

Founded 1876  
Incorporated 1899

# TOWN OF JEROME, ARIZONA

POST OFFICE BOX 335, JEROME, ARIZONA 86331  
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## AGENDA

Amended 4/17/19

### SPECIAL MEETING OF THE JEROME TOWN COUNCIL COUNCIL CHAMBERS, JEROME TOWN HALL THURSDAY, APRIL 18, 2019 AT 7:00 P.M.

Pursuant to A.R.S. 38-431.02 notice is hereby given to the members of the Council and to the General Public that the Jerome Town Council plans to hold the above meeting.

Persons with a disability may request an accommodation such as a sign language interpreter by contacting Joni Savage, Deputy Clerk, at 928-634-7943. Requests should be made early enough to allow time to arrange the accommodation. For TTY access, call the Arizona Relay Service at 800-367-8939 and ask for the Town of Jerome at 928-634-7943.

A copy of the full public meeting packet may be reviewed at the offices of Jerome Town Hall and at the Jerome Public Library.

<b>ITEM #1:</b>	<b>CALL TO ORDER/ROLL CALL/PLEDGE OF ALLEGIANCE</b> Mayor/Chairperson to call meeting to order. Town Clerk to call and record the roll. Mayor/Chairperson or designee to lead the Pledge of Allegiance.	
<b>ITEM #2:</b>	<b>PRESENTATION OF AUDIT FOR FISCAL YEAR 2018</b> Representatives of Colby & Powell will present audited financial statements for FYE 6-30-18. Following the presentation, Council may vote to accept the audit.	Sponsored by Mayor Alex Barber; Discussion/Possible Action
<b>ITEM #3:</b>	<b>REQUEST FOR REZONING</b> Council will discuss the recommendation of the Planning & Zoning Commission for the rezoning of 11 parcels on Hampshire. A portion of this discussion may take place in executive session with the Town Attorney, who may participate telephonically, pursuant to A.R.S. § 38-431.03 (A)(3) and (A)(4).	Sponsored by Councilmember Jane Moore Discussion/Possible Action
<b>ITEM #4:</b>	<b>PROFESSIONAL SERVICES - TOWN ATTORNEY</b> The Town's professional services agreement with Sims Murray, Ltd. (William Sims) as Town Attorney will expire on April 10, 2019. Mr. Sims (whose firm name is now Sims Mackin Ltd.) has agreed to extend his contract for another year at the same rate and terms. Council will consider whether to extend the agreement or issue RFQs (Requests for Qualifications) in order to consider other firms.	Sponsored by Mayor Alex Barber; Discussion/Possible Action
<b>ITEM #5:</b>	<b>OPPORTUNITY TO PURCHASE PUBLIC PARKING AREA</b> Council will consider the opportunity presented by Christopher Segretti for the Town to purchase parcels 401-06-151 and 401-06-004, currently leased by the Town for public parking (7 spaces), as per the stipulation in the existing lease agreement which gives the Town first opportunity to purchase in the event that the property is pending sale. Mr. Segretti has proposed a price of \$175,000. Some or all of this discussion may take place in closed session pursuant to A.R.S. § 38-431.03 (A)(7).	Sponsored by Mayor Alex Barber; Discussion/Possible Action
<b>ITEM #6:</b>	<b>TO AND FROM THE COUNCIL</b> Council may direct staff as to items of pending importance that they would like placed on a future meeting agenda.	
<b>ITEM #7:</b>	<b>ADJOURNMENT</b>	

The Town Council may recess the public meeting and convene in Executive Session for the purpose of discussion or consultation for legal advice with the Town Attorney, who may participate telephonically, regarding any item listed on this agenda pursuant to A.R.S. § 38-431.03 (A)(3). The Chair reserves the right, with the consent of Council, to take items on the agenda out of order.

#### CERTIFICATION OF POSTING OF NOTICE

The undersigned hereby certifies that this notice and agenda was posted at the following locations on or before \_\_\_\_\_ on \_\_\_\_\_ - in accordance with the statement filed by the Jerome Town Council with the Jerome Town Clerk.

970 Gulch Road, side of Gulch Fire Station, exterior posting case
600 Clark Street, Jerome Town Hall, exterior posting case
120 Main Street, Jerome Post Office, interior posting case

J. Savage, Deputy Town Clerk

For TTY Access, Call the Arizona Relay Service at 1-800-367-8939 and ask for Town of Jerome at 928-634-7943

**Jerome Town Hall Located at 600 Clark Street, Jerome Civic Center**



1535 W. Harvard Avenue, Suite 101 · Gilbert, Arizona 85233

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March 1, 2019

Honorable Members of  
the Jerome Town Council

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and aggregate remaining fund information of the Town of Jerome, Arizona, as of and for the year ended June 30, 2018. Professional standards require that we provide information about our responsibilities under generally accepted auditing standards and *Government Auditing Standards* as well as certain information related to the planned scope and timing of our audit. We have communicated such information in our letter to you dated January 29, 2019. Professional standards also require that we communicate to you the following information related to our audit.

#### **Qualitative Aspects of Accounting Practices**

Management is responsible for the selection and use of appropriate accounting policies. The significant accounting policies used by the Town of Jerome, Arizona are described in Note 1 to the financial statements. GASB's 75 was implemented by the Town for the fiscal year ending June 30, 2018. Further information regarding their impact on the Town's financial statements can be found in Note 1 to the financial statements.

We noted no transactions entered into by the governmental unit during the year for which there is a lack of authoritative guidance or consensus. All significant transactions have been recognized in the financial statements in the proper period.

#### **Difficulties Encountered in Performing the Audit**

We encountered no significant difficulties in dealing with management in performing and completing our audit.

#### **Disagreements with Management**

For purposes of this letter, professional standards define a disagreement with management as a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the auditor's report. We are pleased to report that no such disagreements arose during the course of our audit.

## **Management Representations**

We have requested certain representations from management that are shown in attached management representation letter.

## **Management Consultations with Other Accountants**

In some cases, management may decide to consult with other accountants about auditing and accounting matters. For the fiscal year ended June 30, 2018, Brandi Suda, assisted the Town in preparing the accounting records and trial balance for audit.

## **Audit Adjustments**

Attached is a list of adjustments that were made during the course of our audit. Management has reviewed and approved these entries to be posted in the Town's accounting records.

## **Uncorrected Misstatements**

There were no uncorrected misstatements, other than those that we believe were trivial to the financial statements as a whole.

## **Other Audit Findings or Issues**

Included in our audit report issued in accordance with *Government Auditing Standards* is the Schedule of Findings and Responses. Please consult the report issued as well as the schedule for further details.

The Town met the statutory deadline for the audit which was March 31, 2019. For financial statements to be useful, it is important that they are issued timely. We recommend that the Town work to not only meet the State's deadline, but try and issue prior to the end of the calendar year.

For the year ended June 30, 2018, expenditures exceeded final budget amounts at the department level (the legal level of budgetary control) in the police and fire department level by \$16,079, and \$48,265, respectively.

This information is intended solely for the use of Town Council and management and is not intended to be and should not be used by anyone other than these specified parties.

We appreciate the opportunity to provide our services to the Town of Jerome, Arizona and please contact us if you have any questions or comments regarding this letter.

*Lobby & Powell, PLC*

Attachments

**TOWN OF JEROME, ARIZONA**

Annual Financial Statements  
and Independent Auditors' Report

June 30, 2018

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## **INDEPENDENT AUDITORS' REPORT**

To the Town Council  
Town of Jerome, Arizona

We have audited the accompanying financial statements of the governmental activities, the business-type activities, and each major fund of the Town of Jerome, Arizona, as of and for the year ended June 30, 2018, and the related notes to the financial statements, which collectively comprise the Town'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 entity'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 entity'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, and each major fund of the Town of Jerome, Arizona, as of June 30, 2018, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

## **Emphasis of Matter**

As discussed in Note 1 to the financial statements, for the year ended June 30, 2018, the Town adopted new accounting guidance, Governmental Accounting Standards Board Statement No. 75. Our opinions are not modified with respect to this matter.

## **Other Matters**

### *Required Supplementary Information*

The Town of Jerome, Arizona has not presented the Management's Discussion and Analysis that accounting principles generally accepted in the United States of America has determined is necessary to supplement, although not required to be part of, the basic financial statements. Such missing 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.

Accounting principles generally accepted in the United States of America require that the Budgetary Comparison Schedules and net pension liability and other post-employment benefit plan 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*

The Segmented Statement of Revenue, Expenses, and Changes in Fund Net Position 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 combining Segmented Statement of Revenue, Expenses, and Changes in Fund Net Position is fairly stated in all material respects in relation to the basic financial statements as a whole.

#### **Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated March 1, 2019, on our consideration of the Town of Jerome, Arizona'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 Town of Jerome, Arizona's internal control over financial reporting and compliance.

#### **Other Reporting Required by Arizona Revised Statutes**

In connection with our audit, nothing came to our attention that caused us to believe that the Town failed to use highway user revenue fund monies received by the Town pursuant to Arizona Revised Statutes Title 28, Chapter 18, Article 2 and any other dedicated state transportation revenues received by the Town solely for the authorized transportation purposes, insofar as they relate to accounting matters. However, our audit was not directed primarily toward obtaining knowledge of such noncompliance. Accordingly, had we performed additional procedures, other matters may have come to our attention regarding the Town's noncompliance with the use of highway user revenue fund monies and other dedicated state transportation revenues, insofar as they relate to accounting matters.

*Colby & Powell, PLC*

March 1, 2019



**TOWN OF JEROME, ARIZONA**  
**Statement of Net Position**  
**June 30, 2018**

	Primary Government		
	Governmental Activities	Business-type Activities	Total
<b>ASSETS</b>			
Cash and cash equivalents	\$ 863,539	\$ 59,260	\$ 922,799
Cash and cash equivalents, restricted	-	76,893	76,893
Other receivables	3,803	51,499	55,302
Due from other governments	240,881	-	240,881
Inventories	13,893	-	13,893
Net pension/OPEB asset	104,555	-	104,555
Capital assets, not being depreciated	252,283	22,080	274,363
Capital assets, being depreciated, net	462,023	2,166,008	2,628,031
<b>Total assets</b>	<b>1,940,977</b>	<b>2,375,740</b>	<b>4,316,717</b>
<b>DEFERRED OUTFLOWS OF RESOURCES</b>			
Deferred outflows related to pensions and other postemployment benefits	58,145	-	58,145
<b>LIABILITIES</b>			
Accounts payable	49,276	17,775	67,051
Accrued expenses	31,965	5,544	37,509
Deposits held for others	6,761	22,655	29,416
Deferred revenue	94,420	-	94,420
Due to fiduciary fund	12,031	-	12,031
Noncurrent liabilities			
Due within 1 year	36,364	18,832	55,196
Due in more than 1 year	19,850	148,859	168,709
<b>Total liabilities</b>	<b>250,667</b>	<b>213,665</b>	<b>464,332</b>
<b>DEFERRED INFLOWS OF RESOURCES</b>			
Deferred inflows related to pensions and other postemployment benefits	47,759	-	47,759
<b>NET POSITION</b>			
Net investment in capital assets	696,474	2,022,050	2,718,524
Restricted for:			
Court enhancement fund	17,271	-	17,271
Debt service	-	48,768	48,768
Repairs and replacements	-	5,470	5,470
Unrestricted	986,951	85,787	1,072,738
<b>Total net position</b>	<b>\$ 1,700,696</b>	<b>\$ 2,162,075</b>	<b>\$ 3,862,771</b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Activities**  
**June 30, 2018**

