

Village of Oak Park, IL Finance Department

Unaudited Quarterly Financial and Performance Report

December 31, 2021

Completed in January 2022

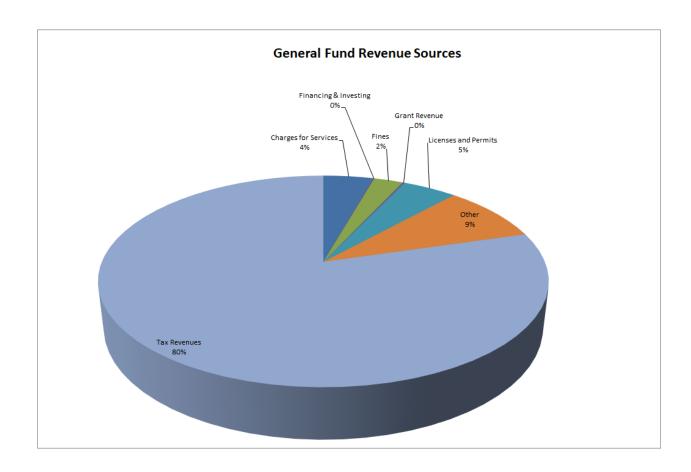
QUARTERLY REPORT RATING LEGEND

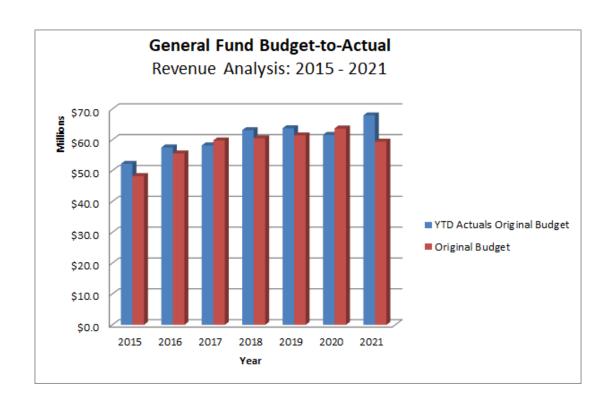
No significant concerns. Revenues should meet or exceed budget while expenditures fall at or below budget.	
Minor (immaterial) variations to budget can be expected.	
Major (material) variations are expected. Devenue will either some	
Major (material) variations are expected. Revenue will either come in well below budget or expenditures will far exceed budget.	
Undetermined (typically used in 1st and 2nd quarters)	

General Fund Revenue Analysis

Brief Description: General Fund Revenues are the taxes, fees, and charges that the Village assesses to provide the majority of services to its citizens. General Fund Revenues are managed within the Village's General Fund, and are comprised the following revenue streams:

- Tax revenues (e.g.- property taxes)
- Licenses and permits (e.g.- business licenses)
- Intergovernmental revenues (e.g.- state shared income taxes)
- Charges for services (e.g.- police reports)
- Fines (e.g.- parking tickets)
- Other financing sources (transfer of resources from other funds)





General Fund Revenues by Category

				Amended
	12/31/21	Amended	Original	Remaining
<u>Description</u>	YTD Actuals	Annual Budget	Annual Budget	Goal
Charges for Services	2,947,621	1,979,100	1,979,100	(968,521)
Financing & Investing	24,248	152,500	152,500	128,252
Fines	1,704,432	2,090,000	2,090,000	385,568
Grant Revenue	117,023	451,250	451,250	334,227
Licenses and Permits	3,143,561	1,999,840	1,999,840	(1,143,721)
Other	5,941,111	862,000	862,000	(5,079,111)
Tax Revenues	54,055,280	51,910,591	51,910,591	(2,144,689)
	67,933,276	59,445,281	59,445,281	(8,487,995)

Property Tax Revenues

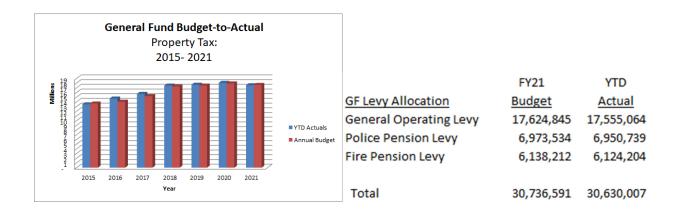
Brief Description: Property tax revenues are proceeds that the Village levies or assesses on real estate. Each year, the Village Board adopts an exact amount for the County to assess on real estate and this levy is used for general operations, debt service payments, and contributions into the police and fire pension funds. In order to account for unpaid property taxes, the County further increases the Village levy by an additional 3% (slightly more for the debt service levy) to account for any potential loss in collections and/or large appeals. In typical years, the Village collects between 98-100% of the amount levied.

