JACKSON COUNTY, GEORGIA

COMPREHENSIVE ANNUAL FINANCIAL REPORT

FOR THE YEAR ENDED
DECEMBER 31, 2019

Prepared By:
The Jackson County Office of Financial Administration

INTRODUCTORY SECTION

JACKSON COUNTY, GEORGIA

COMPREHENSIVE ANNUAL FINANCIAL REPORT
FOR THE YEAR ENDED DECEMBER 31, 2019

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Jackson County Board of Commissioners
Finance Department
67 Athens Street
Jefferson, Georgia 3054

Phone: (706) 367-1199 Fax: (706) 708-2505

Trey Wood
Director

August 10, 2020

The Honorable Tom Crow, Chairman,
Members of the Board of Commissioners, and
The Citizens of Jackson County Georgia

The Official Code of Georgia as Amended (OCGA) requires that county governments publish, within six months of the end of each of their fiscal years, a complete set of financial statements presented in conformity with generally accepted accounting principles (GAAP) and audited in accordance with generally accepted auditing standards by a firm of licensed, certified, public accountants. Pursuant to that requirement, we hereby issue the comprehensive annual financial report (CAFR) of Jackson County, Georgia (the "County") for the fiscal year ended December 31, 2019.

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

The County's financial statements have been audited by Mauldin & Jenkins, LLC, a firm of licensed, certified, public accountants. The goal of the independent audit is to provide reasonable assurance that the financial statements of the County for the fiscal year ended December 31, 2019 are free from material misstatement. The independent audit involved examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements**,** assessing the accounting principles used and significant estimates made by management**,** and evaluating the overall financial statement presentation. The independent auditor concluded, based upon the audit, that there was a reasonable basis for rendering an unqualified opinion that the County's financial statements for the fiscal year ended December 31, 2019, are fairly presented in conformity with GAAP. The independent auditors' report is presented as the first component of the financial section of this CAFR.

As a recipient of federal and state financial assistance, the County is also responsible for ensuring that adequate, internal controls are in place to assure compliance with applicable laws and regulations related to those programs. Thus**,** internal controls are subject to periodic evaluation by management.

In June 1999, the Governmental Accounting Standards Board (GASB) issued Statement No. 34, *Basic Financial Statements – and Management's Discussion and Analysis – for State and Local Governments*. In 2003, the County adopted the new reporting model required by GASB Statement No. 34 (GASB #34). As part of the requirements contained in GASB #34, management is to present a narrative introduction, overview**,** and analysis to accompany the basic financial statements in the form of *Management's Discussion and Analysis* (MD&A). This letter of transmittal is designed to complement the MD&A and should be read in conjunction with it. The County's MD&A is found directly following the independent auditor's opinion in the financial section of this CAFR.

Geographical and Economic Profile of the County

Jackson County is located on the upper fringes of the Piedmont Plateau in Northeastern Georgia. The City of Jefferson serves as the County Seat and is located off of U.S. Interstate Highway 85 (I-85). I-85 runs from southwest to northeast from Montgomery, Alabama to its confluence with I-95 in Richmond, Virginia. The City of Atlanta is less than one hour's travel time along I-85 from most sections of the County. Jefferson is approximately 20 miles from Athens, which is the home of the state's flagship institution of higher learning, the University of Georgia.

With the close proximity of I-85 and other major highways and railways, the County has become home to numerous large distribution and manufacturing facilities. Jackson County continues to attract quality economic development because of the location and available workforce. Among these businesses are Ollie's, Southeast Toyota Distributors, Huber Wood Products, GE Appliances in Commerce; Haverty's Furniture, Whole Foods, Carter's, Hitachi-Koki, Amazon, Fed-Ex Ground, Williams Sonoma, Amazon, U-Line, and Safelite near Braselton; Toyota Industries of North America, Denso Corporation, Wayne Poultry, Bed Bath and Beyond, and Quicktrip near Pendergrass; and The Kubota Corporation, Mission Foods, TJX Max HomeGoods, DSC Logistics, Amazon and Aldi in Jefferson. Just outside the City of Commerce is a major retail outlet mall along the I-85 corridor, which provides employment and sales tax revenues to the County. U.S. Highway 441, which runs north and south from Knoxville, Tennessee to the state of Florida, and runs through Commerce, provides ready access from virtually any point within the four-state area of Tennessee, North Carolina, South Carolina, and Georgia. Jackson County is also served by the Norfolk Southern and CSX rail lines. The Georgia Ports Authority announced that it will be building an inland port in Hall County just north of Jackson County that will serve the entire Northeast Georgia region. This will help provide more efficient and effective transporting of goods to and from the Port of Savannah. The construction of the inland port will definitely help Jackson County continue to recruit industry that rely heavily on cost effective logistics.