Functions / Programs	Expenses	Program Revenue			Net (Expenses) Revenue and Changes in Net Position		
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Primary Government		Total
					Governmental Activities	Business-type Activities	
<b>Primary government:</b>							
Governmental activities							
General government	\$ 450,648	\$ 12,769	\$ -	\$ -	\$ (437,879)	\$ -	\$ (437,879)
Public safety	828,972	177,810	16,657	1,878	(632,627)	-	(632,627)
Public works and streets	83,296	-	37,717	-	(45,579)	-	(45,579)
Community development	456,266	81,113	232,081	-	(143,072)	-	(143,072)
Culture and recreation	96,530	-	20,314	-	(76,216)	-	(76,216)
Interest on long-term debt	1,081	-	-	-	(1,081)	-	(1,081)
<b>Total governmental activities</b>	<b>1,916,793</b>	<b>271,692</b>	<b>306,769</b>	<b>1,878</b>	<b>(1,336,454)</b>	<b>-</b>	<b>(1,336,454)</b>
Business-type activities							
Utilities	596,821	563,735	-	-	-	(33,086)	(33,086)
<b>Total business-type activities</b>	<b>596,821</b>	<b>563,735</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>(33,086)</b>	<b>(33,086)</b>
<b>Total primary government</b>	<b>\$ 2,513,614</b>	<b>\$ 835,427</b>	<b>\$ 306,769</b>	<b>\$ 1,878</b>	<b>(1,336,454)</b>	<b>(33,086)</b>	<b>(1,369,540)</b>
<b>General revenue:</b>							
Taxes:							
Property					47,913	-	47,913
Sales					1,029,155	-	1,029,155
Franchise fees					17,081	-	17,081
State sales tax revenue sharing					45,805	-	45,805
Urban revenue sharing					185,444	-	185,444
Vehicle license taxes					31,241	-	31,241
Investment income (loss)					419	47	466
Miscellaneous					4,579	-	4,579
Total general revenue					1,364,268	47	1,364,315
Transfers					(8,079)	8,079	-
Change in net position					19,735	(24,960)	(5,225)
Net position, beginning of year, as restated					1,680,961	2,187,035	3,867,996
Net position, end of year					\$ 1,700,696	\$ 2,162,075	\$ 3,862,771

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Balance Sheet**  
**Governmental Funds**  
**June 30, 2018**

	General Fund	HURF Fund	Grants Fund	Total Governmental Funds
<b>ASSETS</b>				
Cash and cash equivalents	\$ 779,654	\$ -	\$ 79,004	\$ 858,658
Other receivables	3,803	-	-	3,803
Due from other governments	229,141	6,631	5,109	240,881
Due from other funds	7,271	-	-	7,271
Inventories	-	-	13,893	13,893
<b>Total assets</b>	<b>\$ 1,019,869</b>	<b>\$ 6,631</b>	<b>\$ 98,006</b>	<b>\$ 1,124,506</b>
<b>LIABILITIES AND FUND BALANCES</b>				
<b>Liabilities</b>				
Accounts payable	\$ 45,562	\$ 3,715	\$ -	\$ 49,277
Accrued expenses	31,438	527	-	31,965
Deposits held for others	6,761	-	-	6,761
Unearned revenue	-	-	94,420	94,420
Due to other funds	12,031	2,389	-	14,420
<b>Total liabilities</b>	<b>95,792</b>	<b>6,631</b>	<b>94,420</b>	<b>196,843</b>
<b>Fund balances</b>				
Nonspendable	-	-	13,893	13,893
Restricted for:				
Court enhancement	17,271	-	-	17,271
Unassigned	906,806	-	(10,307)	896,499
<b>Total fund balances</b>	<b>924,077</b>	<b>-</b>	<b>3,586</b>	<b>927,663</b>
<b>Total liabilities and fund balances</b>	<b>\$ 1,019,869</b>	<b>\$ 6,631</b>	<b>\$ 98,006</b>	<b>\$ 1,124,506</b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Reconciliation of the Balance Sheet to the Statement of Net Position**  
**Governmental Funds**  
**June 30, 2018**

Fund balances-total governmental funds	\$ 927,663
Amounts reported for governmental activities in the Statement of	
Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds.	714,306
Net pension/OPEB assets held in trust for future benefits are not available for Town operations and, therefore, are not reported in the funds.	104,555
Long-term liabilities, such as net pension/OPEB liabilities and bonds payable, are not due and payable in the current period and, therefore, are not reported as a liability in the funds.	(56,214)
Deferred outflows and inflows of resources related to pensions/OPEB and deferred charges or credits on debt refundings are applicable to future reporting periods and, therefore, are not reported in the funds.	<u>10,386</u>
<b>Net position of governmental activities</b>	<u><u>\$ 1,700,696</u></u>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Revenue, Expenditures, and Changes in Fund Balances**  
**Governmental Funds**  
**Year Ended June 30, 2018**

	General Fund	HURF Fund	Grants Fund	Total Governmental Funds
<b>Revenue</b>				
Taxes	\$ 1,077,067	\$ -	\$ -	\$ 1,077,067
Intergovernmental	330,125	37,717	248,738	616,580
Charges for services	132,500	-	-	132,500
Fines and forfeits	71,172	-	-	71,172
Licenses and permits	32,892	-	-	32,892
Miscellaneous	10,666	-	-	10,666
Investment earnings	2,888	162	-	3,050
Donations and grants	680	-	-	680
<b>Total revenue</b>	<u>1,657,990</u>	<u>37,879</u>	<u>248,738</u>	<u>1,944,607</u>
<b>Expenditures</b>				
Current				
General government	416,976	-	-	416,976
Public safety	824,487	-	16,657	841,144
Public works and streets	-	77,494	-	77,494
Community development	218,447	-	237,194	455,641
Culture and recreation	95,450	-	-	95,450
Debt service				
Principal	6,345	865	-	7,210
Interest	988	93	-	1,081
<b>Total expenditures</b>	<u>1,562,693</u>	<u>78,452</u>	<u>253,851</u>	<u>1,894,996</u>
Excess (deficiency) of revenue over (under) expenditures	<u>95,297</u>	<u>(40,573)</u>	<u>(5,113)</u>	<u>49,611</u>
<b>Other financing sources (uses)</b>				
Transfers	<u>(53,533)</u>	<u>45,454</u>	<u>-</u>	<u>(8,079)</u>
<b>Net change in fund balances</b>	41,764	4,881	(5,113)	41,532
Fund balances, July 1, 2017	<u>882,313</u>	<u>(4,881)</u>	<u>8,699</u>	<u>886,131</u>
<b>Fund balances, June 30, 2018</b>	<u>\$ 924,077</u>	<u>\$ -</u>	<u>\$ 3,586</u>	<u>\$ 927,663</u>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Reconciliation of the Statement of Revenue, Expenditures,**  
**and Changes in Fund Balances to the Statement of Activities**  
**Governmental Funds**  
**Year Ended June 30, 2018**

Net change in fund balances-total governmental funds	\$	41,532
<p>Amounts reported for governmental activities in the Statement of Activities are different because:</p>		
<p>Governmental funds report capital outlays as expenditures. However, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense.</p>		
Depreciation expense		(61,763)
<p>Town pension/OPEB contributions are reported as expenditures in the governmental funds when made. However, they are reported as deferred outflows of resources in the statement of net position because the reported net pension/OPEB liability is measured a year before the Town's report date. Pension/OPEB expense, which is the change in the net pension/OPEB liability adjusted for changes in deferred outflows and inflows of resources related to pensions, is reported in the Statement of Activities.</p>		
Town pension/OPEB contributions	30,229	
Pension/OPEB expense	<u>(12,739)</u>	
		17,490
<p>Debt proceeds provide current financial resources to governmental funds, but issuing debt increases long-term liabilities in the statement of net position. Repayment of debt principal is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the Statement of Net Position.</p>		
Debt principal repaid		7,210
<p>Under the modified accrual basis of accounting used in the governmental funds, expenditures are not recognized for transactions that are not normally paid with expendable available resources. In the Statement of Activities, however, which is presented on the accrual basis of accounting, expenses are reported regardless of when the financial resources are available.</p>		
PSPRS Parker liability	19,614	
Increase in compensated absences payable	<u>(4,348)</u>	
		<u>15,266</u>
<b>Change in net position of governmental activities</b>	<b>\$</b>	<b><u>19,735</u></b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Net Position**  
**Proprietary Funds**  
**June 30, 2018**

	Utilities Fund
<b>ASSETS</b>	
Current assets	
Cash and cash equivalents	\$ 59,260
Cash and cash equivalents, restricted	76,893
Accounts receivable-net	51,499
<b>Total current assets</b>	<b>187,652</b>
Noncurrent assets	
Capital assets, not being depreciated	22,080
Capital assets, being depreciated, net	2,166,008
<b>Total noncurrent assets</b>	<b>2,188,088</b>
<b>Total assets</b>	<b>2,375,740</b>
 <b>LIABILITIES</b>	
Current liabilities	
Accounts payable	17,775
Accrued expenses	1,951
Interest payable	3,593
Deposits held for customers	22,655
Compensated absences-current portion	1,240
Capital lease payable-current portion	6,355
Revenue bond payable-current portion	11,237
<b>Total current liabilities</b>	<b>64,806</b>
Noncurrent liabilities	
Compensated absences-net of current portion	413
Revenue bond payable-net of current portion	148,446
<b>Total noncurrent liabilities</b>	<b>148,859</b>
<b>Total liabilities</b>	<b>213,665</b>
 <b>NET POSITION</b>	
Net investment in capital assets	2,022,050
Restricted for:	
Debt service	48,768
Repairs and replacements	5,470
Unrestricted	85,787
<b>Total net position</b>	<b>\$ 2,162,075</b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Revenue, Expenses, and Changes in Fund Net Position**  
**Proprietary Funds**  
**Year Ended June 30, 2018**

	Utilities Fund
<b>Operating revenue</b>	
Charges for services	
Sanitation user fees	\$ 190,351
Sewer user fees	185,931
Water user fees	179,595
Miscellaneous	7,858
<b>Total operating revenue</b>	<b>563,735</b>
<b>Operating expenses</b>	
Personnel	197,181
Repairs and maintenance	147,405
Depreciation	72,619
Contract services	61,554
Insurance	36,997
Fees and permits	24,702
Office	19,913
Fuel	11,635
Tools and equipment	7,727
Utilities	4,877
Miscellaneous	3,198
Legal and professional	936
<b>Total operating expenses</b>	<b>588,744</b>
<b>Operating income</b>	<b>(25,009)</b>
<b>Nonoperating revenue (expense)</b>	
Interest earnings	47
Interest expense	(8,077)
<b>Total nonoperating revenue (expense)</b>	<b>(8,030)</b>
<b>Income before transfers</b>	<b>(33,039)</b>
Transfers	8,079
<b>Change in net position</b>	<b>(24,960)</b>
Net position, July 1, 2017	2,187,035
<b>Net position, June 30, 2018</b>	<b>\$ 2,162,075</b>

*See accompanying notes to financial statements.*



**TOWN OF JEROME, ARIZONA**  
**Statement of Cash Flows**  
**Proprietary Funds**  
**Year Ended June 30, 2018**

	Utilities Fund
<b>Cash flows from operating activities:</b>	
Receipts from customers	\$ 560,623
Payments to suppliers and providers of goods and services	(315,799)
Payments to employees	(196,866)
<b>Net cash provided (used) by operating activities</b>	<b>47,958</b>
<b>Cash flows from noncapital financing activities:</b>	
Transfers to other funds	8,079
<b>Cash flows from capital and related financing activities:</b>	
Principal paid on capital lease	(6,059)
Principal paid on revenue bond maturities	(10,752)
Interest paid	(8,319)
<b>Net cash provided (used) by capital and related financing         activities</b>	<b>(25,130)</b>
<b>Cash flows from investing activities:</b>	
Interest received on investments	47
<b>Net increase (decrease) in cash</b>	<b>30,954</b>
Cash and cash equivalents, July, 1, 2017	105,199
<b>Cash and cash equivalents, June, 30, 2018</b>	<b>\$ 136,153</b>
Cash and cash equivalents	\$ 59,260
Cash and cash equivalents, restricted	76,893
<b>Cash and cash equivalents, June, 30, 2018</b>	<b>\$ 136,153</b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Cash Flows**  
**Proprietary Funds**  
**Year Ended June 30, 2018**  
*(Continued)*

