

2020 Comprehensive Annual Financial Report

For Fiscal Year ending September 30, 2020

Coweta County, Georgia



Comprehensive Annual Financial Report

Fiscal Year Ended September 30, 2020

Coweta County, Georgia

Prepared By:
The Office of Financial Management and Budget

Coweta County, Georgia
Comprehensive Annual Financial Report
For The Year Ended September 30, 2020

TABLE OF CONTENTS

Introductory Section
(Unaudited)

Letter of Transmittal 1
Certificate of Achievement for Excellence in Financial Reporting 24
Organizational Chart 25
Officials of Coweta County, Georgia 26

Financial Section

Independent Auditor's Report 27

Management's Discussion and Analysis (Unaudited) 30

Basic Financial Statements

Government-wide Financial Statements:
Statement of Net Position 47
Statement of Activities 48

Fund Financial Statements:

Governmental Funds
Balance Sheet 49
Reconciliation of the Balance Sheet of Governmental Funds to the Government-wide Statement of Net Position 50
Statement of Revenues, Expenditures and Changes in Fund Balances 51
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Government-wide Statement of Activities 52
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balances – Budget (GAAP) and Actual 53
Fire District Fund
Statement of Revenues, Expenditures and Changes in Fund Balances – Budget (GAAP) and Actual 54

Proprietary Funds
Statement of Net Position 55
Statement of Revenues, Expenses and Changes in Fund Net Position 56
Statement of Cash Flows 57

Fiduciary Funds
Statement of Net Position 58
Statement of Changes in Fiduciary Net Position 59

Component Units
Combining Statement of Net Position 60
Combining Statement of Activities 61

Notes to the Basic Financial Statements 62

Required Supplementary Information

Schedule of Changes in the County's Net Pension Liability and Related Ratios 100
Schedule of the County's Pension Contributions 101
Schedule of the County's Pension Investment Returns 102
Schedule of Proportionate Share of the Net Pension Liability
Teachers Retirement System of Georgia 103
Schedule of Contributions
Teachers Retirement System of Georgia 104
Schedule of Changes in the County's Total OPEB Liability and Related Ratios 105

Other Supplementary Information

Combining and Individual Fund Statements and Schedules:
General Fund Schedule of Revenues, Expenditures and
Changes in Fund Balances – Budget and Actual 106
Combining Balance Sheet – Nonmajor Governmental Funds – By Fund Type 109
Combining Statement of Revenues, Expenditures and Changes in
Fund Balances – Nonmajor Governmental Funds – By Fund Type 110
Combining Balance Sheet – Nonmajor Special Revenue Funds 111
Combining Statement of Revenues, Expenditures and Changes in Fund Balances –
Nonmajor Special Revenue Funds 112
Emergency E911 Telephone System Fund
Schedule of Revenues, Expenditures and Changes in Fund
Balances - Budget and Actual 113
Hotel Motel Fund
Schedule of Revenues, Expenditures, and Changes in Fund
Balances – Budget and Actual 114
Law Library Fund
Schedule of Revenues, Expenditures, and Changes in Fund
Balances - Budget and Actual 115
Sheriff's Programs Fund
Schedule of Revenues, Expenditures and Changes in Fund
Balances - Budget and Actual 116
DATE Fund
Schedule of Revenues, Expenditures and Changes in Fund
Balances - Budget and Actual 117
5311 Transit Fund
Schedule of Revenues, Expenditures and Changes in Fund
Balances - Budget and Actual 118
Combining Statements of Changes in Assets and Liabilities – Agency Funds 119
Library System
Balance Sheet 121
Statement of Revenues, Expenditures and
Changes in Fund Balances 122

Airport Authority
Statement of Net Position 123
Statement of Revenues, Expenses and Changes in Fund Net Position 124
Statement of Cash Flows 125
Development Authority
Statement of Net Position 126
Statement of Revenues, Expenses and Changes in Fund Net Position 127
Statement of Cash Flows 128

Statistical Section
(Unaudited)

Introduction to Statistical Section 129

Financial Trend Information
Changes in Net Position – Governmental Activities 130
Changes in Net Position – Governmental Activities – Percentage of Total 131
Changes in Net Position – Business-type Activities 132
Changes in Net Position – Total 133
Government-wide Net Position – By Category 134
Chart - Total Government-wide Net Position 135
General Governmental Revenues by Source 136
Chart – Total General Governmental Revenues 137
Tax Revenues by Source – Governmental Funds 138
Chart – Tax Revenues by Source – Governmental Funds 139
General Governmental Expenditures by Function 140
General Governmental Current Expenditures by Function 141
Chart – Total General Governmental Current Expenditures 142
Summary of Changes in Fund Balances – Governmental Funds 143
Fund Balances - Governmental Funds 144
Chart – Changes in Fund Balances – Governmental Funds 145

Revenue Capacity Information
Taxable Assessed Value and Estimated Actual Value of Property By Type 146
Chart – Taxable Assessed Value 147
Property Tax Rates 148
Property Tax Levies and Collections 149
Principal Property Taxpayers 150
Direct and Overlapping and Underlying Sales Tax Rates 151

Debt Capacity Information
Ratios of Total Debt Outstanding by Type 152
Direct and Underlying Governmental Activities Debt 153
Legal Debt Margin 154
Ratios of General Bonded Debt Outstanding 155

Demographic and Economic Information
Demographic and Economic Statistics 156
Principal Employers 157

Coweta County, Georgia
Comprehensive Annual Financial Report
For The Year Ended September 30, 2020

Operating Information

County Employees by Function/Program 158
Operating Statistics by Function/Program 159
Capital Assets Statistics by Function/Program 160

Compliance Section

Schedule of Projects Constructed with Special Purpose Local Option Sales Tax 161

Independent Auditor's Report on Internal Control Over Financial Reporting
And on Compliance and Other Matters based On an Audit of Financial Statements
Performed in Accordance with Government Auditing Standards 163

Independent Auditor's Report on Compliance with Requirements Applicable to Each Major Program
and on Internal Control over Compliance in Accordance with the Uniform Guidance 165
Schedule of Expenditures of Federal Awards 168
Notes to Schedule of Expenditures of Federal Awards 170
Schedule of Findings and Questioned Costs 171

COWETA COUNTY

INTRODUCTORY SECTION
(Unaudited)

The introductory section includes a transmittal letter from the County Administrator and Finance Director, a general government organization chart and a list of principal officials.

COWETA COUNTY
BOARD OF COMMISSIONERS

Chairman, Bob Blackburn, District 3
Vice Chairman, Tim Lassetter, District 2
Paul Poole, District 1
John Reidelbach, District 4
Al Smith, District 5
Michael Fouts, County Administrator

June 11, 2021

Honorable Bob Blackburn, Chairman,
Members of the Coweta County Board of Commissioners, and
Citizens of Coweta County, Georgia,

The Comprehensive Annual Financial Report (Annual Report) for Coweta County, Georgia for the fiscal year ended September 30, 2020, is hereby submitted to meet the requirements mandated by statutes of the State of Georgia and by local ordinances of Coweta County. The statutes and ordinances require that Coweta County issue an annual report on its financial position and activity, and that this report be audited by an independent firm of Certified Public Accountants (CPAs).

This Annual Report is management's representation of the finances of the County, and County management assumes full responsibility for the completeness of the information presented. The information provided has been compiled within a comprehensive framework of internal controls to provide reasonable assurance that the financial statements are free from material misstatement. To provide further assurance, the financial statements have been independently audited by Nichols Cauley & Associates LLC, and the independent auditor's report is included in this Annual Report. Also, included in the Annual Report is the auditor's report on compliance with requirements applicable to each major program, and on internal control over compliance in accordance with the Uniform Guidance.

Geographic and Population Profile

Coweta County is southwest of the City of Atlanta and bordered by Fulton, Fayette, Spalding, Meriwether, Troup, Heard and Carroll counties and, on its northwest corner, by the Chattahoochee River. U.S. Interstate 85 bisects the county, and seven other U.S. and Georgia highways cross it. The population of the County as of July 1, 2019 is 148,509, making it the 17th most populous county out of the 159 counties in the state. Updated official population estimates as of July 1, 2020 from the U.S. Census Bureau will not be available until late 2021, primarily due to delays as a result of the pandemic. Newnan serves as the County Seat for Coweta County, which includes eight other municipalities – Chattahoochee Hills, Grantville, Haralson, Moreland, Palmetto, Senoia, Sharpsburg and Turin.

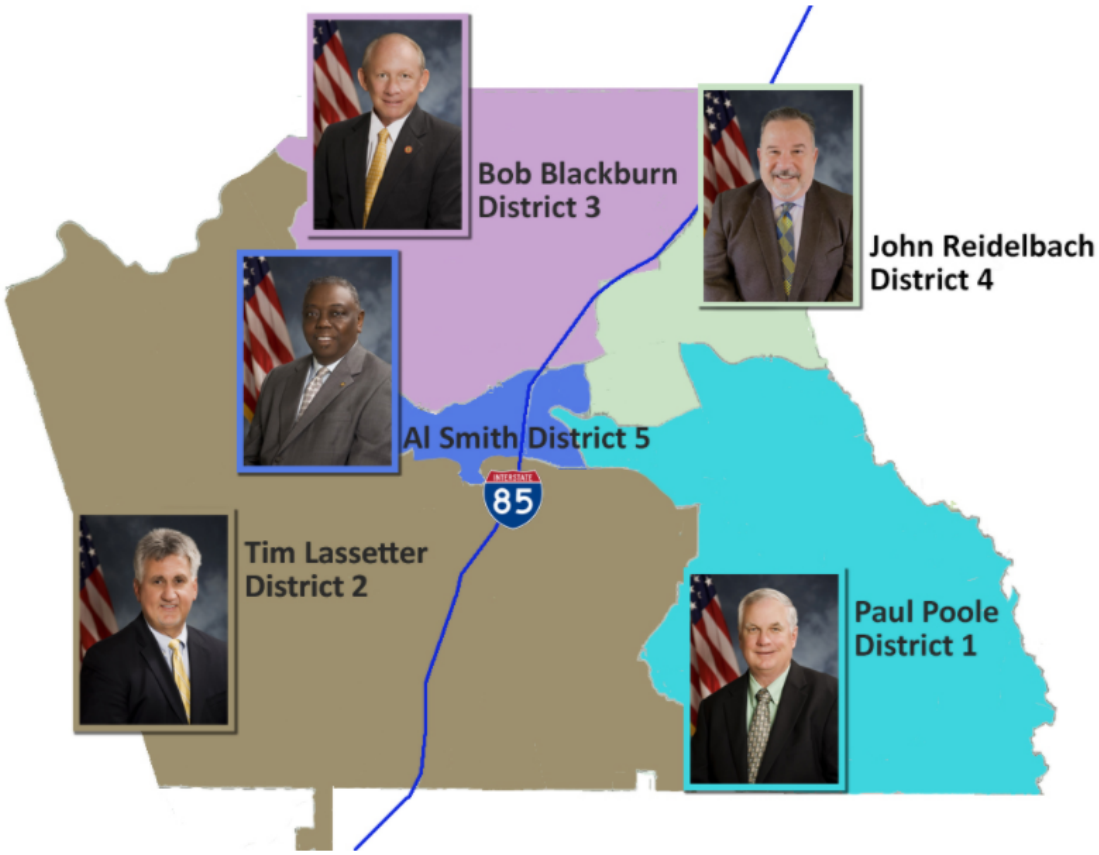
County Governance

Coweta County has a five-member Board of Commissioners (BOC), each elected for a four-year term and representing a single commission district. The district lines are determined by population and are adjusted based on census data. Commissioners are part-time and terms overlap, with at least two seats up for re-election every two years. The BOC elects a Chairman for a two-year term and a Vice Chairman for a one-year term. Bob Blackburn is the current Chairman and Tim Lassetter is the current Vice Chairman of the Coweta County Board of Commissioners.



BOARD OF COMMISSIONERS Top Row (L to R) Bob Blackburn, 2020 Chairman, 3rd District. Tim Lassetter, Vice Chairman, 2nd District; Bottom Row (L to R) Paul Poole, 1st District, John Reidelbach, 4th District, and Alphonso Smith, 5th District

The following map shows the locations of each commission district. From a geographical perspective, Commission District 2 is the largest, while Commission District 5 is the smallest. District 5 includes most of the City of Newnan, which is the County Seat and largest municipality in Coweta County. Chattahoochee Hills and Palmetto are both cities based in Fulton County, however their city limits extend into Coweta County. All other municipality/city limits are entirely in Coweta County. The City of Newnan is the only municipality whose city limits encompass part of each commission district.



County Administration, Constitutional Officers & County Services

The BOC employs a County Administrator to handle the daily functions of county government. Michael Fouts serves as County Administrator, while Kelly Mickle and Eddie Whitlock serve as Assistant Administrator and Associate Administrator, respectively. The County Administrator implements the BOC's policies, administers county government, appoints department directors, and supervises a total of 1,099 budgeted positions, comprised of 948 full-time and 151 part-time county employees. Of this amount, 1,019 positions were filled in 2020, comprised of 887 full-time and 132 part-time. The administrative staff operates from the County Administration building located at 22 East Broad Street in Newnan. In addition to overseeing the daily activities of the County, the administrative staff acts as a liaison to other governmental agencies and elected and appointed officials, negotiates intergovernmental agreements, and assists with budget preparation.



COUNTY ADMINISTRATION (L to R) Michael Fouts, County Administrator, Kelly Mickle, Assistant Administrator, and Eddie Whitlock, Associate Administrator

Four constitutional officers serve four-year terms. They include: Clerk of Superior Court Cindy Brown; Tax Commissioner Robi Brook; Probate Judge Carrie Markham; and Sheriff Lenn Wood. All constitutional officers' terms end in 2024. Other county or district-wide elected positions include: Magistrate Court Judge, Superior Court Judges, State Court Judges, Solicitor General, Coroner, County Surveyor, and District Attorney.

The County provides a full range of services to its citizens. Public Safety functions include the Coweta County Sheriff's Office (CCSO), which performs most policing activities in the County, and is supplemented by city police forces in Newnan, Senoia, Grantville, Palmetto and Chattahoochee Hills. In addition to patrol functions, CCSO is responsible for jail administration, court services, countywide sex offender registry, criminal investigations, and warrant administration.

The County operates a Fire Rescue Department with 15 stations serving unincorporated areas of the County, as well as six municipalities. The cities of Newnan, Chattahoochee Hills, and Palmetto provide their own fire services. During fiscal year 2015, the Coweta County Fire Rescue Department assumed full operation of the countywide emergency ambulance transport service as fire-based Emergency Medical Services (EMS).

Other public safety functions include Animal Services, County Correctional Institute and Work Release Center, E-911, and Emergency Management Agency (EMA). Public Works functions include transportation engineering, road and bridge maintenance, construction, fleet maintenance, environmental and stormwater management with most utilizing labor from the Correctional Institute.

Judicial functions include Superior Court, State Court, Juvenile Court, Magistrate Court and Probate Court. The County also operates Drug, DUI, Family Treatment and Veterans Accountability Courts. The County funds the Solicitor General's office, the State Court Public Defender, and provides an appropriation to the Circuit District Attorney and Superior Court Public Defender.

Community Development services including Building Inspection, Code Enforcement, Development Review, Planning and Zoning and Business License are provided to maintain high and consistent standards. Event and Senior Services, Parks and Recreation and a four branch Library System provide a wide range of activities for an enjoyable and enviable quality of life. Event and Senior Services ensure facilities are available for use by citizens and regular activities for senior citizens. The Parks and Recreation Department operates parks, playgrounds, trails, tennis courts, youth and adult sports fields, providing recreational opportunities to all citizens.

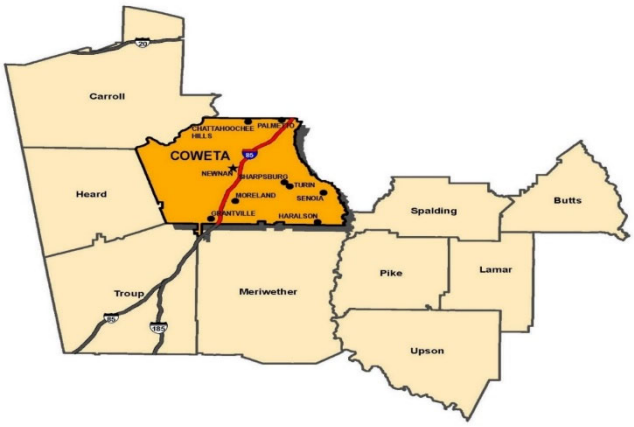
Local Authorities, Boards, and State Agencies

The County has established volunteer authorities, boards, and committees to provide additional services. Some of these include the Coweta County Development Authority, Newnan-Coweta County Airport Authority, the Coweta County Library System Board of Trustees, the Coweta County Water and Sewerage Authority, Explore Newnan-Coweta Destination Marketing Organization, and the Convention and Visitor's Bureau. State agencies located in Coweta County include Georgia Department of Driver Services, Georgia Department of Veterans Services, Georgia State Patrol Post and Coweta County Health Department. In 2021, the creation of the Coweta County Public Facilities Authority was approved by the Coweta County Board of Commissioners and is in the process of being approved by the Georgia State Legislature. The primary purpose of the authority will be to secure financing for public building and facility construction projects more efficiently and at more favorable interest rates than other debt financing alternatives.

Three Rivers Regional Commission

ThreeRivers
REGIONAL COMMISSION

120 North Hill Street
Griffin, Georgia 30224



Coweta County is a member of Three Rivers Regional Commission (TRRC), a 10-county regional planning commission including the West Central Georgia counties of Butts, Carroll, Coweta, Heard, Lamar, Meriwether, Pike, Spalding, Troup and Upson. As a regional planning commission, TRRC works with local governments in five major categories: Administrative and Financial Services, Aging Services, Workforce Development, Transportation & Transit, and Local & Regional Planning. TRRC is a quasi-governmental regional planning organization created by Georgia law with a mission to develop, promote and provide comprehensive planning.

Kirk Fjelstul serves as the Executive Director and is based in Griffin, Georgia. Jim Thornton, Mayor of LaGrange serves as TRRC Chairman. Membership with the TRRC is automatic for governments in the region. Each County and municipality is assessed membership fees of $1 per capita for residents in unincorporated or incorporated area respectively. The TRRC Council is comprised of not less than two, but no more than five representatives, from each member county served by TRRC. At least one elected official from the County and one from a municipality of the County serve on the Council. The TRRC by-laws also authorize inclusion of non-public Council members. The Council is responsible for establishing policy and directive as provided by the law. Coweta Commission Chairman Bob Blackburn serves as the Coweta County representative on the TRRC Council, while Dustin Koritko, Councilman, City of Newnan, and Greg Wright, non-public member, make up the remaining members of the Coweta delegation.

Governmental Units

The Coweta County School System is fiscally independent of the Board of Commissioners with school board members being elected. Consequently, its financial statements are issued separately and not included in this Annual Report.

There are five governmental units that are included in the County's Annual Report as discretely presented component units.

1.) The Coweta County Health Department determines the health needs and resources of the County; develops programs, activities, and facilities responsive to those needs; and enforces all laws related to health matters, unless they fall under the jurisdiction of other agencies. The Board of Commissioners appoints four members of a seven-member Board of Health and the County provides an annual subsidy for operations.

2.) The Coweta County Public Library System serves all citizens of Coweta County through a centrally located library headquarters and three branch facilities. It is governed by a Board of Trustees, appointed by the Board of Commissioners. The Library System receives an annual state grant; however, the majority of its funding is from a County provided annual subsidy for operations.

3.) The Newnan-Coweta County Airport Authority has responsibility over all activities related to the airport in Coweta County. The Airport Authority is governed by a five-member board appointed by the Board of Commissioners. The Airport Authority receives its operating revenues from hangar rental income and fuel sales, and the County receives personal property (aircraft) tax revenues generated by the airport.

4.) The Coweta County Development Authority is the primary point of contact for economic development activities in Coweta County. The Coweta County Development Authority was created in 1966 through a local amendment to the Georgia Constitution. The Development Authority consists of a five-member volunteer board appointed by the Board of Commissioners. In addition, a seven-member board, the Development Authority of Coweta County, was established by legislation in 1973. These two boards work together, along with local, regional, state and national partners, to encourage and promote economic development activity in the County, whether through the location of a new company or through the expansion of an existing

facility. The Development Authority receives funding from the County for operations and collects administrative fees for bonds.

5.) The Coweta County Water and Sewerage Authority manages the water and sewer system of Coweta County. It is governed by a five-member board appointed by the Board of Commissioners. The Water and Sewerage Authority is financially independent of the County. The County continues to guarantee the 2005 Bonds since those were issued prior to the establishment of the Authority.

Budget Process

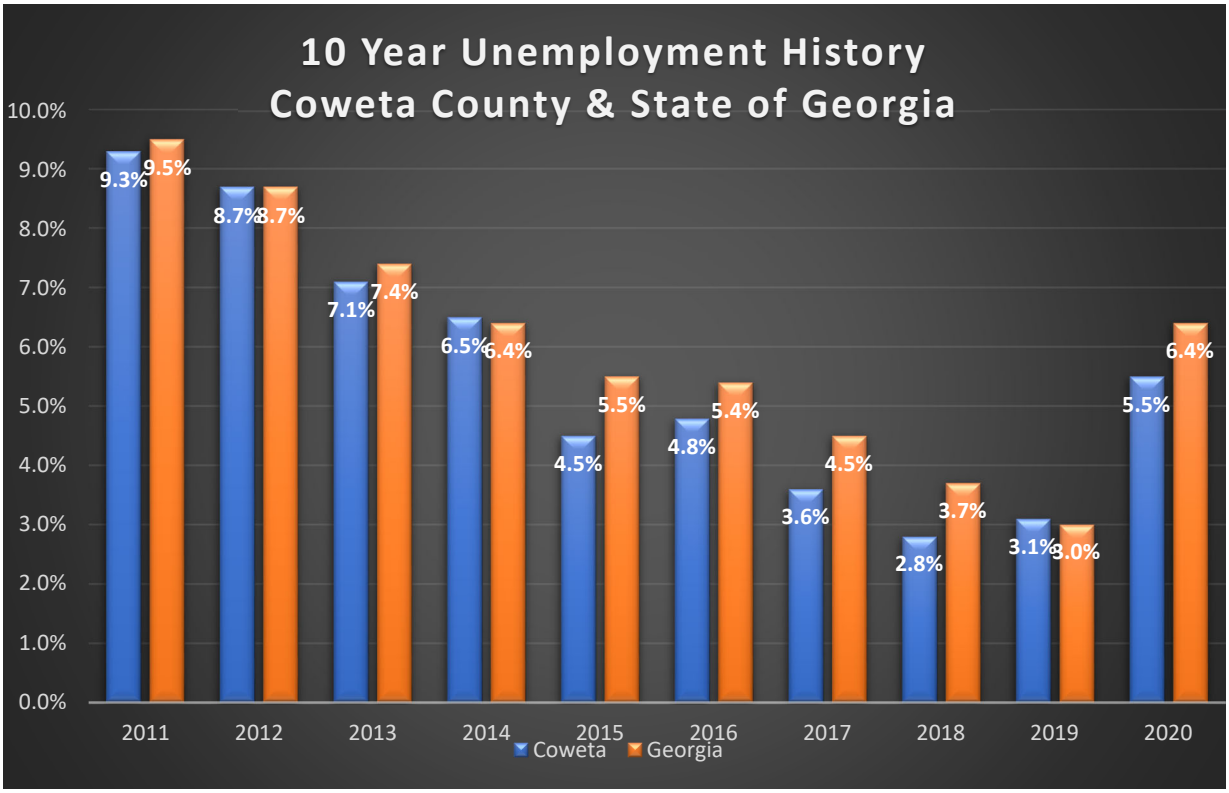
Coweta County's fiscal year runs from October 1 – September 30. Annual budget planning begins in June, and budget requests are reviewed line by line by County Administration and approved by the Board. The County maintains budgetary controls to ensure compliance with state law and local policies. Budgetary control is exercised at the department/fund level, so expenditures may not exceed the total budget for any department within a fund. Transfers of appropriations within a department require approval of the Finance Director, while transfers between or among departments or funds, or an increase requested for a department or fund requires Board approval.

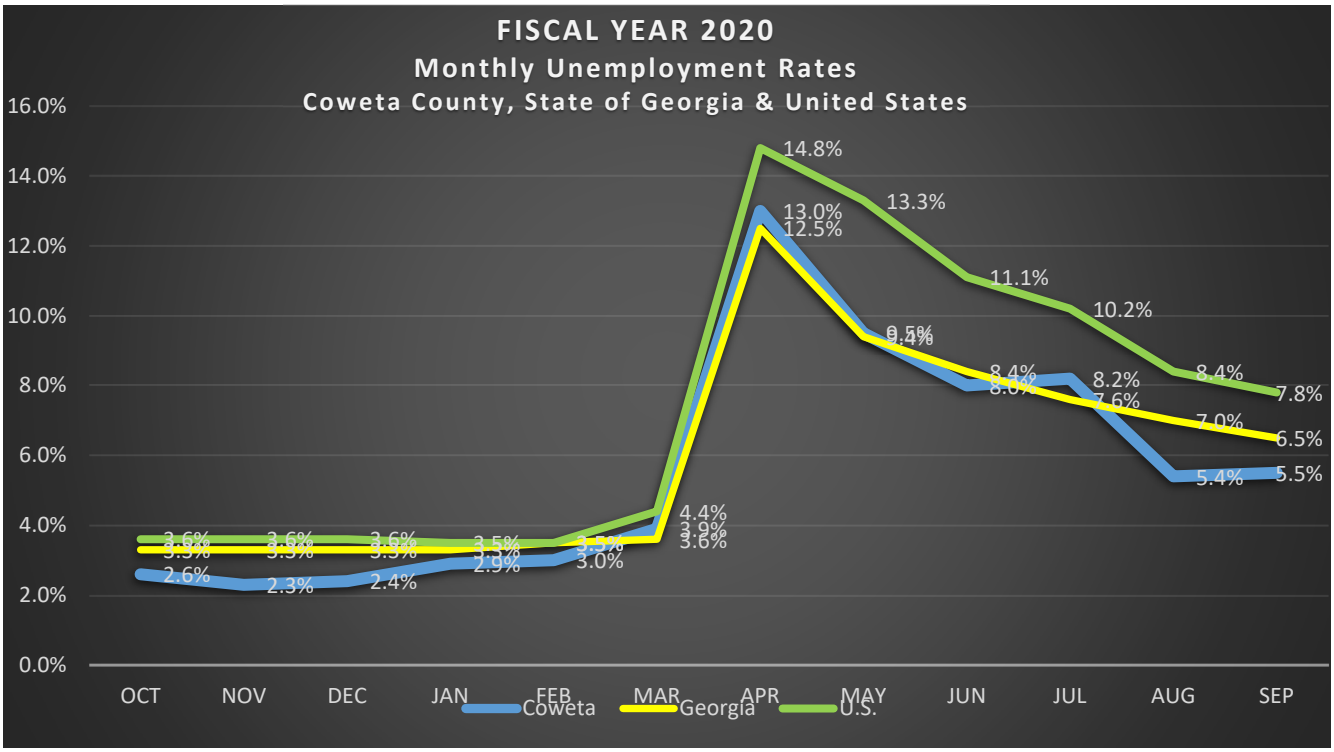
Annual budgets are adopted consistent with generally accepted accounting principles for the general and special revenues funds and are integrated into the general ledgers of such funds. The budget process typically begins with meetings with State agencies, to whom Coweta County contributes to their operations through appropriations, in the months of April and May. During the months of June and July, meetings with County departments occur, culminating with setting of the annual millage rates in August and adoption of the approved County budget in September. The General Fund represents the revenues and expenses required to run the day to day operations of a majority of the county government, and primarily funded by property taxes, sales taxes, title ad valorem taxes, fines/forfeitures/court fees, charges for services, and licenses/permits.. Special Revenue funds are legally restricted to use for particular purposes and are accounted for separately. These include the Fire District Fund, E-911 Fund, Hotel/Motel Tax Fund, D A T E Fund, 5311 Transit Fund, Law Library Fund, and Sheriff's Law Enforcement Fund. Project length budgets are adopted for Capital Projects funds, including Community Development Block Grants (CDBG) Fund, Capital Expenditures Fund, Special Projects Fund, and Special Purpose Local Option Sales Tax Fund. Enterprise fund budgets include EMS fund, Solid Waste Authority, Airport Authority, and Development Authority. Health Insurance is accounted for in an Internal Service fund.

Economic Condition

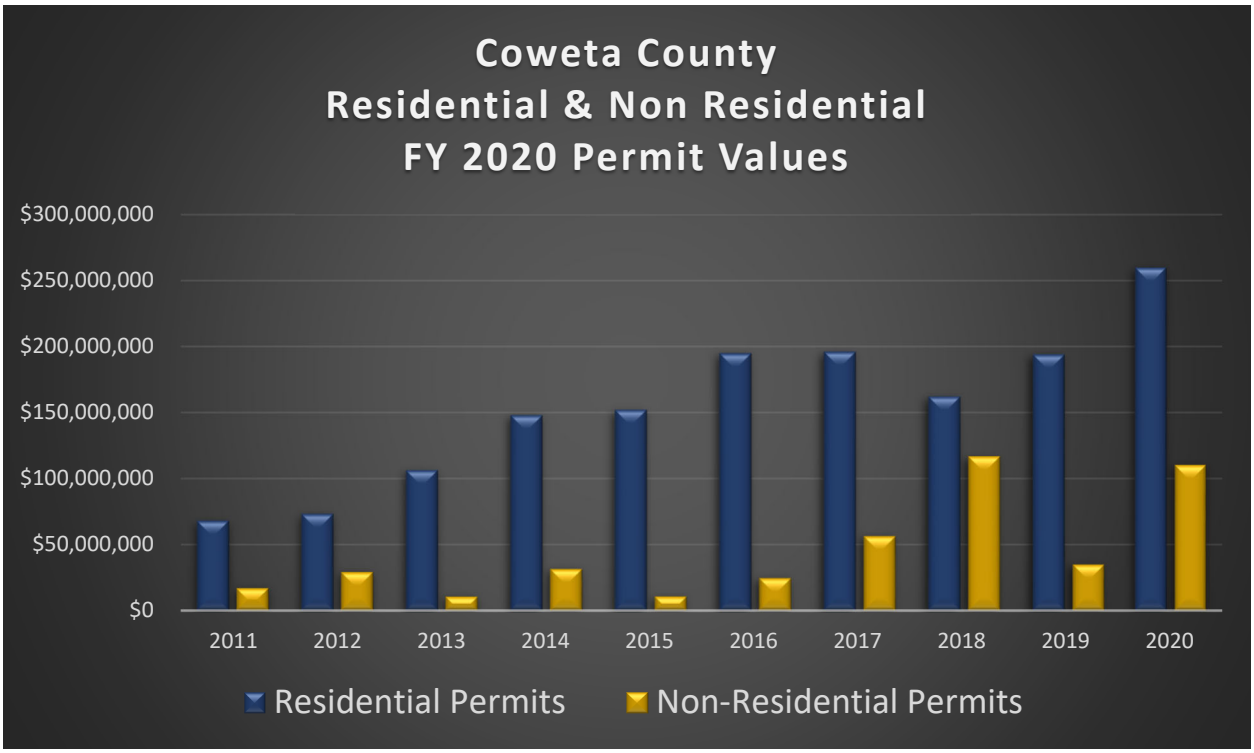
Coweta County's economy was impacted by the COVID-19 pandemic similar to many other areas of the nation. At one point in the early stages of the pandemic, the unemployment rate was extremely high, primarily due to layoffs in the service industry. In April 2020, the unemployment rate for Coweta County was 13%, compared to the unemployment rate for the State of Georgia at 12.2% and a National rate of 14.4%. The unemployment rate for Coweta County at the end of fiscal year 2020 was 5.5%, which was higher than the prior fiscal year rate of 3.1%. The unemployment rate for the State of Georgia at the end of fiscal year 2020 was 6.4%, and the United States national unemployment rate as of September 2020 was 7.7%. Some areas of the country

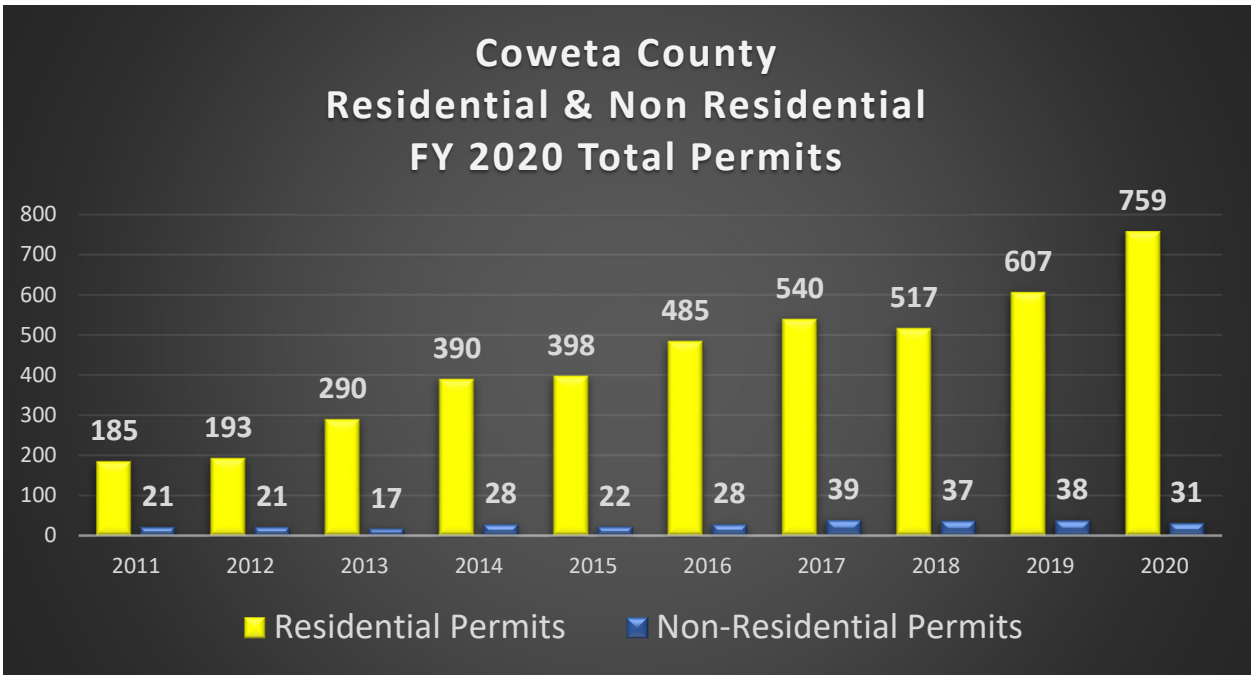
still are under tighter restrictions than the State of Georgia, while some sectors of the economy such as hospitality, travel and entertainment, continue to have limited customers and employees due to social distancing and other related factors. As of the date of this report, the county unemployment rate has fallen further to 4.3%. While this is a dramatic improvement, it is still higher than pre-pandemic levels. As COVID-19 cases continue to fall and more people are vaccinated, unemployment rates should continue to decline.



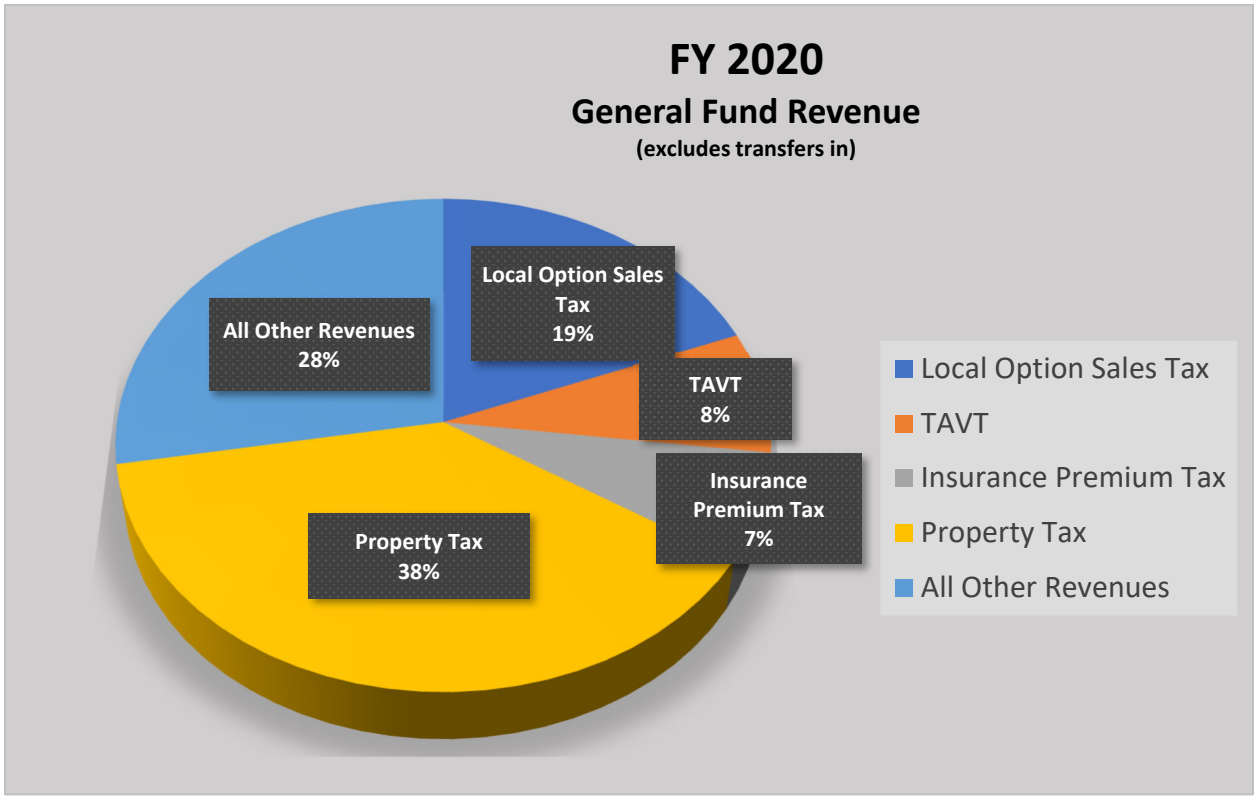


Other economic indicators of a growing local economy are residential and non-residential building permits and associated values. Residential permits include detached single family, mobile homes, and residential additions. Non-residential permits include new commercial and commercial additions. All other categories of building permits and associated values were not included. Residential permits issued totaled 759 in 2020, which was 152 more than in the prior year. The value of residential permits was approximately $260 million, or roughly an increase of $66 million versus the prior year. Non-residential commercial/industrial permits totaled 31. The value of non-residential commercial/industrial permits issued in 2020 was significantly higher than the prior year. The value of those permits was approximately $110 million in 2020.


Coweta County
Residential & Non Residential
FY 2020 Permit Values
$300,000,000
$250,000,000
$200,000,000
$150,000,000
$100,000,000
$50,000,000
$0
2011
2012
2013
2014
2015
2016
2017
2018
2019
2020
Residential Permits
Non-Residential Permits


Coweta County
Residential & Non Residential
FY 2020 Total Permits
800
700
600
500
400
300
200
100
0
185
21
193
21
290
17
390
28
398
22
485
28
540
39
517
37
607
38
759
31
2011
2012
2013
2014
2015
2016
2017
2018
2019
2020
Residential Permits
Non-Residential Permits

Coweta County General Fund revenues increased over $9 million or about 13% from the prior fiscal year. Real and Personal property tax revenues increased from nearly $33.7 million in fiscal year 2019 to around $34.9 million in fiscal year 2020, or an increase of 3.5%. Title Ad Valorem Taxes (TAVT) nearly doubled between 2019 and 2020 from $3.8 million to almost $7.3 million, or roughly 91%. This was primarily due to a change in allocation methodology versus the prior year, but also high demand, increased prices, and sales activity. Local Option Sales Taxes (LOST) increased 13% from roughly $15.4 million in 2019 to $17.3 million in 2020, however, as a percentage of total revenue remained 19% in both years. Insurance Premium taxes increased about 6% from $5.9 million in fiscal year 2019 to $6.3 million in fiscal year 2020. Total General Fund revenue in FY 2020 increased to $91.4 million compared $82 million in FY 2019. Approximately $7 million of this increase was attributable to the increases in the top four revenue categories, while CARES Act grant funding made up the majority of the remaining increase compared to the prior year.



Healthcare Services Industry

The healthcare industry continues to account for nearly 15% of the employment in Coweta County and is a key component of the local economy. Piedmont Newnan Hospital, Cancer Treatment Centers of America and Encompass Health Rehabilitation Hospital have constructed facilities and expanded facilities within the last few years. These facilities, along with a variety of new medical offices, have positioned our county extremely well as a healthcare services destination.



Piedmont Newnan Hospital (PNH) relocated to a new facility on Poplar Road at Interstate 85 in 2012. The hospital is approximately 362,000 square feet with an attached 100,000 square foot medical office building. Piedmont currently operates 154 beds at the Newnan location, including an 18-bed Intermediate Care Unit. The hospital continues to play a key role in the county and region in response to the COVID-19 pandemic.

Piedmont Medical Plaza II is a standalone medical office building on the PNH campus developed in partnership with Remedy (formerly MB Real Estate), opened January 2021, featuring five stories and 113,153 square feet, and is the new home to several departments and physician offices including Neurology, Physical Therapy, Occupational Health, Classroom Space, Administration, Human Resources, Piedmont Heart Institute, Cardiovascular Imaging, Cardiopulmonary Rehabilitation, Heart Failure Clinic, and additional space to accommodate future physician practices and hospital growth. In recent years, PNH has added two Linear Accelerators for Radiation Oncology to its full-service cancer program, a Level 3 Neonatal Intensive Care Unit (NICU), an Interventional Radiology Suite and a new Cardiac Cath Lab capable of performing life-saving emergency interventional procedures. Additionally, they have an award-winning accredited stroke program supported by a growing neurology program. PNH also has a large physician network within the county and region, including many new physicians and practices that are located in the county.



Cancer Treatment Centers of America (CTCA)in Newnan, Georgia opened in 2012. CTCA is a for profit specialty hospital corporation, with its corporate headquarters in Boca Raton, Florida, and is part of a network of hospitals and clinics and a growing number of outpatient care centers, strategically located in the U.S. Founded in 1988, CTCA is dedicated to a personalized, patient-centered

approach to cancer care. From advanced testing to state-of-the-art technology and supportive therapies, all treatments are provided under one roof in a convenient setting. The hospital has 50 inpatient beds and since expanding after opening is now nearly 500,000 square feet. CTCA employs approximately 650 persons and roughly 200 physicians at the Newnan location across all specialties.

CTCA was also instrumental in changing the Certificate of Need (CON) law that limited the number of Georgia residents who could receive care at the facility, which was previously limited to 35%. In response to the COVID-19 pandemic, CTCA set up Incident Command across all its hospitals in the U.S. CTCA was committed to ensuring that patients were in a safe environment in their facilities and stood up a clinic to administer the vaccine safely and effectively to staff.

Encompass Health

Rehabilitation Hospital of Newnan



Encompass Health is one of the nation's largest providers of integrated healthcare services, offering both facility-based and home-based patient care in 39 states and Puerto Rico through its network of inpatient rehabilitation hospitals, home health agencies and hospice agencies. It is a publicly traded company with almost $4.7 billion in revenues and over 42,000 employees. Approximately one in every three patients needing rehabilitation in the United States receives care from an Encompass facility.

The Newnan facility is a 60-bed inpatient rehabilitation center offering physical therapy, occupational therapy, speech therapy and respitory therapy. Encompass Health believes its approach to rehabilitation sets them apart, believing that success starts with a dedicated team of professionals, empowered with all the tools needed to help patients to be successful. Innovative technologies, advanced therapies, customized treatment plans and coordinated care teams, assure the highest level of rehabilitative care to help patients achieve better outcomes. Encompass Health is a publicly traded for profit corporation based in Birmingham, Alabama.



Coweta County in partnership with Pathways Community Service Board DBA as Pathways Center and the Coweta County Hospital Authority, completed construction of a behavioral health outpatient crisis campus located adjacent to the Coweta County Health Department on Hospital Road. Construction was primarily funded by the Coweta County Hospital Authority, and the facilities consist of both an adult

center and an adolescent/children center. The adult center has six 24-hour patient beds and the adolescent unit has 16 beds. Pathways Center, a quasi-governmental, not for profit organization, is a behavioral health care entity serving children, adolescents and adults by addressing an array of mental health, developmental disabilities, addictive diseases and substance abuse issues in the 10-county west central Georgia region.

Coweta County Film Industry

2020 Productions – The State of Georgia recently became the number one location for the filming of both movies and television shows anywhere in the world. Since incentives to the film industry were enacted by the legislature over a decade ago, numerous movies and television shows have been filmed in Georgia. Coweta County continues to have a large percentage of these filmed in whole or in part in the county. The most famous of these, AMC network's The Walking Dead television series which filmed its 11th season in Coweta between 2020 and 2021. As a result of the COVID-19 pandemic, nearly all movie and television show filming was halted and delayed. Some of which has resumed filming toward the end of 2020 and into 2021. AMC has publicly declared this will be the last season of The Walking Dead series. However, a spin-off show with some of the actors from the series is in the works. It is unclear at this time where it will be filmed.



2021 and Future Productions - As the nation continues to recover from the COVID-19 pandemic, planning for future filming is underway. While there have not been any official announcements at this time specifically for Coweta County, over 60 applications for filming have been received by the State of Georgia Film Office.

With continued tax incentives from the State of Georgia, its close proximity to several metro Atlanta studios, large land mass, rural character, and successful history with the industry, Coweta County is poised for continued use as a prime filming location.

Industrial Development

Amazon.com



Amazon.com opened a 1-million-square-foot facility at The Cubes at Bridgeport in Coweta County. The fulfillment center occupied an existing speculative building which was ready to move in after interior modifications were made. The building features 40 clear feet height ceilings, ample trailer storage and car parks associated with state-of-the-art distribution, high cube warehousing, and other amenities. The facility was slated to hire 500 full time employees with benefits and competitive starting pay. However, as of the date of this report, Amazon hired in excess of 2,400 employees.

The Cubes at Bridgeport

The Cubes at Bridgeport is a 560 acre industrial mega-site with 8.5 million square feet of planned industrial space across 11 proposed buildings. The Amazon facility is the first occupant of the complex. Several infrastructure upgrades have occurred at the site over the last three years including interstate ramp upgrades, a new traffic signal at the intersection of U.S. Highway 29, a public parkway and overpass over the CSX railroad main line providing access to the development, as well as utility improvements including water, sewer and electric service.

HelloFresh



Headquartered in Berlin, Germany, HelloFresh is the largest meal kit provider in the United States. In 2019, the company delivered nearly 300 million meal kits worldwide. The 208,930 square foot food preparation and distribution facility located at 510 International Park Drive in the Shenandoah Industrial Park will allow the company to serve HelloFresh and EveryPlate customers across the Southeastern United States more efficiently, as well as grow market presence in the region. The company will eventually employ 750 people at the facility in Coweta County. The company's decision was based on Georgia's competitive advantage in infrastructure, workforce training and education, technology, pro-business climate and quality of life.