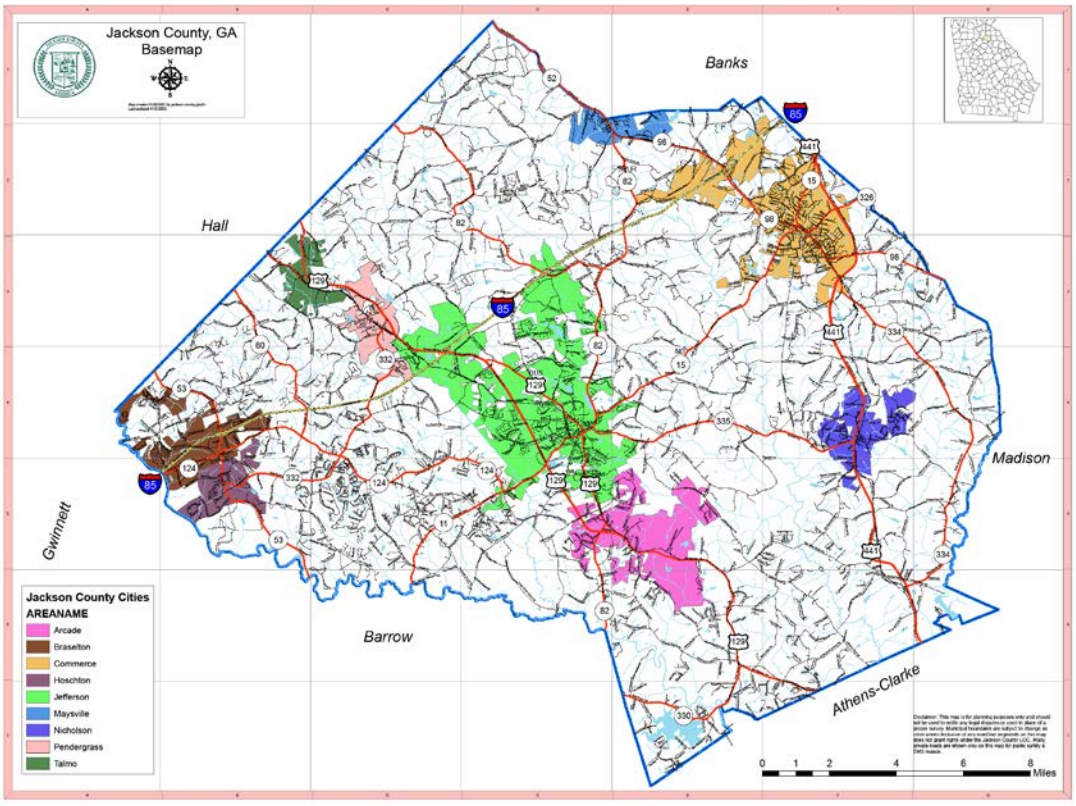
Jackson County saw an exceptional year of growth and activity for 2019, attracting 3 new industrial projects and 2 expansions that represents over $2.3 billion in new investment and will eventually create 3,100 new jobs. Panasonic broke ground on a state-of-the-art distribution center. Southeast Toyota Distribution, which has been in operation in Jackson County since 1989, continued construction on a new $90 million 350,000 square feet campus across the street from its current location. SE Toyota processes 140,000 vehicles annually for distribution to Toyota dealers throughout the southeast United States. The new facility was complete in April 2020. SK Battery America, a subsidiary of South Korean based SK Innovation, broke ground on a $1.7 billion plant in the City of Commerce that will produce lithium ion batteries

for electric and hybrid vehicles. SK's investment is the county's largest industrial development project ever and is the largest investment made by a foreign company in the State of Georgia's history. SK will be fully operational in 2025 and will employ 2,000 individuals. SK's project is expected to attract several suppliers and additional investments. Over the past 5 years, Jackson County has created more jobs than any other county in Georgia, which indicates the strength and vitality of Jackson County's growing economy.