	Utilities Fund
<b>Reconciliation of operating income to net cash provided (used) by operating activities:</b>	
Operating income	\$ (25,009)
Adjustments to reconcile operating income to net cash provided (used) by operating activities:	
Depreciation	72,619
(Increase) decrease in:	
Account receivable	(3,073)
Increase (decrease) in:	
Accounts payable	3,145
Accrued expenses	(202)
Deposits held for customers	(39)
Compensated absences	517
	517
<b>Net cash provided (used) by operating activities</b>	<b>\$ 47,958</b>

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Fiduciary Net Position**  
**Fiduciary Fund**  
**June 30, 2018**

		Pension Trust Fund
<b>ASSETS</b>		
Cash	\$	2,209
Investments, at fair value		135,887
Due from Town		12,031
Due from State		1,918
<b>Total assets</b>		152,045
 <b>NET POSITION</b>		
Held in trust for investment trust participants	\$	152,045

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Statement of Changes in Fiduciary Net Position**  
**Fiduciary Fund**  
**Year Ended June 30, 2018**

	Pension Trust Fund
<b>Additions:</b>	
Contributions	\$ 13,918
Investment income:	
Interest and dividends	5,557
Unrealized gain (loss)	11,116
<b>Total additions</b>	30,591
<b>Distributions:</b>	
Distributions to participants	20,282
Administrative fees	2,150
<b>Total distributions</b>	22,432
Change in net position	8,159
Net Position, July 1, 2017	143,886
Net Position, June 30, 2018	\$ 152,045

*See accompanying notes to financial statements.*

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES***

The accompanying financial statements of the Town of Jerome, Arizona have been prepared in conformity with U.S. generally accepted accounting principles applicable to governmental units adopted by the Governmental Accounting Standards Board (GASB). A summary of the Town's more significant accounting policies follows.

For the year ended June 30, 2018, the Town implemented the provisions of GASB Statement No. 75, *Accounting and Financial Reporting for Postemployment Benefits Other than Pensions*, as amended by GASB Statement No. 85, *Omnibus 2017*. GASB Statement No. 75 established standards for measuring and recognizing net assets or liabilities, deferred outflows of resources, deferred inflows of resources, and expenses/expenditures related to other postemployment benefits (OPEB) provided through defined benefit OPEB plans. In addition, Statement No. 75 requires disclosure of information related to OPEB.

**A. Reporting Entity**

The Town is a general purpose local government that is governed by a separately elected Town Council. The accompanying financial statements present the activities of the Town (the primary government).

**B. Basis of Presentation**

The basic financial statements include both government-wide statements and fund financial statements. The government-wide statements focus on the Town as a whole, while the fund statements focus on major funds. Each presentation provides valuable information that can be analyzed and compared between years and between governments to enhance the information's usefulness.

Government-wide statements—provide information about the primary government (the Town). The statements include a statement of net position and a statement of activities. These statements report the overall government's financial activities, except for fiduciary activities. They also distinguish between the Town's governmental and business-type activities. Governmental activities generally are financed through taxes and intergovernmental revenues. Business-type activities are financed in whole or in part by fees charged to external parties.

A statement of activities presents a comparison between direct expenses and program revenues for each function of the Town's governmental activities and segment of its business-type activities. Direct expenses are those that are specifically associated with a program or function and, therefore, are clearly identifiable to a particular function. The Town does not allocate indirect expenses to programs or functions. Program revenues include:

- charges to customers or applicants for goods, services, or privileges provided;
- operating grants and contributions; and
- capital grants and contributions, including special assessments.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES – Continued***

Revenues that are not classified as program revenues, including internally dedicated resources and all taxes the Town levies or imposes, are reported as general revenues.

Generally, the effect of interfund activity has been eliminated from the government-wide financial statements to minimize the double-counting of internal activities. However, charges for interfund services provided and used are not eliminated if the prices approximate their external exchange values.

Fund financial statements—Provide information about the Town’s funds, including fiduciary funds. Separate statements are presented for the governmental, proprietary, and fiduciary fund categories. The emphasis of fund financial statements is on major governmental and enterprise funds, each displayed in a separate column. All remaining governmental and enterprise funds are aggregated and reported as nonmajor funds. Fiduciary funds are aggregated and reported by fund type.

Proprietary fund revenues and expenses are classified as either operating or nonoperating. Operating revenues and expenses generally result from transactions associated with the fund’s principal activity. Accordingly, revenues, such as user charges and insurance premiums, in which each party receives and gives up essentially equal values are operating revenues. Other revenues, such as subsidies, result from transactions in which the parties do not exchange equal values and are considered nonoperating revenues along with investment earnings and revenues ancillary activities generate. Operating expenses include the cost of services, administrative expenses, and depreciation on capital assets. Other expenses, such as interest expense, are considered nonoperating expenses.

The Town reports the following major governmental funds:

The ***General Fund*** is the Town’s primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

The ***HURF Fund*** accounts for specific revenue received from the State of Arizona Highway User Revenue Fund which is legally restricted to expenditures for specified purposes.

The ***Grants Fund*** accounts for financial resources received from various entities. Restrictions on the use of these resources are derived from the agreements from which the resources were provided.

The Town reports the following major enterprise fund:

The ***Utilities Fund*** accounts for operations of the Town-owned water, sewer, and sanitation, that are financed and operated in a manner similar to private business enterprises, in which the intent of the Town Council is that the costs (expenses, including depreciation) of providing goods or

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES – Continued***

services to the general public on a continuing basis be financed or recovered primarily through user charges; or for which the Town Council has decided that periodic determination of revenue earned, expenses incurred, or net income is appropriate for capital maintenance, public policy, management control, accountability, or other purposes.

The Town reports the following fund types:

The ***Pension Trust Fund*** accounts for the Town’s Volunteer Firefighter’s Relief and Pension Fund, a defined contribution plan for which the assets are held by the Town in a trustee capacity.

**C. Basis of Accounting**

The government-wide, proprietary fund, and fiduciary fund financial statements are presented using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded at the time liabilities are incurred, regardless of when the related cash flows take place. Property taxes are recognized as revenue in the year for which they are levied. Grants and donations are recognized as revenue as soon as all eligibility requirements the provider imposed have been met.

Under the terms of grant agreements, the Town funds certain programs by a combination of grants and general revenues. Therefore, when program expenses are incurred, there are both restricted and unrestricted resources available to finance the program. The Town applies grant resources to such programs before using general revenues.

Governmental funds in the fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Under this method, revenues are recognized when they become both measurable and available. The Town considers all revenues reported in the governmental funds to be available if the revenues are collected within 60 days after year-end. The Town’s major revenue sources that are susceptible to accrual are property taxes, special assessments, intergovernmental, charges for services, and investment earnings. Expenditures are recorded when the related fund liability is incurred, except for principal and interest on general long-term debt, claims and judgments, compensated absences, landfill closure and postclosure care costs, and pollution remediation obligations, which are recognized as expenditures to the extent they are due and payable. General capital asset acquisitions are reported as expenditures in governmental funds. Issuances of general long-term debt and acquisitions under capital lease agreements are reported as other financing sources.

**D. Cash and Investments**

For the statement of cash flows, the Town’s cash and cash equivalents are considered to be cash on hand, demand deposits, investments in the State Treasurer’s local government investment pool, and only those highly liquid investments with a maturity of three months or less when purchased.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES – Continued***

**E. Property Tax Calendar**

Property taxes are recognized as revenue in the fiscal year they are levied and collected or if they are collected within 60 days subsequent to fiscal year-end. Property taxes not collected within 60 days subsequent to fiscal year-end are reported as unavailable revenue. Property taxes collected in advance of the fiscal year for which they are levied are reported as unearned revenue.

The Town levies real property taxes on or before the third Monday in August that become due and payable in two equal installments. The first installment is due on the first day of October and becomes delinquent after the first business day of November. The second installment is due on the first day of March of the next year and becomes delinquent after the first business day of May.

A lien assessed against real and personal property attaches on the first day of January preceding assessment and levy.

**F. Allowance for Uncollectible Accounts**

Allowances for uncollectible accounts receivable in the General and Utilities Funds are estimated by the Town. The amount recorded as uncollectible at June 30, 2018 totaled \$0 and \$15,000 respectively.

**G. Inventories**

The Town accounts for its inventories in the governmental funds using the consumption method. Inventories of the governmental funds consist of expendable supplies held for consumption and are recorded as expenditures at the time of consumption.

These inventories are stated at cost using the first-in, first-out (FIFO) method of valuation.

**H. Capital Assets**

Capital assets are reported at actual cost (or estimated historical cost if historical records are not available). Donated assets are reported at acquisition value.



**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES – Continued**

Capitalization thresholds (the dollar values above which asset acquisitions are added to the capital asset accounts), depreciation methods, and estimated useful lives of capital assets are as follows:

	<u>Capitalization Threshold</u>	<u>Depreciation Method</u>	<u>Estimated Useful Life (years)</u>
Land	\$ 5,000	N/A	N/A
Buildings and improvements	5,000	Straight-line	5-30
Machinery and equipment	5,000	Straight-line	3-20
Vehicles	5,000	Straight-line	5-10
Water system and improvements	5,000	Straight-line	15-50
Wastewater plant	5,000	Straight-line	15-50

**I. Investment Income**

Investment income is composed of interest, dividends, and net changes in the fair value of applicable investments.

**J. Compensated Absences**

Compensated absences consist of PTO leave earned by employees based on services already rendered. There is no limit as to the number of hours employees may accumulate; however, any hours earned and unused in excess of 480 at the end of the calendar year is paid out to the employees at 60%. Upon termination of employment, only 60% of accrued PTO, up to a maximum of 180 hours, is paid to employees.

Accordingly, an estimate for PTO benefits has been accrued as a liability in the financial statements.

**K. Deferred Outflows/Inflows of Resources**

The statement of net position and balance sheet include separate sections for deferred outflows of resources and deferred inflows of resources. Deferred outflows of resources represent a consumption of net position that applies to future periods that will be recognized as an expense or expenditure in future periods. Deferred inflows of resources represent an acquisition of net position or fund balance that applies to future periods and will be recognized as a revenue in future periods.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES – Continued***

**L. Fund Balance Reporting**

The governmental funds' fund balances are reported separately within classifications based on a hierarchy of the constraints placed on those resources' use. The classifications are based on the relative strength of the constraints that control how the specific amounts can be spent. The classifications are nonspendable, restricted, and unrestricted, which includes committed, assigned, and unassigned fund balance classifications.

The nonspendable fund balance classification includes amounts that cannot be spent because they are either not in spendable form, such as inventories, or are legally or contractually required to be maintained intact. Restricted fund balances are those that have externally imposed restrictions on their usage by creditors (such as through debt covenants), grantors, contributors, or laws and regulations.

The unrestricted fund balance category is composed of committed, assigned, and unassigned resources. Committed fund balances are self-imposed limitations that the Town Council has approved, which is the highest level of decision-making authority within the Town. Only the Town Council can remove or change the constraints placed on committed fund balances.

Assigned fund balances are resources constrained by the Town's intent to be used for specific purposes, but that are neither restricted nor committed. The Town Council has authorized the Town manager to assign resources for a specific purpose.

The unassigned fund balance is the residual classification for the General Fund and includes all spendable amounts not reported in the other classifications. Also, deficits in fund balances of the other governmental funds are reported as unassigned.

When an expenditure is incurred that can be paid from either restricted or unrestricted fund balances, it is the Town's policy to use (the Town will use) restricted fund balance first. It is the Town's policy to use (the Town will use) committed amounts first when disbursing unrestricted fund balances, followed by assigned amounts, and lastly unassigned amounts.

