capacity (non-debt related) to 10.000 mills.
Information is reported based on the fiscal year in which associated tax revenue is recognized - e.g. the 2018 tax roll data is reported here for Fiscal Year 2019, as that is the period of collection and revenue recognition.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
PRINCIPAL PROPERTY TAXPAYERS
FOR THE CURRENT CALENDAR YEAR AND NINE YEARS AGO**

Taxpayer	2019			2010		
	2018 Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value	2009 Taxable Assessed Value	Rank	Percentage of Total City Taxable Assessed Value
CCRC - Lake Port Square, LLC	\$ 19,835,547	1	1.49%	\$ 24,229,092	3	1.69%
Cutrale Citrus Juices, U.S.A., Inc.	17,469,548	2	1.31%	30,507,718	2	2.13%
Minute Maid Company	17,446,614	3	1.31%			
Village Lake Promenade LLC	12,374,691	4	0.93%	22,257,277	4	1.55%
Coreslab Structures (Orlando) Inc.	9,588,040	5	0.72%			
DRJ Land Company LLC	8,277,757	6	0.62%			
Lake Village Station LLC	7,468,428	7	0.56%	8,506,944	9	0.59%
Embarq-Florida, Inc (fka Sprint Florida)	7,355,387	8	0.55%	38,089,854	1	2.66%
City of Leesburg	7,072,810	9	0.53%	8,891,442	8	0.62%
Walgreen Co.	6,612,046	10	0.50%			
Arlington Ridge LLC				15,006,125	5	1.05%
Lowe's Home Centers Inc.				10,166,474	6	0.71%
Leware Const Co of Florida, Inc.				9,529,822	7	0.67%
Harbor Vista Developers LTD				6,740,868	10	0.47%
Subtotal	<u>113,500,868</u>		<u>8.54%</u>	<u>173,925,616</u>		<u>12.14%</u>
All Others	<u>1,215,248,271</u>		<u>91.46%</u>	<u>1,258,432,197</u>		<u>87.86%</u>
Total	<u>\$ 1,328,749,139</u>		<u>100.00%</u>	<u>\$ 1,432,357,813</u>		<u>100.00%</u>

Notes: Taxable Assessed Values (Section 193.011, Florida Statutes) are as of January 1, 2009 and 2018, and represent total property values including real property, personal property and centrally assessed property.

Blank information in Taxable Assessed Value does not mean the business no longer exists.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS**

Fiscal Year ²	Taxes Levied for the Fiscal Year	Collected within the Fiscal Year of the Levy ¹		Collections for Previous Years of Levy	Total Collections to Date	
		Amount	Percentage of Levy		Amount	Percentage of Levy
2010	\$ 6,184,778	\$ 5,958,860	96.35%	\$ 90,974	\$ 6,049,834	97.82%
2011	5,502,974	5,317,825	96.64%	43,746	5,361,571	97.43%
2012	5,038,328	4,846,506	96.19%	11,517	4,858,023	96.42%
2013	4,825,368	4,651,799	96.40%	32,894	4,684,693	97.08%
2014	4,818,539	4,658,873	96.69%	26,673	4,685,546	97.24%
2015	4,846,006	4,695,831	96.90%	16,614	4,712,445	97.24%
2016	4,855,326	4,698,261	96.77%	8,789	4,707,050	96.95%
2017	5,011,728	4,847,411	96.72%	19,179	4,866,590	97.10%
2018	5,315,904	5,142,754	96.74%	5,696	5,148,450	96.85%
2019	5,670,836	5,487,015	96.76%	6,731	5,493,746	96.88%

Notes: ¹Amounts collected within the fiscal year of the levy are inclusive of legally available early payment discounts (ranging from 4% to 1%).

²Information is reported based on the fiscal year in which associated tax revenue is recognized - e.g. the 2018 tax roll data is reported here for Fiscal Year 2019, as that is the period of collection and revenue recognition.

Source: Lake County Property Appraiser

CITY OF LEESBURG, FLORIDA
GOVERNMENTAL ACTIVITIES TAX REVENUES BY SOURCE
LAST TEN FISCAL YEARS
(UNAUDITED ACCRUAL BASIS OF ACCOUNTING)

Fiscal Year	Property Tax	Local Option Gas Tax	Sales Tax	Franchise Fees	Utility Service Tax	Communications Services Tax	Total
2010	\$ 6,049,834	\$ 630,727	\$ 1,526,403	\$ 109,857	\$ 3,214,820	\$ 1,078,903	\$ 12,610,544
2011	5,361,571	639,735	1,611,777	111,280	3,182,188	1,049,816	11,956,367
2012	4,858,023	614,906	1,647,465	133,135	3,102,871	1,107,841	11,464,241
2013	4,684,694	594,535	1,629,454	125,992	3,195,794	1,155,595	11,386,064
2014	4,685,546	603,878	1,740,150	138,873	3,255,534	1,058,798	11,482,779
2015	4,712,444	625,941	1,891,707	243,760	3,404,080	1,014,467	11,892,399
2016	4,707,049	500,950	1,982,521	270,733	3,640,419	1,037,210	12,138,882
2017	4,866,590	438,089	2,070,288	306,233	3,606,282	1,089,220	12,376,702
2018	5,148,450	399,305	2,076,793	322,793	3,656,281	1,076,822	12,680,444
2019	5,493,746	390,498	2,123,574	377,751	3,816,666	855,154	13,057,389

**CITY OF LEESBURG, FLORIDA
GREATER LEESBURG COMMUNITY REDEVELOPMENT AGENCY
HISTORICAL REVENUES**

Fiscal Year	Taxable Values	HISTORICAL REVENUES					Total Revenues
		Lake County	City of Leesburg	Ambulance	Lake County Water Authority		
2010	\$ 148,221,674	\$ 270,736	\$ 252,126	\$ 26,985	\$ 12,463	\$ 562,310	
2011	132,822,347	206,301	188,958	16,802	10,525	422,586	
2012	124,993,979	171,163	156,846	13,940	8,736	350,685	
2013	121,370,315	154,878	141,982	12,614	8,398	317,872	
2014	121,719,997	156,736	143,416	12,765	8,483	321,400	
2015	122,062,401	179,978	144,821	15,469	8,566	348,834	
2016	117,626,545	154,793	125,156	13,507	7,490	300,946	
2017	118,624,754	154,175	129,203	13,945	7,732	305,055	
2018	123,528,506	179,578	150,463	16,242	9,004	355,287	
2019	131,096,543	214,755	179,769	19,423	20,640	434,587	

Note: The City of Leesburg created the Greater Leesburg Community Redevelopment Agency (GLCRA) on May 28, 1996 (Resolution 4994) pursuant to Section 163.512, Florida Statutes. The GLCRA is part of the City's Comprehensive Plan to enhance the downtown district and surrounding areas. The base year was established in 1996 with an assessed taxable value of \$86,757,505. The GLCRA generates a majority of its annual income from tax increment revenues and will expire in 2026.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
 CARVER HEIGHTS/MONTCLAIR AREA COMMUNITY REDEVELOPMENT AGENCY
 HISTORICAL REVENUES**

Fiscal Year	Taxable Values	HISTORICAL REVENUES					Total Revenues
		Lake County	City of Leesburg	Ambulance	Lake County Water Authority		
2010	\$ 88,111,616	\$ 132,286	\$ 123,599	\$ 13,147	\$ 6,140	\$ 275,172	
2011	81,604,263	105,111	96,906	8,561	5,397	215,975	
2012	77,113,815	84,826	78,486	6,908	4,372	174,592	
2013	74,700,591	74,107	68,587	6,035	4,057	152,786	
2014	76,430,497	81,935	75,683	6,673	4,477	168,768	
2015	76,432,394	93,216	75,691	8,012	4,477	181,396	
2016	74,770,987	83,259	68,077	7,265	4,074	162,675	
2017	82,264,234	99,181	83,759	8,970	5,012	196,922	
2018	85,869,492	116,918	98,377	10,575	5,887	231,757	
2019	89,246,275	133,174	112,067	12,045	12,867	270,153	

Note: The City of Leesburg created the Carver Heights/Montclair Area Community Redevelopment Agency (CHCRA) on December 10, 2001 (Ordinance 01-61) pursuant to Section 163.512, Florida Statutes. The CHCRA was created to identify and address blighted conditions within its boundaries and to enable the City to establish a mechanism to finance redevelopment projects through Tax Increment Financing (TIF). The base year was established in 2001 with an assessed value of \$57,980,259. The CHCRA generates a majority of its annual income from tax increment revenues.

On July 13, 2015 (Ordinance 16-26), the City amended the plan for the CHCRA, expanded the boundaries and extended the timeframe to add thirty (30) years from the time of amendment. The agency will expire in 2046.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
U.S. HIGHWAY 441 & 27 COMMUNITY REDEVELOPMENT AGENCY
HISTORICAL REVENUES**

Fiscal Year	Taxable Values	HISTORICAL REVENUES				Total Revenues
		Lake County	City of Leesburg	Ambulance	Lake County Water Authority	
2010	\$ 454,362,582	\$ 446,622	\$ 418,845	\$ 44,277	\$ 20,959	\$ 930,703
2011	388,395,355	157,433	148,248	12,822	8,257	326,760
2012	348,560,375	-	-	-	-	-
2013	331,802,542	-	-	-	-	-
2014	325,800,698	-	-	-	-	-
2015	326,674,034	-	-	-	-	-
2016	333,357,278	-	-	-	-	-
2017	343,475,725	42,991	41,024	3,888	2,455	90,358
2018	369,121,082	167,907	145,189	15,187	8,689	336,972
2019	390,366,522	270,906	231,139	24,502	26,538	553,085

Note: The City of Leesburg created the U.S. Highway 441 & 27 Community Redevelopment Agency (Agency) on February 13, 2006 (Ordinance 06-13) pursuant to Section 163.512, Florida Statutes. The Agency determined the existence of blighted areas and is part of the City's plan to improve conditions within the corridor areas. The base year was established in 2006 with an assessed taxable value of \$352,255,087. In FY 2016, the Agency was rebased with an assessed taxable value of \$333,357,278. The Agency generates a majority of its annual income from tax increment revenues which expires in 2046.

In FY 2012, taxable values dropped below the base year values resulting in zero tax revenue for the CRA.

On December 7, 2015, Ordinance 15-49 amended the base year for computation of tax increment revenues specifying the use of the tax roll adopted by the Property Appraiser of Lake County, Florida for tax year 2015.

Source: Lake County Property Appraiser

**CITY OF LEESBURG, FLORIDA
RATIOS OF OUTSTANDING DEBT BY TYPE
LAST TEN FISCAL YEARS**

Fiscal Year	Governmental Activities			Business-Type Activities		Total Primary Government	% of Personal Income ¹	Per Capita ²
	Capital Improvement Bonds	Notes Payable	Capital Lease	Utility System Revenue Bonds	Notes Payable			
2010	\$ 30,335,000	\$ 7,442,159	\$ 268,223	\$ 83,008,166	\$ 15,355,000	\$ 136,408,548	20.85%	\$ 31,520
2011	29,960,000	7,027,950	234,469	81,514,599	13,665,000	132,402,018	21.24%	30,785
2012	29,575,000	11,145,788	199,297	79,968,888	12,705,971	133,594,944	20.16%	32,697
2013	29,575,000	9,905,310	162,648	79,968,888	17,635,000	137,246,846	19.96%	33,398
2014	29,120,000	8,624,202	124,460	64,352,688	32,038,000	134,259,350	18.51%	34,445
2015	28,500,000	8,310,998	84,668	62,871,451	30,991,000	130,758,117	17.45%	34,782
2016	28,500,000	8,310,998	84,668	72,494,584	30,991,000	140,381,250	15.34%	36,327
2017	13,310,000	17,009,400	-	70,707,186	14,471,000	115,497,586	14.06%	37,480
2018	12,780,000	16,597,400	209,243	68,474,788	13,121,000	111,182,431	11.77%	40,541
2019	12,235,000	16,158,400	873,393	66,152,389	12,088,000	107,507,182	10.55%	42,190

Notes: Details regarding the City's outstanding debt can be found in Note 8 of the Financial Statements.

¹See Demographic and Economic Statistics for personal income and population data.

²US Department of Commerce, Bureau of Economic Analysis (<http://bea.gov>) for Lake County. The actual per capita personal income for the City is not known. The County's per capita figures are multiplied by the City's population to determine the total personal income for the City.

**CITY OF LEESBURG, FLORIDA
DIRECT AND OVERLAPPING GOVERNMENTAL ACTIVITIES DEBT
SEPTEMBER 30, 2019**

<u>Taxing District</u>	<u>Debt Outstanding</u>	<u>Estimated Percentage Applicable</u>	<u>Estimated Share of Overlapping Debt</u>
Direct Debt – City of Leesburg			\$ 29,266,793
<u>Overlapping Debt</u>			
Lake County Board of County Commissioners	\$ 16,215,000	6.45%	1,045,263
School District	-	6.45%	-
Subtotal – Overlapping Debt			<u>1,045,263</u>
Total Direct and Overlapping Debt			<u>\$ 30,312,056</u>

Notes: The City has no general obligation debt. Utility revenue bonds are excluded.

Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the City. This schedule estimates the portion of the outstanding debt of those overlapping governments that is borne by the residents and businesses of Leesburg. This process recognizes that, when considering the City's ability to issue and repay long-term debt, the entire debt burden borne by the residents and businesses should be taken into account. However, this does not imply that every taxpayer is a resident, and therefore responsible for repaying the debt, of each overlapping government.

Sources: Lake County Board of County Commissioners
Lake County School District

Assessed value data used to estimate applicable percentage provided by the Lake County Property Appraiser.



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
LEGAL DEBT MARGIN INFORMATION**

The City of Leesburg has no general obligation debt outstanding as of September 30, 2019.

There is no legal debt margin established for the City of Leesburg pursuant to Florida Statutes, City ordinance or other laws applicable to the City of Leesburg.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 CAPITAL IMPROVEMENT REVENUE BONDS/NOTES
 SERIES 1999, 2004, 2009, & 2013
 LAST TEN FISCAL YEARS**

	<u>2010</u>		<u>2011</u>		<u>2012</u>		<u>2013</u>	
Half-Cent Sales Tax ¹	\$ 899,922		\$ 930,949		\$ 913,146		\$ 993,946	
Guaranteed Entitlement ²	309,234		309,234		309,234		309,234	
Net Revenues Available	<u>1,209,156</u>		<u>1,240,183</u>		<u>1,222,380</u>		<u>1,303,180</u>	
Debt Service on 1999 Bonds ⁵	332,398		-		-		-	
Debt Service on Refunding Promissory Note, Series 2009 ⁶	95,731		528,880		478,474		478,778	
Combined Refunded & Refunding Debt Service	<u>428,129</u>		<u>528,880</u>		<u>478,474</u>		<u>478,778</u>	
Debt Service Coverage on Series 1999 Bonds & 2009 Note	2.82	X	2.34	X	2.55	X	2.72	X
2009 Senior Lien Note Required Minimum Coverage	1.30	X ³	1.30	X ³	1.30	X ³	1.30	X ³
Net Revenues Available After Debt Service on 1999 Bonds & 2009 Note	781,027		711,303		743,906		824,402	
Plus Public Service Tax ⁴	<u>3,214,820</u>		<u>3,182,188</u>		<u>3,102,871</u>		<u>3,195,794</u>	
Net Revenues Available	<u>3,995,847</u>		<u>3,893,491</u>		<u>3,846,777</u>		<u>4,020,196</u>	
Debt Service on Series 2004 Bonds ⁷	1,109,645		1,108,485		1,106,460		746,685	
Debt Service on Series 2013 Bonds ⁸	-		-		-		-	
Debt Service Coverage on Series 2004 & 2013 Bonds	3.60	X	3.51	X	3.48	X	5.38	X
Required Minimum Coverage	1.30	X ³	1.30	X ³	1.30	X ³	1.30	X ³
Net Revenues Available after all Debt Service	<u>\$ 2,886,202</u>		<u>\$ 2,785,006</u>		<u>\$ 2,740,317</u>		<u>\$ 3,273,511</u>	

Notes: ¹Gross Sales Tax Revenues are defined as the proceeds of the local governmental Half-Cent Sales Tax as described in Title XIV, Chapter 218, Part VI, Florida Statutes.

²Guaranteed Portion-State Revenue Sharing is the portion of state revenue sharing funds available to the City that are pledged, or set aside as a trust for the payment of principal or interest on the bonds pursuant to Title XIV, Chapter 218, Part II, Florida Statutes.

³1.30X Debt Service Coverage is not a Financial Covenant, rather an Additional Bonds Test Requirement. No additional senior lien parity bonds can be issued.

⁴Public Service Tax is a tax that may be levied by a municipality on the purchase of electricity, metered natural gas, liquefied petroleum gas, manufactured gas, and water service pursuant to Title XII, Chapter 166, Section 231, Florida Statutes.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 CAPITAL IMPROVEMENT REVENUE BONDS/NOTES
 SERIES 1999, 2004, 2009, & 2013
 LAST TEN FISCAL YEARS**

2014		2015		2016		2017		2018		2019	
\$	1,069,082	\$	1,162,792	\$	1,232,094	\$	1,289,822	\$	1,365,801	\$	1,365,903
	309,234		309,234		309,234		309,234		309,234		309,234
	<u>1,378,316</u>		<u>1,472,026</u>		<u>1,541,328</u>		<u>1,599,056</u>		<u>1,675,035</u>		<u>1,675,137</u>
	-		-		-		-		-		-
	478,608		477,966		476,850		480,143		477,845		488,334
	<u>478,608</u>		<u>477,966</u>		<u>476,850</u>		<u>480,143</u>		<u>477,845</u>		<u>488,334</u>
	2.88 X		3.08 X		3.23 X		3.33 X		3.51 X		3.43 X
	1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³
	899,708		994,060		1,064,478		1,118,913		1,197,190		1,186,803
	<u>3,255,533</u>		<u>3,404,080</u>		<u>3,640,419</u>		<u>3,606,282</u>		<u>3,656,281</u>		<u>3,816,666</u>
	<u>4,155,241</u>		<u>4,398,140</u>		<u>4,704,897</u>		<u>4,725,195</u>		<u>4,853,471</u>		<u>5,003,469</u>
	-		-		-		-		-		-
	986,090		1,016,563		1,016,562		1,013,787		1,013,113		1,023,813
	4.21 X		4.33 X		4.63 X		4.66 X		4.79 X		4.89 X
	1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³		1.30 X ³
\$	<u><u>3,169,151</u></u>	\$	<u><u>3,381,577</u></u>	\$	<u><u>3,688,335</u></u>	\$	<u><u>3,711,408</u></u>	\$	<u><u>3,840,358</u></u>	\$	<u><u>3,979,656</u></u>

Notes: ⁵**Series 1999**
 Resolution 5725, adopted August 12, 1999, the City authorized the issuance of the Refunding and Capital Improvement Revenue Bonds, Series 1999 pledging the revenues as defined in Notes 1 & 2.

⁶**Series 2009**
 Resolution 8557, adopted October 26, 2009, the City authorized the issuance of a "bank qualified" loan to refund all of the outstanding Refunding and Capital Improvement Revenue Bonds, Series 1999 pledging the revenues as defined in Notes 1 & 2.

⁷**Series 2004**
 Resolution 7162, adopted July 12, 2004, the City authorized the issuance of the Capital Improvement Revenue Bonds, Series 2004, that closed on August 4, 2004, pledging the net available revenues after considering the Series 1999 Bonds. In addition, Public Service Tax revenues were pledged to cover the Series 2004 Bonds as defined in Note 4.

⁸**Series 2013**
 Resolutions 9181 and 9182, adopted April 22, 2013, the City authorized the Series 2013 Capital Improvement Bonds refunding the Series 2004 Bond issuance, pledging the net available revenues after considering the Series 2009 Note. In addition, Public Service Tax revenues were pledged to cover the Series 2013 Bonds.



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 SERIES 2015 GREATER LEESBURG CRA REVENUE NOTE
 LAST FIVE FISCAL YEARS**

	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
Revenue:					
City of Leesburg	\$ 144,821	\$ 125,156	\$ 129,203	\$ 150,463	\$ 179,769
Lake County	204,013	175,790	175,852	204,824	254,818
Interest	<u>6,448</u>	<u>14,228</u>	<u>4,663</u>	<u>7,594</u>	<u>8,214</u>
Total	355,282	315,174	309,718	362,881	442,801
Debt Service on 2015 Note	6,224	80,343	100,510	101,313	101,894
Debt Service Coverage on Series 2015 Note	57.08 X	3.92 X	3.08 X	3.58 X	4.35 X
Net Revenues Available after Debt Service on 2015 Note	\$ 349,058	\$ 234,831	\$ 209,208	\$ 261,568	\$ 340,907

Note: This information is provided as part of the Financial Trend Data and should be presented in a ten year format. The current presentation begins with the first year of the Series 2015 Note.

Resolution 31 of the Greater Leesburg Community Redevelopment Agency, adopted January 12, 2015, authorized the issuance of the Redevelopment Revenue Note, Series 2015, a "qualified tax-exempt obligation". This note closed January 14, 2015.

Resolution 9533, of the City Commission of the City of Leesburg, adopted January 12, 2015, authorized and approved the issuance by the Greater Leesburg Community Redevelopment Agency of a \$1,000,000 principal amount Redevelopment Revenue Note, Series 2015. This resolution authorized the execution and delivery of an interlocal agreement, with said Community Redevelopment Agency, pursuant to which the City will covenant to budget and appropriate non-ad valorem revenues to make debt service payments, on said note, to the extent increment revenues are insufficient.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 US HIGHWAY 441 & 27 AREA CRA REVENUE BONDS, SERIES 2009
 TAX INCREMENT REFUNDING REVENUE NOTE, SERIES 2016
 LAST TEN FISCAL YEARS**

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>
Revenue:				
City of Leesburg	\$ 418,845	\$ 148,248	\$ -	\$ -
Lake County	511,857	178,512	-	-
Other	28,492	27,404	10,292	41,694
Total	<u>959,194</u>	<u>354,164</u>	<u>10,292</u>	<u>41,694</u>
Debt Service on 2009 Bonds	354,753	695,431	695,131	799,831
Debt Service on 2016 Note	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total Debt Service	354,753	695,431	695,131	799,831
Debt Service Coverage on all Debt	2.70 X	0.51 X	0.01 X	0.05 X
Net Revenues Available after all Debt Service	\$ 604,441	\$ (341,267) ¹	\$ (684,839) ¹	\$ (758,137) ¹

Note: This information is provided as part of the Financial Trend Data and should be presented in a ten year format. The current presentation begins with the first year of the Series 2009 Bonds.

Resolution 10 of the Community Redevelopment Agency for the U.S. Highway 441 & 27 Area, adopted October 12, 2009, authorized the issuance of the Tax Increment Revenue Bonds, Series 2009 to refinance the Agency's Subordinate Capital Improvement Bond Anticipation Note, Series 2008 to finance the construction of projects in the redevelopment area. The pledged revenues are the tax increment revenues and amounts held in the funds and accounts established by this agreement.

Resolution 8525, adopted October 12, 2009, the City authorized the issuance of the Tax Increment Revenue Bonds, Series 2009 for the Community Redevelopment Agency for the US Highway 441 & 27 Area.