Property Tax Revenue Drivers: The following are the drivers that impact property taxes:

- Equalized Assessed Valuation (EAV)
- Local tax rates
- Timing of the assessment and collections process

Comments: As illustrated below, property tax revenue usually comes in at the amount budgeted. Some years there may be a variance of approximately 1 to 2% due to appeals but if the appeal is ultimately rejected, the Village would receive that revenue subsequent to the appeals decision. Please note, the bar chart below reflects <u>only</u> the general operating levy. Details on the other Village levies are shown in the table below.

As expected, the property tax levy collected is within a half a percent of budget. There may still be some additional small residual amounts that filter in for the tax year 2020 (FY21) tax levy.



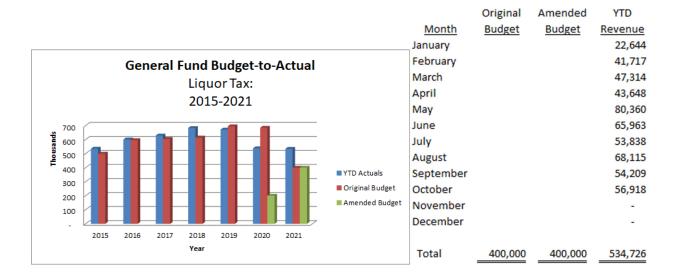
Liquor Tax Revenues

Brief Description: Liquor Tax Revenues are the revenues that the Village collects from vendors who sell liquor within the Village. The current liquor tax rate is 3% of the liquor purchase price and is a pass thru to the customer.

Liquor Tax Revenue Drivers: The following are the drivers that impact liquor taxes:

- Number of liquor-selling establishments within the Village
- Customer volume
- Price of liquor at retail

Comments: Liquor tax is remitted to the Village for the liability period of the prior month and is therefore reported in arrears by one month throughout the course of the fiscal year. This tax has been budgeted assuming a monthly average revenue of approximately \$33K per month due to the pandemic but it has been coming in stronger than expected. After the last two months are recorded, this revenue should exceed the annual budget by almost \$250K.



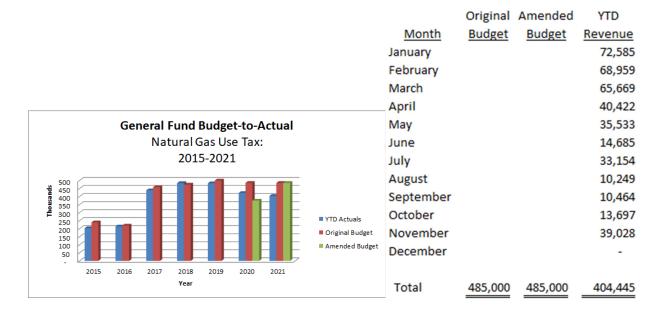
Natural Gas Use Tax Revenues

Brief Description: The natural gas use tax is a tax that the Village charges to users based upon the purchase of natural gas from out-of-State suppliers. This should not be confused with the natural gas tax which is a percent rather than a fixed dollar amount charged on the purchase of natural gas from in-State suppliers.

Natural Gas Use Tax Revenue Drivers: The following are the drivers that impact natural gas use taxes:

- Number of therms consumed
- Weather conditions

Comments: Natural gas use tax is remitted to the Village for the liability period of the prior month and is therefore reported in arrears by one month throughout the course of the fiscal year. Collections from this tax vary throughout the year based on the season, with the larger amounts coming in during the colder months. When the final month is posted, this revenue should end the year very close to budget but will likely fall short by about \$10,000 to \$20,000 due to a warmer than usual December.