**M. Pensions and Other Postemployment Benefits**

For purposes of measuring the net pension and other postemployment benefits (OPEB) assets and liabilities, deferred outflows of resources and deferred inflows of resources related to pensions and OPEB, and pension and OPEB expense, information about the plans' fiduciary net position and additions to/deductions from the plans' fiduciary net position have been determined on the same basis as they are reported by the plans. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 2 – CHANGE IN ACCOUNTING PRINCIPLE**

Net position as of July 1, 2017, has been restated as follows for the implementation of GASB Statement No. 75, *Accounting and Financial Reporting for Postemployment Benefits Other Than Pensions* (OPEB), as amended by GASB Statement No. 85, *Omnibus 2017*.

	Governmental Activities
Net position as previously reported at June 30, 2017	\$ 1,675,455
Prior period adjustments-implementation of GASB 75:	
Net OPEB asset (measurement date as of June 30, 2016)	5,506
Net position, as restated, July 1, 2017	\$ 1,680,961

**NOTE 3 – DEPOSITS AND INVESTMENTS**

Arizona Revised Statutes (A.R.S.) authorize the Town to invest public monies in the State Treasurer’s investment pool; obligations issued or guaranteed by the United States or any of the senior debt of its agencies, sponsored agencies, corporations, sponsored corporations, or instrumentalities; specified state and local government bonds, notes, and other evidences of indebtedness; interest-earning investments such as savings accounts, certificates of deposit, and repurchase agreements in eligible depositories; specified commercial paper issued by corporations organized and doing business in the United States; specified bonds, debentures, notes, and other evidences of indebtedness that are denominated in United States dollars; and certain open-end and closed-end mutual funds, including exchange traded funds. In addition, the Town Treasurer may invest trust funds in certain fixed income securities of corporations doing business in the United States or District of Columbia.

*Credit risk*

Statutes have the following requirements for credit risk:

1. Commercial paper must be of prime quality and be rated within the top two ratings by a nationally recognized rating agency.
2. Bonds, debentures, notes, and other evidences of indebtedness that are denominated in United States dollars must be rated “A” or better at the time of purchase by at least two nationally recognized rating agencies.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 3 – DEPOSITS AND INVESTMENTS – Continued***

3. Fixed income securities must carry one of the two highest ratings by Moody's investor's service and Standard and Poor's rating service. If only one of the above-mentioned services rates the security, it must carry the highest rating of that service.

*Custodial credit risk*

Statutes require collateral for deposits at 102 percent of all deposits federal depository insurance does not cover.

*Concentration of credit risk*

Statutes do not include any requirements for concentration of credit risk.

*Interest rate risk*

Statutes require that public monies invested in securities and deposits have a maximum maturity of 5 years. The maximum maturity for investments in repurchase agreements is 180 days.

*Foreign currency risk*

Statutes do not allow foreign investments unless the investment is denominated in United States dollars.

The Town's investment policy states that the Town will conform with Arizona Revised Statutes. The Town does not have a formal investment policy with respect to custodial credit risk, concentration of credit risk, or foreign currency risk.

*Deposits*—At June 30, 2018, the carrying amount of the Town's total cash in bank was \$1,001,608 and the bank balances were \$1,021,306. Of the bank balances, \$503,026 was covered by federal depository insurance or similar insurance. The remainder was covered by collateral held by the pledging financial institution in the Town's name.

*Investments*—The Town reported investments in the State Treasurer's Investment Pool 5 with a reported amount of \$1,636. The Standard and Poor's credit quality rating of the pool is AAA.

The Town's Pension Trust Fund had investments in mutual funds of \$135,887 at June 30, 2018, categorized within the fair value hierarchy established by generally accepted accounting principles as Level 1. Investments categorized as Level 1 are valued using prices quoted in active markets for those investments.

Investments in the State Treasurer's investment pools are valued at the pool's share price multiplied by the number of shares the Town held. The fair value of a participant's position in the pools approximates the value of that participant's pool shares. The State Board of Investment provides oversight for the State Treasurer's investment pools.

Restricted cash and cash equivalents on the Statement of Net Position consists of cash restricted for debt service and customer deposits.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 3 – DEPOSITS AND INVESTMENTS – Continued**

A reconciliation of cash, deposits, and investments to amounts shown on the statements of net position follows:

	<u>Governmental activities</u>	<u>Business-type activities</u>	<u>Pension Trust Fund</u>	<u>Total</u>
Cash and cash equivalents:				
Amount of deposits	\$ 861,328	\$ 136,153	\$ 2,209	\$ 999,690
State Treasurer's investment pool 5	1,636	-	-	1,636
Cash on hand	575	-	-	575
<b>Total</b>	<u>\$ 863,539</u>	<u>\$ 136,153</u>	<u>\$ 2,209</u>	<u>\$ 1,001,901</u>

**NOTE 4 – DUE FROM OTHER GOVERNMENTS**

Amount due from other governments at June 30, 2018, included \$15,137 in state-shared revenue, \$7,188 in state-shared revenue from sales taxes, \$5,431 in county-shared revenue from auto lieu taxes, \$1,501 in property taxes, \$177,520 from city sales taxes, \$22,364 from wildland fire charges, \$6,631 from Highway User Revenue Fund (HURF) taxes, and \$5,109 from grants.

**NOTE 5 – CAPITAL ASSETS**

Capital asset activity for the year ended June 30, 2018, was as follows:

	<u>Balance July, 1, 2017</u>	<u>Increases</u>	<u>Decreases</u>	<u>Balance June 30, 2018</u>
Governmental activities:				
Capital assets not being depreciated:				
Land	\$ 252,283	\$ -	\$ -	\$ 252,283
Capital assets being depreciated:				
Buildings and improvements	1,203,236	-	-	1,203,236
Vehicles and equipment	1,034,188	-	-	1,034,188
Infrastructure	153,050	-	-	153,050
<b>Total</b>	<u>2,390,474</u>	<u>-</u>	<u>-</u>	<u>2,390,474</u>
Less accumulated depreciation for:				
Buildings and improvements	(976,412)	(24,885)	-	(1,001,297)
Vehicles and equipment	(872,361)	(33,135)	-	(905,496)
Infrastructure	(17,915)	(3,743)	-	(21,658)
<b>Total</b>	<u>(1,866,688)</u>	<u>(61,763)</u>	<u>-</u>	<u>(1,928,451)</u>
<b>Total capital assets being depreciated, net</b>	<u>523,786</u>	<u>(61,763)</u>	<u>-</u>	<u>462,023</u>
<b>Governmental activities capital assets, net</b>	<u>\$ 776,069</u>	<u>\$ (61,763)</u>	<u>\$ -</u>	<u>\$ 714,306</u>

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 5 – CAPITAL ASSETS – Continued**

	Balance			Balance
	July, 1, 2017	Increases	Decreases	June 30, 2018
Business-type activities:				
Capital assets not being depreciated:				
Land	\$ 22,080	\$ -	\$ -	\$ 22,080
Capital assets being depreciated:				
Buildings and infrastructure	3,544,209	-	-	3,544,209
Vehicles and equipment	188,015	-	-	188,015
<b>Total</b>	<u>3,732,224</u>	<u>-</u>	<u>-</u>	<u>3,732,224</u>
Less accumulated depreciation for:				
Buildings and infrastructure	(1,338,344)	(69,411)	-	(1,407,755)
Vehicles and equipment	(155,253)	(3,208)	-	(158,461)
<b>Total</b>	<u>(1,493,597)</u>	<u>(72,619)</u>	<u>-</u>	<u>(1,566,216)</u>
<b>Total capital assets being depreciated, net</b>	<u>2,238,627</u>	<u>(72,619)</u>	<u>-</u>	<u>2,166,008</u>
Business-type activities capital assets, net	<u>\$ 2,260,707</u>	<u>\$ (72,619)</u>	<u>\$ -</u>	<u>\$ 2,188,088</u>

Depreciation expense was charged to functions as follows:

Governmental activities:	
General government	\$ 32,405
Public safety	22,376
Public works and streets	5,567
Community development	625
Culture and recreation	790
Total governmental activities depreciation expense	<u>\$ 61,763</u>
Business-type activities:	
Water	\$ 51,696
Sewer	20,647
Sanitation and recycling	276
Total business-type activities depreciation expense	<u>\$ 72,619</u>

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 6 – LONG-TERM LIABILITIES**

The following schedule details the Town’s long-term liability and obligation activity for the year ended June 30, 2018.

	<u>Balance July 1, 2017</u>	<u>Additions</u>	<u>Reductions</u>	<u>Balance June 30, 2018</u>	<u>Due within 1 year</u>
<b>Governmental activities:</b>					
Compensated absences payable	\$ 34,034	\$ 4,348	\$ -	\$ 38,382	\$ 28,787
Capital leases payable	25,042	-	(7,210)	17,832	7,577
	<u>\$ 59,076</u>	<u>\$ 4,348</u>	<u>\$ (7,210)</u>	<u>\$ 56,214</u>	<u>\$ 36,364</u>
<b>Business-type activities</b>					
Compensated absences payable	\$ 1,136	\$ 517	\$ -	\$ 1,653	\$ 1,240
Capital leases payable	12,414	-	(6,059)	6,355	6,355
Revenue bonds payable	170,435	-	(10,752)	159,683	11,237
Business-type activities long-term liabilities	<u>\$ 183,985</u>	<u>\$ 517</u>	<u>\$ (16,811)</u>	<u>\$ 167,691</u>	<u>\$ 18,832</u>

The following schedule details debt service requirements to maturity for the Town’s revenue bonds at June 30, 2018:

Year Ending June 30	<u>Business-type Activities</u>	
	Revenue Bonds	
	<u>Principal</u>	<u>Interest</u>
2019	\$ 11,237	\$ 7,531
2020	11,742	7,014
2021	12,271	6,474
2022	12,823	5,909
2023	13,400	5,319
2024-28	76,607	16,775
2029-33	<u>21,604</u>	<u>1,272</u>
Total	<u>\$ 159,683</u>	<u>\$ 50,295</u>

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 6 – LONG-TERM LIABILITIES – Continued**

*Bonds Payable* – The Town’s bonded debt consists of sewer improvement bonds that are generally non-callable with interest payments payable semiannually. Bonds outstanding at June 30, 2018 were as follows:

Description	Original Amount	Maturity Range	Interest Rate	Outstanding Principal
Sewer revenue bonds, Series 2001	300,000	2030	4.50%	159,683

Capital leases—The Town has acquired vehicles and equipment under the provisions of long-term lease agreements classified as a capital leases for accounting purposes because they provide for a bargain purchase option or a transfer of ownership by the end of the lease terms.

The assets acquired through capital leases are as follows:

	Governmental Activities	Business-type Activities	Total
Vehicles	\$ 29,300	\$ -	\$ 29,300
Equipment	10,199	23,800	33,999
Less: accumulated depreciation	(19,090)	(6,942)	(26,032)
Carrying value	<u>\$ 20,409</u>	<u>\$ 16,858</u>	<u>\$ 37,267</u>

The following schedule details debt service requirements to maturity for the Town’s capital leases payable at June 30, 2018:

Year Ending June 30	Governmental Activities	Business-Type Activities	Total
2019	8,210	6,519	14,729
2020	5,416	-	5,416
2021	5,416	-	5,416
Total minimum lease payments	19,042	6,519	25,561
Less amount representing interest	(1,210)	(164)	(1,374)
Present value of net minimum lease payments	<u>\$ 17,832</u>	<u>\$ 6,355</u>	<u>\$ 24,187</u>



**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

***NOTE 7 – RISK MANAGEMENT***

The Town is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disasters. The Town carries commercial insurance for all such risks of loss, including workers' compensation and employees' health and accident insurance. Settled claims resulting from these risks have not exceeded commercial insurance coverage in any of the past three fiscal years.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS**

The Town participates in two separate retirement plans.