SBS Transportation

Superior Brokerage Services (SBS) located and began operations in 517,500 square feet of the Palmetto Distribution Center near Exit 56 in Coweta County. SBS is one of the only single-source, asset-based supply chain solution in the freight logistics industry. SBS handles every step of international freight, import/export freight forwarding, U.S. Customs brokerage, domestic transportation, third party warehousing, and distribution.



Yamaha Motor Manufacturing Corporation of America

Yamaha Motor Manufacturing Corporation of America, (YMMC) hired over 100 new employees in 2020 to assist in many assembly-line functions to help keep pace with the growing demand for all Yamaha recreational products assembled at its Newnan, Georgia facility. In late November 2020, the company decided to hire an additional 300 contract workers as demand was even greater than previously expected. Yamaha Motor Manufacturing Corp of America (YMMC)'s Coweta location, designs and assembles four key product lines including Golf Cars, All Terrain Vehicles (ATV's), Personal Watercraft and Recreational Off-road Vehicles (ROV's), or what many refer to as Side-by-Side vehicles The assembly plant has been in existence for 32 years and has produced over four million power sports recreation vehicles.

There are several available properties in Coweta County's industrial parks and throughout the county that can be developed for industrial use. With rail services, a major interstate, a local airport, solid infrastructure and close proximity to the world's busiest airport, these properties are ideal for prospective tenants. The Georgia Department of Community Affairs, in its annual ranking for the Georgia Job Tax Credit Program, has Coweta County once again ranked in the top 10 out of 159 counties, and the County remains in the highest tier, Tier 4.

Despite the uncertainty of 2020 and the negative effects some businesses and industries faced as a result of the COVID-19 pandemic, interest in locating and expanding in Coweta County remains strong. There has been much interest in various projects that were delayed or impacted by the ongoing pandemic. There is much optimism that several of these projects will be announced in 2021 and beyond.

Education

The Coweta County School System (CCSS) was founded in 1969. The district has 22,200 students and nearly 3,200 employees in 31 schools in 2020. This represents a decline of 2.5% in overall enrollment, which appears to have been affected in some respect to the Covid-19 pandemic. Of the nearly 3,200 employees, almost 1,800 are certified (possess State teaching certificate). There are 20 public elementary schools, six public middle schools and three public high schools, along with an alternative school, and a state recognized Charter School. The district operating budget is $220 million, and spending per pupil is in excess of $9,000 per pupil. The school district's 7th middle school is currently under construction and will be named the Blake Bass Middle School in honor of long-time superintendent. The school is located on Shaw Road in northern Coweta County. Northgate High School, also in northern Coweta County, is undergoing a renovation and expansion program to accommodate growth from new subdivisions and redistricting. The school system is governed by an elected school board comprised of seven members, five districts and two at large districts throughout the county. The board members are nonpartisan and serve without compensation. The school board was recognized in 2021 as an SBA Exemplary school board. Beth Barnett serves as the Chairman of the Board, while Dr. Evan Horton serves as the Superintendent. Several students and teachers were recognized by various National and State Associations including the Middle School Association, Georgia Association of School Psychologists, STAR Students and Teachers and National Merit Scholarship program

CCSS was ranked by the Center for American Progress in the Top Tier of Georgia school systems in its most recent Education Return on Investment report CCSS graduates generally outperform the state and national averages for major testing and accountability measures including the SAT and ACT tests in 2020. SAT scores for Coweta averaged 1082, versus averages for Georgia 1043 and National 1030. ACT scores for 2020 for Coweta were 21.6, Georgia 21.7 and National 20.6. The graduation rate is nearly 92% as compared to the State at roughly 83%. The College and Career Ready Performance Index (CCRPI) also known Georgia Milestone Assessment grade and subject exams overall score was almost 84.8, which is nearly nine points higher than the Georgia average of 75.9. In addition, the high schools, middle schools and elementary schools all exceeded Georgia averages. Coweta County was ranked 14th out of 181 school districts and was one of only four school districts in excess of the 20,000 students to do so.

Coweta County also has several charter and private schools. The Odyssey School and Coweta Charter Academy provide public education opportunities outside the traditional public-school system. Since 2004, Odyssey Charter School has been serving the students of Coweta County as a tuition-free, public, state-chartered school with about 400 students in grades K - 8. The Coweta Charter Academy opened in 2010, and now has 763 students in grades K - 8.

The Heritage School with an enrollment of over 400 students in grades K-12, Trinity Christian School with an enrollment of nearly 1,250 students in grades K-12, and Central Christian School with an enrollment of over 300 students in grades K-8, provide private school opportunities in Coweta County. The Heritage School is located in the Madras community, while Trinity and Central schools are located on Hwy 34 in northeast Coweta County.

The University of West Georgia (UWG) opened its satellite campus in the old Newnan Hospital five years ago. Since that time, it has refurbished several buildings on the campus. UWG has over 13,000 students across all its campuses with a decade of record enrollment. The students come from almost every county in Georgia, 38 states and 73 countries. It is the sixth largest university in the State of Georgia with 87 fields of study including bachelor's, master's, specialist, and doctoral programs as well as post-baccalaureate and post-master's certificates. The Newnan campus has over 1,000 students and features a nursing program and high school dual enrollment.

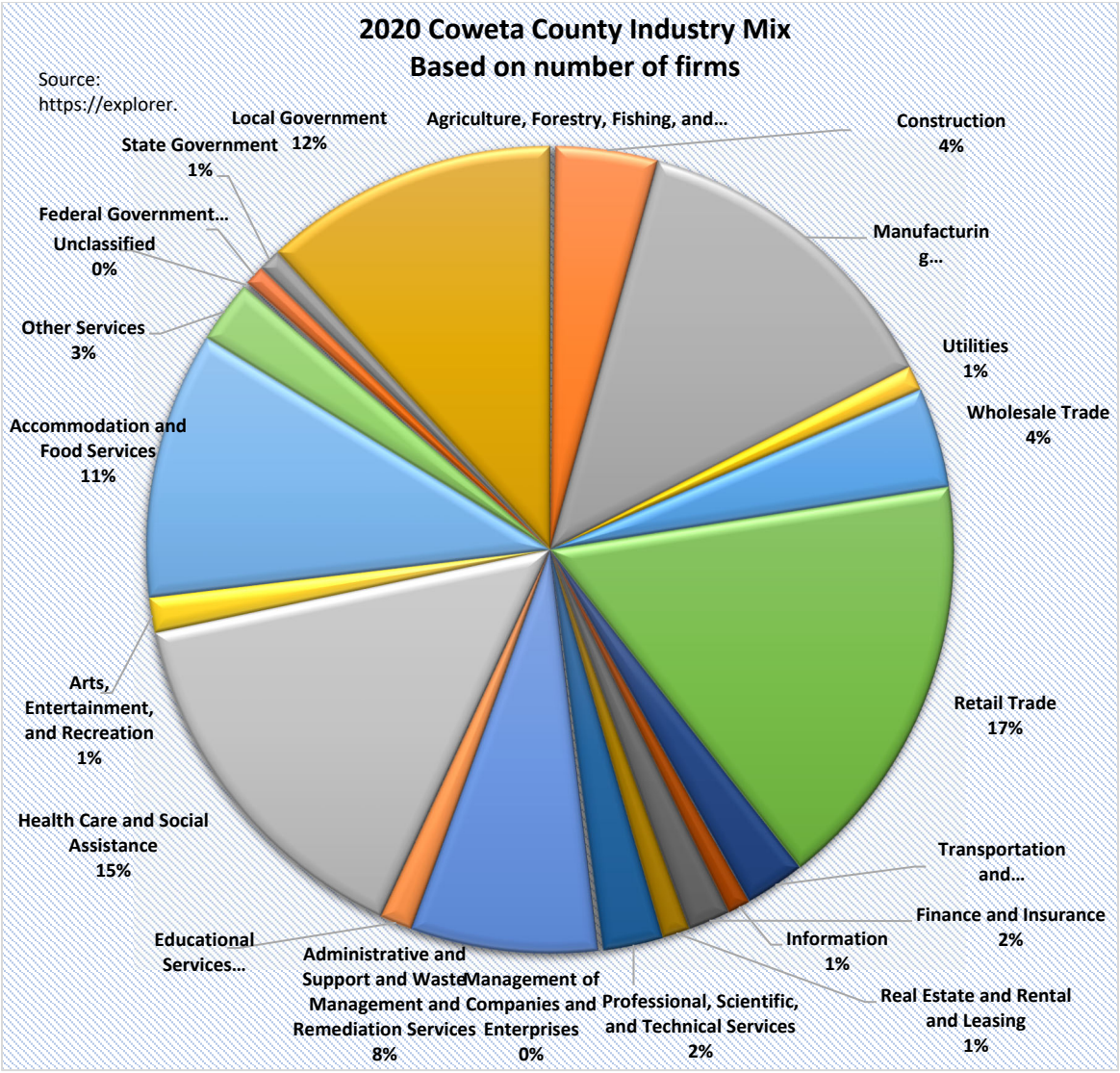


West Georgia Technical College has five campuses and three instructional sites located across the west central Georgia region. Total enrollment is over 7,000 students, with 25% attending full time. The two largest campuses are in Carrollton and Newnan with roughly 1,000 students at each. It is the second largest technical college in the State of Georgia. The Newnan campus provides both core curriculum and trade specific training to its students in over 80 fields of study. The Nursing and Allied Health program is the most significant due to the rapid growth in the healthcare services industry in the county. Recently, the college received approval for a new Associates Degree in Psychology, the first ever in the State of Georgia



Industry Mix

Coweta County is committed to quality growth through its Coweta County Community Plan. The county has been designated a Plan-First Community by the State of Georgia for a quality Community Plan and consistency in implementation. Coweta County's industry mix is diverse and does not rely on a few industries or companies for employment opportunities. The top five industries by number of employees in each industry as a percentage of total employees within the County are as follows: Retail Trade 17%, Manufacturing 13%, Healthcare and Social Assistance 15%, Accommodation and Food Services 11%, and Local Government 12%. Retail Trade increased roughly 1%, while Accommodations and Food Service decreased slightly more than 1% as compared to the prior fiscal year. Goods producing industries represented 17.5% of the workforce, while service-providing industries represented 69% of the workforce. The balance of the workforce is employed by Government employers at the national, state and local government level representing 13.5%, with roughly 87% of these employed at the local government level.



Financial Planning and Policies

Debt Management

As of September 30, 2020, total debt for Coweta County is $21,630,000, of that the General Obligation Debt of the county was $12,695,000. Also included in the total debt is Certificates of Participation in the amount of $8,935,000. The 2016 General Obligation refunding bonds will be repaid by 2029. The Airport Authority Notes Payable balance was $444,808. The total debt of the County is $22.1 million. The County's debt limit is approximately $581 million as of September 30, 2020. The net debt applicable to the debt limit as a percentage of the limit is approximately 2.05%. During FY 2021, $1,230,000 and $355,000 of principal payments are scheduled for the 2016 GO Refunding bonds and the 2018 Certificates of Participation (COPS). The 2016 GO Refunding bonds are callable on March 1, 2026 and the 2018 COPS are callable on September 1, 2028. The net debt applicable to the debt limit for the County remains very low.

Credit Rating

Coweta County's credit rating from Moody's is Aa2 and from Standard & Poor's is AA+. The County has a fiscally conservative budgeting process, and maintenance of adequate financial reserves is a primary goal.

Sales Taxes

The current SPLOST, or Special Purpose Local Option Sales Tax, had 21 months of collections as of September 30, 2020. SPLOST is a 1% sales tax that provides funds for capital needs related to the Fire and Rescue Department, Emergency Management Agency, Sheriff, Recreation and Transportation projects. SPLOST funds are collected by the County and shared with the municipalities in the County based on allocation percentages agreed to an intergovernmental agreement. Approximately 80% of the County SPLOST funds will be used to fund transportation projects. The first collection of the current SPLOST was in January 2019 and last collection of the current SPLOST is scheduled for December 2024. The LOST, or Local Option Sales Tax, was renewed with all the municipalities in 2012 and is in effect for 10 years. The LOST is a 1% sales tax that provides funds for maintenance and operations of the government. Sales tax collections for FY 2020 were nearly 13% more than prior year.

Fund Balance

Coweta County strives to maintain fund balance at levels recommended by the Government Finance Officers Association (GFOA). Fund balance in the General Fund is approximately $29 million, which is approximately 35% of actual expenditures in FY 2020. Fund balance increased in FY 2020 primarily because of better than expected revenue growth in Sales and TAVT taxes. GFOA guidelines recommend 3 to 6 months of fund balance, or between 25% and 50%, of expenditures in reserve. The current fund balance is well within the recommended guidelines.

Major Projects & Initiatives Completed in 2020

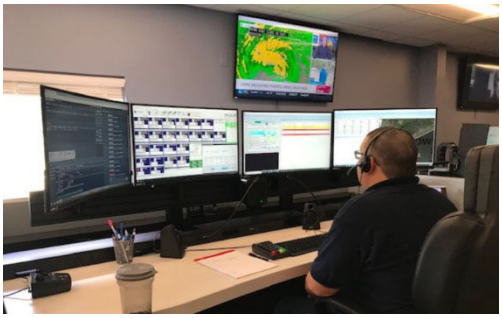
Transportation projects and improvements, including roadway maintenance, continue to remain a primary focus for Coweta County. In 2020, transportation expenditures were nearly $15 million for projects that were completed or are still in progress. About $7.2 million of the total spend was for general road maintenance and paving projects, including full depth reclamation, throughout the county. A total of 25 miles of roadway rehabilitation and resurfacing was completed in along county roads and subdivision streets.



Other significant transportation projects completed in 2020 include the Corinth Road/Belk Road/Smokey Road intersection improvement, as well as the intersection improvement at US Highway 29 and Edgeworth Road at the Madras Community Center, and the traffic signal upgrade at State Route 154 and Lower Fayetteville Road.



Construction of the County's Public Works Administration Building began in 2019 and was substantially completed in 2020. When completed, the combined cost of the Public Works Administration Building and the Fleet Services Maintenance building was nearly $10 million and financed through a Certification of Participation debt issued through the ACCG (Association of County Commissioners of Georgia).



During 2020, the E-911 Center was refurbished to allow for growth of operations, upgrade and enhancement of technology as well as modernize the interior of the building.



Madras Recreation Center renovation and construction began in 2018. The facility is the original Madras Middle School campus in north central Coweta County. The restoration of the gym and grounds improvements, including passive recreation, playground, outdoor restrooms, and walking trails, were all completed. The refurbishment of the old classroom building continues to progress. It is scheduled to be completed in 2021. This facility will serve as a community center.

Major initiatives 2021 and beyond

Improving and maintaining our local transportation infrastructure continues to be a major initiative for Coweta County. As previously mentioned, SPLOST 2019 was approved by voters in 2017 and is the primary funding source for transportation projects. Our Comprehensive Transportation Plan (CTP) features roadway rehabilitation and resurfacing programs as the most significant transportation project spend planned. The total spend for roadway rehabilitation projects is projected to be in excess of $10 million in 2021. A total of 33 miles of roadway rehabilitation and resurfacing is scheduled along county roads and subdivision streets.

There are quite a few projects under construction or advertised for bids. The projects in the construction phase currently include the Shaw Road at Pete Road Intersection improvement in support of the new middle school on Shaw Road, the State Route 16 at Old Hwy 54 Intersection improvement, the Turkey Creek Road at Southeast Newnan Bypass traffic signal construction, and the Chattahoochee Regional Greenway Trail at the State Park.

Projects that have been currently advertised for bid include Holbrook Bridge over Sandy Creek bridge replacement, McIntosh Trail over Keg Creek bridge replacement, and Minnie Sewell Road Bridge over Yellow Jacket Creek bridge replacement. Right of way acquisition continues for the Gordon Road Bridge removal over Central of Georgia railroad, Nixon Road paving project, State Route 16 at State Route 54 GDOT traffic circle, and Sullivan Road widening and improvement.

Awards and Acknowledgements

The Coweta County Finance Department again received the Certificate of Achievement for Excellence in Financial Reporting from the Government Finance Officers Association.

Library System Director Jimmy Bass continues to serve as the President of the Georgia Council of Public Libraries, which is the organization that represents all 63 library systems in the State of Georgia.

Cindy Brown, Coweta County Superior Court Clerk, won the ECLAT Award from the Superior Court Clerks Association of Georgia. ECLAT stands for Exception Commitment, Leadership, Accomplishment and Teamwork award. Brown began her career in the Coweta Superior Court Clerk's Office in 1986 and was elected clerk in 2001.

In 2020, the Coweta County Fire Rescue Department won Emergency Management Services (EMS) Service of the Year for Georgia Region 4. They were also awarded the American Heart Association Gold Plus Award for STEMI Care, as well as named Regional Outstanding Behavioral Provider by the Department of Behavioral Health and Developmental Disabilities.

This Annual Report represents a significant cooperative effort between the County's Finance Department and our independent auditor, Nichols, Cauley & Associates, LLC. Many thanks go to the department directors and staff for assistance and cooperation in contributing to this Annual Report. In addition, our sincerest appreciation goes to the Finance Department staff for their dedication and support in completing this report. Finally, our thanks go to the Board of

Commissioners for their support and for directing the fiscal affairs of the County in a progressive and responsible manner.

Respectfully submitted,



Michael Fouts
County Administrator



Hans Wilson
County Finance Director

Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

Coweta County Georgia

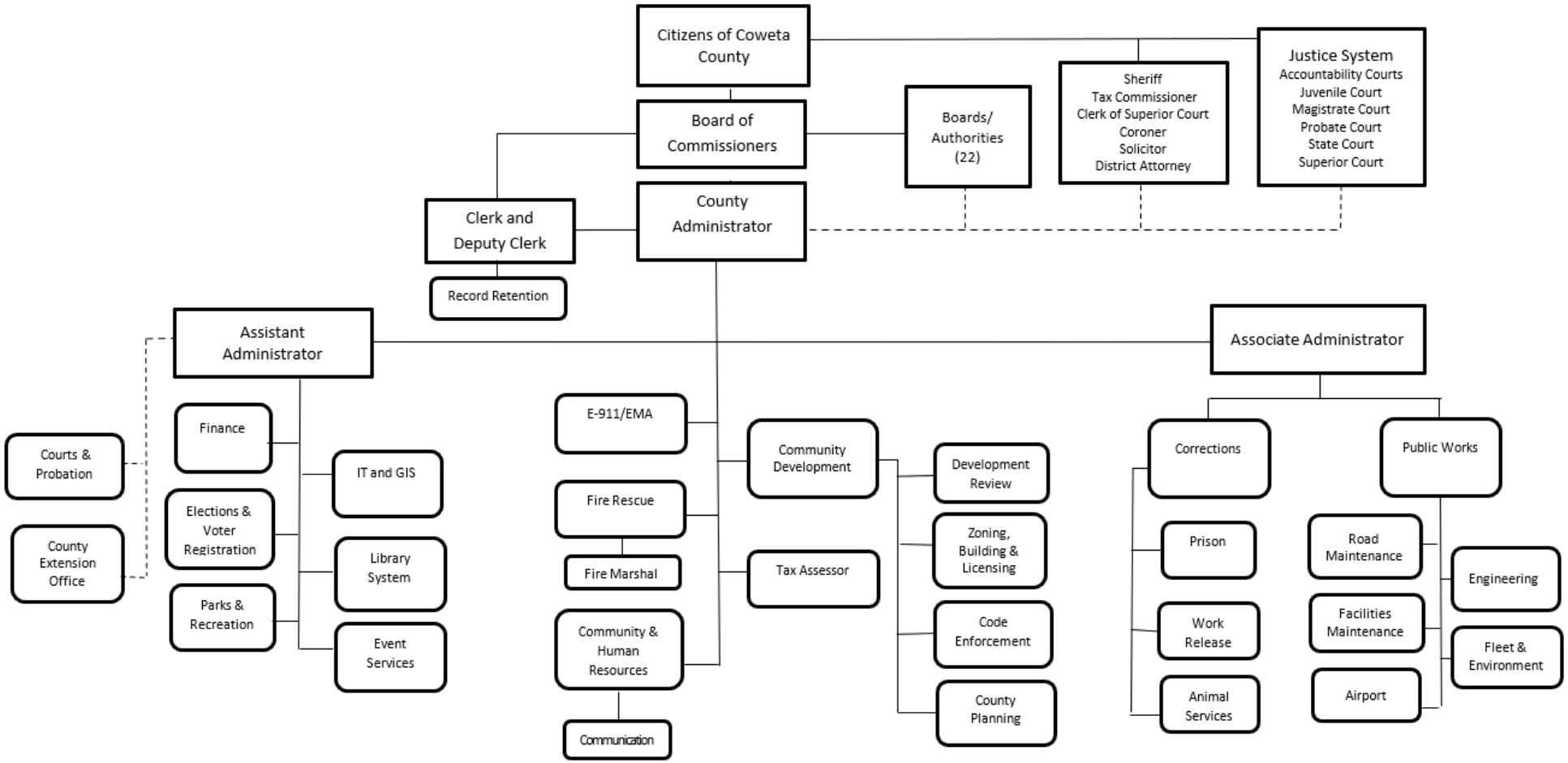
For its Comprehensive Annual
Financial Report
For the Fiscal Year Ended

September 30, 2019

Christopher P. Morrill

Executive Director/CEO

ORGANIZATIONAL CHART
COWETA COUNTY, GEORGIA



Officials of Coweta County, Georgia

As of September 30, 2020

Legislative Branch

BOARD OF COMMISSIONERS

Paul Poole, Chairman – District 1
Tim Lassetter, Commissioner - District 2
Bob Blackburn, Commissioner - District 3
Rodney Brooks, Commissioner - District 4
Al Smith, Commissioner - District 5

COMMISSION STAFF

Shannon Zerangue, Clerk
Frances Collins, Deputy Clerk

Executive Branch

ADMINISTRATION	
County Administrator	Michael Fouts
Associate County Administrator	Edward Whitlock
Assistant County Administrator	Kelly Mickle

DIRECTORS	
Community and Human Resources Director	Patricia Palmer
Finance Director	Hans Wilson
Parks and Recreation Director	Jim Gay
Community Development Director	Jonathan Amason
Public Works Director	Tod Handley
Corrections Director	Bill McKenzie
Engineering Director	Bob Palmer
Facilities Management Director	Mike Johnson
Fire and Rescue Chief	Deron P. Wilson
Event Services Director	Tray Baggarly
Library Services Director	Jimmy Bass
State Court Clerk	Sheila Echols
Environmental Services Director	Matt Lovett
Road Maintenance Director	Ryan Phillips
Adult Probation Chief	Jeff Rogers
Elections and Voter Registration Director	Jane Scoggins
911 and Emergency Management Director	Michael Terrell
Airport Manager	Calvin Walker
Chief Tax Assessor	Mike Marchese
Accountability Courts	Jennifer Barnett
Juvenile Court	Lisa Barton

COWETA COUNTY

FINANCIAL SECTION

The financial section includes the independent auditor's report on the financial statement audit, the Management's Discussion and Analysis (MD&A), which provides a narrative introduction, overview and analysis of the financial statements, and the basic financial statements including footnotes, combining and individual fund presentations and supplementary information.

NICHOLS, CAULEY & ASSOCIATES, LLC
1300 Bellevue Avenue
Dublin, Georgia 31021
478-275-1163 FAX 478-275-1178
dublin@nicholscauley.com

INDEPENDENT AUDITOR'S REPORT

Coweta County Board of Commissioners
Coweta County, Georgia
Newnan, Georgia

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of Coweta County, Georgia, (the County), as of and for the year ended September 30, 2020, and the related notes to the financial statements, which collectively comprise the County'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 did not audit the financial statements of the Coweta County Water and Sewerage Authority, which represents 90 percent, 89 percent, and 86 percent, respectively, of the assets, net position, and revenues of the discretely presented component units. Those financial statements were audited by other auditors whose report thereon has been furnished to us, and our opinion, insofar as it relates to the amounts included for the Coweta County Water and Sewerage Authority, is based solely on the report of the other auditors. 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 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, based on our audit and the report of the other auditors, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the County, as of September 30, 2020, and the respective changes in the financial position and, where applicable, cash flows thereof, and the respective budgetary comparison for the General Fund and Fire District Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, and required supplementary information, as listed in the table on contents, on pages 30 through 46 and 100 through 105 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise Coweta County, Georgia's basic financial statements. The combining and individual fund statements and schedules, the Schedule of Projects Constructed with Special Purpose Local Option Sales Tax, as required by the Official Code of Georgia 48-8-121, and the Schedule of Expenditures of Federal Awards, as required by the audit requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, *Uniform Administrative Requirements Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance), as listed in the table of contents, are presented for purposes of additional analysis and are not a required part of the basic financial statements. The introductory and statistical sections are also presented for purposes of additional analysis and are not a required part of the basic financial statements.

The combining and individual fund statements and schedules, the Schedule of Projects Constructed with Special Purpose Local Option Sales Tax, and the Schedule of Expenditures of Federal Awards are the responsibility of management and were 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 by us and the other auditors. In our opinion, the combining and individual fund statements and schedules, the Schedule of Projects Constructed with Special Purpose Local Option Sales Tax, and the Schedule of Expenditures of Federal Awards are fairly stated in all material respects in relation to the basic financial statements as a whole.

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

Coweta County Board of Commissioners
Coweta County, Georgia

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated June 11, 2021 our consideration of the County's internal control over financial reporting and 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 the 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 County's internal control over financial reporting and compliance.

Nichols, Cauley & Associates, LLC

Dublin, Georgia
June 11, 2021

COWETA COUNTY

MANAGEMENT'S DISCUSSION AND ANALYSIS

Management's Discussion and Analysis (MD&A) is a narrative introduction, overview and analysis of the basic financial statements prepared by the Finance Director.

MANAGEMENT'S DISCUSSION AND ANALYSIS

Within this section of the comprehensive annual financial report for Coweta County (the County), the County's management is pleased to provide this narrative discussion and analysis of the financial activities of the County for the fiscal year ended September 30, 2020. Within the context of the accompanying financial statements and disclosures following this section, the County's financial performance is discussed and analyzed. Readers should also review the basic financial statements and notes to enhance their understanding of the Government's financial performance.

2020 FINANCIAL HIGHLIGHTS

- The County's assets and deferred outflows of resources exceeded its liabilities and deferred inflows of resources by $251.5 million (total net position) as of September 30, 2020.
- Total net position is comprised of the following:
  (1) Net investment in capital assets of $322.5 million, include infrastructure, property and equipment, net of accumulated depreciation, and reduced for outstanding debt related to the purchase or construction of capital assets.
  (2) Net position of $24.5 million is restricted by constraints imposed from outside the County, such as debt covenants, grantors, laws, or regulations.
  (3) Unrestricted net position reflects a deficit of $95.5 million.
- The County's governmental funds reported total ending fund balance of $54.0 million at September 30, 2020. This compares to the prior year ending fund balance of $45.4 million an increase of $8.6 million during the current year. Of this amount, the increase in fund balance in the general fund was $9.3 million. Actual revenues were above budgeted revenue by $7.2 million, and actual expenditures were below budgeted expenditures by approximately $960,000. The increase in fund balance in the Fire District was $2.0 million. Fire District revenues exceeded budget by approximately $3.7 million, of which CARES Act Funding accounts for $2.5 million. The fire district expense was $1.4 million in excess of the original budget which $1.3 million was OT and Hazard pay in relation to COVID. SPLOST fund increased in fund balance by $600 thousand which was the result of SPLOST revenues in excess of expenditures, primarily the result of the timing of capital projects and purchases. As part of the Coweta County Fiscal Year 2020 budget, the County chose to fund capital expenditures with an appropriation to the Capital Expenditures fund of $2.8 million. Additional amounts appropriated to the capital expenditures fund included insurance proceeds and grant funds related to capital project and purchases. The fund balance in the E-911 fund was reduced by nearly $30,000 due to revenues below budget and gradually increasing operating costs.
- At the end of the current fiscal year, the unassigned fund balance for the General Fund was $27.4 million or 33.3% of total General Fund expenditures and transfers out.
- Overall, the County continues to maintain a strong financial position.

The above financial highlights are explained in more detail in the "financial analysis" section of this document.

OVERVIEW OF THE FINANCIAL STATEMENTS

This Management's Discussion and Analysis document introduces the County's basic financial statements. The basic financial statements include: (1) government-wide financial statements, (2) fund financial statements, and (3) notes to the basic financial statements. The County also includes in this report additional information to supplement the basic financial statements. Comparative data is presented to allow comparison to the prior fiscal year.

Government-wide Financial Statements

The County's annual report includes two government-wide financial statements. These statements provide both long-term and short-term information about the County's overall financial status. Financial reporting at this level uses a perspective similar to that found in the private sector with its basis in accrual accounting and elimination or reclassification of activities between funds.

The first of these government-wide statements is the *Statement of Net Position.* This is the government-wide statement of position presenting information that includes all of the County's assets and liabilities, with the difference reported as *net position.* Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the County as a whole is improving or deteriorating. Evaluation of the overall health of the County would extend to other nonfinancial factors such as diversification of the taxpayer base or the condition of County infrastructure, in addition to the financial information provided in this report.

The second government-wide statement is the *Statement of Activities*, which reports how the County's net position changed during the current fiscal year. All current year revenues and expenses are included regardless of when cash is received or paid.

An important purpose of the design of the statement of activities is to show the financial reliance of the County's distinct activities or functions on revenues provided by the County's taxpayers.

Both government-wide financial statements distinguish governmental activities of the County principally supported by taxes from business-type activities intended to recover all or a significant portion of their costs through user fees and charges. Governmental activities include general government, judicial, public safety, public works, recreation and culture, housing and development, and public health and welfare. Business-type activities include solid waste activities and EMS.

The government-wide financial statements are presented on pages 47 and 48 of this report.

Fund Financial Statements

A fund is an accountability unit used to maintain control over resources segregated for specific activities or objectives. The County uses funds to ensure and demonstrate compliance with finance-related laws and regulations. Within the basic financial statements, fund financial statements focus on the County's most significant funds rather than the County as a whole. Major funds are separately reported while all others are combined into a single, aggregated presentation. Individual fund data for non-major funds is provided in the form of combining statements in a later section of this report.

The County has three kinds of funds:

Governmental Funds are reported in the fund financial statements and encompass the same functions reported as governmental activities in the government-wide financial statements. However, the focus is very different with fund statements providing a distinctive view of the County's governmental funds. These statements report short-term fiscal accountability focusing on the use of spendable resources and balances of spendable resources available at the end of the year. They are useful in evaluating annual financing requirements of governmental programs and the commitment of spendable resources for the near-term.

Since the government-wide focus includes the long-term view, comparisons between these two perspectives may provide insight into the long-term impact of short-term financing decisions. Both the governmental fund balance sheet and the governmental fund operating statement provide a reconciliation to assist in understanding the differences between these two perspectives.

The basic governmental fund financial statements are presented on pages 49 to 54 of this report.

Individual fund information for non-major governmental funds is found in combining statements in a later section of this report.

Proprietary Funds are reported in the fund financial statements and generally report services for which the County charges customers a fee. The County's proprietary funds are classified as two enterprise funds and one internal service fund. The enterprise fund essentially encompasses the same function reported as business-type activities in the government-wide statements. The internal service fund is reported as part of the governmental activities at the government-wide financial reporting level.

The basic proprietary fund financial statements are presented on pages 55 to 57 of this report.

Fiduciary Funds (i.e., the agency funds) are reported in the fiduciary fund financial statements but are excluded from the government-wide reporting. Fiduciary fund financial statements report resources that are not available to fund County programs. These funds are used primarily by the County's constitutional officers, as well as the County's pension trust.

The basic fiduciary fund financial statement is presented on page 58 and 59 of this report.

Notes to the Basic Financial Statements

The accompanying notes to the basic financial statements provide information essential to a full understanding of the government-wide and fund financial statements. The notes to the basic financial statements begin on page 62 of this report.

Required Supplementary Information

In addition to the basic financial statements and accompanying notes, this report also presents certain required supplementary information concerning the Group Pension Plan for Employees of Coweta County, Georgia and post-employment health insurance benefits. Required supplementary information can be found on pages 100 to 105 of this report.

Supplementary Information

As discussed, the County reports major funds in the basic financial statements. The supplementary information section of this report, beginning on page 106, contains combining and individual fund statements and schedules for non major funds, as well as the Library System, Airport Authority and Development Authority.

FINANCIAL ANALYSIS OF THE COUNTY AS A WHOLE

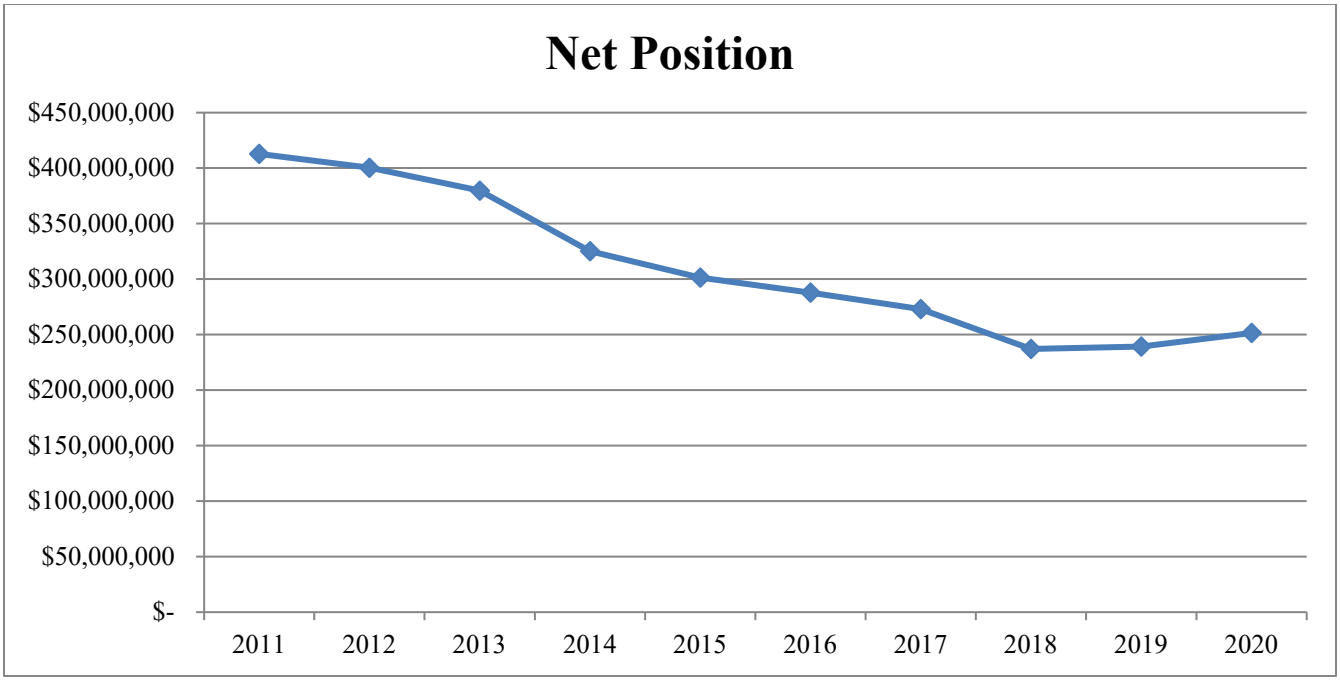
The County's net position at fiscal year-end is $251.5 million. The following table provides a summary of the County's net position.

Summary of Net Position

	Governmental Activities		Business-type Activities		Total	
	2020	**2019**	**2020**	**2019**	**2020**	**2019**
Assets:						
Current assets	$ 64,106,376	$ 57,448,073	$ 2,643,395	$ 2,133,824	$ 66,749,771	$ 59,581,897
Non-current assets	339,311,456	333,513,625	1,817,859	2,278,959	341,129,315	335,792,584
Total assets	403,417,832	390,961,698	4,461,254	4,412,783	407,879,086	395,374,481
Deferred Outflows of Resources -						
Deferred outflows	27,934,683	16,744,017	2,455,920	1,909,090	30,390,603	18,653,107
Liabilities:						
Current liabilities	11,495,273	13,634,437	364,087	474,228	11,859,360	14,108,665
Long-term liabilities	129,752,731	125,189,941	10,029,621	9,336,963	139,782,352	134,526,904
Total liabilities	141,248,004	138,824,378	10,393,708	9,811,191	151,641,712	148,635,569
Deferred Inflows of Resources -						
Deferred inflows	32,641,381	24,096,533	2,479,771	2,076,563	35,121,152	26,173,096
Net Position:						
Net investment in capital assets	320,715,785	315,822,305	1,817,859	2,278,959	322,533,644	318,101,264
Restricted	24,483,592	25,212,442	-	-	24,483,592	25,212,442
Unrestricted	(87,736,247)	(96,249,943)	(7,774,164)	(7,844,840)	(95,510,411)	(104,094,783)
Total net position	$257,463,130	$244,784,804	$ (5,956,305)	$ (5,565,881)	$251,506,825	$239,218,923

The County's net position increased approximately $12.3 million, including business type activities. Total assets increased by approximately $12.5 million. Current assets increased $7.2 million, primarily as a result of a $5.7 million increase in cash and investments from governmental activities. A few key drivers of the increase were, property taxes, $1.1 million, as well as $3.46 million increase in TAVT, countered by a $1.54 million decrease in ad valorem taxes. The County also received $4.1 million in CARES Act federal grant funds due to the pandemic. Total liabilities increased $3.0 million. Long-term liabilities increased $5.3 million, primarily due to an increase of $4.5 million in governmental activities. The key driver of this change is the net pension liability increased $1 million while the Net OPEB liability increased $5 million. Current liabilities decreased $2.1 million in governmental activities, due primarily to a decrease in accounts payable and retainage payable in the SPLOST fund. Finally, deferred outflows increased $11.7 million, primarily related to a $12.9 million increase in deferred outflows related to OPEB in governmental activities and the change in assumptions. Deferred inflows increased $8.9 million, primarily related to an increase in deferred inflows related to other post-employment benefits, the difference between expected and actual experience in governmental activities.

The following chart reports the County's total net position balances from fiscal year 2011 - 2020.



Current assets in governmental activities increased in fiscal year 2020 by $6.7 million and for business-type activities increased $510,000. Current liabilities decreased $2.1 million for governmental activities and for business-type activities decreased $110,000. The County continues to maintain high current ratios. The current ratio compares current assets to current liabilities and is an indication of the ability to pay current obligations. The current ratio for governmental activities is 5.6 to 1 at September 30, 2020, as compared to 4.2 to 1 at September 30, 2019. For the business type activities, the current ratio was 7.3 to 1 at September 30, 2020, as compared to 4.5 to 1 at September 30, 2019. The quick ratio is a more conservative number because it does not include items not readily convertible to cash. The quick ratio for governmental activities is 4.5 to 1 and business type activities is 7.4 to 1 at September 30, 2020. The working capital ratio is $52.6 million for governmental activities and $2.3 million for business type activities at September 30, 2020. This ratio is defined as current assets – current liabilities and is a measure of organizational efficiency and short-term financial health. The financial solvency ratio, defined as total assets – total liabilities, is $262.2 million for governmental activities and $(5.9 million) for business type activities. Debt to total assets, defined as total liabilities divided by total assets, is another solvency ratio. For governmental activities, that ratio is 35.0% in FY 2020 versus 35.5% in FY 2019. For business type activities, the ratio is 222.3% in FY 2019 and 233% in the FY 2020.

Long term liabilities associated with pension and other post-employment benefits obligations in the business-type activities will be funded from the General Fund.

The County reported a positive balance in net position for governmental activities at $257.5 million. For business-type activities, net position is now a negative balance of $(6 million). During 2020, net position increased $12.7 million for governmental activities and decreased $390,000 for business-type activities. Long-term retirement liabilities, including both pension and other post-employment benefits obligations, have a significant impact on the net position of both governmental activities and business-type activities.

Note that approximately 84.1% of the governmental activities' total assets are comprised of capital assets. The County uses these capital assets to provide services to its citizens.

The following table provides a summary of the County's changes in net position at September 30, 2020 and 2019:

Summary of Changes in Net Position

	Governmental Activities		Business-type Activities		Total	
	2020	**2019**	**2020**	**2019**	**2020**	**2019**
Revenues:						
Program:						
Charges for services and fines	$ 21,166,109	$ 18,135,856	$ 4,187,264	$ 4,457,733	$ 25,353,373	$ 22,593,589
Operating grants and contributions	5,813,012	1,399,563	1,300,153	113,407	7,113,165	1,512,970
Capital grants and contributions	17,877,125	13,597,989	-	-	17,877,125	13,597,989
General:						
Property taxes	58,484,682	55,073,846	-	-	58,484,682	55,073,846
Sales taxes	45,574,448	40,358,780	-	-	45,574,448	40,358,780
Insurance premium taxes	6,355,034	5,982,974	-	-	6,355,034	5,982,974
Real estate recording taxes	2,966,577	2,214,898	-	-	2,966,577	2,214,898
Other taxes	2,631,579	2,446,348	-	-	2,631,579	2,446,348
Gain (loss) on sale of capital assets	-	(11,118)	-	-	-	(11,118)
Investment earnings	285,187	322,309	-	-	285,187	322,309
Miscellaneous	-	15,600	-	-	-	15,600
Total revenues	161,153,753	139,537,045	5,487,417	4,571,140	166,641,170	144,108,185
Program Expenses:						
General government	25,490,107	23,841,253	-	-	25,490,107	23,841,253
Judicial	11,192,130	11,089,538	-	-	11,192,130	11,089,538
Public safety	59,022,122	55,872,330	-	-	59,022,122	55,872,330
Public works	35,300,124	31,854,825	-	-	35,300,124	31,854,825
Public health and welfare	1,562,042	311,438	-	-	1,562,042	311,438
Recreation and culture	6,512,053	6,646,108	-	-	6,512,053	6,646,108
Housing and development	4,863,339	3,442,172	-	-	4,863,339	3,442,172
Interest and fiscal charges	712,311	709,031	-	-	712,311	709,031
EMS	-	-	7,832,128	7,035,823	7,832,128	7,035,823
Solid waste	-	-	1,866,912	1,160,720	1,866,912	1,160,720
Total expenses	144,654,228	133,766,695	9,699,040	8,196,543	154,353,268	141,963,238
Revenues over (under) expenses	16,499,525	5,770,350	(4,211,623)	(3,625,403)	12,287,902	2,144,947
Transfers	(3,821,199)	(3,360,251)	3,821,199	3,360,251	-	-
Change in net position	12,678,326	2,410,099	(390,424)	(265,152)	12,287,902	2,144,947
Beginning net position	244,784,804	242,374,705	(5,565,881)	(5,300,729)	239,218,923	237,073,976
Ending net position	$257,463,130	$244,784,804	$ (5,956,305)	$ (5,565,881)	$251,506,825	$239,218,923

Governmental Activity Revenues

Coweta County is heavily reliant on both property taxes and sales taxes to support governmental operations. Total revenues were $161.2 million which was an increase of $21.6 million or 15.5% compared to 2019. Property taxes provided 36.3% in fiscal year 2020 compared to 39.5% of total revenues in fiscal year 2019, and sales and use taxes provided 28.3% of total revenues in fiscal year 2020 as compared to 28.9% in fiscal year 2019. Property taxes overall were up $3.4 million comprised mostly of an increase to title ad valorem taxes, Local Option Sales Tax collections were up $2 million while SPLOST collections increased $3.2 million, over the prior year.

Insurance premium taxes increased approximately $372,000. The insurance premium tax has steadily increased by approximately 7% over the last several years as more persons and property are insured and the economy improves and as the population of Coweta County has increased. The insurance premium tax is allocated to the counties and municipalities annually based on county (unincorporated areas) and cities (incorporated areas) population as a percentage of overall state population.

Charges for services and fines increased approximately $3 million or 16.7% compared to 2019. Of this amount, approximately $1.3 million was from increased Superior Court Recordings and $205,000 was from an increase in state court fines.

Operating grants vary from year to year. In total, operating grant revenue in 2020 increased from 2019 by $4.4 million, mostly attributable to an increase of federal grant revenue. This was mostly due to $4.1 million received for CARES ACT Funds distributed to counties based on population in response to the COVID-19 pandemic. Capital grants and contributions saw a increased $4.3 million., which is partially associated with the timing and funding of construction of the Adult and Adolescent Crisis Center. This increase was a combination of previous years Pathways Project contributions of $4.3 million adjusted by $340 thousand, CDBG Grant, and the change in capital contributions from donated roads of $8 million between 2019 and 2020.

Transfers were $3.8 million in fiscal year 2020, which is comprised of several transfers that were new in 2020, or occurred in 2019 by not 2020, these netted to $461 thousand. Of this, EMS increased $658 thousand.

Governmental Activity Expenses

Total program expenses were $144.7 million which was an increase of 10.9 million or 8.1% compared to 2019. General Government expenditures increased $1.6 million due to an increase of $972 thousand in SPLOST payments to municipalities as a result of an overall increase in SPLOST revenue, as well as an increase of $472 thousand increase in pre 65 retiree costs, and $156 thousand increase in building and property insurance. Judicial expense as well as recreation and culture expense remained relatively flat between fiscal years, as these expense categories were significantly impacted by the COVID-19 pandemic to include temporary closures, limited hours, and canceling programs. Public safety expense in fiscal year 2020 increased nearly $3.1 million compared to fiscal year 2019. There were several items that comprised this increase, however, increased salary and benefit costs in the Sheriff's Office and the Fire Rescue Department were the primary factors. This included special pay for front line workers serving during the pandemic. Accounting for approximately $1.1 million of this amount was in relation to increased pension and OPEB costs. Public works expense increased $3.4 million over the prior fiscal year, with $2.9 million of the increase attributed to pension and OPEB cost increases. OPEB costs increased due to the significant decrease in the actuarial discount rate. Public Health and Welfare expenses increased $1.3 million, which $900 thousand are pension and OPEB cost increases. Housing and Development increased $1.4 million, of which $525 thousand was due to increased costs associated with Safebuilt Inc., who the County contracts with for building inspections. Since the contract fees are determined by the number of inspections, a corresponding increase in building inspection revenues was also realized. Other expenditures included capital appropriation and project funding match for the Airport Authority, early payoff of the County's participation in the University of West Georgia Newnan Campus Project, and payment of taxes collected on behalf of the new Explore Newnan Coweta Destination Marketing Organization. Interest and fiscal charges were essentially the same as the 2018 Certificates of Participation debt service expense was in the second full year of the amortization schedule.

Note that program revenues covered just 31% of governmental operating expenses for 2020 and 24.8% for 2019. This means that the taxpayers and the County's other general revenues normally fund approximately 69% of the governmental activities, primarily from property and sales taxes. As a result, the general economy and the success of local businesses have a major impact on the County's revenue streams.

The following table presents the cost of each of the County's programs, including the net cost (i.e., total cost less revenues generated by the activities). The net cost illustrates the financial burden that was placed on the County's taxpayers by each of these functions.