Construction of new speculative industrial space continues to be strong. By the end of 2019, there were 4 new speculative distribution centers under construction totaling approximately 4 million square feet, 5 speculative distribution centers complete and available totaling about 4 million square feet and 4 planned new buildings totaling another 3.5 million square feet of speculative industrial space. Jackson County continues to be a strong contender in the I-85 industrial market. Rapid absorption of industrial space continues to spur the development of speculative buildings. Capital gains will add significant investment to Jackson County's tax base and create significant job opportunities for our citizens. We are optimistic that 2020 will be another exceptional year and that many more companies will choose Jackson County as their place of business.

Retail growth has been relatively slow for Jackson County however sales tax collections have reached record highs fueled by all the development currently occurring in Jackson County. It is anticipated that sales tax collections will stay strong through 2020. Most of the new retailers were small businesses not associated with major chains but were welcomed by the community as an integral part of the commercial/retail dynamic in the County. Jackson County is experiencing positive growth in terms of population and business. This trend is expected to continue as Jackson County had the lowest unemployment rate in the State of Georgia for 2019 at 2.6%.

Jackson County's population is estimated to be nearly 72,000 in 2019, a nearly 18% increase over the 2010 census, making it one of the fastest growing counties in the country by percentage growth. Despite this growth, the County has managed to balance a rural atmosphere with the suburban character of business and residential developments. Land use studies show the County's area is about 40% commercial, 40% residential and 20% agricultural. The County has been able to avoid some of the pitfalls of rapid growth through wise planning and management of its resources. Although the fallout from the home building bust left many neighborhood subdivision developments incomplete, the County implemented a way for these subdivisions to be brought back up to code for new building through use of Special Taxing Districts. Highlighting this continued growth are much improved housing market data and forecasts that show there is positive developed lot absorption and a decline in finished housing inventory. Residential permits have seen increases in 2019 and are looking even stronger in the first quarter of 2020.



Jackson County, Georgia

Municipalities of the County

The County has nine incorporated municipalities, which compose approximately 40% of the County's population according to the official 2010 U.S Census. The municipalities are Commerce (6,544), Jefferson (9,432), Arcade (1,786), Nicholson (1,696), Hoschton (1,377), Braselton (part) (1,763), Maysville (part) (872), Talmo (180)**,** and Pendergrass (422). Parts of the Town of Braselton are located in four different counties, while parts of the City of Maysville are located in both Jackson and Banks Counties. The City of Commerce provides full municipal services including electricity, gas, fire, police, water, and sewerage. Braselton and Jefferson provide water, sewer, fire, and police services. Hoschton offers water and sewerage services. Nicholson and Maysville provide water services. Arcade, Pendergrass, and Maysville provide police services.

School Systems

The County has a county-wide school system, as well as two city school systems. The Jackson County School System operates elementary and middle schools in various parts of the County and two high schools, Jackson County Comprehensive High School and East Jackson Comprehensive High School. The Commerce City School System and the Jefferson City School System are operated as component units of their respective municipalities. The Jackson County School System is fiscally independent of the County BOC and, consequently, its financial statements are separately issued and are not included within the County's financial statements.

Form of Government

The County operates under the commission/manager form of government. Four members of the Board of Commissioners (BOC) are elected from geographically distinct, single-member districts, while the chairman is elected at-large county-wide. The members serve four-year, staggered terms. The BOC hires a county manager to serve as the administrative head of the county government. The manager, in turn, hires department heads and managers to implement BOC policies and to operate the various functions of county government.