For nonpublic safety employees, the Town contributes five percent of the employees’ covered payroll to a defined contribution plan. Employees may contribute to the plan; however, they are not required to make any contributions the plan. For the year ended June 30, 2018, the Town contributed a total \$26,499 on behalf of employees to the plan.

For public safety employees, the Town contributes to the Public Safety Personnel Retirement System (PSPRS). PSPRS is a component unit of the State of Arizona.

At June 30, 2018, the Town reported the following amounts related to PSPRS:

<b>Statement of Net Position and Statement of Activities</b>	<u>Governmental Activities</u>
Net pension and OPEB asset	\$ 104,555
Deferred outflows of resources related to pensions and OPEB	58,145
Deferred inflows of resources related to pensions and OPEB	47,759
Pension and OPEB expense	12,379

The Town reported \$30,229 of pension expenditures in the governmental funds related to all pension plans to which it contributes.

**Plan Description** – Town police employees participate in the Public Safety Personnel Retirement System (PSPRS). The PSPRS administers agent and cost-sharing multiple-employer defined benefit pension plans and agent and cost-sharing multiple-employer defined benefit health insurance premium benefit (OPEB) plans. A nine-member board known as the Board of Trustees and the participating local boards govern the PSPRS according to the provisions of A.R.S. Title 38, Chapter 5, Article 4. Employees who were PSPRS members before July 1, 2017, participate in the agent plans, and those who became PSPRS members on or after July 1, 2017, participate in the cost-sharing plans (PSPRS Tier 3 Risk Pool).

The PSPRS issue publicly available financial reports that include their financial statements and required supplementary information. The reports are available on the PSPRS Web site at [www.psprs.com](http://www.psprs.com).

**Benefits Provided** – The PSPRS provide retirement, health insurance premium supplement, disability, and survivor benefits. State statute establishes benefits terms.

Retirement, disability, and survivor benefits are calculated on the basis of age, average monthly compensation, and service credit as follows:

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

	Initial Membership Date:	
	Before January 1, 2012	On or after January 1, 2012 and before July 1, 2017
<b>Retirement and Disability</b>		
Years of service and age required to receive benefit	20 years of service, any age 15 years of service, age 62	25 years of service or 15 years of credited service, age 52.5
Final average salary is based on	Highest 36 consecutive months of last 20 years	Highest 36 consecutive months of last 20 years
<b>Benefit percentage</b>		
Normal Retirement	50% less 2.0% for each year of credited service less than 20 years OR plus 2.0% to 2.5% for each year of credited services over 20 years, not to exceed 80%	1.5% to 2.5% per year of credited service, not to exceed 80%
Accidental Disability Retirement	50% or normal retirement, whichever is greater	
Catastrophic Disability Retirement	90% for the first 60 months then reduced to either 62.5% or normal retirement, whichever is greater	
Ordinary Disability Retirement	Normal retirement calculated with actual years of credited service or 20 years of credited service, whichever is greater, multiplied by years of credited service (not to exceed 20 years) divided by 20	
<b>Survivor Benefit</b>		
Retired Members	80% to 100% of retired member's pension benefit	
Active Members	80% to 100% of accidental disability retirement benefit or 100% of average monthly compensation if death was result of injuries received on the job	

Retirement and survivor benefits are subject to automatic cost-of-living adjustments. The adjustments are based on inflation. In addition, the Legislature may enact permanent one-time benefit increases after a Joint Legislative Budget Committee analysis of the increase's effects on the plan. PSPRS also provides temporary disability benefits of 50 percent of the member's compensation for up to 12 months.

Health insurance premium benefits are available to retired or disabled members with 5 years of credited service. The benefits are payable only with respect to allowable health insurance premiums for which the member is responsible. Benefits range from \$150 per month to \$260 per month depending on the age of the member and dependents.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

**Employees Covered by Benefit Terms** – At June 30, 2018, the following employees were covered by the agent pension plans’ benefit terms:

	<b>PSPRS Police</b>	
	<b>Pension</b>	<b>Health</b>
Inactive employees entitled to but not yet receiving benefits	2	-
Active employees	4	4
<b>Total</b>	<b>6</b>	<b>4</b>

**Contributions and Annual OPEB Cost** – State statutes establish the pension contribution requirements for active PSPRS employees. In accordance with state statutes, annual actuarial valuations determine employer contribution requirements for PSPRS pension and health insurance premium benefits. The combined active member and employer contribution rates are expected to finance the costs of benefits employees earn during the year, with an additional amount to finance any unfunded accrued liability. Contributions rates for the year ended June 30, 2018, are indicated below. Rates are a percentage of active members’ annual covered payroll.

	<b>Active Member- Pension</b>	<b>Town-Pension</b>	<b>Town-Health Insurance</b>
PSPRS Police	7.65% - 11.65%	16.91%	0.52%

The Town’s contributions to the plans for the year ended June 30, 2018, were:

	<b>Pension</b>	<b>Health Insurance Premium Benefit</b>
PSPRS Police	\$ 33,019	\$ 1,015

During fiscal year 2018, the Town paid for 100 percent of PSPRS pension and OPEB contributions from the General Fund.

**Pension/OPEB (Asset) Liability** – At June 30, 2018, the Town reported the following assets:

	<b>Net Pension (Asset) Liability</b>	<b>Net OPEB (Asset) Liability</b>
PSPRS Police	\$ (97,091)	\$ (7,464)

The net pension and OPEB assets/liabilities were measured as of June 30, 2017. The total liability used to calculate the net asset was determined by an actuarial valuation as of that date. The total assets as of June 30, 2017, reflect changes of actuarial assumptions based on the results of an actuarial experience study for the 5-year period ended June 30, 2016, including decreasing the investment rate of return from 7.5 percent to 7.4 percent, decreasing the wage inflation from 4 percent to 3.5 percent, and updating mortality, withdrawal, disability, and retirement assumptions.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

The total pension liabilities for PSPRS also reflect changes of benefit terms for legislation that changed benefit eligibility and multipliers for employees who became members on or after January 1, 2012, and before July 1, 2017, and a court decision that decreased the contribution rates for employees who became members before July 20, 2011. The court decision will also affect the PSPRS net pension liabilities measured as of June 30, 2018, because of refunds of excess member contributions. The change in the Town’s PSPRS net pension assets as a result of the refunds is not known.

**Actuarial Assumptions** – The significant actuarial assumptions used to measure the total pension/OPEB liability are as follows:

Actuarial valuation date	June 30, 2017
Actuarial cost method	Entry age normal
Investment rate of return	7.40%
Wage inflation	3.5% for pensions/not applicable for OPEB
Price inflation	2.5% for pensions/not applicable for OPEB
Permanent benefit increase	Included for pensions/not applicable for OPEB
Mortality rates	RP-2014 tables using MP-2016 improvement scale with adjustments to match current experience
Healthcare cost trend rate	Not applicable

Actuarial assumptions used in the June 30, 2017, valuation were based on the results of an actuarial experience study for the 5-year period ended June 30, 2016.

The long-term expected rate of return on PSPRS plan investments was determined to be 7.4 percent using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of plan investment expenses and inflation) are developed for each major asset class. The target allocation and best estimates of geometric real rates of return for each major asset class are summarized in the following table:

<u>Asset Class</u>	<u>Target Allocation</u>	<u>Long-term Expected Geometric Real Rate of Return</u>
Short term investments	2%	0.25%
Absolute return	2%	3.75%
Risk parity	4%	5.00%
Fixed income	5%	1.25%
Real assets	9%	4.52%
GTAA	10%	3.96%
Private credit	12%	6.75%
Real estate	10%	3.75%
Credit opportunities	16%	5.83%
Non-U.S. equity	14%	8.70%
U.S. equity	16%	7.60%
Total	<u>100%</u>	

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

**Discount Rates** – At June 30, 2017, the discount rate used to measure the PSPRS total pension/OPEB liability was 7.4 percent, which was a decrease of 0.1 from the discount rate used as of June 30, 2016. 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 that employer contributions will be made at rates equal to the difference between the actuarially determined contribution rate and the member rate. Based on those assumptions, the 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 plan investments was applied to all periods of projected benefit payments to determine the total pension/OPEB liability.

**Changes in the Net Pension/OPEB Liability (Asset)**

	<b>Pension</b>		
	<b>Increase (Decrease)</b>		
	<b>Total Pension Liability (a)</b>	<b>Plan Fiduciary Net Position (b)</b>	<b>Net Pension Liability (Asset) (a) - (b)</b>
Balances at June 30, 2017	\$ 343,389	\$ 424,623	\$ (81,234)
Changes for the year			
Service Cost	43,451	-	43,451
Interest on the total liability	27,384	-	27,384
Changes of benefit terms	(3,199)	-	(3,199)
Differences between expected and actual experience in the measurement of the liability	(5,961)	-	(5,961)
Changes of assumptions or other inputs	11,358	-	11,358
Contributions-employer	-	20,572	(20,572)
Contributions-employee	-	17,348	(17,348)
Net investment income	-	51,823	(51,823)
Administrative expense	-	(859)	859
Other changes	-	6	(6)
Net changes	73,033	88,890	(15,857)
Balances at June 30, 2018	\$ 416,422	\$ 513,513	\$ (97,091)

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

	<b>Health Insurance Premium Benefit</b>		
	<b>Increase (Decrease)</b>		
	<b>Total Pension Liability (a)</b>	<b>Plan Fiduciary Net Position (b)</b>	<b>Net Pension Liability (Asset) (a) - (b)</b>
Balances at June 30, 2017	\$ 15,449	\$ 20,955	\$ (5,506)
Changes for the year			
Service Cost	1,521	-	1,521
Interest on the total liability	1,216	-	1,216
Differences between expected and actual experience in the measurement of the liability	(353)	-	(353)
Changes of assumptions or other inputs	(1,214)	-	(1,214)
Contributions-employer	-	651	(651)
Net investment income	-	2,500	(2,500)
Administrative expense	-	(23)	23
Net changes	1,170	3,128	(1,958)
Balances at June 30, 2018	\$ 16,619	\$ 24,083	\$ (7,464)

**Sensitivity of the Town’s Net Pension/OPEB (Asset) Liability to Changes in the Discount Rate** – The following table presents the Town’s net pension/OPEB (assets) liabilities calculated using the discount rate of 7.4 percent, as well as what the Town’s net pension/OPEB (asset) liability would be if it were calculated using a discount rate that is 1 percentage point lower (6.4 percent) or 1 percentage point higher (8.4 percent) than the current rate:

	<b>1% Decrease (6.4%)</b>	<b>Current Discount Rate (7.4%)</b>	<b>1% Increase (8.4%)</b>
PSPRS Police			
Net pension (asset) liability	\$ (31,814)	\$ (97,091)	\$ (150,728)
Net OPEB (asset) liability	(5,044)	(7,464)	(9,491)

**Plan Fiduciary Net Position** – Detailed information about the plans’ fiduciary net position is available in the separately issued PSPRS financial reports.