	Governmental Activities			
	Total Cost of Services	**Percentage of Total**	**Net Cost of Services**	**Percentage of Total**
General government	$ 25,490,107	17.6%	$ 18,641,160	18.7%
Judicial	11,192,130	7.7%	5,027,233	5.0%
Public safety	59,022,122	40.8%	47,279,067	47.4%
Public works	35,300,124	24.4%	19,250,755	19.3%
Public health and welfare	1,562,042	1.1%	1,562,042	1.6%
Recreation and culture	6,512,053	4.5%	6,405,107	6.4%
Housing and development	4,863,339	3.4%	920,307	0.9%
Interest and fiscal charges	712,311	0.5%	712,311	0.7%
Total	$ 144,654,228	100.0%	$ 99,797,982	100.0%

There are no significant changes in the percentage of total that each functional category represents.

Business-Type Activities

Business-type activities are the activities of the County that render services to the general public on a user charge basis. The business-type activities include the EMS fund and Solid Waste Authority. Fiscal Year 2020 marks the fourth full year that EMS activities have been accounted for in a separate enterprise fund. Prior to 2017, EMS was a function within the General Fund.

EMS Fund - Overall operating revenues in 2020 were $2.9 million, which was a 5.9% decrease from 2019, while operating expenses were $7.8 million, which is a 11.3% increase from 2019. The decrease in operating revenue was due to the effects of COVID-19 pandemic and EMS call and transport volumes. EMS expense exceeded prior year by about $800 thousand, due to increased payroll and benefit costs including health insurance and pension costs. Overtime and hazard pay exceeded prior year because of the pandemic the county received CARES ACT funding in fiscal year 2020 with $1.15 million allocated to the EMS Fund. The Hospital Authority donated $125,000 in 2020 for the purchase of a new medic unit. A budgeted monthly appropriation is made from the General fund in order to cover any expense in excess of revenues as well as any annual capital needs.

Solid Waste Authority - Overall operating revenues were $1.25 million compared to $1.5 million during fiscal year 2019. The decrease in operating revenue is the result of a decrease of $366 thousand in operating revenue from the Transfer Station, which was destroyed by fire during the fiscal year, partially offset by insurance proceeds of $260 thousand. Operating expenses were up from $1.2 million in 2019 to $1.87 million in 2020 due to expense of loss of building.

FUND ANALYSIS

Governmental Funds

Governmental funds are reported in the fund statements with a short-term inflow and outflow of spendable resources. This information is useful in assessing resources available at the end of the year in comparison with upcoming financing requirements. Governmental funds reported ending fund balances of $54 million compared to $45.3 million in 2019, which was an increase of $8.6 million. The General fund reported an increase of $9.4 million in fund balance. The Fire District fund reported an overall increase in fund balance of $2.0 million. The SPLOST fund balance increased approximate $600 thousand primarily due to an increase in collections of $3.2 million, as well as the timing of capital projects and purchases.

The Fire District fund reported an increase of $2.0 million primarily due to a number of reasons. CARES Act funding of approximately $2.5 million was allocated to the fund for salary and benefit reimbursement of front-line workers during the COVID-19 pandemic. Expenditures were $105,000 over the prior year due to additional positions added during the year related to the COVID-19 pandemic, which resulted in increased overtime, health insurance and pension costs. Hazard pay also contributed to the increased expenditures. These expenditures were partially offset by increased revenue from district property taxes in excess of the prior year and a budgeted appropriation from the general fund.

Fund balance in the special capital projects fund decreased $3.1 million between fiscal year 2019 and 2020. The primary reason for this is for capital outlay for projects in progress within the fund, specifically the Public Works Administration building, which accounts for approximately $2.9 million or 92.3% of the decrease. The remainder are project expenditures related to the Pathways community mental health building projects. The Public Works Division headquarters project is funded through the 2018 Certificate of Participation debt issue, while the Pathways project is primarily funded by the Coweta County Hospital Authority. The only revenue in the fund is related to investment income on the certificates held in trust which amounted to roughly $70 thousand in fiscal year 2020.

Non-major fund balances decreased $164 thousand, including an increase in fund balance of $181 thousand in Nonmajor capital expenditure funds and a decrease in fund balance of $345 thousand in Nonmajor special revenue funds, including Hotel Motel Tax, E911, Date, Law Library, and CCSO Programs. The increase in the Capital expenditures fund is due to the halt in spending as a result of COVID-19 pandemic and timing of purchases, resulting in a rollover of funds to 2020.

Total Governmental funds ending unassigned fund balance is $27.4 million, indicating availability for continuing County service delivery requirements. The unassigned fund balance ratio at 33.3% of General Fund annual expenditures and transfers out remains within GFOA guidelines.

Restricted fund balances include $24.5 million set aside for future purchases and debt service payments. There is $16.1 million in fund balance restricted for SPLOST capital projects. The remaining restricted fund balance is attributable to special revenue funds which are restricted for specified purposes, including debt service. There is approximately $815 thousand restricted to debt service on the fire bonds. There is $970 thousand in the General fund comprised primarily of $710 thousand in court fees restricted for victim witness programs. There is $2.9 million in restricted funds in the Special capital projects fund comprised primarily of the proceeds of the 2018 Certificates of Participation to be used for construction of a public works administration building and a fleet maintenance facility. Finally, there is $1.5 million in restricted funds combined from nonmajor special revenue funds, including $637 thousand in Sheriff's programs, $413 thousand in Drug Abuse Treatment Education (DATE) funds, and $354 thousand in E911 funds.

Major Governmental Funds

General Fund - The General Fund is the County's primary operating fund and the largest source of day-to-day service delivery. The General Fund's fund balance increased by $9.4 million. The ending unassigned fund balance represents the equivalent of 33.3% of annual expenditures and transfers out.

General Fund real and personal property taxes increased $1.1 million or 3.3% primarily due to growth in the digest. Local option sales tax (LOST) increased by $2 million or 12.9% a trend that continues into fiscal year 2021. TAVT revenues during 2020 were $7.3 million, which is an increase of $3.5 million or 90.7% from 2019. TAVT revenues continue strong results into fiscal year 2021 with a 22% increase over year to date fiscal year 2020 results and could potentially exceed 30% by fiscal year end. Insurance premium taxes were $6.4 million, an increase of $372,000 and 6.2% over 2019. The insurance premium tax is levied on all policies sold in the State and is allocated and distributed to counties and municipalities based upon population.

License and permits revenue category increased $921 thousand or 26.4% in fiscal year 2020 compared to 2019. Building permit revenue accounted for $818 thousand or 88.9% of this amount.

Intergovernmental revenue increased $1.6 million primarily due to $1.6 million in CARES Act grant funding and $342 thousand from CDBG grant funds, offset by a decrease of $330 thousand in other federal grant funds. State grant revenues remained flat compared to the prior fiscal year.

Total charges for services in fiscal year 2020 increased $384 thousand. The most significant revenue variances were increases from guard reimbursement of $449 thousand, prisoner per diem $97 thousand, and commissions from tax commissioner office of $70 thousand. These amounts were offset by decreases of $209 thousand for all recreation revenue sources combined and $36 thousand for all accountability court revenue sources combined, which include the Drug, DUI, Veterans and Family Treatment courts.

Fines and forfeitures revenues totaled $5.9 million, which was an increase of $1.5 million compared to fiscal year 2019. This increase was primarily from Superior Court recording revenue of $1.3 million and $205 thousand of State Court paid fines and fees.

Transfers in category revenue decreased $927 thousand compared to prior year. Hotel Motel taxes transferred in were effectively unchanged at $243 thousand. Miscellaneous revenues increased $275 thousand with the pension plan forfeitures and other miscellaneous revenues accounting for $200 thousand of this amount.

Additionally, the General fund transferred a total of $7.1 million to other funds including $2.8 million to the Capital Expenditures fund for capital projects and purchases in 2020, $3.2 million to the EMS fund and $350 thousand to the Fire District fund to cover expenses in excess of operating revenues, and $698 thousand appropriation to the Special Capital Projects fund for debt service payments.

General fund expenditures are $4.7 million or 6.7% more than those of fiscal year 2019. The increase was primarily due to the COVID-19 pandemic response, such as hazard pay, overtime, and supplies. The increase in expenditures is also comprised of $156 thousand for building and property insurance, $158 thousand from Community and Human Resources department, $317 thousand from the Elections department, and $472 thousand in pre-65 retiree insurance.

Judicial expenditures increased by $115 thousand or 1.2%, which remained relatively flat as compared to 2019. Due to the COVID-19 pandemic, the State of Georgia ordered jury trials on hold throughout the remainder of the fiscal year. Some court departments experienced minimal downtime and had an increase in expenditures from 2019, while some court departments incurred lower expenditures versus 2019.

Public safety functional expenditures were $33.6 million in fiscal year 2020, which was a 1.8 million increase over the prior year. Most public safety expenditures are included such as Sheriff and related departments, Correctional Institute, Adult Probation, Emergency Management, and Coroner. The Fire department is in its on own district and supported by its own tax district. As a result of increased staffing and salary and benefit increases due to the COVID-19 pandemic, the Emergency

Management department exceeded prior year by $79 thousand, Jail department $112 thousand, School Resource Officer, $201 thousand, Correctional Institute $308 thousand, work release center $99 thousand and the Sheriff's department $848 thousand.

Public works expenditures increased $818 thousand compared to fiscal year 2019. The majority of the increase is from the Road department for software purchase of $69 thousand, salary and benefits of $171 thousand and $417 thousand of grant expense.

Public health and welfare expenditures decreased by $137 thousand or 48.2%. The 5311 Transit department moved into its own fund for fiscal year 2020. In fiscal year 2020, this department incurred $507 thousand in expenditures.

Recreation and culture expenditures decreased by $197 thousand or 3.6% compared to fiscal year 2019. Due to the closures of facilities or program cancellations, the Recreation department was able to decrease expenditures by $359 thousand due to less materials and facility upkeep and maintenance, which was partially offset by planned increase in the Library budget for matching project funds and capital expenditures of $178 thousand. The Library branches were also affected by the COVID-19 pandemic to include temporary closures early on and then reduced hours late in the fiscal year.

Housing and Development expenditures increased $1.2 million or 38.6% versus the prior year. Nearly half of this increase was because of the contract services increase over prior year, which is tied to an increase of building permit revenues. Additionally, appropriations to the Development authority to complete the County's commitment to the University of West Georgia Newnan campus project ahead of schedule and local grant matching requirements for Airport Authority projects.

Fire District Fund

The Fire District fund is utilized to account for Fire Rescue department operations. Fire District Fund revenues were $18.4 million, which was $2.8 million more than fiscal year 2019. Of this increase, $2.5 million was CARES Act funding allocated to this fund. Fire District tax and related revenues exceeded prior year by $262 thousand, which was the net effect of $168 thousand increase in Superior Court Intangibles tax, an increase of $639 thousand in Fire District taxes, and decrease of $532 thousand in Fire Bond District taxes. Fire District Fund expenditures increased $105 thousand in fiscal year 2020 to $16.8 million. Operating expenditures, mostly salary and benefit expenditures, increased over $1.1 million compared to fiscal year 2019. This was offset by no capital purchases in the fund in fiscal year 2020 compared to $1.0 million in the prior year.

SPLOST Fund

The SPLOST fund is utilized to account for the proceeds of a special purpose local option sales tax. The SPLOST provides capital funding for various projects approved via referendum of the voters of Coweta County. The fund balance is restricted for current and future capital projects. During 2020, SPLOST fund balance increased $597 thousand primarily due to an increase in collections of $3.2 million, as well as the timing of capital projects and purchases.

SPLOST tax revenues were $28.2 million, as a result of increased tax collections due to more retail purchases being made within the county and fewer purchases made out of the county than in a normal year. Secondly, a large national retailer made an adjustment with the State of Georgia that covered a period of several years, which was realized in the month of August 2020. State transportation grant funding was roughly $400 thousand more than in fiscal year 2019.

SPLOST expenditures for paving were roughly the same between fiscal year 2019 and 2020, however, more projects were completed during 2020 in the amount of $5.4 million. Some of the major components of this year to year increase were Road department contracted services $3.0 million and vehicles of $500 thousand, Public Safety Communications project $1.3 million, Sheriff's department vehicles $1.0 million, Fire Department vehicles $600 thousand and $470 thousand in Ambulance purchases.

Proprietary Funds

Proprietary fund statements share the same focus as the government-wide statements, reporting both short-term and long-term information about financial status. The business-type activities analysis above discusses the County's enterprise funds.

GENERAL FUND BUDGETARY HIGHLIGHTS

Differences between the original budget and final amended budget by function:

	Original Budget	Final Budget	Actual	Variance
General government	$ 15,614,116	$ 15,594,110	$ 14,969,604	$ 624,506
Judicial	10,459,792	10,461,677	9,752,753	708,924
Public safety	33,621,984	33,650,984	33,614,471	36,513
Public works	7,220,973	7,537,683	7,198,728	338,955
Public health and welfare	353,012	148,132	147,905	227
Recreation and culture	5,316,821	5,316,821	5,214,948	101,873
Housing and development	3,439,915	4,520,460	4,365,932	154,528
Transfers out	7,070,550	7,070,550	7,070,550	-
Total	$ 83,097,163	$ 84,300,417	$ 82,334,891	$ 1,965,526

Total government expenditures exceeded budgets by $610 thousand. A major reason that expenditures were below budget was a result of adjusting to the Covid-19 pandemic. Departments were asked not to spend on non-essential items where possible including but not limited to the elimination of nearly all travel to conferences and schools. These cost savings were partially offset by the decision to authorize hazard pay to first responders as well as support staff that worked during the pandemic.

General Government functional expenditures were below the original budget by $645 thousand primarily due to the Insurance department and Public Buildings department with $338 thousand and $206 thousand decreases respectively. Other departments with material favorable variances included Tax Commissioner, General County, Finance, and Information Technology. The Elections department exceeded budget by $264 thousand in fiscal year 2020. As a result of the Covid-19 pandemic, mail in voting was required in the primary election and optional in other elections in 2020. This process increased costs of postage, printing, election supplies and election workers. The most significant Election department expenditure was $135 thousand of workers compensation costs.

Judicial functional expenditures were $707 thousand less than the original budget. Most Judicial departments came in under budget in 2020 because the State of Georgia did not allow jury trials once the state of emergency was declared in the state. In fact, jury trials did not restart until calendar year 2021. The most significant favorable variances included the Magistrate Court, Courts department on the Drug lab which were $277 thousand, $128 thousand, and $97 thousand below budget respectively. The main Judicial departments over budget were State Court Tech fees department $27 thousand, Juvenile department $28 thousand, and Victim Witness Solicitor department at $50 thousand. State Court Tech and Victim Witness departments both use restricted cash as a funding mechanism and can use accumulated amounts from prior years if current year funds cannot cover all expenditures.

Public Safety functional expenditures were lower than the original budget by only $8 thousand. Jail expenditures were down nearly $374 thousand as a result of lack of jury trials and time periods where low level and low risk offenders were not housed due to COVID-19 protocols to lower the daily census and prevent infection in the inmate population. Payroll, health insurance, and food and groceries were the most favorable expenditures below budget. School Resource Officers expenditures were $199 thousands overbudget due primarily to personnel costs. The Correctional Institute exceeded the original budget by $199 thousand due to unfavorable variances with payroll and payroll related costs. The Emergency Management department was $147 thousand unfavorable to budget primarily because of payroll, healthcare costs, pension costs and emergency plans.

Public Works functional expenditures were below the original budget by $22 thousand. Departments overbudget requiring amendments include the Equipment expense department $6 thousand, Community Development department $5 thousand, Development Engineering Stormwater department $11 thousand, Monitor Wells department $64 thousand and the Road department, $186 thousand, which included CDBG pass through grant expense for the Water and Sewer Authority. The Fleet Maintenance department, Engineering & Development department and Road Construction departments were under budget by $109 thousand, $105 thousand, and $74 thousand respectively. The Engineering & Development department was under budget because of payroll and health insurance costs, while the Fleet Maintenance and Road Construction departments were below budget as a result of reduced activities during the COVID-19 pandemic.

Public Health and Welfare functional expenditures were below budget by $205 thousand in fiscal year 2020. This was because the 5311 Transit department was transitioned into its own fund.

Recreation and Culture functional expenditures were $102 thousand lower than the fiscal year 2020 budget. The primary drivers of favorable variances were the Recreation department, which has most of the payroll and benefits for this functional area, and the Senior Center department, were $294 thousand and $60 thousand respectively below budget. The COVID-19 pandemic resulted in the cancellation of the summer camp, as well as other programs, in which program costs and seasonal workers budgeted were not needed. There were departments that were over budget mostly attributable to grounds maintenance, building repair and maintenance, and utilities across multiple recreation facilities, such as Leroy Johnson Park, Andrew Bailey Park, Central Fields, and Whitlock Park, respectively.

Housing and Development functional expenditures exceeded budget in fiscal year 2020 by $926 thousand. This was comprised of $594 thousand from the Building department, Airport Authority at $326 and the Development Authority at $161 thousand. The Building department variance corresponds to increase building inspections and associated revenue as the contractor expense is a percentage of each permit value, and the overages with the Authorities are related to appropriations for capital expenditures and local participation on construction projects.

The Fire District fund functional expenditures were over budget by $1.4 million primarily comprised of $945 thousand for payroll overtime, $350 thousand for hazard pay associated with COVID 19, and $260 thousand for health insurance. These significant overages were partially offset by payroll below budget $255 thousand as well as numerous other expenditure items such as maintenance, equipment, and training below budget. The Fire Department Part-time department functional expenditures exceeded budget by $50 thousand. The Fire Department Bond department functional expenditures were $5 thousand over budget, which was the result of annual fees associated with the 2016 General Obligation Refunding issue.

Fund 40, the 5311 Transit Fund, was established in fiscal year 2020. Since the budget was established during fiscal year 2020, there were several budget amendments necessary. Revenue budget adjustments for items over budget include $250 thousand for State Grants, $83 thousand for 5311 reimbursement revenues. Transit expenditure budget amendments for items under budget include of $30 thousand for gasoline expenditures, $8 thousand for maintenance contracts, transportation grant expense of $341 thousand and $2 thousand for repairs and maintenance expense.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

The County's investment in capital assets, net of accumulated depreciation, for governmental and business-type activities as of September 30, 2020, was $339.3 million and $1.8 million, respectively. The change in this net investment was approximately a 1.7% increase for governmental activities and a 20.2% decrease for business-type activities. See Note 3-D for additional information about changes in capital assets during the fiscal year and outstanding at the end of the year.

Non-depreciable assets, Land and Construction in Progress, decreased approximately $4.7 million, while depreciable assets increased slightly more than $30 million. Land increased a net of $32 thousand, which was the net of accepted versus abandoned County roads right of way (ROW). While $12.9 million was added to non-depreciable assets, roughly $17.6 million was capitalized, with nearly all of this being from the construction in progress category, of which, roads made up $8.7 million.

The following table provides a summary of capital asset activity:

Capital Assets

	Governmental Activities		Business-Type Activities		Total	
	2020	**2019**	**2020**	**2019**	**2020**	**2019**
Non-depreciable assets:						
Land	$ 29,757,906	$ 29,725,951	$ -	$ -	$ 29,757,906	$ 29,725,951
Construction in progress	12,436,992	17,179,113	1,569	-	12,438,561	17,179,113
Total non-depreciable	42,194,898	46,905,064	1,569	-	42,196,467	46,905,064
Depreciable assets:						
Buildings and improvements	165,857,411	156,907,250	-	1,063,539	165,857,411	157,970,789
Machinery and equipment	37,843,096	35,705,182	3,851,579	3,696,631	41,694,675	39,401,813
Vehicles	24,981,243	22,283,848	3,021,541	2,551,893	28,002,784	24,835,741
Infrastructure	547,930,040	531,001,456	-	-	547,930,040	531,001,456
Total depreciable assets	776,611,790	745,897,736	6,873,120	7,312,063	783,484,910	753,209,799
Less accumulated depreciation	479,495,232	459,289,175	5,056,830	5,033,104	484,552,062	464,322,279
Book value - depreciable assets	297,116,558	286,608,561	1,816,290	2,278,959	298,932,848	288,887,520
Percentage depreciated	61.7%	61.6%	73.6%	68.8%	61.8%	61.6%
Total Assets	$ 339,311,456	$ 333,513,625	$ 1,817,859	$ 2,278,959	$ 341,129,315	$ 335,792,584

At September 30, 2020, the depreciable capital assets for governmental activities were 61.7% depreciated. This compares to 61.6% at September 30, 2019. The comparison indicates the County is replacing its assets at roughly the same level as they are depreciating. All categories of depreciable assets for governmental activities increased, with buildings and improvements and infrastructure accounting for most of the increase. With the County's business type activities, 73.6% of the asset values were depreciated at September 30, 2020 compared to 68.8% at September 30, 2019. This is primarily because the transfer station of the landfill sustained fire damage and was a total loss.

With respect to Governmental Activities, the buildings category increased $9.0 million from 2019, mostly due to the completion of the Crisis Stabilization Center project, which accounted for $6.7 million of the increase. The other significant project was the completion of the E911 Center renovation project in the amount of $1.8 million. Machinery and Equipment increased slightly more than $2.1 million net of disposals. Significant additions included the E-911 MCC 7500e consoles at $1.4 million, Accela Software Program for the Community Development department at $387 thousand, and Superior Court courtrooms technology at $339 thousand. The vehicles category added $3.6 million, offset by disposals of $384 thousand. Of particular note, were CAT Dump Truck and Ford F-550 Bucket Truck for the Road department which combined were $507 thousand, a Sutphen Pumper Fire Truck at $599 thousand, and various Sheriff vehicles totaling nearly $1.4 million. Infrastructure assets increased to $547.9 million, which was the net effect of additions of $8.5 million, disposals of $7.0 million, and $15.4 million in donated roads, mostly from residential subdivisions. Major subdivision road donations included the subdivisions Arbor Springs, Twelve Parks, Barnsley Farms, Grove Park, Genesee, and Creekrise. Approximately $2.2 million of this total were donated roads were from the Bridgeport Industrial Park and East Aviation way at the Airport.

With respect to Business-Type activities, the buildings category decreased $1.1 million, primarily because of the loss of the Solid Waste Authority transfer station. Machinery and Equipment category increased approximately $155 thousand which included items such as Steel Top Loader with Top Load and Rear Hopper, along with two Power Pro Ambulance stretchers, two defibrillator monitors, and two Lucas Chest Compression systems. The Vehicles category increased $470 thousand primarily composed of two 2021 Ford Ambulances. There were no disposals in the Business Type activity category.

Debt

The following table reports debt balances at September 30, 2020 and 2019:

Outstanding Borrowings

	Governmental Activities		Business-Type Activities		Total	
	2020	2019	2020	2019	2020	2019
General obligation bonds	$ 12,695,000	$ 13,895,000	$ -	$ -	$ 12,695,000	$ 13,895,000
Certificates of participation	8,935,000	9,280,000	-	-	8,935,000	9,280,000
	$ 21,630,000	$ 23,175,000	$ -	$ -	$ 21,630,000	$ 23,175,000

Debt is comprised of principal on 2016 General Obligation Bonds of $12,695,000 and principal on the 2018 Certificates of Participation of $8,935,000. The County maintains an "Aa2" rating from Moody's Investors Service Inc, and a "AA+" rating from Standard & Poor's.

See Note 3-H for additional information about the County's long-term debt.

A SUMMARY OF THE ECONOMIC CONDITIONS AFFECTING THE COUNTY

The economic outlook for Coweta County in fiscal year 2021

- The unemployment rate in Coweta is 6.0% at September 30, 2020, which is lower than both the State of Georgia at 6.5% and the United States at 7.8%. Coweta County saw a net job loss of approximately 2.4%, which is due to COVID pandemic lockdowns and restrictions. During fiscal year 2020, the monthly unemployment rate in the County was as low as 3% and as high as 13%. The unemployment rate moderated to 5.5% due in part to easing of State restrictions and an increase in new business in the County.
- Local Option Sales Tax (LOST) increased in fiscal year 2020 by nearly $2 million or 12.9% over the prior year. This marks four continuous years of increases over the prior fiscal year, and by slightly larger percentages each year. Through the first half of fiscal year 2021, sales tax collections are nearly 17% higher than at the same period in fiscal year 2020, which will project to an annual increase of nearly $500 thousand more than the prior fiscal year.
- The County receives a greater percentage share of the Special Purpose Local Option Sales Tax (SPLOST) than LOST per the allocation agreement with the municipalities within the County. SPLOST 2019 is the current SPLOST, which runs for 6 years from January 2019 to December 2024. The County allocates roughly 80% of the County's share of SPLOST for transportation purposes, primarily for roadway rehabilitation and maintenance.
- Title Ad Valorem tax (TAVT) was enacted by the State of Georgia beginning in 2013 to replace sales taxes on the purchase of a vehicle and yearly ad valorem taxes. The tax is approximately 7% on title registration of new and used vehicles, with some exceptions built into the law for the percentage new state residents pay or transfer of title of vehicles to immediate family members. TAVT tax for fiscal year 2020 increased almost 91% over the prior fiscal year to nearly $7.3 million. This represents four continuous fiscal years of year over year increases over the prior year. .

- The property tax digest total valuation increased approximately $1 billion or 19.8% from 2019 to 2020, which is the net effect of a 21.7% increase in the unincorporated digest and an 16.2% increase in the incorporated digest. The digest value increased primarily because of the results from a 3-year residential revaluation project. Approximately two-thirds of the property tax digest value is in the unincorporated area. The forecast for fiscal year 2021 is for continued growth, as demand for new and used housing inventory is high and available inventory is low. Also, material costs are rising at rapid rates increasing housing prices. New phases to existing subdivisions are in progress or planned as are early phases of new subdivisions. Coweta County ensures quality growth with comprehensive land planning, commercial quality corridors, residential lot size and minimum square footage requirements.
- Residential building permits increased by 152 and $66 million in terms of numbers of permits and dollar value versus the prior year. There were 759 residential building permits totaling approximately $260 million. Non-residential building permits decreased by 7 versus the prior year, however, the dollar value of the permits increased $75 million. There were 31 non-residential permits that accounted for over $110 million in permit values.
- Businesses continued to locate or expand in Coweta County, even throughout the ongoing COVID-19 pandemic. Amazon.com occupied a new million square foot facility at the Cubes by Bridgeport development. Originally the company planned to hire 500 full time employees but has hired over 2,400 full time employees to date. The Cubes at Bridgeport is a 560-acre industrial mega-site located in southern Coweta County in close proximity to Interstate 85, railroad access and the Newnan Coweta County Airport. The development will eventually contain 11 industrial buildings of various sizes with over 8.5 million in square feet of planned space. Yamaha Motor Manufacturing Corporation hired an additional 100 full time employees in 2020 and has hired over 300 additional contract employees in 2021 to keep pace with demand. Hello Fresh, the largest meal-kit provider in the United States, recently acquired over 200 thousand square feet in the Shenandoah Industrial Complex for a facility that will eventually employ 750 persons. One million square foot warehouse developed by CH Industrial is under construction in the Coweta Industrial Park.
- Arbor Springs plaza is a planned 25-acre development near the intersection of US Highway 29 and Georgia Highway 154, which will be anchored by a Publix grocery store and 3 large outparcels. Fischer Marketplace near the intersection of Fischer Road and Georgia Highway 34 is a 40-acre development, which will have one anchor retail tenant as well as offices and other retail occupants. Several commercial developments are in various stages of completion around the county both in incorporated and unincorporated areas.
- Coweta County has a diverse industry and employer mix. Major industries include retail, healthcare, manufacturing, and accommodation and food services. The county is a regional hub for healthcare services, including Piedmont Newnan Hospital, Cancer Treatment Centers of America-Atlanta Hospital, Encompass Healthcare Rehabilitation Hospital, Pathways Center, Veterans Administration Clinic, along with numerous doctor's offices and clinics.
- In early 2021, the County occupied the new Public Work's Administration building on Selt Road. Construction was funded through the 2018 Certificates of Participation debt issue, which also funded the Fleet Maintenance building across the street from the headquarters which was completed in 2019. Also scheduled to be completed in 2021 is a new Transfer Station at the County Landfill which was completely destroyed in fiscal year 2020. The E911 Center remodeling and technology upgrade project was also completed in fiscal year 2020. Several other County building projects are being planned to meet the demands of a growing community.
- Transportation projects continue to be an important area of focus for the County. Nearly half of the projected expenditures are dedicated to roadway rehab and maintenance projects throughout the county. Other significant projects slated for fiscal year 2021 and beyond include Sullivan Road widening, State Route 54 at Old 85 Highway improvements, Shaw Road at Pete Road traffic circle for new middle school, Nixon Road project, and Amlajack Boulevard improvements in the Shenandoah Industrial Park.

In closing, Coweta County's population and economy grew in 2020 in spite of the effects of the national COVID-19 pandemic. While unemployment did spike in the spring of 2020, it has steadily declined since. Sales and Motor Vehicle tax receipts compared to the prior year actually grew and continue to grow into 2021, as the population grows and because more people are purchasing locally and opting to invest in home improvement projects and local recreation as a result of the pandemic, rather than travelling and spending funds outside the county. Community development activity continues to increase from planning and zoning applications to building permits and business licenses issued. The US Census Bureau will not issue updated County population figures until July 2021 for the 2020 Census, but it's expected the population will exceed 150,000. The County continues to plan and prepare for this growth through new and proposed transportation projects such as the Madras Connector project as well as connecting roads and improvements to existing roads. As the pandemic eases over the remainder of 2021, the County should continue to experience rapid growth and effectively manage it.

CONTACTING THE COUNTY'S FINANCIAL MANAGEMENT

This financial report is designed to provide a general overview of the County's finances, comply with finance-related laws and regulations, and demonstrate the County's commitment to public accountability. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Director of Finance, Coweta County, 22 East Broad Street, Newnan, Georgia 30263.



BASIC FINANCIAL STATEMENTS

The basic financial statements include the government-wide statement of net position and government-wide statement of activities which include all the primary government's governmental activities, business-type activities and component units. In addition, the basic financial statements include the fund financial statements and the notes to the financial statements.

Coweta County, Georgia
Statement of Net Position
September 30, 2020

	Primary Government			Component Units
	Governmental Activities	Business-type Activities	Total	
Assets				
Cash and cash equivalents	$ 39,204,002	$ 2,151,718	$ 41,355,720	$ 29,183,579
Restricted cash	5,404,086	-	5,404,086	117,210
Investments	6,065,107	-	6,065,107	53,223
Receivables:				
Accounts	1,031,849	531,720	1,563,569	2,962,327
Property taxes	520,973	-	520,973	-
Intergovernmental	11,134,008	-	11,134,008	-
Internal balances	122,227	(122,227)	-	-
Interest	4,310		4,310	-
Due from component units	290,194	-	290,194	-
Due from primary government	-	-	-	50,000
Inventory	279,720	82,184	361,904	472,163
Prepaid items	49,900	-	49,900	327,460
Net OPEB asset	-	-	-	102,556
Capital assets:				
Nondepreciable	42,194,898	1,569	42,196,467	11,910,498
Depreciable, net	297,116,558	1,816,290	298,932,848	155,738,646
Total Assets	403,417,832	4,461,254	407,879,086	200,917,662
Deferred Outflows of Resources				
Deferred charges on refunding	765,873	-	765,873	6,016,223
Deferred outflows related to pensions	13,432,532	1,471,276	14,903,808	801,476
Deferred outflows related to OPEB	13,736,278	984,644	14,720,922	693,202
Total Deferred Outflows of Resources	27,934,683	2,455,920	30,390,603	7,510,901
Liabilities				
Accounts payable	4,311,057	49,068	4,360,125	1,837,504
Accrued expenses	3,015,458	146,926	3,162,384	1,099,708
Accrued interest	49,686	-	49,686	244,182
Due to primary government	-	-	-	290,194
Due to component unit	50,000	-	50,000	-
Due to others	-	-	-	150
Amounts held in trust	-	-	-	9,001
Unearned revenue	-	-	-	5,067
Noncurrent liabilities:				
Due within one year -				
Long-term obligations	4,069,072	168,093	4,237,165	3,552,955
Due in more than one year:				
Long-term obligations	21,423,466	72,040	21,495,506	84,589,692
Landfill closure and postclosure	322,200	971,207	1,293,407	-
Net pension liability	33,257,756	3,628,191	36,885,947	2,883,509
Net OPEB liability	74,749,309	5,358,183	80,107,492	3,111,786
Total Liabilities	141,248,004	10,393,708	151,641,712	97,623,748
Deferred Inflows of Resources				
Deferred inflows related to pensions	3,740,959	408,130	4,149,089	152,397
Deferred inflows related to OPEB	28,900,422	2,071,641	30,972,063	1,505,362
Total Deferred Inflows of Resources	32,641,381	2,479,771	35,121,152	1,657,759
Net Position				
Net investment in capital assets	320,715,785	1,817,859	322,533,644	87,464,178
Restricted for:				
Captal outlay projects	19,016,765	-	19,016,765	-
Debt service	814,879	-	814,879	-
Education	-	-	-	2,127
DRIP program	-	-	-	115,083
Judicial programs	1,412,608	-	1,412,608	-
Public safety programs	3,181,189	-	3,181,189	-
Public transit programs	57,276	-	57,276	-
Health and welfare programs	875	-	875	946,001
Unrestricted (deficit)	(87,736,247)	(7,774,164)	(95,510,411)	20,619,667
Total Net Position	$ 257,463,130	$ (5,956,305)	$ 251,506,825	$ 109,147,056

See accompanying notes to the basic financial statements

Coweta County, Georgia
Statement of Activities
For the Year Ended September 30, 2020

Function/Program	Expenses	Program Revenues: Charges for Services and Fines	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions	Net (Expense) Revenue and Changes in Net Position: Primary Government: Governmental Activities	Primary Government: Business-type Activities	Primary Government: Total	Component Units
Primary Government								
Governmental Activities								
General government	$ 25,490,107	$ 3,738,957	$ 3,109,990	$ -	$ (18,641,160)	$ -	$ (18,641,160)	$ -
Judicial	11,192,130	6,164,897	-	-	(5,027,233)	-	(5,027,233)	-
Public safety	59,022,122	7,085,462	2,703,022	1,954,571	(47,279,067)	-	(47,279,067)	-
Public works	35,300,124	126,815	-	15,922,554	(19,250,755)	-	(19,250,755)	-
Public health and welfare	1,562,042	-	-	-	(1,562,042)	-	(1,562,042)	-
Recreation and culture	6,512,053	106,946	-	-	(6,405,107)	-	(6,405,107)	-
Housing and development	4,863,339	3,943,032	-	-	(920,307)	-	(920,307)	-
Interest and fiscal charges	712,311	-	-	-	(712,311)	-	(712,311)	-
Total Governmental Activities	144,654,228	21,166,109	5,813,012	17,877,125	(99,797,982)	-	(99,797,982)	-
Business-type Activities								
Solid Waste Disposal Facility	1,866,912	1,270,951	-	-	-	(595,961)	(595,961)	-
EMS	7,832,128	2,916,313	1,300,153	-	-	(3,615,662)	(3,615,662)	-
Total Business- type Activities	9,699,040	4,187,264	1,300,153	-	-	(4,211,623)	(4,211,623)	-
Total Primary Government	$ 154,353,268	$ 25,353,373	$ 7,113,165	$ 17,877,125	(99,797,982)	(4,211,623)	(104,009,605)	-
Component Unit								
Health Department	$ 1,736,256	$ 945,949	$ 941,209	$ -	-	-	-	150,902
Library System	2,623,328	21,660	2,539,627	6,659	-	-	-	(55,382)
Water and Sewerage Authority	24,817,684	31,214,619	115,083	5,683,725	-	-	-	12,195,743
Airport Authority	1,288,148	803,189	326,040	-	-	-	-	(158,919)
Development Authority	124,058	-	526,547	216	-	-	-	402,705
	$ 30,589,474	$ 32,985,417	$ 4,448,506	$ 5,690,600	-	-	-	12,535,049
		General Revenues						
		Property taxes			58,484,682	-	58,484,682	-
		Sales taxes			45,574,448	-	45,574,448	-
		Insurance premium taxes			6,355,034	-	6,355,034	-
		Real estate recording taxes			2,966,577	-	2,966,577	
		Other taxes			2,631,579	-	2,631,579	-
		Unrestricted investment earnings			285,187	-	285,187	379,364
		Net increase in the fair value of investments			-	-	-	166,578
		Miscellaneous			-	-	-	27,855
		Transfers			(3,821,199)	3,821,199	-	-
		Total General Revenues			112,476,308	3,821,199	116,297,507	573,797
		Change in Net Position			12,678,326	(390,424)	12,287,902	13,108,846
		Net Position Beginning of Year			244,784,804	(5,565,881)	239,218,923	96,038,210
		Net Position End of Year			$ 257,463,130	$ (5,956,305)	$ 251,506,825	$ 109,147,056

See accompanying notes to the basic financial statements

Coweta County, Georgia
Balance Sheet
Governmental Funds
September 30, 2020

	General Fund	Fire District	SPLOST	Special Capital Projects	Nonmajor Governmental Funds	Total Governmental Funds
Assets						
Cash and cash equivalents	$ 17,140,404	$ 2,349,370	$ 13,280,524	$ 321,482	$ 3,034,002	$ 36,125,782
Restricted cash	970,315	814,879	-	3,618,892	-	5,404,086
Investments	3,582,107	245,000	2,238,000	-	-	6,065,107
Receivables	9,383,003	116,350	2,581,629	-	593,916	12,674,898
Due from component units	306,178	-	-	-	-	306,178
Due from other funds	685,207	-	-	-	621	685,828
Inventory	279,720	-	-	-	-	279,720
Prepaid items	49,900	-	-	-	-	49,900
Total Assets	$ 32,396,834	$ 3,525,599	$ 18,100,153	$ 3,940,374	$ 3,628,539	$ 61,591,499
Liabilities, Deferred Inflows of Resources and Fund Balances						
Liabilities						
Accounts payable	$ 1,299,331	$ 63,184	$ 2,004,251	$ 555,408	$ 174,409	$ 4,096,583
Accrued expenditures	1,918,827	382,808	-	-	120,935	2,422,570
Due to component units	50,000	-	-	-	-	50,000
Due to other funds	-	-	621	463,482	99,498	563,601
Total Liabilities	3,268,158	445,992	2,004,872	1,018,890	394,842	7,132,754
Deferred Inflows of Resources						
Unavailable revenue	385,690	93,516	-	-	-	479,206
Fund Balances						
Nonspendable	329,620	-	-	-	-	329,620
Restricted	970,315	2,986,091	16,095,281	2,921,484	1,510,421	24,483,592
Assigned	-	-	-	-	1,723,758	1,723,758
Unassigned	27,443,051	-	-	-	(482)	27,442,569
Total Fund Balances	28,742,986	2,986,091	16,095,281	2,921,484	3,233,697	53,979,539
Total Liabilities, Deferred Inflows of Resources and Fund Balances	$ 32,396,834	$ 3,525,599	$ 18,100,153	$ 3,940,374	$ 3,628,539	$ 61,591,499

See accompanying notes to the basic financial statements

Coweta County, Georgia
Reconciliation of the Balance Sheet of Governmental Funds
to the Government-wide Statement of Net Position
September 30, 2020

Total Governmental Fund Balances		$ 53,979,539
Amounts reported for governmental activities in the statement of net position are different because:		
Capital assets used in governmental activities are not current financial resources and therefore are not reported in the funds.		
Cost of capital assets	$ 818,806,687	
Less accumulated depreciation	(479,495,231)	339,311,456
Other long-term assets are not available to pay for current-period expenditures and therefore are deferred in the funds.		
Property taxes	479,206	479,206
The deferred outflows of resources, deferred inflows of resources, and the net pension and OBEB liabilities relate to the County's pension and OPEB plan and are not expected to be liquidated with expendable financial resources and, therefore, are not reported in the funds.		
Deferred outflows related to pensions	13,432,532	
Deferred outflows related to OPEB	13,736,278	
Net pension liability	(33,257,756)	
Total OPEB obligation	(74,749,309)	
Deferred inflows related to pensions	(3,740,959)	
Deferred inflows related to OPEB	(28,900,422)	(113,479,636)
Long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental fund balance sheets but are reported on the government-wide statement of net position (exclusive of internal service funds).		
Interest payable	(49,686)	
Compensated absences payable	(3,521,617)	
Closure and postclosure care costs	(322,200)	
Bonds payable	(12,695,000)	
Certificates of participation	(9,275,921)	
Deferred loss on refunding	765,873	(25,098,551)
The internal service fund is used by management to charge the costs of the group health and workers' compensation to individual funds. The assets and liabilities of the internal service funds are included in the governmental activities column on the government-wide statement of net position.		2,271,116
Net Position of Governmental Activities		$ 257,463,130

See accompanying notes to the basic financial statements

Coweta County, Georgia
Statement of Revenues, Expenditures and Changes in Fund Balances
Governmental Funds
For the Year Ended September 30, 2020

	General Fund	Fire District	SPLOST	Special Capital Projects	Nonmajor Governmental Funds	Total Governmental Funds
Revenues						
Taxes	$ 71,185,085	$ 15,851,561	$ 28,240,386	$ -	$ 518,967	$ 115,795,999
Licenses and permits	4,413,361	-	-	-	-	4,413,361
Intergovernmental	2,933,183	2,517,438	2,051,547	-	481,117	7,983,285
Charges for services	6,568,474	-	-	-	3,422,396	9,990,870
Fines and forfeitures	5,866,597	-	-	-	423,101	6,289,698
Investment earnings	121,070	35,872	73,527	69,456	4,167	304,092
Contributions and donations	2,891	-	-	-	31,890	34,781
Miscellaneous	389,606	21,911	161,580	-	158,733	731,830
Total Revenues	91,480,267	18,426,782	30,527,040	69,456	5,040,371	145,543,916
Expenditures						
Current						
General government	14,969,604	-	-	-	-	14,969,604
Judicial	9,752,753	-	-	-	151,643	9,904,396
Public safety	33,614,471	15,341,767	-	-	3,953,110	52,909,348
Public works	7,198,728	-	-	-	-	7,198,728
Public health and welfare	147,905	-	-	-	506,673	654,578
Recreation and culture	5,214,948	-	-	-	-	5,214,948
Housing and development	4,365,932	-	-	-	371,984	4,737,916
Intergovernmental	-	-	8,896,529	-	-	8,896,529
Capital Outlay	-	-	21,033,884	3,199,386	2,763,998	26,997,268
Debt Service						
Principal retirement	-	1,200,000	-	345,000	-	1,545,000
Interest and fiscal charges	-	283,785	-	365,233	-	649,018
Total Expenditures	75,264,341	16,825,552	29,930,413	3,909,619	7,747,408	133,677,333
Excess (Deficiency) of Revenues Over (Under) Expenditures	16,215,926	1,601,230	596,627	(3,840,163)	(2,707,037)	11,866,583
Other Financing Sources (Uses)						
Transfers in	242,956	350,000	-	697,650	2,785,832	4,076,438
Transfers out	(7,070,550)	-	-	-	(242,956)	(7,313,506)
Total Other Financing Sources (Uses)	(6,827,594)	350,000	-	697,650	2,542,876	(3,237,068)
Net Change in Fund Balances	9,388,332	1,951,230	596,627	(3,142,513)	(164,161)	8,629,515
Fund Balances Beginning of Year	19,354,654	1,034,861	15,498,654	6,063,997	3,397,858	45,350,024
Fund Balances End of Year	$ 28,742,986	$ 2,986,091	$ 16,095,281	$ 2,921,484	$ 3,233,697	$ 53,979,539

See accompanying notes to the basic financial statements

Coweta County, Georgia
Reconciliation of the Statement of Revenues, Expenditures and Changes
in Fund Balances of Governmental Funds to the Government-wide Statement of Activities
For the Year Ended September 30, 2020

Net Changes In Fund Balances - Total Governmental Funds		$ 8,629,515
Amounts reported for governmental activities in the statement of activities are different because:		
Governmental funds report capital outlays as expenditures on the governmental fund type operating statement. However, in the government-wide statement of activities, the cost of those assets is allocated over their estimated useful lives as depreciation expense. This is the amount by which depreciation expense exceeded capital outlay in the current period.		
Depreciation expense	$ (28,628,345)	
Capital outlay	19,624,348	(9,003,997)
The net effect of various miscellaneous transactions involving capital assets (i.e. sales, trade-in, and donations) is to decrease net position:		
Capital assets transferred to EMS fund	(584,131)	
Net book value of capital assets disposed	(28,913)	(613,044)
Revenues reported in the government-wide statement of activities that do not provide current financial resources are not reported as revenues at the fund financial reporting level.		
Donated assets	15,414,872	
Deferred at 09/30/20	479,206	
Deferred at 09/30/19	(284,914)	15,609,164
Debt proceeds provide current financial resources to governmental funds, but issuing debt increases long-term liabilities in the Statement of Net Position. Repayment of long-term debt principal is reported as an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the government-wide statement of net position.		
Repayment of principal	1,545,000	1,545,000
Some expenses reported in the statement of activities do not require the use of financial resources and therefore are not reported as expenditures in governmental funds. These expenses are:		
Change in net pension liability and related deferred inflows/outflows of resources	(206,808)	
Change in total OPEB liability and related deferred inflows/outflows of resources	(3,079,012)	
Change in compensated absences	(371,885)	
Change in closure and postclosure costs	(38,430)	
Change in accrued interest payable	2,864	
Amortization of deferred charges on refundings	(85,097)	
Amortization of bond premiums	18,940	(3,759,428)
The internal service fund is used by management to charge the costs of group health insurance to individual funds. The net revenue (expense) of certain activities of the internal service fund is reported with governmental activities.		271,116
Change In Net Position of Governmental Activities		$ 12,678,326

See accompanying notes to the basic financial statements

Coweta County, Georgia
General Fund
Statement of Revenues, Expenditures and
Changes in Fund Balances - Budget (GAAP) and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Taxes	$ 66,928,443	$ 67,443,983	$ 71,185,085	$ 3,741,102
Licenses and permits	3,415,000	4,009,000	4,413,361	404,361
Intergovernmental	1,038,195	1,354,905	2,933,183	1,578,278
Charges for services	6,847,350	6,847,350	6,568,474	(278,876)
Fines and forfeitures	4,382,450	4,382,450	5,866,597	1,484,147
Investment earnings	125,625	125,625	121,070	(4,555)
Contributions and donations	10,000	10,000	2,891	(7,109)
Miscellaneous	76,500	76,500	389,606	313,106
Total Revenues	82,823,563	84,249,813	91,480,267	7,230,454
Expenditures				
Current				
General government	15,614,116	15,594,110	14,969,604	624,506
Judicial	10,459,792	10,461,677	9,752,753	708,924
Public safety	33,621,984	33,650,984	33,614,471	36,513
Public works	7,220,973	7,537,683	7,198,728	338,955
Public health and welfare	353,012	148,132	147,905	227
Recreation and culture	5,316,821	5,316,821	5,214,948	101,873
Housing and development	3,439,915	4,520,460	4,365,932	154,528
Total Expenditures	76,026,613	77,229,867	75,264,341	1,965,526
Excess of Revenues Over Expenditures	6,796,950	7,019,946	16,215,926	9,195,980
Other Financing Sources (Uses)				
Transfers in	273,600	273,600	242,956	(30,644)
Transfers out	(7,070,550)	(7,070,550)	(7,070,550)	-
Total Other Financing Sources (Uses)	(6,796,950)	(6,796,950)	(6,827,594)	(30,644)
Net Change in Fund Balances	$ -	$ 222,996	9,388,332	$ 9,165,336
Fund Balances Beginning of Year			19,354,654	
Fund Balances End of Year			$ 28,742,986	