Every four years, citizens of the County elect persons to serve the constitutional offices of sheriff, clerk of superior court, tax commissioner, and probate court judge. Other elected officials include the magistrate court judge, solicitor general, district attorney, superior court judges, and the state court judge.

County Services

The County provides a full range of services, including law enforcement, construction and maintenance of highways, streets, bridges, and other infrastructure, emergency services, recreational and cultural activities, limited transit, and solid waste disposal. Fire protection is primarily provided by ten volunteer fire departments, which levy property taxes within their districts to fund their operations. Some of the fire districts such as Commerce, Jefferson and West Jackson have some full time paid staff. Water and sewer services outside of the municipalities are provided by a legally separate Water and Sewer Authority, which has been included as a component unit in the County's financial statements. The County is also financially accountable for a legally separate Health Department and a legally separate Airport Authority, both of which are reported as component units of the County. Additional information on these component units may be found in Note 1 in the notes to the financial statements.

Financial and Budgetary Matters

The County maintains budgetary controls to ensure compliance with state law. The level of budgetary control is at the department/fund level, i.e., expenditures may not exceed the total for any department within a fund. Transfers of appropriations within a department shall require only approval of the Finance Director. Transfers between or among departments or funds, or an increase in the overall appropriation for a department or fund, shall require the approval of the BOC in accordance with the enabling legislation. Department heads and management personnel are directed to operate within budgetary limits to avoid "emergency" situations, which would require supplementary appropriations.

Annual budgets are adopted on a basis consistent with GAAP for the general, special revenue funds and debt service fund and are integrated into the general ledgers of such funds. Project length budgets are adopted for Capital Projects Funds. The County's proprietary fund, the Solid Waste Fund, is budgeted for management and control purposes. Each department prepares, in conjunction with the Finance Department, revenue and expenditure estimates, as well as capital needs. These budget requests are then reviewed by the BOC, and the proposed budgets are presented at a public hearing as required by state law.

Capital Projects Recently Completed and for the Future

The County continues to collect revenue from the Special Purpose Local Option Sales Tax (SPLOST). This revenue accounts for the financial resources provided from a six-year, one-cent special purpose local option sales tax for the purpose of expanding and improving water and sewer infrastructure; resurfacing, paving, widening and repairing certain roads and bridges; expansions, renovations, and development of certain parks and recreation facilities, additional public safety equipment; renovations to the Historic Courthouse; purchase of the animal shelter facility; and debt reduction on bonds used to build public facilities. In addition, over $16.7 million in funds will be provided to the various cities within Jackson County for similar type projects. Jackson County's SPLOST 6 has been estimated to collect $9.3 million per year, or $55.5 million over the six-year period. SPLOST collections are currently running more than 20% higher than projections. SPLOST 6 will expire on June 30, 2023.

In 2019, the County used SPLOST funds to renovate recreation facilities, complete the restoration of the Historic County Courthouse, continue to resurface county roads, extend water lines, purchase public safety equipment and to pay off debt.

One major capital project undertaken in 2019 was the construction of a new 38,000 square feet multipurpose Agricultural Facility. The estimated cost is approximately $5.0 million and is funded through the county's general fund and donations. The completion date is October 2020. The facility will help support the largest sector of the county's economy which is agriculture. It will be used primarily for agricultural type events and meetings but will also be available to the public for a multitude of other purposes.

Some of the capital projects to be completed in fiscal year 2020 are: phase I of the Gum Springs Recreation Park, resurfacing of various roads and acquisition/replacement of numerous pieces of equipment and vehicles.

Debt Management

In 2019, the County's general obligation bond rating was again reaffirmed by Moody's Investors Service at "Aa2" on its $130 million of various outstanding parity bonds. This was done upon completion of a refunding of a partial refunding of un-refunded 2009A & B revenue bonds, which financed the construction of the current jail, fire training center, and historic courthouse renovations.

The County continues to monitor all outstanding bond issues and market conditions. As a result, the County, on occasion, avails itself of refunding opportunities. In January 2019, the County issued 19,975,000 of Series 2019 Revenue Bonds to provide funds for economic development.