Sales and Use Tax Revenues

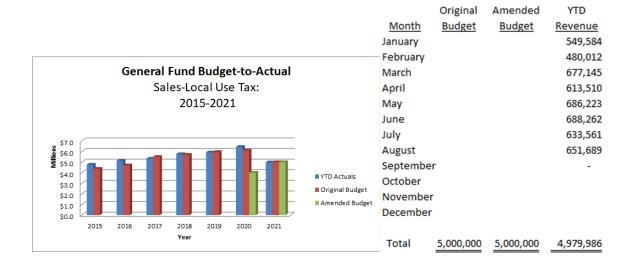
Brief Description: In Illinois, there is a base $6.25\,\%$ sales tax on general merchandise. It is administered and collected by the Illinois Department of Revenue. One percent (1%) of this Sales Tax is distributed to the municipality where the sale occurred. This tax, formally referred to as the Retailer's Occupation Tax (ROT) is captured in the Village's General Fund and is used for basic Village operations.

The Village also imposes a 1% Home Rule Occupation Tax (HROT). While approved locally, this tax is still administered and collected at the state level. This tax is dedicated for Village capital projects and is accounted for separately in the Capital Improvement Project (CIP) Fund.

Sales and Use Tax Revenue Drivers: The following are the drivers that impact Sales and Use Tax revenue performance:

- Retail sales
- Retail establishments

Comments: Sales tax revenue is remitted to the Village three months in arrears. For example, the tax for January 2021 will not be received by the Village until April 2021, and so on. After the last four months are collected, this revenue should easily exceed \$2,000,000 over budget.

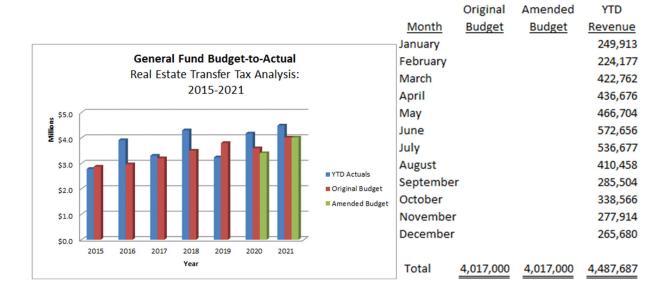


Real Estate Transfer Tax Revenues

Brief Description: The Real Estate Transfer Tax (RETT) is a tax on the seller of property within the Village. The tax is assessed at \$8 for every \$1,000 (or .8%) of the sale or "transfer" price. In addition, there is a flat fee for exempt real estate transfers when no consideration changes hands. **Real Estate Transfer Tax Revenue Drivers:** The following are the drivers that impact Real Estate Transfer Tax revenues:

- Number of transactions
- Selling price of property

Comments: Real Estate Transfer Tax is a fixed percentage based on the value of every non-exempt property sale within the Village. Collections from this tax are a result of both volume (number of transactions) as well as average home sales price. This revenue exceeded budget by almost a half million dollars.



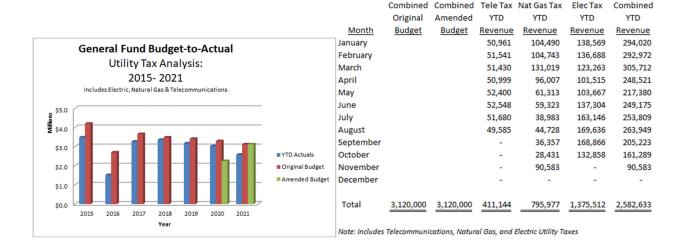
Utility Tax Revenues

Brief Description: The Utility Tax is composed of three taxes: the Electricity Tax, the Natural Gas Tax and the Telecommunication Tax. These taxes are assessed based upon user consumption within the Village. The Electricity Tax is calculated on a sliding scale, based upon usage, of the number of kilowatt hours (kWh) consumed and runs between \$0.0030 and \$0.0061 per kWh. The Natural Gas Tax is assessed at 5.15% on the gross amount of natural gas billed by NICOR, less a 0.15% Nicor administrative fee. The municipal portion of the telecommunication tax is 6% of the bill.

Utility Tax Revenue Drivers: The following are the drivers that impact Utility Taxes:

- Energy consumption
- Weather conditions
- Landline use

Comments: Telecommunications tax revenue has been trending downward every year, as consumers continue to cancel landlines and solely rely on cell phones or internet phone connections. The Natural Gas and Electric utility taxes are largely dependent on the weather in any given year and therefore can be challenging to forecast. After all months are recorded, this revenue should be right at the budgeted amount.