See accompanying notes to the basic financial statements

Coweta County, Georgia
Fire District Fund
Statement of Revenues, Expenditures and
Changes in Fund Balances - Budget (GAAP) and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Taxes	$ 15,715,109	$ 16,155,109	$ 15,851,561	$ (303,548)
Intergovernmental	-	-	2,517,438	2,517,438
Investment earnings	42,000	42,000	35,872	(6,128)
Miscellaneous	3,000	3,000	21,911	18,911
Total Revenues	15,760,109	16,200,109	18,426,782	2,226,673
Expenditures				
Current				
Public safety	13,907,975	15,352,475	15,341,767	10,708
Debt Service				
Principal retirement	1,200,000	1,200,000	1,200,000	-
Interest and fiscal charges	279,195	284,195	283,785	410
Total Expenditures	15,387,170	16,836,670	16,825,552	11,118
Excess (Deficiency) of Revenues Over (Under) Expenditures	372,939	(636,561)	1,601,230	2,237,791
Other Financing Sources (Uses)				
Transfers in	350,000	350,000	350,000	-
Net Change in Fund Balances	$ 722,939	$ (286,561)	1,951,230	$ 2,237,791
Fund Balances Beginning of Year			1,034,861	
Fund Balances End of Year			$ 2,986,091	

See accompanying notes to the basic financial statements

Coweta County, Georgia
Proprietary Funds
Statement of Net Position
September 30, 2020

	Business-type Activities			Governmental Activites
	Solid Waste Disposal Facility	EMS	Total	Internal Service Fund
Assets				
Current Assets				
Cash and cash equivalents	$ 947,236	$ 1,204,482	$ 2,151,718	$ 3,078,220
Receivables:				
Accounts	6,500	525,220	531,720	-
Other	-	-	-	258
Inventories	-	82,184	82,184	-
Total Current Assets	953,736	1,811,886	2,765,622	3,078,478
Noncurrent Assets				
Capital assets not being depreciated	1,569	-	1,569	-
Capital assets, net of accumulated depreciation	418,367	1,397,923	1,816,290	-
Total Noncurrent assets	419,936	1,397,923	1,817,859	-
Total Assets	1,373,672	3,209,809	4,583,481	3,078,478
Deferred Outflows of Resources				
Deferred outflows related to pensions	136,247	1,335,029	1,471,276	-
Deferred outflows related to OPEB	121,862	862,782	984,644	-
Total Deferred Outflows of Resources	258,109	2,197,811	2,455,920	-
Liabilities				
Current Liabilities				
Accounts payable	37,023	12,045	49,068	169,045
Due to other funds	-	122,227	122,227	-
Accrued expenses	14,437	132,489	146,926	-
Claims payable	-	-	-	638,317
Compensated absences payable	9,972	158,121	168,093	-
Total Current Liabilities	61,432	424,882	486,314	807,362
Long-term Liabilities (net of current portion)				
Net pension liability	337,337	3,290,854	3,628,191	-
Total OPEB liability	663,141	4,695,042	5,358,183	-
Compensated absences payable	4,274	67,766	72,040	-
Closure and postclosure care costs	971,207	-	971,207	-
Total Long-term Liabilities	1,975,959	8,053,662	10,029,621	-
Total Liabilities	2,037,391	8,478,544	10,515,935	807,362
Deferred Inflows of Resources				
Deferred inflows related to pensions	48,184	359,946	408,130	-
Deferred inflows related to OPEB	256,391	1,815,250	2,071,641	-
Total Deferred Inflows of Resources	304,575	2,175,196	2,479,771	-
Net Position				
Investment in capital assets	419,936	1,397,923	1,817,859	-
Unrestricted (deficit)	(1,130,121)	(6,644,043)	(7,774,164)	2,271,116
Total Net Position	$ (710,185)	$ (5,246,120)	$ (5,956,305)	$ 2,271,116

See accompanying notes to the basic financial statements

Coweta County, Georgia
Proprietary Funds
Statement of Revenues,
Expenses and Changes in Net Position
For the Year Ended September 30, 2020

	Business-type Activities			Governmental Activites
	Solid Waste Disposal Facility	**EMS**	**Total**	**Internal Service Fund**
Operating Revenues				
Charges for services	$ 1,251,636	$ 2,935,628	$ 4,187,264	$ 14,663,804
Total Operating Revenues	1,251,636	2,935,628	4,187,264	14,663,804
Operating Expenses				
Personnel services	369,046	6,630,119	6,999,165	-
Administration	-	75,967	75,967	2,976,137
Claims and excess premiums	-	-	-	11,417,225
Closure and postclosure	125,047	-	125,047	-
Supplies	40,469	269,013	309,482	-
Other services and charges	446,178	281,620	727,798	-
Depreciation	98,690	499,284	597,974	-
Repairs and maintenance	298,192	76,125	374,317	-
Total Operating Expenses	1,377,622	7,832,128	9,209,750	14,393,362
Operating Income (Loss)	(125,986)	(4,896,500)	(5,022,486)	270,442
Nonoperating Revenue				
Interest and investment revenue	-	-	-	674
Private grants	-	125,000	125,000	-
Intergovernmental	-	1,175,153	1,175,153	-
Loss on disposal of capital assets	(489,290)	-	(489,290)	-
Total Nonoperating Revenue	(489,290)	1,300,153	810,863	674
Net Income (Loss) Before Contributions and Transfers	(615,276)	(3,596,347)	(4,211,623)	271,116
Capital contributions (Note 3-E)	-	584,131	584,131	-
Transfers in	-	3,237,068	3,237,068	-
Total Transfers and Contributions	-	3,821,199	3,821,199	-
Change in Net Position	(615,276)	224,852	(390,424)	271,116
Net Position Beginning of Year	(94,909)	(5,470,972)	(5,565,881)	2,000,000
Net Position End of Year	$ (710,185)	$ (5,246,120)	$ (5,956,305)	$ 2,271,116

See accompanying notes to the basic financial statements

Coweta County, Georgia
Proprietary Funds
Statement of Cash Flows
For the Year Ended September 30, 2020

	Business-type Activities			Governmental Activites
	Solid Waste Disposal Facility	EMS	Total	Internal Service Fund
Cash Flows from Operating Activities				
Cash received from customers	$ 1,314,986	$ 2,879,752	$ 4,194,738	$ 14,663,804
Cash payments for personnel services	(468,843)	(6,851,050)	(7,319,893)	-
Cash payments for claims	-	-	-	(11,164,133)
Cash payments for goods and services	(819,620)	(659,883)	(1,479,503)	(2,975,961)
Net Cash Provided by (Used in) Operating Activities	26,523	(4,631,181)	(4,604,658)	523,710
Cash Flows from Capital Financing Activities				
Purchase of capital assets	(42,034)	-	(42,034)	-
Cash Flows from Noncapital Financing Activities				
Payments from other governments	-	1,175,153	1,175,153	-
Grants received	-	125,000	125,000	-
Transfers in	-	3,237,068	3,237,068	-
Net Cash Provided by (Used in) Noncapital Financing Activities	-	4,537,221	4,537,221	-
Cash Flows from Investing Activities				
Investment earnings	-	-	-	674
Net Increase (Decrease) in Cash and Cash Equivalents	(15,511)	(93,960)	(109,471)	524,384
Cash and Cash Equivalents Beginning of Year	962,747	1,298,442	2,261,189	2,553,836
Cash and Cash Equivalents End of Year	$ 947,236	$ 1,204,482	$ 2,151,718	$ 3,078,220
Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities				
Operating Income (Loss)	$ (125,986)	$ (4,896,500)	$ (5,022,486)	$ 270,442
Adjustments -				
Depreciation	98,690	499,284	597,974	-
(Increase) Decrease in:				
Accounts receivable	63,350	(55,876)	7,474	-
Other receivable	-	-	-	176
Inventories	-	24,666	24,666	-
Deferred outflows of resources	(110,354)	(436,476)	(546,830)	-
Increase (Decrease) in:				
Accounts payable	(24,859)	(17,403)	(42,262)	169,045
Accrued expenses	4,968	35,579	40,547	-
Due to other funds	-	(651,181)	(651,181)	-
Claims payable	-	-	-	84,047
Compensated absences payable	6,253	17,424	23,677	-
Closure and postclosure care costs	110,157	-	110,157	-
Unearned revenue	-	(125,000)	(125,000)	-
Net pension liability	37,062	207,745	244,807	-
Total OPEB liability	40,914	289,677	330,591	-
Deferred inflows of resources	(73,672)	476,880	403,208	-
Net Cash Provided by (Used in) Operating Activities	$ 26,523	$ (4,631,181)	$ (4,604,658)	$ 523,710
Schedule of non-cash capital and related financing activities				
Contributions of capital assets	$ -	$ 584,131	$ 584,131	$ -

See accompanying notes to the basic financial statements

Coweta County, Georgia
Fiduciary Funds
Statement of Net Position
September 30, 2020

	Pension Trust Fund	Agency Funds
Assets		
Cash and cash equivalents	$ 3,494,501	$ 4,501,685
Investments, at fair value:		-
Common stock	37,354,607	-
Corporate bonds	14,847,477	-
Municipal bonds	2,151,940	-
Government and agency bonds	386,592	-
CMOs/asset backed	8,654,218	-
Mortgage backed securities	7,249,696	-
Receivables:		
Property taxes	-	1,068,345
Interest	202,228	-
Total Assets	74,341,259	$ 5,570,030
Liabilities		
Taxes payable to others upon collection	-	1,068,345
Due to others	-	4,501,685
Total Liabilities	-	$ 5,570,030
Net Position		
Net position restricted for pensions	$ 74,341,259	

See accompanying notes to the basic financial statements

Coweta County, Georgia
Fiduciary Funds
Statement of Changes in Fiduciary Net Position
For the Year Ended September 30, 2020

	Pension Trust Fund
Additions	
Contributions	
Employer	$ 4,604,907
Employee	337,371
Total contributions	4,942,278
Investment earnings	
Net appreciation in fair value of assets	3,761,521
Interest and dividends	1,584,115
Total investment earnings	5,345,636
Less investment expense	(125,052)
Net investment earnings	5,220,584
Total additions	10,162,862
Deductions	
Benefits and claims	3,498,805
Net other receipts and disbursements	529,007
Total deductions	4,027,812
Change in Net Position	6,135,050
Net Position Restricted for Pensions, Beginning of Year	68,206,209
Net Position Restricted for Pensions, End of Year	$ 74,341,259

See accompanying notes to the basic financial statements

Coweta County, Georgia
Component Units
Combining Statement of Net Position
September 30, 2020

	Health Department	Library System	Water and Sewerage Authority	Airport Authority	Development Authority	Total
Assets						
Cash and cash equivalents	$ 1,794,972	$ 431,256	$ 26,525,115	$ 68,060	$ 364,176	$ 29,183,579
Restricted cash	-	-	117,210	-	-	117,210
Investments	53,223	-	-	-	-	53,223
Receivables	-	585	2,925,787	34,953	1,002	2,962,327
Due from primary government	-	-	-	-	50,000	50,000
Inventory	-	-	432,576	39,587	-	472,163
Prepaid items	-	23,741	303,719	-	-	327,460
Net OPEB asset	102,556	-	-	-	-	102,556
Capital assets:						
Nondepreciable	-	-	10,653,116	1,068,232	189,150	11,910,498
Depreciable, net	104,907	1,711,819	140,854,358	13,064,096	3,466	155,738,646
Total Assets	2,055,658	2,167,401	181,811,881	14,274,928	607,794	200,917,662
Deferred Outflows of Resources						
Deferred charges on refundings	-	-	6,016,223	-	-	6,016,223
Deferred outflows related to pensions	279,306	522,170	-	-	-	801,476
Deferred outflows related to OPEB	181,381	463,076	-	48,745	-	693,202
Total Deferred Outflows of Resources	460,687	985,246	6,016,223	48,745	-	7,510,901
Liabilities						
Accounts payable	13,490	19,955	1,766,166	29,135	8,758	1,837,504
Accrued expenses	-	77,491	1,004,254	12,678	5,285	1,099,708
Accrued interest	-	-	244,182	-	-	244,182
Due to primary government	-	-	-	288,604	1,590	290,194
Due to others	-	-	-	150	-	150
Amounts held in trust	-	-	-	9,001	-	9,001
Unearned revenue	-	-	-	5,067	-	5,067
Noncurrent liabilities:						
Due within one year						
Long-term obligations	26,871	77,002	3,363,725	78,948	6,409	3,552,955
Due in more than one year						
Long-term obligations	62,699	32,823	84,092,249	399,175	2,746	84,589,692
Net pension liability	1,155,552	1,727,957	-	-	-	2,883,509
Net OPEB liability	326,591	2,519,938	-	265,257	-	3,111,786
Total Liabilities	1,585,203	4,455,166	90,470,576	1,088,015	24,788	97,623,748
Deferred Inflows of Resources						
Deferred inflows related to pensions	62,168	90,229	-	-	-	152,397
Deferred inflows related to OPEB	428,519	974,287	-	102,556	-	1,505,362
Total Deferred Inflows of Resources	490,687	1,064,516	-	102,556	-	1,657,759
Net Position						
Net investment in capital assets	104,907	1,711,819	71,767,316	13,687,520	192,616	87,464,178
Restricted for:						
Education	-	-	2,127	-	-	2,127
DRIP program			115,083			115,083
Health and welfare programs	946,001	-	-	-	-	946,001
Unrestricted (deficit)	(610,453)	(4,078,854)	25,473,002	(554,418)	390,390	20,619,667
Total Net Position	$ 440,455	$ (2,367,035)	$ 97,357,528	$ 13,133,102	$ 583,006	$ 109,147,056

See accompanying notes to the basic financial statements

Coweta County, Georgia
Component Units
Combining Statement of Activities
For the Year Ended September 30, 2020

Function/Program	Expenses	Program Revenues: Charges for Services and Fines	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions	Net (Expense) Revenue and Changes in Net Position: Health Department	Library System	Water and Sewerage Authority	Airport Authority	Development Authority	Total
Component Units										
Governmental Activities										
Health Department	$ 1,736,256	$ 945,949	$ 941,209	$ -	$ 150,902	$ -	$ -	$ -	$ -	$ 150,902
Library System	2,623,328	21,660	2,539,627	6,659	-	(55,382)	-	-	-	(55,382)
Total Governmental Activities	4,359,584	967,609	3,480,836	6,659	150,902	(55,382)	-	-	-	95,520
Business-type Activities										
Water and Sewerage Authority	24,817,684	31,214,619	115,083	5,683,725	-	-	12,195,743	-	-	12,195,743
Airport Authority	1,288,148	803,189	326,040	-	-	-	-	(158,919)	-	(158,919)
Development Authority	124,058	-	526,547	216	-	-	-	-	402,705	402,705
Total Business-type Activities	26,229,890	32,017,808	967,670	5,683,941	-	-	12,195,743	(158,919)	402,705	12,439,529
Total Component Units	$ 30,589,474	$ 32,985,417	$ 4,448,506	$ 5,690,600	150,902	(55,382)	12,195,743	(158,919)	402,705	12,535,049
		General Revenues								
		Unrestricted investment earnings			199	98	375,538	11	3,518	379,364
		Net increase in the fair value of investments			-	-	166,578	-	-	166,578
		Miscellaneous			-	-	-	-	27,855	27,855
		Total General Revenues			199	98	542,116	11	31,373	573,797
		Change in Net Position			151,101	(55,284)	12,737,859	(158,908)	434,078	13,108,846
		Net Position Beginning of Year			289,354	(2,311,751)	84,619,669	13,292,010	148,928	96,038,210
		Net Position End of Year			$ 440,455	$ (2,367,035)	$ 97,357,528	$ 13,133,102	$ 583,006	$ 109,147,056

See accompanying notes to the basic financial statements

COWETA COUNTY

NOTES TO THE BASIC FINANCIAL STATEMENTS

Index

Summary of Significant Accounting Policies 1
- Reporting Entity 1-A
- Basis of Presentation 1-B
- Measurement Focus 1-C
- Basis of Accounting 1-D
- Assets, Liabilities and Fund Equity 1-E
  - Cash, Cash Equivalents and Investments 1-E-1
  - Restricted Cash 1-E-2
  - Receivables 1-E-3
  - Interfund Balances 1-E-4
  - Inventories 1-E-5
  - Prepaid Items 1-E-6
  - Capital Assets 1-E-7
  - Compensated Absences 1-E-8
  - Deferred Outflows/Inflows of Resources 1-E-9
  - Accrued Liabilities and Long-term Obligations 1-E-10
  - Bond Premiums and Issuance Costs 1-E-11
  - Fund Equity 1-E-12
  - Operating Revenues and Expenses 1-E-13
  - Interfund Activity 1-E-14
  - Local Option Sales Taxes 1-E-15
  - Estimates 1-E-16

Stewardship, Compliance and Accountability 2
- Budgetary Information 2-A

Detailed Notes on All Funds 3
- Deposits and Investments 3-A
- Receivables 3-B
- Property Taxes 3-C
- Capital Assets 3-D
- Interfund Transfers and Transfers 3-E
- Landfill Closure and Postclosure Care Costs 3-F
- Compensated Absences 3-G
- Long-Term Debt and Obligations 3-H
- Pensions 3-I
- Defined Contribution Plan 3-J
- Other Postemployment Benefits (OPEB) 3-K
- Net Investment in Capital Assets 3-L
- Fund Equity 3-M

Other Notes 4
- Risk Management 4-A
- Contingent Liabilities 4-B
- Joint Ventures 4-C
- Hotel/Motel Lodging Tax 4-D
- Emergency Services Training Facility 4-E
- Tax Abatements 4-F

Coweta County, Georgia (the County) is a political subdivision of the State of Georgia governed by an elected five-member commission. There are certain elected officials whose operations are wholly included within the financial records and financial statements of the County. These elected officials include the Tax Commissioner, Probate Court Judge, Sheriff and Clerk of Superior Court. The County's major services include general government, courts, public safety, public works, health and welfare, parks, recreation and culture and planning and community development.

Note 1 - Summary of Significant Accounting Policies

The financial statements of the County have been prepared in conformity with accounting principles generally accepted in the United States (GAAP) as applied to governments. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for governmental accounting and financial reporting.

The most significant of the County's accounting policies are described below.

1-A. Reporting Entity

The reporting entity is comprised of the primary government, component units and other organizations that are included to ensure that the financial statements are not misleading. The primary government of the County consists of all funds, departments, boards and agencies that are not legally separate from the County. For the County, this entity includes the constitutionally elected officers.

As required by accounting principles generally accepted in the United States of America, the financial statements of the reporting entity include those of the County (the primary government) and its component units. The component units discussed below are included in the County's reporting entity because of the significance of the operational and financial relationships with the County. In conformity with accounting principles generally accepted in the United States of America, as set forth in Governmental Accounting Standards Board Statement No. 61, "*The Financial Reporting Entity: Omnibus - An amendment of GASB Statements No. 14 and No. 34*" the component units' financial statements have been included as discretely presented component units. The discretely presented component units are reported in a separate column in the government-wide financial statements to emphasize that they are legally separate from the County based upon the application of these criteria. The following is a brief review of the component units addressed in defining the County's reporting entity.

Coweta County Department of Public Health – (Health Department) – The Health Department is charged with determining the health needs and resources of its jurisdiction, developing programs, activities, and facilities responsive to those needs, and enforcing all laws related to health matters unless they fall under the jurisdiction of other agencies. The Health Department's Board consists of seven members, four of these members are appointed by the Coweta County Board of Commissioners. Although the County does not have the authority to approve or modify the Health Department's budgets, it does have the ability to control the amount of funding it provides to the Health Department and such funding is significant to the overall operations of the Health Department. The Health Department is presented as a governmental fund type with a June 30 fiscal year end. Complete financial statements for the Health Department may be obtained from its administrative office at 70 Hospital Road, Newnan, Georgia 30263.

Coweta County Public Library System – (Library System) – The Library System serves all citizens of Coweta County through its library headquarters in Newnan, Georgia and three branch facilities. The Library System is governed by a seven member Board of Trustees appointed by the Coweta County Board of Commissioners. The County provides the majority of the funding for the Library System. The Library System is presented as a governmental fund type with a September 30 year end. Separate financial statements for the Library System are not prepared.

Coweta County Water and Sewerage Authority – (Water and Sewerage Authority) – The purpose of the Water and Sewerage Authority is to manage the water and sewer system of Coweta County, Georgia, and they are empowered to do all things necessary to accomplish this purpose. The Water and Sewerage Authority is presented as an enterprise fund type with a June 30 year end. A financial burden or benefit relationship exists between the entities. The County appoints all board members of the Water and Sewerage Authority. The Water and Sewerage Authority and Coweta County have entered into an intergovernmental agreement whereby the County is obligated to make Revenue Bond debt service payments in the event of default by the Water and Sewerage Authority on certain bond issues. The agreement represents a general obligation of the County to which its full faith and credit are pledged. Complete financial statements for the Water and Sewerage Authority may be obtained from its administrative office at 545 Corinth Road, Newnan, Georgia 30263.

Note 1 - Summary of Significant Accounting Policies (Continued)

Newnan-Coweta County Airport Authority – (Airport Authority) – The Airport Authority has responsibility over all activities related to the airport in Coweta, County Georgia. The Airport Authority is governed by a five member board appointed by the Coweta County Board of Commissioners. The County guarantees the debt of the Airport Authority. The Airport Authority receives most of its operating revenues from rental income and fuel sales. The Airport Authority is reported as an enterprise fund with a September 30 year end. Separate financial statements for the Airport Authority are not prepared.

Coweta County Development Authority – (Development Authority) – The Development Authority is charged with aiding economic development within Coweta County, Georgia. It is governed by a twelve member board all of which are appointed by the Coweta County Board of Commissioners. The operations of the Development Authority are backed by the full faith and credit of the County. The County provides the majority of the funding for the Development Authority. The Development Authority is reported as an enterprise fund with a September 30 year end. Separate financial statements for the Development Authority are not prepared.

No additional disclosures are provided for the Public Health Department and Water and Sewage Authority. Refer to the complete financial statements, which can be obtained from their administrative offices at 70 Hospital Road, Newnan, GA 30263 and 545 Corinth Road Newnan, GA 30263, respectively.

1-B. Basis of Presentation

The County's basic financial statements consist of government-wide statements, including a statement of net position and a statement of activities and fund financial statements, which provide a more detailed level of financial information.

Government-wide Financial Statements - The government-wide financial statements include the statement of net position and the statement of activities. These statements report financial information for the County as a whole. The primary government and the discretely presented component units are presented separately within these financial statements with the focus on the primary government. Fiduciary funds are not presented in the government-wide financial statements.

The statement of net position presents the financial position of the governmental and business-type activities of the County and its discretely presented component units at year-end.

The statement of activities presents a comparison between direct expenses and program revenues for each function of the County's governmental activities and for each identifiable activity of the business-type activities of the County. Direct expenses are those that are specifically associated with a function and therefore clearly identifiable to that particular function. The County does not allocate indirect expenses to functions in the statement of activities.

The statement of activities reports the expenses of a given function offset by program revenues directly connected with the functional program. A function is an assembly of similar activities and may include portions of a fund or summarize more than one fund to capture the expenses and program revenues associated with a distinct functional activity. Program revenues include: (1) charges for services which report fees and other charges to users of the County's services; (2) operating grants and contributions which finance annual operating activities including restricted investment income; and (3) capital grants and contributions which fund the acquisition, construction, or rehabilitation of capital assets. These revenues are subject to externally imposed restrictions to these program uses. For identifying to which function program revenue pertains, the determining factor for *charges for services* is which function *generates* the revenue. For *grants and contributions*, the determining factor is to which function the revenues are *restricted*.

Other revenue sources not properly included with program revenues are reported as general revenues of the County. The comparison of direct expenses with program revenues identifies the extent to which each governmental function and each identifiable business activity is self-financing or draws from the general revenues of the County.

Fund Financial Statements - During the year, the County segregates transactions related to certain County functions or activities in separate funds in order to aid financial management and to demonstrate legal compliance. Fund financial statements are designed to present financial information of the County at this more detailed level.

Note 1 - Summary of Significant Accounting Policies (Continued)

Fund financial statements are provided for governmental, proprietary and fiduciary funds. Major individual governmental funds are reported in separate columns.

Fund Accounting - The County uses funds to maintain its financial records during the year. A fund is a fiscal and accounting entity with a self-balancing set of accounts. The County uses three categories of funds: governmental, proprietary and fiduciary.

Governmental Funds - Governmental funds are those through which most governmental functions typically are financed. Governmental fund reporting focuses on the sources, uses and balances of current financial resources. Expendable assets are assigned to the various governmental funds according to the purposes for which they may or must be used. Fund liabilities are assigned to the fund from which they will be liquidated. The County reports the difference between governmental fund assets and liabilities as fund balance. The following are the County's major governmental funds:

General Fund – The general fund accounts for all financial resources except those required to be accounted for in another fund. The general fund's fund balance is available to the County for any purpose provided it is expended or transferred according to the general laws of the State of Georgia.

Fire District Special Revenue Fund (Fire District) - This fund accounts for the monies received from a specific tax levy and the operation of the fire department within the County.

SPLOST Capital Projects Fund (SPLOST) - This fund accounts for the proceeds of a 1% special purpose local option sales tax for construction of various capital projects throughout the County.

Special Capital Projects Fund - This fund accounts for large capital projects that are either funded by debt or other governments.

Proprietary Funds – Proprietary fund reporting focuses on the determination of operating income, changes in net position, financial position and cash flows. The County has two proprietary funds classified as an enterprise fund and one classified as an internal service fund. The major enterprise funds are defined as follows:

Solid Waste Disposal Facility Fund - This fund accounts for the operating revenue and expenses relating to the County's solid waste disposal and recycling programs.

EMS Fund - This fund accounts for the operating revenue and expenses relating to the County's EMS services.

The internal service fund is defined as:

Internal Service Fund - This fund accounts for the County's self-funding of its medical claims.

Fiduciary Funds - Fiduciary fund reporting focuses on net position. The County's fiduciary funds include the Pension Trust Fund and the agency funds. The pension trust fund accounts for the activities of the Group Pension Plan for Employees of Coweta County, Georgia, which accumulates resources for pension benefit payments to qualified governmental employees. The County's agency funds are for use by the County's constitutional officers comprised of the Tax Commissioner, Clerk of Superior Court, Probate Court, Magistrate Court, Clerk of State Court, and the Sheriff. The agency funds are custodial in nature (assets equal liabilities) and does not involve measurement of results of operations.

Note 1 - Summary of Significant Accounting Policies (Continued)

1-C. Measurement Focus

Government-wide Financial Statements - The government-wide financial statements are prepared using the economic resources measurement focus. All assets and all liabilities associated with the operation of the County are included on the statement of net position. The statement of activities reports revenues and expenses.

Fund Financial Statements - All governmental funds are accounted for using a flow of current financial resources measurement focus. With this measurement focus, only current assets and current liabilities generally are included on the balance sheet. The statement of revenues, expenditures and changes in fund balances reports the sources (i.e., revenues and other financing sources) and uses (i.e., expenditures and other financing uses) of current financial resources. This approach differs from the manner in which the governmental activities of the government-wide financial statements are prepared.

Governmental fund financial statements therefore include a reconciliation with brief explanations to better identify the relationship between the government-wide statements and the governmental fund statements.

Like the government-wide statements, the proprietary fund type is accounted for on a flow of economic resources measurement focus on both financial reporting levels. All assets and all liabilities associated with the operation of these funds are included on the statements of net position. The statements of changes in fund net position present increases (i.e., revenues) and decreases (i.e., expenses) in net total assets. The statement of cash flows provides information about how the County finances and meets the cash flow needs of its proprietary activities.

1-D. Basis of Accounting

Basis of accounting determines when transactions are recorded in the financial records and reported on the financial statements. Government-wide financial statements are prepared using the accrual basis of accounting. At the fund reporting level, the governmental funds use the modified accrual basis of accounting. The proprietary fund uses the accrual basis of accounting at both reporting levels. Fiduciary funds are reported on the accrual basis at the fund reporting level. Differences in the accrual and the modified accrual basis of accounting arise in the recognition of revenue, the recording of deferred revenue, and in the presentation of expenses versus expenditures.

Revenues – Exchange Transactions - Revenue resulting from exchange transactions, in which each party gives and receives essentially equal value, is recorded on the accrual basis when the exchange takes place. On the modified accrual basis, revenue is recorded when the exchange takes place and in the fiscal year in which the resources are measurable and become available. Available means that the resources will be collected within the current fiscal year or are expected to be collected soon enough thereafter to be used to pay liabilities of the current fiscal year. For the County, the phrase "available for exchange transactions" means expected to be received within 60 days of year-end.

Revenues - Non-exchange Transactions - Non-exchange transactions in which the County receives value without directly giving equal value in return, include sales taxes, property taxes, grants and donations. On an accrual basis, revenue from sales taxes is recognized in the period in which the taxable sale takes place. Revenue from property taxes is recognized in the fiscal year for which the taxes are levied (Note 3-C). Revenue from grants and donations is recognized in the year in which all eligibility requirements have been satisfied. Eligibility requirements include timing requirements, which specify the year when the resources are required to be used or the year when use is first permitted, matching requirements, in which the County must provide local resources to be used for a specified purpose, and expenditure requirements, in which the resources are provided to the County on a reimbursement basis. On a modified accrual basis, revenue from non-exchange transactions also must be available (i.e., collected within 60 days) before it can be recognized.

Under the modified accrual basis, the following revenue sources are considered to be susceptible to accrual: property taxes, sales taxes, charges for services and federal and state grants.

Unearned Revenue - Unearned revenue arises when assets are recognized before revenue recognition criteria have been satisfied.

Note 1 - Summary of Significant Accounting Policies (Continued)

On both the governmental fund financial statements (i.e., on the modified accrual basis) and the government-wide financial statements, revenues are deferred for:

- Grants and entitlements received before the eligibility requirements are met (e.g. cash advances)

Expenses/Expenditures - On the accrual basis of accounting, expenses are recognized at the time they are incurred. On the modified accrual basis, expenditures generally are recognized in the accounting period in which the related fund liability is incurred and due, if measurable.

1-E. Assets, Liabilities and Fund Equity

1-E-1 Cash, Cash Equivalents, and Investments

Cash and cash equivalents include cash on hand, demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition.

Investments are stated at fair value based on quoted market prices as of the balance sheet date. Increases or decreases in fair value are recognized as part of investment income.

1-E-2 Restricted Cash

Certain assets of the general fund are classified as restricted because their use is completely restricted by grant agreements or contractual agreements.

Certain proceeds of the County's general obligation bonds, as well as certain resources set aside for their repayment, and acquisition funds from the certificate of participations issuance are classified as restricted assets because their use is limited by applicable covenants.

1-E-3 Receivables

All trade and property tax receivables are reported net of an allowance for uncollectables, where applicable.

1-E-4 Interfund Balances

On the fund financial statements, receivables and payables resulting from short-term interfund balances are classified as "interfund receivables/payables." Long-term interfund receivables and payables are classified as advances. These amounts are eliminated in the governmental and business-type activities columns of the statement of net position, except for any net residual amounts due between governmental and business-type activities, which are reclassified and presented as internal balances.

1-E-5 Inventories

Inventories are valued at cost, which approximates market, using the first-in/first-out (FIFO) method. Inventories consist of expendable supplies held for consumption. The cost is recorded as an asset at the time the individual item is purchased. Inventories reported in the governmental funds are equally offset by a nonspendable fund balance category, which indicates that they do not constituted "available, spendable resources" even though they are a component of net current assets.

1-E-6 Prepaid Items

Payments made to vendors for services that will benefit periods beyond September 30, 2020, are recorded as prepaid items using the consumption method by recording an asset for the prepaid amount and reflecting the expenditure/expense in the year in which services are consumed. At the fund reporting level, an equal amount of fund balance is nonspendable, as this amount is not available for general appropriation.

Note 1 - Summary of Significant Accounting Policies (Continued)

1-E-7 Capital Assets

General capital assets are those assets not specifically related to activities reported in the proprietary funds. These assets generally result from expenditures in governmental funds. The County reports these assets in the governmental activities column of the government-wide statement of net position but does not report these assets in the government funds balance sheet.

All capital assets are capitalized at cost (or estimated historical cost) and updated for additions and retirements during the year. Donated capital assets are recorded at their acquisition values as of the date received. The County maintains a capitalization threshold of $5,000 and an estimated useful life of two years or more (excluding infrastructure). All infrastructure is capitalized with a cost of $50,000 and an estimated life of two years or more. The County's infrastructure consists of roads and bridges. The County's entire infrastructure has been reported regardless of acquisition date.

Improvements to capital assets are capitalized. The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend an asset's life are expensed.

All reported capital assets are depreciated except for land and construction in progress. Improvements are depreciated over the remaining useful lives of the related capital assets. Useful lives for infrastructure were estimated based on the County's historical records of necessary improvements and replacement.

Depreciation is computed using the straight-line method over the following useful lives:

Asset Class	Estimate Useful Life
Buildings	50 Years
Site improvements	5-25 Years
Machinery and equipment	5-20 Years
Vehicles	5 Years
Furniture and fixtures	5 Years
Infrastructure	25-50 Years

At the inception of capital leases at the governmental fund reporting level, expenditures and an "other financing source" of an equal amount are reported at the net present value of future minimum lease payments.

1-E-8 Compensated Absences

It is the County's policy to permit employees to accumulate earned but unused vacation and sick pay benefits. Employees hired prior to February 1, 2000 can accumulate up to 960 hours of sick leave. Employees hired on or after February 1, 2000 can accumulate up to 480 hours of sick leave. Upon separation, those employees who have been employed by the County for at least ten years and are not participants in the Pension Plan are entitled to receive $50 for each unused day of sick leave. Employees participating in the Pension Plan are eligible to receive credited service for the accrued sick leave. Those employees who have been in the County's employ for less than ten years forfeit unused sick leave upon separation. Employees can accumulate up to 280 hours of annual leave, which is paid out at the regular rate. All annual leave over 280 hours as of fiscal year end is rolled over to banked leave, which is paid out at $50 a day for all employees not in the Pension Plan. Those in the Pension Plan will receive credited service for all banked leave. All vacation and sick pay is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured, for example, as a result of employee resignations and retirements.

Note 1 - Summary of Significant Accounting Policies (Continued)

1-E-9 Deferred Outflows / Inflows of Resources

In addition to assets, the statement of net position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents a consumption of net position that applies to future period(s) and so will not be recognized as an outflow of resources (expense / expenditure) until then. The County has items that qualify for reporting in this category. The deferred charge on refunding results from the difference in the carrying value of refunded debt and its reacquisition price. This amount is deferred and amortized over the shorter of the life of the refunded or refunding debt. The County also has deferred outflows related to the County's pension plan and other post-employment benefit plan (OPEB). See Note 3-I and 3-K.

In addition to liabilities, the statement of net position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of fund balance that applies to future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The County has items that qualify for reporting in this category. The County has deferred inflows of resources related to the County's pension plan and OPEB plan. See Note 3-I and 3-K. The County also has one item which arises only under a modified accrual basis of accounting that qualifies for reporting in this category. Accordingly, the item, unavailable revenue, is reported only in the governmental funds balance sheet. The governmental funds report unavailable revenues from one source, property taxes. This amount is deferred and recognized as an inflow of resources in the period the amounts become available.

1-E-10 Accrued Liabilities and Long-term Obligations

All payables, accrued liabilities and long-term obligations are reported in the government-wide financial statements.

In general, governmental fund payables and accrued liabilities that, once incurred, are paid in a timely manner and in full from current financial resources, are reported as obligations of these funds. However, compensated absences that will be paid from governmental funds are reported as a liability in the fund financial statements only to the extent that they are "due for payment" during the current year.

1-E-11 Bond Premiums and Issuance Costs

On the government-wide and proprietary fund type statement of activities, bond premiums are deferred and amortized over the life of the bonds using the effective interest method. Bonds payable are reported net of the applicable bond premium or discount.

Bond issuance costs are recognized as an outflow of resources in the reporting period in which they are incurred.

At the government fund reporting level, bond premiums are reported as other financing sources, separately from the face amount of the bonds issued. Bond issuance costs are reported as debt service expenditures.

1-E-12 Fund Equity

Fund equity at the governmental fund financial reporting level is classified as "fund balance." Fund equity for all other reporting is classified as "net position."

Fund Balance – Generally, fund balance represents the difference between the assets and liabilities under the current financial resources measurement focus of accounting. In the fund financial statements, governmental funds report fund balance classifications that comprise a hierarchy based primarily on the extent to which the County is bound to honor constraints on the specific purposes for which amounts in those funds can be spent.

Note 1 - Summary of Significant Accounting Policies (Continued)

Fund balances are classified as follows:

a. *Nonspendable* – Fund balances are reported as nonspendable when amounts cannot be spent because they are either (a) not in spendable form (i.e. items that are expected to be converted to cash) or (b) legally or contractually required to be maintained intact.

b. *Restricted* – Fund balances are reported as restricted when there are limitations imposed on their use either through the enabling legislation adopted by the County or through external restrictions imposed by creditors, grantors or laws or regulations of other governments.

c. *Committed* – Fund balances are reported as committed when they can be used only for specific purposes pursuant to constraints imposed by formal action of the Board of Commissioners through the adoption of a resolution prior to the end of the fiscal year. In order to modify or rescind the commitment, the Board of Commissioners must adopt another resolution.

d. *Assigned* – Fund balances are reported as assigned when amounts are constrained by the County's intent to be used for specific purposes, but are neither restricted or committed. Through resolution, the Board of Commissioners has authorized the County's finance director to assign fund balances.

e. Unassigned – The residual amount of fund balance is reported as unassigned for balances that do not meet the above constraints. The County reports positive unassigned fund balance only in the general fund. Negative unassigned fund balances may be reported in all governmental funds.

When both restricted and unrestricted amounts of fund balance are available for use for expenditures incurred, it is the County's policy to use restricted amounts first and then unrestricted amounts as they are needed. For unrestricted amounts of fund balance, it is the County's policy to use fund balance in the following order:

- Committed
- Assigned
- Unassigned

The County does not have a formal minimum fund balance policy.

Net Position - Net position represents the difference between assets and liabilities in reporting which utilizes the economic resources measurement focus. Net investment in capital assets consists of capital assets, net of accumulated depreciation, reduced by the outstanding balances of any borrowing used (i.e. the amount that the County has spent) for the acquisition, construction or improvement of those assets. This net investment amount also is adjusted by any deferred bond premiums, discounts or refunding amounts. Net position is reported as restricted when there are limitations imposed on their use either through the enabling legislation adopted by the County or through external restrictions imposed by creditors, grantors or laws or regulations of other governments. All other net position is reported as unrestricted.

The County applies restricted resources first when an expense is incurred for purposes for which both restricted and unrestricted net position is available.

1-E-13 Operating Revenues and Expenses

Operating revenues are those revenues that are generated directly from the primary activity of the enterprise funds. For the County, these revenues are charges for services for waste collection and EMS services. Operating expenses are necessary costs incurred to provide the goods or services that are the primary activity of each fund. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses.

Note 1 - Summary of Significant Accounting Policies (Continued)

1-E-14 Interfund Activity

Exchange transactions between funds are reported as revenues in the seller funds and as expenditures/expenses in the purchaser funds. Flows of cash or goods from one fund to another without a requirement for repayment are reported as interfund transfers. Interfund transfers are reported as other financing sources/uses in governmental funds and after non-operating revenues/expenses section in the proprietary funds. Repayments from funds responsible for particular expenditures/expenses to the funds that initially paid for them are not presented on the financial statements (i.e., they are netted).

Transfers between funds reported in the governmental activities column are eliminated from the government-wide statement of activities.

1-E-15 Local Option Sales Taxes

The County receives 61.41% of a 1% local option sales tax levied on all retail sales made within the County. The proceeds of such tax collected each year are used to reduce, on a dollar-for-dollar basis, the millage equivalent amount of property taxes, which would otherwise be required to be levied in the subsequent year. This allocation was renegotiated with municipalities within Coweta County in 2012.

1-E-16 Estimates

The preparation of the financial statements in conformity with accounting principles generally accepted in the United States requires management to make estimates and assumptions that affect the amounts reported in the financial statements and accompanying notes. Actual results may differ from those estimates.

Note 2 – Stewardship, Compliance and Accountability

2-A. Budgetary Information – The County adopts an annual operating budget for all governmental funds except the capital projects funds, which have an adopted project budget. The budget resolution reflects the total of each department's appropriation in each fund.

On or about June 1 of each year, all agencies of the County submit requests for appropriation to the County's administrator so that a budget may be prepared. The budget is prepared by fund, function and department, and includes information on the past year, current year estimates, and requested appropriations for the next fiscal year.

The proposed budget is then presented to the Board of Commissioners for review. The Board of Commissioners holds public hearings and may add to, subtract from, or change appropriations but may not change the form of the budget. Any changes in the budget must be within the revenues and reserves estimated as available by the government's administrator, or the revenue estimates must be changed by an affirmative vote of a majority of the Board of Commissioners.

The legal level of control (the level at which expenditures may not legally exceed appropriations) for each adopted annual operating budget generally is the department level within each individual fund.

Any change in total to a fund or changes between department appropriations within a fund requires approval of the Board of County Commissioners. The County's Finance Director is authorized to transfer appropriations between line items within a department within a fund.

Budgets are adopted on a basis consistent with GAAP with the exception of the capital projects funds, which have project length budgets, rather than annual budgets.

The original 2020 budget was amended during the year. Encumbrance accounting is not used by the County.

Note 3 - Detailed Notes on All Funds

3-A. Deposits and Investments

Primary Government

Deposits – State statutes require all deposits to be collateralized by using either the dedicated method or the pooled method. Under the *dedicated method,* a depository shall secure the deposits of each of its public depositors separately at an amount of 110% of the deposits. Under the *pooled method,* a depository shall secure deposits of public bodies which have deposits with it through a pool of collateral established by the depository with a custodian for the benefit of public bodies having deposits with such depository as set forth in code Section 45-8-13.1.

Custodial Credit Risk – Deposits – Custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover deposits or will not be able to recover collateral securities that are in the possession of an outside party. The County limits its exposure to custodial credit risk by requiring deposits and investments to be collateralized in accordance with State law. At September 30, 2020 the County was not exposed to custodial credit risk.

The goal of the County in investing is to obtain a reasonable return on investments with a minimum exposure to potential loss of capital due to market fluctuations.

As of September 30, 2020, the County had investments in the general fund, fire district fund, SPLOST fund, and pension trust fund.

Interest Rate Risk – Interest rate risk is the risk that changes in interest rates of debt investments will adversely affect the fair value of an investment. The County does not have a formal policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. The County only invests in certificates of deposits with the intention to hold each investment to maturity. All certificates of deposits are properly collateralized.

Credit Risk – The County does not have a formal policy that addresses credit risk aside from adherence to State statutes of investments. State statutes authorize the County to invest in the following: (1) obligations of the state of Georgia or any other state; (2) obligations of the United States; (3) obligations fully insured or guaranteed by the United States government or one of its agencies; (4) obligations of any corporation of the United States government; (5) prime bankers' acceptances; (6) the State of Georgia local government investment pool; (7) repurchase agreements; and (8) obligations of any other political subdivision of the State of Georgia.

Concentration of Credit Risk – Concentration of credit risk is the risk of loss attributed to the magnitude of the County's investment in a single issuer. The County does not have a formally adopted investment policy for managing concentration risk.

Note 3 - Detailed Notes on All Funds (Continued)

Primary Government

As of September 30, 2020 the primary government had investments in negotiable certificates of deposits of $6,065,107. These investments are categorized as level 2 recurring financial measurements. The negotiable certificates of deposits have contractual maturity dates at various dates through fiscal year 2022.

Fiduciary Funds

As of September 30, 2020 the pension trust fund had the following investments:

			Investment Maturities (in Years)			
Type of Investment	Rating	Fair Value	Less than 1	1-5	6-10	More than 10
Pension trust fund:						
Common stock	N/A	$ 37,354,607	N/A	N/A	N/A	N/A
Corporate bonds	AAA	111,817	$ -	$ -	$ -	$ 111,817
	AA	1,256,003	97,213	455,888	69,776	633,126
	A	5,167,058	-	1,082,868	1,833,157	2,251,033
	BB	93,117				93,117
	BBB	7,999,369	-	2,268,785	1,851,209	3,879,375
	Not rated	220,113	53,155	-	92,691	74,267
Municipal bonds	AAA	205,268	-	-	-	205,268
	AA	1,194,205	-	498,995	308,861	386,349
	A	482,705	-	447,546	-	35,159
	BBB	221,936	-	-	221,936	-
	Not rated	47,826			47,826	-
U.S. agencies	AA	239,946	-	-	-	239,946
U.S. treasuries	Not rated	146,646	-	-	-	146,646
CMOs/asset backed	AAA	3,339,594	-	1,789,988	657,322	892,284
	Not rated	5,314,624	-	647,729	617,958	4,048,937
Mortgage backed securities	Not rated	7,249,696	-	-	-	7,249,696
Total pension trust fund		$ 70,644,530	$ 150,368	$ 7,191,799	$ 5,700,736	$ 20,247,020

Fair Value Measurements – The County categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. Fair value is the exchange price that would be received for an asset (exit price) in the principal or most advantageous market for an asset in an orderly transaction between market participants on the measurement date. There are three levels of inputs that may be used to measure fair values:

Level 1 inputs utilize quoted prices (unadjusted) in active markets for identical assets that the County has the ability to access.

Level 2 inputs are inputs other than quoted prices included in Level 1 that are observable for the asset in active markets, as well as inputs that are observable for the asset (other than quoted prices), such as interest rates, foreign exchange rates and yield curves that are observable at commonly quoted intervals.

Level 3 inputs are unobservable inputs for the asset which are typically based on the County's own assumptions, as there is little, if any, related market activity.

Note 3 - Detailed Notes on All Funds (Continued)

The County has the following recurring financial measurements as of September 30, 2020:

Investment	Level 1	Level 2	Level 3	Fair Value
Common stock	$ 37,354,607	$ -	$ -	$ 37,354,607
Corporate bonds	-	14,847,477	-	14,847,477
Municipal bonds	-	2,151,940	-	2,151,940
U.S. agencies	-	239,946	-	239,946
U.S. treasuries	146,646	-	-	146,646
CMOs/asset backed	-	8,654,218	-	8,654,218
Mortgage backed securities	-	7,249,696	-	7,249,696
	$ 37,501,253	$ 33,143,277	$ -	$ 70,644,530

Interest Rate Risk – Interest rate risk is the risk that changes in interest rates of debt investments will adversely affect the fair value of an investment. The County does not have a formal policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

Credit Risk – Credit risk for investments is the risk that an issuer or other counterparty will not fulfill its obligations. State statutes authorize the County to invest in the following: (1) obligations of the state of Georgia or any other state; (2) obligations of the United States; (3) obligations fully insured or guaranteed by the United States government or one of its agencies; (4) obligations of any corporation of the United States government; (5) prime bankers' acceptances; (6) the State of Georgia local government investment pool; (7) repurchase agreements; and (8) obligations of any other political subdivision of the State of Georgia.