Resolution 30 of the Community Redevelopment Agency for the U. S. Highway 441 & 27 Area adopted November 28, 2016, authorized the issuance of the Tax Increment Refunding Revenue Note, Series 2016 to advance refund the Agency's outstanding Tax Increment Revenue Bonds, Series 2009. The pledged revenues are the tax increment revenues and amounts held in the funds and accounts established by this agreement.

Resolution 9922, adopted November 28, 2016, the City authorized the issuance of the Tax Increment Refunding Revenue Note, Series 2016 for the Community Redevelopment Agency for the U. S. Highway 441 & 27 Area.

¹Due to the downturn in property values, the debt service payment for the Series 2009 Bonds is being paid from the bond proceeds in accordance with bond covenants.

²Due to the downturn in property values, the debt service payment for the Series 2016 Note is being paid from the note proceeds and other note created funds in accordance with note covenants.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 US HIGHWAY 441 & 27 AREA CRA REVENUE BONDS, SERIES 2009
 TAX INCREMENT REFUNDING REVENUE NOTE, SERIES 2016
 LAST TEN FISCAL YEARS**

<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
\$ -	\$ -	\$ -	\$ 41,024	\$ 145,189	\$ 231,139
-	-	-	49,334	191,783	321,946
<u>9,612</u>	<u>9,061</u>	<u>29,659</u>	<u>16,645</u>	<u>15,702</u>	<u>42,501</u>
9,612	9,061	29,659	107,003	352,674	595,586
801,231	797,481	903,419	397,950	-	-
<u>-</u>	<u>-</u>	<u>-</u>	<u>178,961</u>	<u>367,928</u>	<u>375,078</u>
801,231	797,481	903,419	576,911	367,928	375,078
0.01 X	0.01 X	0.03 X	0.19 X	0.96 X	1.59 X
\$ (791,619) ¹	\$ (788,420) ¹	\$ (873,760) ¹	\$ (469,908) ²	\$ (15,254) ²	\$ 220,508

**CITY OF LEESBURG, FLORIDA
PLEDGED REVENUE COVERAGE
ELECTRIC SYSTEM REVENUE BONDS/NOTES
SERIES 2004, 2007A, 2007B, 2010, 2013, 2014 & 2016
LAST TEN FISCAL YEARS**

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>
Gross Revenues¹	\$ 73,280,305	\$ 62,355,773	\$ 57,419,323	\$ 62,808,975
Less Operation and Maintenance Expenses ²	55,737,126	49,169,688	45,244,248	47,863,727
Net Revenues Available³	<u>17,543,179</u>	<u>13,186,085</u>	<u>12,175,075</u>	<u>14,945,248</u>
Debt Service on 2004 Bonds ⁴	1,090,095	1,093,025	1,093,025	1,090,160
Debt Service on 2007A Bonds ⁵	551,906	551,906	551,906	551,906
Debt Service on 2007B Bonds ⁵	946,921	945,283	945,283	939,469
Debt Service on 2010 Note ⁷		4,004	2,852	48,898
Debt Service on 2013 Note ⁸				84,360
Debt Service on 2014 Note ⁹				
Debt Service on 2016 Bond ¹⁰				
Debt Service on 2016 Note ¹¹				
Total Debt Service	<u>2,588,922</u>	<u>2,594,218</u>	<u>2,593,066</u>	<u>2,630,433</u>
Debt Service Coverage	6.78 X	5.08 X	4.70 X	5.68 X
Required Minimum Coverage	1.25 X	1.25 X	1.25 X	1.25 X
Total Net Revenues less Electric Utility Debt Service	\$ 14,954,257	\$ 10,591,867	\$ 9,582,009	\$ 12,314,815

Notes: ¹Gross Revenues are defined as all income and earnings derived by the City from the ownership, operation, leasing, or use of the system, and investment income excluding capital expansion and system improvement grants.

²Operation and Maintenance Expenses are defined as the cost of operation and maintenance as current expenses, paid or accrued, less depreciation and amortization expense.

³Net Revenues are defined as gross revenues less operation and maintenance expenses.

⁴Series 2004

Resolution 7141 and supplemented by Resolution 7142, adopted June 14, 2004, the City authorized the issuance of the Electric System Revenue Bonds, Series 2004, that closed on July 14, 2004, pledging the net revenues derived by the City from the operation of the Electric System.

⁵Series 2007A & 2007B

Resolution 7964, adopted July 23, 2007, the City amended Resolution 7141 for the purpose of authorizing the issuance of the Electric System Revenue Bonds Series 2007A and Taxable Electric System Revenue Bonds, Series 2007B ("Series 2007 Bonds") on a parity with the City's outstanding Electric System Revenue Bonds, Series 2004.

⁶The first two years of payments for these bonds are interest only. Payments began on October 1, 2007 and are due semiannually April 1 and October 1 thereafter. The annualized interest payments for fiscal years 2008 and 2009 were paid from the Capitalized Interest fund of \$1,341,602 along with interest earnings thereon.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 ELECTRIC SYSTEM REVENUE BONDS/NOTES
 SERIES 2004, 2007A, 2007B, 2010, 2013, 2014 & 2016
 LAST TEN FISCAL YEARS**

	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
\$	60,924,004	\$ 59,587,185	\$ 61,069,325	\$ 63,322,570	\$ 61,851,781	\$ 63,315,971
	50,744,245	46,454,026	46,934,467	50,150,411	48,265,420	49,535,075
	10,179,759	13,133,159	14,134,858	13,172,159	13,586,361	13,780,896
	742,180	742,180	-	-	-	-
	551,906	551,906	551,906	551,906	-	-
	940,011	939,425	939,425	946,008	947,461	963,490
	48,898	-	-	-	-	-
	273,600	619,747	619,747	-	-	-
	300,378	622,788	622,788	-	-	-
	-	-	-	582,526	1,125,600	1,129,150
	-	-	-	537,202	596,502	600,686
	2,856,973	3,476,046	2,733,866	2,617,642	2,669,563	2,693,326
	3.56 X	3.78 X	5.17 X	5.03 X	5.09 X	5.12 X
	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X
\$	7,322,786	\$ 9,657,113	\$ 11,400,992	\$ 10,554,517	\$ 10,916,798	\$ 11,087,570

Notes: ⁷**Series 2010**
 Resolution 8692, adopted August 4, 2010, the City authorized the issuance of an "up to \$20,000,000" Note with a 3 year interest only drawdown facility.

⁸**Series 2013**
 Resolution 9199, adopted May 28, 2013, the City authorized the Series 2013 Electric System Note refunding the Electric System Revenue Note, Series 2010 on a parity with the existing Electric System Bonds.

⁹**Series 2014**
 Resolution 9366, adopted March 10, 2014, the City authorized the Series 2014 Electric System Refunding Revenue Note to refund the Electric System Revenue Bonds, Series 2004 on a parity with the existing Electric System Bonds & Note.

¹⁰**Series 2016**
 Resolutions 9792 and 9793, adopted May 9, 2016, the City authorized the Series 2016 Electric System Refunding Revenue Bond to advance refund the outstanding Electric System Revenue Bonds, Series 2007A, and current refund the outstanding Electric System Refunding Revenue Note, Series 2014 on a parity with the existing Electric System Bonds & Note. Payments for the debt service begin October 1, 2016 and are due Semi-annually April 1 and October 1 thereafter.

¹¹**Series 2016**
 Resolution 9816, adopted June 13, 2016, the City authorized the Series 2016 Electric System Refunding Revenue Note to refund all of the City's Electric System Refunding Revenue Note, Series 2013 on a parity with the existing Electric System Bonds & Note. Payments for the debt service begin October 1, 2016 and are due Semi-annually April 1 and October 1 thereafter.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 UTILITY SYSTEM REVENUE BONDS/NOTES
 (GAS, WATER AND WASTEWATER SYSTEMS)
 SERIES 2004, 2007A, 2007B, 2010, 2013 & 2016
 LAST TEN FISCAL YEARS**

	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>
Gross Revenues¹	\$ 25,299,925	\$ 25,678,857	\$ 23,727,878	\$ 24,885,126
Less Expenses ²	16,584,012	15,651,085	14,382,430	16,075,773
Net Revenues Available³	<u>8,715,913</u>	<u>10,027,772</u>	<u>9,345,448</u>	<u>8,809,353</u>
Debt Service on 2004 Bonds ⁴	1,508,914	1,507,254	1,504,074	1,009,462
Debt Service on 2007A Bonds ⁵	1,341,444	1,338,444	1,339,844	1,345,444
Debt Service on 2007B Bonds ⁵	77,245	81,065	79,885	78,705
Debt Service on 2010 Note ⁷		317,615	355,690	358,573
Debt Service on 2013 Bonds ⁸				281,985
Debt Service on 2016 Bonds ⁹				
Total Debt Service	<u>2,927,603</u>	<u>3,244,378</u>	<u>3,279,493</u>	<u>3,074,168</u>
Debt Service Coverage	2.98 X	3.09 X	2.85 X	2.87 X
Required Minimum Coverage	1.15 X	1.15 X	1.15 X	1.15 X
Plus Capacity Charges	187,425	45,404	24,701	26,171
Debt Service Coverage inclusive of Capacity Charges	3.04 X	3.10 X	2.86 X	2.87 X
Required Minimum Coverage inclusive of Capacity Charges	1.25 X	1.25 X	1.25 X	1.25 X
Total Net Revenues less Utility Debt Service	<u>\$ 5,975,735</u>	<u>\$ 6,828,798</u>	<u>\$ 6,090,656</u>	<u>\$ 5,761,355</u>

Notes: ¹Gross Revenues are defined pursuant to Resolution 7143 adopted June 14, 2004, as all income and earnings derived by the City from the ownership, operation, leasing, or use of the system, and investment income, excluding capital expansion and system improvement grants.

²Expenses are defined as Operation and Maintenance Expenses paid or accrued, less depreciation and amortized expenses.

³Net Revenues and Pledged Revenues are defined as gross revenues less operation and maintenance expenses plus capacity charges.

⁴Series 2004

Resolution 7143 and supplemented by Resolution 7144, adopted June 14, 2004, the City authorized the issuance of the Utility System Revenue Bonds, Series 2004, that closed on July 14, 2004.

⁵Series 2007A & 2007B

Resolution 7965, adopted July 23, 2007, the City amended Resolution 7143 authorizing the issuance of the Utility System Revenue Bonds Series 2007A and Taxable Utility System Revenue Bonds, Series 2007B ("Series 2007 Bonds") on a parity with the City's outstanding Utility System Revenue Bonds, Series 2004.

⁶First two years of payments for these bonds are interest only. Payments began on October 1, 2007 and are due Semi-annually April 1 and October 1 thereafter. The annualized interest payments for fiscal years 2008 and 2009 were paid from the Capitalized Interest fund of \$1,341,602 along with interest earnings thereon.

**CITY OF LEESBURG, FLORIDA
 PLEDGED REVENUE COVERAGE
 UTILITY SYSTEM REVENUE BONDS/NOTES
 (GAS, WATER AND WASTEWATER SYSTEMS)
 SERIES 2004, 2007A, 2007B, 2010, 2013 & 2016
 LAST TEN FISCAL YEARS**

	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>
\$	24,539,498	\$ 24,393,186	\$ 24,370,859	\$ 25,126,511	\$ 25,251,640	\$ 32,058,160
	14,834,367	13,601,215	13,398,493	14,412,658	15,160,217	16,252,144
	9,705,131	10,791,971	10,972,366	10,713,853	10,091,423	15,806,016
	-	-	-	-	-	-
	1,335,844	1,335,644	1,342,744	441,038	438,869	-
	82,230	80,755	80,755	83,100	81,330	83,380
	356,455	806,242	815,751	815,751	828,769	868,726
	1,437,331	1,384,031	1,383,907	1,379,881	1,381,481	1,394,994
			-	547,034	705,850	1,161,850
	3,211,860	3,606,672	3,623,157	3,266,804	3,436,299	3,508,950
	3.02 X	2.99 X	3.03 X	3.28 X	2.94 X	4.50 X
	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X
	179,333	279,359	379,060	439,237	469,336	392,142
	3.08 X	3.07 X	3.13 X	3.41 X	3.07 X	4.62 X
	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X
\$	6,672,604	\$ 7,464,658	\$ 7,728,269	\$ 7,886,286	\$ 7,124,460	\$ 12,689,208

Notes: ⁷**Series 2010**

Resolution 8673, adopted June 28, 2010, the City authorized the issuance of an \$8,000,000 note that fully paid off a prior \$8,000,000 Plantation System seller's note. This prior note was part of the purchase price for this \$15,000,000 utility, and the 2010 note is on parity with the 2004 and 2007A&B bonds.

⁸**Series 2013**

Resolution 9183 and 9184, adopted April 22, 2013, the City authorized the Series 2013 Utility System Revenue Bonds refunding the Series 2004 Utility System Revenue Bonds and is on a parity with the City's other Utility System Revenue Bonds.

⁹**Series 2016**

Resolutions 9794 and 9795, adopted May 9, 2016, the City authorized the Series 2016 Utility System Refunding Revenue Bonds to refund the City's outstanding Utility System Revenue Bonds, Series 2007A maturing on and after October 1, 2018, on a parity with the existing Utility System Bonds & Note. Payments for the debt service began October 1, 2016 and are due semi-annually April 1 and October 1 thereafter.

**CITY OF LEESBURG, FLORIDA
DEMOGRAPHIC AND ECONOMIC STATISTICS
LAST TEN CALENDAR YEARS**

Fiscal Year	Population ¹	Personal Income (thousands of dollars) ²	Lake County Per Capita Personal Income ³	Median Age ⁴	Unemployment Rate ⁵		
					Lake County	Florida	United States
2010	20,757	\$ 654,261	\$ 31,520	43.5	12.5%	12.2%	9.3%
2011	20,251	623,427	30,785	41.9	10.2%	9.8%	8.2%
2012	20,263	662,539	32,697	42.6	8.4%	8.2%	7.5%
2013	20,761	693,376	33,398	41.0	6.3%	6.4%	7.0%
2014	21,057	725,308	34,445	40.2	5.8%	5.8%	5.8%
2015	21,547	749,448	34,782	40.2	5.1%	5.2%	5.1%
2016	22,000	799,194	36,327	37.8	4.8%	5.0%	4.8%
2017	21,913	838,523	38,266	37.8	3.4%	3.7%	4.1%
2018	23,297	944,484	40,541	37.8	2.9%	3.0%	3.6%
2019	23,993	1,012,265	42,190	38.3	2.9%	3.0%	3.3%

Sources: ¹Florida Bureau of Economic and Business Research (BEBR) as of April 1, 2019.

²The actual per capita personal income for the City is not known. The County's per capita figures are multiplied by the City's population to determine the total personal income for the City.

³U.S. Department of Commerce, Bureau of Economic Analysis (<http://bea.gov>)

⁴U. S. Census Bureau 2013-2017 American Community Survey 5-Year Estimates (<http://factfinder.census.gov>)

⁵State of Florida, Department of Labor and Employment Security, Bureau of Labor Market Information (<http://freida.labormarketinfo.com>) as of September 2019.

**CITY OF LEESBURG, FLORIDA
PRINCIPAL EMPLOYERS
CURRENT YEAR AND NINE YEARS AGO**

Employer¹	2019			2010		
	Employees¹	City Rank	Percentage of Total County Employment	Employees³	City Rank	Percentage of Total County Employment
Central Florida Health Alliance (fka LRMC)	1,766	1	1.09%	3,000	1	2.18%
Lake County School District (fka LCSB)	701	2	0.43%	671	2	0.49%
Lifestream Behavioral Center	503	3	0.31%	550	3	0.40%
City of Leesburg	491	4	0.30%	521	4	0.38%
Publix (3 stores 2019, 2 stores 2010)	456	5	0.28%	275	7	0.20%
Lake Port Properties	400	6	0.25%	400	6	0.29%
Wal-Mart Stores, Inc.	320	7	0.20%			
Dura-Stress, Inc	294	8	0.18%			
First Baptist Church of Leesburg	216	9	0.13%			
Cutrale Citrus Juice USA, Inc	203	10	0.13%			
Lake Sumter State College				521	4	0.38%
Lake-Sumter EMS				260	8	0.19%
Electric Services Inc.				232	9	0.17%
Leware Construction Company				220	10	0.16%
Total	5,350		3.30%	6,650		4.83%
Lake County Labor Force²	162,047			137,719		

Sources: ¹City of Leesburg 2020 Annual Budget

²Labor Force data for Lake County, Florida Labor Market Statistics, September 2019 <http://freida.labormarketinfo.com>

³City of Leesburg 2010 CAFR

CITY OF LEESBURG, FLORIDA
FULL-TIME EQUIVALENT CITY GOVERNMENT EMPLOYEES BY FUNCTION
LAST TEN FISCAL YEARS

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
General Government:										
Legislative	5.00	5.00	5.00	5.00	5.00	5.00	5.00	5.00	5.00	5.00
Executive	5.00	6.00	6.00	6.00	6.00	5.90	4.90	5.90	6.90	5.90
Finance	48.00	47.00	47.00	46.00	46.00	40.00	42.00	41.00	41.00	41.35
Human Resources	6.00	6.00	6.00	6.00	4.85	4.95	4.95	3.95	3.95	4.20
Information Technology (MIS)	11.50	11.50	11.50	12.50	12.50	10.00	11.00	11.00	11.00	11.50
Police:										
Officers	72.25	72.25	72.25	72.25	72.00	72.00	65.00	65.00	71.00	71.00
Civilians	34.00	34.00	34.00	34.00	23.00	23.00	25.00	26.00	27.00	29.00
Fire:										
Firefighters and Officers	65.00	59.00	59.00	60.00	57.00	52.00	46.00	46.00	46.00	46.00
Civilians	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	2.00
GIS / Engineering	4.50	3.50	4.50	5.50	5.50	5.00	5.00	5.00	5.00	4.50
Public Works	18.10	15.10	15.10	6.10	33.10	24.10	23.60	24.60	25.60	25.60
Planning & Zoning	5.70	4.95	2.95	2.95	2.95	2.95	4.25	5.25	5.25	6.25
Housing & Economic Development	4.00	4.00	2.00	2.00	1.00	1.00	1.00	1.00	1.00	1.00
Library	20.32	23.65	23.65	23.65	21.79	22.64	22.30	22.97	20.15	21.75
Recreation	42.00	37.00	33.00	36.00	8.10	15.00	15.00	15.00	16.00	16.00
Airport ¹	1.00	1.00	1.00	1.00	2.00	-	-	-	-	-
Subtotal for Governmental Activities	343.37	330.95	323.95	319.95	301.79	284.54	276.00	278.67	285.85	291.05
Business-Type:										
Electric	50.00	51.00	48.00	53.00	52.00	47.00	46.00	45.00	45.00	45.00
Gas	19.00	19.00	23.00	23.00	23.00	22.00	20.00	20.00	20.00	23.00
Water	37.00	36.00	26.50	27.00	26.50	26.00	24.75	26.75	26.75	27.70
Wastewater	45.00	44.00	45.50	45.00	45.84	43.34	43.09	42.09	42.09	41.04
Stormwater	4.00	4.00	5.00	5.00	5.66	5.66	5.66	5.66	5.66	5.66
Communications	5.00	5.00	5.00	6.00	7.00	6.00	6.00	6.00	6.00	-
Solid Waste	17.90	17.90	17.90	17.90	16.90	16.90	16.90	16.90	16.90	17.00
Airport ¹	-	-	-	-	-	2.10	2.10	2.10	2.10	2.10
Carver Heights CRA	-	-	-	-	-	-	-	-	-	-
Health Insurance	-	-	-	-	0.80	0.80	0.80	0.80	0.80	0.80
Workers Compensation	-	-	-	-	0.25	0.25	0.25	0.25	0.25	0.65
Fleet Services	-	-	-	8.00	8.00	8.00	8.00	8.00	8.00	8.00
Affordable Housing	-	-	-	-	-	1.00	1.00	1.00	1.00	1.00
Building Permits	4.30	4.05	4.05	4.05	4.05	5.05	4.75	7.75	8.75	8.75
Subtotal for Business-Type Activities	182.20	180.95	174.95	188.95	190.00	184.10	179.30	182.30	183.30	180.70
Total	525.57	511.90	498.90	508.90	491.79	468.64	455.30	460.97	469.15	471.75

Note: ¹ Airport became its own Business-Type fund in 2015 and no longer has governmental employees.

Source: City Annual Budget. Library FTEs per City payroll records due to large number of part-time employees.

**CITY OF LEESBURG, FLORIDA
OPERATING INDICATORS BY FUNCTION
LAST TEN FISCAL YEARS**

Function	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Police										
Responses to calls for service	47,345	53,024	51,837	50,312	49,936	53,838	52,740	57,820	62,261	67,832
Part I crimes	1,312	1,246	1,235	1,170	1,191	1,300	1,303	1,543	1,402	1,372
Traffic crashes & citations	6,729	6,327	7,120	6,808	4,704	4,440	4,225	5,793	4,997	5,103
Fire										
Emergency responses	7,384	6,581	7,233	6,238	6,471	8,610	10,112	10,833	10,642	10,565
Inspections	1,601	374	215	169	202	210	768	376	102	69
Pre-fire plans	80	107	44	5	5	35	600	20	1	5
Solid Waste										
Residential tons taken to incinerator	8,047	8,552	8,036	7,875	8,633	8,293	8,814	9,972	9,089	9,317
Residential tons of recyclables	408	393	389	409	427	421	497	577	628	642
Hand commercial collected	695	624	588	600	483	446	434	476	523	532
Commercial dumpster collected	13,302	12,902	11,743	11,978	12,533	12,041	12,959	14,190	13,292	13,546
Fleet Maintenance										
Vehicles owned by the City	593	598	589	537	559	543	580	562	550	580
Percent maintained by Fleet	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%
Preventive maintenance complete	506	736	468	524	635	853	853	865	568	883
Community Development										
Building permits issued within the City	1,944	1,318	1,210	1,491	1,568	1,820	1,539	2,212	3,506	3,680
Construction value of permits (thousands)	\$ 13,079	\$ 35,953	\$ 19,419	\$ 20,596	\$ 28,799	\$ 34,907	\$ 67,028	\$ 197,362	\$ 479,356	\$ 643,048
Culture and Recreation										
Youth programs	36	36	34	36	36	37	37	37	38	38
Number of bookings at rental facilities	5,476	2,368	2,269	2,006	1,348	1,554	1,973	1,443	1,321	1,274
Total service hours	28,156	6,075	6,279	5,791	3,901	3,957	5,992	6,907	6,762	6,540
Participants using the pools ¹	16,791	8,462	6,418	9,558	6,995	9,125	11,092	25,519	20,394	17,147
Library service hours	2,607	2,594	2,610	2,624	2,642	2,607	2,623	2,590	2,575	2,676
Circulation - Adults	275,690	257,912	257,037	257,037	250,172	243,360	240,672	222,354	214,130	220,078
Circulation - Juvenile	79,208	74,245	83,174	87,151	80,931	83,263	72,223	76,021	67,441	75,789
Internet use	129,735	153,092	141,924	115,637	106,848	104,318	98,238	81,805	50,373	57,751
Electric										
Number of residential customers	17,666	16,307	17,608	17,867	17,944	18,321	23,233	23,886	22,942	24,128
Average daily consumption (KWh)	32.65	33.79	25.74	30.89	30.56	31.66	31.76	29.99	30.90	32.84
Gas										
Number of residential customers ²	11,279	11,241	11,141	11,180	11,205	11,169	11,199	11,239	11,285	14,009
Average daily consumption (therms) ³	0.68	0.56	0.41	0.47	0.52	0.50	0.43	0.39	0.48	0.36
Water										
Number of residential customers	17,899	17,896	18,058	18,278	19,077	18,899	19,764	20,031	20,031	21,421
Average daily consumption (gallons)	469.28	490.05	425.30	404.31	387.38	368.80	404.78	399.38	381.31	466.85
Wastewater										
Number of residential customers	13,316	13,243	13,319	13,487	13,529	13,743	15,714	15,732	16,146	17,630
Average daily sewage treatment (gallons)	204.62	175.18	195.21	177.95	229.14	203.74	178.19	203.41	198.19	181.51

Note: ¹Increase in participants using the pools in FY17 is the result of the addition of the Splash Pad in the summer of 2017.