Awards, Accomplishments and Acknowledgments

The Government Finance Officers Association (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the County for its CAFR for the fiscal year ended December 31, 2018. This was the fourteenth consecutive year that the County has received this prestigious award. In order to be awarded the Certificate of Achievement, the County must

publish an easily readable and efficiently organized CAFR**,** which satisfies both GAAP and applicable legal requirements.

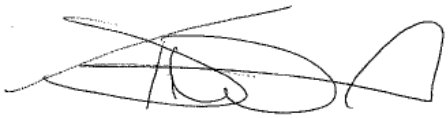
A Certificate of Achievement is valid for a period of one year only. We believe that this CAFR continues to meet the Certificate of Achievement Program's requirements, and we are submitting it to GFOA to determine its eligibility for another Certificate of Achievement for the fiscal year ended December 31, 2019.

The preparation, design, and publication of this CAFR represents a significant, cooperative effort between the County's Finance Department and its independent auditor, Mauldin & Jenkins, LLC. Special thanks go to the various County departments and their directors for their assistance and their cooperation in contributing to the preparation of this CAFR. We would be remiss in our duty if we did not recognize the professional efforts of the Finance Department staff**.** Without their dedication and untiring efforts, the compilation of the CAFR would not have been possible.

Finally, and certainly not least, we wish to thank the members of the Board of Commissioners for their unfailing support for maintaining the highest professional expectations for the reports we produce and for their continued support and direction in conducting the fiscal affairs of the County in a progressive and responsible manner.

Respectfully submitted,





Kevin C. Poe
County Manager

Trey D. Wood
Director of Finance

Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

Jackson County

Georgia

For its Comprehensive Annual
Financial Report
for the Fiscal Year Ended

December 31, 2018

Christopher P. Morrill

Executive Director/CEO



Officials of
Jackson County

Year Ended December 31, 2019

BOARD OF COMMISSIONERS

COMMISSIONER	TERM
Tom Crow – Chairman	January 2017 – December 2020
Jim Hix – District 1	January 2017 – December 2020
Chas Hardy – District 2	January 2017 – December 2020
Ralph Richardson Jr. – District 3	January 2019 – December 2022
Marty Seagraves – District 4	January 2019 – December 2022