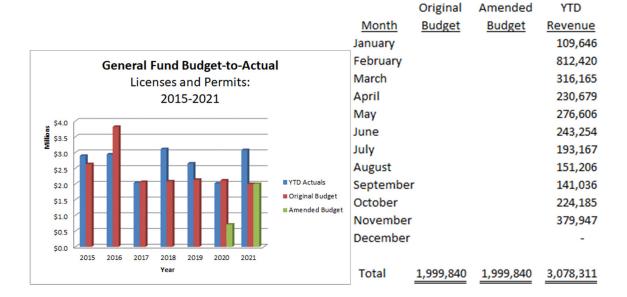
Licenses and Permits

Brief Description: The Village charges fees to individuals, businesses and other entities to conduct certain activities within the Village. Such fees include business/liquor licenses, vehicle stickers, elevator inspection fees, zoning applications, etc.

Licenses and Permits Drivers: The following are the drivers that impact licenses and permits:

• Economic conditions in real estate and retail markets

Comments: After December revenue is posted, this revenue should exceed budget by approximately \$1.3M with a large part of the reason due to one large permit totaling \$696,000 for the assisted living facility at 703 Madison Street.



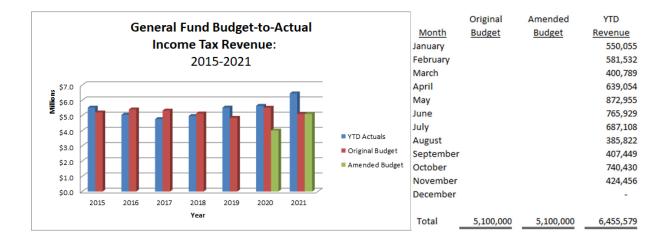
Income Tax Revenue

Brief Description: This particular tax is a share of individual and corporate income taxes paid to the Illinois Department of Revenue with a portion of it redistributed to municipalities on a per capita basis pursuant to the most recent census figures.

Intergovernmental Revenue Drivers: The following are the drivers that impact income tax revenues:

Individual income and taxable corporate profits

Comments: Income tax revenue is not based on Oak Park residents but rather, it is averaged over the entire State and distributed on a per capita basis to each municipality. This revenue is a good metric for determining the overall strength of the economy since there is a direct correlation between household and business income and State income tax paid to the Illinois Department of Revenue. This revenue looks like it will exceed budget by at least \$1.7M.

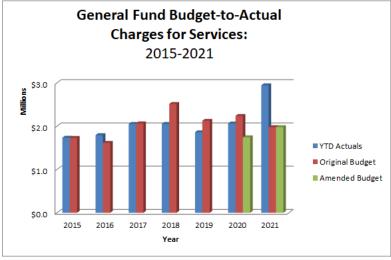


Charges for Services

Brief Description: The Village provides a number of services for which it charges fees directly to customers. Below are some examples of specific revenue types that fall under this broader category:

- Ambulance user fees
- Crossing guard reimbursement
- Police reports
- Alarm service fees
- Charges for repair parts
- Special event fees
- Resale of gasoline to other taxing districts

Comments: After the last month is recorded and required adjustments are made, this revenue category should exceed budget by at least an estimated \$500,000 for the year.



	Original	Amended	YTD
Month	Budget	<u>Budget</u>	Revenue
January			454,490
February			151,176
March			266,377
April			308,196
May			234,859
June			370,002
July			304,873
August			417,419
Septembe	r		67,230
October			337,788
November	r		33,192
December			-
Total	1,979,100	1,979,100	2,945,602

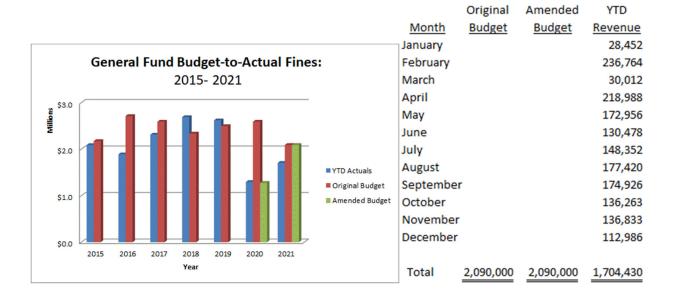


Brief Description: The Village assesses fines and penalties to individuals and businesses when there is non-compliance with Village rules and regulations. A parking citation is an example of such a fine for which the Village charges a fee directly to an offender.