²Increase in gas number of residential customers in FY19 is the result of installing new services in The Villages.

³Decrease in gas average daily consumption (therms) in FY19 is due to new customers in The Villages did not use gas for the entire year and are not using gas furnaces.

Source: Various City departments

**CITY OF LEESBURG, FLORIDA
CAPITAL ASSET STATISTICS BY FUNCTION
LAST TEN FISCAL YEARS**

Function	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Public Safety										
Police stations	1	1	1	1	1	1	1	1	1	1
Fire stations	4	4	4	4	4	4	4	4	4	4
Solid Waste										
Collection Trucks	17	17	18	15	15	18	18	20	20	19
Annexation Acres										
	93.60	316.65	18.88	11.91	19.68	34.46	474	712	359	-
Corporate Limits										
Acres	24,787	25,106	25,125	25,137	25,157	25,191	26,986	27,698	28,057	28,057
Square Miles	38.70	39.23	39.26	39.27	39.31	39.36	42.17	43.27	43.84	43.84
Streets										
Paved (miles)	82.2	83.1	83.1	83.1	83.1	83.1	83.1	83.1	83.1	83.2
Unpaved (miles)	1.9	1.9	1.9	1.9	1.9	1.9	1.9	1.9	1.9	1.8
Culture and Recreation										
Rental facilities	225	225	25	25	25	25	25	25	25	25
Museum	1	1	1	1	1	1	1	1	1	1
Parks facilities managed	23	23	25	25	45	45	45	45	46	46
Parks acreage	300	300	360	360	360	360	363	363	367	367
Library facilities	1	1	1	1	1	1	1	1	1	1
Volumes in collection	134,961	135,996	142,441	145,961	132,656	132,960	138,570	141,159	136,997	129,492
Electric										
Primary electric lines within the city (miles)	444	443	445	453	482	486	489	490	493	500
Overhead conductor replaced (feet)	54,506	59,000	2,000	2,000	6,000	1,100	5,000	9,580	4,800	5,090
Underground primary conductor replaced (feet)	5,000	12,000	2,500	7,400	5,000	9,000	12,530	7,000	1,000	6,907
Gas										
Gas mains (miles)	240	240	240	240	240	243	243	245	246	250
Gate stations	2	2	2	2	2	2	2	2	2	2
Water										
Water mains (miles)	375	375	332	332	332	332	335	335	337	333
Maximum capacity (millions of gallons)	28	28	28	28	28	28	28	29	29	29
Deep wells	21	19	19	19	19	19	19	18	18	18
Wastewater										
Sewers force mains (miles)	81	81	87	88	88	88	89	85	86	86
Sewers gravity lines (miles)	169	169	178	179	179	182	182	175	176	180
Lift stations	163	173	174	174	174	174	174	174	174	175
Disposal plants	3	2	2	2	2	2	2	2	2	2
Maximum capacity (millions of gallons per day)	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50

Source: Various City departments



This page intentionally left blank.



This page intentionally left blank.

COMPLIANCE SECTION

**CITY OF LEESBURG, FLORIDA
SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

Federal Grantor/Pass-Through Grantor/Project Title	CFDA Number	Federal Expenditures
<u>Department of Justice</u>		
Direct:		
Public Safety Partnership and Community Policing Grants		
COPS Hiring Program/2017-UM-WX-0137	16.710	\$ 108,355
Bulletproof Vest Partnership Program BVPs	16.607	6,127
		114,482
 Edward Byrne Memorial Justice Assistance Grant Program		
2017-DJ-BX-0872	16.738	11,490
2018-DJ-BX-0540)	16.738	12,114
		23,604
 Passed Through Florida Department of Law Enforcement:		
Edward Byrne Memorial Justice Assistance Grant Program		
In Car Cameras 2017-MU-BX-0187	16.738	9,816
		9,816
Total CFDA 16.738		33,420
 Total-Department of Justice		147,902
 <u>U.S. Department of Transportation</u>		
Direct:		
Federal Aviation Administration		
Leesburg International Airport Master Plan Update	20.106	101,098
Total U.S. Department of Transportation		101,098
 <u>Federal Emergency Management Agency</u>		
Passed Through the State of Florida:		
Public Utilities Damage (Hurricane Irma)	97.036	830,652
Total Federal Emergency Management Agency		830,652
 Total Expenditures of Federal Awards		\$ 1,079,652

See notes to the Schedule of Expenditures of Federal Awards on the next page.

**CITY OF LEESBURG, FLORIDA
SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS
FOR THE YEAR ENDED SEPTEMBER 30, 2019**

NOTES TO THE SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS:

NOTE 1 - REPORTING ENTITY

For reporting entity purposes, the Schedule of Expenditures of Federal Awards includes only the activities of the primary government of the City of Leesburg, Florida (the "City").

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The Schedule of Expenditures of Federal Awards is prepared on the modified accrual basis of accounting in accordance with accounting principles generally accepted in the United States of America as applicable to governmental organizations.

NOTE 3 - CONTINGENCIES

Grant monies received by the City are for specific purposes and are subject to review by the grantor agencies. Such audits may result in requests for reimbursement due to disallowed expenditures. Based upon prior experience, the City does not believe such disallowances, if any, would have a material effect on the financial position of the City. As of September 30, 2019, there were no material questioned or disallowed costs as a result of grant audits in process or completed of which management was aware. Any adjustments as a result of grant findings are recorded in the year the adjustment occurs.

NOTE 4 - INDIRECT COST RATE

The City has elected not to use the 10-percent de minimis indirect cost rate allowed under the Uniform Guidance.



This page intentionally left blank.



Certified Public Accountants

**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER
FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS
BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED
IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS***

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Leesburg, Florida, (the City) as of and for the fiscal year ended September 30, 2019, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated March 16, 2020.

Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the City's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the City's basic financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, grant agreements and contracts, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

We reported certain other matters to management of the City in a separate letter dated March 16, 2020.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

MSL, P.A.

Certified Public Accountants

Orlando, Florida
March 16, 2020



Certified Public Accountants

**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR
EACH MAJOR FEDERAL PROGRAM AND ON INTERNAL CONTROL
OVER COMPLIANCE AND REPORT ON THE SCHEDULE OF EXPENDITURES OF
FEDERAL AWARDS REQUIRED BY THE UNIFORM GUIDANCE**

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Report on Compliance for Each Major Federal Program

We have audited the compliance of the City of Leesburg, Florida, (the City) with the types of compliance requirements described in the U.S. Office of Management and Budget (OMB) *Compliance Supplement*, which could have a direct and material effect on each of the City's major federal programs for the fiscal year ended September 30, 2019. The City's major federal program is identified in the summary of auditor's results section of the accompanying Schedule of Findings and Questioned Costs.

Management's Responsibility

Management is responsible for compliance with the requirements of laws, regulations, contracts, and grants applicable to its federal programs.

Auditor's Responsibility

Our responsibility is to express an opinion on compliance for each of the City's major federal programs based on our audit of the types of compliance requirements referred to above. We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations*, Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Those standards and the Uniform Guidance require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the City's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances.

We believe that our audit provides a reasonable basis for our opinion on compliance for each major federal program. However, our audit does not provide a legal determination of the City's compliance.

Opinion on Each Major Federal Program

In our opinion, the City complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the fiscal year ended September 30, 2019.

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Report on Internal Control over Compliance

Management of the City is responsible for establishing and maintaining effective internal control over compliance with the types of compliance requirements referred to in the first paragraph. In planning and performing our audit of compliance, we considered the City's internal control over compliance with the types of requirements that could have a direct and material effect on each major federal program to determine the auditing procedures that are appropriate in the circumstances for the purpose of expressing an opinion on compliance for each major federal program and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the City's internal control over compliance.

A deficiency in internal control over compliance exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. *A material weakness in internal control over compliance* is a deficiency, or combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected on a timely basis. *A significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies. We did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

We have audited the basic financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City as of and for the fiscal year ended September 30, 2019, and the related notes to the financial statements, which collectively comprise the City's basic financial statements. We issued our report thereon dated March 16, 2020, which contained unmodified opinions on those financial statements. Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. Our report on the basic financial statements included disclosures regarding our reference to the reports of other auditors. The accompanying Schedule of Expenditures of Federal Awards is presented for purposes of additional analysis, as required by the Uniform Guidance, and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from, and relates directly to, the underlying accounting and other records used to prepare the financial statements.

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance (Cont.)

The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the Schedule of Expenditures of Federal Awards is fairly stated, in all material respects, in relation to the basic financial statements taken as a whole.

MSL, P.A.

Certified Public Accountants

Orlando, Florida
March 16, 2020

CITY OF LEESBURG, FLORIDA

SCHEDULE OF FINDINGS AND QUESTIONED COSTS

For the Year Ended September 30, 2019

Section I - Summary of Independent Auditor's Results

Financial Statements

Type of Auditor's Report Issued:

Unmodified Opinion

Internal control over financial reporting:

- Material weakness(es) identified? Yes No
- Significant deficiency(ies) identified? Yes None reported

Noncompliance material to financial statements noted? Yes No

Federal Awards

Internal control over major programs:

- Material weakness(es) identified? Yes No
- Significant deficiency(ies)? Yes None reported

Type of report issued on compliance for major federal program:

Unmodified Opinion

Any audit findings disclosed that are required to be reported in accordance with 2 CFR Section 200.516(a) of the Uniform Guidance? Yes No

Identification of Major Programs:

CFDA Number
97.036

Name of Federal Program or Cluster
Disaster Grants – Public Assistance
(Presidentially Declared Disasters)

Dollar threshold used to distinguish between Type A and Type B programs: \$750,000

Auditee qualified as low-risk auditee? Yes No

CITY OF LEESBURG, FLORIDA

SCHEDULE OF FINDINGS AND QUESTIONED COSTS *(Continued)*

For the Year Ended September 30, 2019

Section II - Findings Related to the Financial Statement Audit, as required to be reported in accordance with *Government Auditing Standards*

No matters are reported.

Section III - Federal Award Findings and Questioned Costs Section reported in accordance with the Uniform Guidance

No matters are reported.

CITY OF LEESBURG, FLORIDA
SUMMARY SCHEDULE OF PRIOR AUDIT FINDINGS
For the Year Ended September 30, 2019

Prior Year Audit Findings

No matters were reported over federal awards in the prior year.



Certified Public Accountants

INDEPENDENT ACCOUNTANT'S REPORT

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

We have examined the compliance of the City of Leesburg, Florida (the City) with the requirements of Section 218.415, Florida Statutes, during the fiscal year ended September 30, 2019. Management is responsible for the City's compliance with those requirements. Our responsibility is to express an opinion on the City's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the City complied with those requirements. An examination involves performing procedures to obtain evidence about the City's compliance with those requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the City's compliance with specified requirements.

In our opinion, the City complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2019.

MSL, P.A.

Certified Public Accountants

Orlando, Florida
March 16, 2020



Certified Public Accountants

INDEPENDENT AUDITOR'S MANAGEMENT LETTER

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Report on the Financial Statements

We have audited the financial statements of the City of Leesburg, Florida (the City) as of and for the fiscal year ended September 30, 2019, and have issued our report thereon dated March 16, 2020.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States; the audit requirements of the Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance); and Chapter 10.550, *Rules of the Auditor General*.

Other Reporting Requirements

We have also issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards*; Independent Auditor's Report on Compliance for Each Major Federal Program and Report on Internal Control over Compliance; Schedule of Findings and Questioned Costs; and Independent Accountant's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, *Rules of the Auditor General*. Disclosures in those reports and schedule, which are dated March 16, 2020, should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., *Rules of the Auditor General*, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report. There were no recommendations made in the preceding annual financial audit report.

Official Title and Legal Authority

Section 10.554(1)(i)4., *Rules of the Auditor General*, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. The legal authority is disclosed in the notes to the financial statements.

The Honorable Mayor and
Members of the City Commission
City of Leesburg, Florida

Financial Condition and Management

Sections 10.554(1)(i)5.a. and 10.556(7), *Rules of the Auditor General*, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the City has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific condition(s) met. In connection with our audit, we determined that the City did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), *Rules of the Auditor General*, we applied financial condition assessment procedures for the City. It is management's responsibility to monitor the City's financial condition, and our financial condition assessment was based, in part, on representations made by management and the review of financial information provided by same.

Section 10.554(1)(i)2., *Rules of the Auditor General*, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Special District Component Units

Section 10.554(1)(i)5.c., *Rules of the Auditor General*, requires, if appropriate, that we communicate the failure of a special district that is a component unit of a county, municipality, or special district, to provide the financial information necessary for proper reporting of the component unit, within the audited financial statements of the county, municipality, or special district in accordance with Section 218.39(3)(b), Florida Statutes. In connection with our audit, we did not note any special district component units that failed to provide the necessary information for proper reporting in accordance with Section 218.39(3)(b), Florida Statutes.

Additional Matters

Section 10.554(1)(i)3., *Rules of the Auditor General*, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.

Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Mayor, City Commission, and applicable management and is not intended to be, and should not be, used by anyone other than these specified parties.

MSL, P.A.

Certified Public Accountants

Orlando, Florida
March 16, 2020



This page intentionally left blank.

**DEBT DISCLOSURE SECTION
(UNAUDITED)**



This page intentionally left blank.

**CITY OF LEESBURG, FLORIDA
DEBT DISCLOSURE SECTION**

TABLE OF CONTENTS

	<u>Pages</u>
Historical Statement of Pledged Revenues and Debt Service Coverage	238
Electric City Rates and Ten Largest Customers	247
Electric Inter-Utility Rate Comparison	248
Utility Debt	251
Natural Gas City Rates and Ten Largest Customers	252
Natural Gas Inter-Utility Rate Comparison	253
Water City Rates and Ten Largest Customers	255
Water Inter-Utility Rate Comparison	256
Wastewater City Rates and Ten Largest Customers	258
Wastewater Inter-Utility Rate Comparison	259
City Ordinances Related to Utility Rates	261
Covenant to Budget and Appropriate Worksheets	297

**HISTORICAL OPERATING RESULTS - CAPITAL IMPROVEMENT
(AMOUNTS EXPRESSED IN THOUSANDS)**

The historical operating results of the Capital Improvement Debt have been prepared pursuant to certain provisions of the Bond Resolution and therefore reflect certain differences from the City's audited financial statements.

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Half-Cent Sales Tax	\$ 900	\$ 931	\$ 913	\$ 994	\$ 1,069	\$ 1,163	\$ 1,163	\$ 1,290	\$ 1,366	\$ 1,366
Guar. Entitlement	309	309	309	309	309	309	309	309	309	309
Misc. Revenues	-	-	-	-	-	-	-	-	-	-
Subtotal Revenues	1,209	1,240	1,222	1,303	1,378	1,472	1,472	1,599	1,675	1,675
Debt Service on 1999 Bonds	332	-	-	-	-	-	-	-	-	-
2009 Note ¹	96	523	474	474	473	351	477	480	478	480
Revenues less Debt Service	781	717	748	829	905	1,121	995	1,119	1,197	1,195
Public Service Tax	3,215	3,182	3,103	3,196	3,255	3,404	3,404	3,606	3,656	3,817
Total	\$ 3,996	\$ 3,899	\$ 3,851	\$ 4,025	\$ 4,160	\$ 4,525	\$ 4,399	\$ 4,725	\$ 4,853	\$ 5,012
Debt Service on 2004 Bonds ²	\$ 1,111	\$ 1,108	\$ 1,106	\$ 747	-	-	-	-	-	-
2013 Bonds ^{3 5}				203	\$ 1,047	\$ 753	\$ 753	\$ 1,014	\$ 1,013	\$ 1,012
Debt Serv Coverage	3.60 X	3.52 X	3.48 X	4.24 X	3.98 X	6.01 X	5.84 X	4.66 X	4.79 X	4.95 X
Required Coverage ⁴	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X	1.30 X

Notes:

Small variances may exist in this schedule due to rounding.

¹On November 30, 2009, the Series 1999 Bonds were refunded by the Capital Improvement Refunding Promissory Note, Series 2009 with the same pledged revenues and coverage requirements.

²On July 21, 2004, the Series 2004 Bonds were issued for the purpose of constructing certain Citywide capital improvements as defined in the Bond Resolution. This series was issued on parity with the Series 1999 Bonds with an additional pledged revenue of Public Services Tax.

³On May 2, 2013, the Series 2013 Bonds were issued to refund the Series 2004 Bonds with the same parity, pledged revenues and coverage requirements.

⁴On July 21, 2004, the required coverage changed based on the new Capital Improvement Revenue Bonds, Series 2004.

⁵In fiscal year 2015 the accounting method was changed from accruing interest for governmental debt to recording the payment when made. This resulted in only one interest payment recorded in fiscal year 2015.

HISTORICAL OPERATING RESULTS - ELECTRIC UTILITY
(AMOUNTS EXPRESSED IN THOUSANDS)

The historical operating results of the Electric System have been prepared pursuant to certain provisions of the Bond Resolution and therefore reflect certain differences from the City's audited financial statements.

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Operating Revenues	\$ 73,172	\$ 61,960	\$ 57,283	\$ 62,149	\$ 60,439	\$ 59,075	\$ 60,057	\$ 63,072	\$ 61,345	\$ 62,183
Less: Operating Expenses ¹	55,737	49,170	45,244	47,864	50,744	46,454	46,454	50,150	48,254	49,535
Net Operating Revenues	17,435	12,790	12,039	14,285	9,695	12,621	13,603	12,922	13,091	12,648
Other Income ²	108	396	136	660	485	512	1,012	251	420	1,133
Total Available for Debt Service	17,543	13,186	12,175	14,945	10,180	13,133	14,615	13,173	13,511	13,781
Debt Service										
Series 2004 Bonds ³	1,105	1,103	1,105	1,105	347	-	-	-	-	-
Series 2007A and 2007B Bonds ⁴	1,514	1,512	1,510	1,511	1,512	1,516	1,573	935	935	933
Series 2010 Note ⁵	-	4	3	49	-	-	-	-	-	-
Series 2013 Note ⁶	-	-	-	84	631	631	636	-	-	-
Series 2014 Note ⁷	-	-	-	-	365	1,052	1,042	-	-	-
Series 2016 Bonds ⁸	-	-	-	-	-	-	205	754	1,122	1,124
Series 2016 Note ⁹	-	-	-	-	-	-	57	573	592	590
Total Debt Service	2,619	2,619	2,618	2,749	2,855	3,199	3,251	2,262	2,649	2,647
Capital Contribution/Impact Fees Amount Available for Working Capital, Transfer to General Fund & Capital Improvements	31	72	220	165	727	202	429	420	577	824
	14,955	10,639	9,777	12,361	8,052	10,136	11,793	11,331	11,439	11,958
Total Transfers In/(Out)	(5,777)	(5,751)	(5,799)	(6,546)	(6,538)	(6,478)	(6,478)	(5,636)	(5,346)	(5,402)
Net Available from Operations	\$ 9,178	\$ 4,888	\$ 3,978	\$ 5,815	\$ 1,514	\$ 3,658	\$ 5,315	\$ 5,695	\$ 6,093	\$ 6,556
Debt Service Coverage: ¹⁰										
Debt Service Coverage on Bonds	6.70 X	5.03 X	4.65 X	5.44 X	3.57 X	4.11 X	4.50 X	5.82 X	5.10 X	5.21 X
Required Coverage Test	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X

HISTORICAL OPERATING RESULTS - ELECTRIC UTILITY (*continued*)

Definitions:

Gross Revenues are defined pursuant to Resolution 7143 adopted June 14, 2004, as all income and earnings derived by the City from the ownership, operation, leasing, or use of the system, and investment income, excluding capital expansion and system improvement grants.

Operation and Maintenance Expenses are defined as the cost of operation and maintenance as current expenses, paid or accrued, less depreciation and amortization expenses.

Net Revenues and Pledged Revenues are defined as gross revenues less operation and maintenance expenses plus capacity charges.

Notes:

¹ Amounts shown exclude depreciation and amortization expenses.

² The amounts shown are as defined in the Bond Resolution and exclude interest earnings on Construction Fund balances.

³ **Series 2004** - First three years of payments for these bonds are interest only. Payments began on October 1, 2004, and are due semiannually April 1 and October 1 thereafter. The annualized interest payments for fiscal years 2004, 2005 and 2006 were \$166,793, \$779,813 and \$779,813 respectively, and were paid 100% from the Capitalized Interest fund of \$1,726,418.

⁴ **Series 2007A & 2007B** - In Resolution 7064, adopted July 23, 2007, the City amended Resolution 7141 for the purpose of authorizing the issuance of the Electric System Revenue Bonds, Series 2007A and Taxable Electric System Revenue Bonds, Series 2007B ("Series 2007 Bonds") on a parity with the City's outstanding Electric System Revenue Bonds, Series 2004. First two years of payments for these bonds were interest only and were paid 100% from the Capitalized Interest fund of \$1,341,602.

⁵ **Series 2010** - In Resolution 8692, adopted August 4, 2010, the City authorized the issuance of an "up to \$20,000,000" Note with a 3 year interest only drawdown facility.

⁶ **Series 2013** - In Resolution 9199, adopted May 28, 2013, the City authorized the issuance of a Note to refund the Series 2010 Note on parity with the City's outstanding Electric System Revenue Bonds, Series 2007A and Taxable Electric System Revenue Bonds, Series 2007B.

⁷ **Series 2014** - In Resolution 9366, adopted March 10, 2014, the City authorized the Series 2014 Electric System Refunding Revenue Note to refund the Electric System Revenue Bonds, Series 2004 on a parity with the existing Electric System Bonds & Note.

⁸ **Series 2016** - In Resolution 9792 and 9793, adopted May 9, 2016, the City authorized the issuance of the Series 2016 Electric System Refunding Revenue Bonds, for the purpose of advance refunding the Outstanding Electric System Revenue Bonds, Series 2007A, current refunding of the Outstanding Electric System Refunding Revenue Note, Series 2014, and paying the cost of issuance of the Series 2016 Bonds.

⁹ **2016 Note** - In Resolution 9816, adopted June 13, 2016, the City authorized the issue the 2016 Note, for the purpose of refunding all of the City's Outstanding Electric System Refunding Revenue Note, Series 2013.

¹⁰ Excludes revenues from capacity charges per Bond Resolution.