**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 8 – PENSIONS AND OTHER POSTEMPLOYMENT BENEFITS – Continued**

**Expense** – For the year ended June 30, 2018, the Town recognized the following pension and OPEB expense:

	<u>Pension Expense</u>		<u>OPEB Expense</u>
PSPRS Police	\$	11,594	\$ 785

**Deferred Outflows/Inflows of Resources** – At June 30, 2018, the Town reported deferred outflows of resources and deferred inflows of resources related to pensions and OPEB from the following sources:

	<u>Pension</u>		<u>Health Insurance Premium Benefit</u>	
	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>
	Differences between expected and actual experience	\$ -	\$ 45,667	\$ -
Changes of assumptions or other inputs	18,358	-	-	1,060
Net difference between projected and actual earnings on plan investments	5,753	-	-	724
Town contributions subsequent to the measurement date	33,019	-	1,015	-
<b>Total</b>	<u>\$ 57,130</u>	<u>\$ 45,667</u>	<u>\$ 1,015</u>	<u>\$ 2,092</u>

The amounts reported as deferred outflows of resources related to pensions and OPEB resulting from Town contributions subsequent to the measurement date will be recognized as an increase in the net asset or a reduction of the net liability in the year ending June 30, 2019. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions and OPEB will be recognized as expenses as follows:

	<u>PSPRS Police</u>	
	<u>Pension</u>	<u>Health</u>
Year ended June 30,		
2019	\$ (6,310)	\$ (380)
2020	(2,951)	(380)
2021	(5,927)	(380)
2022	(6,368)	(380)
2023	-	(199)
Thereafter	-	(373)



**TOWN OF JEROME, ARIZONA**  
**Notes to Financial Statements**  
**June 30, 2018**

**NOTE 9 – INTERFUND BALANCES AND ACTIVITY**

Interfund receivables and payables – Interfund balances at June 30, 2018, were as follows:

	<u>Payable to</u>
<u>Payable from</u>	<u>General Fund</u>
HURF Fund	\$ 2,389

The purpose of the interfund balances between the General Fund, HURF Fund, and Grants Fund shown above were to help the HURF and Grants Funds pay for expenditures expected to be reimbursed in future periods from HURF and grants proceeds.

Transfer To	Transfer From			Total
	General Fund	Utilities Fund	HURF Fund	
General Fund	\$ -	\$ 145,421	\$ 10,508	\$ 155,929
HURF Fund	55,962	-	-	55,962
Utilities Fund	153,500	-	-	153,500
	\$ 209,462	\$ 145,421	\$ 10,508	\$ 365,391

The transfers to the General Fund were to reimburse the General Fund for administrative costs. The Town transferred \$9,401 from the HURF Fund to the General Fund for administrative costs. In addition, the Town transferred \$45,454 from the General Fund to the HURF Fund to cover expenditures of the HURF Fund in excess of current year revenues.

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Budgetary Comparison Schedule**  
**General Fund**  
**Year Ended June 30, 2018**

	Budgeted Amounts		Actual Amounts	Variance with Final Budget
	Original	Final		
<b>Revenue</b>				
Taxes	\$ 1,041,500	\$ 1,041,500	\$ 1,077,067	\$ 35,567
Intergovernmental	277,296	277,296	330,125	52,829
Charges for services	196,115	196,115	132,500	(63,615)
Fines and forfeits	68,500	68,500	71,172	2,672
Licenses and permits	35,200	35,200	32,892	(2,308)
Miscellaneous	14,000	14,000	10,666	(3,334)
Donations and grants	3,000	3,000	680	(2,320)
Investment earnings	150	150	2,888	2,738
<b>Total revenue</b>	<u>1,635,761</u>	<u>1,635,761</u>	<u>1,657,990</u>	<u>22,229</u>
<b>Expenditures</b>				
General government	447,256	447,256	416,976	30,280
Magistrate court	87,902	87,902	66,063	21,839
Police	440,894	440,894	456,973	(16,079)
Fire	255,381	255,381	303,646	(48,265)
Library	82,875	82,875	81,299	1,576
Planning and zoning	94,693	94,693	87,778	6,915
Parks	18,362	18,362	12,247	6,115
Properties	198,415	198,415	130,669	67,746
Youth	3,012	3,012	1,904	1,108
Capital	35,000	35,000	-	35,000
Contingency	1,712,000	1,712,000	5,138	1,706,862
<b>Total expenditures</b>	<u>3,375,790</u>	<u>3,375,790</u>	<u>1,562,693</u>	<u>1,813,097</u>
Excess (deficiency) of revenue over (under) expenditures	<u>(1,740,029)</u>	<u>(1,740,029)</u>	<u>95,297</u>	<u>1,835,326</u>
<b>Other financing sources (uses)</b>				
Sale of assets	1,505,000	1,505,000	-	(1,505,000)
Transfers	261,300	261,300	(48,652)	(309,952)
<b>Total other financing sources (uses)</b>	<u>1,766,300</u>	<u>1,766,300</u>	<u>(48,652)</u>	<u>(1,814,952)</u>
<b>Net change in fund balances</b>	26,271	26,271	46,645	20,374
Fund balances, July 1, 2017	<u>882,313</u>	<u>882,313</u>	<u>882,313</u>	<u>-</u>
<b>Fund balances, June 30, 2018</b>	<u><u>\$ 908,584</u></u>	<u><u>\$ 908,584</u></u>	<u><u>\$ 928,958</u></u>	<u><u>\$ 20,374</u></u>

*See accompanying notes to budgetary comparison schedule.*

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Budgetary Comparison Schedule**  
**HURF Fund**  
**Year Ended June 30, 2018**

	Budgeted Amounts		Actual Amounts	Variance with Final Budget
	Original	Final		
<b>Revenue</b>				
Intergovernmental	\$ 38,451	\$ 38,451	\$ 37,717	\$ (734)
Investment earnings	100	100	162	62
<b>Total revenue</b>	<u>38,551</u>	<u>38,551</u>	<u>37,879</u>	<u>(672)</u>
<b>Expenditures</b>				
Current				
Public works and streets	145,393	145,393	77,494	67,899
Debt service				
Principal	865	865	865	-
Interest	93	93	93	-
<b>Total expenditures</b>	<u>146,351</u>	<u>146,351</u>	<u>78,452</u>	<u>67,899</u>
Excess (deficiency) of revenue over (under) expenditures	<u>(107,800)</u>	<u>(107,800)</u>	<u>(40,573)</u>	<u>67,227</u>
<b>Other financing sources (uses)</b>				
Transfers	<u>107,800</u>	<u>107,800</u>	<u>40,573</u>	<u>(67,227)</u>
<b>Net change in fund balances</b>	-	-	-	-
Fund balances, July 1, 2017	<u>(4,881)</u>	<u>(4,881)</u>	<u>(4,881)</u>	<u>-</u>
<b>Fund balances, June 30, 2018</b>	<u>\$ (4,881)</u>	<u>\$ (4,881)</u>	<u>\$ (4,881)</u>	<u>\$ -</u>

*See accompanying notes to budgetary comparison schedule.*

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Budgetary Comparison Schedule**  
**Grants Fund**  
**Year Ended June 30, 2018**

	Budgeted Amounts		Actual Amounts	Variance with Final Budget
	Original	Final		
<b>Revenue</b>				
Intergovernmental	\$ 821,500	\$ 821,500	\$ 248,738	\$ (572,762)
<b>Expenditures</b>				
Current				
Public safety	584,306	584,306	16,657	567,649
Community development	237,194	237,194	237,194	-
Capital outlay	-	-	-	-
<b>Total expenditures</b>	<u>821,500</u>	<u>821,500</u>	<u>253,851</u>	<u>567,649</u>
<b>Net change in fund balances</b>	-	-	(5,113)	(5,113)
Fund balances, July 1, 2017	<u>8,699</u>	<u>8,699</u>	<u>8,699</u>	<u>-</u>
<b>Fund balances, June 30, 2018</b>	<u><u>\$ 8,699</u></u>	<u><u>\$ 8,699</u></u>	<u><u>\$ 3,586</u></u>	<u><u>\$ (5,113)</u></u>

*See accompanying notes to budgetary comparison schedule.*

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Notes to Budgetary Comparison Schedules**  
**June 30, 2018**

***NOTE 1 – BUDGETING AND BUDGETARY CONTROL***

Arizona Revised Statutes (A.R.S.) requires the Town to prepare and adopt a balanced budget annually for each governmental fund. The Town Council must approve such operating budgets on or before the third Monday in July to allow sufficient time for the legal announcements and hearings required for the adoption of the property tax levy on the third Monday in August. A.R.S. prohibits expenditures or liabilities in excess of the amounts budgeted.

Expenditures may not legally exceed appropriations at the department level. In certain instances, transfers of appropriations between departments or from the contingency account to a department may be made upon the Town Council's approval. With the exception of the General Fund, each fund includes only one department.

***NOTE 2 – BUDGETARY BASIS OF ACCOUNTING***

The Town's budget is prepared on a basis consistent with generally accepted accounting principles.

***NOTE 3 – EXPENDITURES IN EXCESS OF APPROPRIATIONS***

For the year ended June 30, 2018, expenditures exceeded final budget amounts at the department level (the legal level of budgetary control) in the police and fire departments by \$16,079 and \$48,265 respectively.

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Schedule of Changes in Town's**  
**Net Pension/OPEB Liability (Asset) and Related Ratios**  
**Agent Pension Plans**  
**June 30, 2018**

**PSPRS - Pension**

	Reporting Fiscal Year (Measurement Date)				2014 through 2009
	2018 (2017)	2017 (2016)	2016 (2015)	2015 (2014)	
Total pension liability					Information not available
Service cost	\$ 43,451	\$ 28,796	\$ 33,397	\$ 32,631	
Interest on the total pension liability	27,384	22,890	19,718	18,410	
Changes of benefit terms	(3,199)	31,147	-	(1,024)	
Differences between expected and actual experience in the measurement of the pension liability	(5,961)	(30,273)	(10,398)	(36,345)	
Changes of assumptions or other inputs	11,358	13,630	-	2,606	
Benefit payments, including refunds of employee contributions	-	-	-	-	
Net change in total pension liability	<u>73,033</u>	<u>66,190</u>	<u>42,717</u>	<u>16,278</u>	
Total pension liability - beginning	343,389	277,199	234,482	218,204	
Total pension liability - ending (a)	<u>\$ 416,422</u>	<u>\$ 343,389</u>	<u>\$ 277,199</u>	<u>\$ 234,482</u>	
Plan fiduciary net position					
Contributions - employer	\$ 20,572	\$ 20,660	\$ 18,279	\$ 13,997	
Contributions - employee	17,348	19,027	18,421	15,379	
Net investment income	51,823	2,358	13,372	40,722	
Benefit payments, including refunds of employee contributions	-	-	-	-	
Administrative expense	(859)	(739)	(707)	-	
Other changes	6	(13,001)	(269)	(26,233)	
Net change in plan fiduciary net position	<u>88,890</u>	<u>28,305</u>	<u>49,096</u>	<u>43,865</u>	
Plan fiduciary net position - beginning	424,623	396,318	347,222	303,357	
Plan fiduciary net position - ending (b)	<u>\$ 513,513</u>	<u>\$ 424,623</u>	<u>\$ 396,318</u>	<u>\$ 347,222</u>	
Town's net pension liability (asset) - ending (a) - (b)	<u>\$ (97,091)</u>	<u>\$ (81,234)</u>	<u>\$ (119,119)</u>	<u>\$ (112,740)</u>	
Plan fiduciary net position as a percentage of the total pension liability	123.32%	123.66%	142.97%	148.08%	
Covered payroll	\$ 176,917	\$ 136,151	\$ 134,655	\$ 167,936	
Town's net pension (asset) liability as a percentage of covered payroll	-54.88%	-59.66%	-88.46%	-67.13%	

*See accompanying notes to pension/OPEB plan schedules.*

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Schedule of Changes in Town's**  
**Net Pension/OPEB Liability (Asset) and Related Ratios**  
**Agent Pension Plans**  
**June 30, 2018**