The County's Investment Policy Statement permits the investment of pension funds in the following: (1) cash and cash equivalents; (2) fixed income investments; and (3) domestic and Canadian equities (stocks).

Concentration of Credit Risk – Concentration of credit risk is the risk of loss attributed to the magnitude of the County's investment in a single issuer. To minimize this component of credit risk, the County's Investment Policy Statement also provides asset allocation limits for each security type. The following guidelines represent target and acceptable allocations established by the Board of Trustees of the Group Pension Plan for Employees of Coweta County, Georgia:

Asset Category	Target	Acceptable Range
Cash/cash equivalents	2%	0% - 10%
Fixed income	48%	35% - 60%
Domestic equities:		
Large cap	32%	27% to 37%
Mid cap	14%	9% to 19%
Small cap	4%	0% to 9%
Total	100%	

Discretely Presented Component Unit - Library

Custodial credit risk – deposits – In the case of deposits, this the risk that in the event of a bank failure, the government's deposit's may not be returned. The Authority does not have a deposit policy for custodial credit risk. As of September 30, 2020, all deposits of the library were adequately insured or collateralized.

Note 3 - Detailed Notes on All Funds (Continued)

Discretely Presented Component Unit – Airport Authority

Custodial Credit Risk – Deposits – In the case of deposits, this the risk that in the event of a bank failure, the government's deposits may not be returned. The Airport Authority does not have a deposit policy for custodial credit risk. As of September 30, 2020, the Airport Authority's deposits and investments were properly collateralized with the depository financial institution.

Discretely Presented Component Unit - Development Authority

Custodial Credit Risk – Deposits – In the case of deposits, this the risk that in the event of a bank failure, the government's deposits may not be returned. The Authority does not have a deposit policy for custodial credit risk. As of September 30, 2020, the Development Authority's deposits and investments were properly collateralized with the depository financial institution.

Custodial Credit Risk – Investments – For an investment, this is the risk that, in the event of the failure of the counterparty, the government will not be able to recover the value of its investments collateral securities that are in the possession of an outside party.

Interest Rate Risk – The Authority does not have a formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates.

As of September 30, 2020, the Development Authority had no investments.

3-B. Receivables

Primary Government

Receivables at September 30, 2020 for the County's individual major funds and nonmajor funds in the aggregate are as follows:

	General Fund	Fire District	SPLOST	Nonmajor Governmental Funds	Total Governmental Funds
Receivables:					
Accounts	$ 430,858	$ 6,074	$ -	$ 593,916	$ 1,030,848
Property taxes	419,639	109,268	-	-	528,907
Intergovernmental	8,538,801	-	2,581,629	-	11,120,430
Other	-	2,647	-	-	2,647
Gross receivables	9,389,298	117,989	2,581,629	593,916	12,682,832
Less allowance for uncollectibles	(6,295)	(1,639)	-	-	(7,934)
Net receivables	$ 9,383,003	$ 116,350	$ 2,581,629	$ 593,916	$ 12,674,898

Note 3 - Detailed Notes on All Funds (Continued)

	Solid Waste Disposal Facility	EMS	Total Enterprise Funds	Internal Service Fund
Receivables:				
Accounts	$ 36,640	$ 1,625,968	$ 1,662,608	$ -
Other	-	-	-	258
Gross receivables	36,640	1,625,968	1,662,608	258
Less allowance for uncollectibles	(30,140)	(1,100,748)	(1,130,888)	-
Net receivables	$ 6,500	$ 525,220	$ 531,720	$ 258

Discretely Presented Component Units

	Library System	Airport Authority	Development Authority
Receivables:			
Accounts	$ 585	$ 34,953	$ 1,002
Less allowance for uncollectibles	-	-	-
Net receivables	$ 585	$ 34,953	$ 1,002

3-C. Property Taxes

The Board of Commissioners levied property taxes on October 1,2019. Property taxes attach as an enforceable lien on property as of October 1. Property taxes were billed on October 1, 2019 and are due upon receipt, however, the actual due date was December 1, 2019. The County bills and collects its own property taxes and also collects property taxes for the County Board of Education, City of Newnan, City of Senoia, City of Grantville, City of Moreland, City of Haralson, and City of Sharpsburg. The County also collects vehicle and mobile home taxes for the cities located in the County and the State of Georgia. Collection of the County's taxes and for the other governmental agencies is the responsibility of the Tax Commissioner's Office, which is accounted for in an agency fund.

Note 3 - Detailed Notes on All Funds (Continued)

3-D. Capital Assets

Governmental activities capital asset activity for the year ended September 30, 2020, was as follows:

	Balance Beginning of Year	Increases	Decreases	Transfers/ Reclassifications	Balance End of Year
Capital assets, not being depreciated					
Land	$ 29,725,951	$ 31,955	$ -	$ -	$ 29,757,906
Construction in progress	17,179,113	12,868,652	-	(17,610,774)	12,436,991
Total capital assets, not being depreciated	46,905,064	12,900,607	-	(17,610,774)	42,194,897
Capital assets, being depreciated					
Buildings and improvements	156,907,250	-	-	8,950,161	165,857,411
Machinery and equipment	35,705,182	3,293,283	(1,040,884)	(114,485)	37,843,096
Vehicles	22,283,848	3,550,559	(383,518)	(469,646)	24,981,243
Infrastructure	531,001,456	15,414,872	(7,026,800)	8,540,512	547,930,040
Total capital assets, being depreciated	745,897,736	22,258,714	(8,451,202)	16,906,542	776,611,790
Less: accumulated depreciation for:					
Buildings and improvements	(59,184,779)	(4,041,035)	-	-	(63,225,814)
Machinery and equipment	(27,134,041)	(2,434,812)	1,040,884	-	(28,527,969)
Vehicles	(17,957,356)	(1,792,021)	354,605	-	(19,394,772)
Infrastructure	(355,012,999)	(20,360,477)	7,026,800	-	(368,346,676)
Total accumulated depreciation	(459,289,175)	(28,628,345)	8,422,289	-	(479,495,231)
Total capital assets, being depreciated, net	286,608,561	(6,369,631)	(28,913)	16,906,542	297,116,559
Governmental activities capital assets, net	$ 333,513,625	$ 6,530,976	$ (28,913)	$ (704,232)	$ 339,311,456

Governmental activities depreciation expense by function:

General government	$ 1,199,368
Judicial	930,350
Public safety	3,928,642
Public works	21,267,941
Public health and welfare	35,599
Recreation and culture	1,208,436
Housing and development	58,009
Total governmental activities depreciation expense	$ 28,628,345

Note 3 - Detailed Notes on All Funds (Continued)

The following are the changes in capital assets for Business-type activities:

	Balance Beginning of Year	Increases	Decreases	Transfers/ Reclassifications	Balance End of Year
Capital assets, not being depreciated					
Construction in progress	$ -	$ 1,569	$ -	$ -	$ 1,569
Capital assets, being depreciated					
Buildings and improvements	1,063,539	-	(1,063,539)	-	-
Machinery and equipment	3,696,631	40,461	-	114,487	3,851,579
Vehicles	2,551,893	-	-	469,648	3,021,541
Total capital assets, being depreciated	7,312,063	40,461	(1,063,539)	584,135	6,873,120
Less: accumulated depreciation for:					
Buildings and improvements	(563,688)	(10,560)	574,248	-	-
Machinery and equipment	(2,995,526)	(188,543)	-	-	(3,184,069)
Vehicles	(1,473,890)	(398,871)	-	-	(1,872,761)
Total accumulated depreciation	(5,033,104)	(597,974)	574,248	-	(5,056,830)
Total capital assets, being depreciated, net	2,278,959	(557,513)	(489,291)	584,135	1,816,290
Business-type activities capital assets, net	$ 2,278,959	$ (555,944)	$ (489,291)	$ 584,135	$ 1,817,859

The depreciation expense for the business-type activities relates to the Solid Waste Disposal Facility and EMS Funds. Depreciation expense for business-type activities was $597,974.

The following are the changes in capital assets for the Coweta County Public Library System, a component unit:

	Balance Beginning of Year	Increases	Decreases	Transfers/ Reclassifications	Balance End of Year
Capital assets, being depreciated					
Machinery and equipment	$ 536,607	$ 24,281	$ -	$ -	$ 560,888
Improvements	119,641	-	-	-	119,641
Vehicles	1,420	-	(1,420)	-	-
Books and collections	3,432,623	147,998	(304,932)	-	3,275,689
Total capital asssets, being depreciated	4,090,291	172,279	(306,352)	-	3,956,218
Less accumulated depreciation for:					
Machinery and equipment	(462,338)	(23,119)	-	-	(485,457)
Improvements	(24,593)	(7,976)	-	-	(32,569)
Vehicles	(1,420)	-	1,420	-	-
Books and collections	(1,691,819)	(339,486)	304,932	-	(1,726,373)
Total accumulated depreciation	(2,180,170)	(370,581)	306,352	-	(2,244,399)
Capital assets, net	$ 1,910,121	$ (198,302)	$ -	$ -	$ 1,711,819

The Library uses the composite method of depreciation for its books and collections. Under this method, a full year of depreciation is taken in the year of acquisition, and any asset disposed is considered to be fully depreciated.

Note 3 - Detailed Notes on All Funds (Continued)

The following are the changes in capital assets for the Coweta County Airport Authority, a component unit:

	Balance Beginning of Year	Increases	Decreases	Transfers/ Reclassifications	Balance End of Year
Capital assets, not being depreciated					
Land	$ 1,028,150	$ 523	$ -	$ -	$ 1,028,673
Construction in progress	26,253	185,496	-	(172,190)	39,559
Total capital assets, not being depreciated	1,054,403	186,019	-	(172,190)	1,068,232
Capital assets, being depreciated					
Buildings and improvements	18,216,100	-	-	172,190	18,388,290
Machinery and equipment	166,253	-	-	-	166,253
Total capital assets, being depreciated	18,382,353	-	-	172,190	18,554,543
Less accumulated depreciation for:					
Buildings and improvements	(4,762,090)	(613,572)	-	-	(5,375,662)
Machinery and equipment	(111,203)	(3,582)	-	-	(114,785)
Total accumulated depreciation	(4,873,293)	(617,154)	-	-	(5,490,447)
Total capital assets, being depreciated, net	13,509,060	(617,154)	-	172,190	13,064,096
Capital assets, net	$ 14,563,463	$ (431,135)	$ -	$ -	$ 14,132,328

The following are the changes in capital assets for the Coweta County Development Authority, a component unit:

	Balance Beginning of Year	Increases	Decreases	Transfers/ Reclassifications	Balance End of Year
Capital assets, not being depreciated					
Land	$ 189,150	$ -	$ -	$ -	$ 189,150
Capital assets, being depreciated					
Buildings and improvements	8,065	-	-	-	8,065
Machinery and equipment	24,273	-	-	-	24,273
Total capital assets, being depreciated	32,338	-	-	-	32,338
Less accumulated depreciation for:					
Buildings and improvements	(8,065)	-	-	-	(8,065)
Machinery and equipment	(19,652)	(1,155)	-	-	(20,807)
Total accumulated depreciation	(27,717)	(1,155)	-	-	(28,872)
Total capital assets, being depreciated, net	4,621	(1,155)	-	-	3,466
Capital assets, net	$ 193,771	$ (1,155)	$ -	$ -	$ 192,616

Note 3 - Detailed Notes on All Funds (Continued)

3-E. Interfund Balance and Transfers

Interfund Balances - Interfund balances for the year ended September 30, 2020, consisted of the following:

	Payable To		
Payable from	General Fund	Nonmajor Governmental Funds	Total
SPLOST Fund	$ -	$ 621	$ 621
Special Capital Projects Fund	463,482	-	463,482
Nonmajor Governmental Funds	99,498	-	99,498
EMS	122,227	-	122,227
Total	$ 685,207	$ 621	$ 685,828

Interfund balances resulted from 1) the time lag between the dates that interfund goods and services are provided or reimbursable expenditures occur, 2) the time lag between the dates that transactions are recorded in the accounting system, 3) the time lag between the dates that payments between funds are made, 4) short-term loans, and 5) to fund capital projects.

Interfund Transfers - Interfund transfers for the year ended September 30, 2020, consisted of the following:

	Transfer to					
Transfers from	General Fund	Fire District Fund	Special Capital Projects	Nonmajor Governmental Funds	EMS Fund	Total
General fund	$ -	$ 350,000	$ 697,650	$ 2,785,832	$ 3,237,068	$ 7,070,550
Nonmajor governmental funds	242,956	-	-	-	-	242,956
Total	$ 242,956	$ 350,000	$ 697,650	$ 2,785,832	$ 3,237,068	$ 7,313,506

Interfund transfers are utilized to (1) report revenues in the fund required by statute or budget to collect such revenue, or to expend such revenue, (2) account for revenues collected in the general fund which are to be used by other funds in accordance with budgetary authorizations or anticipated capital projects, and (3) move receipts restricted to debt service from the funds collecting the receipts to the debt service fund as debt service payments become due. All County transfers either occur on a regular basis or are consistent with the purpose of the fund making the transfer.

3-F. Landfill Closure and Postclosure Care Costs

State and Federal laws and regulations require that the County place a final cover on its landfill when officially closed as well as perform certain maintenance and monitoring functions at the landfill site for a period of thirty years after such closure. In addition to operating expenses related to current activities of the landfill, an expense provision and related liability are being recognized based on the future closure and post closure care costs that will be incurred near or after the date the landfill no longer accepts waste. The recognition of these landfill closure and post closure care costs is based on the amount of the landfill capacity used during the year. The estimated liability for post closure costs of the Ishman Ballard Road landfill has a balance of $322,200 as of September 30, 2020, which is based on 100% of landfill capacity. The liability is annually reduced by post closure costs being repaid through the County's General Fund.

Note 3 - Detailed Notes on All Funds (Continued)

The estimated liability for landfill closure and post closure costs has a balance of $971,207 as of September 30, 2020, which is based on 52.25% of the C & D Landfill being filled. This liability balance is recorded in the Solid Waste Disposal Facility Fund. The estimated total current remaining cost of the landfill closure and post closure care of $971,207 is based on the amount that would be paid if all equipment, facilities, and services required to close, monitor, and maintain the landfill were required as of September 30, 2020. However, the actual cost of closure and post closure care may be higher due to inflation, changes in technology, or changes in landfill laws and regulations. The County expects to finance the costs for the estimated landfill closure and post closure care costs as they become due after waste is no longer accepted and during the thirty year minimum post closure period through the regular operations of the County.

3-G. Compensated Absences

It is the County's policy to permit employees to accumulate earned but unused vacation and sick pay benefits. Employees hired prior to February 1, 2000 can accumulate up to 960 hours of sick leave. Employees hired on or after February 1, 2000 can accumulate up to 480 hours of sick leave. Upon separation, those employees who have been employed by the County for at least ten years and are not participants in the Pension Plan are entitled to receive $50 for each unused day of sick leave. Employees participating in the Pension Plan are eligible to receive credited service for the accrued sick leave. Those employees who have been in the County's employ for less than ten years forfeit unused sick leave upon separation. Employees can accumulate up to 280 hours of annual leave, which is paid out at the regular rate. All annual leave over 280 hours as of fiscal year end is rolled over to banked leave, which is paid out at $50 a day for all employees not in the Pension Plan. Those in the Pension Plan will receive credited service for all banked leave. All vacation and sick pay is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured, for example, as a result of employee resignations and retirements.

3-H. Long-Term Debt and Obligations

The following is a summary of the outstanding debt and obligations at September 30, 2020:

Governmental Activities:	Outstanding 10/01/2019	Additions	Reductions	Outstanding 9/30/2020	Amounts Due in One Year
2016 General Obligation Bonds	$ 13,895,000	$ -	$ 1,200,000	$ 12,695,000	$ 1,230,000
Certificates of participation	9,280,000	-	345,000	8,935,000	355,000
Plus: original issue premium	359,861	-	18,940	340,921	18,940
Total certificates of participation	9,639,861	-	363,940	9,275,921	373,940
Compensated absences	3,149,732	2,576,697	2,204,812	3,521,617	2,465,132
Total Governmental Activities	$ 26,684,593	$ 2,576,697	$ 3,768,752	$ 25,492,538	$ 4,069,072
Business-type Activities:					
Compensated absences	$ 216,456	$ 175,196	$ 151,519	$ 240,133	$ 168,093

Note 3 - Detailed Notes on All Funds (Continued)

General Obligation Refunding Bonds, Series 2016 – During 2016, the County issued $14.48 million in general obligation refunding bonds with an interest rate of 2.10%. The County issued the bonds to advance refund $13.0 Million of the outstanding General Obligation Bonds, Series 2009. The County used the net proceeds to purchase securities that were deposited in an irrevocable trust to provide for all future debt service on the refunded portion of the 2009 series bonds. As a result, that portion of the 2009 series bonds is considered defeased, and the County has removed the liability from its accounts. The advance refunding reduced total debt service payments over the next 13 years by $941,105. This results in an economic gain (difference between present values of the debt service payments on the old and new debt) of $841,118 and a book loss of $1,113,355 that will be amortized as an adjustment of interest expense over the remaining 13 years of the refunding bonds. The bonds are a direct and general obligation of the County payable from an ad valorem tax, unlimited as to rate or amount, to be levied upon all taxable property within the fire bond district.

Annual debt service requirements to amortize this debt, as of September 30, 2020 follow:

Year	Principal	Interest	Total
2021	$ 1,230,000	$ 253,680	$ 1,483,680
2022	1,270,000	227,430	1,497,430
2023	1,315,000	200,288	1,515,288
2024	1,360,000	172,200	1,532,200
2025	1,405,000	143,168	1,548,168
2026-2029	6,115,000	262,238	6,377,238
	$ 12,695,000	$ 1,259,004	$ 13,954,004

Certificates of Participation, Series 2018 – During 2019, the County issued $9,620,000 certificates of participation through the Association County Commissioners of Georgia Leasing Program (ACCG) with interest rates ranging from 3.00% - 4.00%. The final payment is due September 1, 2038. The certificates represent undivided ownership interests in the base rentals to be paid under the lease. The County entered into a building lease purchase agreement with ACCG to finance the construction and equipping of a public works office building, a vehicle maintenance building and auxiliary building, and to pay for certain issuance costs

Annual debt service requirements to amortize this debt, as of September 30, 2020 follow:

Year	Principal	Interest	Total
2021	$ 355,000	$ 350,200	$ 705,200
2022	365,000	339,550	704,550
2023	375,000	328,600	703,600
2024	390,000	313,600	703,600
2025	410,000	298,000	708,000
2026-2030	2,295,000	1,231,400	3,526,400
2031-2035	2,790,000	734,800	3,524,800
2036-2038	1,955,000	158,600	2,113,600
	$ 8,935,000	$ 3,754,750	$ 12,689,750

Note 3 - Detailed Notes on All Funds (Continued)

The following is a summary of the outstanding debt and obligations of the County's discretely presented component units at September 30, 2020:

Component Units	Outstanding 10/1/2019	Additions	Reductions	Outstanding 9/30/2020	Amounts Due in One Year
Library System					
Compensated absences	$ 27,403	$ 101,604	$ 19,182	$ 109,825	$ 77,002
Airport Authority					
Notes payable	$ 498,545	$ -	$ 53,737	$ 444,808	$ 55,627
Compensated absences	26,741	25,191	18,617	33,315	23,321
Total Airport Authority	$ 525,286	$ 25,191	$ 72,354	$ 478,123	$ 78,948
Development Authority					
Compensated absences	$ 6,388	$ 8,324	$ 5,557	$ 9,155	$ 6,409

Notes Payable – The Airport Authority issued a note payable to provide funds for improvements to the Newnan-Coweta Airport. The note payable with an original balance of $652,300, bearing interest of 5.83%, was refinanced in October 2012. This resulted in two notes payable, one tax-exempt promissory note in the amount of $376,965 and one taxable promissory note in the amount of $448,035. The tax-exempt and taxable notes bear interest of 2.77% and 4.05%, respectively, and both mature on November 1, 2027. Coweta County, Georgia has pledged full faith and credit to provide the funds required to fulfill the obligations of this contract. Payment requirements to maturity are as follows:

Year	Principal	Interest	Total
2021	$ 55,627	$ 14,597	$ 70,224
2022	57,589	12,635	70,224
2023	59,622	10,602	70,224
2024	63,749	6,475	70,224
2025	65,933	4,291	70,224
2026-2028	142,288	9,866	152,154
	$ 444,808	$ 58,466	$ 503,274

Note 3 - Detailed Notes on All Funds (Continued)

3-I. Pensions

The Group Pension Plan for Employees of Coweta County, Georgia

General Information about the Pension Plan

Plan Description – The Group Pension Plan for Employees of Coweta County, Georgia ("the Plan") provides pension benefits to all full-time employees of the County who were eligible to participate prior to July 1, 2006. The Plan was frozen as of July 1, 2006, and employees hired subsequent to this date are not eligible to participate in the Plan. The Plan is a single-employer defined benefit pension plan administered by the Board of Commissioners. The Plan's trust fund is managed by a Board of Trustees appointed by the Board of Commissioners. The Plan is part of the County's financial reporting entity and is therefore included in these financial statements as a Pension Trust Fund. No stand-alone financial report is issued.

Benefit Provided – The Normal Retirement Date for each participant is the first of the month coincident with or next following the earlier of:

- the completion of 35 Years of Credited Service, or
- the date the sum of a Participant's age plus Years of Credited Service equals at least 85, or
- the later of age 65 or completion of 10 Years of Credited Service.

Upon eligibility to retire, participants are entitled to an annual benefit in the amount of:

- 1.5% of Average Monthly Compensation multiplied by Years of Credited Service not in excess of 15 years, and
- 2.0% of Average Monthly Compensation multiplied by Years of Credited Service in excess of 15 but not in excess of 25 years, and
- 3.0% of Average Monthly Compensation multiplied by Years of Credited Service in excess of 25 but not in excess of 39 years.

For 39 or more years of Credited Service, the retirement benefit is equal to 85% of Average Monthly Compensation. The Average Monthly Compensation is the participant's reported base earnings in the highest paid three years divided by 36. The Plan also provides benefits in the event of death or disability. These benefit provisions were established by a plan document executed by the Board of Commissioners.

Employees Covered by Benefit Terms – At July 1, 2019, the following employees were covered by the benefit terms:

Inactive employees or beneficiaries currently receiving benefits	128
Inactive employees entitled to but not yet receiving benefits	21
Active employees	240
	389

Contributions – The County is required to contribute at an actuarially determined rate. Section 47-20-10 of the Georgia code sets forth minimum funding standards for state and local government pension plans. The actuarially determined rate is the estimated amount necessary to finance the costs of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. County employees are required to contribute to the Plan 2.75% of compensation. The County matches the employees' contributions and then contributes the remaining cost between the actuarially determined rate and the contribution rate of employees.

Note 3 - Detailed Notes on All Funds (Continued)

Net Pension Liability

The County's net pension liability was measured as of September 30, 2019, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2019.

Inflation	2.5 percent
Salary increases	2.5 percent
Discount rate	6.50 percent, net of pension plan investment expense, including inflation

Mortality rates were based on RP-2000 Combined Mortality Table with generational projection using Scale AA.

The actuarial assumptions used in the July 1, 2019 valuation were based on the results of an actuarial study for the period of July 1, 2017 to June 30, 2018.

Discount Rate – The discount rate used to measure the total pension liability was 6.50%. The projection of cash flows used to determine the discount rate assumes that employee contributions will be made at the current contribution levels and that future employer contributions will be based on the projected annual normal costs plus a 15-year amortization of the unfunded liability. The long term expected rate of return on pension plan assets was applied to all periods of projected benefit payments to determine the total pension liability. The discount rate used to measure the net pension liability has not changed since the prior measurement date.

The long term expected rate of return on pension plan assets is 6.50%, which was determined using a log-normal distribution analysis in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target asset allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

Asset class	Target allocation	Long-term expected real rate of return
Domestic equities	50%	7.55%
Fixed income	48%	3.55%
Cash equivalents	2%	1.75%
	100%	

A money-weighted return is weighted by the amount of dollars in the fund at the beginning and end of the performance period. A money-weighted return is highly influenced by the timing of cash flows into and out of the fund and is a better measure of an entity who controls the cash flows into and out of the fund. The money-weighted rate of return for the fiscal year ended September 30, 2020 was 7.74%.

Note 3 - Detailed Notes on All Funds (Continued)

Net Pension Liability

The net pension liability reported by the County was measured as of September 30, 2019. Updated procedures were used to roll forward the total pension liability from the actuarial valuation as of July 1, 2019 to the measurement date. The components of the net pension liability of the County as of September 30, 2020, were as follows:

Total pension liability	$ 105,092,156
Plan fiduciary net position	68,206,209
County's net pension liability	$ 36,885,947
Plan fiduciary net position as a % of the total pension liability	64.90%

Changes in Net Pension Liability

	Total Pension Liability	Net Fiduciary Position	Net Pension Liability
Balances at September 30, 2018	$ 99,930,645	$ 64,320,992	$ 35,609,653
Changes for the year:			
Service cost	900,204	-	900,204
Interest	6,379,711	-	6,379,711
Differences between expected and actual experience	1,444,095	-	1,444,095
Changes of assumptions	-	-	-
Contributions - employer	-	4,187,426	(4,187,426)
Contributions - employee	-	356,784	(356,784)
Net investment income	-	2,937,253	(2,937,253)
Refunds of contributions	(88,525)	(88,525)	-
Benefits paid	(3,473,974)	(3,473,974)	-
Plan administrative expenses	-	(33,747)	33,747
Other changes	-	-	-
Net changes	5,161,511	3,885,217	1,276,294
Balances at September 30, 2019	$ 105,092,156	$ 68,206,209	$ 36,885,947

Sensitivity of the Net Pension Liability to Changes in the Discount Rate. The following presents the net pension liability of the County, calculated using a blended discount rate of 6.50%, as well as what the County's net pension liability would be if it were calculated using a discount rate that is 1–percentage-point lower (5.5 percent) or 1-percentage-point higher (7.5 percent) than the current rate:

	1% Decrease (5.50%)	Current Discount Rate (6.50%)	1% Increase (7.50%)
County's net pension liability	$ 53,097,633	$ 36,885,947	$ 23,689,295

Note 3 - Detailed Notes on All Funds (Continued)

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

For the year ended September 30, 2020, the County recognized pension expense of $4,066,798. At September 30, 2020, the County reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources.

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	$ 7,862,785	$ 464,429
Changes in assumptions	2,849,714	3,472,453
Net difference between projected and actual plan investments	-	206,329
Changes in proportion	5,878	5,878
Employer contributions subsequent to the measurement date	4,185,431	-
Total	$ 14,903,808	$ 4,149,089

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

$4,185,431 reported as deferred outflows of resources related to pensions resulting from contributions subsequent to the measurement date will be recognized as a reduction of net pension liability in the year ending September 30, 2021. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

Year ended September 30:	
2021	1,257,883
2022	2,134,422
2023	1,399,252
2024	1,537,051
2025	240,680

Payable to the Pension Plan

At September 30, 2020, the County reported a payable of $4,965 for the outstanding amount of contributions to the pension plan. These amounts are included in accrued expenses.

Note 3 - Detailed Notes on All Funds (Continued)

Other Defined Benefit Plans

Certain employees, elected officials, and appointed officials are eligible for participation in various multi-employer cost-sharing defined benefit plans. The County does not make contributions to the plans, qualifying the plans as special funding situations under the requirements of GASB guidance. Management has determined the related impact on the financial statements to be immaterial. Further information may be obtained from the individual plans, as listed below:

Sheriff's Retirement System of Georgia
Magistrates' Retirement Fund of Georgia
Georgia Firefighters' Pension Fund
Peace Officers' Annuity and Benefit Fund of Georgia
Judges of the Probate Courts Retirement Fund of Georgia
Superior Court Clerks' Retirement Fund of Georgia
Georgia Judicial Retirement System
Employees' Retirement System of Georgia

Discretely Presented Component Unit – Coweta County Public Library System

General Information about the Teachers Retirement System

Plan Description – All full time librarians and clerical personnel employed by the Library are provided a pension through the Teachers Retirement System of Georgia (TRS). TRS, a cost-sharing multiple-employer defined benefit pension plan, is administered by the TRS Board of Trustees (TRS Board). Title 47 of the O.C.G.A. assigns the authority to establish and amend the benefit provisions to the State Legislature. TRS issues a publicly available financial report that can be obtained at www.trsga.com/publications.

Benefits Provided - TRS provides service retirement, disability retirement, and death benefits. Normal retirement benefits are determined as 2% of the average of the employee's two highest paid consecutive years of service, multiplied by the number of years of creditable service up to 40 years. An employee is eligible for normal service retirement after 30 years of creditable service, regardless of age, or after 10 years of service and attainment of age 60. Ten years of service is required for disability and death benefits eligibility. Disability benefits are based on the employee's creditable service and compensation up to the time of disability. Death benefits equal the amount that would be payable to the employee's beneficiary had the employee retired on the date of death. Death benefits are based on the employee's creditable service and compensation up to the date of death.

Contributions - Per Title 47 of the O.C.G.A., contribution requirements of active employees and participating employers, as actuarially determined, are established and may be amended by the TRS Board. Contributions are expected to finance the costs of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. Employees were required to contribute 6.00% of their annual pay during fiscal year 2020. The Library's contractually required contribution rate for the year ended June 30, 2020 was 21.14% of annual payroll. Library contributions to TRS were $197,513 for the year ended September 30, 2020.

Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions

At June 30, 2020, the Library reported a liability of $1,727,957 for its proportionate share of the net pension liability. The net pension liability was measured as of June 30, 2019. The total pension liability used to calculate the net pension liability was based on an actuarial valuation as of June 30, 2018. An expected total pension liability as of June 30, 2019 was determined using standard roll-forward techniques. The Library's proportion of the net pension liability was based on contributions to TRS during the fiscal year ended June 30, 2019. At June 30, 2019, the Library's proportion was 0.008036%, which was a decrease of 0.000128% from its proportion measured as of June 30, 2018.

Note 3 - Detailed Notes on All Funds (Continued)

For the year ended September 30, 2020, the Library recognized pension expense of $279,792. At September 30, 2020, the Library reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	$ 97,396	$ 512
Changes of assumptions	165,820	-
Net difference between projected and actual earnings on pension plan investments	-	41,148
Changes in proportion and differences between employer contributions and proportionate share of contributions	4,269	48,569
Employer contributions subsequent to the measurement date	254,685	-
Total	$ 522,170	$ 90,229

Library contributions subsequent to the measurement date of $254,685 are reported as deferred outflows of resources and will be recognized as a reduction of the net pension liability in the year ending September 30, 2021. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

Year Ended June 30:	
2021	74,441
2022	5,674
2023	45,352
2024	51,789
2025	-

Actuarial Assumptions: The total pension liability as of June 30, 2019 was determined by an actuarial valuation as of June 30, 2018 using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	2.50%
Salary increases	3.00 – 8.75%, average, including inflation
Investment rate of return	7.25%, net of pension plan investment expense, including inflation

Post-retirement mortality rates were based on the RP-2000 White Collar Mortality Table with future mortality improvement projected to 2025 with the Society of Actuaries' projection scale BB (set forward one year for males) for service retirements and dependent beneficiaries. The RP-2000 Disabled Mortality Table with future mortality improvement projected to 2025 with Society of Actuaries' projection scale BB (set forward two years for males and four years for females) was used for death after disability retirement. Rates of mortality in active service were based on the RP-2000 Employee Mortality Table projected to 2025 with projection scale BB.

The actuarial assumptions used in the June 30, 2018 valuation were based on the results of an actuarial experience study for the period July 1, 2009 – June 30, 2014.

Note 3 - Detailed Notes on All Funds (Continued)

The long-term expected rate of return on pension plan investments was determined using a log-normal distribution analysis in which best-estimate ranges of expected future real rates of return (expected nominal returns, net of pension plan investment expense and the assumed rate of inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation.

The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

Asset Class	Target Allocation	Long-Term Expected Real Rate of Return*
Fixed income	30.00%	-0.10%
Domestic large equities	51.00%	8.90%
Domestic small equities	1.50%	13.20%
International developed market equities	12.40%	8.90%
International emerging market equities	5.10%	10.90%
	100.00%	

* Rates shown are net of the 2.50% assumed rate of inflation

Discount Rate: The discount rate used to measure the total pension liability was 7.25%. 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 and State of Georgia contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate. Based on those assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

Sensitivity of the Library's Proportionate Share of the Net Pension Liability to Changes in the Discount Rate: The following presents the Library's proportionate share of the net pension liability calculated using the discount rate of 7.25%, as well as what the Library's proportionate share of the net pension liability would be if it were calculated using a discount rate that is 1-percentage-point lower (6.25%) or 1-percentage-point higher (8.25%) than the current rate:

	1% Decrease (6.25%)	Current discount rate (7.25%)	1% Increase (8.25%)
Library's proportionate share of the net pension liability	$ 2,804,980	$ 1,727,957	$ 842,262

Pension Plan Fiduciary Net Position: Detailed information about the pension plan's fiduciary net position is available in the separately issued TRS financial report which is publicly available at www.trsga.com/publications.

Payables to the Pension Plan

At September 30, 2020, the Library reported a payable of $4,897 for the outstanding amount of contributions to the pension plan required for the year ended September 30, 2020. These amounts are included in accrued expenses.

Note 3 - Detailed Notes on All Funds (Continued)

3-J. Defined Contribution Plan

The County has a defined contribution plan which is administered by BB&T Corporation. The County offers its employees a defined contribution plan created in accordance with Internal Revenue Code Section 457(b) and 401(a). The 457(b) salary deferral plan is available to all County employees, and permits them to defer a portion of their salary until future years. The 401(a) employee matching plan is available to County employees not in a pension plan. Prior to July 2, 2018 the County would match employee contributions on a 1:1 ratio up to a maximum of five percent. Beginning July 2, 2018, the employer matching contribution rate increased based on the employee's years of participation in the plan.

Maximum matching contribution rates are as follows:

Years of Participation	Maximum Matching Contribution
0 – 5	5%
6 – 10	6%
11 – 15	7%
16 – 20	8%
21 and over	9%

Also, beginning July 2, 2018, all eligible employees participating in the employee matching plan began to receive an automatic employer contribution known as an employer basic contribution. The percentage for this contribution is based on the employee's years of participation in the plan. Participants receive this contribution regardless of whether or not the employee is deferring any salary into the Plan. The below chart outlines the employer basic contribution schedule:

Years of Participation	Employer Basic Contribution
0 – 5	1%
6 – 10	2%
11 – 15	3%
16 – 20	4%
21 and over	5%

For the year ended September 30, 2020, employee contributions were $1,307,898 and County contributions were $1,490,801. Plan provisions are established and amended by a resolution of the Board of County Commissioners.

3-K. Other Postemployment Benefits (OPEB)

The County administers a single-employer defined benefit health care plan.

Plan Description: The Coweta County Board of Commissioners authorizes participation in the Plan and sets the contribution rates and benefits. Coverage under the plan includes healthcare, life insurance, and dental coverage benefits, in accordance with the Coweta Personnel Management System, to all employees participating in the Pension Plan and Defined Contribution Plan, who were employed full-time prior to January 1, 2015. There are no separately issued financial statements related to the County's Plan.

Note 3 - Detailed Notes on All Funds (Continued)

Eligibility:

- For retired employees with a minimum of 25 years of credited service, the County will provide an insurance package that includes healthcare, and life insurance coverage benefits at no cost. The retiree's spouse may also be covered but must pay the current employee rate. Dental insurance may be purchased at the employee rate. Upon becoming Medicare eligible, retired employees will be placed on a Supplemental Medicare Plan at no cost. The spouse of the retired employee is eligible to receive the Supplemental Medicare Plan for a designated monthly premium.

- For retired employees that have a minimum of 35 years of credited service, the County will provide an insurance package that includes healthcare, and life insurance coverage benefits at no cost. The retiree's spouse may also be covered at no cost. Dental insurance may be purchased at the employee rate. Upon becoming Medicare eligible, retired employees and their spouse will be placed on a Supplemental Medicare Plan at no cost.

- For retired employees that are at least 65 years of age and have a minimum of 10 years of credited service, the County will provide a Supplemental Medicare Plan for a designated monthly premium.

The post-employment healthcare benefits are currently funded on a pay-as-you-go basis. No assets have been segregated and restricted to provide post-employment benefits. For fiscal year 2020, contributions to the plan were $801,115.

Benefit Provided: The Normal Retirement Date for each participant is the first of the month coincident with or next following the earlier of:

- the completion of 35 Years of Credited Service, or
- the date the sum of a Participant's age plus Years of Credited Service equals at least 85, or
- the later of age 65 or completion of 10 Years of Credited Service.

Employees Covered by Benefit Terms: – At July 1, 2019, the valuation date, the following employees were covered by the benefit terms:

		Component Units		
	Primary Government	Library System	Airport Authority	Total OPEB Participants
Inactive employees or beneficiaries currently receiving benefits	87	-	-	87
Inactive employees entitled to but not yet receiving benefits	-	-	-	-
Active employees	521	19	2	542
Total membership	608	19	2	629

Note 3 - Detailed Notes on All Funds (Continued)

Total OPEB Liability

Listed below is the information to be disclosed regarding the actuarial assumptions and other inputs used to measure the total OPEB liability. The total OPEB liability was determined by an actuarial valuation as of July 1, 2019, using the following key actuarial assumptions and other inputs:

Inflation	2.50%
Real wage growth	0.00%
Wage inflation	2.50%
Salary increases, including wage inflation	2.50%
Municipal Bond Index Rate:	
Prior measurement date	4.18%
Measurement date	2.66%
Health Care Cost Trends:	
Pre-Medicare	7.00% for 2019 decreasing to an ultimate rate of 4.5% by 2026
Medicare	5.00% for 2019 decreasing to an ultimate rate of 4.50% by 2021

The discount rate used to measure the total OPEB liability was based on the September average of the Bond Buyer General Obligation 20-year Municipal Bond Index published weekly.

Mortality rates were based on the RP-2000 Mortality Table, projected generationally using Projection Scale AA.

The remaining actuarial assumptions (e.g., initial per capita costs, health care cost trends, rate of plan participation, rates of plan election, etc.) used in the July 1, 2019 valuation were based on a review of recent plan experience done concurrently with the July 1, 2019 valuation.

Discount Rate – The discount rate used to measure the total OPEB liability was 2.66%.

Changes in Total OPEB Liability

		Component Units			
	Primary Government	Library System	Airport Authority	Development Authority	Total OPEB Liability
Balances at September 30, 2018	$ 74,791,653	$ 2,364,462	$ 248,891	$ 373,336	$ 77,778,342
Changes for the year:					
Service cost	2,822,425	88,785	9,346	-	2,920,556
Interest	3,125,980	98,334	10,351	-	3,234,665
Differences between expected and actual experience	(15,850,709)	(498,615)	(52,486)	-	(16,401,810)
Changes of assumptions	15,614,234	491,176	51,703	-	16,157,113
Contributions - employer	-	-	-	-	-
Contributions - employee	-	-	-	-	-
Net investment income	-	-	-	-	-
Benefits paid	(769,427)	(24,204)	(2,548)	-	(796,179)
Plan administrative expenses	-	-	-	-	-
Other changes	373,336	-	-	(373,336)	-
Net changes	5,315,839	155,476	16,366	(373,336)	5,114,345
Balances at September 30, 2019	$ 80,107,492	$ 2,519,938	$ 265,257	$ -	$ 82,892,687

Note 3 - Detailed Notes on All Funds (Continued)

Sensitivity of the Total OPEB Liability to Changes in the Health Care Cost Trend Rates

The following presents the total OPEB liability of the Plan, calculated using the health care cost trend rates, as well as what the Plan's total OPEB liability would be if it were calculated using a health care cost trend rate that is 1-percentage-point lower or 1-percentage-point higher than the current rate.

	1% Decrease	Current Trend Rate	1% Increase
Primary Government	$ 63,684,790	$ 80,107,492	$ 102,457,590
Component Units:			
Library System	2,003,330	2,519,938	3,223,004
Airport Authority	210,877	265,257	339,264
Total OPEB Liability	$ 65,898,997	$ 82,892,687	$ 106,019,858

Sensitivity of the Total OPEB Liability to Changes in the Discount Rates

The following presents the total OPEB liability of the Plan, calculated using the discount rate of 2.66%, as well as what the Plan's total OPEB liability would be if it were calculated using a Discount Rate that is 1-percentage-point lower or 1-percentage-point higher than the current rate:

	1% Decrease (1.66%)	Current Discount Rate (2.66%)	1% Increase (3.66%)
Primary Government	$ 99,766,208	$ 80,107,492	$ 65,168,726
Component Units:			
Library System	3,138,342	2,519,938	2,050,010
Airport Authority	330,352	265,257	215,791
Total OPEB Liability	$ 103,234,902	$ 82,892,687	$ 67,434,527

Note 3 - Detailed Notes on All Funds (Continued)

OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources Related to OPEB

For the year ended September 30, 2020, the County recognized OPEB expenses of $3,575,281 and the Library System Airport Authority, and Development Authority recognized OPEB expense of $113,029, $11,898, and $17,847. The following table provides a summary of the Deferred Outflows of Resources and Deferred Inflows of Resources as of September 30, 2020:

	Primary Government	
	Deferred Outflows	Deferred Inflows
Differences between expected and actual experience	$ 119,017	$ 14,281,702
Changes in assumptions	13,827,708	16,690,361
Employer contributions subsequent to the measurement date	774,197	-
	$ 14,720,922	$ 30,972,063

	Component Units			
	Library System		Airport Authority	
	Deferred Outflows	Deferred Inflows	Deferred Outflows	Deferred Inflows
Differences between expected and actual experience	$ 3,744	$ 449,259	$ 394	$ 47,290
Changes in assumptions	434,978	525,028	45,787	55,266
Employer contributions subsequent to the measurement date	24,354	-	2,564	-
	$ 463,076	$ 974,287	$ 48,745	$ 102,556

$801,115 reported as deferred outflows of resources related to OPEB resulting from contributions subsequent to the measurement date will be recognized as a reduction of total OPEB liability in the year ending September 30, 2021. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows:

	Primary Government	Library System	Airport Authority
Year ended September 30:			
2021	$ (2,363,251)	$ (74,341)	$ (7,825)
2022	(2,363,251)	(74,341)	(7,825)
2023	(2,363,251)	(74,341)	(7,825)
2024	(2,363,251)	(74,341)	(7,825)
2025	(2,363,251)	(74,341)	(7,825)
Thereafter	(5,209,083)	(163,860)	(17,250)

Note 3 - Detailed Notes on All Funds (Continued)

3-L. Net Investment in Capital Assets

The "*Net investment in capital assets*" reported on the government-wide statement of net position as of September 30, 2020 are as follows:

	Primary Government		Component Units		
	Governmental Activities	Business-type Activities	Library System	Airport Authority	Development Authority
Cost of capital assets	$ 818,806,687	$ 6,874,689	$ 3,956,218	$ 19,622,775	$ 221,488
Less accumulated depreciation	(479,495,231)	(5,056,830)	(2,244,399)	(5,490,447)	(28,872)
Book value	339,311,456	1,817,859	1,711,819	14,132,328	192,616
Plus construction proceeds	3,618,892	-	-	-	-
Plus deferred charges on refunding	765,873	-	-	-	-
Less retainage	(1,009,515)	-	-	-	-
Less capital related debt	(21,970,921)	-	-	(444,808)	-
Net investment in capital assets	$ 320,715,785	$ 1,817,859	$ 1,711,819	$ 13,687,520	$ 192,616

3-M. Fund Equity

The County's governmental funds show the following fund equity accounts as of September 30, 2020:

	General Fund	Fire District	SPLOST	Special Capital Projects	Nonmajor Governmental Funds	Total Governmental Funds
Fund Balances (Deficits)						
Nonspendable						
Inventory	$ 279,720	$ -	$ -	$ -	$ -	$ 279,720
Prepaid items	49,900	-	-	-	-	49,900
Restricted						
Special programs	-	2,171,212	-	-	1,510,421	3,681,633
Senior center	875	-	-	-	-	875
Victim witness	709,858	-	-	-	-	709,858
Juvenile court	59,673	-	-	-	-	59,673
State court technology	181,358	-	-	-	-	181,358
Community service	18,551	-	-	-	-	18,551
Debt service	-	814,879	-	-	-	814,879
Capital projects	-	-	16,095,281	2,921,484	-	19,016,765
Assigned						
Capital projects	-	-	-	-	1,723,758	1,723,758
Unassigned	27,443,051	-	-	-	(482)	27,442,569
Total Fund Balances (Deficits)	$ 28,742,986	$ 2,986,091	$ 16,095,281	$ 2,921,484	$ 3,233,697	$ 53,979,539

Note 4 - Other Notes

4-A. Risk Management

The County purchases commercial automotive liability insurance with a $1,000,000 primary limit to cover its automobiles, trucks and commercial vehicles. In addition, the County purchases general liability, law enforcement liability, employment practices liability and public entity management liability coverage, all with a $1,000,000 primary limit and a $25,000 deductible per incident. The County also maintains a policy providing $5,000,000 in excess coverage over the primary limits of the above itemized coverage. Building and contents and contractor's equipment are insured through property and flood insurance policies, and the County retains the first $25,000 of each loss.

A liability for a claim is established if information indicates that it is probable that a liability has been incurred at the date of the financial statements and the amount of the loss can be reasonably estimated. Liabilities include an amount for claims that have been incurred but not reported. Claim liabilities are calculated considering the effects of inflation, recent claim settlement trends including frequency and amount of pay-outs and other economic and social factors. Settled claims in the past three years have not exceeded the coverages.

The County provides health insurance for its employees under a plan of partial self-insurance. Under this plan, the County covers claim costs out of its internal service fund. Claims expenditures and liabilities are reported when it is probable that a loss has occurred and the amount of that loss can be reasonably estimated. At September 30, 2020, the County included $638,317 for unpaid claims in accrued expenses. This liability was determined based on actual claims received for the first three months after year end. These claims are expected to be paid within 12 months of the year end.

The County purchases commercial insurance for claims in excess of coverage provided by the County. During the year ended September 30, 2020, excess coverage was obtained for any individual claim in excess of $150,000 or aggregate claims in excess of $12,042,074.