HISTORICAL OPERATING RESULTS - GAS UTILITY
(AMOUNTS EXPRESSED IN THOUSANDS)

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Operating Revenues	\$ 9,403	\$ 8,158	\$ 6,898	\$ 7,631	\$ 7,691	\$ 6,886	\$ 6,886	\$ 6,483	\$ 6,800	\$ 6,717
Less: Operating Expenses	5,701	5,425	4,472	6,251	5,198	4,391	4,391	4,256	4,627	5,254
Net Operating Revenues	3,702	2,733	2,426	1,380	2,493	2,495	2,495	2,227	2,173	1,463
Other Income	(23)	48	20	101	8	61	136	45	71	134
Total Available for Debt Service	3,679	2,781	2,446	1,481	2,501	2,556	2,631	2,272	2,244	1,597
Debt Service										
Series 2004 Bonds ¹	256	255	255	174	-	-	-	-	-	-
Series 2007A and 2007B Bonds ²	153	153	154	153	153	153	159	59	50	-
Series 2010 Note ³	32	49	50	49	113	113	113	113	116	117
Series 2013 Bonds ⁴	-	-	-	166	234	234	232	231	229	231
Series 2016 Bonds ⁵	-	-	-	-	-	-	-	62	80	130
Total Debt Service	441	457	459	542	500	500	504	465	475	478
Debt Service Coverage:⁶										
Debt Service Coverage on Bonds	8.34 X	6.09 X	5.33 X	2.73 X	5.00 X	5.11 X	5.22 X	4.89 X	4.72 X	3.34 X
Required Coverage Test	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X
Capital Contribution/Impact Fees	-	-	-	-	-	-	-	-	-	-
Amount Available for Working Capital, Transfer to General Fund & Capital Improvements	3,238	2,324	1,987	939	2,001	2,056	2,127	1,807	1,769	1,119
Total Transfers In/(Out)	(1,072)	(977)	(659)	(1,848)	(1,970)	(1,830)	(1,830)	(1,830)	(818)	(722)
Net Available from Operations	\$ 2,166	\$ 1,347	\$ 1,328	\$ (909)	\$ 31	\$ 226	\$ 296	\$ (23)	\$ 951	\$ 397
Debt Service Coverage:⁷										
Debt Service Coverage on Bonds	8.34 X	6.09 X	5.33 X	2.73 X	5.00 X	5.11 X	5.22 X	4.89 X	4.72 X	3.34 X
Required Coverage Test	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X

Notes:

See notes on Combined Totals Sheet, pg. 2

HISTORICAL OPERATING RESULTS - WATER UTILITY
(AMOUNTS EXPRESSED IN THOUSANDS)

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Operating Revenues	\$ 6,737	\$ 7,723	\$ 7,165	\$ 7,152	\$ 6,851	\$ 7,132	\$ 8,036	\$ 8,240	\$ 7,865	\$ 8,731
Less: Operating Expenses	4,417	4,367	3,965	3,975	3,836	3,734	3,734	4,400	4,444	4,880
Net Operating Revenues	2,320	3,356	3,200	3,177	3,015	3,398	4,302	3,840	3,421	3,851
Other Income	(33)	40	23	110	23	59	156	80	128	288
Total Available for Debt Service	2,287	3,396	3,223	3,287	3,038	3,457	4,458	3,920	3,549	4,139
Debt Service										
Series 2004 Bonds ¹	532	531	530	361	-	-	-	-	-	-
Series 2007A and 2007B Bonds ²	877	878	882	876	876	876	908	340	285	-
Series 2010 Note ³	112	170	172	171	389	389	370	388	401	402
Series 2013 Bonds ⁴	-	-	-	344	487	486	483	481	477	481
Series 2016 Bonds ⁵	-	-	-	-	-	-	-	355	458	744
Total Debt Service	1,521	1,579	1,584	1,752	1,752	1,751	1,761	1,564	1,621	1,627
Debt Service Coverage: ⁶										
Debt Service Coverage on Bonds	1.50 X	2.15 X	2.03 X	1.88 X	1.73 X	1.97 X	2.53 X	2.51 X	2.19 X	2.54 X
Required Coverage Test	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X
Capital Contribution/Impact Fees	38	14	9	8	53	82	115	247	410	332
Amount Available for Working Capital, Transfer to General Fund & Capital Improvements	804	1,831	1,648	1,543	1,339	1,788	2,812	2,603	2,338	2,844
Total Transfers In/(Out)	(353)	(873)	(861)	(1460)	(930)	(905)	(905)	(960)	(988)	(1022)
Net Available from Operations	\$ 452	\$ 958	\$ 787	\$ 83	\$ 409	\$ 883	\$ 1,907	\$ 1,643	\$ 1,350	\$ 1,822
Debt Service Coverage: ⁷										
Debt Service Coverage on Bonds	1.53 X	2.16 X	2.04 X	1.88 X	1.76 X	2.02 X	2.60 X	2.66 X	2.44 X	2.75 X
Required Coverage Test	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X

Notes:

See notes on Combined Totals Sheet, pg. 2

HISTORICAL OPERATING RESULTS - WASTEWATER UTILITY
(AMOUNTS EXPRESSED IN THOUSANDS)

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Operating Revenues	\$ 9,147	\$ 9,651	\$ 9,595	\$ 9,789	\$ 9,927	\$ 10,155	\$ 11,119	\$ 11,015	\$ 11,124	\$ 11,806
Less: Operating Expenses	5,977	5,859	5,945	5,850	5,801	5,476	5,476	5,756	6,068	6,118
Net Operating Revenues	3,170	3,792	3,650	3,939	4,126	4,679	5,643	5,259	5,056	5,688
Other Income	71	58	27	102	39	101	235	124	185	4,382
Total Available for Debt Service	3,241	3,850	3,677	4,041	4,165	4,780	5,878	5,383	5,241	10,070
Debt Service										
Series 2004 Bonds ¹	737	736	734	500	-	-	-	-	-	-
Series 2007A and 2007B Bonds ²	404	403	404	405	404	407	418	125	186	83
Series 2010 Note ³	90	137	138	138	314	314	314	313	323	325
Series 2013 Bonds ⁴	-	-	-	477	675	674	669	667	661	667
Series 2016 Bonds ⁵	-	-	-	-	-	-	-	130	168	273
Total Debt Service	1,231	1,276	1,276	1,520	1,393	1,395	1,401	1,235	1,338	1,348
Debt Service Coverage: ⁶										
Debt Service Coverage on Bonds	2.63 X	3.02 X	2.88 X	2.66 X	2.99 X	3.43 X	4.20 X	4.36 X	3.92 X	7.47 X
Required Coverage Test	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X
Capital Contribution/Impact Fees	149	32	16	18	126	197	115	614	646	1,038
Amount Available for Working Capital, Transfer to General Fund & Capital Improvements	2,160	2,606	2,417	2,539	2,898	3,583	4,592	4,762	4,549	9,760
Total Transfers In/(Out)	(663)	(708)	(763)	(841)	(860)	(813)	(813)	(843)	(879)	(892)
Net Available from Operations	\$ 1,497	\$ 1,898	\$ 1,654	\$ 1,698	\$ 2,038	\$ 2,770	\$ 3,779	\$ 3,919	\$ 3,670	\$ 8,868
Debt Service Coverage: ⁷										
Debt Service Coverage on Bonds	2.75 X	3.04 X	2.89 X	2.67 X	3.08 X	3.57 X	4.28 X	4.86 X	4.40 X	8.24 X
Required Coverage Test	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X

Notes:
See notes on Combined Totals Sheet, pg. 2

HISTORICAL OPERATING RESULTS - COMBINED GAS, WATER & WASTEWATER UTILITY
(AMOUNTS EXPRESSED IN THOUSANDS)

The historical operating results of the Utilities System have been prepared by individual utility pursuant to certain provisions of the Bond Resolution and therefore reflect certain differences from the City's audited financial statements.

Description	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Operating Revenues	\$ 25,287	\$ 25,532	\$ 23,658	\$ 24,572	\$ 24,469	\$ 24,173	\$ 25,328	\$ 25,362	\$ 25,789	\$ 27,254
Less: Operating Expenses	16,585	15,651	14,382	16,076	14,835	13,601	13,399	14,462	15,139	16,252
Net Operating Revenues	8,702	9,881	9,276	8,496	9,634	10,572	11,929	10,900	10,650	11,002
Other Income	15	146	70	313	70	221	527	297	384	4,804
Total Available for Debt Service	8,717	10,027	9,346	8,809	9,704	10,793	12,456	11,197	11,034	15,806
Debt Service										
Series 2004 Bonds ¹	1,524	1,522	1,519	1,035	-	-	-	-	-	-
Series 2007A and 2007B Bonds ²	1,434	1,434	1,440	1,434	1,433	1,436	1,485	469	521	83
Series 2010 Note ³	235	356	360	358	816	816	797	822	840	844
Series 2013 Bonds ⁴	-	-	-	987	1,396	1,394	1,384	1,380	1,367	1,379
Series 2016 Bonds ⁵	-	-	-	-	-	-	-	650	706	1,147
Total Debt Service	3,193	3,312	3,319	3,814	3,645	3,646	3,666	3,321	3,434	3,453
Debt Service Coverage: ⁶										
Debt Service Coverage on Bonds	2.73 X	3.03 X	2.82 X	2.31 X	2.66 X	2.96 X	3.40 X	3.37 X	3.21 X	4.58 X
Required Coverage Test	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X	1.15 X
Capital Contribution/Impact Fees	187	46	25	26	179	279	230	887	1,056	1,370
Amount Available for Working Capital, Transfer to General Fund & Capital Improvements	5,711	6,761	6,052	5,021	6,238	7,426	9,020	8,763	8,656	13,723
Total Transfers In/(Out)	(2,088)	(2,558)	(2,283)	(4,149)	(3,760)	(3,548)	(6,033)	(3,821)	(2,685)	(2,636)
Net Available from Operations	\$ 3,623	\$ 4,203	\$ 3,769	\$ 872	\$ 2,478	\$ 3,878	\$ 2,987	\$ 4,942	\$ 5,971	\$ 11,087
Debt Service Coverage:⁷										
Debt Service Coverage on Bonds	2.79 X	3.04 X	2.82 X	2.32 X	2.71 X	3.04 X	3.46 X	3.64 X	3.52 X	4.97 X
Required Coverage Test	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X	1.25 X

Notes:

Gross Revenues are defined pursuant to Resolution 7143 adopted June 14, 2004, as all income and earnings derived by the City from the ownership, operation, leasing, or use of the system, and investment income, excluding capital expansion and system improvement grants.

Operation and Maintenance Expenses are defined as the cost of operation and maintenance as current expenses, paid or accrued, less depreciation and amortization expense.

Net Revenues and Pledged Revenues are defined as gross revenues less operation and maintenance expenses plus capacity charges.

¹ **Series 2004** - The annualized interest payments for fiscal years 2004, 2005 and 2006 were paid 100% from the Capitalized Interest Fund of \$2,380,265. This series was refunded by the Series 2013 Bonds as discussed in note 5 below.

² **Series 2007A & 2007B** - In Resolution 7965, adopted July 23, 2007, the City amended Resolution 7143 for the purpose of authorizing the issuance of the Utility System Revenue Bonds, Series 2007A and Taxable Utility System Revenue Bonds, Series 2007B ("Series 2007 Bonds") on a parity with the City's outstanding Utility System Revenue Bonds, Series 2004. First two years payments for these bonds were interest only and were paid 100% from the Capitalized Interest fund of \$1,341,602.

³ **Series 2010** - In Resolution 8673, adopted June 28, 2010, the City authorized the issuance of an \$8,000,000 note that fully paid off a prior \$8,000,000 Plantation System seller's note. This prior note was part of the purchase price for this \$15,000,000 utility and the 2010 note is on parity with the 2004 and 2007A&B bonds.

⁴ **Series 2013** - Resolutions 9183 and 9184, adopted April 22, 2013, the City authorized the issuance of the Utility System Refunding Revenue Bonds, Series 2013 to refund the Series 2004 Utility Bonds with the same parity and pledged revenues as the Series 2004.

⁵ **Series 2016** - Resolutions 9794 and 9795, adopted May 9, 2016, the City authorized the issuance of the Utility System Refunding Revenue Bonds, Series 2016 to refund all or a portion of the City's outstanding Utility System Revenue Bonds, Series 2007A, on parity with the outstanding Taxable Utility System Revenue, Series 2007B, Utility System Revenue Refunding Note 2010 and Utility System Refunding Revenue Bonds, Series 2013.

⁶ Excludes revenues from capacity charges per Bond Resolution.

⁷ Includes revenues from capacity charges per Bond Resolution.



This page intentionally left blank.

Electric System

For the Fiscal Year Ending September 30, 2019

Schedule of Rates

	Customer Charge (\$/Cust/mo)	Energy Charge (\$/kWh)	Demand Charge (\$/kW)
Residential (RS) (First 1,000 kWh)	12.20	\$ 0.090737	
Residential (RS) (Over 1,000 kWh)	12.20	0.112546	
General Service Non-Demand (GSND)	12.20	0.099478	
Municipal Service (MS)	12.20	0.099478	
Municipal Service (MS - greater than 20 kw)	25.92	0.047306	\$ 13.50
General Service Demand (GSD)	25.92	0.047306	13.50

Ten Largest Customers (Revenue Based)

Electric	Revenues		% of Total	
	Revenues	% of Total	Volume (MWh)	% of Total Volume
Cutral Citrus Juices USA, Inc.	\$ 1,981,395	3.27%	13,195	2.63%
Central Florida Health Alliance (fka LRMC)	1,818,439	3.01%	20,669	4.12%
Lake County School District	1,281,790	2.12%	9,343	1.86%
City of Leesburg	953,355	1.58%	14,076	2.80%
CCRC-Lake Port Square, LLC	663,152	1.10%	6,642	1.32%
Lake-Sumter State College	498,292	0.82%	5,038	1.00%
Walmart Stores, Inc.	419,153	0.69%	4,773	0.95%
Centurylink	406,209	0.67%	4,433	0.88%
Publix Super Markets, Inc. #0815	403,094	0.67%	4,588	0.91%
Lifestream Behavioral Center	386,949	0.64%	4,212	0.84%
Total 10 Largest Electric Customers	\$ 8,811,828	14.56%	86,969	17.33%
Total Electric System Revenues	\$ 60,501,735	100.00%	501,934	100.00%

Rate Comparison

The tables on this and following pages provide a comparison of the rates of the City Electric System with those of neighboring utilities.

Electric Residential Services		Monthly Usage (kWh)		
Comparable Utility	Fuel Adj. (\$/1000kWh)	1000	1200	2500
City of Leesburg - Existing Rates	\$ 10.00 *	\$ 112.94	\$ 137.45	\$ 296.76
<u>Surveyed Florida Utilities:</u>				
Florida Municipalities or Cooperatives:				
City of Jacksonville Beach	\$ -	\$ 86.07	\$ 102.38	\$ 208.43
City of Lakeland	32.75	97.52	116.26	244.20
City of Mount Dora	58.65	114.63	135.52	271.32
City of Ocala	14.00	116.51	136.81	268.78
City of Winter Park	24.99	108.21	132.89	293.30
Gainesville Regional Utilities	38.50	131.63	159.08	337.44
Florida Investor-Owned Utilities:				
Florida Power and Light	\$ 22.27	\$ 97.40	\$ 119.34	\$ 261.92
Duke Energy	36.98	125.46	153.87	338.55
Tampa Electric Company	29.13	100.99	122.16	259.81
<u>Surveyed Florida Utilities:</u>				
Average	\$ 28.59	\$ 108.71	\$ 130.92	\$ 275.97
Minimum	-	86.07	102.38	208.43
Maximum	58.65	131.63	159.08	338.55

*The City's fuel adjustment is \$10.00 at the time of this report; however, it is adjusted periodically.

Note: Amounts shown are based on the rates for single phase service and reflect, when applicable, inside City service. Amounts shown include the energy conservation, capacity and environmental cost recovery charges where appropriate, as filed with the PSC.

Rate Comparison (cont.)

Electric General Service (Non-Demand)		Monthly Usage (kWh)	
Comparable Utility	Fuel Adj. (\$/1000kWh)	750	1,500
City of Leesburg - Existing Rates	\$ 10.00 *	\$ 121.68	\$ 176.42
<u>Surveyed Florida Utilities:</u>			
Florida Municipalities or Cooperatives:			
City of Jacksonville Beach	\$ -	\$ 67.18	\$ 128.36
City of Lakeland	32.75	77.26	141.52
City of Mount Dora	58.65	88.52	166.86
City of Ocala	14.00	94.13	171.26
City of Winter Park	24.99	94.54	171.55
Gainesville Regional Utilities	38.50	133.69	236.35
Florida Investor-Owned Utilities:			
Florida Power and Light	\$ 22.27	\$ 78.75	\$ 146.96
Duke Energy	36.98	104.98	197.18
Tampa Electric Company	29.13	86.71	155.29
<u>Surveyed Florida Utilities:</u>			
Average	\$ 28.59	\$ 91.75	\$ 168.37
Minimum	-	67.18	128.36
Maximum	58.65	133.69	236.35

*The City's fuel adjustment is \$10.00 at the time of this report; however, it is adjusted periodically.

Note: Amounts shown are based on the rates for single phase service and reflect, when applicable, inside City service. Amounts shown include the energy conservation, capacity and environmental cost recovery charges where appropriate, as filed with the PSC.

Rate Comparison (cont.)

Comparable Utility		Electric General Service (Demand)					
		Fuel Adj. (\$/1000kWh)	75 KW 15,000 kWh	75 KW 30,000 kWh	150 KW 30,000 kWh	150 KW 60,000 kWh	150 KW 60,000 kWh
City of Leesburg - Existing Rates		\$ 10.00 *	\$ 1,898.07	\$ 2,757.72	\$ 3,770.22	\$ 5,489.52	
<u>Surveyed Florida Utilities:</u>							
Florida Municipalities or Cooperatives:							
City of Jacksonville Beach		\$ -	\$ 1,662.80	\$ 2,671.85	\$ 3,309.35	\$ 5,327.45	
City of Lakeland		32.75	1,494.09	2,317.69	2,946.19	4,593.38	
City of Mount Dora		58.65	1,416.70	2,392.00	2,810.50	4,761.10	
City of Ocala		14.00	1,644.45	2,726.40	3,315.00	5,448.00	
City of Winter Park		24.99	1,464.13	2,531.23	2,909.98	5,044.18	
Gainesville Regional Utilities		38.50	2,418.25	3,975.25	4,736.50	7,850.50	
Florida Investor-Owned Utilities:							
Florida Power and Light		\$ 22.27	\$ 1,606.12	\$ 2,342.92	\$ 3,185.92	\$ 4,659.52	
Duke Energy		36.98	1,865.73	2,916.18	3,718.68	5,819.58	
Tampa Electric Company		29.13	1,561.14	2,422.89	3,092.04	4,815.54	
<u>Surveyed Florida Utilities:</u>							
Average		\$ 28.59	\$ 1,681.49	\$ 2,699.60	\$ 3,336.02	\$ 5,368.81	
Minimum		-	1,416.70	2,317.69	2,810.50	4,593.38	
Maximum		58.65	2,418.25	3,975.25	4,736.50	7,850.50	

*The City's fuel adjustment is \$10.00 at the time of this report; however, it is adjusted periodically.

Note: Amounts shown are based on the rates for single phase service and reflect, when applicable, inside City service. Amounts shown include the energy conservation, capacity and environmental cost recovery charges where appropriate, as filed with the PSC.

The Utility Debt is supported by revenues from three funds:

Natural Gas Utility Fund

Water Utility Fund

Wastewater Utility Fund

Information is listed by individual fund on the following pages.

Natural Gas System

For the Fiscal Year Ending September 30, 2019

Schedule of Rates

Monthly Available Charge (per account)

Residential Standard (Year-Round) Service	\$ 8.60
Residential Heat-Only Service	12.91
Public Building, Commercial and Small Industrial Service	12.91

Delivery Charge (per therm)

All Services	\$ 0.58951
--------------	------------

Purchased Gas Adjustment Charge (per therm)

Adjusted monthly to pass through the actual costs	
All Services	\$ 0.32324

**Ten Largest Customers
(Revenue Based)**

Gas	Revenues	% of Total Revenues	Volume (therms)	% of Total Volume
Central Florida Health Alliance (fka LRMC)	\$ 601,153	9.21%	588,813	12.14%
Federal Correctional Complex	432,011	6.62%	428,789	8.84%
DAB Constructors	260,824	3.99%	448,697	9.25%
Covanta Energy Corp II	152,850	2.34%	155,901	3.21%
Cutrale Citrus Juices USA, Inc.	141,468	2.17%	NM	NM
Universal Aggregate Solutions	135,440	2.07%	128,830	2.66%
CCRC-Lake Port Square, LLC	84,718	1.30%	83,589	1.72%
Lifestream Behavioral Center	65,040	1.00%	64,173	1.32%
Beyers, Roger A	36,720	0.56%	36,157	0.75%
Legacy of Leesburg POA Inc.	31,658	0.48%	29,401	0.61%
Total 10 Largest Gas Customers	\$ 1,941,882	29.74%	1,964,350	40.50%

Total Gas System Revenues	\$ 6,529,949	100.00%	4,850,793	100.00%
----------------------------------	---------------------	----------------	------------------	----------------

NM (Not Meaningful) - A majority of Cutrale's volume is for transportation charges only. This volume of natural gas was independently purchased.

Rate Comparison

The tables on this and following pages provide a comparison of the rates of the City Utility System with those of neighboring utilities.

Comparable Utility	Natural Gas Residential Services					
	10	30	50	70	100	
City of Leesburg - Existing Rates	\$ 18.18	\$ 37.33	\$ 56.49	\$ 75.64	\$ 94.80	\$ 104.37
<u>Surveyed Florida Utilities:</u>						
Florida Municipalities or Cooperatives:						
City of Clearwater	\$ 28.50	\$ 61.50	\$ 94.50	\$ 127.50	\$ 160.50	\$ 177.00
City of Jacksonville Beach	22.20	42.60	63.00	83.40	103.80	114.00
City of Tallahassee	31.73	75.28	118.83	162.38	205.93	227.70
Energy Services of Pensacola	31.83	75.62	119.41	163.20	206.99	228.88
Gainesville Regional Utilities	20.05	40.64	61.23	81.82	102.41	112.71
<u>Regulated Natural Gas Companies:</u>						
Peoples Gas System	\$ 25.31	\$ 53.13	\$ 80.94	\$ 108.76	\$ 136.58	\$ 153.34
Florida Public Utilities	24.68	52.05	79.41	106.78	134.15	147.83
St. Joe Natural Gas Co.	34.96	78.88	122.81	166.73	210.65	232.61
<u>Surveyed Florida Utilities:</u>						
Average	\$ 27.41	\$ 59.96	\$ 92.52	\$ 125.07	\$ 157.63	\$ 174.26
Minimum	20.05	40.64	61.23	81.82	102.41	112.71
Maximum	34.96	78.88	122.81	166.73	210.65	232.61

Rate Comparison (cont.)