**PSPRS - Health Insurance Premium Benefit**

	<b>Reporting Fiscal Year</b>	
	<b>(Measurement Date)</b>	
	<b>2018</b>	<b>2017</b>
	<b>(2017)</b>	<b>through</b>
	<b>2018</b>	<b>2009</b>
	<b>(2017)</b>	<b>2009</b>
Total OPEB liability		
Service cost	\$ 1,521	Information
Interest on the total OPEB liability	1,216	not
Changes of benefit terms	-	available
Differences between expected and actual experience in the measurement of the OPEB liability	(353)	
Changes of assumptions or other inputs	(1,214)	
Benefit payments	-	
Net change in total OPEB liability	<u>1,170</u>	
Total OPEB liability - beginning	<u>15,449</u>	
Total OPEB liability - ending (a)	<u><u>\$ 16,619</u></u>	
Plan fiduciary net position		
Contributions - employer	\$ 651	
Net investment income	2,500	
Benefit payments	-	
Administrative expense	(23)	
Other changes	-	
Net change in plan fiduciary net position	<u>3,128</u>	
Plan fiduciary net position - beginning	<u>20,955</u>	
Plan fiduciary net position - ending (b)	<u><u>\$ 24,083</u></u>	
Town's net OPEB (asset) liability - ending (a) - (b)	<u><u>\$ (7,464)</u></u>	
Plan fiduciary net position as a percentage of the total OPEB liability	144.91%	
Covered payroll	\$ 176,917	
Town's net OPEB (asset) liability as a percentage of covered payroll	-4.22%	

*See accompanying notes to pension/OPEB plan schedules.*

**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Schedule of Town Pension/OPEB Contributions**  
**June 30, 2018**

	<b>PS PRS - Pension</b>					<b>2013 through 2009</b>
	<b>Reporting Fiscal Year</b>					
	<b>2018</b>	<b>2017</b>	<b>2016</b>	<b>2015</b>	<b>2014</b>	
Actuarially determined contribution	\$ 33,019	\$ 20,572	\$ 20,660	\$ 18,279	\$ 13,997	Information not available
Town's contributions in relation to the actuarially determined contribution	<u>(33,019)</u>	<u>(20,572)</u>	<u>(20,660)</u>	<u>(18,279)</u>	<u>(13,997)</u>	
Town's contribution deficiency (excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	
Town's covered-employee payroll	<u>\$ 195,265</u>	<u>\$ 176,917</u>	<u>\$ 136,151</u>	<u>\$ 134,655</u>	<u>\$ 167,936</u>	
Town's contributions as a percentage of covered payroll	16.91%	11.63%	15.17%	13.57%	8.33%	

	<b>PSPRS - Health Insurance Premium</b>		
	<b>Benefit</b>		
	<b>Reporting Fiscal Year</b>		
	<b>2018</b>	<b>2017</b>	<b>2016 through 2009</b>
Actuarially determined contribution	\$ 1,015	\$ 651	Information not available
Town's contributions in relation to the actuarially determined contribution	<u>(1,015)</u>	<u>(651)</u>	
Town's contribution deficiency (excess)	<u>\$ -</u>	<u>\$ -</u>	
Town's covered payroll	<u>\$ 195,265</u>	<u>\$ 176,917</u>	
Town's contributions as a percentage of covered payroll	0.52%	0.37%	

*See accompanying notes to pension/OPEB plan schedules.*



**TOWN OF JEROME, ARIZONA**  
**Required Supplementary Information**  
**Notes to Pension/OPEB Plan Schedules**  
**June 30, 2018**

***NOTE 1 – ACTUARIALLY DETERMINED CONTRIBUTION RATES***

Actuarial determined contribution rates for PSPRS are calculated as of June 30 two years prior to the end of the fiscal year in which contributions are made. The actuarial methods and assumptions used to establish the contribution requirements are as follows:

Actuarial cost method	Entry age normal
Amortization method	Level percent-of-pay, closed
Remaining amortization period as of the 2016 actuarial	20 years
Asset valuation method	7-year smoothed market value; 80%/120% market corridor
Actuarial assumptions:	
Investment rate of return	In the 2016 actuarial valuation, the investment rate of return was decreased from 7.85% to 7.5%. In 2013 actuarial valuation, the investment rate of return was decreased from 8.0% to 7.85%.
Projected salary increases	In 2014 actuarial valuation, projected salary increases were decreased from 4.5% - 8.5% to 4.0% - 8.0%. In 2013 actuarial valuation, projected salary increases were decreased from 5.0% - 9.0% to 4.5% - 8.5%.
Wage growth	In 2014 actuarial valuation, wage growth was decreased from 4.5% to 4.0%. In 2013 actuarial valuation, wage growth was decreased from 5.0% to 4.5%
Retirement age	Experience-based table of rates that is specific to the type of eligibility condition. Last updated for the 2012 valuation pursuant to an experience study of the period July 1, 2006 - June 30, 2011.
Mortality	RP-2000 mortality table (adjusted by 105% for both males and females)

***NOTE 2 – FACTORS THAT AFFECT TRENDS***

Arizona courts have ruled that provisions of a 2011 law that changed the mechanism for funding permanent pension benefit increases and increased employee pension contribution rates were unconstitutional or a breach of contract because those provisions apply to individuals who were members as of the law’s effective date. As a result, the PSPRS changed benefit terms to reflect the prior mechanism for funding permanent benefit increases for those members and revised actuarial assumptions to explicitly value future permanent benefit increases. PSPRS also reduced those members’ employee contribution rates. These changes are reflected in the plans’ pension liabilities for fiscal year 2015 (measurement date 2014) for members who were retired as of the law’s effective date and fiscal year 2018 (measurement date 2017) for members who retired or will retire after the law’s effective date. These changes also increased the PSPRS-required pension contributions beginning in fiscal year 2016 for members who were retired as of the law’s effective date. These changes will increase the PSPRS-required contributions beginning in fiscal year 2019 for members who retired or will retire after the law’s effective date. Also, the Town refunded excess employee contributions to PSPRS members. PSPRS allowed the Town to reduce its actual employer contributions for the refund amounts. As a result, the Town’s pension contributions were less than the actuarially or statutorily determined contributions for 2018.

**TOWN OF JEROME, ARIZONA**  
**Other Supplementary Information**  
**Segmented Statement of Revenue, Expenses, and Changes**  
**in Fund Net Position**  
**Utilities Fund**  
**Year Ended June 30, 2018**

	Water Utility	Sewer Utility	Sanitation Utility	Total Utilities Fund
<b>Operating revenue</b>				
Charges for services	\$ 179,595	\$ 185,931	\$ 190,351	\$ 555,877
Miscellaneous	7,513	-	345	7,858
<b>Total operating revenue</b>	<u>187,108</u>	<u>185,931</u>	<u>190,696</u>	<u>563,735</u>
<b>Operating expenses</b>				
Personnel	91,234	31,282	74,665	197,181
Repairs and maintenance	79,903	55,543	11,959	147,405
Depreciation	51,696	20,647	276	72,619
Contract services	15,205	44,549	1,800	61,554
Insurance	10,672	12,096	14,229	36,997
Fees and permits	2,264	250	22,188	24,702
Office	5,568	12,185	2,160	19,913
Fuel	2,129	1,911	7,595	11,635
Tools and equipment	43	91	7,593	7,727
Utilities	1,283	2,734	860	4,877
Miscellaneous	814	717	1,667	3,198
Legal and professional	761	175	-	936
<b>Total operating expenses</b>	<u>261,572</u>	<u>182,180</u>	<u>144,992</u>	<u>588,744</u>
<b>Operating income</b>	(74,464)	3,751	45,704	(25,009)
<b>Nonoperating revenue (expense)</b>				
Interest earnings	-	47	-	47
Interest expense	(325)	(7,752)	-	(8,077)
<b>Total nonoperating revenue (expense)</b>	<u>(325)</u>	<u>(7,705)</u>	<u>-</u>	<u>(8,030)</u>
<b>Income before transfers</b>	(74,789)	(3,954)	45,704	(33,039)
Transfer out	(48,473)	(48,474)	(48,474)	(145,421)
Transfer in	121,500	26,000	6,000	153,500
<b>Change in net position</b>	(1,762)	(26,428)	3,230	(24,960)
Net position, July 1, 2017	<u>1,546,045</u>	<u>798,050</u>	<u>(157,060)</u>	<u>2,187,035</u>
<b>Net position, June 30, 2018</b>	<u>\$ 1,544,283</u>	<u>\$ 771,622</u>	<u>\$ (153,830)</u>	<u>\$ 2,162,075</u>



1535 W. Harvard Avenue, Suite 101 · Gilbert, Arizona 85233

Tel: (480) 635-3200 · Fax: (480) 635-3201

**INDEPENDENT AUDITORS' 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***

To the Town Council  
Town of Jerome, Arizona

We have audited, in accordance with the 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, and each major fund of the Town of Jerome, Arizona, as of and for the year ended June 30, 2018, and the related notes to the financial statements, which collectively comprise the Town of Jerome, Arizona's basic financial statements and have issued our report thereon dated March 1, 2019.

**Internal Control Over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the Town of Jerome, Arizona'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 Town of Jerome, Arizona's internal control. Accordingly, we do not express an opinion on the effectiveness of the Town of Jerome, Arizona'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 a 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 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.

## **Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the Town of Jerome, Arizona's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, 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*.

## **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.

*Colby & Powell, PLC*

March 1, 2019

\* This agreement has been extended annually since 2012 at the same rate and terms. \*

100

## AGREEMENT FOR LEGAL SERVICES

THIS AGREEMENT FOR LEGAL SERVICES ("**Agreement**") is made and entered into this 1<sup>st</sup> day of June, 2012 by and between the TOWN OF JEROME, ARIZONA, a municipal corporation ("**Town**") and SIMS MURRAY, LTD., an Arizona professional corporation ("**Sims Murray**") for services as Town Attorney.

### RECITALS:

A. The Town desires to contract for the provision of legal services by counsel not in its employ.

B. Sims Murray has represented that it is professionally qualified to perform such services, and the Town has relied on such representation in entering into this Agreement.

NOW, THEREFORE, it is agreed between the parties as follows:

### AGREEMENT:

1. Scope of Service and Representation. Sims Murray agrees to act as general legal counsel for the Town providing civil, transactional services including but not limited to:

a. Drafting ordinances and resolutions; drafting and negotiating contracts and leases; reviewing agendas and minutes; attending meetings of the Town Council and other boards and commissions as needed; coordinate with Town staff for review of documents prepared in-house; providing general legal advice and counsel in areas such as election law, property law, planning and zoning, code enforcement, contract law, procurement law and contracts, personnel, improvement districts, open meeting law, litigation, grants, insurance, state and federal law and municipal law; and overseeing the Town Prosecutor.

b. Attendance at most regular meetings of the Town Council and such other meetings as requested or required, including special meetings of the Council and meetings of the Planning and Zoning Commission.

c. Service as parliamentarian for the Town Council.

2. Advice and Status Reporting. Sims Murray shall provide Town with timely advice of all significant developments arising during performance of their services hereunder orally or in writing, as Sims Murray considers appropriate.

3. Compensation and Payment. Town agrees to pay Sims Murray for services rendered hereunder as provided in **Appendix A**. All services not specified in **Appendix A** shall be billed at actual cost. Fees and expenses shall be billed on a monthly basis and paid by Town within forty-five (45) days.

a. Whenever possible, attorneys shall minimize time spent consulting with one another and agree to use their best efforts to minimize the costs of the legal representation of the Town.

b. All consultants, experts and subcontractors engaged to provide services to Sims Murray in the performance of this Agreement, and the use and extent of those services, shall be approved by the Town prior to them providing the services.

c. Billing rate increases may only be requested by Sims Murray thirty (30) days prior to the annual anniversary date of this Agreement. Any increased rate shall be based on mutual consent of the Town and Sims Murray.

4. Reimbursement for Expenses. The cost of photocopies necessary in the ordinary course of business, faxes sent and received, long distance telephone charges, postage and WestLaw electronic legal research will not be billed to the Town. Large photocopying jobs contracted to an offsite vendor, courier services, and Federal Express will be billed at the actual cost incurred for those services. All costs and other disbursements for outside services not specified herein shall be billed at actual cost.

5. Term. The term of this Agreement shall be for the period June 1, 2012 through May 31, 2013, with options to extend for successive periods by mutual agreement of the parties. Approximately sixty (60) days before the termination date of this Agreement, the parties will meet to discuss a proposed renewal of this Agreement and the factors related to such a renewal. If the parties cannot agree on terms for the renewal period at least thirty (30) days before the termination date, the contract will expire as scheduled.