Drivers of Fines: The following are the drivers that impact fine proceeds:

- Number of tickets issued
- Village parking policy
- Number of parking enforcement officers
- Degree of enforcement by Parking Enforcement Officers
- Adjudication findings
- Resident bankruptcies
- Reductions in vehicles
- Collection rates

Comments: As expected and previously reported, this revenue missed budget by approximately \$400,000.



General Fund Expenditure Analysis

General Fund Expenditures

Brief Description: General Fund Expenditures are related to the performance of direct Village services, such as police, fire, public works and administrative services. These expenditures are allocated among four broad categories:

- Personnel & Benefits
- Materials & Supplies
- Contractual Services
- Capital Outlay

Personnel and benefits comprise the majority of the expense within the General Fund and include salaries (regular pay, contractual payouts, overtime, allowances, etc.) and benefits (health/life insurance, FICA, Medicare, pensions (IMRF, police/fire), etc.).

Personnel and Benefits Expenditures

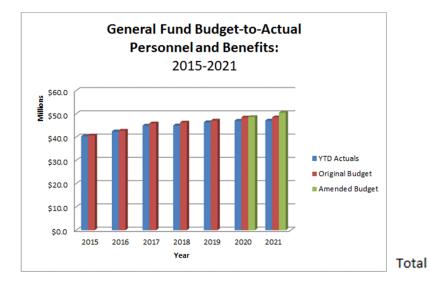
Brief Description: Personnel and Benefit expenditures cover compensation to Village staff. Given the labor-intensive nature of government services, personnel and benefit expenditures typically make up the largest portion of the general fund budget.

Personnel and Benefits Drivers: The following are the drivers that impact personnel and benefits expenditures:

- Changes to labor agreements
- Vacancies
- Health and pension costs

Comments: Finance staff builds into the budget a "contra" expense entitled "turnover savings". For the current year, this amount was budgeted at \$1,500,000. In any given year, there is a certain amount of employee turnover from the Village for any number of reasons.

Between the time of separation/retirement and the time of hiring a replacement, there is realized savings from the temporary vacancy. If the aggregated savings exceed the budgeted \$1,500,000, this results in a positive for the budget while the opposite is true as well. Savings is determined by both the number of vacancies and the duration of each vacancy. Conversely, accrued vacation and other eligible or contractual payouts for any employee separating from service would reduce the turnover savings. This expense category came in under budget by approximately \$1.4M which is very close to the budgeted \$1.5M contra account.



Original YTD FY21
FY21 Actual
Budget 12/31/2021
48,481,526 47,148,473

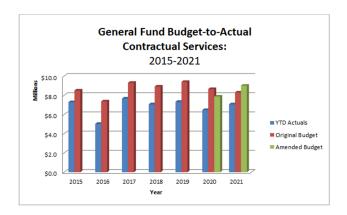
Contractual Services Expenditures

Brief Description: Contractual service expenditures are for independent contractors who have specific expertise or for those contracted as a supplemental to Village staff.

Professional and Technical Services Drivers: The following are the drivers that impact professional and technical services expenditures:

- o Availability and ability of Village staff to perform specialized activities
- o Skillset of Village staff

Comments: Contractual service expenditures appear to be on target with budget. Invoices for 2021 will continue to be paid through March 2022 but expected to end the year below the amended budget.



	YTD Actuals	Original Budget A	lmended Budget
2015	7,296,553	8,518,779	
2016	5,044,851	7,380,167	
2017	7,682,248	9,321,993	
2018	7,080,655	8,925,961	
2019	7,339,017	9,409,033	
2020	6,484,363	8,668,818	7,885,197
2021	7,078,044	8,310,889	9,015,070

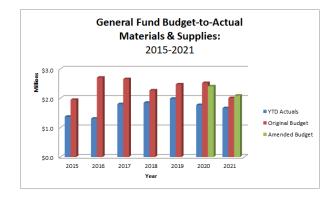
Materials & Supplies

Brief Description: Material and supply expenditures are related to such items as commodities, cleaning supplies, clothing, subscriptions, office supplies, equipment rentals, fuel, routine utility expense, equipment maintenance, etc.

Materials & Supplies Drivers: The following are the drivers that impact material and supply expenditures:

- Usage of village-owned properties
- o Maintenance of village-owned facilities and infrastructure

Comments: After all invoices are paid, this expense category is expected to come in under budget.