Natural Gas Commerical Services						
Comparable Utility	Monthly Usage (therms)					
	100	300	500	700	1,000	2,000
City of Leesburg - Existing Rates	\$ 108.68	\$ 300.23	\$ 491.78	\$ 683.33	\$ 970.65	\$ 1,928.40
<u>Surveyed Florida Utilities:</u>						
Florida Municipalities or Cooperatives:						
City of Clearwater	\$ 188.00	\$ 514.00	\$ 840.00	\$ 1,166.00	\$ 1,655.00	\$ 3,285.00
City of Jacksonville Beach	114.00	346.00	550.00	754.00	1,060.00	2,080.00
City of Tallahassee	131.52	358.97	586.41	813.85	1,155.02	2,292.24
Energy Services of Pensacola	224.08	637.08	1,050.08	1,463.08	2,082.58	4,147.58
Gainesville Regional Utilities	128.82	296.46	464.10	631.74	883.20	1,721.40
<u>Regulated Natural Gas Companies:</u>						
Peoples Gas System	\$ 164.84	\$ 428.01	\$ 691.18	\$ 954.34	\$ 1,349.09	\$ 2,664.92
Florida Public Utilities	146.14	398.41	650.68	915.95	1,294.36	2,555.72
St. Joe Natural Gas Co.	176.61	489.82	803.03	1,116.24	1,586.05	3,152.10
<u>Surveyed Florida Utilities:</u>						
Average	\$ 159.25	\$ 433.59	\$ 704.43	\$ 976.90	\$ 1,383.16	\$ 2,737.37
Minimum	114.00	296.46	464.10	631.74	883.20	1,721.40
Maximum	224.08	637.08	1,050.08	1,463.08	2,082.58	4,147.58

Water System

For the Fiscal Year Ending September 30, 2019

Schedule of Rates

Effective November 1, 2019

Capacity Impact Charge	\$ 1,175.00
Residential Single Family Home (1.000 ERU)	
Monthly Customer Charge (per account)	\$ 9.33
Residential, Master-Meter and Commercial	
Consumption Charge (per 1,000 gallons)	
Residential Service:	
0-4,000	\$ 1.045067
5,000-8,000	1.294459
9,000-15,000	1.816993
16,000-33,000	2.458285
Over 33,000	4.512792

Commercial	\$ 1.74574
All gallons	

Ten Largest Customers
(Revenue Based)

	Revenues	% of Total Revenues	Volume (gallons)	% of Total Volume
Water & Irrigation				
Central Florida Health Alliance (fka LRMC)	\$ 119,578	1.40%	86,170	2.54%
City of Leesburg	110,976	1.30%	51,489	1.52%
CRCC-Lake Port Square, LLC	76,135	0.89%	16,506	0.49%
Florida Rock Industries, Inc.	50,095	0.59%	29,182	0.86%
Lake County School Board	49,810	0.58%	24,766	0.73%
Highland Lakes Property Owners	43,950	0.51%	15,737	0.46%
Beacon College	42,325	0.49%	14,698	0.43%
Sleepy Hollow Phase II	41,004	0.48%	19,515	0.57%
Community Housing Partners	38,011	0.44%	20,405	0.60%
Range Properties LLC	29,288	0.34%	16,858	0.50%
Total 10 Largest Water Customers	\$ 601,172	7.03%	295,326	8.70%
Total Water System Revenues	\$ 8,556,975	100.00%	3,395,985	100.00%

Rate Comparison

The tables on this and following pages provide a comparison of the rates of the City Utility System with those of neighboring utilities.

	Water Residential Services						
	Comparable Utility	Monthly Usage					
		3,000	5,000	7,500	10,000	15,000	20,000
	\$	\$	\$	\$	\$	\$	
City of Leesburg - Existing Rates	\$ 12.47	\$ 15.80	\$ 22.96	\$ 27.50	\$ 36.58	\$ 58.50	
<u>Surveyed Florida Utilities:</u>							
City of Clearwater	\$ 23.16	\$ 43.82	\$ 65.42	\$ 97.26	\$ 150.54	\$ 212.11	
City of Clermont	9.16	11.46	14.34	17.21	28.06	35.51	
City of DeLand	13.62	17.84	33.39	42.09	89.64	138.09	
City of Eustis	18.05	22.69	28.49	39.99	54.44	68.89	
City of Jacksonville Beach	24.38	37.55	49.70	61.85	86.15	310.25	
City of Mount Dora	15.72	19.32	23.82	46.33	64.34	118.35	
City of Ocala	13.00	15.06	17.63	20.20	49.21	62.32	
City of Sanford	14.07	18.65	29.78	37.30	65.55	85.00	
City of Sunrise	33.14	41.32	51.55	61.77	82.22	102.67	
City of Tallahassee	13.41	17.11	26.91	33.26	45.96	71.86	
City of Tavares	21.41	27.14	40.94	48.79	80.84	101.99	
City of Wildwood	14.09	17.31	27.56	33.66	45.86	58.06	
Gainesville Regional Utilites	16.86	28.30	37.73	47.15	66.00	130.25	
<u>Surveyed Florida Utilites:</u>							
Average	\$ 17.70	\$ 24.43	\$ 34.40	\$ 45.14	\$ 69.91	\$ 115.03	
Minimum	9.16	11.46	14.34	17.21	28.06	35.51	
Maximum	33.14	43.82	65.42	97.26	150.54	310.25	

Rate Comparison (cont.)

		Water Commercial Services			
Comparable Utility		Monthly Usage 2" Meter (gallons)			
		50,000	150,000	200,000	500,000
City of Leesburg - Existing Rates	\$	96.62	\$ 271.19	\$ 358.48	\$ 882.20
<u>Surveyed Florida Utilities:</u>					
City of Clearwater	\$	1,798.76	\$ 1,798.76	\$ 1,798.76	\$ 4,695.28
City of Clermont		161.71	473.71	629.71	1,565.71
City of DeLand		232.35	1,039.35	1,366.35	3,328.35
City of Eustis		166.70	455.70	600.20	1,467.20
City of Jacksonville Beach		327.24	813.24	1,056.24	2,514.24
City of Mount Dora		313.23	883.86	1,169.17	2,881.07
City of Ocala		387.84	1,691.99	2,214.05	5,346.40
City of Sanford		344.63	918.63	1,205.63	2,927.63
City of Sunrise		480.90	912.90	1,128.90	2,424.90
City of Tallahassee		100.61	322.61	433.61	1,099.61
City of Tavares		350.62	773.62	985.12	2,254.12
City of Wildwood		144.67	360.67	468.67	1,116.67
Gainesville Regional Utilities		213.50	600.50	794.00	1,955.00
<u>Surveyed Florida Utilities:</u>					
Average	\$	386.37	\$ 849.66	\$ 1,065.42	\$ 2,582.78
Minimum		100.61	322.61	433.61	1,099.61
Maximum		1,798.76	1,798.76	2,214.05	5,346.40

Wastewater System

For the Fiscal Year Ending September 30, 2019

Schedule of Rates

Effective November 1, 2019

Capacity Impact Charge
Residential Single Family Home (1,000 ERU) \$ 2,778.00

Monthly Customer Charge (per account)
Residential Service \$ 24.94
Commercial Service 108.45

Consumption Charge (per 1,000 gallons)
Residential Service:
0-15,000 \$ 1.729158
capped at 15,000 1.729158 (maximum charge)

Commercial Service
All gallons \$ 4.41 Per 1,000 gallons

Ten Largest Customers
(Revenue Based)

	Revenues	% of Total Revenues	Volume (gallons)	% of Total Volume
CCRC-Lake Port Square, LLC	\$ 167,792	1.45%	16,506	1.04%
Central Florida Health Alliance (fka LRMC)	145,811	1.26%	86,170	5.43%
Beacon College	56,345	0.49%	14,698	0.93%
Lifestream Behavioral Center	46,489	0.40%	11,336	0.71%
Lake County School Board	32,276	0.28%	24,766	1.56%
Sleepy Hollow Phase II	31,722	0.27%	19,515	1.23%
South Campus Care Center	31,366	0.27%	6,959	0.44%
Range Properties LLC	29,285	0.25%	16,858	1.06%
Coachwood Colony MHP LLC	26,921	0.23%	14,452	0.91%
Community Housing Partners	26,558	0.23%	20,405	1.29%
Total 10 Largest Wastewater Customers	\$ 594,565	5.13%	231,665	14.61%

Total Wastewater System Revenues \$ 11,578,706 100.00% \$ 1,585,929 100.00%

Rate Comparison

The tables on this and following page provide a comparison of the rates of the City Utility System with those of neighboring utilities.

		Wastewater Residential Services					
Comparable Utility		Monthly Usage					
		3,000	5,000	7,500	10,000	15,000	20,000
City of Leesburg - Existing Rates	\$	30.12	\$ 33.58	\$ 37.90	\$ 42.22	\$ 50.86	\$ 50.86
<u>Surveyed Florida Utilities:</u>							
City of Clearwater	\$	63.78	\$ 85.04	\$ 111.62	\$ 138.19	\$ 191.34	\$ 244.49
City of Clermont		22.89	27.21	32.61	38.01	48.81	50.97
City of DeLand		38.90	48.56	60.64	72.71	72.71	72.71
City of Eustis		35.88	42.40	50.55	58.70	58.70	58.70
City of Jacksonville Beach		33.90	46.92	76.92	97.77	139.47	139.47
City of Mount Dora		42.16	51.66	63.54	75.42	99.17	122.92
City of Ocala		33.38	39.61	47.40	54.33	54.33	54.33
City of Sanford		29.33	41.15	55.93	70.70	94.34	94.34
City of Sunrise		42.16	50.48	60.88	71.28	92.08	100.40
City of Tallahassee		38.55	51.13	66.86	82.58	114.03	145.48
City of Tavares		34.28	42.02	51.70	61.37	92.33	92.33
City of Wildwood		28.34	36.26	46.16	56.06	75.86	95.66
Gainesville Regional Utilities		28.09	40.75	56.58	72.40	104.05	135.70
<u>Surveyed Florida Utilities:</u>							
Average	\$	36.28	\$ 46.40	\$ 60.10	\$ 73.04	\$ 95.17	\$ 108.27
Minimum		22.89	27.21	32.61	38.01	48.81	50.97
Maximum		63.78	85.04	111.62	138.19	191.34	244.49

Rate Comparison (cont.)

		Wastewater Commercial Services			
Comparable Utility		Monthly Usage 2" Meter (gallons)			
		50,000	150,000	200,000	500,000
City of Leesburg - Existing Rates	\$	328.76	\$ 769.38	\$ 989.69	\$ 2,311.54
<u>Surveyed Florida Utilities:</u>					
City of Clearwater	\$	480.00	\$ 1,440.00	\$ 1,920.00	\$ 4,800.00
City of Clermont		124.41	340.41	448.41	1,096.41
City of DeLand		436.78	919.78	1,161.28	2,610.28
City of Eustis		232.54	624.54	820.54	1,996.54
City of Jacksonville Beach		589.59	1,581.59	2,077.59	5,053.59
City of Mount Dora		313.23	883.86	1,169.17	2,881.07
City of Ocala		552.59	864.09	1,019.83	1,954.33
City of Sanford		388.38	979.38	1,274.88	3,047.88
City of Sunrise		585.02	1,001.02	1,209.02	2,457.02
City of Tallahassee		471.87	1,100.87	1,415.37	3,302.37
City of Tavares		374.86	761.86	955.36	2,116.36
City of Wildwood		257.78	653.78	851.78	2,039.78
Gainesville Regional Utilities		325.60	958.60	1,275.10	3,174.10
<u>Surveyed Florida Utilities:</u>					
Average	\$	394.82	\$ 931.52	\$ 1,199.87	\$ 2,809.98
Minimum		124.41	340.41	448.41	1,096.41
Maximum		589.59	1,581.59	2,077.59	5,053.59

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING §22-246 OF THE CODE OF ORDINANCES PERTAINING TO NATURAL GAS RATES; INCREASING MONTHLY CHARGES FOR ALL CLASSIFICATIONS OF CUSTOMER; PROVIDING FOR ANNUAL INFLATION ADJUSTMENT; CHANGING THE GROSS PROFIT MARGIN OF THE CITY; CHANGING THE CALCULATION METHOD FOR THE FUEL ADJUSTMENT CHARGE; REPEALING CONFLICTING ORDINANCES; PROVIDING A SEVERANCE CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA:

SECTION I.

§22-246 of the Code of Ordinances for the City of Leesburg, Florida, is hereby amended in its entirety to read as set forth below:

Sec. 22-246. Gas service rate schedule.

The rates for the furnishing of gas service by the city shall be as set forth below. Rates shown shall be subject to periodic adjustment under §22-166 of this Code. The automatic annual adjustment described by 22-166 shall not apply to the Energy Conservation Adjustment. Rates described herein shall be effective for all utility bills rendered on or after the first day of the month following adoption of this Ordinance.

(1) Residential.

- a. Applicable. Service under the rate shall apply only to gas service used in a single private dwelling unit and its appurtenances and used for other than heating only and shall not be resold. Each dwelling unit in an apartment house shall be separately metered. Housing projects in which gas service is furnished by the lessor may be singularly metered and billed.
- b. Deposits. Deposits for each account shall be required as set forth more particularly in § 22-181 of this Code.
- c. Monthly rate.
Availability charge exclusive of use . . . \$6.78
Delivery Charge per therm, effective 6-1-2007 0.464400

(2) Heating only, residential.

- a. Applicable. Service under this rate shall apply only to gas service used for heating only in a single private dwelling unit and its appurtenances and shall

not be resold. Each dwelling unit in an apartment shall be separately metered. Housing projects in which gas service is furnished by the lessor may be singularly metered and billed.

b. Deposits. Deposits for each account shall be required as set forth more particularly in § 22-181 of this Code.

c. Monthly rate.
Availability charge, exclusive of use . . . \$10.17

Delivery Charge per therm, effective 6-1-20070.464400

(3) Public building, commercial and small industrial (not contract).

a. Applicable. To all publicly owned buildings, school buildings, commercial and industrial consumers.

b. Monthly rate.
Availability charge, exclusive of use . . . \$10.17
Energy Charge per therm, effective 6-1-2007 0.464400

(4) Large industrial--Contract.

a. Applicable. Gas service under this rate shall apply to large consumers of gas.

b. Rate. The rate shall be as fixed by contract between the city and the consumer, negotiated by the city manager, with the approval of the city commission.

(5) Reconnection charge. When any service is cut off for nonpayment of bill, and when connection service is requested to be performed after normal business hours, the reconnection charge shall be pursuant to the Utility Service Fee Schedule described in §22-6 of this Code. Service will not be restored after it is cut off for nonpayment until the account is paid current and the reconnection charge is paid.

(6) Fuel adjustment charge. All non-contract natural gas rates shall include a fuel adjustment charge. The fuel adjustment charge is the average cost of natural gas, per delivered therm. The calculation of the fuel adjustment charge shall be based upon past and estimated future costs. The fuel adjustment charge shall be calculated by the Finance Director, or his delegate, and revised as frequently as necessary to assure that the City recovers the total cost of all natural gas purchased.

(7) Turn-off and turn-on fee for gas service interrupted at customer's request. Any gas service interrupted at the request of the customer and restored for the same customer at the same address shall have the fees assessed according to the Utility Service Fee Schedule pursuant to §22-6 of this Code.

(8) Master metering. Where natural gas service charges are measured, in whole or in part, by a master meter, the availability charge on the master meter shall be the number of units served by the master meter times the rate per month availability charge. All consumption on the master meter shall be billed at the monthly rate per therm, as applicable, plus all other charges. The master meter shall be classified to the rate schedule which yields the highest

revenue consistent with the applicability clauses of the rate classes. Each and every user served by the master meter may be billed, at the discretion of the city, for the fixed charge assessed for each user within the particular user's service classification, and the person or entity in whose name the master meter is registered on the city's records shall in such event be billed for the variable charge assessed for the service being provided. As used in this subsection, the following terms shall have the meanings indicated:

- a. Master meter: Shall refer to a meter measuring the service provided to two (2) or more occupancy units being served by a single meter.
- b. Occupancy unit: Shall refer to that portion of any commercial establishment, single- or multi-unit residential building, or trailer, mobile home, manufactured housing, or recreational vehicle park, or marina which is set apart from the rest of such facility by clearly determinable boundaries, as described in the rental, lease or ownership agreement for such unit, or in the absence of such an agreement, where that portion of the facility is clearly set apart from the rest of the facility in a manner which evidences an intent to render the unit suitable for occupancy as a residential, commercial or other space as a discrete unit, separate and apart from the use or occupancy of other units within the same facility.
- c. User: Shall refer to the occupant(s) of any individual occupancy unit served by a master meter.
- d. Fixed charge: Shall refer to the minimum charge imposed by the city during a billing period, in the particular customer's service classification, for the availability of the service, if no service is actually used by the customer in a given billing period.
- e. Variable charge: Shall refer to that portion of the bill for the utility service which is assessed in addition to the fixed charge and which is based on actual usage in a given billing period.

(9) Initial connection fee. An initial connection fee per utility shall be charged according to the Utility Service Fee Schedule described in §22-6 of this Code.

(10) Energy conservation adjustment (Rider ECA). A rider applicable to all firm standard natural gas therm rates to recover the cost of energy conservation programs undertaken by the Leesburg Gas System and approved by the city manager. The ECA will not be applied to interruptible natural gas or contract rates. The currently calculated ECA rate is:

Natural gas rate schedule ECA, per therm . . . \$0.05

The above ECA rate is based on twelve (12) months projected expense levels. This ECA rate will normally be reviewed semi-annually in April and October and may be adjusted upward or downward based on actual and projected energy conservation program costs and projected consumption levels in order to recover the total cost of applicable gas system programs, including energy conservation incentive payments as well as the labor and other costs attributable to such energy conservation programs. The over and under recovery of these ECA costs will be computed and an adjustment in the ECA rate will be made. However, the ECA rate will be adjusted anytime the over or under recovery for a 12-month

period exceeds or is projected to exceed fifty thousand dollars (\$50,000.00) Any adjustment must be approved by the city manager and will be reported to the city commission at the first regularly scheduled commission meeting following the adjustment.

(11) Tax adjustment clause, TAC.

- a. Applicability. Tax adjustment clause shall be applicable to the monthly rate of each filed rate schedule as indicated with reference to billing adjustment.
- b. Calculation of tax adjustment. Calculation shall be minus or plus the applicable proportionate part of any taxes and assessments imposed by any governmental authority below or in excess of those in effect on the effective date hereof including, but not limited to, the City of Leesburg's Utility Service Tax, which are assessed on the basis of revenues from natural gas or service sold or the volume of natural gas purchased for sale or sold. Such taxes and assessments are to be reflected on the bills of only those customers within the jurisdiction of the governmental authority imposing the taxes and assessments.

SECTION II.

If any portion of this ordinance is declared invalid or unenforceable, then to the extent it is possible to do so without destroying the overall intent and effect of this ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of this ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION III.

All ordinances or parts of ordinances which are in conflict with this ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION IV.

This ordinance shall become effective immediately upon its passage.

THE CITY OF LEESBURG, FLORIDA

By: Sanna Henderson
Mayor

Attest: Jetty M. Richardson
City Clerk

ORDINANCE NO. 08-14

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING SECTION 22-227 OF THE CODE OF ORDINANCES PERTAINING TO POLLUTION ABATEMENT CHARGES; ESTABLISHING NEW RATE SCHEDULES FOR POLLUTION ABATEMENT CHARGES; PROVIDING FOR RATES EFFECTIVE MARCH 1, 2008; PROVIDING NEW PROPOSED BLOCK RATES; PROVIDING FOR RATES INSIDE AND OUTSIDE CITY LIMITS; PROVIDING FOR CONFLICTS; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA, that:

SECTION 1.

Section 22-227, of the Code of Ordinances of the City of Leesburg, Florida, is hereby amended in its entirety to read as:

Each classification of user shall be assessed the following charges for pollution abatement:

(1) Inside the City Wastewater Rates (CCF):

Line No.	Description	Proposed Rates Rates Effective 03/01/2008	New Proposed Block Rates 03/01/2008
<u>Customer Charge Residential and Master-Meter</u>			
1.	<u>Meter Size</u> ALL METER SIZES	\$ 20.10	
Consumption Charge (Per 1 CCF = Cubic Feet = 748 Gallons)			
<u>Consumption Charge Wastewater Residential</u>			<u>New Proposed</u>
<u>Block Rates (Per CCF)</u>			<u>Block Rates CCF)</u>
2.	Usage Up to 15 CCF	\$ 1.04200	Up to 21 CCF
<u>Customer Charge Commercial and Municipal</u>			
<u>Commercial and Municipal Classes</u>			
3.	COMMERCIAL I	\$ 20.91	
4.	COMMERCIAL II	\$ 35.59	
5.	COMMERCIAL III	\$ 87.43	
6.	COMMERCIAL IV	\$ 20.10	

Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)

Consumption Charge Wastewater Commercial and Municipal
Block Rates (Per CCF)

7.	COMMERCIAL I All CCF (No CAP)	\$ 1.71900
8.	COMMERCIAL II All CCF (No CAP)	\$ 2.13600
9.	COMMERCIAL III All CCF (No CAP)	\$ 2.65700
10.	COMMERCIAL IV All CCF (No CAP)	\$ 1.04200

(2) Inside the City Wastewater rates (1,000 Gallons):

Customer Charge Residential and Master-Meter

	<u>Meter Size</u>	
1.	ALL METER SIZES	\$ 20.10

Consumption Charge (Per 1,000 Gallons)
Consumption Charge Wastewater Residential
Block Rates (Per 1,000 Gallons)

2.	Usage Up to 11,000 Gallons	\$ 1.39400	New Proposed <u>Blocks(Th. Gall.)</u> Up to 15,000 Gall.
----	----------------------------	------------	--

Customer Charge Commercial and Municipal
Commercial and Municipal Classes

3.	COMMERCIAL I	\$ 20.91
4.	COMMERCIAL II	\$ 35.59
5.	COMMERCIAL III	\$ 87.43
6.	COMMERCIAL IV	\$ 20.10

Consumption Charge Wastewater Commercial and Municipal
Block Rates (Per 1,000 Gallons)

7.	COMMERCIAL I All CCF (No CAP)	\$ 2.29800
8.	COMMERCIAL II All CCF (No CAP)	\$ 3.85600

9. COMMERCIAL III
All CCF (No CAP) \$ 3.55200

10. COMMERCIAL IV
All CCF (No CAP) \$ 1.39400

(3) Outside the City Wastewater Rates (CCF):

Customer Charge Residential and Master-Meter

Line No.	Description	Proposed Rates Rates Effective 03/01/2008	New Proposed Block Rates 03/01/2008
----------	-------------	---	---

Meter Size

1. ALL METER SIZES \$ 25.13

Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)

Consumption Charge Wastewater Residential Block Rates (Per CCF)	New Proposed Block Rates Th. Gall.
--	---------------------------------------

2. Usage Up to 15 CCF \$ 1.30300 Up to 21 CCF

Customer Charge Commercial and Municipal
Commercial and Municipal Classes

3. COMMERCIAL I	\$ 26.14
4. COMMERCIAL II	\$ 44.49
5. COMMERCIAL III	\$ 109.29
6. COMMERCIAL IV	\$ 25.13

Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)

Consumption Charge Wastewater Commercial and Municipal
Block Rates (Per CCF)

7. COMMERCIAL I
All CCF (No CAP) \$ 2.14900

8. COMMERCIAL II
All CCF (No CAP) \$ 2.67000

9. COMMERCIAL III
All CCF (No CAP) \$ 3.32100

10. COMMERCIAL IV
All CCF (No CAP) \$ 1.30300

(4) Outside the City Wastewater Rates (1,000 Gallons):

Customer Charge Residential and Master-Meter

Line No.	Description	Proposed Rates Rates Effective 03/01/2008	New Proposed Block Rates 03/01/2008
<u>Meter Size</u>			
1.	ALL METER SIZE Consumption Charge (Per 1,000 Gallons) Consumption Charge Wastewater Residential	\$ 25.13	
<u>Block Rates (Per 1,000 Gallons)</u>			New Proposed
Usage Up to 11,000 Gallons			<u>Block Rates (Th. Gall.)</u>
2.	Usage Up to 11,000 Gallons	\$ 1.74200	Up to 15,000 Gall.
Customer Charge Commercial and Municipal			
<u>Commercial and Municipal Classes</u>			
3.	COMMERCIAL I	\$ 26.14	
4.	COMMERCIAL II	\$ 44.49	
5.	COMMERCIAL III	\$ 109.29	
6.	COMMERCIAL IV	\$ 25.13	
Consumption Charge Wastewater Commercial and Municipal			
<u>Block Rates (Per 1,000 Gallons)</u>			
7.	COMMERCIAL I All CCF (No CAP)	\$ 2.87300	
8.	COMMERCIAL II All CCF (No CAP)	\$ 3.57000	
9.	COMMERCIAL III All CCF (No CAP)	\$ 4.44000	
10.	COMMERCIAL IV All CCF (No CAP)	\$ 1.74200	

SECTION 2.