ADMINISTRATION

Kevin Poe - County Manager

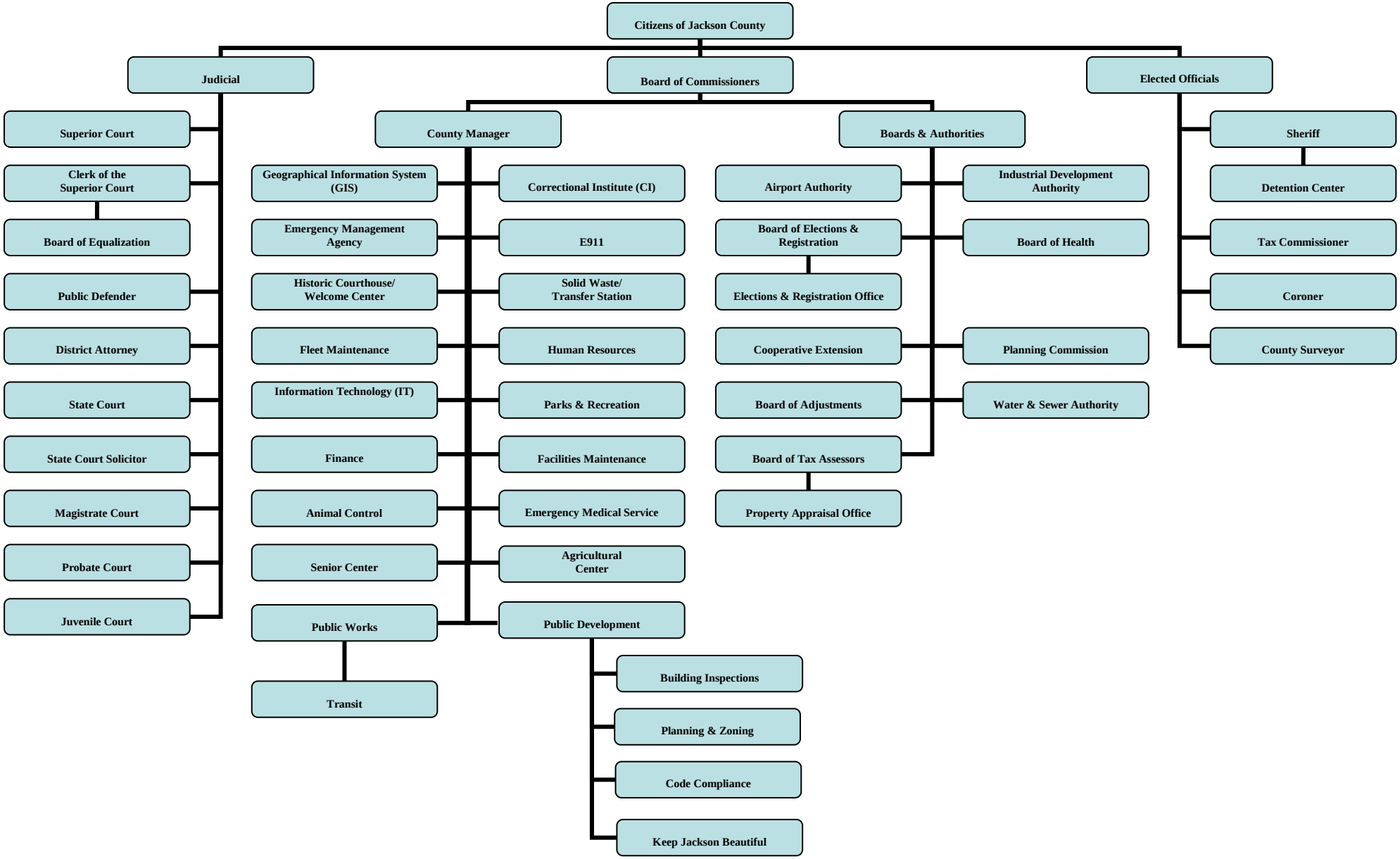
DEPARTMENT DIRECTORS

Melanie Thomas	**Human Resources**
Brad Richards	**Animal Control**
David Burton	**Agricultural Center**
Justin King	**Information Technology**
Ricky Sanders	**Parks & Recreation**
Gina Roy	**Public Development**
Joel Logan	**GIS**
Tom Strong	**Airport**
Jason Baker	**EMS**
Lou Ann David	**911**
Bryan Bullock	**EMA**
Allan Sargent	**Chief Property Appraiser**
Tom Page	**Solid Waste**
Jeff Bridges	**Road Superintendent**
Johnny Weaver	**Correctional Institute**
Marty Rubio	**Maintenance Superintendent**
Donna Seagraves	**Public Defender**
Kathy Branyon	**Senior Center**
Trey Wood	**Finance**
Greg McDonald	**Fleet**

JUDICIAL & OTHER ELECTED OFFICIALS

Camie Thomas	**Clerk of Court**
Brad Smith	**District Attorney**
Ben Green	**Magistrate Court Judge**
Sherry C. Moore	**Probate Court Judge**
Janis Mangum	**Sheriff**
Donald Moore	**Solicitor General**
Robert Alexander	**State Court Judge**
Nick Primm	**Superior Court Judge**
Wayne McLocklin	**Superior Court Judge**
Currie Mingledorff II	**Superior Court Judge**
Joseph Booth	**Superior Court Judge**
Candace Taylor	**Tax Commissioner**
Keith Whitfield	**Coroner**

Jackson County Organizational Chart



FINANCIAL SECTION

MAULDIN & JENKINS
CPAs & ADVISORS

INDEPENDENT AUDITOR'S REPORT

Board of Commissioners
of Jackson County, Georgia
Jefferson, 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 **Jackson County, Georgia** (the "County"), as of and for the year ended December 31, 2019, 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 Jackson County Health Department or the Jackson County Water and Sewerage Authority, which represents 89 percent, 85 percent, and 91 percent, respectively, of the assets, net position, and revenues of the aggregate discretely presented component units. Those statements were audited by other auditors whose reports have been furnished to us, and our opinion, insofar as it relates to the amounts included for the Jackson County Health Department and the Jackson County Water and Sewerage Authority, is based solely on the reports 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 audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