	YTD Actuals	Original Budget	Amended Budget
2015	1,371,758	1,947,936	
2016	1,306,983	2,703,050	
2017	1,800,391	2,652,564	
2018	1,846,987	2,269,041	
2019	1,985,661	2,474,431	
2020	1,769,779	2,519,602	2,407,732
2021	1,665,137	2,008,505	2,088,940

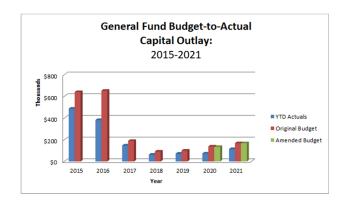
Capital Outlay

Brief Description: Capital Outlay expenditures within the operating budget are typically for smaller ticket office/computer equipment and software purchases which do not meet the capital dollar or useful life thresholds for inclusion in the Capital Improvement Fund budget. These smaller purchases are therefore funded by general operating revenues rather than bond or other debt issuances.

Capital Outlay Drivers: The following are the drivers that impact capital outlay expenditures:

Routine replacement of computer and office equipment

Comments: This category should not be confused with capital expenditures budgeted in the capital improvement funds which are completely separate and independent from the General Fund. This category is used for relatively small purchases that are not typically considered "materials or supplies" but which also do not qualify pursuant to capitalization thresholds for inclusion in the CIP budget. An example of this might be the purchase of relatively inexpensive computer peripherals or replacement office equipment (i.e. local printers). After all invoices are paid, this expense should end the year well within budget.



	YTD Actuals	Original Budget	Amended Budget
2015	487,304	640,117	
2016	382,460	652,849	
2017	147,460	189,700	
2018	63,252	91,500	
2019	72,046	100,267	
2020	73,471	138,190	133,755
2021	114,497	168,300	168,300

Enterprise Funds

Brief Description: This section provides summaries for the following Enterprise Funds:

- Water and Sewer Fund
- Parking Fund
- Environmental Services Fund

Water and Sewer Fund

Water and Sewer Fund Revenues

Brief Description:

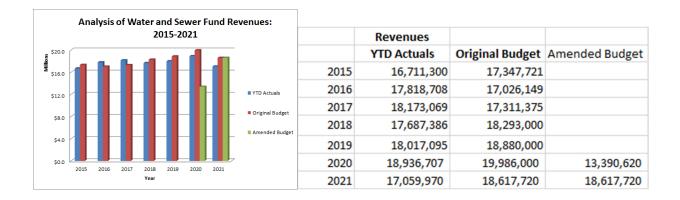
Water Description: The Village purchases water from the City of Chicago and re-sells it to customers throughout the Village using its own infrastructure. The Water Fund accounts for the revenues and expenses of operating the water system, including capital costs.

Sewer Description: The Village maintains the system that carries sewage to the Metropolitan Water Reclamation District's system. The sewer charge is based on the amount of water consumed per account.

Water and Sewer Fund Revenue Drivers: The following are drivers that impact Water Fund revenues:

- Water Revenue Drivers
 - Cost of water purchased from the City of Chicago
 - Amount of gallons used by customers
- Sewer Revenues Drivers
 - Sewer charges imposed by local ordinance
 - o Amount of gallons used by customers

Comments: Due to the normal billing cycles, especially for residential accounts, there is typically a two to three month delay between water usage and billing/collections. Year-end adjustments still need to be made due to billing and collection timing differences and after all year-end adjustments are posted, it is expected that this revenue should meet the budgeted target.



Water and Sewer Fund Expenditures

Brief Description:

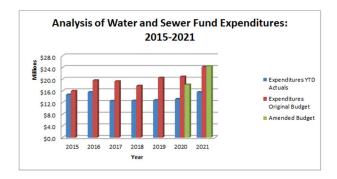
Water: The Water Fund maintains the infrastructure required to deliver water to Village residences and businesses throughout the community. Expenditures within the Water Fund reflect the costs related to the labor and equipment that are required to operate the pumping stations and to repair broken water mains.

Sewer: The Sewer Fund maintains the infrastructure required to transport sewage from residences and businesses to treatment plants. Sewer Fund expenditures reflect the labor and equipment necessary to repair broken sewer lines.