All ordinances or part of ordinances which are in conflict with this Ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION 3.

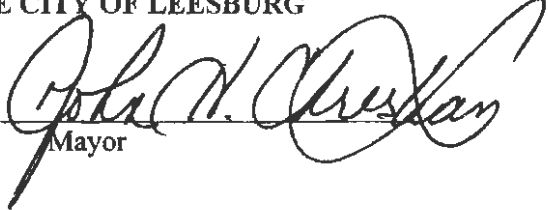
If any portion of this Ordinance is declared invalid or unenforceable, and to the extent that it is possible to do so without destroying the overall intent and effect of this Ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of the ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION 4.

This Ordinance shall become effective upon its passage and adoption according to law.

PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 11th day of February, 2008.

THE CITY OF LEESBURG

By: 
Mayor

ATTEST:


City Clerk

ORDINANCE NO. 09- 89

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING SECTION 22-211 OF THE CODE OF ORDINANCES PERTAINING TO WATER SERVICE RATES, AS AMENDED PREVIOUSLY BY ORDINANCE 09 - 64; ESTABLISHING A NEW RATE SCHEDULE FOR WATER; PROVIDING FOR RATES EFFECTIVE AS OF NOVEMBER 1, 2009; PROVIDING FOR RATES EFFECTIVE AS OF NOVEMBER 1, 2010; PROVIDING FOR RATES INSIDE AND OUTSIDE THE CITY LIMITS; PROVIDING FOR ADOPTION OF RECONNECTION CHARGES BY RESOLUTION; PROVIDING FOR CONTINUOUS SERVICE TO FIRE PROTECTION SYSTEMS FOR SAFETY REASONS IN THE EVENT OF A CUTOFF OF SERVICE; PROVIDING FOR CONFLICTS; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA, that:

SECTION 1.

Section 22-211, of the Code of Ordinances of the City of Leesburg, Florida, is hereby amended in its entirety to read as:

(a) *Water conservation service rate:*

(1) *Inside The City Water Rates (CCF):*

Line No.	<u>Description</u>	<u>Proposed Rates Effective 11/01/2009</u>	<u>Proposed Rates Effective 11/01/2010</u>
	Customer Charge Residential, Master-Meter, Commercial, and Sprinklers		
1.	All Meter Sizes	\$7.70	\$7.85
	Customer Charge Irrigation		
2.	All Meter Sizes	\$4.03	\$4.31
	Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)		
	Consumption Charge Potable Water Residential		
	<u>Block Rates (Per CCF)</u>		
3.	BAS1 (0 - 6)	\$0.64	\$0.65
4.	BAS2 (7 - 12)	\$0.77	\$0.82

5.	BAS3 (13 – 21)	\$1.07	\$1.14
6.	BAS4 (22 – 45)	\$1.45	\$1.55
7.	BAS5 (Over 45)	\$2.66	\$2.84

Consumption Charge Potable Water Commercial
Block Rates (Per CCF)

8.	All CCF (No Cap)	\$1.03	\$1.10
----	------------------	--------	--------

Consumption Charge Irrigation Residential
Block Rates (Per CCF)

9.	BAS1 (0 – 9)	\$1.07	\$1.14
10.	BAS2 (10 – 33)	\$1.45	\$1.55
11.	BAS3 (Over 33)	\$2.66	\$2.84

Consumption Charge Irrigation Commercial and Common Area
Block Rates (Per CCF)

12.	BAS1 (0 – 33)	\$1.07	\$1.14
13.	BAS2 (Over 33)	\$1.45	\$1.55

(2) *Inside The City Water Rates (TGAL):*

Line No.	Description	Proposed Rates Effective 11/01/2009	Proposed Rates Effective 11/01/2010
----------	-------------	-------------------------------------	-------------------------------------

Customer Charge Residential, Master-Meter, Commercial, and Sprinklers

14.	All Meter Sizes	\$7.70	\$7.85
-----	-----------------	--------	--------

Customer Charge Irrigation

15.	All Meter Sizes	\$4.03	\$4.31
-----	-----------------	--------	--------

Consumption Charge (Per 1 TGAL = 1000 Gallons)

Consumption Charge Potable Water Residential
Block Rates (Per TGAL)

16.	BAS1 (0 – 4)	\$0.86	\$0.88
17.	BAS2 (5 – 8)	\$1.02	\$1.09
18.	BAS3 (9 – 15)	\$1.43	\$1.53
19.	BAS4 (16 – 33)	\$1.94	\$2.07
20.	BAS5 (Over 33)	\$3.56	\$3.80

Consumption Charge Potable Water Commercial
Block Rates (Per TGAL)

21.	All CCF (No Cap)	\$1.38	\$1.47
-----	------------------	--------	--------

Consumption Charge Irrigation Residential
Block Rates (Per TGAL)

22.	BAS1 (0 – 7)	\$1.43	\$1.53
23.	BAS2 (8 – 25)	\$1.94	\$2.07
24.	BAS3 (Over 25)	\$3.56	\$3.80

Consumption Charge Irrigation Commercial and Common Area
Block Rates (Per TGAL)

25.	BAS1 (0 – 25)	\$1.43	\$1.53
26.	BAS2 (Over 25)	\$1.94	\$2.07

(3) Outside The City Water Rates (CCF):

Line No.	Description	Proposed Rates Effective 11/01/2009	Proposed Rates Effective 11/01/2010
----------	-------------	-------------------------------------	-------------------------------------

Customer Charge Residential, Master-Meter, Commercial, and Sprinklers

27.	All Meter Sizes	\$9.63	\$9.81
-----	-----------------	--------	--------

Customer Charge Irrigation

28.	All Meter Sizes	\$5.04	\$5.39
-----	-----------------	--------	--------

Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)

Consumption Charge Potable Water Residential
Block Rates (Per CCF)

29.	BAS1 (0 – 6)	\$0.80	\$0.81
30.	BAS2 (7 – 12)	\$0.96	\$1.03
31.	BAS3 (13 – 21)	\$1.34	\$1.43
32.	BAS4 (22 – 45)	\$1.81	\$1.94
33.	BAS5 (Over 45)	\$3.33	\$3.55

Consumption Charge Potable Water Commercial
Block Rates (Per CCF)

34.	All CCF (No Cap)	\$1.29	\$1.38
-----	------------------	--------	--------

Consumption Charge Irrigation Residential
Block Rates (Per CCF)

35.	BAS1 (0 – 9)	\$1.34	\$1.43
36.	BAS2 (10 – 33)	\$1.81	\$1.94
37.	BAS3 (Over 33)	\$3.33	\$3.55

Consumption Charge Irrigation Commercial and Common Area
Block Rates (Per CCF)

38.	BAS1 (0 – 33)	\$1.34	\$1.43
39.	BAS2 (Over 33)	\$1.81	\$1.94

(4) *Outside The City Water Rates (TGAL):*

Line No.	Description	Proposed Rates Effective 11/01/2009	Proposed Rates Effective 11/01/2010
----------	-------------	-------------------------------------	-------------------------------------

Customer Charge Residential, Master-Meter, Commercial, and Sprinklers

40.	All Meter Sizes	\$9.63	\$9.81
-----	-----------------	--------	--------

Customer Charge Irrigation

41.	All Meter Sizes	\$5.04	\$5.39
-----	-----------------	--------	--------

Consumption Charge (Per 1 TGAL = 1000 Gallons)

Consumption Charge Potable Water Residential
Block Rates (Per TGAL)

42.	BAS1 (0 – 4)	\$1.08	\$1.10
43.	BAS2 (5 – 8)	\$1.28	\$1.36
44.	BAS3 (9 – 15)	\$1.79	\$1.91
45.	BAS4 (16 – 33)	\$2.43	\$2.59
46.	BAS5 (Over 33)	\$4.45	\$4.75

Consumption Charge Potable Water Commercial
Block Rates (Per TGAL)

47.	All CCF (No Cap)	\$1.73	\$1.84
-----	------------------	--------	--------

Consumption Charge Irrigation Residential
Block Rates (Per TGAL)

48.	BAS1 (0 – 7)	\$1.79	\$1.91
49.	BAS2 (8 – 25)	\$2.43	\$2.59
50.	BAS3 (Over 25)	\$4.45	\$4.75

Consumption Charge Irrigation Commercial and Common Area
Block Rates (Per TGAL)

51.	BAS1 (0 – 25)	\$1.79	\$1.91
-----	---------------	--------	--------

52. BAS2 (Over 25)

\$2.43

\$2.59

In all categories, for installations which have fire protection systems utilizing city water, whether or not metered, there shall be imposed a monthly availability charge, regardless of actual usage, in the amount of \$2.00 per inch diameter of service pipe serving the fire protection system.

(b) Deposits for each account shall be required as set forth more particularly in section 22-181 of this Code.

(c) A reconnection charge, when service is cut off for nonpayment of bill, and when connection service is requested to be performed after normal business hours, will be imposed as provided in the utility service fee schedule adopted or amended from time to time by Resolution of the City Commission.

(d) Service will not be turned on after it is cut off for nonpayment until the account is paid current and cut-on charge is paid. In those installations which have fire protection systems which are operated by city water, service shall remain turned on to the fire protection system as a matter of public safety, however there shall be charged, in addition to the normal reconnection charge, a reconnection surcharge of two dollars (\$2.00) per month per inch diameter of service pipe serving the installation.

(e) Where water service charges are measured, in whole or in part, by a master meter, the availability charge on the master meter shall be the number of units served by the master meter times the rate per month availability charge. All consumption on the master meter shall be billed at the charge per one hundred (100) cubic feet, as applicable, plus all other charges. The master meter shall be classified to the rate schedule which yields the highest revenue consistent with the applicability clauses of the rate classes. Each and every user served by the master meter may be billed, at the discretion of the city, for the fixed charge assessed for each user within the particular user's service classification, and the person or entity in whose name the master meter is registered on the city's records shall in such event be billed for the variable charge assessed for the service being provided. As used in this subsection, the following terms shall have the meanings indicated:

(1) *Master meter*: Shall refer to a meter measuring the service provided to two (2) or more occupancy units being served by a single meter.

(2) *Occupancy unit*: Shall refer to that portion of any commercial establishment, single- or multi-unit residential building, or trailer, mobile home, manufacture housing, or recreational vehicle park, or marina which is set apart from the rest of such facility by clearly determinable boundaries, as described in the rental, lease or ownership agreement for such unit, or in the absence of such an agreement, where that portion of the facility is clearly set apart from the rest of the facility in a manner which evidences an intent to render the unit suitable for occupancy as a residential, commercial or other space as a discrete unit, separate and apart from the use or occupancy of other units within the same facility.

(3) *User*: Shall refer to the occupant(s) of any individual occupancy unit served by a master meter.

(4) *Fixed charge*: Shall refer to the minimum charge imposed by the city during a billing period, in the particular customer's service classification, for the availability of the service, whether or not service is actually used by the customer in a given billing period.

(5) *Variable charge*: Shall refer to that portion of the bill for the utility service which is assessed in addition to the fixed charge and which is based on actual usage in a given billing period.

SECTION 2.

All ordinances or parts of ordinances which are in conflict with this ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinances, in which case those ordinances so effected shall be hereby repealed in their entirety. Except as specifically modified by this Ordinance, the provisions of Ordinance 09 – 64 are hereby ratified and confirmed as originally enacted and shall be and remain in full force *nunc pro tunc* to its original adoption date of October 26, 2009.

SECTION 3.

If any portion of this ordinance is declared invalid or unenforceable, and to the extent it is possible to do so without destroying the overall intent and effect of this ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of this ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION 4.

This ordinance shall become effective upon passage.

PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 21 day of December, 2009.

THE CITY OF LEESBURG

By: _____

Mayor

ATTEST:

Betty Richardson
City Clerk

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING §22 – 211 OF THE CODE OF ORDINANCES PERTAINING TO WATER RATES, PROVIDING NEW RATE TABLES FOR CUSTOMERS CONNECTED TO THE ROYAL HIGHLANDS WATER TREATMENT PLANT; AMENDING SUBSECTIONS (a)(3) AND (a)(4) OF §22 – 211 TO EXCLUDE FROM THE RATE TABLES IN THOSE SUBSECTIONS ANY CUSTOMERS CONNECTED TO THE ROYAL HIGHLANDS WATER TREATMENT PLANT; CREATING SUBSECTIONS (a)(5) AND (a)(6) OF §22 – 211 TO SPECIFY THE RATES FOR CUSTOMERS CONNECTED TO THE ROYAL HIGHLANDS WATER TREATMENT PLANT; LIMITING CONNECTIONS TO THE ROYAL HIGHLANDS WATER TREATMENT PLANT TO CONFORM TO THE WITHDRAWAL LIMITATIONS FOR THAT FACILITY IN THE CITY'S CONSUMPTIVE USE PERMIT; SETTING FOR LEGISLATIVE FINDINGS; REPEALING CONFLICTING ORDINANCES; AND PROVIDING AN EFFECTIVE DATE.

NOW THEREFORE, BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA:

SECTION I.

The City Commission of the City of Leesburg, Florida, makes the following legislative findings with respect to the rates charged for water supplied by the City's Royal Highlands Water Treatment Plant:

- The City of Leesburg provides potable water to its customers under the provisions of Consumptive Use Permit (CUP) # 94, issued by St. Johns River Water Management District (SJRWMD).
- CUP # 94 was issued by SJRWMD on November 16, 2010.
- SJRWMD has previously established Minimum Flows and Levels (MFL's) for Lake Apshawa (North and South).
- The MFL's for Lake Apshawa have been violated in the historic period since establishment of the MFL's for that body of water.
- CUP permitting rules prohibit issuance of a permit which will impact an MFL which has been violated.
- Hydrogeologic modeling of ground water withdrawals from the Royal Highlands Wellfield demonstrated that the MFL's for Lake Apshawa would be impacted by then-current withdrawals, necessitating a reduction of ground water withdrawals from the Royal Highlands Wellfield.
- CUP # 94 contains Condition # 24, which allocates maximum annual groundwater withdrawals from the Royal Highlands Wellfield as follows:
 - 354.05 million gallons (0.97 million gallons per day (mgd) average) in 2010,
 - 321.20 million gallons (0.88 mgd average) in 2011,
 - 292.00 million gallons (0.80 mgd average) in 2012,
 - 277.40 million gallons (0.76 mgd average) in 2013,
 - 266.45 million gallons (0.73 mgd average) in 2014,

- 259.15 million gallons (0.71 mgd average) in 2015 and,
- 251.85 million gallons (0.69 mgd average) in 2016 through 2030.
- 2010 groundwater withdrawals from the Royal Highlands Wellfield were 0.94 mgd, which is acceptable under condition # 24 but exceeds the allocation for 2011.
- Implementation of an enhanced conservation rate structure is necessary to discourage high water consumption that would cause overwithdrawal from the Royal Highlands Wellfield and therefore violate Condition 24 of CUP # 94 in 2011 and succeeding years.
- The enhanced conservation rate structure should be applied to all residential customers attached to the Royal Highlands Water Treatment Plant.

SECTION II.

§22 – 211(a) of the Code of Ordinances of the City of Leesburg, Florida, is hereby amended to read as follows:

(a) *Water conservation service rate:*

(1) *Inside the city water rates (CCF):*

TABLE INSET:

Line No.	Description	Rates Effective 11/01/2009	Rates Effective 11/01/2010
	Customer Charge Residential, Master-Meter, Commercial, and Sprinklers		
	Meter Size		
1.	ALL METER SIZES	\$7.70	\$7.85
	Customer Charge Irrigation		
	Meter Size		
2.	ALL METER SIZES	\$4.03	4.31
	Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)		
	Consumption Charge Potable Water Residential		
	Block Rates (Per CCF)		
3.	BAS1 (0--6)	\$0.64	\$0.65
4.	BAS2 (7--12)	\$0.77	\$0.82
5.	BAS3 (13--21)	\$1.07	\$1.14
6.	BAS4 (22--45)	\$1.45	\$1.55
7.	BAS5 (Over 45)	\$2.66	\$2.84
	Consumption Charge Potable Water Commercial		
	Block Rates (Per CCF)		
8.	All CCF (No Cap)	\$1.03	\$1.10
	Consumption Charge Residential Irrigation		
	Block Rates (Per		

	CCF)		
9.	BAS1 (0--9)	\$1.07	\$1.14
10.	BAS2 (10--33)	\$1.45	\$1.55
11.	BAS3 (Over 33)	\$2.66	\$2.84
Consumption Charge Commercial and Common Area Irrigation			
	Block Rates (Per CCF)		
12.	BAS1 (0--33)	\$1.07	\$1.14
13.	BAS2 (Over 33)	\$1.45	\$1.55

(2) *Inside the city water rates (TGAL):*

TABLE INSET:

Line No.	Description	Rates Effective 11/01/2009	Rates Effective 11/01/2010
Customer Charge Residential, Master-Meter, Commercial, and Sprinklers			
	Meter Size		
14.	ALL METER SIZES	\$7.70	\$7.85
Customer Charge Irrigation			
15.	ALL METER SIZES	\$4.03	\$4.31
Consumption Charge (Per 1,000 Gallons)			
Consumption Charge Potable Water Residential			
Block Rates (Per TGAL)			
16.	BAS1 (0--4)	\$0.86	\$0.88
17.	BAS2 (5--8)	\$1.02	\$1.09
18.	BAS3 (9--15)	\$1.43	\$1.53
19.	BAS4 (16--33)	\$1.94	\$2.07
20.	BAS5 (Over 33)	\$3.56	\$3.80
Consumption Charge Potable Water Commercial			
Block Rates (Per TGAL)			
21.	All CCF (No Cap)	\$1.38	\$1.47
Consumption Charge Irrigation Residential			
Block Rates (Per TGAL)			
22.	BAS1 (0--7)	\$1.43	\$1.53
23.	BAS2 (8--25)	\$1.94	\$2.07
24.	BAS3 (Over 25)	\$3.56	\$3.80

Consumption Charge Irrigation Commercial and Common Area			
Block Rates (Per TGAL)			
25.	BAS1 (0--25)	\$1.43	\$1.53
26.	BAS2 (Over 25)	\$1.94	\$2.07

(3) Outside the city water rates excluding customers connected to the Royal Highlands Water Treatment Plant (CCF):

TABLE INSET:

Line No.	Description	Rates Effective 11/01/2009	Rates Effective 11/01/2010
	Customer Charge Residential, Master-Meter, Commercial, Irrigation and Sprinklers		
	Meter Size		
27.	ALL METER SIZES	\$9.63	\$9.81
	Customer Charge Irrigation		
28.	ALL METER SIZES	\$5.04	\$5.39
	Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)		
	Consumption Charge Potable Water Residential		
	Block Rates (Per CCF)		
29.	BAS1 (0--6)	\$0.80	\$0.81
30.	BAS2 (7--12)	\$0.96	\$1.03
31.	BAS3 (13--21)	\$1.34	\$1.43
32.	BAS4 (22--45)	\$1.81	\$1.94
33.	BAS5 (Over 45)	\$3.33	\$3.55
	Consumption Charge Potable Water Commercial		
	Block Rates (Per CCF)		
34.	All CCF (No Cap)	\$1.29	\$1.38
	Consumption Charge Irrigation Residential		
	Block Rates (Per CCF)		
35.	BAS1 (0--9)	\$1.34	\$1.43
36.	BAS2 (10--33)	\$1.81	\$1.94
37.	BAS3 (Over 33)	\$3.33	\$3.55
	Consumption Charge Irrigation Commercial and Common Area		
	Block Rates (Per CCF)		
38.	BAS1 (0--33)	\$1.34	\$1.43
39.	BAS2 (Over 33)	\$1.81	\$1.94

(4) *Outside the city water rates excluding customers connected to the Royal Highlands Water Treatment Plant (TGAL):*

TABLE INSET:

Line No.	Description	Rates Effective 11/01/2009	Rates Effective 11/01/2010
	Customer Charge Residential, Master-Meter, Commercial, and Sprinklers		
	Meter Size		
40.	ALL METER SIZES	\$9.63	\$9.81
	Customer Charge Irrigation		
	Meter Size		
41.	ALL METER SIZES	\$5.04	\$5.39
	Consumption Charge (Per 1 TGAL = 1000 Gallons)		
	Consumption Charge (Per 1,000 Gallons)		
	Consumption Charge Potable Water Residential		
	Block Rates (Per TGAL)		
42.	BAS1 (0--4)	\$1.08	\$1.10
43.	BAS2 (5--8)	\$1.28	\$1.36
44.	BAS3 (9--15)	\$1.79	\$1.91
45.	BAS4 (16--33)	\$2.43	\$2.59
46.	BAS5 (Over 33)	\$4.45	\$4.75
	Consumption Charge Potable Water Commercial		
	Block Rates (Per TGAL)		
47.	All CCF (No Cap)	\$1.73	\$1.84
	Consumption Charge Irrigation Residential		
	Block Rates (Per TGAL)		
48.	BAS1 (0--7)	\$1.79	\$1.91
49.	BAS2 (8--25)	\$2.43	\$2.59
50.	BAS3 (Over 25)	\$4.45	\$4.75
	Consumption Charge Commercial and Common Area Irrigation		
	Block Rates (Per TGAL)		
51.	BAS1 (0--25)	\$1.79	\$1.91
52.	BAS2 (Over 25)	\$2.43	\$2.59

(3) *Outside the city water rates only for customers connected to the Royal Highlands Water Treatment Plant (CCF):*

TABLE INSET:

Line No.	Description	Rates Effective 08/01/2011
	Customer Charge Residential, Master-Meter, Commercial, Irrigation and Sprinklers	
	Meter Size	
27.	ALL METER SIZES	\$9.81
	Customer Charge Irrigation	
28.	ALL METER SIZES	\$5.39
	Consumption Charge (Per 1 CCF = 100 Cubic Feet = 748 Gallons)	
	Consumption Charge Potable Water Residential	
	Block Rates (Per CCF)	
29.	BAS1 (0--6)	\$0.81
30.	BAS2 (7--12)	\$1.03
31.	BAS3 (13--21)	\$1.43
32.	BAS4 (22--45)	\$3.88
33.	BAS5 (Over 45)	\$10.65
	Consumption Charge Potable Water Commercial	
	Block Rates (Per CCF)	
34.	All CCF (No Cap)	\$1.38
	Consumption Charge Irrigation Residential	
	Block Rates (Per CCF)	
35.	BAS1 (0--9)	\$1.43
36.	BAS2 (10--33)	\$3.88
37.	BAS3 (Over 33)	\$10.65
	Consumption Charge Irrigation Commercial and Common Area	
	Block Rates (Per CCF)	
38.	BAS1 (0--33)	\$1.43
39.	BAS2 (Over 33)	\$1.94

(4) Outside the city water rates only for customers connected to the Royal Highlands Water Treatment Plant (TGAL):

TABLE INSET:

Line No.	Description	Rates Effective 11/01/2010
	Customer Charge Residential, Master-Meter, Commercial, and Sprinklers	
	Meter Size	
40.	ALL METER SIZES	\$9.81
	Customer Charge Irrigation	
	Meter Size	
41.	ALL METER SIZES	\$5.39
	Consumption Charge (Per 1 TGAL = 1000 Gallons)	
	Consumption Charge (Per 1,000 Gallons)	
	Consumption Charge Potable Water Residential	
	Block Rates (Per TGAL)	
42.	BAS1 (0--4)	\$1.10
43.	BAS2 (5--8)	\$1.36
44.	BAS3 (9--15)	\$1.91
45.	BAS4 (16--33)	\$5.18
46.	BAS5 (Over 33)	\$14.25
	Consumption Charge Potable Water Commercial	
	Block Rates (Per TGAL)	
47.	All CCF (No Cap)	\$1.84
	Consumption Charge Irrigation Residential	
	Block Rates (Per TGAL)	
48.	BAS1 (0--7)	\$1.91
49.	BAS2 (8--25)	\$5.18
50.	BAS3 (Over 25)	\$14.25
	Consumption Charge Commercial and Common Area Irrigation	
	Block Rates (Per TGAL)	
51.	BAS1 (0--25)	\$1.91
52.	BAS2 (Over 25)	\$2.59

If the withdrawals from the Royal Highlands Wellfield have been within limits established in Condition 24 of Consumptive Use Permit 94 for two consecutive full calendar years after the effective date of this Ordinance, the BAS4 rates shown in subsections (3) and (4) above, for customers connected to the Royal Highlands Water Treatment Plant only, as those rates may have been adjusted under §22 – 166 of this Code, shall decrease by 25%, and BAS5 rates shown in those same subsections (as adjusted under §22 – 166) shall decrease by 33%. However, if in any calendar year withdrawals exceed the limits of Condition 24, the BAS4 and BAS5 rates in those subsections

shall revert to the higher rate for BAS4 and BAS5, computed based on the rates shown in those subsections as adjusted under §22 – 166 up to the time of the increase.