6. Cancellation. The Town reserves the right to cancel the whole or any part of this Agreement without cause. The Town will issue a written thirty (30) day notice of such cancellation.

7. Indemnification For and Liability and Professional Liability. To the fullest extent permitted by law, Sims Murray, its successors, assigns and guarantors, shall defend, indemnify and hold harmless the Town, its agents, representatives, officers, directors, officials and employees from and against all allegations, demands, proceedings, suits, actions, claims, damages, losses, expenses, including but not limited to, attorneys' fees, courts costs, and the cost of appellate proceedings, and all claim adjusting and handling expense, related to, arising from or out of or resulting from any negligent, or intentional actions, acts, errors, mistakes or omissions caused in whole or in part by Sims Murray relating to work or services in the performance of this Agreement, including but not limited to anyone directly or indirectly employed by any of them or anyone for whose acts any of them may be liable and any injury or damages claimed by any of Sims Murray's and subcontractor's employees.

8. Choice of Law. This Agreement shall be governed and interpreted according to the laws of the State of Arizona.

9. Whole Agreement. This Agreement constitutes the entire understanding of the parties, and no representations or agreements, oral or written, made prior to its execution shall vary or modify its terms.

10. Amendments. Any amendment, modification or variation from the terms of this Agreement shall be in writing and shall be effective only after approval of all parties signing the original Agreement.

11. Non-Assignment. Services covered by this Agreement shall not be assigned in whole or in part without the prior written consent of the Town.

12. Cancellation. This Agreement is subject to cancellation pursuant to A.R.S. § 38-511.

13. Independent Contractor Status. The services Sims Murray provides to Town under this Agreement are those of an independent contractor, not an employee.

IN WITNESS WHEREOF, the parties hereto have entered into this Agreement as of the day and year first above written.

**TOWN OF JEROME**

**SIMS MURRAY, LTD.**

By: \_\_\_\_\_

\_\_\_\_\_  
William J. Sims III, Partner

**ATTEST:**

\_\_\_\_\_  
Town Clerk

## APPENDIX A

### Billing Rate Schedule

Fixed hourly rate for William J. Sims	\$195/hour
Fixed hourly rate for Jeffrey T. Murray	\$195/hour
Fixed hourly rate for Associate	\$165/hour
Fixed hourly rate for Paralegal	\$ 80/hour

Sims Murray will not charge the Town for faxes, long distance telephone charges, postage, photocopies, or WestLaw electronic legal research necessary in the ordinary course of business. In those cases when an extraordinary volume of photocopying is required and the job is completed by our outside contractor, we will charge the Town at our cost.

We will advance on your behalf charges for such necessary services and costs as outside-communication services, messenger services, and court fees. Such items will be charged monthly as they are received and processed by the firm. We will submit certain charges directly to you for prompt payment.

For necessary travel to and from Jerome for meetings, the Town will be billed for half of the travel time for a round trip. The Town will not be billed for any mileage.





Founded 1876  
Incorporated 1899

# TOWN OF JEROME

POST OFFICE BOX 335, JEROME, ARIZONA 86331  
(928) 634-7943 FAX (928) 634-0715

## STAFF SUMMARY REPORT

**FROM:** Candace Gallagher, Town Manager/Clerk *CBG*  
**ITEM:** 10D: OPPORTUNITY TO PURCHASE PUBLIC PARKING AREA  
**MEETING DATE:** April 9, 2019

---

On March 26, 2019, Christopher Segretti has formally notified the Town that he intends to sell the area we are currently leasing for public parking on UVX Road at the intersection with Jerome Avenue. (Parcels 401-06-151 and 401-06-004). The existing lease agreement includes this stipulation:

11. First Opportunity to Purchase. In the event that Lessor decides to sell the Premises during the term of this Lease, Lessor agrees to give Lessee a sixty (60) day advance notice of intent to sell the Premises. During that 60-day period, Lessor gives to Lessee the first opportunity to negotiate an acceptable purchase price. If Lessor and Lessee are not able to come to an agreement as to a purchase price during that 60-day period, Lessor shall retain the right to market or list the property for sale.

The Town has until May 25, 2019 to come to an agreement with respect to this property. Mr. Segretti has proposed a price of \$175,000.

The area provides seven (7) parking spaces, making the proposed cost equivalent to \$25,000 per space.

This had been discussed by the prior Council after Mr. Segretti had verbally indicated that he was considering selling the property. The Town included \$125,000 in the 2018-19 budget, under Contingencies, for this purpose.

Our Town Attorney has advised that, in order to purchase this property, we will need a purchase agreement, which he acknowledged is complicated. He provided a 20-page example of one that he did for Camp Verde that addresses escrow, title insurance, environmental review, drainage and more. There would, therefore, be (possibly significant) legal costs associated with this in addition to the purchase price.

To whom it may concern,

I, Christopher Segretti, legal representative of the Segretti family trust, hereby give notice to the town of Jerome. It is the Segretti family trust's intent to sell following properties:

Parcel # 401-06-151

Parcel # 401-06-004

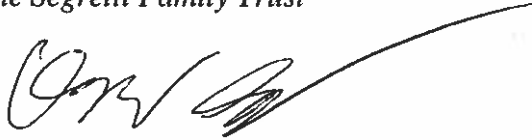
These properties are currently being leased to the town for parking. The purchase price is \$175,000.00. This letter gives the town of Jerome sixty (60) days from this date 3/26/19 to come to terms with the Segretti family trust per the contract that is in place . If terms cannot be met, the property will be sold to other interested parties.

Thank you for your time.

Sincerely,

Chris Segretti

*The Segretti Family Trust*

A handwritten signature in black ink, appearing to be 'Chris Segretti', with a long, sweeping horizontal line extending to the right.

**EXHIBIT**

SHORTING THE RESULTS OF  
A BOUNDARY SURVEY OF

**LOT 6  
BLOCK 1**  
AND A PORTION OF  
**LOT 8  
BLOCK 1**

**G.W. HULLS PLAT OF JEROME**  
RECORDED AT BOOK 2 OF MAPS & PLATS  
PAGE 18, YCR

SITUATED IN A PORTION OF  
SECTION 22  
T10N R2E  
YAVAPAI COUNTY  
JEROME AZ

DATE OF SURVEY:  
APRIL 2011

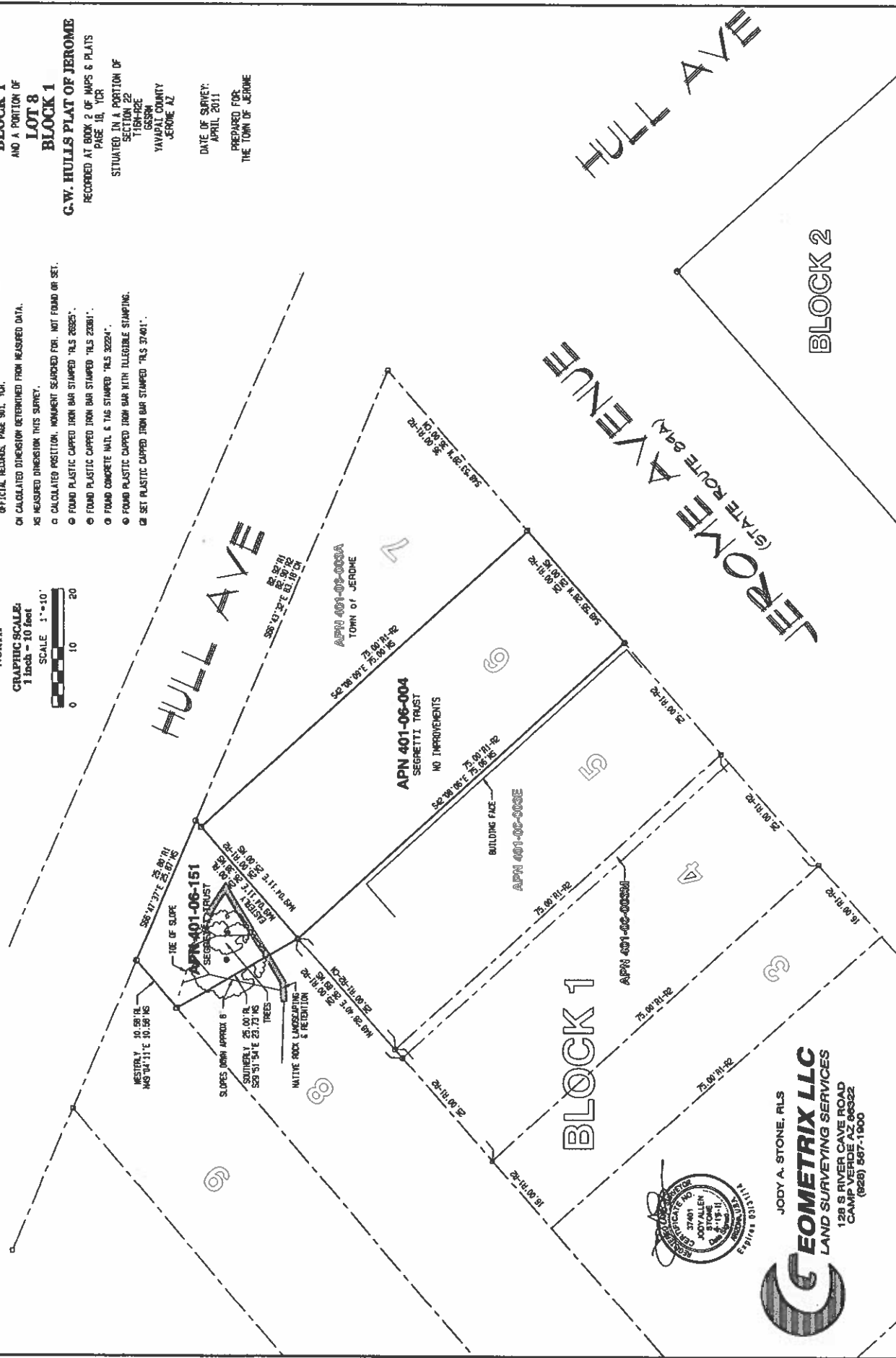
PREPARED FOR  
THE TOWN OF JEROME

**LEGEND**

- RI RECORDED DIMENSION PER UNRECORDED PLAT OF THE TOWN OF JEROME FROM THE PLATS OF G.W. HULL OBTAINED FROM THE YAVAPAI COUNTY ASSESSORS OFFICE.
- RE RECORDED DIMENSION PER TOWN OF JEROME PLAT RECORDED AT BOOK 2 OF MAPS & PLATS, PAGE 18, YCR
- RL RECORDED DIMENSION PER CONNECTIVE DUTY CLAIM DEED RECORDED AT BOOK 1870 OF OFFICIAL RECORDS, PAGE 901, YCR.
- CR CALCULATED DIMENSION DETERMINED FROM MEASURED DATA.
- MS MEASURED DIMENSION THIS SURVEY.
- CS CALCULATED POSITION, MONUMENT SEARCHED FOR, NOT FOUND OR SET.
- FO FOUND PLASTIC CAPPED IRON BAR STAMPED "RLS 20025".
- FC FOUND PLASTIC CAPPED IRON BAR STAMPED "RLS 20081".
- FO FOUND CONCRETE NAIL & TAG STAMPED "RLS 30224".
- FO FOUND PLASTIC CAPPED IRON BAR WITH ILLEGIBLE STAMPING.
- CS SET PLASTIC CAPPED IRON BAR STAMPED "RLS 37401".



**GRAPHIC SCALE:**  
1 inch = 10 feet  
SCALE 1"=10'  
0 10 20



**JODY A. STONE, RLS**

**EOMETRIX LLC**  
LAND SURVEYING SERVICES  
128 S RIVER CANYON ROAD  
CAMP VERDE AZ 86022  
(928) 567-1900