The following represents the changes in approximate liabilities for the County from October 1, 2018 to September 30, 2020 for health and dental benefits:

September 30,	Beginning of Fiscal Year Liability	Current Year Claims and Changes in Estimates	Claim Payments	End of Fiscal Year Liability
2018	$ 568,664	$ 10,400,719	$ 10,539,667	$ 429,716
2019	429,716	11,139,328	11,014,774	554,270
2020	554,270	10,807,718	10,723,671	638,317

The County provides workers' compensation insurance for its employees under a partial self-insurance plan. The County pays up to the first $500,000 per occurrence out of its General fund resources. The County purchases commercial excess workers' compensation insurance that pays in excess of the first $500,000 up to the statutory limits of each occurrence. Under this plan, the County covers claim settlements and judgments out of its General Fund resources. Claims expenditures and liabilities are reported when it is probable that a loss has occurred and the amount of that loss can be reasonably estimated. At September 30, 2020, the County included $455,214 for unpaid claims in accrued expenses. This liability was determined based on actual claims received for the first two months after year end plus projected claims based on prior years' activity. These claims are expected to be paid within 12 months of the year end.

Note 4 - Other Notes

The following represents the changes in approximate liabilities for workers' compensation from October 1, 2018 to September 30, 2020:

September 30,	Beginning of Fiscal Year Liability	Current Year Claims and Changes in Estimates	Claim Payments	End of Fiscal Year Liability
2018	$ 300,349	$ 51,115	$ 205,074	$ 146,390
2019	146,390	523,924	284,965	385,349
2020	385,349	565,704	495,839	455,214

A third party administrator is employed to review and process claims for these self-insurance programs.

4-B. Contingent Liabilities

The County has received federal and state grants for specific purposes that are subject to review and audit by the grantor agencies or their designee. These audits could result in a request for reimbursement to the grantor agency for costs disallowed under terms of the grant. Based on prior experience, the County believes such disallowances, if any, will be immaterial.

The County was a defendant in several lawsuits at September 30, 2020. In the opinion of County management, the outcome of these contingencies will not have a material effect on the financial position of the County.

4-C. Joint Ventures

The County participates in the following two joint ventures.

Three Rivers Regional Commission – Under Georgia law, the County, in conjunction with other cities and counties in the area, is a member of the Three Rivers Regional Commission and is required to pay annual dues thereto. During its year ended September 30, 2020, the County paid $97,112 in such dues.

Membership in a regional commission is required by the official Code of Georgia Annotated (OCGA) Section 50-8-34 which provides for the organizational structure of the regional commissions in Georgia. The Three Rivers Regional Commission Board membership includes the chief elected official of each county and municipality of the area. OCGA 50-8-39.l provides that the governments are liable for any debts or obligations of a regional commission beyond its resources.

Separately issued financial statements may be obtained by request mailed to: Three Rivers Regional Commission, P.O. Box 818, Griffin, Georgia 30224-2607.

Western Area Regional Radio System Authority - The County along with Carroll County, Haralson County, and Heard County are members of the Western Area Regional Radio System Authority, which was created to provide an interoperable, high quality, and reliable and uninterrupted communication signal for public safety and public services. The Act creating the Authority provides that obligations of the Authority shall not be deemed to constitute a debt of the establishing local governments nor a pledge of the faith and credit of said establishing local governments.

Separately issued financial statements may be obtained from the Treasurer of the Authority, 423 College Street, Carrollton, Georgia 30117.

Note 4 - Other Notes

4-D. Hotel/Motel Lodging Tax

Coweta County levies an 8% lodging tax, allocated as required by O.C.G.A. $48-13-51(a)(5.1), with 43.75% to Explore Newnan Coweta (Destination Marketing Organization) (DMO), 18.75% allocated to tourism and product development (TPD), and the balance, 37.5% as unrestricted funds available to the County. The change in local ordinance took effect on January 1, 2020, as a result of approved enabling legislation. From October 1, 2019 through December 31, 2019, the County operated under the prior legislation, which required the County to spend 40% of Hotel/Motel taxes to promote tourism, conventions, and trade shows. Total Hotel/Motel taxes collected were $518,967, of which $181,181 was allocated to the Explore Newnan Coweta and $190,802 for tourism and product development.

4-E. Emergency Services Training Facility

The County Board of Commissioners share in the costs of the Newnan/Coweta Emergency Services Training Facility. A board oversees the day-to-day operations of the training facility which is owned by the City of Newnan. The board is comprised of department heads from the agencies that share in the costs of operating this facility. They are as follows: Newnan Fire Department, Newnan Police Department, Coweta County Chapter American Red Cross, Coweta County E-911/EMA, Coweta County Sheriff's Office, and the Coweta County Fire Department.

4-F. Tax Abatements

Coweta County negotiates economic incentive agreements on an individual basis. The County currently has economic incentive agreements with thirteen entities as of September 30, 2020. The Coweta County Development Authority, by Ga. Laws 1966, p. 1101, continued by Ga. Laws 1985, p. 4173, and the Development Authority of Coweta County, by O.C.G.A. §36-62-1 et seq, are authorized to enter such agreements which allow localities to abate property taxes for a variety of economic development purposes, including business relocation, retention, and expansion. The abatements may be granted to any qualified business located within or relocating to Coweta County. Through a revenue bond validation process, all or a portion of the subject property is held in the Coweta County Development Authority's name, the respective Authority leases the property to the business so that it is not subject to all or a portion of ad valorem taxes for the duration of the economic incentive agreement but rather is valued on the company's lease-hold interest in the property, typically up to ten years for real property and up to five years for personal property. Each economic incentive agreement includes a recapture provision that allows the County to recapture all, or a prorated portion of, the abated ad valorem taxes in the event that the entity does not meet the criteria established in the agreement, such as the number of employees hired and/or the capital investment made within a specified period of time. The County has not made any commitments as part of the agreements other than to reduce taxes. The County is not subject to any economic incentive agreements entered into by other governmental entities.

Under economic incentive agreements entered into by Coweta County, Georgia and the respective Authority, the Coweta County governmental revenues were reduced by $1.025 million for tax year 2019, which is comprised of abatements of $758 thousand in the general fund digest, $245 thousand in the fire fund digest, and $22 thousand in the fire bond digest.

COWETA COUNTY

REQUIRED SUPPLEMENTARY INFORMATION

Coweta County, Georgia

Required Supplementary Information

Schedule of Changes in the County's Net Pension Liability

and Related Ratios

For the Year Ended September 30,

	2020	2019	2018	2017	2016	2015
Total pension liability						
Service cost	$ 900,204	$ 933,611	$ 1,058,253	$ 932,759	$ 1,138,589	$ 1,293,670
Interest	6,379,711	5,856,457	5,157,177	5,042,298	4,580,960	4,136,934
Differences between expected and actual experience	1,444,095	4,719,748	2,957,012	838,440	3,473,268	(3,250,985)
Changes of assumptions	-	-	(5,360,547)	6,001,499	-	(2,864,956)
Benefit payments	(3,473,974)	(3,129,468)	(3,136,703)	(2,738,957)	(2,614,718)	(2,179,619)
Other changes	(88,525)	(227,577)	-	-	1,910,730	-
Net change in total pension liability	5,161,511	8,152,771	675,192	10,076,039	8,488,829	(2,864,956)
Total pension liability-beginning	99,930,645	91,777,874	91,102,682	81,026,643	72,537,814	75,402,770
Total pension liability-ending (a)	$ 105,092,156	$ 99,930,645	$ 91,777,874	$ 91,102,682	$ 81,026,643	$ 72,537,814
Plan fiduciary net position						
Contributions-employer	$ 4,187,426	$ 3,358,537	$ 3,544,026	$ 3,677,208	$ 2,402,782	$ 3,525,709
Contributions-employee	356,784	370,624	372,464	555,692	399,401	436,735
Net investment income	2,937,253	4,562,263	5,504,196	3,213,325	(1,194,125)	1,877,447
Employee contribution refunds	(88,525)	(227,577)	-	-	-	-
Benefit payments	(3,473,974)	(3,129,468)	(3,136,703)	(2,738,957)	(2,614,718)	(2,179,619)
Administrative expense	(33,747)	(32,396)	(29,576)	(27,226)	-	-
Other	-	-	-	(1,027)	-	(451,993)
Net change in plan fiduciary net position	3,885,217	4,901,983	6,254,407	4,679,015	(1,006,660)	3,208,279
Plan fiduciary net position-beginning	64,320,992	59,419,009	53,164,602	48,485,587	49,492,247	46,283,968
Plan fiduciary net position-ending (b)	$ 68,206,209	$ 64,320,992	$ 59,419,009	$ 53,164,602	$ 48,485,587	$ 49,492,247
County's net pension liability (assets) - ending (a) - (b)	$ 36,885,947	$ 35,609,653	$ 32,358,865	$ 37,938,080	$ 32,541,056	$ 23,045,567
Plan fiduciary net position as a percentage of the total pension liability (asset)	64.90%	64.37%	64.74%	58.36%	59.84%	68.23%
Covered payroll	$ 13,477,236	$ 13,885,631	$ 15,492,720	$ 15,875,582	$ 14,706,096	$ 17,598,727
County's net pension liability (asset) as a percentage of covered payroll	273.69%	256.45%	208.86%	238.97%	221.28%	130.95%

Notes to the Schedule:

This schedule will present 10 years of information once its accumulated.

Coweta County, Georgia

Required Supplementary Information

Schedule of the County's Pension Contributions

For the Year Ended September 30,

	2020	2019	2018	2017	2016	2015
Actuarially determined contribution	$ 4,187,426	$ 3,358,537	$ 3,509,113	$ 3,195,675	$ 3,432,836	$ 3,041,900
Contributions in relation to the actuarially determined contribution	4,187,426	3,358,537	3,544,026	3,677,208	2,802,183	3,962,444
Contribution deficiency (excess)	$ -	$ -	$ (34,913)	$ (481,533)	$ 630,653	$ (920,544)
Covered payroll	$ 12,973,964	$ 13,477,236	$ 13,885,631	$ 15,492,720	$ 15,875,582	$ 14,706,096
Contributions as a percentage of covered payroll	32.28%	24.92%	25.52%	23.74%	17.65%	26.94%

Notes to Schedule

Valuation Date:	July 1, 2019
Actuarial cost method	Entry Age Normal
Amortization method	Level dollar, open
Asset valuation method	Smoothed fair value with a 5-year smoothing period
Inflation	2.50%
Salary increases	2.50%
Investment rate of return	6.50% , net of pension plan investment expesnes, including inflation
Retirement age	65
Mortality	Mortality rates were based on RP-2000 Combined Mortality Table with generational projection using Scale AA
Other Information:	This schedule is presented to illustrate the requirement to show information for 10 years. However, a full 10-year trend is not available. The Actuarially determined contribution rate was determined as of July 1, 2019, with an interest adjustment to the fiscal year. Contributions in relation to this actuarially determined contribution rate will be reported for the fiscal year ending September 30, 2020.

Coweta County, Georgia

Required Supplementary Information

Schedule of Investment Returns for the County's Pension Plan

For the Year Ended September 30,

	2020	2019	2018	2017	2016	2015	2014
Annual money-weighted rate of return	7.74%	4.69%	7.75%	10.54%	-2.41%	3.02%	3.46%

Notes to the Schedule:

This schedule will present 10 years of information once its accumulated.

Coweta County Public Library System

Required Supplementary Information

Schedule of Proportionate Share of the Net Pension Liability

Teachers Retirement System of Georgia

For the Year Ended September 30,

	2020	2019	2018	2017	2016	2015
Library System's proportion of the net pension liability	0.008036%	0.008164%	0.008311%	0.008251%	0.008633%	0.008645%
Library System's proportionate share of the net pension liability	$ 1,727,957	$ 1,515,413	$ 1,544,625	$ 1,702,273	$ 1,314,289	$ 1,092,182
Library System's covered payroll during the measurement period	$ 959,140	$ 996,598	$ 967,917	$ 963,535	$ 957,050	$ 910,073
Library System's proportionate share of the net pension liability as a percentage of its covered payroll	180.16%	152.06%	159.58%	176.67%	137.33%	120.01%
Plan fiduciary net position as a percentage of the total pension liability	78.56%	80.27%	79.33%	76.06%	81.44%	84.03%

Notes to the Schedule:

This schedule will present 10 years of information once its accumulated.

Coweta County Public Library System
Required Supplementary Information
Schedule of Contributions
Teachers Retirement System of Georgia
For the Year Ended September 30,

	2020	2019	2018	2017	2016	2015
Contractually required contribution	$ 197,513	$ 208,945	$ 173,119	$ 143,849	$ 136,571	$ 121,926
Contributions in relation to the contractually required contribution	197,513	208,945	173,119	143,849	136,571	121,926
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -
Library System's covered-employee payroll	$ 959,140	$ 996,598	$ 967,917	$ 963,535	$ 957,050	$ 910,073
Contributions as a percentage of covered-employee payroll	20.59%	20.97%	17.89%	14.93%	14.27%	13.40%

Notes to the Schedule:

This schedule will present 10 years of information once its accumulated.

Coweta County, Georgia
Required Supplementary Information
Schedule of Changes in the County's Total OPEB Liability
and Related Ratios
For the Year Ended September 30,

	2020	2019	2018
Total OPEB liability			
Service cost	$ 2,920,556	$ 3,460,307	$ 4,155,481
Interest	3,234,665	2,950,911	2,613,029
Differences between expected and actual experience	(16,401,810)	(318,558)	178,055
Changes of assumptions	16,157,113	(10,689,339)	(12,691,660)
Benefit payments	(796,179)	(562,185)	(992,002)
Other changes	-	-	-
Net change in total OPEB liability	5,114,345	(5,158,864)	(6,737,097)
Total OPEB liability-beginning	77,778,342	82,937,206	89,674,303
Total OPEB liability-ending (a)	$ 82,892,687	$ 77,778,342	$ 82,937,206
Covered payroll	$ 32,141,532	$ 32,141,532	$ 32,141,532
County's total OPEB liability as a percentage of covered employee payroll	257.90%	241.99%	258.04%

Notes to the Schedule:

This schedule will present 10 years of information once its accumulated.

COWETA COUNTY

OTHER SUPPLEMENTARY INFORMATION

COWETA COUNTY

COMBINING AND INDIVIDUAL FUND STATEMENTS AND SCHEDULES

Coweta County, Georgia
General Fund
Schedule of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Taxes	$ 66,928,443	$ 67,443,983	$ 71,185,085	$ 3,741,102
Licenses and permits	3,415,000	4,009,000	4,413,361	404,361
Intergovernmental	1,038,195	1,354,905	2,933,183	1,578,278
Charges for services	6,847,350	6,847,350	6,568,474	(278,876)
Fines and forfeitures	4,382,450	4,382,450	5,866,597	1,484,147
Investment earnings	125,625	125,625	121,070	(4,555)
Contributions and donations	10,000	10,000	2,891	(7,109)
Miscellaneous	76,500	76,500	389,606	313,106
Total revenues	82,823,563	84,249,813	91,480,267	7,230,454
Expenditures				
Current				
General Government				
Commissioners	222,126	229,926	229,830	96
Administrator	908,504	908,504	859,539	48,965
Elections	582,818	858,818	847,148	11,670
Financial administration	1,025,050	944,312	944,300	12
Business license	105,205	109,705	109,691	14
County attorney	200,000	200,000	199,279	721
Information technology	1,372,182	1,330,182	1,288,346	41,836
Human resources	964,740	1,056,973	978,876	78,097
Tax commissioner	1,500,783	1,465,783	1,377,527	88,256
Tax assessor	1,839,757	1,889,757	1,889,198	559
Insurance	2,777,350	2,640,500	2,439,036	201,464
Public buildings	3,530,801	3,399,700	3,325,090	74,610
General county	487,800	462,800	384,632	78,168
Appropriations	97,000	97,150	97,112	38
Total General Government	15,614,116	15,594,110	14,969,604	624,506
Judicial				
Superior court	77,400	74,800	74,702	98
Clerk of superior court	1,575,815	1,575,815	1,527,794	48,021
District attorney	857,752	857,752	857,748	4
State court	504,726	561,926	560,821	1,105
Magistrate court	1,152,443	1,152,443	875,718	276,725
Probate court	861,832	861,832	839,716	22,116
Clerk of state court	736,610	736,610	669,365	67,245

(continued)

Coweta County, Georgia
General Fund
Schedule of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Juvenile court	882,728	910,928	903,460	7,468
Accountability courts	840,988	846,473	690,006	156,467
Supplemental courts	625,527	540,327	497,407	42,920
Solicitor	1,200,378	1,200,378	1,137,039	63,339
Victim witness	277,852	327,952	327,038	914
Indigent defense	775,741	724,441	724,311	130
Pretrial services	90,000	90,000	67,628	22,372
Total Judicial	10,459,792	10,461,677	9,752,753	708,924
Public Safety				
Sheriff	15,875,279	15,750,279	15,749,916	363
Jail	8,064,852	7,711,452	7,691,228	20,224
Work release center	813,487	813,487	807,566	5,921
Community service	1,500	1,500	-	1,500
Correctional institute	4,701,203	4,904,203	4,900,439	3,764
Emergency management	179,027	327,027	326,470	557
Coroner	189,030	250,430	250,397	33
School resource officers	1,763,341	1,962,341	1,961,986	355
Adult probation	905,048	835,048	831,926	3,122
Animal control	1,129,217	1,095,217	1,094,543	674
Total Public Safety	33,621,984	33,650,984	33,614,471	36,513
Public Works				
Public works	4,412,404	4,598,404	4,598,302	102
Roadway construction	641,300	641,300	566,822	74,478
Community lighting/service	225,000	230,110	230,109	1
Equipment expense	2,200	8,300	8,271	29
Storm water division	301,243	356,243	312,066	44,177
Solid waste and recycling	-	64,500	64,440	60
Heavy equipment shop	605,800	605,800	496,517	109,283
Auto shop	70,400	70,400	64,093	6,307
Engineering	962,626	962,626	858,108	104,518
Total Public Works	7,220,973	7,537,683	7,198,728	338,955

(Continued)

Coweta County, Georgia
General Fund
Schedule of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Public Health and Welfare				
Health department	68,132	68,132	68,132	-
Transportation services	204,880	-	-	-
Family and children services	80,000	80,000	79,773	227
Total Public Health and Welfare	353,012	148,132	147,905	227
Recreation and Culture				
Recreation	3,161,680	3,161,680	3,074,807	86,873
Parks	15,000	15,000	-	15,000
Library	2,140,141	2,140,141	2,140,141	-
Total Recreation and Culture	5,316,821	5,316,821	5,214,948	101,873
Housing and Development				
Forestry	18,000	18,000	-	18,000
Building department	995,329	1,589,329	1,589,293	36
Planning and zoning	1,229,603	1,211,603	1,162,219	49,384
Ordinance enforcement	276,044	294,044	293,563	481
County agent	302,642	302,642	245,180	57,462
Development authority	366,047	526,547	526,547	-
Airport	-	326,040	326,040	-
GIS mapping	252,250	252,255	223,090	29,165
Total Housing and Development	3,439,915	4,520,460	4,365,932	154,528
Total expenditures	76,026,613	77,229,867	75,264,341	1,965,526
Excess (deficiency) of revenues over (under) expenditures	6,796,950	7,019,946	16,215,926	9,195,980
Other Financing Sources (Uses):				
Transfers in	273,600	273,600	242,956	(30,644)
Transfers out	(7,070,550)	(7,070,550)	(7,070,550)	-
Total other financing sources (uses)	(6,796,950)	(6,796,950)	(6,827,594)	(30,644)
Net change in fund balance	$ -	$ 222,996	9,388,332	$ 9,165,336
Fund balance, beginning of year			19,354,654	
Fund balance, end of year			$ 28,742,986	

NONMAJOR GOVERNMENTAL FUNDS

Special Revenue Funds

Special revenue funds are used to account for specific revenues that are legally restricted or committed to expenditures for a particular purpose.

Emergency E911 Telephone Services Fund – to account for the cost of providing service to the County as provided in Title 46, Chapter 5 of the Official Code of Georgia Annotated.

Hotel/Motel Fund – to account for taxes charged on rental of hotel/motel rooms as provided in Title 48, Chapter 13 of the Official Code of Georgia Annotated. These funds are used for the promotion of tourism, conventions and trade shows in the County.

Law Library Fund – to account for funds collected from fines and forfeitures to be used to maintain the Law Library as provided in Title 36, Chapter 15 of the Official Code of Georgia Annotated.

Sheriff's Programs Fund – to account for funds from seizures to be used for law enforcement activities.

Drug Abuse Treatment Education (DATE) Fund – to account for funds collected from fines and forfeitures to be used for drug abuse, treatment, and education.

5311 Transit Fund – to account for the 5311 transit program funds to be used for the programs transit services to business, commercial, and activity centers in the county.

Capital Projects Funds

Capital projects funds are used to account for the acquisition and construction of major capital facilities other than those financed by proprietary and trust funds.

Capital Expenditures Fund – to account for capital projects primarily funded with general fund sources. Management believes that the government can more effectively account for these projects through a separate capital projects fund.

Coweta County, Georgia
Combining Balance Sheet
Nonmajor Governmental Funds - By Fund Type
September 30, 2020

	Nonmajor Special Revenue Funds	Nonmajor Capital Expenditures Fund	Total Nonmajor Governmental Funds
Assets			
Cash and cash equivalents	$ 1,214,374	$ 1,819,628	$ 3,034,002
Receivables:			
Accounts	576,805	15,207	592,012
Intergovernmental	1,904	-	1,904
Due from other funds	-	621	621
Total Assets	$ 1,793,083	$ 1,835,456	$ 3,628,539
Liabilities and Fund Balances			
Liabilities			
Accounts payable	$ 62,711	$ 111,698	$ 174,409
Accrued expenditures	120,935	-	120,935
Due to other funds	99,498	-	99,498
Total Liabilities	283,144	111,698	394,842
Fund Balances			
Restricted for:			
Special programs	1,510,421	-	1,510,421
Assigned for:			
Capital projects	-	1,723,758	1,723,758
Unassigned	(482)	-	(482)
Total Fund Balances	1,509,939	1,723,758	3,233,697
Total Liabilities and Fund Balances	$ 1,793,083	$ 1,835,456	$ 3,628,539

Coweta County, Georgia
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Nonmajor Governmental Funds - By Fund Type
For the Year Ended September 30, 2020

	Nonmajor Special Revenue Funds	Nonmajor Capital Expenditures Fund	Total Nonmajor Governmental Funds
Revenues			
Taxes	$ 518,967	$ -	$ 518,967
Intergovernmental	481,117	-	481,117
Charges for services	3,422,396	-	3,422,396
Fines and forfeitures	423,101	-	423,101
Investment earnings	4,167	-	4,167
Contributions and donations	31,890	-	31,890
Miscellaneous	61	158,672	158,733
Total Revenues	4,881,699	158,672	5,040,371
Expenditures			
Current			
Judicial	151,643	-	151,643
Public safety	3,953,110	-	3,953,110
Public health and welfare	506,673	-	506,673
Housing and development	371,984	-	371,984
Capital Outlay	-	2,763,998	2,763,998
Total Expenditures	4,983,410	2,763,998	7,747,408
Excess (Deficiency) of Revenues Over (Under) Expenditures	(101,711)	(2,605,326)	(2,707,037)
Other Financing Sources (Uses)			
Insurance recoveries	-		-
Transfers in	-	2,785,832	2,785,832
Transfers out	(242,956)	-	(242,956)
Total Other Financing Sources (Uses)	(242,956)	2,785,832	2,542,876
Net Change in Fund Balances	(344,667)	180,506	(164,161)
Fund Balances Beginning of Year	1,854,606	1,543,252	3,397,858
Fund Balances End of Year	$ 1,509,939	$ 1,723,758	$ 3,233,697

Coweta County, Georgia
Combining Balance Sheet
Nonmajor Special Revenue Funds
September 30, 2020

	Emergency E911 Telephone Services Fund	Hotel/Motel Fund	Law Library Fund	Sheriff's Programs Fund	DATE Fund	5311 Transit Fund	Total Nonmajor Special Revenue Funds
Assets							
Cash and cash equivalents	$ -	$ -	$ 49,093	$ 637,342	$ 420,495	$ 107,444	$ 1,214,374
Receivables:							
Accounts	495,739	81,066	-	-	-	-	576,805
Intergovernmental	-	-	-	-	1,904	-	1,904
Total Assets	$ 495,739	$ 81,066	$ 49,093	$ 637,342	$ 422,399	$ 107,444	$ 1,793,083
Liabilities and Fund Balances							
Liabilities							
Accounts payable	$ 4,021	$ 1,375	$ -	$ -	$ 7,147	$ 50,168	$ 62,711
Accrued expenditures	67,713	50,596	-	-	2,626	-	120,935
Due to other funds	69,921	29,577	-	-	-	-	99,498
Total Liabilities	141,655	81,548	-	-	9,773	50,168	283,144
Fund Balances							
Restricted for							
Special programs	354,084	-	49,093	637,342	412,626	57,276	1,510,421
Unassigned	-	(482)	-	-	-	-	(482)
Total Fund Balance	354,084	(482)	49,093	637,342	412,626	57,276	1,509,939
Total Liabilities and Fund Balances	$ 495,739	$ 81,066	$ 49,093	$ 637,342	$ 422,399	$ 107,444	$ 1,793,083

Coweta County, Georgia
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Nonmajor Special Revenue Funds
For the Year Ended September 30, 2020

	Emergency E911 Telephone Services Fund	Hotel Motel Fund	Law Library Fund	Sheriff's Programs Fund	DATE Fund	5311 Transit Fund	Total Nonmajor Special Revenue Funds
Revenues							
Taxes	$ -	$ 518,967	$ -	$ -	$ -	$ -	$ 518,967
Intergovernmental	-	-	-	-	-	481,117	481,117
Charges for services	3,117,218	222	-	222,124	-	82,832	3,422,396
Fines and forfeitures	-	-	25,946	284,131	113,024	-	423,101
Investment earnings	106	67	-	-	3,994	-	4,167
Contributions and donations	-	-	-	31,890	-	-	31,890
Miscellaneous	61	-	-	-	-	-	61
Total Revenues	3,117,385	519,256	25,946	538,145	117,018	563,949	4,881,699
Expenditures							
Current							
Judicial	-	-	21,070	-	130,573	-	151,643
Public safety	3,147,050	-	-	788,994	17,066	-	3,953,110
Public health and welfare	-	-	-	-	-	506,673	506,673
Housing and development	-	371,984	-	-	-	-	371,984
Total Expenditures	3,147,050	371,984	21,070	788,994	147,639	506,673	4,983,410
Excess (Deficiency) of Revenues Over (Under) Expenditures	(29,665)	147,272	4,876	(250,849)	(30,621)	57,276	(101,711)
Other Financing Sources (Uses)							
Transfers out	-	(242,956)	-	-	-	-	(242,956)
Net Change in Fund Balances	(29,665)	(95,684)	4,876	(250,849)	(30,621)	57,276	(344,667)
Fund Balances Beginning of Year	383,749	95,202	44,217	888,191	443,247	-	1,854,606
Fund Balances End of Year	$ 354,084	$ (482)	$ 49,093	$ 637,342	$ 412,626	$ 57,276	$ 1,509,939

Coweta County, Georgia
Emergency E911 Telephone System Fund
Schedule of Revenues, Expenditures and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Charges for services	$ 3,215,000	$ 3,215,000	$ 3,117,218	$ (97,782)
Investment earnings	350	350	106	(244)
Commissions	-	-	61	61
Total Revenues	3,215,350	3,215,350	3,117,385	(97,965)
Expenditures				
Current				
Public safety	3,314,427	3,314,427	3,147,050	167,377
Excess (Deficiency) of Revenues Over (Under) Expenditures	$ (99,077)	$ (99,077)	(29,665)	$ 69,412
Fund Balances Beginning of Year			383,749	
Fund Balances End of Year			$ 354,084	

Coweta County, Georgia
Hotel/Motel Fund
Schedule of Revenues, Expenditures and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Taxes	$ 661,200	$ 661,200	$ 518,967	$ (142,233)
Charges for services	6,000	6,000	222	(5,778)
Investment earnings	1,750	1,750	67	(1,683)
Total Revenues	668,950	668,950	519,256	(149,694)
Expenditures				
Current				
Housing and development	387,600	387,600	371,984	15,616
Excess (Deficiency) of Revenues Over(Under) Expenditures	281,350	281,350	147,272	(134,078)
Other Financing Sources (Uses)				
Transfers out	(273,600)	(273,600)	(242,956)	30,644
Net Change in Fund Balances	$ 7,750	$ 7,750	(95,684)	$ (103,434)
Fund Balances Beginning of Year			95,202	
Fund Balances End of Year			$ (482)	

Coweta County, Georgia
Law Library Fund
Schedule of Revenues, Expenditures, and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Fines and forfeitures	$ 35,000	$ 35,000	$ 25,946	$ (9,054)
Expenditures				
Current				
Judicial	35,000	35,000	21,070	13,930
Excess (Deficiency) of Revenues Over (Under) Expenditures	$ -	$ -	4,876	$ 4,876
Fund Balances Beginning of Year			44,217	
Fund Balances End of Year			$ 49,093	

Coweta County, Georgia
Sheriff's Programs Fund
Schedule of Revenues, Expenditures and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Charges for services	$ -	$ 225,000	$ 222,124	$ (2,876)
Fines and forfeitures	350,000	285,000	284,131	(869)
Contributions and donations	-	32,000	31,890	(110)
Total Revenues	350,000	542,000	538,145	(3,855)
Expenditures				
Current				
Public safety	350,000	790,000	788,994	1,006
Excess (Deficiency) of Revenues Over (Under) Expenditures	$ -	$ (248,000)	(250,849)	$ (2,849)
Fund Balances Beginning of Year			888,191	
Fund Balances End of Year			$ 637,342	

Coweta County, Georgia
DATE Fund
Schedule of Revenues, Expenditures and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Fines and forefeitures	$ 135,000	$ 135,000	$ 113,024	$ (21,976)
Investment earnings	7,500	7,500	3,994	(3,506)
Total Revenues	142,500	142,500	117,018	(25,482)
Expenditures				
Current				
Judicial	114,000	130,573	130,573	-
Public safety	28,500	17,714	17,066	648
Total Expenditures	142,500	148,287	147,639	648
Excess (Deficiency) of Revenues Over (Under) Expenditures	$ -	$ (5,787)	(30,621)	$ (24,834)
Fund Balances Beginning of Year			443,247	
Fund Balances End of Year			$ 412,626	

Coweta County, Georgia
5311 Transit Fund
Schedule of Revenues, Expenditures and
Changes in Fund Balances - Budget and Actual
For the Year Ended September 30, 2020

	Original Budget	Final Budget	Actual	Variance With Final Budget
Revenues				
Intergovernmental	$ 90,545	$ 340,545	$ 481,117	$ 140,572
Charges for services	-	83,000	82,832	(168)
Total Revenues	90,545	423,545	563,949	140,404
Expenditures				
Current				
Public health and welfare	-	510,780	506,673	4,107
Total Expenditures	-	510,780	506,673	4,107
Excess (Deficiency) of Revenues Over (Under) Expenditures	$ 90,545	$ (87,235)	57,276	$ 144,511
Fund Balances Beginning of Year			-	
Fund Balances End of Year			$ 57,276	

FIDUCIARY FUNDS

Agency Funds

Agency funds are used to account for assets held by the government as an agent for individuals, private organizations, other governments and/or other funds.

Tax Commissioner – to account for the collection of property taxes, motor vehicle tag and title fees and mobile home fees, etc. which are disbursed to various taxing units.

Clerk of Superior Court – to account for the collection of various fines, forfeitures, jury fund receipts, real estate transfer taxes, recording of intangibles, fees, civil awards, etc. which are disbursed to various taxing units and other parties.

Probate Court – to account for the collection of fees for firearms, licenses, certificates, marriage licenses, etc. which are disbursed to various taxing units and other parties.

Magistrate Court – to account for the collection of fees for garnishments and small claims, etc. which are disbursed to various taxing units and other parties.

Clerk of State Court – to account for the collection of various fines, forfeitures, fees, etc., which are disbursed to various taxing units and other parties.

Sheriff – to account for the collection of cash bonds, fines, forfeitures, fifas, etc. which are disbursed to various taxing units and other parties.

Coweta County, Georgia
Combining Statement of Changes in Assets and Liabilities
Agency Funds
For the Year Ended September 30, 2020

	Balance October 01, 2019	Additions	Deductions	Balance September 30, 2020
Tax Commissioner				
Assets				
Cash and cash equivalents	$ 2,191,906	$ 181,635,087	$ 181,554,699	$ 2,272,294
Property taxes receivable	712,442	147,716,423	147,360,520	1,068,345
Total Assets	$ 2,904,348	$ 329,351,510	$ 328,915,219	$ 3,340,639
Liabilities				
Taxes payable to others upon collection	$ 712,442	$ 147,716,423	$ 147,360,520	$ 1,068,345
Due to others	2,191,906	181,635,087	181,554,699	2,272,294
Total Liabilities	$ 2,904,348	$ 329,351,510	$ 328,915,219	$ 3,340,639
Clerk of Superior Court				
Assets				
Cash and cash equivalents	$ 1,155,408	$ 11,888,120	$ 11,600,279	$ 1,443,249
Liabilities				
Due to others	$ 1,155,408	$ 11,888,120	$ 11,600,279	$ 1,443,249
Probate Court				
Assets				
Cash and cash equivalents	$ 3,732	$ 708,386	$ 706,534	$ 5,584
Liabilities				
Due to others	$ 3,732	$ 708,386	$ 706,534	$ 5,584
Magistrate Court				
Assets				
Cash and cash equivalents	$ 52,552	$ 644,458	$ 670,699	$ 26,311
Liabilities				
Due to others	$ 52,552	$ 644,458	$ 670,699	$ 26,311
Clerk of State Court				
Assets				
Cash and cash equivalents	$ 411,714	$ 4,231,995	$ 4,160,570	$ 483,139
Liabilities				
Due to others	$ 411,714	$ 4,231,995	$ 4,160,570	$ 483,139

Coweta County, Georgia
Combining Statement of Changes in Assets and Liabilities
Agency Funds
For the Year Ended September 30, 2020

	Balance October 01, 2019	Additions	Deductions	Balance September 30, 2020
Sheriff				
Assets				
Cash and cash equivalents	$ 220,249	$ 1,682,922	$ 1,632,063	$ 271,108
Liabilities				
Due to others	$ 220,249	$ 1,682,922	$ 1,632,063	$ 271,108
Total				
Assets				
Cash and cash equivalents	$ 4,035,561	$ 200,790,968	$ 200,324,844	$ 4,501,685
Property taxes receivable	712,442	147,716,423	147,360,520	1,068,345
Total Assets	$ 4,748,003	$ 348,507,391	$ 347,685,364	$ 5,570,030
Liabilities				
Taxes payable to others upon collection	$ 712,442	$ 147,716,423	$ 147,360,520	$ 1,068,345
Due to others	4,035,561	200,790,968	200,324,844	4,501,685
Total Liabilities	$ 4,748,003	$ 348,507,391	$ 347,685,364	$ 5,570,030

COWETA COUNTY

COMPONENT UNITS

COMPONENT UNITS

Component units are legally separate organizations for which the elected officials of the primary government are financial accountable.

This section provides information only for those component units that do NOT prepare separate financial statements.

Library System – to account for the library services provided to all citizens of Coweta County through library headquarters in Newnan, Georgia and three branch facilities.

Airport Authority – to account for all activities related to the airport in Coweta County.

Development Authority – to account for economic development activities within Coweta County.

Coweta County, Georgia
Library System
(A Component Unit of Coweta County, Georgia)
Balance Sheet
September 30, 2020

Assets		
Cash and cash equivalents	$	431,256
Receivables -		
Accounts		585
Prepaid expenditures		23,741
Total Assets	$	455,582
Liabilities		
Accounts payable	$	19,955
Accrued expenditures		77,491
Compensated absences		414
Total Liabilities		97,860
Fund Balances		
Nonspendable -		
Prepaid expenditures		23,741
Unassigned		333,981
Total Fund Balances		357,722
Total Liabilities and Fund Balances	$	455,582

Coweta County, Georgia
Library System
(A Component Unit of Coweta County, Georgia)
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Year Ended September 30, 2020

Revenues		
Intergovernmental	$	2,539,627
Fines and forfeitures		21,660
Investment earnings		98
Total Revenues		2,561,385
Expenditures		
Current		
Recreation and culture		2,188,642
Capital outlay		61,134
Total Expenditures		2,249,776
Excess of Revenues over Expenditures		311,609
Fund Balances Beginning of Year		46,113
Fund Balances End of Year	$	357,722

Coweta County, Georgia
Airport Authority
(A Component Unit of Coweta County, Georgia)
Statement of Net Position
September 30, 2020

Assets		
Cash and cash equivalents	$	68,060
Receivables -		
Accounts		34,953
Inventory		39,587
Capital assets:		
Nondepreciable		1,068,232
Depreciable, net		13,064,096
Total Assets		14,274,928
Deferred Outflows of Resources		
Deferred outflows related to OPEB		48,745
Liabilities		
Accounts payable		29,135
Accrued expenses		12,678
Due to primary government		288,604
Due to others		150
Amounts held in trust		9,001
Unearned revenue		5,067
Noncurrent liabilities		
Due within one year -		
Long-term obligations		78,948
Due in more than one year:		
Long-term obligations		399,175
Net OPEB liability		265,257
Total Liabilities		1,088,015
Deferred Inflows of Resources		
Deferred inflows related to OPEB		102,556
Net Position		
Net investment in capital assets		13,687,520
Unrestricted (deficit)		(554,418)
Total Net Position	$	13,133,102

Coweta County, Georgia
Airport Authority
(A Component Unit of Coweta County, Georgia)
Statement of Revenues, Expenses and Changes in Fund Net Position
For the Year Ended September 30, 2020

Operating Revenues		
Charges for services	$	803,189
Operating Expenses		
Personal services		345,978
Supplies		2,870
Other services and charges		31,605
Depreciation		617,154
Professional fees		28,778
Repairs and maintenance		30,755
Utilities		27,438
Cost of goods sold		382,357
Total Operating Expenses		1,466,935
Operating Loss		(663,746)
Nonoperating Revenues (Expenses)		
Intergovernmental revenue		195,275
Investment earnings		11
Operating grant from Coweta County		326,040
Interest expense		(16,488)
Total Nonoperating Revenues (Expenses)		504,838
Change in Net Position		(158,908)
Net Position Beginning of Year		13,292,010
Net Position End of Year	$	13,133,102

Coweta County, Georgia
Airport Authority
Statement of Cash Flows
For the Year Ended September 30, 2020

Increase (Decrease) in Cash and Cash Equivalents		
Cash Flows from Operating Activities		
Cash received from customers	$	820,028
Payments to suppliers		(754,819)
Payments to employees		(328,682)
Net Cash Provided (Used) by Operating Activities		(263,473)
Cash Flows from Non-Capital Financing Activities		
Operating grant from County		326,040
Cash Flows from (to) Capital Financing Activities		
Acquistion and construction of capital assets		(186,019)
Intergovernmental		195,275
Principal payments on debt		(53,737)
Interest paid		(16,488)
Net Cash Used in Capital Financing Activities		(60,969)
Cash Flows from Investing Activities		
Investment earnings		11
Net Increase in Cash and Cash Equivalents		1,609
Cash and Cash Equivalents Beginning of Year		66,451
Cash and Cash Equivalents End of Year	$	68,060
Reconciliation of Operating Loss to Net Cash Provided by (Used in) Operating Activities		
Operating Loss	$	(663,746)
Adjustments to reconcile operating loss to net cash provided by (used in) operating activities		
Depreciation		617,154
(Increase) Decrease in Assets:		
Accounts receivable		(15,265)
Inventory		(3,840)
Deferred outflows of resources		(45,775)
Increase (Decrease) in Liabilities:		
Accounts payable		(247,176)
Accrued expenses		1,785
Due to primary government		41,373
Amounts held in trust		1,475
Unearned revenue		(10,744)
Compensated absences payable		6,234
Net OPEB liability		16,366
Deferred inflows of resources		38,686
Net Cash Provided (Used) by Operating Activities	$	(263,473)

Coweta County, Georgia
Development Authority
(A Component Unit of Coweta County, Georgia)
Statement of Net Position
September 30, 2020

Assets		
Cash and cash equivalents	$	364,176
Receivables -		
Intergovernmental		1,002
Due from primary government		50,000
Capital assets:		
Nondepreciable		189,150
Depreciable, net		3,466
Total Assets		607,794
Liabilities		
Accounts payable		8,758
Accrued expenses		5,285
Due to primary government		1,590
Noncurrent liabilities:		
Due within one year -		
Long-term obligations		6,409
Due in more than one year:		
Long-term obligations		2,746
Total Liabilities		24,788
Net Position		
Investment in capital assets		192,616
Unrestricted		390,390
Total Net Position	$	583,006

Coweta County, Georgia
Development Authority
(A Component Unit of Coweta County, Georgia)
Statement of Revenues, Expenses and Changes in Fund Net Position
For the Year Ended September 30, 2020

Operating Revenues	
Charges for services	$ -
Operating Expenses	
Personal services	(274,100)
Other services and charges	130,730
Depreciation	1,155
Utilities	2,273
Total Operating Expenses	(139,942)
Operating Income	139,942
Nonoperating Revenues (Expenses)	
Investment earnings	3,518
Other income	27,855
Operating grant from Coweta County	526,547
Intergovernmental expense	(264,000)
Donations	216
Total Nonoperating Revenues (Expenses)	294,136
Change in Net Position	434,078
Net Position Beginning of Year	148,928
Net Position End of Year	$ 583,006

Coweta County, Georgia
Development Authority
Statement of Cash Flows
For the Year Ended September 30, 2020

Increase (Decrease) in Cash and Cash Equivalents		
Cash Flows from Operating Activities		
Payments to suppliers	$	(147,096)
Payments to employees		(190,586)
Net Cash Used in Operating Activities		(337,682)
Cash Flows from (to) Non-Capital Financing Activities		
Operating grant from Coweta County		526,547
Intergovernmental expense		(264,000)
Donations		216
Non-capital other income		27,855
Net Cash Provided by Non-Capital Financing Activities		290,618
Cash Flows from Investing Activities		
Investment earnings		3,518
Net Cash Provided by Investing Activities		3,518
Net Decrease in Cash and Cash Equivalents		(43,546)
Cash and Cash Equivalents Beginning of Year		407,722
Cash and Cash Equivalents End of Year	$	364,176
Reconciliation of Operating Income to Net Cash Provided by (Used in) Operating Activities		
Operating Income	$	139,942
Adjustments to reconcile operating income (loss) to net cash provided (used) by operating activities		
Depreciation		1,155
(Increase) Decrease in Assets -		
Accounts receivable		(492)
Deferred outflows of resources		4,455
Increase (Decrease) in Liabilities:		
Accounts payable		(15,719)
Accrued expenses		1,426
Due to primary government		692
Compensated absences		-
Net OPEB liability		(373,336)
Deferred inflows of resources		(95,805)
Net Cash Used in Operating Activities	$	(337,682)

COWETA COUNTY

STATISTICAL SECTION
(Unaudited)

The statistical section includes selected financial and general information presented on a multi-year comparative basis. The statistics are used to provide detail data on the physical, economic social and political characteristics of the County government. They are intended to provide the financial report user with a broader and more complete understanding of the government and its financial affairs than is possible from the basic financial statements.

Coweta County, Georgia

Introduction to Statistical Section

(Unaudited)

This part of Coweta County's comprehensive annual financial report presents detailed information as a context for understanding this year's financial statements, note disclosures, and supplementary information. This information is unaudited.

Contents	***Exhibits***
Financial Trends These tables contain trend information that may assist the reader in assessing the County's current financial performance by placing it in historical perspective.	I - XI-A
Revenue Capacity These tables contain information that may assist the reader in assessing the viability of the County's two most significant "own-source" revenue sources, property taxes and sales taxes.	XII-XVI
Debt Capacity These tables present information that may assist the reader in analyzing the affordability of the County's current levels of outstanding debt and the County's ability to issue additional debt in the future.	XVII-XX
Demographic and Economic Information These tables present demographic and economic information intended (1) to assist users in understanding the socioeconomic environment within which the County operates and (2) to provide information that facilitates comparisons of financial statement information over time and among counties.	XXI-XXII
Operating Information These tables contain service and infrastructure indicators that can inform one's understanding how the information in the County's financial statements relates to the services the County provides and the activities it performs.	XXIII-XXV

Data Source:

Unless otherwise noted, the information in these tables is derived from the comprehensive annual financial report for the applicable year.

Coweta County, Georgia
Changes in Net Position - Governmental Activities (Unaudited)
Last Ten Fiscal Years
(accrual basis of accounting)

	For The Fiscal Year Ended September 30,									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Expenses:										
General government	$ 13,633,094	$ 14,490,922	$ 19,273,962	$ 22,603,697	$ 20,901,037	$ 22,786,157	$ 23,375,375	$ 22,708,169	$ 23,841,253	$ 25,490,107
Judicial	8,396,403	8,485,683	9,327,945	9,757,350	10,231,876	10,424,112	10,667,773	11,039,175	11,089,538	11,192,130
Public safety	45,166,786	45,673,376	47,743,116	52,537,810	50,193,179	53,366,857	50,952,642	53,776,465	55,872,330	59,022,122
Public works	31,883,119	33,804,025	35,444,836	33,589,345	35,956,430	30,796,927	35,699,334	32,379,510	31,854,825	35,300,124
Public health and welfare	375,839	356,609	369,813	446,917	520,211	404,368	449,705	331,850	311,438	1,562,042
Recreation and culture	5,839,791	6,184,988	6,389,537	6,245,811	6,544,983	6,265,147	5,685,352	6,032,286	6,646,108	6,512,053
Housing and development	2,877,914	2,548,643	3,014,689	3,604,493	3,243,043	2,433,023	2,570,721	3,842,994	3,442,172	4,863,339
Interest and fiscal charges	1,588,379	1,286,561	712,560	740,471	686,237	440,954	461,750	428,047	709,031	712,311
Total Expenses	109,761,325	112,830,807	122,276,458	129,525,894	128,276,996	126,917,545	129,862,652	130,538,496	133,766,695	144,654,228
Program Revenues:										
Charges for services:										
General government	2,833,101	2,462,307	3,002,561	2,524,903	2,770,051	4,345,709	3,320,419	3,359,931	3,433,894	3,738,957
Judicial system	4,619,402	4,714,932	4,502,770	4,371,311	4,086,120	4,388,412	4,271,261	4,323,521	4,599,526	6,164,897
Public safety	5,371,877	5,653,080	5,306,829	5,245,331	7,151,150	9,060,906	5,871,874	6,112,677	6,529,279	7,085,462
Public works	112,375	116,861	114,127	114,112	114,777	124,501	120,221	123,722	126,241	126,815
Recreation and culture	448,156	419,434	411,053	435,427	449,693	428,792	396,451	331,902	359,987	106,946
Housing and development	2,393,803	2,129,603	2,190,020	2,157,902	2,242,479	2,511,011	2,640,280	3,154,629	3,086,929	3,943,032
Operating grants and contributions	751,586	507,858	825,015	1,337,208	934,103	986,005	1,261,800	1,070,011	1,399,563	5,813,012
Capital grants and contributions	3,599,774	3,198,899	6,666,318	5,746,715	3,613,629	8,108,441	9,131,467	14,226,887	13,597,989	17,877,125
Total Program Revenues	20,130,074	19,202,974	23,018,693	21,932,909	21,362,002	29,953,777	27,013,773	32,703,280	33,133,408	44,856,246
Net (Expense) Revenue	(89,631,251)	(93,627,833)	(99,257,765)	(107,592,985)	(106,914,994)	(96,963,768)	(102,848,879)	(97,835,216)	(100,633,287)	(99,797,982)
General Revenues:										
Taxes:										
Property	38,339,081	39,266,300	39,100,587	39,960,940	41,774,594	41,382,929	46,613,040	50,761,370	55,073,846	58,484,682
Sales	32,919,868	35,659,932	33,177,388	32,495,519	33,733,258	33,314,075	34,708,550	36,902,751	40,358,780	45,574,448
Insurance premium	3,616,163	3,863,206	4,015,182	4,230,083	4,529,759	4,820,499	5,189,984	5,585,103	5,982,974	6,355,034
Real estate	915,729	1,192,655	1,544,676	1,154,876	1,601,260	1,800,682	1,883,360	2,170,499	2,214,898	2,966,577
Other	1,656,239	1,595,570	1,802,689	1,944,945	2,038,314	2,428,949	2,371,842	2,361,497	2,446,348	2,631,579
Unrestricted investment earnings	390,006	217,984	70,722	21,252	40,215	30,897	27,242	89,752	322,309	285,187
Gain/(Loss) on sale of capital assets	80,958	-	-	-	-	-	-	205,877	(11,118)	-
Miscellaneous	-	-	-	-	25,001	84,750	-	46,719	15,600	-
Transfers	(546,128)	(787,343)	(643,004)	(708,141)	(211,670)	(282,286)	(3,720,832)	(2,725,888)	(3,360,251)	(3,821,199)
Total General Revenues	77,371,916	81,008,304	79,068,240	79,099,474	83,530,731	83,580,495	87,073,186	95,397,680	103,043,386	112,476,308
Change in Net Position [1]	$ (12,259,335)	$ (12,619,529)	$ (20,189,525)	$ (28,493,511)	$ (23,384,263)	$ (13,383,273)	$ (15,775,693)	$ (2,437,536)	$ 2,410,099	$ 12,678,326

Notes:
1 This amount does not include any prior period restatements.
In 2011, the County implemented GASB 54.