No additional connections shall be made to the Royal Highlands Water Treatment Plant following the effective date of this Ordinance, except for the following:

- (i) Lots within the following plats comprising the development Royal Highlands, which have never been connected to the Royal Highlands Water Treatment Plant before the effective date of this Ordinance: Plat Book 37, Page 3; Plat Book 43, Page 66; Plat Book 39, Page 32; Plat Book 40, Page 34; Plat Book 41, Page 49; Plat Book 44, Page 31; Plat Book 44, Page 91; Plat Book 46, Page 59; Plat Book 50, Page 30; and Plat Book 38, Page 16; all in the Public Records of Lake County, Florida.
- (ii) Lots within the plat of Whitemarsh, according to the plat thereof recorded in Plat Book 61, Page 22, Public Records of Lake County, Florida, which have never been connected to the Royal Highlands Water Treatment Plant before the effective date of this Ordinance.
- (iii) Such other connections as are approved by Resolution adopted by the Leesburg City Commission.

In all categories, for installations which have fire protection systems utilizing City water, whether or not metered, there shall be imposed a monthly availability charge, regardless of actual usage, in the amount of two dollars (\$2.00) per inch diameter of service pipe serving the fire protection system.

SECTION III.

All ordinances or part of ordinances which are in conflict with this Ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION IV.

If any portion of this Ordinance is declared invalid or unenforceable, and to the extent that it is possible to do so without destroying the overall intent and effect of this Ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of the ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION V.

This Ordinance shall become effective upon its passage and adoption according to law.

PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 25 day of July, 2011.

THE CITY OF LEESBURG, FLORIDA

BY: Bill Polk
MAYOR

Attest: Betty Richardson
CITY CLERK

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING CERTAIN SUBSECTIONS OF §22 – 196 OF THE CODE OF ORDINANCES, PERTAINING TO ELECTRIC RATES, INCREASING THE RATES IN SCHEDULES RS (RESIDENTIAL SERVICE), GS (GENERAL SERVICE NON _ DEMAND), GSD (GENERAL SERVICE DEMAND), AND TOU (TIME OF USE); PROVIDING FOR AUTOMATIC ANNUAL INCREASES OF 5% PER YEAR FOR 2014 AND 2015; SPECIFYING HOW THE ANNUAL 5% RATE INCREASES IN 2013, 2014 AND 2015 ARE TO BE APPLIED IN CONJUNCTION WITH THE AUTOMATIC INCREASES SPECIFIED IN §22 – 166 OF THE CODE OF ORDINANCES; PRESERVING §22 – 196 EXCEPT AS AMENDED HEREBY; REPEALING ANY CONFLICTING ORDINANCES; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA:

SECTION I.

§22 – 196 of the Code of Ordinances of the City of Leesburg, Florida, is hereby amended so that the subsections thereof listed below shall, following the effective date of this Ordinance, read as follows (NOTE: provisions in ~~strikeout~~ are being deleted from the existing ordinance, provisions in double underline are being added or amended by this Ordinance, and text not marked remains the same as in the existing ordinance):

(1) *Rate schedule RS, residential service.*

- a. *Availability:* This rate is available to all applicable customers in the service area.
- b. *Applicability:* The residential electric rate applies to an electrical service supplying electricity to a single-family residence. Service provided under this section shall not be shared with or resold to others.
- c. *Character of service:* Service shall be single-phase, sixty (60) cycles and approximately 120/240 volts. If three (3) phases are desired, additional charges must be paid by the customer.
- d. *Limitations:* Service is subject to all of the rules and regulations of this tariff and general rules and regulations of the utility. Standby or resale service is not permitted.
- e. Rate per month.

Customer charge~~\$10.62~~ 11.77
 All kwh, per kwh~~0.08429~~ 0.090108

The rates per month shall become effective with all bills rendered on or after the first day ~~of the month subsequent to adoption~~ November 1, 2013. Such rates per month are subject to the

annual inflation adjustment component pursuant to section 22-166, beginning as of October 1, 2016.

f. *Minimum charge:* The minimum monthly bill shall be the customer charge plus other applicable charges, covered by ordinance, state statutes or federal law.

g. *Terms of payment:* All bills and charges for electric current are due and payable twenty (20) days following date of billing. If not paid within twenty (20) days a carrying charge equal to five (5) percent of the total bill is added. Service is discontinued if bill and carrying charge are not paid on or before thirty (30) days succeeding that in which electricity shall have been furnished by the city as stated in all bills rendered.

h. *Billing adjustments:* See "Bulk Power Cost Adjustment," "Energy Conservation Cost Recovery," and "Tax Adjustment Clause".

i. *Deposits.* Deposits for each account shall be required as set forth more particularly in section 22-181 of this Code.

j. *Reconnection charge:* When service is cut off for nonpayment of bill, and when connection service is requested to be performed after normal business hours, the reconnection fee shall be as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code. When service is cut off for meter-tampering, the charge to reconnect shall be as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code plus damages and penalties allowed by state statutes.

(2) Rate schedule GS, general service, nondemand.

a. *Availability.* This rate is available to all applicable customers in the service area.

b. *Applicability.* This rate shall be applicable to all electrical services not covered by any of the other rate categories, residential electrical rate, general service demand rate and flat service rate.

c. *Limitation.* Service is subject to all of the rules and regulations of this tariff and general rules and regulations of the utility. Standby or resale is not permitted.

d. *Rate per month.*

Customer charge~~\$40.62~~ 11.77
All kwh~~0.08847~~ 0.098067

The rates per month shall become effective with all bills rendered on or after the first day of ~~the month subsequent to adoption~~ November 1, 2013. Such rates per month are subject to the annual inflation adjustment component pursuant to section 22-166, beginning as of October 2, 2016.

c. *Minimum charge:* The minimum monthly bill shall be the customer charge plus other applicable charges, covered by ordinance, state statutes or federal law.

f. *Terms of payment:* All bills and charges for electric current are due and payable twenty (20) days following date of billing. If not paid within twenty (20) days a carrying charge equal to five (5) percent of the total bill is added. Service is discontinued if bill and carrying charge are not paid on or before thirty (30) days succeeding that in which electricity shall have been furnished by the city as stated in all bills rendered.

g. *Billing adjustments:* See "Bulk Power Cost Adjustment," "Energy Conservation Cost Recovery," and "Tax Adjustment Clause".

h. *Deposits.* Deposits for each account shall be required as set forth more particularly in section 22-181 of this Code.

i. *Reconnection charge:* When service is cut off for nonpayment of bill, and when connection service is requested to be performed after normal business hours, the reconnection fee shall be as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code. When service is cut off for meter tampering, such reconnection charge shall be as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code plus damages and penalties allowed by state statutes.

(3) Rate schedule GSD, general service, demand.

a. *Availability.* This rate is available to all applicable customers in the service area.

b. *Application.*

1. *GSD-1:* For electric service for commercial or industrial lighting, power and any other purpose to any customer with a measured demand in excess of 20 kW and less than 500 kW. Customers with a demand of 20 kW or less may enter into an agreement for service under this schedule based on a demand charge for a minimum of 21 kW.
2. *GSD-2:* For electric service for commercial or industrial lighting, power and any other purpose to any customer with a measured demand of 500 kW and less than 2,000 kW. Customers with a demand of less than 500 kW may enter into an agreement for service under this schedule based on a demand charge for a minimum of 500 kW.
3. *GSD-3:* For electric service for commercial or industrial lighting, power and any other purpose to any customer with a measured demand of 2,000 kW or more. Customers with a demand of less than 2,000 kW may enter into an agreement for service under this schedule based on a demand charge for a minimum of 2,000 kW.

c. *Special provisions.* Any customer whose demand is greater than twenty (20) kw, but less than fifty (50) kw, may at the option of the customer elect to be billed at the general service rate schedule, GS Code 444.2. If the customer modifies electrical usage to the extent the general service demand rate, GSD Code 444.3, produces lower billing, customer may at its option rescind the election to be billed at the general service rate schedule, GS Code 444.2, provided however, that the option of being billed at the general service rate schedule, GS Code 444.2 shall then no longer be available to such customer.

d. *Character of service.* The service shall be three-phase, sixty (60) cycles and approximately one hundred twenty (120) volts or higher, at utility option.

e. *Limitations.* Standby or resale is not permitted.

f. *Rate per month.*

1. *GSD-1.* Billing demand of 21kW—499kW:

Customer charge~~\$22.66~~ 25.02

Demand charge~~10.55~~ 11.38

Energy rate~~0.04165~~ 0.045991

2. *GDS-2.* Billing demand of 500—1,999 kW:

Customer charge~~\$40.16~~ 44.34

Demand charge~~12.05~~ 12.99

Energy rate~~0.03806~~ 0.042024

3. *GSD-3.* Billing demand of 2,000 kW or more:

Customer charge~~\$80.32~~ 88.68

Demand charge~~14.96~~ 16.13

Energy rate~~0.03304~~ 0.036481

The rates per month shall become effective with all bills rendered on or after the first day of the ~~month subsequent to adoption~~ November, 2013. Such rates per month are subject to the annual inflation adjustment component pursuant to section 22-166, beginning as of October 2, 2016.

g. *Minimum charge.* The minimum monthly charge shall be not less than the sum of customer charge and the demand charge for the currently effective billing demand, plus other applicable charges covered by ordinances, state statutes or federal law.

h. *Billing demand.* The maximum fifteen-minute integrated demand established during the current billing period.

i. *Power factor.* When the power factor is less than ninety (90) percent, the billing demand may be determined upon the basis of ninety (90) percent of the calculated kVa, demand.

j. *Deposits.* Deposits for each account shall be required as set forth more particularly in section 22-181 of this Code.

k. *Reconnection charge.* When service is cut off for nonpayment of bill, and when connection service is requested to be performed after normal business hours, the reconnection charge shall be as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code. When service is cut off for meter tampering, there shall be a reconnection charge as prescribed by the utility service fee schedule pursuant to section 22-6 of this Code, plus damages and penalties allowed by state statute.

l. *Terms of payment.* All bills and charges for electric current are due and payable twenty (20) days following date of billing. If not paid within twenty (20) days a carrying charge equal to five (5) percent of the total bill is added. Service is discontinued if bill and carrying charge are not paid on or before thirty (30) days succeeding that in which electricity shall have been furnished by the city as stated in all bills rendered.

m. *Term of service.* Service under this rate shall be for a minimum initial term of twelve (12) months from commencement of service and shall continue thereafter until receipt of notice by the city from the customer to disconnect, or upon disconnect by the city as provided by ordinance, or until the customer's demand is below twenty (20) kw for a consecutive twelve-month period. Customers taking service under another rate schedule who elect to transfer to this rate must remain on this rate for a minimum of twelve (12) months. Where special equipment to serve the customer is required, the city may require a specified term of service contract.

n. *Special provisions.*

1. Any customer other than residential whose monthly demand is greater than twenty (20) kw but does not exceed forty-nine (49) kw for more than two (2) months out of the preceding twelve (12) consecutive months ending with the current billing period may, at the option of the customer, elect to be billed at the General Service Rate Schedule, GS Code 4442. Provided, that once a customer has exceeded forty-nine (49) for more than two (2) months out of the preceding twelve (12) consecutive months, no rate change option is available. If the customer modifies electrical usage to the extent the General Service Demand Rate (GSD Code 4443) produces lower billing, customer may, at its option, rescind the election to be billed at the General Service Rate Schedule, GS Code 4442; provided, that the option of being billed at the General Service Rate Schedule, GS Code 4442, shall then no longer be available to such customer.
2. The city may, under the provisions of this rate, require a contract with the customer. Whenever the customer increases his electrical load, which increase requires the city to increase facilities installed for the specific use of the customer, a new term of service may be required.
3. Any church or religious institution may, at their option, regardless of their demand, elect to be billed at the General Service Non Demand Rate and may not rescind such election thereafter for a period of twelve (12) months. This election may be for the sanctuary and related Sunday School or religious educational buildings.

o. *Billing adjustments.* See "Bulk Power Cost Adjustment," "Energy Conservation Cost Recovery," and "Tax Adjustment Clause".

(13) *Rate Schedules TOU – 1 and TOU – 2, Time of Use Rates.*

- a. *Availability.* Available throughout the entire territory served by the City subject to equipment availability. This is an optional service available at the customer's request. Customer may choose either rate schedule TOU-R1 or TOU-R2.

- b. *Applicability.* The residential electric rate applies to an electrical service supplying electricity to a single-family residence. Service provided under this section shall not be shared with or resold to others.
- c. *Character of Service.* Service shall be single-phase, sixty (60) cycles and approximately 120/240 volts. If three (3) phases are desired, additional charges must be paid by the customer.
- d. *Limitations.* Service is subject to all of the rules and regulations of this ordinance and the general rules and regulations of the City's electric utility. Standby or resale service is not permitted. No customer who elects to obtain service under this TOU rate schedule shall be eligible for any other load management credits offered by the City to residential customers.
- e. *Rates per month.* The following rate schedules shall apply to this TOU rate:

Customer Charge \$~~41.40~~ 11.77

Rate per kWh:

	<u>TOU-R1</u>	<u>TOU-R2</u>
Winter – On-peak	\$0.404134 <u>\$0.424341</u>	\$0.265005 <u>\$0.278255</u>
Winter – Off-peak	0.060165 <u>0.063173</u>	0.070985 <u>0.074534</u>
Summer – On-peak	0.352527 <u>0.370153</u>	0.230715 <u>0.242251</u>
Summer – Off-peak	0.062573 <u>0.065702</u>	0.072777 <u>0.076416</u>

Winter – On-peak is defined as the hours from 7 a.m. to 9 a.m. on Monday through Friday during the months of December, January and February, excluding any federal holiday occurring on those days. Winter – Off-peak is defined as all other hours during the months of December, January and February.

Summer – On-peak is defined as the hours from 3 p.m. to 5 p.m. on Monday through Friday during the months of March through October, excluding any federal holiday occurring on those days. Summer – Off-peak is defined as all other hours during the months of March through October.

The rate per month is subject to the annual inflation adjustment component pursuant to §22 - 166. Promptly after each annual inflation adjustment, the City will for informational purposes notify the Florida Public Services Commission in writing of its then current rates including any annual inflation adjustment.

- f. *Minimum Charge.* The minimum monthly bill shall be the customer charge plus other applicable charges, covered by ordinance, state statutes or federal law.

- g. Maximum Charge.* After the customer's first three billing months under this rate schedule, at the customer's request, the City will calculate the total billings the customer would have been charged under the basic residential rate, Rate RS, and refund to the customer any excess of the actual billings under this rate over such calculated amount.
- h. Term of Service.* Service under this TOU rate schedule shall be for a minimum initial term of twelve (12) months from commencement of service and shall continue thereafter until receipt of notice by the City from the customer to disconnect, or upon disconnect by the City as provided by City ordinance. Customers taking service under another rate schedule who elect to transfer to this rate must remain on this rate for a minimum of twelve (12) months. A customer taking service under this rate schedule who elects to transfer to another rate will be prohibited from taking service on this rate schedule again for a minimum of twelve (12) months.

SECTION II.

The rates set by this Ordinance shall take effect November 1, 2013, and remain in effect until October 31, 2014. On November 1, 2014, those rates each shall increase by 5%, and the increased rate shall remain in effect until October 31, 2015. Beginning November 1, 2015, the rates in effect from November 1, 2014 through October 31, 2015, each shall increase by 5%, and those increased rates shall remain in effect until September 30, 2016. On October 1, 2016, and each year thereafter, the automatic increases specified by §22 – 166 of the Code of Ordinances shall be applied to each rate schedule listed above. Between the effective date of this Ordinance and October 1, 2016, the annual increases specified in this Ordinance shall take the place of the automatic increases provided by §22 – 166.

SECTION III.

Except as specifically amended by this Ordinance, the provisions of §22 – 196 of the Code of Ordinances shall continue in full force and effect in the form existing prior to this Ordinance, and the rate increases specified in §22 – 166 shall continue to apply annually to any rates not specifically increased by this Ordinance.

SECTION IV.

All ordinances or part of ordinances which are in conflict with this Ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION V.


If any portion of this Ordinance is declared invalid or unenforceable, and to the extent that it is possible to do so without destroying the overall intent and effect of this Ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of the ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION VI.

This Ordinance shall become effective upon its passage and adoption according to law, provided that the rate increases hereby imposed shall not take effect until November 1, 2013.

PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 22 day of July, 2013.

THE CITY OF LEESBURG, FLORIDA

BY: 
MAYOR

Attest: 
CITY CLERK

ORDINANCE NO. 16-32

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, AMENDING §22-166 OF THE CODE OF ORDINANCES PERTAINING TO ANNUAL UTILITY RATE INCREASES BASED ON AN INDEX; CHANGING THE INCREASES BASED ON THE INDEX SO THEY ARE NOT IMPOSED AUTOMATICALLY ON AN ANNUAL BASIS BUT ARE INSTEAD IMPOSED AT THE DISCRETION OF THE CITY MANAGER; REPEALING CONFLICTING ORDINANCES; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG:

SECTION I.

§22-166 of the Code of Ordinances of the City of Leesburg, Florida, is hereby amended to read as set forth below:

Sec. 22-166. - Annual rate adjustments based on index.

All utility rates and charges established in or through procedures set forth in divisions 3, 4, 5, 6, 7 and 9 of this article V, except for the effects of automatic pass-through rate components such as the bulk power cost adjustment and purchased gas adjustment mechanisms, may at the discretion of the City Manager be adjusted annually on October 1 according to the percentage increase or decrease in the gross domestic product implicit price deflator index (the "Index"). This increase or decrease shall be measured by comparing the final revision of the Index for the second quarter of the current calendar year to the Index at the same time during the previous year. Rates so adjusted shall go into effect as of the next billing cycle following October 1 of the year in which the increase is imposed. This adjustment shall be implemented by written action of the City Manager issued no later than September 1 of any year in which an adjustment is to be made under this Section. The City Manager may apply such an adjustment to any one or more of the utility rates and is not required to increase all rates simultaneously. For any year a rate is not adjusted according to the Index, the amount by which the rate could have been increased may be applied cumulatively with future increases at a later date if the City Manager so determines.

SECTION II.

All ordinances or part of ordinances which are in conflict with this Ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinance, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION III.

If any portion of this Ordinance is declared invalid or unenforceable, and to the extent that it is possible to do so without destroying the overall intent and effect of this Ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of the ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION IV.

This Ordinance shall become effective upon its passage and adoption according to law.

PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 12th day of September, 2016.

THE CITY OF LEESBURG, FLORIDA

BY: _____


JAY HURLEY, Mayor

Attest: _____


J. ANDI PURVIS, City Clerk

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, CREATING SECTION 22-250 OF THE CODE OF ORDINANCES, SETTING FORTH RATE PARAMETERS FOR PROVIDING NATURAL GAS SERVICE WITHIN THE VILLAGES SERVICE AREA, PROVIDING FOR THE APPLICABILITY OF THIS ORDINANCE, DEFINING THE VILLAGES SERVICE AREA, REPEALING ORDINANCES IN DIRECT CONFLICT, PROVIDING A SAVINGS CLAUSE, AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF LEESBURG, FLORIDA:

SECTION I.

Section 22-250 of the Code of Ordinances of the City of Leesburg, Florida, is created to read as set forth below:

Sec. 22-250 Villages Natural Gas Rate Structure and Method of Setting Rates

- A. Villages Monthly Customer Charge. The amount charged to natural gas customers within the Villages Service Area ("Villages Monthly Customer Charge") shall, except as provided below, be equal to the total monthly customer charge as issued by the company currently doing business as TECO People's Gas, (hereafter "Peoples") and its successors, from time to time; *provided however*, the City shall not be required to reduce the Villages Monthly Customer Charge for residential or commercial customers below the monthly customer charges imposed against similarly situated customers served by Peoples on January 1, 2018, even if Peoples subsequently reduces its monthly customer charges.

- B. Villages Aggregate Charge. There shall be a total aggregate charge per therm, which shall generally consist of a distribution charge, other surcharges, and a fuel charge. Subject to the proviso in subsection (A) that the Villages Monthly Customer Charge is not to be reduced below the amount charged by Peoples on January 1, 2018, the Villages Aggregate Charge ("Villages Aggregate Charge") shall be equal to the total aggregate charges per therm for distribution, other surcharges and fuel as issued by Peoples, and its successors, as amended from time to time, with any changes in the monthly fuel charge by either Peoples or the City to be reflected in the distribution charge component of the Villages Aggregate Charge. Notwithstanding the foregoing, the City may request that SSGC consent to a temporary increase in the Villages Aggregate Charge so that the difference between the Villages Aggregate Charge, and the "Native Rate" (as defined in the Agreement), is maintained at the minimum levels described in Paragraph 7(C) of the Agreement.