Water and Sewer Fund Expenditure Drivers: The following are the drivers that impact Water and Sewer Fund expenditures:

- Water Fund Expenditure Drivers
 - Cost of water
 - Personnel costs
 - Outside contractor costs
 - Bill-to-pump ratio
- Sewer Fund Expenditure Drivers
 - Capital requirements
 - Personnel costs
 - Outside contractor costs

Comments: Water/sewer expenditures typically come in at or below budget unless there are a number of costly emergency expenses such as broken water mains. It is expected that this expense category should come in well below budget after all 2021 invoices are paid.



Expenditures			
	YTD Actuals	Original Budget	Amended Budget
2015	14,717,489	15,982,633	
2016	15,586,815	19,620,257	
2017	12,585,494	19,287,111	
2018	12,654,199	17,755,171	
2019	12,824,964	20,495,992	
2020	13,223,337	20,879,995	18,152,487
2021	15,607,350	24,238,387	24,434,241

Parking Fund

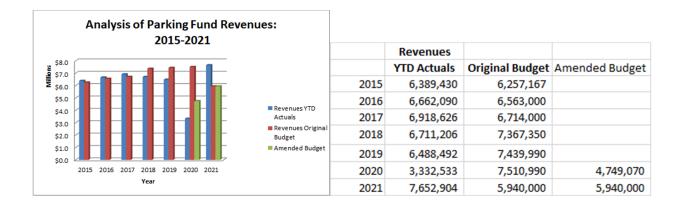
Parking Fund Revenues

Brief Description: The Village owns and operates the majority of public parking throughout the Village. This includes on-street meters, parking garages located in Downtown Oak Park, as well as a large number of off-street lots.

Parking Fund Revenue Drivers: The following are drivers that "fuel" Parking Fund revenues:

- Parking rates
- Volume of parkers

Comments: Although on the surface it appears that this revenue exceeded budget, this is entirely due to \$3.6M which was transferred into the Fund for 2020 lost revenue from the ARPA reserves. Without this ARPA assistance, parking revenue would have fallen short by about \$1.9M.

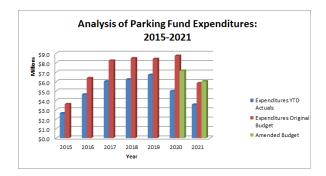


Parking Fund Expenditures

Parking Fund Expenditure Drivers: The following are the drivers that impact Parking Fund expenditures:

- Personnel costs
- Capital costs

Comments: Parking expenditures are at the original budget and slightly below the amended budget. The reason which expenditures appear to be well below budget is because of the normal year-end adjustments which have already been posted and reclass debt principal payments against their respective liability accounts. This type of adjustment is required for all Enterprise Funds.



	Expenditures		
	YTD Actuals	Original Budget An	nended Budget
2015	2,639,472	3,602,863	
2016	4,631,300	6,371,564	
2017	6,027,018	8,232,878	
2018	6,235,277	8,484,190	
2019	6,715,695	8,413,071	
2020	4,992,848	8,747,983	7,161,198
2021	3,558,608	5,830,987	6,038,786

Environmental Services Fund

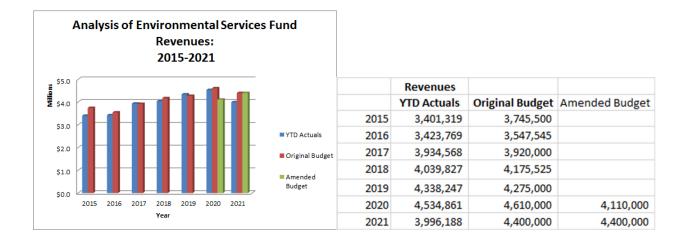
Environmental Services Fund Revenues

Brief Description: The Environmental Services Fund accounts for the Village's trash removal and recycling programs. As an enterprise fund, the costs are charged to users of the system via charges on utility bills.

Parking Fund Revenue Drivers: The following are the drivers that impact Environmental Service Fund revenues:

- Garbage collection rates
- Sale of yard waste stickers

Comments: After year-end adjustments are made for normal timing issues pertaining to billing and collections, this revenue is expected to be at budget for the year.

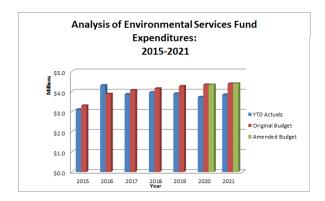


Environmental Services Fund Expenditures

Environmental Services Fund Expenditure Drivers: The following are the drivers that impact Environmental Services Fund expenditures:

- Personnel costs
- Contractual costs of waste disposal

Comments: After all invoices are paid, expenses should be at or slightly below budget for the year.