Data Source:
Applicable years' comprehensive annual financial report.

Coweta County, Georgia

Changes in Net Position - Governmental Activities - Percentage of Total (Unaudited)

Last Ten Fiscal Years

(accrual basis of accounting)

	For The Fiscal Year Ended September 30,									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Expenses:										
General government	12.4%	12.8%	15.8%	17.5%	16.3%	18.0%	18.0%	17.4%	17.8%	17.6%
Judicial	7.6%	7.5%	7.6%	7.5%	8.0%	8.2%	8.2%	8.5%	8.3%	7.7%
Public safety	41.2%	40.5%	39.0%	40.6%	39.1%	42.0%	39.2%	41.2%	41.8%	40.8%
Public works	29.0%	30.0%	29.0%	25.9%	28.0%	24.3%	27.5%	24.8%	23.8%	24.4%
Public health and welfare	0.3%	0.3%	0.3%	0.3%	0.4%	0.3%	0.3%	0.3%	0.2%	1.1%
Recreation and culture	5.3%	5.5%	5.2%	4.8%	5.1%	4.9%	4.4%	4.6%	5.0%	4.5%
Housing and development	2.6%	2.3%	2.5%	2.8%	2.5%	1.9%	2.0%	2.9%	2.6%	3.4%
Interest and fiscal charges	1.6%	1.1%	0.6%	0.6%	0.6%	0.4%	0.4%	0.3%	0.5%	0.5%
Total Expenses	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
Program Revenues:										
Charges for services:										
General government	14.1%	12.8%	13.0%	11.5%	13.0%	14.5%	12.3%	10.3%	10.4%	8.3%
Judicial system	22.9%	24.6%	19.6%	19.9%	19.1%	14.7%	15.8%	13.2%	13.9%	13.7%
Public safety	26.7%	29.4%	23.1%	23.9%	33.5%	30.2%	21.7%	18.7%	19.7%	15.8%
Public works	0.6%	0.6%	0.5%	0.5%	0.5%	0.4%	0.4%	0.4%	0.4%	0.3%
Recreation and culture	2.2%	2.2%	1.8%	2.0%	2.1%	1.4%	1.5%	1.0%	1.1%	0.2%
Housing and development	11.9%	11.1%	9.5%	9.8%	10.5%	8.4%	9.8%	9.6%	9.3%	8.8%
Operating grants and contributions	3.7%	2.6%	3.6%	6.1%	4.4%	3.3%	4.7%	3.3%	4.2%	13.0%
Capital grants and contributions	17.9%	16.7%	28.9%	26.3%	16.9%	27.1%	33.8%	43.5%	41.0%	39.9%
Total Program Revenues	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
General Revenues:										
Taxes:										
Property	49.6%	48.5%	49.5%	50.5%	50.0%	49.5%	53.5%	53.2%	53.4%	52.0%
Sales	42.5%	44.0%	42.0%	41.1%	40.4%	39.9%	39.9%	38.7%	39.2%	40.5%
Insurance premium	4.7%	4.8%	5.1%	5.3%	5.4%	5.8%	6.0%	5.9%	5.8%	5.7%
Real estate	1.2%	1.5%	2.0%	1.5%	1.9%	2.2%	2.2%	2.3%	2.1%	2.6%
Other	2.1%	2.0%	2.3%	2.5%	2.4%	2.9%	2.7%	2.5%	2.4%	2.3%
Unrestricted investment earnings	0.5%	0.3%	0.1%	0.0%	0.0%	0.0%	0.1%	0.1%	0.3%	0.3%
Gain/(Loss) on sale of capital assets	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.2%	0.0%	0.0%
Miscellaneous	0.0%	0.0%	0.0%	0.0%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%
Transfers	-0.7%	-1.1%	-1.0%	-0.9%	-0.1%	-0.4%	-4.4%	-2.9%	-3.2%	-3.4%
Total General Revenues	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

Notes:

In 2011, the County implemented GASB 54.

Data Source:

Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Changes in Net Position - Business-type Activities
Last Ten Fiscal Years
(accrual basis of accounting)

	For The Fiscal Year Ended September 30									
Source	**2011**	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Expenses -										
EMS	$ -	$ -	$ -	$ -	$ -	$ -	$ 5,666,878	$ 6,749,094	$ 7,035,823	$ 7,832,128
Solid waste disposal facility	1,253,851	1,234,234	1,048,123	1,319,485	1,344,471	1,437,792	1,434,477	1,449,215	1,160,720	1,866,912
Total Expenses	1,253,851	1,234,234	1,048,123	1,319,485	1,344,471	1,437,792	7,101,355	8,198,309	8,196,543	9,699,040
Program Revenues:										
Charges for services -										
EMS	-	-	-	-	-	-	3,250,634	3,136,113	3,121,052	2,916,313
Solid waste disposal facility	677,920	609,987	630,000	723,963	738,803	966,100	1,032,328	1,117,560	1,336,681	1,270,951
Operating grants and contributions	169,855	-	61,675	24,673	15,612	30,738	27,419	330,477	113,407	1,300,153
Total Program Revenues	847,775	609,987	691,675	748,636	754,415	996,838	4,310,381	4,584,150	4,571,140	5,487,417
Net (Expense) Revenue	(406,076)	(624,247)	(356,448)	(570,849)	(590,056)	(440,954)	(2,790,974)	(3,614,159)	(3,625,403)	(4,211,623)
General Revenues:										
Investment earnings	-	-	-	-	-	-	-	-	-	-
Transfers	546,128	787,343	643,004	708,141	211,670	282,286	3,720,832	2,725,888	3,360,251	3,821,199
Total General Revenues	546,128	787,343	643,004	708,141	211,670	282,286	3,720,832	2,725,888	3,360,251	3,821,199
Change in Net Position [1]	$ 140,052	$ 163,096	$ 286,556	$ 137,292	$ (378,386)	$ (158,668)	$ 929,858	$ (888,271)	$ (265,152)	$ (390,424)

Notes:

1 This amount does not include any prior period restatements.
In 2011, the County implemented GASB 54.
In 2017, the County transferred the EMS activity to the EMS Fund from the General Fund.

Data Source:

Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Changes in Net Position - Total
Last Ten Fiscal Years
(accrual basis of accounting)

	For the Fiscal Year Ended September 30									
Source	**2011**	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Expenses:										
Governmental activities[1]	$ 109,761,325	$ 112,830,807	$122,276,458	$ 129,525,894	$ 128,276,996	$ 126,917,545	$ 129,862,652	$ 130,538,496	$ 133,766,695	$ 144,654,228
Business-type activities[2]	1,253,851	1,234,234	1,048,123	1,319,485	1,344,471	1,437,792	7,101,355	8,198,309	8,196,543	9,699,040
Total Expenses	111,015,176	114,065,041	123,324,581	130,845,379	129,621,467	128,355,337	136,964,007	138,736,805	141,963,238	154,353,268
Program Revenues:										
Governmental activities[1]	20,130,074	19,202,974	23,018,693	21,932,909	21,362,002	29,953,777	27,013,773	32,703,280	33,133,408	44,856,246
Business-type activities[2]	847,775	609,987	691,675	748,636	754,415	996,838	4,310,381	4,584,150	4,571,140	5,487,417
Total Program Revenues	20,977,849	19,812,961	23,710,368	22,681,545	22,116,417	30,950,615	31,324,154	37,287,430	37,704,548	50,343,663
Net (Expense) Revenue	(90,037,327)	(94,252,080)	(99,614,213)	(108,163,834)	(107,505,050)	(97,404,722)	(105,639,853)	(101,449,375)	(104,258,690)	(104,009,605)
General Revenues:										
Governmental activities[1]	77,371,916	81,008,304	79,068,240	79,099,474	83,530,731	83,580,495	87,073,186	95,397,680	103,043,386	112,476,308
Business-type activities[2]	546,128	787,343	643,004	708,141	211,670	282,286	3,720,832	2,725,888	3,360,251	3,821,199
Total General Revenues	77,918,044	81,795,647	79,711,244	79,807,615	83,742,401	83,862,781	90,794,018	98,123,568	106,403,637	116,297,507
Change in Net Position[3]	$ (12,119,283)	$ (12,456,433)	$ (19,902,969)	$ (28,356,219)	$ (23,762,649)	$ (13,541,941)	$ (14,845,835)	$ (3,325,807)	$ 2,144,947	$ 12,287,902

Notes:
[1] See Exhibit I

[2] See Exhibit III

[3] This amount does not include any prior period restatements.

Coweta County, Georgia

Government-wide Net Position by Category [1]

Last Ten Fiscal Years

(accrual basis of accounting)

	September 30,									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Governmental Activities										
Net investment in capital assets	$ 349,607,951	$ 346,439,130	$ 344,797,658	$ 341,751,674	$ 336,986,502	$ 328,250,365	$ 321,407,276	$ 320,267,707	$ 315,822,305	$ 320,715,785
Restricted										
Capital outlay	21,988,508	22,808,799	22,887,943	19,962,625	13,864,282	15,088,969	9,486,197	13,414,558	21,562,651	19,016,765
Debt service	6,083,530	6,248,767	-	257,319	210,617	348,005	518,908	740,819	998,348	814,879
Impact fees	4,769,606	3,219,855	2,912,541	1,362,690	601,397	-	-	-	-	-
Judicial	494,515	445,137	413,647	709,383	712,680	803,457	936,007	1,051,305	1,228,328	1,412,608
Public safety	10,983,012	8,687,281	6,404,630	3,012,284	2,811,276	2,415,131	2,106,556	1,462,192	1,326,987	3,181,189
Public transit	-	-	-	-	-	-	-	-	-	57,276
Health and welfare	204,201	204,479	204,588	204,622	204,543	193,603	193,483	110,973	926	875
Housing and development	23,249	34,267	30,899	40,694	46,551	76,617	129,880	135,318	95,202	-
Unrestricted	17,838,134	11,285,462	868,250	(17,244,644)	(54,699,791)	(59,821,363)	(63,199,216)	(94,808,167)	(96,249,943)	(87,736,247)
Subtotal Governmental Activities Net Position	411,992,706	399,373,177	378,520,156	350,056,647	300,738,057	287,354,784	271,579,091	242,374,705	244,784,804	257,463,130
Business-type Activities										
Net investment in capital assets	707,984	922,679	859,018	975,612	905,625	842,110	2,026,208	2,380,862	2,278,959	1,817,859
Unrestricted	20,521	(31,078)	319,139	339,837	(292,727)	(387,879)	(642,119)	(7,681,591)	(7,844,840)	(7,774,164)
Subtotal Business-type Activities Net Position	728,505	891,601	1,178,157	1,315,449	612,898	454,231	1,384,089	(5,300,729)	(5,565,881)	(5,956,305)
Primary Government										
Net investment in capital assets	350,315,935	347,361,809	345,656,676	342,727,286	337,892,127	329,092,475	323,433,484	322,648,569	318,101,264	322,533,644
Restricted	44,546,621	41,648,585	32,854,248	25,549,617	18,451,346	18,925,782	13,371,031	16,915,165	25,212,442	24,483,592
Unrestricted [2] [3]	17,858,655	11,254,384	1,187,389	(16,904,807)	(54,992,518)	(60,209,242)	(63,841,335)	(102,489,758)	(104,094,783)	(95,510,411)
Total Primary Government Net Position	$ 412,721,211	$ 400,264,778	$ 379,698,313	$ 351,372,096	$ 301,350,955	$ 287,809,015	$ 272,963,180	$ 237,073,976	$ 239,218,923	$ 251,506,825

Notes:

[1] Accounting standards requires that net position be reported in three components in the financial statements: net investment in capital assets; restricted; and unrestricted. Net position is considered restricted only when (1) an external party, such as the State of Georgia or the federal government, places a restriction on how the resources may be used, or (2) enabling legislation is enacted by the County. There are no restrictions currently reported as a result of enabling legislation.

[2] The primary reasons that the unrestricted net position have been reduced in 2009 through 2012 relates to the recessionary economy and the accrual of other post employment benefits that the County currently is not funding.

[3] In 2011, the County implemented GASB 54

Coweta County, Georgia
Chart-Total Government-wide Net Position
Last Ten Fiscal Years
(accrual basis of accounting)

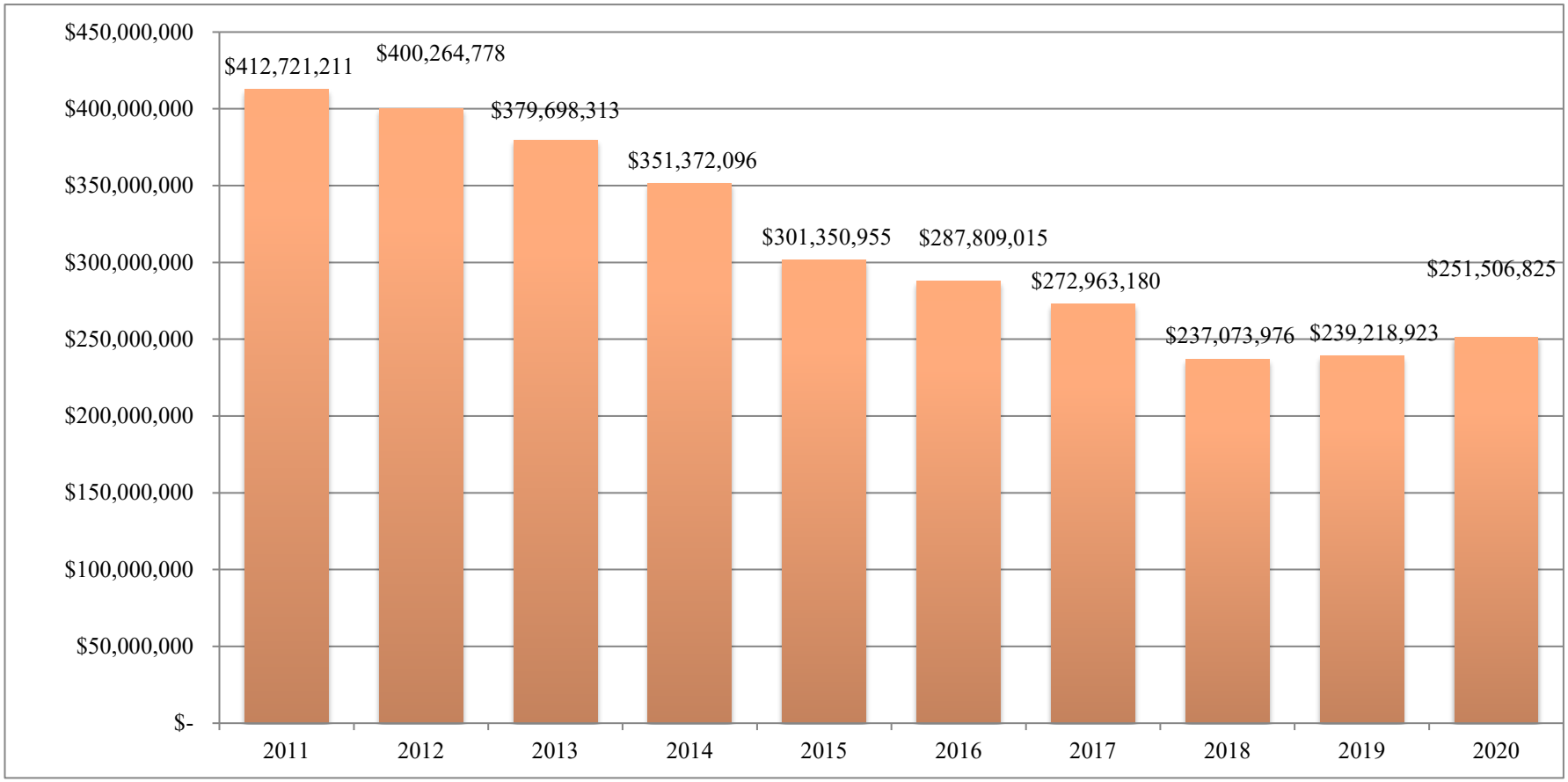


Exhibit VI

Coweta County, Georgia

General Governmental Revenues by Source (Unaudited) [1]

Last Ten Fiscal Years

(modified accrual basis of accounting)

	For the Fiscal Year Ended September 30,									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Revenue Source	**Amounts**									
Taxes	$ 79,868,533	$ 80,879,677	$ 80,572,605	$ 79,905,087	$ 83,492,618	$ 84,685,812	$ 90,741,781	$ 98,891,521	$ 106,275,598	$ 115,795,999
Licenses and permits	2,653,687	2,419,606	2,617,860	2,574,938	2,617,892	3,020,813	3,045,699	3,575,519	3,492,748	4,413,361
Intergovernmental	3,656,272	3,208,820	3,481,731	2,971,309	2,029,380	1,995,518	3,915,433	3,749,367	2,943,806	7,983,285
Charges for services	7,966,534	7,684,970	7,911,693	7,537,270	9,747,361	11,888,356	8,724,925	8,980,255	9,621,947	9,990,870
Fines and forfeitures	4,927,381	5,178,926	4,701,274	4,548,191	4,310,306	4,265,823	4,430,420	4,636,382	4,718,185	6,289,698
Investment earnings	442,938	262,148	99,676	65,578	48,971	46,620	37,191	136,651	408,741	304,092
Contributions and donations	618,854	287,099	149,101	76,664	64,577	65,930	104,620	92,509	36,561	34,781
Miscellaneous	319,575	79,680	296,534	188,590	163,712	1,829,830	535,505	2,627,507	4,816,019	731,830
Total revenues	$ 100,453,774	$ 100,000,926	$ 99,830,474	$ 97,867,627	$ 102,474,817	$ 107,798,702	$ 111,535,574	$ 122,689,711	$ 132,313,605	$ 145,543,916
% change from prior year	-1.0%	-0.5%	-0.2%	-2.0%	4.7%	5.2%	3.5%	10.0%	7.8%	10.0%
	Percentage of Total									
Taxes	79.5%	80.9%	80.7%	81.6%	81.5%	78.6%	81.4%	80.6%	80.3%	79.6%
Licenses and permits	2.6%	2.4%	2.6%	2.6%	2.6%	2.8%	2.7%	2.9%	2.6%	3.0%
Intergovernmental	3.6%	3.2%	3.5%	3.0%	2.0%	1.9%	3.5%	3.1%	2.2%	5.5%
Charges for services	7.9%	7.7%	7.9%	7.7%	9.5%	11.0%	7.8%	7.3%	7.3%	6.9%
Fines and forfeitures	4.9%	5.2%	4.7%	4.6%	4.2%	4.0%	4.0%	3.8%	3.6%	4.3%
Investment earnings	0.4%	0.3%	0.1%	0.1%	0.0%	0.0%	0.0%	0.1%	0.3%	0.2%
Contributions and donations	0.6%	0.3%	0.1%	0.1%	0.1%	0.1%	0.1%	0.1%	0.0%	0.0%
Miscellaneous	0.5%	0.0%	0.4%	0.3%	0.1%	1.6%	0.5%	2.1%	3.7%	0.5%
Total revenues	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

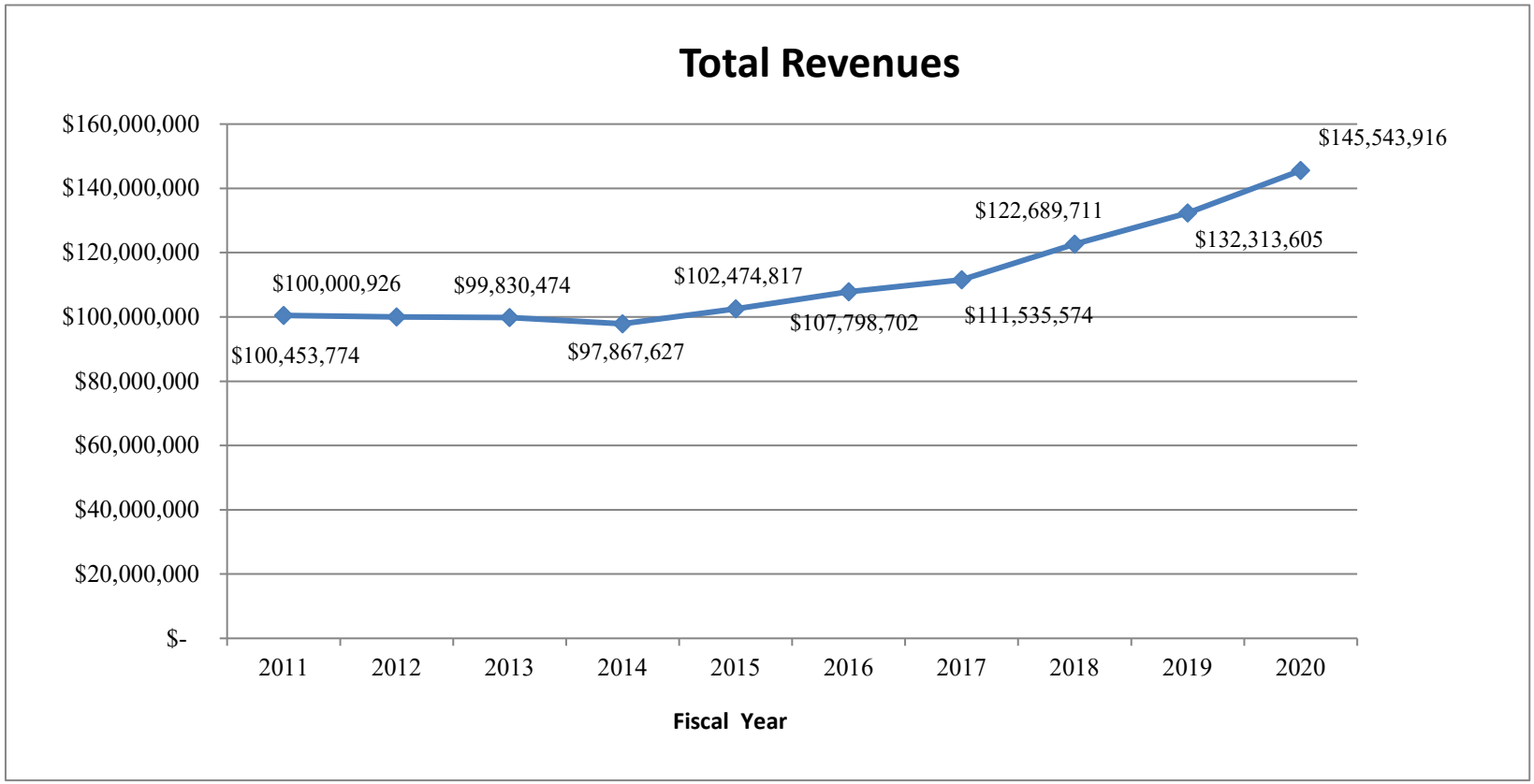
Notes:

[1] Includes all governmental fund types.

Data Source:

Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Chart-Total General Governmental Revenues
Last Ten Fiscal Years
(modified accrual basis of accounting)



Coweta County, Georgia

Tax Revenues by Source - Governmental Funds (Unaudited)

Last Ten Fiscal Years

(modified accrual basis of accounting)

For The Fiscal Year Ended September 30,	Property	Local Option Sales	Special Purpose Local Option Sales	Insurance Premium	Other [1]	Total
	Amounts					
2011	$ 40,760,533	$ 13,863,068	$ 19,056,800	$ 3,616,163	$ 2,571,969	$ 79,868,533
2012	38,568,313	15,016,770	20,643,163	3,863,206	2,788,225	80,879,677
2013	40,032,670	13,555,926	19,621,463	4,015,182	3,347,364	80,572,605
2014	40,079,663	12,861,712	19,633,807	4,230,083	3,099,822	79,905,087
2015	41,590,027	12,950,886	20,782,372	4,529,759	3,639,574	83,492,618
2016	42,321,607	12,680,233	20,633,842	4,820,499	4,229,631	84,685,812
2017	46,588,045	13,207,224	21,501,326	5,189,984	4,255,202	90,741,781
2018	51,884,949	14,041,241	22,861,510	5,585,103	4,518,718	98,891,521
2019	55,297,562	15,357,458	25,001,322	5,982,974	4,636,282	106,275,598
2020	58,290,390	17,334,062	28,240,386	6,355,034	5,576,127	115,795,999
% Change in Dollars Over 10 Years	43.0%	25.0%	48.2%	75.7%	116.8%	45.0%
	Percentage of Total					
2011	51.0%	17.4%	23.9%	4.5%	3.2%	100.0%
2012	47.7%	18.6%	25.5%	4.8%	3.4%	100.0%
2013	49.7%	16.8%	24.4%	5.0%	4.1%	100.0%
2014	50.2%	16.1%	24.6%	5.3%	3.8%	100.0%
2015	49.8%	15.5%	24.9%	5.4%	4.4%	100.0%
2016	50.0%	15.0%	24.4%	5.7%	4.9%	100.0%
2017	51.3%	14.6%	23.7%	5.7%	4.7%	100.0%
2018	52.5%	14.2%	23.1%	5.6%	4.6%	100.0%
2019	52.0%	14.5%	23.5%	5.6%	4.4%	100.0%
2020	50.3%	15.0%	24.4%	5.5%	4.8%	100.0%

Notes:

[1] Includes franchise taxes, alcoholic beverage taxes, hotel/motel taxes and other taxes

Data Source:

Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Chart-Tax Revenues by Source - Governmental Funds
Last Ten Fiscal Years
(modified accrual basis of accounting)

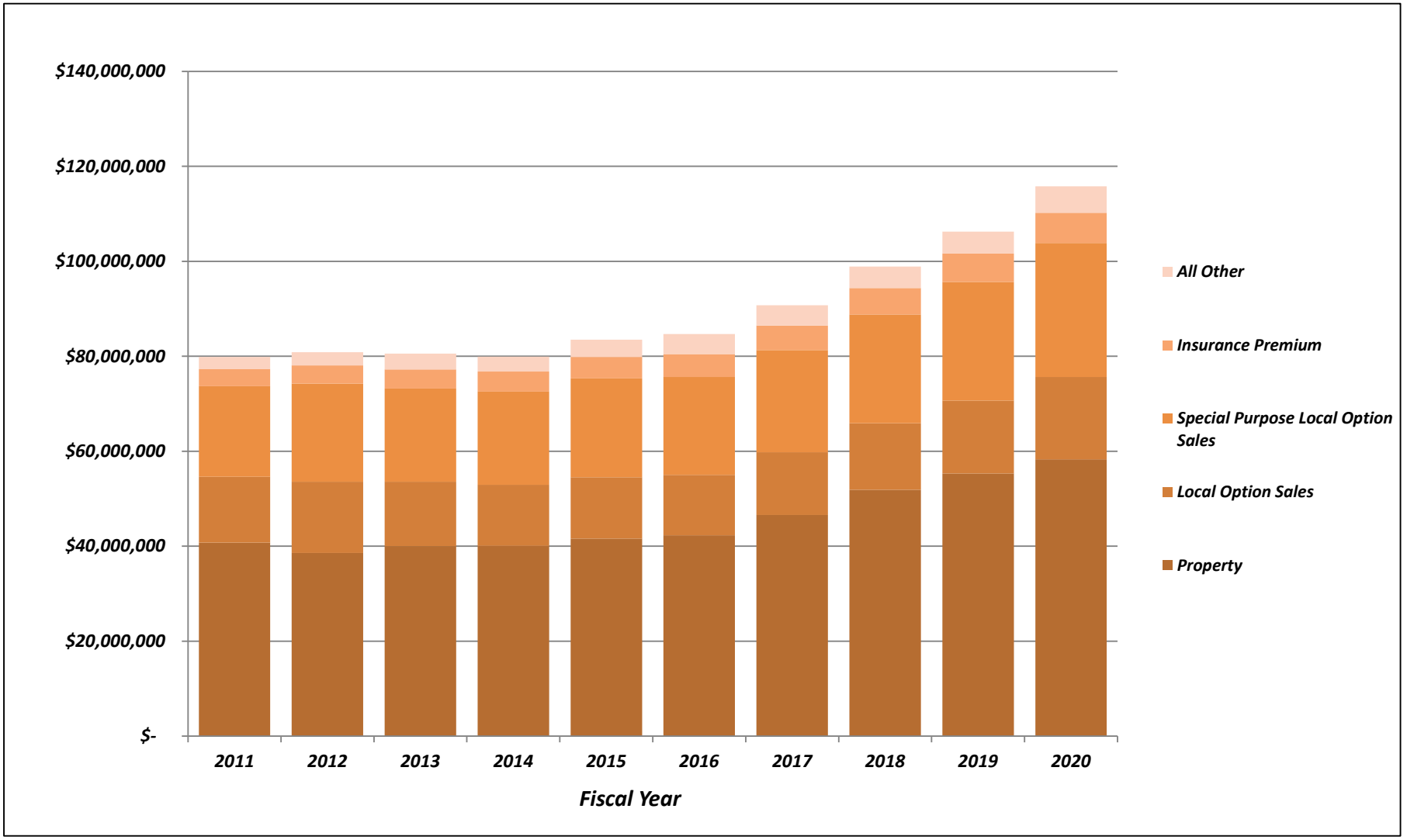


Exhibit VIII

Coweta County, Georgia
General Governmental Expenditures by Function (Unaudited) [1]
Last Ten Fiscal Years
(modified accrual basis of accounting)

	For the Fiscal Year Ended September 30,									
Function	**2011**	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Current:										
General government	$ 11,699,075	$ 12,744,737	$ 12,761,787	$ 13,387,053	$ 13,012,476	$ 14,274,899	$ 15,234,986	$ 13,706,358	$ 13,842,595	$ 14,969,604
Judicial	6,860,436	7,049,276	7,858,629	8,237,424	8,918,988	8,986,703	9,279,098	9,646,970	9,795,171	9,904,396
Public safety	37,246,611	38,140,728	39,567,924	43,792,004	43,894,159	46,692,054	44,848,757	47,918,241	50,812,724	52,909,348
Public works	9,620,443	9,311,998	12,315,097	14,195,693	8,059,792	8,050,688	7,905,014	9,017,098	6,655,998	7,198,728
Health and welfare	375,528	356,298	369,503	446,607	519,900	404,057	426,303	300,948	285,385	654,578
Culture and recreation	4,246,160	4,494,131	4,630,492	4,731,954	5,039,512	4,758,806	4,587,944	4,954,304	5,411,536	5,214,948
Housing and development	2,623,822	2,312,546	2,783,037	3,372,110	3,118,968	2,317,071	2,487,838	3,759,562	3,375,676	4,737,916
Intergovernmental	6,751,371	6,339,625	6,850,439	6,969,000	6,342,737	6,603,172	6,860,764	7,323,857	7,924,342	8,896,529
Total Current	79,423,446	80,749,339	87,136,908	95,131,845	88,906,532	92,087,450	91,630,704	96,627,338	98,103,427	104,486,047
% Change From Prior Year	2.2%	1.7%	7.9%	9.2%	-6.5%	3.6%	-0.5%	5.5%	1.5%	6.5%
Capital Outlay	17,308,039	12,486,718	13,223,165	14,788,927	26,630,736	15,408,026	22,857,864	19,147,745	24,197,769	26,997,268
% Change From Prior Year	-14.6%	-27.9%	5.9%	11.8%	80.1%	-42.1%	48.4%	-16.2%	26.4%	11.6%
Debt Service										
Principal on long-term debt	10,532,821	10,994,204	11,486,072	1,743,251	775,000	815,000	1,050,000	1,100,000	1,495,000	1,545,000
Interest on long-term debt	2,120,405	1,613,476	1,082,228	775,081	712,283	477,424	398,749	359,705	631,011	649,018
Total Debt Service	12,653,226	12,607,680	12,568,300	2,518,332	1,487,283	1,292,424	1,448,749	1,459,705	2,126,011	2,194,018
% Change From Prior Year	-0.2%	-0.4%	-0.3%	-80.0%	-40.9%	-13.1%	12.1%	0.8%	45.6%	3.2%
Total Expenditures	$109,384,711	$105,843,737	$112,928,373	$112,439,104	$117,024,551	$108,787,900	$115,937,317	$117,234,788	$124,427,207	$133,677,333
% Change From Prior Year	-1.2%	-3.2%	6.7%	-0.4%	4.1%	-7.0%	6.6%	1.1%	6.1%	7.4%
Debt Service as a % of Noncapital Expenditures	13.7%	13.5%	12.6%	2.6%	1.5%	1.3%	1.4%	1.4%	2.0%	1.9%

Notes:
[1] Includes all governmental fund types.

Data Source:
Applicable years' comprehensive annual financial report.

Exhibit IX

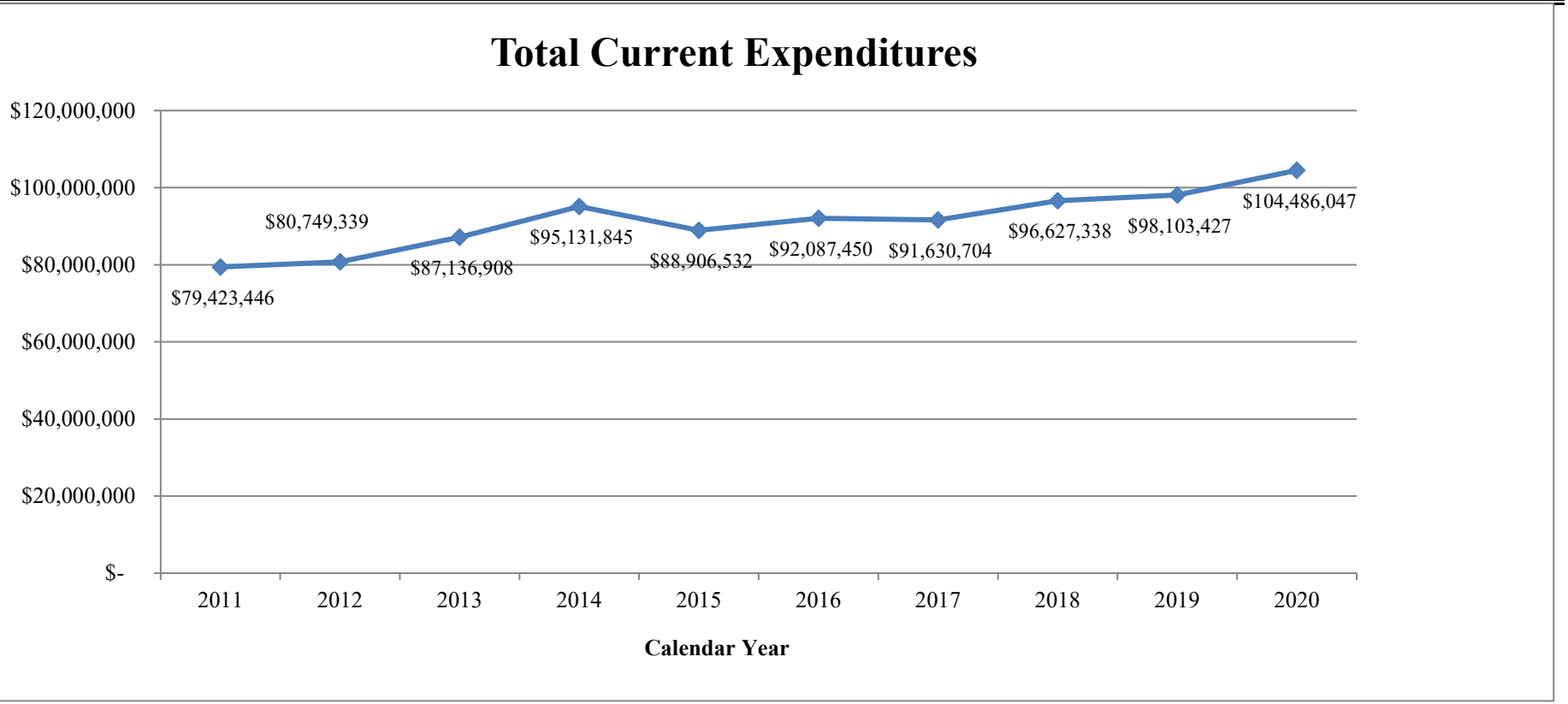
Coweta County, Georgia
General Governmental Current Expenditures by Function (Unaudited) [1]
Last Ten Fiscal Years
(modified accrual basis of accounting)

	For the Fiscal Year Ended September 30,									
	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Function	**Amounts**									
Current:										
General government	$ 11,699,075	$ 12,744,737	$ 12,761,787	$ 13,387,053	$ 13,012,476	$ 14,274,899	$ 15,234,986	$ 13,706,358	$ 13,842,595	$ 14,969,604
Judicial	6,860,436	7,049,276	7,858,629	8,237,424	8,918,988	8,986,703	9,279,098	9,646,970	9,795,171	9,904,396
Public safety	37,246,611	38,140,728	39,567,924	43,792,004	43,894,159	46,692,054	44,848,757	47,918,241	50,812,724	52,909,348
Public works	9,620,443	9,311,998	12,315,097	14,195,693	8,059,792	8,050,688	7,905,014	9,017,098	6,655,998	7,198,728
Health and welfare	375,528	356,298	369,503	446,607	519,900	404,057	426,303	300,948	285,385	654,578
Culture and recreation	4,246,160	4,494,131	4,630,492	4,731,954	5,039,512	4,758,806	4,587,944	4,954,304	5,411,536	5,214,948
Housing and development	2,623,822	2,312,546	2,783,037	3,372,110	3,118,968	2,317,071	2,487,838	3,759,562	3,375,676	4,737,916
Intergovernmental	6,751,371	6,339,625	6,850,439	6,969,000	6,342,737	6,603,172	6,860,764	7,323,857	7,924,342	8,896,529
Total Current	$ 79,423,446	$ 80,749,339	$ 87,136,908	$ 95,131,845	$ 88,906,532	$ 92,087,450	$ 91,630,704	$ 96,627,338	$ 98,103,427	$ 104,486,047
	Percentage of Total									
Current:										
General government	14.7%	15.8%	14.6%	14.1%	14.6%	15.5%	16.6%	14.2%	14.1%	14.3%
Judicial	8.6%	8.7%	9.0%	8.7%	10.0%	9.8%	10.1%	10.0%	10.0%	9.5%
Public safety	46.9%	47.2%	45.4%	46.0%	49.4%	50.7%	48.9%	49.6%	51.8%	50.6%
Public works	12.1%	11.5%	14.1%	14.9%	9.1%	8.7%	8.6%	9.3%	6.8%	6.9%
Health and welfare	0.5%	0.4%	0.4%	0.5%	0.6%	0.4%	0.5%	0.3%	0.3%	0.6%
Culture and recreation	5.3%	5.6%	5.3%	5.0%	5.7%	5.2%	5.0%	5.1%	5.5%	5.0%
Housing and development	3.3%	2.9%	3.2%	3.5%	3.5%	2.5%	2.7%	3.9%	3.4%	4.5%
Intergovernmental	8.6%	7.9%	8.0%	7.3%	7.1%	7.2%	7.6%	7.6%	8.1%	8.6%
Total Current	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

Notes:
[1] Includes all governmental fund types.

Data Source:
Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Chart-Total General Governmental Current Expenditures
Last Ten Fiscal Years
(modified accrual basis of accounting)



Coweta County, Georgia
Summary of Changes in Fund Balances - Governmental Funds (Unaudited)
Last Ten Fiscal Years
(modified accrual basis of accounting)

	For the Fiscal Year Ended September 30,									
Source	**2011**	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Total Revenues	$ 100,453,774	$ 100,000,926	$ 99,830,474	$ 97,867,627	$ 102,474,817	$ 107,798,702	$ 111,535,574	$ 122,689,711	$ 132,313,605	$ 145,543,916
Total Expenditures	109,384,711	105,843,737	112,928,373	112,439,104	117,024,551	108,787,900	115,937,317	117,234,788	124,427,207	133,677,333
Excess (Deficiency) of Revenues Over (Under) Expenditures	(8,930,937)	(5,842,811)	(13,097,899)	(14,571,477)	(14,549,734)	(989,198)	(4,401,743)	5,454,923	7,886,398	11,866,583
Other Financing Sources (Uses)										
Insurance recovery	-	-	-	-	-	-	-	142,235	78,535	-
Sale of county property	302,948	4,950	-	-	-	-	-	-	-	-
Transfers in	5,576,412	2,498,629	2,678,283	7,021,141	5,473,809	1,732,753	1,288,155	3,142,128	4,797,713	4,076,438
Transfers out	(6,122,540)	(3,285,972)	(3,321,287)	(7,729,282)	(5,685,479)	(2,015,039)	(6,162,449)	(5,699,636)	(6,937,772)	(7,313,506)
Issuance of bond debt	-	-	-	-	-	14,480,000	-	-	9,620,000	-
Premium on bonds issued	-	-	-	-	-	-	-	-	378,801	-
Payment to refunded bonds escrow agent	-	-	-	-	-	(14,361,207)	-	-	-	-
Total Other Financing Sources (Uses)	(243,180)	(782,393)	(643,004)	(708,141)	(211,670)	(163,493)	(4,874,294)	(2,415,273)	7,937,277	(3,237,068)
Net Change in Fund Balances	$ (9,174,117)	$ (6,625,204)	$ (13,740,903)	$ (15,279,618)	$ (14,761,404)	$ (1,152,691)	$ (9,276,037)	$ 3,039,650	$ 15,823,675	$ 8,629,515

Data Source:
Applicable years' comprehensive annual financial report.

Coweta County, Georgia

Fund Balances - Governmental Funds (Unaudited)

Last Ten Fiscal Years

(modified accrual basis of accounting)

	At September 30,									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
General Fund										
Reserved	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Unreserved	-	-	-	-	-	-	-	-	-	-
Nonspendable	686,240	593,152	594,204	729,429	546,380	510,709	362,857	463,550	305,496	329,620
Restricted	1,034,015	849,669	863,502	460,998	370,259	454,371	625,282	671,315	760,324	970,315
Unassigned	29,599,355	31,262,944	30,760,652	18,377,337	14,470,250	14,954,821	12,691,630	13,384,712	18,288,834	27,443,051
Subtotal General Fund	$ 31,319,610	$ 32,705,765	$ 32,218,358	$ 19,567,764	$ 15,386,889	$ 15,919,901	$ 13,679,769	$ 14,519,577	$ 19,354,654	$ 28,742,986
General Fund Percentage Change	3.5%	4.4%	-1.5%	-39.3%	-21.4%	3.5%	-14.1%	6.1%	33.3%	48.5%
All Other Governmental Funds										
Reserved	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Unreserved	-	-	-	-	-	-	-	-	-	-
Nonspendable	592	-	-	9,981	-	-	-	-	-	-
Restricted	55,479,543	48,720,208	34,805,426	28,761,200	18,081,087	18,471,411	12,745,749	16,243,850	24,452,118	23,513,277
Assigned	1,449,572	198,140	859,426	3,337,886	3,488,634	1,371,424	61,181	660,082	1,543,252	1,723,758
Unassigned	-	-	-	-	(41,183)	-	-	(1,897,160)	-	(482)
Subtotal All Other Governmental Funds	$ 56,929,707	$ 48,918,348	$ 35,664,852	$ 32,109,067	$ 21,528,538	$ 19,842,835	$ 12,806,930	$ 15,006,772	$ 25,995,370	$ 25,236,553
All Other Governmental Funds Percentage Change	-15.3%	-14.1%	-27.1%	-10.0%	-33.0%	-7.8%	-35.5%	17.2%	73.2%	-2.9%

Notes:

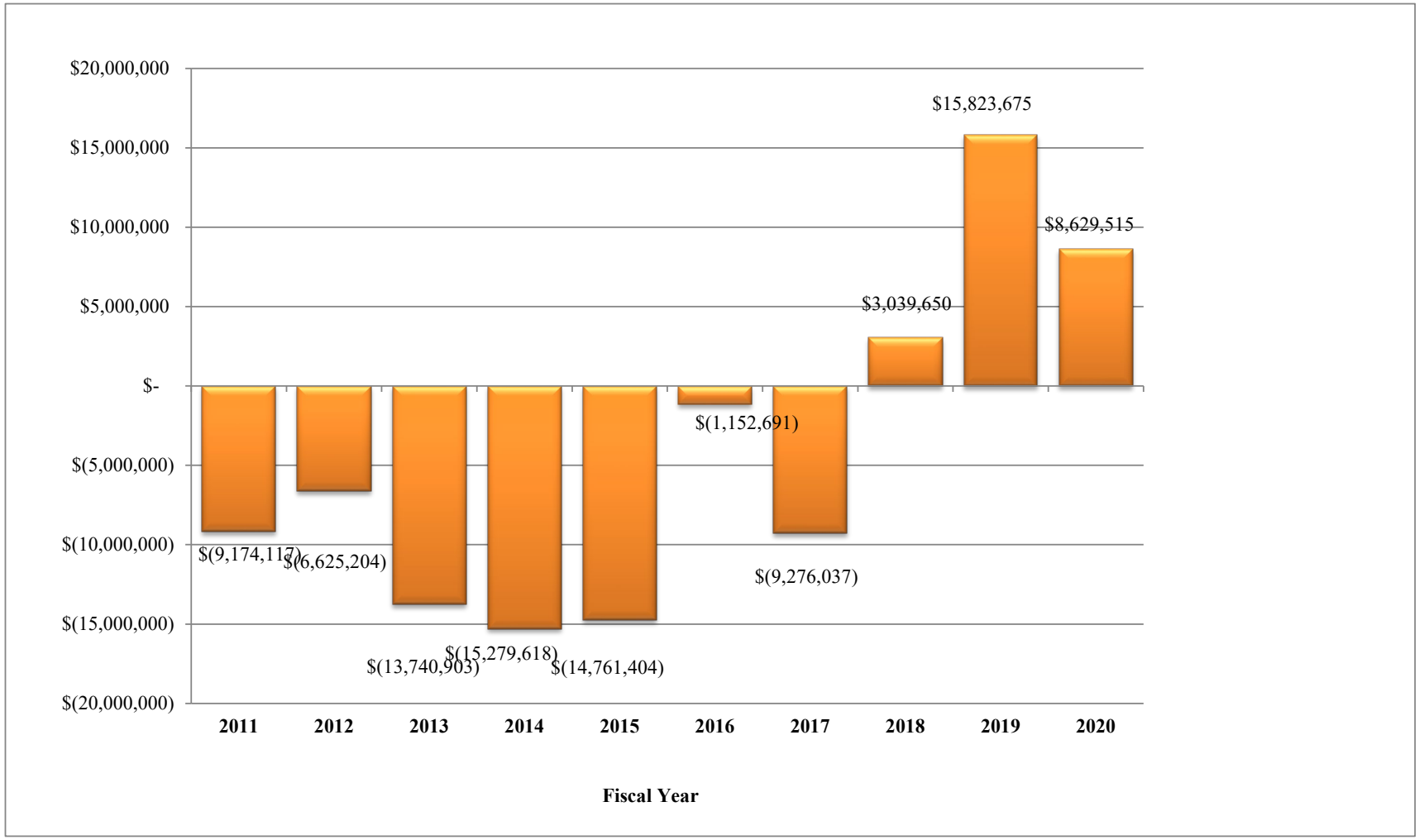
In 2011, the County implemented GASB 54.