- C. Service Charges. The City shall not offer transportation service to any customer, residential, commercial, industrial or other, located in the Service Area. Fees for service turn-on and turnoff shall not exceed those charged by Peoples, unless the fee

charged by Peoples is less than the fee charged to City's natural gas customers outside the Villages Service Area, in which case the charge within the Villages Service Area shall equal the charge imposed on City's natural gas customers outside the Villages Service Area. The City may also charge customers for other miscellaneous non-recurring charges and fees, such as Collection Charges and Late Fees, at the same level and method as the City charges for its customers outside the Villages Service Area. The City shall apply its existing natural gas deposit ordinance for its customers outside the Villages Service Area, as modified from time to time by the Leesburg City Commission, to all customers served under this rate structure. Fees and service charges for services required in this section shall be as set forth in the city's adopted utility service fee schedule, then in effect.

- D. This Ordinance shall apply only to natural gas rates within the "Villages Service Area," as that term is defined in the Natural Gas System Construction, Purchase, and Sale Agreement between the City of Leesburg and South Sumter Gas Company, LLC (referred to elsewhere in this Ordinance as "SSGC"), as amended from time to time (referred to elsewhere in this Ordinance as the "Agreement"), and not to rates for natural gas sold by the City of Leesburg outside the Villages Service Area.

SECTION II.

If any portion of this ordinance is declared invalid or unenforceable, then to the extent it is possible to do so without destroying the overall intent and effect of this ordinance, the portion deemed invalid or unenforceable shall be severed herefrom and the remainder of this ordinance shall continue in full force and effect as if it were enacted without including the portion found to be invalid or unenforceable.

SECTION III.

All ordinances or parts of ordinances which are in direct conflict with this ordinance are hereby repealed, to the extent necessary to alleviate the conflict, but shall continue in effect insofar as they are not in direct conflict herewith, unless repeal of the conflicting portion destroys the overall intent and effect of any of the conflicting ordinances, in which case those ordinances so affected shall be hereby repealed in their entirety.

SECTION V.

This ordinance shall become effective upon its passage and adoption according to law.

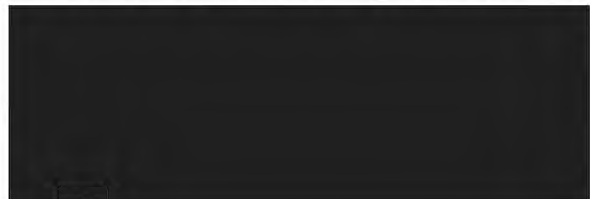
PASSED AND ADOPTED at the regular meeting of the City Commission of the City of Leesburg, Florida, held on the 26th day of February 2018.

THE CITY OF LEESBURG, FLORIDA

Attest:



J. Andi Purvis, City Clerk



**CITY OF LEESBURG, FLORIDA
ANTI-DILUTION TEST - BASE METHOD**

First Test	2009/2010	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016	2016/2017	2017/2018	2018/2019
2 Year Average Legally Available Non-Ad Valorem Revenues	\$ 20,046,893	\$ 19,194,767	\$ 19,303,298	\$ 19,207,024	\$ 19,976,401	\$ 19,675,488	\$ 19,579,056	\$ 19,577,066	\$ 22,331,136	\$ 23,393,939
Maximum Annual Debt Service on Non-Ad Valorem Revenue Debt	3,813,647	3,686,634	3,650,239	3,650,239	3,670,954	3,751,298	3,762,022	2,749,721	2,479,569	2,479,569
Coverage¹	5.26	5.21	5.29	5.26	5.44	5.24	5.20	7.12	9.01	9.43
Second Test	2009/2010	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016	2016/2017	2017/2018	2018/2019
Legally Available Non-Ad Valorem Revenues	A \$ 19,423,157	\$ 18,966,378	\$ 18,387,621	\$ 20,026,427	\$ 19,926,376	\$ 19,829,043	\$ 19,696,313	\$ 19,457,820	\$ 25,204,453	\$ 21,583,425
Non-Enterprise Fund Revenues ²	B 25,472,991	24,556,338	23,245,644	24,971,210	24,882,991	24,320,976	24,673,750	24,662,759	30,882,891	27,812,020
Costs of Essential Services	C 16,694,437	16,607,201	16,735,293	15,732,311	16,613,455	15,585,278	16,134,474	16,944,409	17,909,853	18,961,889
MADS Secured by a Lien on Pledgeable Non-Ad Valorem Revenues	D 1,850,718	1,850,718	1,786,841	1,786,841	1,789,085	1,789,086	1,496,694	1,496,694	1,496,694	1,496,694
Maximum Annual Debt Service on Covenant Debt	E 2,009,790	1,881,869	1,866,059	1,866,059	1,881,869	1,977,024	1,977,024	1,255,791	991,424	991,424
Available Revenues - [A - ((A/B) * C) - D] =	F 4,842,930	4,288,892	3,362,935	5,622,577	4,833,185	5,333,182	5,319,952	4,592,741	9,090,991	5,371,421
Coverage [F / E]³	2.41	2.28	1.80	3.01	2.57	2.70	2.69	3.66	9.17	5.42

¹ 1.10 times coverage required - Additional Bonds Test

² line A plus Ad Valorem Taxes from the Historical Non-Ad Valorem Revenues Worksheet on the next page

³ 2.00 times coverage required - Additional Bonds Test

**CITY OF LEESBURG, FLORIDA
HISTORICAL NON-AD VALOREM REVENUES WORKSHEET**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
CB&A Worksheet -										
CB&A Non-Ad Valorem Revenues										
1. Charges for Services ¹	\$ 655,224	\$ 594,690	\$ 540,735	\$ 587,243	\$ 895,084	\$ 1,022,235	\$ 551,697	\$ 680,077	\$ 726,039	\$ 840,324
2. Intergovernmental ¹	2,326,359	2,258,348	2,084,254	2,220,336	2,144,512	2,280,813	2,383,900	2,521,105	2,600,258	2,797,579
3. Licenses, Permits & Assessments ¹	128,271	112,255	133,435	133,374	166,926	258,885	1,480,640	1,527,224	1,540,698	1,605,500
4. Fines and Forfeitures ¹	120,716	101,084	122,391	151,693	119,059	115,092	105,829	158,906	356,383	168,245
5. Investment Income ¹	78,736	68,429	24,094	115,408	48,987	118,194	301,546	121,133	177,462	441,577
6. Miscellaneous ¹	4,580,172	4,562,502	4,455,952	1,316,156	1,371,047	552,022	600,826	622,212	936,474	740,158
7. Non Advalorem Taxes ¹	4,686,057	4,426,503	6,053,869	6,180,065	6,263,159	6,514,005	6,865,741	6,961,624	6,996,821	6,996,821
(sum of Utility Taxes and Other Taxes less restricted) ³										
8. Utility and Business Unit Transfers ¹	8,332,236	9,347,764	9,168,459	10,341,723	10,051,357	9,891,736	9,516,319	9,022,790	13,973,265	13,973,265
9. Less funds detailed in worksheet:										
"Diverse General Fund Revenue Sources"	(1,492,052)	(1,252,598)	(4,195,568)	(1,019,571)	(1,133,755)	(1,291,183)	(2,110,186)	(2,157,251)	(2,110,502)	(2,287,222)
Legally Available Non-Ad Valorem Revenues	\$ 19,415,719	\$ 20,218,977	\$ 18,387,621	\$ 20,026,427	\$ 19,926,376	\$ 19,461,799	\$ 19,696,312	\$ 19,457,820	\$ 25,196,898	\$ 25,276,247
Two Year Average	20,043,173	19,817,348	19,303,299	19,207,024	19,976,402	19,694,087	19,579,055	19,577,065	22,327,359	25,236,573
Ad Valorem Taxes ²	\$ 6,049,834	\$ 5,361,571	\$ 4,858,023	\$ 4,944,783	\$ 4,956,615	\$ 5,022,163	\$ 4,977,437	\$ 5,204,939	\$ 6,228,595	\$ 6,228,595
Total Revenue	\$ 25,465,553	\$ 25,580,548	\$ 23,245,644	\$ 24,971,210	\$ 24,882,991	\$ 24,483,962	\$ 24,673,749	\$ 24,662,759	\$ 31,425,493	\$ 31,504,842
Cost of Essential Services										
General Government ¹	\$ 3,130,308	\$ 2,851,945	\$ 2,730,096	\$ 1,891,217	\$ 3,257,326	\$ 3,242,396	\$ 3,601,492	\$ 3,515,915	\$ 3,869,799	\$ 3,869,799
Public Safety ¹	13,564,129	13,755,256	14,005,197	13,841,094	13,356,129	12,342,882	12,532,982	13,428,494	15,092,090	15,092,090
Total Cost of Essential Services	\$ 16,694,437	\$ 16,607,201	\$ 16,735,293	\$ 15,732,311	\$ 16,613,455	\$ 15,585,278	\$ 16,134,474	\$ 16,944,409	\$ 18,961,889	\$ 18,961,889
Legally Available Non-Ad Valorem Revenues	\$ 19,415,719	\$ 20,218,977	\$ 18,387,621	\$ 20,026,427	\$ 19,926,376	\$ 19,461,799	\$ 19,696,312	\$ 19,457,820	\$ 25,196,898	\$ 25,276,247
Less MADS on Senior Lien	\$ (1,850,718)	\$ (1,850,718)	\$ (1,786,841)	\$ (1,786,841)	\$ (1,789,085)	\$ (1,789,086)	\$ (1,799,811)	\$ (1,793,410)	\$ (1,496,694)	\$ (1,496,694)
Less Allocable Essential Services ⁴	(12,728,351)	(13,126,404)	(13,237,845)	(12,617,009)	(13,304,106)	(12,388,418)	(12,879,666)	(13,368,385)	(15,203,605)	(15,213,071)
Available Revenues	4,836,650	5,241,855	3,362,935	5,622,577	4,833,185	5,284,295	5,016,835	4,296,025	8,496,599	8,566,482
MADS on Covenant Debt	2,009,790	1,881,869	1,866,059	1,866,059	1,881,869	1,977,024	1,977,024	1,255,791	991,424	991,424
Coverage	2.41	2.79	1.80	3.01	2.57	2.67	2.54	3.42	8.57	8.64

¹ Source is the Statement of Revenues - the current year CAFR

² Source is the Statement of Activities - the current year CAFR

³ This is a calculation: General Fund taxes less ad valorem taxes

⁴ This is a calculation: Total Cost of Essential Services multiplied by (Legally Available Non-Ad Valorem Revenues divided by Total Revenues)

**CITY OF LEESBURG, FLORIDA
DIVERSE GENERAL FUND REVENUE SOURCES**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL	ACTUAL
Revenues Available for CB&A	\$ 19,415,718	\$ 20,218,976	\$ 18,387,620	\$ 20,026,423	\$ 19,926,376	\$ 19,461,798	\$ 19,696,311	\$ 19,457,820	\$ 25,204,453	\$ 21,583,424
Revenues not available for CB&A:										
Ad Valorem Revenues	\$ 6,049,834	\$ 5,361,571	\$ 4,858,024	\$ 4,474,125	\$ 4,466,447	\$ 4,491,933	\$ 4,513,817	\$ 4,612,604	\$ 4,754,422	\$ 4,970,770
Non-Ad Valorem Revenues:										
Grant Revenue	510,114	336,265	630,350	736,319	566,155	599,120	650,735	104,388	58,334	234,826
Charges For Services	151,785	150,954	171,100	46,843	330,867	467,402	-	287,807	296,094	304,753
Miscellaneous Revenues	830,154	765,379	3,394,119	236,409	236,734	224,661	262,770	554,040	543,670	523,544
Fire Assessment Fees	-	-	-	-	-	-	1,196,681	1,211,016	1,212,405	1,224,099
Total not available for CB&A	\$ 1,492,053	\$ 1,252,598	\$ 4,195,569	\$ 1,019,571	\$ 1,133,756	\$ 1,291,183	\$ 2,110,186	\$ 2,157,251	\$ 2,110,503	\$ 2,287,222
	\$ 7,541,887	\$ 6,614,169	\$ 9,053,593	\$ 5,493,696	\$ 5,600,203	\$ 5,783,116	\$ 6,624,003	\$ 6,769,855	\$ 6,864,925	\$ 7,257,992

CITY OF LEESBURG, FLORIDA
SUMMARY OF MAXIMUM ANNUAL NON-AD VALOREM DEBT SERVICE

Fiscal Year	Series 2009 Capital Improvement	Series 2013 Capital Improvement	Series 2015 TIF - GL CRA	Series 2016 TIF - CRA 441/27	Aggregate Debt Service
2019	\$ 479,956	\$ 1,011,987	\$ 101,043	\$ 376,114	\$ 1,969,100
2020	481,357	1,015,337	100,715	489,042	2,086,451
2021	477,167	1,010,262	100,329	498,992	2,086,750
2022	477,386	1,008,537	100,870	890,554	2,477,347
2023	476,895	1,002,662	100,338	889,832	2,469,727
2024	475,695	1,005,287	100,734	889,722	2,471,438
2025	478,667	1,009,662	101,042	890,198	2,479,569
2026	475,811	1,006,162	100,277	890,234	2,472,484
2027	477,128	1,010,337	100,440	889,828	2,477,733
2028	472,617	1,006,903		889,984	2,369,504
2029	472,278	1,006,794		889,672	2,368,744
2030	473,336	1,009,269		889,894	2,372,499
2031		1,009,694		890,626	1,900,320
2032		1,009,069		889,838	1,898,907
2033		1,001,910		890,558	1,892,468
2034		1,008,016		889,734	1,897,750
2035		1,002,853		890,392	1,893,245
2036				890,482	890,482
	<u>\$ 5,718,293</u>	<u>\$ 17,134,741</u>	<u>\$ 905,788</u>	<u>14,715,696</u>	<u>\$ 38,474,518</u>

Maximum: \$ 2,479,569

**CITY OF LEESBURG, FLORIDA
 AGGREGATE SENIOR LIEN EXISTING DEBT SERVICE
 BONDS SECURED BY EXPRESS LIEN ON NON-AD VALOREM REVENUES**

Fiscal Year	Series 2009 Cap Improv	Series 2013 Cap Improv	Aggregate Debt Service
2019	\$ 479,956	\$ 1,011,987	\$ 1,491,943
2020	481,357	1,015,337	1,496,694
2021	477,167	1,010,262	1,487,429
2022	477,386	1,008,537	1,485,923
2023	476,895	1,002,662	1,479,557
2024	475,695	1,005,287	1,480,982
2025	478,667	1,009,662	1,488,329
2026	475,811	1,006,162	1,481,973
2027	477,128	1,010,337	1,487,465
2028	472,617	1,006,903	1,479,520
2029	472,278	1,006,794	1,479,072
2030	473,336	1,009,269	1,482,605
2031		1,009,694	1,009,694
2032		1,009,069	1,009,069
2033		1,001,910	1,001,910
2034		1,008,016	1,008,016
2035		1,002,853	1,002,853
	<u>\$ 5,718,293</u>	<u>\$ 17,134,741</u>	<u>\$ 22,853,034</u>

Maximum: \$ 1,496,694

**CITY OF LEESBURG, FLORIDA
 AGGREGATE CB&A DEBT SERVICE
 MAXIMUM ANNUAL COVENANT DEBT SERVICE**

Fiscal Year	Series 2015 GL CRA	Series 2016 CRA Highway 441/27	Aggregate Debt Service
2019	\$ 101,043	\$ 376,114	\$ 477,157
2020	100,715	489,042	589,757
2021	100,329	498,992	599,321
2022	100,870	890,554	991,424
2023	100,338	889,832	990,170
2024	100,734	889,722	990,456
2025	101,042	890,198	991,240
2026	100,277	890,234	990,511
2027	100,440	889,828	990,268
2028		889,984	889,984
2029		889,672	889,672
2030		889,894	889,894
2031		890,626	890,626
2032		889,838	889,838
2033		890,558	890,558
2034		889,734	889,734
2035		890,392	890,392
2036		890,482	890,482
	<u>\$ 905,788</u>	<u>\$ 14,715,696</u>	<u>\$ 15,621,484</u>

Maximum: \$ 991,424

CITY OF LEESBURG, FLORIDA
CAPITAL IMPROVEMENT REFUNDING PROMISSORY NOTE, SERIES 2009

Date	Principal	Interest	Debt Service	Annual Debt Service
10/01/2018	\$ 280,000	\$ 103,289	\$ 383,289	
04/01/2019		96,667	96,667	\$ 479,956
10/01/2019	295,000	96,667	391,667	
04/01/2020		89,690	89,690	481,357
10/01/2020	305,000	89,690	394,690	
04/01/2021		82,477	82,477	477,167
10/01/2021	320,000	82,477	402,477	
04/01/2022		74,909	74,909	477,386
10/01/2022	335,000	74,909	409,909	
04/01/2023		66,986	66,986	476,895
10/01/2023	350,000	66,986	416,986	
04/01/2024		58,709	58,709	475,695
10/01/2024	370,000	58,709	428,709	
04/01/2025		49,958	49,958	478,667
10/01/2025	385,000	49,958	434,958	
04/01/2026		40,853	40,853	475,811
10/01/2026	405,000	40,853	445,853	
04/01/2027		31,275	31,275	477,128
10/01/2027	420,000	31,275	451,275	
04/01/2028		21,342	21,342	472,617
10/01/2028	440,000	21,342	461,342	
04/01/2029		10,936	10,936	472,278
10/01/2029	462,400	10,936	473,336	473,336
	<u>\$ 4,367,400</u>	<u>\$ 1,350,893</u>	<u>\$ 5,718,293</u>	<u>\$ 5,718,293</u>

CITY OF LEESBURG, FLORIDA
CAPITAL IMPROVEMENT REFUNDING REVENUE BONDS, SERIES 2013

Date	Principal	Interest	Debt Service	Annual Debt Service
10/01/2018	\$ 545,000	\$ 237,581	\$ 782,581	
04/01/2019		229,406	229,406	\$ 1,011,987
10/01/2019	565,000	229,406	794,406	
04/01/2020		220,931	220,931	1,015,337
10/01/2020	580,000	220,931	800,931	
04/01/2021		209,331	209,331	1,010,262
10/01/2021	605,000	209,331	814,331	
04/01/2022		194,206	194,206	1,008,537
10/01/2022	630,000	194,206	824,206	
04/01/2023		178,456	178,456	1,002,662
10/01/2023	665,000	178,456	843,456	
04/01/2024		161,831	161,831	1,005,287
10/01/2024	700,000	161,831	861,831	
04/01/2025		147,831	147,831	1,009,662
10/01/2025	725,000	147,831	872,831	
04/01/2026		133,331	133,331	1,006,162
10/01/2026	755,000	133,331	888,331	
04/01/2027		122,006	122,006	1,010,337
10/01/2027	775,000	122,006	897,006	
04/01/2028		109,897	109,897	1,006,903
10/01/2028	800,000	109,897	909,897	
04/01/2029		96,897	96,897	1,006,794
10/01/2029	830,000	96,897	926,897	
04/01/2030		82,372	82,372	1,009,269
10/01/2030	860,000	82,372	942,372	
04/01/2031		67,322	67,322	1,009,694
10/01/2031	890,000	67,322	957,322	
04/01/2032		51,747	51,747	1,009,069
10/01/2032	915,000	51,747	966,747	
04/01/2033		35,163	35,163	1,001,910
10/01/2033	955,000	35,163	990,163	
04/01/2034		17,853	17,853	1,008,016
10/01/2034	985,000	17,853	1,002,853	1,002,853
	<u>\$ 12,780,000</u>	<u>\$ 4,354,741</u>	<u>\$ 17,134,741</u>	<u>\$ 17,134,741</u>

**CITY OF LEESBURG, FLORIDA
 CAPITAL IMPROVEMENT REVENUE NOTE, SERIES 2015
 (GREATER LEESBURG CRA)**

Date	Principal	Interest	Debt Service	Annual Debt Service
10/01/2018	\$ 79,000	\$ 11,596	\$ 90,596	
04/01/2019		10,447	10,447	\$ 101,043
10/01/2019	81,000	10,447	91,447	
04/01/2020		9,268	9,268	100,715
10/01/2020	83,000	9,268	92,268	
04/01/2021		8,061	8,061	100,329
10/01/2021	86,000	8,061	94,061	
04/01/2022		6,809	6,809	100,870
10/01/2022	88,000	6,809	94,809	
04/01/2023		5,529	5,529	100,338
10/01/2023	91,000	5,529	96,529	
04/01/2024		4,205	4,205	100,734
10/01/2024	94,000	4,205	98,205	
04/01/2025		2,837	2,837	101,042
10/01/2025	96,000	2,837	98,837	
04/01/2026		1,440	1,440	100,277
10/01/2026	99,000	1,440	100,440	100,440
	<u>\$ 797,000</u>	<u>\$ 108,788</u>	<u>\$ 905,788</u>	<u>\$ 905,788</u>

CITY OF LEESBURG, FLORIDA
TAX INCREMENT REFUNDING REVENUE NOTE, SERIES 2016
(CRA FOR US HIGHWAY 441/27 TIF PROJECT)

Date	Principal	Interest	Debt Service	Annual Debt Service
11/01/2018		\$ 148,057	\$ 148,057	
05/01/2019	\$ 80,000	148,057	228,057	\$ 376,114
11/01/2019		147,021	147,021	
05/01/2020	195,000	147,021	342,021	489,042
11/01/2020		144,496	144,496	
05/01/2021	210,000	144,496	354,496	498,992
11/01/2021		141,777	141,777	
05/01/2022	607,000	141,777	748,777	890,554
11/01/2022		133,916	133,916	
05/01/2023	622,000	133,916	755,916	889,832
11/01/2023		125,861	125,861	
05/01/2024	638,000	125,861	763,861	889,722
11/01/2024		117,599	117,599	
05/01/2025	655,000	117,599	772,599	890,198
11/01/2025		109,117	109,117	
05/01/2026	672,000	109,117	781,117	890,234
11/01/2026		100,414	100,414	
05/01/2027	689,000	100,414	789,414	889,828
11/01/2027		91,492	91,492	
05/01/2028	707,000	91,492	798,492	889,984
11/01/2028		82,336	82,336	
05/01/2029	725,000	82,336	807,336	889,672
11/01/2029		72,947	72,947	
05/01/2030	744,000	72,947	816,947	889,894
11/01/2030		63,313	63,313	
05/01/2031	764,000	63,313	827,313	890,626
11/01/2031		53,419	53,419	
05/01/2032	783,000	53,419	836,419	889,838
11/01/2032		43,279	43,279	
05/01/2033	804,000	43,279	847,279	890,558
11/01/2033		32,867	32,867	
05/01/2034	824,000	32,867	856,867	889,734
11/01/2034		22,196	22,196	
05/01/2035	846,000	22,196	868,196	890,392
11/01/2035		11,241	11,241	
05/01/2036	868,000	11,241	879,241	890,482
	<u>\$ 11,433,000</u>	<u>\$ 3,282,696</u>	<u>\$ 14,715,696</u>	<u>\$ 14,715,696</u>



This page intentionally left blank.