1	Expenditures		
	YTD Actuals	Original Budget A	Amended Budget
2015	3,106,241	3,296,995	
2016	4,304,540	3,875,976	
2017	3,863,407	4,062,623	
2018	3,953,734	4,148,081	
2019	3,898,002	4,261,832	
2020	3,728,290	4,339,342	4,331,822
2021	3,841,123	4,387,758	4,396,958

Main Capital Improvement Fund Revenue Analysis

Brief Description: The Main Capital Improvement Fund generates revenue through a dedicated 1% home rule sales tax, a six cent per gallon gasoline tax, an allocated 1% telecommunications tax as well as grants and bond proceeds. This section will analyze the performance of the following key revenue sources:

- 1% home rule sales tax
- Six cent per gallon gasoline tax

Home Rule Sales Tax Revenue

Brief Description: The Village imposes a 1% Home Rule Occupation Tax (HROT). While approved locally, this tax is also administered and collected at the state level. This tax is dedicated for Village capital projects and is accounted for separately in the Capital Improvement Project (CIP) Fund.

Home Rule Sales Tax Revenue Drivers: The following are drivers that impact Home Rule Sales Tax revenue performance:

- Retail sales
- Retail establishments

Comments: After the last four months are posted, this revenue is expected to exceed budget by about \$1.2M.



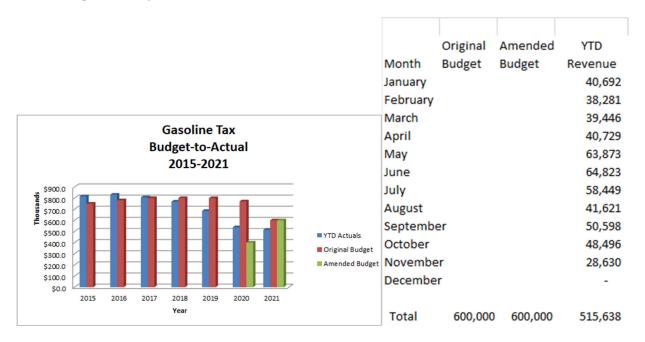
Gasoline Tax Revenue

Brief Description: The Village imposes a tax upon the retail purchase of motor fuel at the rate of six cents (\$0.06) per gallon. This tax is dedicated for Village capital projects and is accounted for separately in the Capital Improvement Project (CIP) Fund.

Gasoline Tax Revenue Drivers: The following are the drivers that impact Gasoline Tax revenue performance:

Gasoline sales

Comments: After the final month is posted, it is expected that this revenue will fall about \$25,000 below budget for the year.



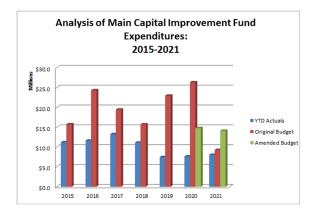
Main Capital Improvement Fund Expenditures

Main Capital Improvement Fund Expenditure Drivers: The following are drivers that impact Capital Improvement Fund expenditures:

- Contract costs
- Large equipment bids

Comments: Most of these large capital and infrastructure projects are overseen by the public works engineering division. Typically in the first quarter, budget amendments are brought to the Board for approval to carry over prior year unspent funds on these large projects which often span over multiple years. Approximately \$4.8M was carried over from 2020, hence, the budgeted was amended from about \$9.3M to \$14.1M.

As depicted in the graph below, actual expenditures usually come in well below budget and the unused amounts are carried forward to subsequent years. There are two factors that result in these carryovers: 1) delays in contractors performing the work for a number of different reasons, 2) routine contractor billing delays for completed work. Large projects are usually billed in installments based on the percentage of completion method. Overall, capital expenditures will likely come in well below budget for the full year.



	YTD Actuals	Original Budget	Amended Budget
2015	11,228,142	15,752,794	
2016	11,635,970	24,327,307	
2017	13,253,862	19,449,876	
2018	11,127,240	15,713,219	
2019	7,475,191	22,975,484	
2020	7,633,142	26,317,493	14,787,143
2021	8,054,225	9,268,978	14,104,669