In 2019, the County issued Certificates of Particiaption causing the increase in restricted fund balance.

Data Source:

Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Chart-Changes in Fund Balances - Governmental Funds
Last Ten Fiscal Years
(modified accrual basis of accounting)



Coweta County, Georgia

Taxable Assessed Value[1] and Estimated Actual Value of Property By Type (Unaudited)[2]

Last Ten Fiscal Years

Fiscal Year	Residential Property	Commercial & Industrial Property	Heavy Truck Equipment	Agricultural Property	Inventory & Equipment	Utility Property	Motor Vehicles and Mobile Homes	Other Property[3]	Less: Tax Exempt Property	Total Taxable Assessed Value[1]	Total Direct Tax Rate[4]	Estimated Actual Value	Annual Percentage Change
						Amounts							
2011	$ 2,782,945,561	$ 612,323,301	$ 32,018	$ 327,135,364	$ 377,198,719	$ 176,953,054	$ 295,905,879	$ 35,419,070	$ 575,755,856	$ 4,032,157,110	6.860	$ 10,080,392,775	-1.5%
2012	2,644,556,923	598,219,553	67,924	319,671,661	404,114,834	179,878,044	297,939,891	10,086,025	603,841,028	3,850,693,827	6.800	9,626,734,568	-4.5%
2013	2,508,562,752	589,102,290	-	311,131,980	412,525,304	179,671,020	314,336,657	8,702,979	603,450,128	3,720,582,854	6.660	9,301,457,135	-3.4%
2014	2,530,184,893	588,344,364	4,556	304,556,530	437,558,425	221,867,027	335,490,751	7,797,771	604,548,944	3,821,255,373	6.510	9,553,138,433	2.7%
2015	2,640,216,765	762,559,824	7,040	299,270,214	459,169,530	231,393,966	279,402,415	10,014,159	611,325,194	4,070,708,719	6.330	10,176,771,798	6.5%
2016	2,837,422,569	755,016,484	24,095	298,924,463	456,111,056	223,096,411	206,150,116	9,405,611	584,719,331	4,201,431,474	6.330	10,503,578,685	3.2%
2017	3,097,650,754	715,778,191	143,894	293,927,691	452,914,817	226,711,460	156,193,792	9,530,334	597,034,199	4,355,816,734	6.270	10,889,541,835	3.7%
2018	3,310,395,314	792,109,994	306,730	290,216,507	470,658,486	215,476,320	119,766,392	5,855,365	586,621,635	4,618,163,473	6.630	11,545,408,683	6.0%
2019	3,596,579,729	802,987,850	325,387	261,225,682	524,741,026	224,345,617	95,593,857	6,552,911	620,139,321	4,892,212,738	6.640	12,230,531,845	5.9%
2020	3,734,020,186	897,837,942	281,564	263,004,243	569,719,428	252,646,273	80,992,572	10,774,772	645,965,028	5,163,311,952	6.640	12,908,279,880	5.5%
*	$ 2,968,253,545	$ 711,427,979	$ 119,321	$ 296,906,434	$ 456,471,163	$ 213,203,919	$ 218,177,232	$ 11,413,900	$ 603,340,066	$ 4,272,633,425		$ 10,681,583,564	
**	34.2%	46.6%	779.4%	-19.6%	51.0%	42.8%	-72.6%	-69.6%	12.2%	28.1%		28.1%	
						Percentage of Total							
2011	60.4%	13.3%	0.0%	7.1%	8.2%	3.8%	6.4%	0.8%	12.5%	87.5%			
2012	59.4%	13.4%	0.0%	7.2%	9.1%	4.0%	6.7%	0.2%	13.6%	86.4%			
2013	58.0%	13.6%	0.0%	7.2%	9.5%	4.2%	7.3%	0.2%	14.0%	86.0%			
2014	57.2%	13.3%	0.0%	6.9%	9.9%	5.0%	7.6%	0.2%	13.7%	86.3%			
2015	56.4%	16.3%	0.0%	6.4%	9.8%	4.9%	6.0%	0.2%	13.1%	86.9%			
2016	59.3%	15.8%	0.0%	6.2%	9.5%	4.7%	4.3%	0.2%	12.2%	87.8%			
2017	62.5%	14.5%	0.0%	5.9%	9.1%	4.6%	3.2%	0.2%	12.1%	87.9%			
2018	63.6%	15.2%	0.0%	5.6%	9.0%	4.1%	2.3%	0.1%	11.3%	88.7%			
2019	65.2%	14.6%	0.0%	4.7%	9.5%	4.1%	1.7%	0.1%	11.2%	88.8%			
2020	64.3%	15.5%	0.0%	4.5%	9.8%	4.3%	1.4%	0.2%	11.1%	88.9%			

* Dollar average for ten years.

** Percentage change in dollars over ten years.

Notes:

[1] All property is assessed at 40% of fair market value.

[2] Gross digest before homestead or freeport exemptions.

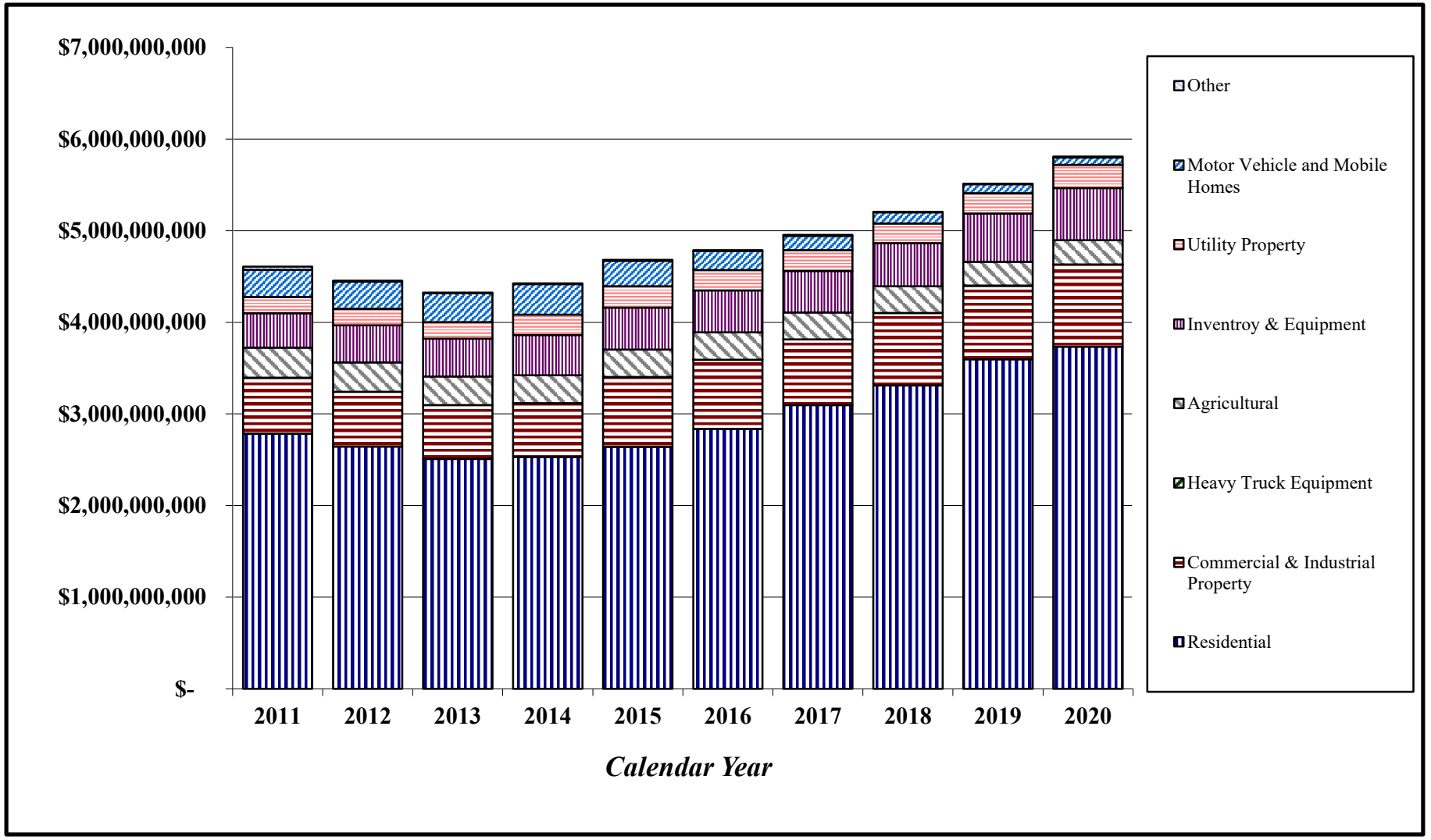
[3] Generally includes aircrafts, boats, and miscellaneous personal property.

[4] Tax rates expressed in rate per $1,000

Data Source:

Georgia Department of Revenue, Tax Digest Consolidation Summary, http://www.etax.dor.ga.gov/PTD/cds/csheets/index.aspx

Coweta County, Georgia
Chart-Total Assessed Value
Last Ten Fiscal Years
(modified accrual basis of accounting)



Coweta County, Georgia
Property Tax Rates (Unaudited)
Last Ten Fiscal Years
(rate per $1,000 of assessed taxable value)

Tax Year	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Unincorporated Districts										
County-Unincorporated	6.860	6.800	6.660	6.510	6.500	6.330	6.270	6.630	6.640	6.600
Coweta County Schools	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590
State of Georgia	0.250	0.250	0.200	0.150	0.100	0.050	-	-	-	-
Fire District	2.500	2.500	2.500	2.500	3.080	3.080	3.650	3.650	3.650	3.750
Fire Bond District	0.390	0.460	0.460	0.490	0.420	0.420	0.450	0.440	0.440	0.330
Total Coweta County Unincorporated	**28.590**	**28.600**	**28.410**	**28.240**	**28.690**	**28.470**	**28.960**	**29.310**	**29.320**	**29.270**
Incorporated Districts[1]										
County - Incorporated	7.790	7.790	7.790	7.750	7.750	7.470	7.470	7.630	7.630	7.460
Coweta County Schools	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590	18.590
State of Georgia	0.250	0.250	0.200	0.150	0.100	0.050	-	-	-	-
Municipalities										
City of Newnan[3]	4.390	4.390	4.390	4.370	4.050	4.050	4.050	3.870	4.000	3.989
City of Senoia	6.110	6.110	5.990	5.940	5.880	5.880	5.880	5.780	5.605	5.593
City of Senoia Fire District	2.890	2.960	2.960	2.990	3.500	3.500	3.650	4.090	4.090	4.080
City of Grantville	1.600	1.600	1.600	1.590	1.560	1.480	5.250	5.160	4.959	5.945
City of Grantville Fire District	2.890	2.960	2.960	2.990	3.500	3.500	3.650	4.090	4.090	4.080
City of Moreland[2]	3.750	3.750	3.742	3.750	3.540	3.530	3.520	3.520	3.520	3.520
City of Palmetto[3]	8.450	8.450	8.450	8.500	8.500	8.500	8.500	8.500	8.500	8.500
City of Haralson	0.210	-	-	-	-	-	-	-	-	-
City of Haralson Fire District	2.890	2.960	2.960	2.990	3.500	3.500	3.650	4.090	4.090	4.080
City of Sharpsburg[2]	2.800	2.800	2.800	2.800	2.720	2.650	2.570	2.570	2.520	2.517
Chattahoochee Hills[3]	-	-	-	-	-	-	-	10.000	10.000	10.000

Notes:

[1] To calculate the Incorporated rate, add the rate for the Municipality in which the property is located

[2] The cities of Moreland, Sharsburg and Turin are included in the Fire District and the Fire Bond District. Residents of those cities pay the Fire District and the Fire Bond District millage rate, in addition to the city millage rate.

[3] The Cities of Newnan, Palmetto, and Chattahoochee Hills are not included in the Fire District or the Fire Bond District, thus residents don't pay the Fire District or Fire Bond District millage rate.

Data Source:

Coweta County Tax Commissioner

Coweta County, Georgia
Property Tax Levies and Collections (Unaudited)
Last Ten Fiscal Years

Tax Year	Amount Levied on October-1	Adjustments	Taxes Levied for the Fiscal Year[2]	Collected Within the Fiscal Year of The Levy		Collections in Subsequent Years	Total Collections to Date		Total Uncollected Taxes [1]	
				Amount	Percentage of Levy		Amount	Percentage of Levy	Amount	Percentage of Levy
2010	$ 26,719,420	$ (346,760)	$ 26,372,660	$ 25,506,158	96.71%	$ 866,502	$ 26,372,660	100.00%	$ -	0.00%
2011	25,254,458	(172,329)	25,082,129	24,318,318	96.95%	763,493	25,081,811	100.00%	1,170	0.00%
2012	23,943,259	(73,675)	23,869,584	23,267,710	97.48%	601,598	23,869,308	100.00%	13,686	0.06%
2013	24,003,914	(262,681)	23,741,233	23,115,527	97.36%	625,077	23,740,604	100.00%	13,686	0.06%
2014	26,160,518	(645,345)	25,515,173	25,002,644	97.99%	501,366	25,504,010	99.96%	16,068	0.06%
2015	26,805,239	(528,929)	26,276,310	25,882,470	98.50%	383,347	26,265,817	99.96%	14,934	0.06%
2016	27,973,382	(75,601)	27,897,780	27,700,987	99.29%	186,674	27,887,661	99.96%	27,740	0.10%
2017	31,325,212	(109,437)	31,215,775	31,076,078	99.55%	124,637	31,200,715	99.95%	43,477	0.14%
2018	33,455,371	150,811	33,606,182	33,512,206	99.72%	64,340	33,576,546	99.91%	29,636	0.09%
2019	34,990,101	187,919	35,178,020	35,006,552	99.51%	-	35,006,552	99.51%	171,468	0.49%

Notes:

[1] The amounts reported in the total uncollected taxes column are the uncollected taxes for each tax levy.

[2] The information presented in this table relates to the County's own property tax levies, and does not include those in which it collects on behalf of other governments.

Data Source:
Coweta County Tax Comissioner's Office

Coweta County, Georgia

Principal Property Taxpayers (Unaudited)

Fiscal Years Ended September 30, 2020 and 2011

2020 (2019 Tax Year)				2011 (2010 Tax Year)			
Principal Taxpayer	**Taxable Assessed Value**	**Rank**	**Percentage of Total Taxable Assessed Value**	**Principal Taxpayer**	**Taxable Assessed Value**	**Rank**	**Percentage of Total Taxable Assessed Value**
Georgia Power Company	$ 119,413,526	1	2.31%	Georgia Power Company	$ 102,396,810	1	2.54%
Yamaha Motor Mfg Corp	41,650,395	2	0.81%	Coweta Fayette EMC	35,367,540	2	0.88%
Coweta Fayette EMC	38,904,335	3	0.75%	Yamaha Motor MFG Corp	32,597,267	3	0.81%
Georgia Transmission	35,683,136	4	0.69%	Fourth Quarter Properties 166 LLC	21,200,000	4	0.53%
Winpak Films LLC	25,042,216	5	0.49%	Atlanta Gas Light	19,022,169	5	0.47%
Ashley Park Property Owner, LLC	23,002,392	6	0.45%	Georgia Transmission	16,120,372	6	0.40%
Ashley Park Blvd Owner, LLC	20,699,359	7	0.40%	Kmart Express LLC	14,161,793	7	0.35%
Creekside at White Oak LLC	19,733,962	8	0.38%	Transcontinental Pipeline	13,569,350	8	0.34%
Bon L Manufacturing Company	17,833,522	9	0.35%	DDRTC Newnan Pavilion LLC	11,564,856	9	0.29%
Transcontinental Pipeline	17,636,076	10	0.34%	Bellsouth Telecommunications	11,464,925	10	0.28%
Total Principal Taxpayers	359,598,919		6.96%	Total Principal Taxpayers	277,465,082		6.88%
All Other Taxpayers	4,803,713,033		93.04%	All Other Taxpayers	3,754,692,028		93.12%
Total [1]	$ 5,163,311,952		100.00%	Total [1]	$ 4,032,157,110		100.00%

Notes:

[1] This total differs from that reported in Exhibit XII since this amount will have adjustments from the original state certified tax digest, for a variety of reasons.

This table is based on taxable assessed value and may or may not provide the same result if ranked on taxes paid.

Data Source:

Coweta County Tax Commissioner's Office, Coweta County Development Authority

Coweta County, Georgia

Direct, Overlapping and Underlying Sales Tax Rates (Unaudited)

Last Ten Fiscal Years

Fiscal Year	Direct Coweta County LOST [1]	Direct Coweta County SPLOST [2]	Overlapping State of Georgia	Underlying Coweta County Schools [3]	Total Direct, Overlapping and Underlying Rates
2011	1.00%	1.00%	4.00%	1.00%	7.00%
2012	1.00%	1.00%	4.00%	1.00%	7.00%
2013	1.00%	1.00%	4.00%	1.00%	7.00%
2014	1.00%	1.00%	4.00%	1.00%	7.00%
2015	1.00%	1.00%	4.00%	1.00%	7.00%
2016	1.00%	1.00%	4.00%	1.00%	7.00%
2017	1.00%	1.00%	4.00%	1.00%	7.00%
2018	1.00%	1.00%	4.00%	1.00%	7.00%
2019	1.00%	1.00%	4.00%	1.00%	7.00%
2020	1.00%	1.00%	4.00%	1.00%	7.00%

Notes:

[1] The local option sales tax (LOST) is approved by the voters of the County. It is collected until repealed. Property taxes are reduced by the amount of LOST collected. The LOST may be used for any purpose. A portion of this tax is distributed directly to the cities by DOR. The portion that the cities receive is renegotiated every 10 years. First collection of LOST in Coweta began on July 1, 1976.

[2] The Special Purpose Local Option Sales Tax (SPLOST) is approved periodically by the voters of the County. It is limited to use for capital outlay projects or to repay debt specified in the resolution. The current SPLOST went into effect in 2013, and will last through December 2018. By agreement, a portion of the tax received by the County from DOR is earmarked for City projects. A report on the expenditures of SPLOST is included in the Comprehensive Annual Financial Report. The SPLOST was renewed by voters in 2018. The renewed SPLOST begins in Jan 2019 and continues through 2024. First collection of SPLOST in Coweta County began on April 1, 1986.

[3] ELOST also provided periodically by the voters of Coweta County. It is for limited use by the School Board.

Data Source:

Georgia Department of Revenue, Sales and Use Tax Division,
https://etax.dor.ga.gov/salestax/salestaxrates/LGS_2015_Jul_Rate_Chart_Historical.pdf

Coweta County, Georgia

Ratios of Total Debt Outstanding by Type (Unaudited) [1]

Last Ten Fiscal Years

	Governmental Activities					Business-type Activities					
September 30	General Obligation Bonds	Special Assessment Bonds	Certificates of Participation	Capital Leases	Total	Capital Leases	Total	Percentage of Personal Income	Estimated [2] Population	Per Capita
2011	$ 37,315,000	$ -	$ 4,218,528	$ -	$ 41,533,528	$ -	$ 41,533,528	0.969%	129,794	$ 320
2012	28,504,978	-	2,730,697	-	31,235,675	-	31,235,675	0.712%	132,221	236
2013	18,370,219	-	1,043,252	-	19,413,471	-	19,413,471	0.420%	134,112	145
2014	17,647,706	-	-	-	17,647,706	-	17,647,706	0.368%	133,180	133
2015	16,850,192	-	-	-	16,850,192	-	16,850,192	0.353%	135,571	124
2016	17,200,000	-	-	-	17,200,000	-	17,200,000	0.308%	138,427	124
2017	16,176,918	-	-	-	16,176,918	-	16,176,918	0.275%	140,526	115
2018	15,050,000	-	-	-	15,050,000	-	15,050,000	0.237%	143,114	105
2019	13,895,000	-	9,639,861	-	23,534,861	-	23,534,861	0.347%	148,276	159
2020	12,695,000	-	9,275,921	-	21,970,921	-	21,970,921	0.306%	148,509	148

Data Sources:

1 Applicable years' comprehensive annual financial report.

[2] Exhibit XXI

Coweta County, Georgia

Direct and Underlying Governmental Activities Debt (Unaudited)

September 30, 2020

Governmental Unit	Debt Outstanding	Estimated Percentage Applicable [1]	Estimated Share of Underlying Debt
Underlying Debt[2, 3]			
Coweta County Water and Sewerage Authority			
Revenue bonds	$ 76,485,000	100.0%	$ 76,485,000
Coweta County Airport Authority			
Notes Payable	444,808	100.0%	444,808
Cities			
Newnan	175,365,197	100.0%	175,365,197
Grantville[4]	6,443,562	100.0%	6,443,562
Senoia[4]	5,779,680	100.0%	5,779,680
			187,588,439
Total Underlying Debt			264,518,247
County Direct Debt			
General obligation bonds	12,695,000	100.0%	12,695,000
Certificates of Participation	9,275,921	100.0%	9,275,921
Total County Direct Debt			21,970,921
Total Direct and Overlapping Debt			$ 286,489,168

Notes:

[1] Applicable percentages were estimated by determining the portion of another government unit's assessed value that is within the County's geographic boundaries and dividing it by each government's total assessed valuation.

[2] Underlying governments are those that coincide, at least in part, with the geographic boundaries of the County.

Data Source:

[3] Each specific government

Coweta County, Georgia
Legal Debt Margin (Unaudited)
Last Ten Fiscal Years

	September 30,				
	2011	**2012**	**2013**	**2014**	**2015**
Taxable Assessed Value [1]	$ 4,607,912,966	$ 4,454,534,855	$ 4,324,032,982	$ 4,425,804,317	$ 4,682,033,913
Legal Debt Margin					
Debt limit (10% of assessed value)[2]	$ 460,791,297	$ 445,453,486	$ 432,403,298	$ 442,580,432	$ 468,203,391
Debt applicable to limit:					
General obligation bonds	37,315,000	28,504,978	18,370,219	17,647,706	16,850,192
Less: Amount reserved for repayment of general obligation debt	-	-	-	(316,613)	(210,617)
Total debt applicable to limit	37,315,000	28,504,978	18,370,219	17,331,093	16,639,575
Legal Debt Margin	$ 423,476,297	$ 416,948,508	$ 414,033,079	$ 425,249,339	$ 451,563,816
Total net debt applicable to the limit as a % of the debt limit	8.10%	6.40%	4.25%	3.92%	3.55%
	2016	**2017**	**2018**	**2019**	**2020**
Taxable Assessed Value [1]	$ 4,786,150,805	$ 4,952,850,933	$ 5,204,785,108	$ 5,512,352,059	$ 5,809,276,980
Legal Debt Margin					
Debt limit (10% of assessed value)[2]	$ 478,615,081	$ 495,285,093	$ 520,478,511	$ 551,235,206	$ 580,927,698
Debt applicable to limit:					
General obligation bonds	17,200,000	16,150,000	15,050,000	13,895,000	12,695,000
Less: Amount reserved for repayment of general obligation debt	(348,005)	(529,134)	(740,819)	(998,348)	(814,879)
Total debt applicable to limit	16,851,995	15,620,866	14,309,181	12,896,652	11,880,121
Legal Debt Margin	$ 461,763,086	$ 479,664,227	$ 506,169,330	$ 538,338,554	$ 569,047,577
Total net debt applicable to the limit as a % of the debt limit	3.52%	3.15%	2.75%	2.34%	2.05%

Notes:

[2] Under Article 9, Section 5, Paragraph 1 of the State of Georgia Constitution, the County's outstanding general obligation debt should not exceed 10% of the assessed value of the taxable property located within the County.

Data Source:

[1] Exhibit XII

Exhibit XX

Coweta County, Georgia

Ratios of General Bonded Debt Outstanding (Unaudited) [1]

Last Ten Fiscal Years

Fiscal Year	General Bonded Debt Outstanding: General Obligation Bonds	Less: Amounts Restricted to Repaying Principal	Net Bonded Debt	Percentage of Personal Income	Percentage Actual Value of Taxable Property	Per Capita
2011	$ 37,315,000	$ -	$ 37,315,000	0.87%	0.81%	287
2012	28,504,978	-	28,504,978	0.65%	0.64%	216
2013	18,370,219	-	18,370,219	0.40%	0.42%	137
2014	17,647,706	316,613	17,964,319	0.37%	0.41%	135
2015	16,850,192	210,617	17,060,809	0.36%	0.36%	126
2016	17,200,000	348,005	17,548,005	0.31%	0.37%	127
2017	16,176,918	518,908	15,658,010	0.27%	0.32%	111
2018	15,050,000	740,819	14,309,181	0.23%	0.27%	100
2019	13,895,000	998,348	12,896,652	0.19%	0.23%	87
2020	12,695,000	814,879	11,880,121	0.17%	0.20%	80

Notes:

1 Applicable years' comprehensive annual financial report.

Coweta County, Georgia
Demographic and Economic Statistics (Unaudited)
Last Ten Fiscal Years [6]

Fiscal Year	Population [1]	*(thousands of dollars)* Personal Income [2]	Per Capita Personal Income [2]	Median Age [3]	Education Level as a Percent of Population 25 yrs & Older: High School or Higher	Education Level as a Percent of Population 25 yrs & Older: College or Higher	School Enrollment [4]	Unemployment Rate [5]	County Employment [5]
2011	129,794	4,285,750	33,020	34.5	82.6%	20.9%	23,422	9.3%	59,111
2012	132,221	4,386,887	33,178	36.7	87.2%	26.2%	22,500	8.7%	60,224
2013	134,112	4,619,279	34,443	37.0	87.4%	26.2%	22,563	7.1%	61,238
2014	133,180	4,799,368	36,037	36.5	87.8%	26.9%	22,500	6.5%	62,258
2015	135,571	4,771,810	35,198	37.5	88.8%	27.2%	22,350	4.5%	63,309
2016	138,427	5,592,688	40,402	37.6	88.4%	27.6%	22,350	4.8%	66,670
2017	140,526	5,871,893	41,785	37.6	88.6%	28.1%	22,166	3.7%	69,231
2018	143,114	6,357,028	44,419	37.9	89.0%	29.0%	23,909	3.3%	71,434
2019	148,276	6,773,652	45,683	37.8	88.8%	29.8%	23,903	3.1%	71,624
2020	148,509	7,191,366	48,424	39.0	89.2%	30.3%	23,799	6.0%	69,056

Data Sources:

[1] U.S. Census Bureau - https://www.census.gov/quickfacts/fact/table/cowetacountygeorgia,US/PST045218

[2] U.S. Bureau of Economic Analysis - http://www.bea.gov/iTable/iTable.cfm?ReqID=70&step=1

[3] U.S. Census Bureau - https://factfinder.census.gov/faces/nav/jsf/pages/community_facts.xhtml

[4] Coweta County Board of Education

[5] Real Estate Center, http://recenter.tamu.edu/data/emp/

[6] Estimates were used for certain statistics in 2012, 2018, and 2019 based on historical trends.

Coweta County, Georgia

Principal Employers (Unaudited)

For the Fiscal Years Ended September 30, 2020 and 2011

		2020		
Employer	**Type of Business**	**Number of Employees**	**Rank**	**Percentage of Major County Employers**
Coweta County School System	Education	3,310	1	4.79%
Amazon	Distribution	2,400	2	3.48%
Piedmont Newnan Hospital	Healthcare	1,450	3	2.10%
Yamaha Motor Manufacturing	Manufacturer	1,300	5	1.88%
Cancer Treatment Centers of America	Healthcare	978	4	1.42%
Coweta County	Government	887	6	1.28%
Pet Smart Distribution Center	Distribution	560	7	0.81%
Bonnell Aluminum	Manufacturer	460	8	0.67%
Cargill Meat Solutions	Packaging	417	9	0.60%
Elite Comfort Solution	Manufacturer	400	10	0.58%
Total Principal Employers		12,162		17.61%
Other Employers		56,894		82.39%
Total Employers		69,056		100.00%

		2011		
Employer	**Type of Business**	**Number of Employees**	**Rank**	**Percentage of Major County Employers**
Coweta County School System	Education	3,154	1	5.34%
Yamaha Motor Manufacturing	Manufacturing	1,100	2	1.86%
Coweta County	Government	859	3	1.45%
Piedmont Newnan Hospital	Healthcare	830	4	1.40%
Newnan Walmart	Retailer	540	5	0.91%
Pet Smart Distribution Center	Retail Distribution	525	6	0.89%
Cargill Meat Solutions	Packaging	372	7	0.63%
Georgia Power - Plant Yates	Utilities	350	8	0.59%
Yokogawa Corporation	Manufacturing	320	9	0.54%
Bon-L Manufacturing	Manufacturing	300	10	0.51%
Total Principal Employers		8,350		14.13%
Other Employers		50,761		85.87%
Total Employers		59,111		100.00%

Data Source:

[1] Coweta County Development Authority, Newnan-Coweta Chamber of Commerce, Georgia Department of Labor

Coweta County, Georgia
County Employees by Function/Program (Unaudited)
Last Ten Fiscal Years

	For the Fiscal Year Ending September 30									
	2011	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**	**2018**	**2019**	**2020**
Function/program										
General Government	100	90	95	100	99	102	103	108	108	110
Public saftey										
Sheriff										
Officers	158	162	159	156	162	174	175	201	199	184
Civilians	71	73	77	75	81	69	69	69	71	90
Fire										
Firefighters	138	136	138	138	163	171	171	202	193	193
Civilians	1	1	1	1	1	1	1	1	1	1
Other public safety	40	48	49	49	41	43	41	46	35	44
Court System	68	60	59	63	82	83	83	96	85	86
Prison	49	49	48	48	49	51	48	48	52	48
Animal control	6	7	8	8	8	8	9	10	9	10
Pubic works	55	55	57	57	57	57	58	53	51	49
Recreation and culture	45	50	33	34	37	39	42	44	43	41
Housing and development	26	38	35	35	30	29	26	25	28	27
Solid waste	7	6	5	5	6	6	5	4	3	4
Total	764	775	764	769	816	833	831	907	878	887

Data Source:
Coweta County Finance Department

Coweta County, Georgia

Operating Statistics by Function/Program (Unaudited)

Last Ten Fiscal Years [1]

Function/program	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Sheriff										
Physical arrests	6,771	6,470	6,596	5,563	5,801	5,945	6,013	6,874	7,218	8,781
Traffic Violations	7,587	6,868	10,254	7,099	6,028	6,899	6,230	7,088	7,442	9,890
Fire										
Number of calls answered	8,996	9,088	9,204	9,666	4,401	5,215	5,398	4,658	4,866	4,924
Number of EMS calls answered	N/A	N/A	N/A	N/A	10,549	12,564	13,628	14,609	13,953	14,100
Inspections	853	867	750	770	1,023	775	950	1,491	1,168	1,409
Pre-fire plan inspections	6,500	687	1,293	1,040	439	194	1,331	1,395	1,442	771
Highways and streets										
Street resurfacing (miles)	14	31	32	22	24	10	13	10	14	15
Potholes repaired	133	91	157	162	335	279	214	300	204	546
Sanitation										
Refuse collected (ton/day)	7,469	6,786	26	27	26	32	30	39	44	22
Recyclables (tons/day)	328	416	4	4	2.491	3.215	2.060	1.855	3.010	2.120
Building										
Inspections Performed	9,146	9,712	14,308	19,221	21,521	23,778	17,962	16,461	19,262	22,663
Permits Issued	3,120	3,110	3,354	4,646	3,242	3,593	4,492	3,262	3,787	4,319

Data Source

Various County Departments

Notes:

Sanitation statistic changed to tons per day in 2013

Coweta County, Georgia

Capital Asset Statistics by Function/Program (Unaudited)

Last Ten Fiscal Years [1]

Function/Program	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Public safety										
Sherriff headquarters &/or precincts	3	3	3	3	3	3	3	3	3	3
Patrol Units	193	207	174	183	180	188	181	200	203	224
Fire Stations	15	15	15	15	15	15	15	15	15	15
Fire trucks	27	28	28	28	28	28	26	26	26	26
Ambulances	N/A	N/A	N/A	N/A	12	12	13	12	12	14
Solid Waste										
Compactor sites	12	12	12	12	12	12	12	11	11	10
Transfer Station	1	1	1	1	1	1	1	1	1	1
C&D (inert) Landfill	1	1	1	1	1	1	1	1	1	1
Highways and streets										
Streets (miles)*	922	935	940	965	976	992	1,013	1,028	1,048	1,092
Streetlights	548	548	548	581	668	680	680	686	693	689
Traffic signals	4	4	4	4	5	8	8	8	8	14
Culture/Recreation										
Parks acreage	234	234	234	234	234	234	234	234	234	234
Parks facilities	5	5	5	5	7	7	7	8	8	8
Tennis courts	12	12	12	12	12	12	12	12	12	12
Community centers	6	6	6	6	6	7	7	7	7	7
Libraries	4	4	4	4	4	4	4	4	4	4

Data Source

Various County Departments

*Street miles represent County maintained roads only.

COWETA COUNTY

COMPLIANCE SECTION

The Compliance Section includes schedules of projects construction with Special Purpose Local Option Sales Tax, Independent Auditor's Reports on Internal Control, and the Single Audit.

Coweta County, Georgia

Schedule of Projects Constructed With

Special Purpose Local Option Sales Tax

From Inception and For the Fiscal Year Ended September 30, 2020

Project	Original Project Length Budget	Revised Project Length Budget	Prior Years Actual[1]	Current Year Actual	Project Length Actual Total	Variance With Revised Project Length Budget[2, 3]
Special Local Option Sales Tax VII						
Transportation projects	$ 66,906,000	$ 71,078,868	$ 79,191,523	$ 3,274,933	$ 82,466,456	$ (11,387,588)
Recreation projects	6,250,000	6,250,000	6,092,117	-	6,092,117	157,883
Sheriff projects	4,000,000	4,000,000	4,000,150	-	4,000,150	(150)
Fire projects	3,500,000	3,500,000	3,290,108	123,880	3,413,988	86,012
Emergency management projects[2]	400,000	400,000	627,019	42,261	669,280	(269,280)
Intergovernmental						
Newnan	31,140,000	32,839,479	32,839,479	-	32,839,479	-
Senoia	3,120,000	3,307,649	3,307,649	-	3,307,649	-
Grantville	2,868,000	2,993,342	2,993,342	-	2,993,342	-
Moreland	506,000	463,145	463,145	-	463,145	-
Palmetto	422,000	398,791	398,791	-	398,791	-
Sharpsburg	375,000	385,066	385,066	-	385,066	-
Turin	310,000	336,730	336,730	-	336,730	-
Haralson	203,000	201,013	201,013	-	201,013	-
Total	$ 120,000,000	$ 126,154,083	$ 134,126,132	$ 3,441,074	$ 137,567,206	$ (11,413,123)

Notes:

[1] Certain costs have been reclassified between SPLOST VI and SPLOST VII.

[2] Includes project expenditures funded by grants and related matching funds from the General Fund.

[3] Includes additional revenue from GDOT and other revenue sources.

Coweta County, Georgia

Schedule of Projects Constructed With

Special Purpose Local Option Sales Tax

From Inception and For the Fiscal Year Ended September 30, 2020

Project	Original Project Length Budget	Revised Project Length Budget	Prior Years Actual	Current Year Actual[1]	Project Length Actual Total	Variance With Revised Project Length Budget
Special Local Option Sales Tax VIII						
Motorola Console Upgrade[3]	$ 1,150,000	$ 1,150,000	$ -	$ 637,500	$ 637,500	$ 512,500
Public Safety Radio Upgrade[3]	1,500,000	1,500,000	-	637,500	637,500	862,500
Ambulance Replacements	2,780,000	2,780,000	-	591,329	591,329	2,188,671
Ambulance Equipment	756,000	756,000	-	-	-	756,000
Transportation projects	71,287,031	71,287,031	13,000	11,717,329	11,730,329	59,556,702
Recreation projects	6,100,000	6,100,000	936,947	1,395,064	2,332,011	3,767,989
Sheriff projects	5,400,000	5,400,000	-	1,099,192	1,099,192	4,300,808
Fire projects	5,400,000	5,400,000	-	620,255	620,255	4,779,745
Emergency management projects[2]	1,000,000	1,000,000	881,891	894,641	1,776,532	(776,532)
Intergovernmental						
Newnan	36,049,492	36,049,492	4,251,732	7,186,581	11,438,313	24,611,179
Senoia	3,934,132	3,934,132	463,998	784,282	1,248,280	2,685,852
Grantville	3,077,722	3,077,722	362,991	613,554	976,545	2,101,177
Moreland	401,442	401,442	47,347	80,029	127,376	274,066
Palmetto	307,772	307,772	36,299	61,355	97,654	210,118
Sharpsburg	347,916	347,916	41,034	69,358	110,392	237,524
Turin	334,535	334,535	39,456	66,691	106,147	228,388
Haralson	173,958	173,958	20,517	34,679	55,196	118,762
Total	$ 140,000,000	$ 140,000,000	$ 7,095,212	$ 26,489,339	$ 33,584,551	$ 106,415,449

Notes:

[1] Includes project expenditures funded by grants and related matching funds from the General Fund.

[2] Additional project costs were paid from the General Fund.

[3] Projects were captured under one contract and costs have been allocated prorata based on contract payments.

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INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS*

Coweta County Board of Commissioners
Coweta County, Georgia
Newnan, Georgia

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of Coweta County, Georgia (the County) as of and for the year ended September 30, 2020, and the related notes to the financial statements, which collectively comprise Coweta County, Georgia's basic financial statements, and have issued our report thereon dated June 11, 2021. Our report includes a reference to other auditors who audited the financial statements of the Coweta County Water and Sewerage Authority, as described in our report on the County's financial statements. This report does not include the results of the other auditors' testing of internal control over financial reporting or compliance and other matters that are reported on separately by those auditors.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered Coweta County, Georgia'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 Coweta County, Georgia's internal control. Accordingly, we do not express an opinion on the effectiveness of Coweta County, Georgia'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 over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over financial reporting that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control over financial reporting 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 Coweta County, Georgia'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*.

We noted certain matters that we reported to management of the County in a separate later dated June 11, 2021.

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.

Nichols, Cauley & Associates, LLC

Dublin, Georgia
June 11, 2021

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INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH REQUIREMENTS APPLICABLE TO EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE IN ACCORDANCE WITH THE UNIFORM GUIDANCE

Coweta County Board of Commissioners
Coweta County, Georgia
Newnan, Georgia

Report on Compliance for Each Major Federal Program

We have audited Coweta County, Georgia's (the County) compliance with the types of compliance requirements described in the U.S. *Office of Management and Budget (OMB) Compliance Supplement* that could have a direct and material effect on each of the County's major federal programs for the year ended September 30, 2020. The County's major federal program is identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

Management's Responsibility

Management is responsible for compliance with the requirements of laws, regulations, contracts, and grants applicable to its federal programs.

Auditor's Responsibility

Our responsibility is to express an opinion on compliance for the County's major federal program based on our audit of the types of compliance requirements referred to above. We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Those standards and the Uniform Guidance require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the County's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances.

We believe that our audit provides a reasonable basis for our opinion on compliance for the major federal program. However, our audit does not provide a legal determination of the County's compliance.

Opinion on the Major Federal Program

In our opinion, the County complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on the major federal program for the year ended September 30, 2020.

Report on Internal Control Over Compliance

Management of the County is responsible for establishing and maintaining effective internal control over compliance with the types of compliance requirements referred to above. In planning and performing our audit of compliance, we considered the County's internal control over compliance with the types of requirements that could have a direct and material effect on each major federal program as a basis for designing auditing procedures that are appropriate in the circumstances for the purpose of expressing an opinion on compliance for each major federal program and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the County's internal control over compliance.

A *deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct noncompliance with a type of compliance requirement of a federal program on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or combination of deficiencies in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected on a timely basis. A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies. We did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

Nichols, Cauley & Associates, LLC

Dublin, Georgia
June 11, 2021

Coweta County, Georgia
Schedule of Expenditures of Federal Awards
For the Year Ended September 30, 2020

Federal Grantor/Pass-Through Grantor/Program or Cluster Title	Federal CFDA Number	Pass Through Entity Number	Passed Through to Subrecipients	Federal Program Expenditures
DEPARTMENT OF JUSTICE				
Passed through Georgia Criminal Justice Coordinating Council:				
State Criminal Alien Assistance Program	16.606	2019-AP-BX-1340	$ -	$ 29,276
Coronvirus Emergency Supplemental Funding	16.034	2020-VD-BX-1218	-	58,008
Total Department of Justice			-	87,284
DEPARTMENT OF HEALTH & HUMAN SERVICES				
Passed through Three Rivers Commission:				
Aging Cluster:				
Title III, Part C1, Congregate Meals	93.045	SFY 2020	-	29,143
Title III, Part C2, Congregate Meals	93.045	SFY 2020	-	19,211
Title III, Part C1, Congregate Meals	93.045	SFY 2021	-	1,666
Title III, Part C2, Congregate Meals	93.045	SFY 2021	-	4,671
			-	54,691
Nutrition Services Incentive Program	93.053	SFY 2020	-	28,569
Nutrition Services Incentive Program	93.053	SFY 2021	-	4,007
			-	32,576
Total Aging Cluster			-	87,267
Provider Relief Fund	93.498	FY 2020	-	79,190
Total Department of Health & Human Services			-	166,457
DEPARTMENTOF HOUSING AND URBAN DEVELOPMENT				
Passed through Georgia Department of Community Affairs:				
Community Development Block Grants/State's Program and Non-Entitlement Grants in Hawaii	14.228	17p-y-038-1-5993	342,113	342,113
DEPARTMENT OF TRANSPORTATION				
Passed through Georgia Department of Transportation:				
Airport Improvement Program	20.106	AP020-9036-36	-	2,693
Transit Operating Assistance Grant	20.509	GA-18-X033/T006240	-	90,545
Chattahoochee Hill Country Regional Greenway Trail	20.205	CSHPP00090294	-	57,058
National Infrastucture Investments	20.933	0013195	-	213,511
Poplar Road Corridor Scoping Study	20.933	1200108	-	131,085
Total Department of Trasportation			-	494,892

(continued)

Coweta County, Georgia
Schedule of Expenditures of Federal Awards
For the Year Ended September 30, 2020

Federal Grantor/Pass-Through Grantor/Program Title	Federal CFDA Number	Pass Through Entity Number	Passed Through to Subrecipients	Federal Program Expenditures
FEDERAL EMERGENCY MANAGEMENT AGENCY				
Passed through Georgia Emergency Management Agency:				
Emergency Management Performance Grant	97.042	DR-4338 PW1401	-	4,421
Emergency Management Performance Grant	97.042	OEM16-040	-	38,195
Emergency Management Performance Grant	97.042	HPD15-017	-	27,000
Total Federal Emergency Management Agency			-	69,616
DEPARTMENT OF TREASURY				
Equitable Sharing Program	21.000	GA0380000	-	331,554
Passed through the State of Georgia:				
COVID-19 - Coronavirus Relief Fund	21.019	FY 2020	-	5,107,701
Passed through the Georgia Department of Transportation:				
COVID-19 -Coronavirus Relief - Pandemic Relief for Aviation Workers	21.018	T007415	-	69,000
COVID-19 - Coronavirus Economic Relief for Transportation Services	21.028	T006331-CARES20	-	141,054
Total Department of Treasury			-	5,649,309
Total Expenditures of Federal Awards			$ 342,113	$6,809,671

Coweta County, Georgia
Notes to Schedule of Expenditures of Federal Awards
For the Year Ended September 30, 2020

1. Basis of Presentation

   The accompanying Schedule of Expenditures of Federal Awards presents the activity of all federal financial assistance programs of the County of Coweta, Georgia in accordance with requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (Uniform Guidance). All federal financial assistance received directly from federal agencies as well as federal financial assistance passed through other government agencies are included on the schedule. Because the schedule presents only a selected portion of the operations of the County, it is not intended to and does not present the financial position, changes in net position or cash flows of the County.

2. Basis of Accounting

   The Schedule of Expenditures of Federal Awards is prepared on the same basis of accounting as the County's financial statements. The County uses the accrual basis of accounting. Expenditures represent only the federally funded portions of the program. County records should be consulted to determine amounts expended from non-federal sources.

3. Indirect Cost rates

   The County has not elected to use the ten percent *de minimis* indirect cost rate as allowed under the Uniform Guidance.

Section I – Summary of Audit Results

Financial Statements

Type of auditor's report issued:	unmodified		
Internal control over financial reporting:			
Material weakness identified?	_____ yes	__X__ no	
Significant deficiency identified not considered to be material weaknesses?	_____ yes	__X__	none reported
Noncompliance material to financial statements noted?	_____ yes	__X__ no	

Federal Awards

Internal Control over major programs:			
Material weakness identified?	_____ yes	__X__ no	
Significant deficiency identified not considered to be material weaknesses?	_____ yes	__X__	none reported
Type of auditor's report issued on compliance For major programs:	unmodified		
Any audit findings disclosed that are required To be reported in accordance with 2 CFR 200.516(a)?	_____ yes	__X__ no	

Identification of major programs:

CFDA Number	Name of Federal Programs
21.019	Coronavirus Relief Fund

Dollar threshold used to distinguish Between Type A and Type B programs:	$750,000		
Auditee qualified as low-risk auditee?	_____ yes	__X__ no	

Section II – Financial Statement Findings

None reported.

Section III – Federal Award Findings

None reported.