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

Opinions

In our opinion, based on our audit and the reports 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 Jackson County, Georgia as of December 31, 2019, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the Management's Discussion and Analysis, the General Fund and Emergency Services Ambulance Fund budgetary comparison schedules, the schedule of changes in the County's net pension liability and related ratios, the schedule of County contributions, and the schedule of changes in the County's Total OPEB liability and related ratios, as listed in the table of contents, be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise Jackson County, Georgia's basic financial statements. The combining and individual fund financial statements and schedules and the schedules of expenditures of special purpose local option sales tax proceeds, as required by the Official Code of Georgia 48-8-121, 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 financial statements and schedules and schedules of expenditures of special purpose local option sales tax proceeds (collectively "the supplementary information") are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information is 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 them.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated August 10, 2020, on our consideration of Jackson County, Georgia's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements and other matters. The purpose of that report is solely 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 effectiveness of the County's 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.

Mauldin & Jenkins, LLC

Atlanta, Georgia
August 10, 2020

MANAGEMENT'S DISCUSSION AND ANALYSIS

This section of Jackson County's Comprehensive Annual Financial Report provides readers with a narrative overview and analysis of the financial activities of Jackson County Government for the year that ended on December 31, 2019. We encourage readers to consider the information presented here in conjunction with the letter of transmittal at the front of this report, and the County's basic financial statements and notes to the financial statements, to enhance their understanding of the activities and financial health of Jackson County.

Management's Discussion and Analysis (MD&A) is designed to focus on the current year's activities, resulting changes, and currently known facts. It should be read in conjunction with the letter of transmittal and the basic financial statements.

FINANCIAL HIGHLIGHTS

The assets and deferred outflows of resources of Jackson County Government's governmental activities and business-type activities exceeded its liabilities and deferred inflows of resources at the close of the most recent fiscal year by $115.8 million. As a result of the implementation of GASB Statement No. 68 in 2015 and GASB Statement No. 75 in 2018 and recognizing the liability associated with the pension and OPEB in the governmental activities (see Note 9 & 11), the governmental activities and business type activities have a deficit of $(6.2) million (unrestricted net position) for 2019.

The primary government's total net position increased by $5.4 million during 2019. Governmental activities' net position increased $5 million during 2019. See the governmental-wide financial analysis below for reasons for this change. Business-type activities' net position increased by $323 thousand during 2019.

As of the close of the current year, the primary government's governmental funds reported combined ending fund balances of $34.6 million, an increase of $6.1 million in comparison with the prior year. This increase is, in part, attributable to activity within the SPLOST 6 Fund and higher property taxes in the general fund.

Moreover, approximately 34% of the combined fund balances, $11.64 million, is considered unassigned and is available for spending at the government's discretion (unassigned fund balance). Additionally, 8% of the combined fund balances, $2.82 million is assigned for the completion of the Agricultural Center and public safety activities.

At the end of the current fiscal year, unassigned fund balance for the General Fund was $12 million or 19% of total General Fund expenditures.

OVERVIEW OF THE FINANCIAL STATEMENTS

This financial section of the annual report consists of four components: 1) management's discussion and analysis (this section), 2) basic financial statements, 3) required supplementary information, and 4) an optional section that presents combining statements for nonmajor governmental funds. The basic financial statements include two kinds of statements that present different views of Jackson County Government:

Government-wide Financial Statements: The government-wide financial statements provide a broad overview of both long-term and short-term information about Jackson County Government's overall financial status in a manner similar to private-sector businesses. The statements include:

- A statement of net position presents the County's total assets and deferred outflows of resources and total liabilities and deferred inflows of resources, with the difference between these reported as net position. Over time, the change in net position is an indicator of the improvement (an increase) or deterioration (a decrease) in the County's financial condition. Additionally, when assessing the overall health of the County, additional consideration should be given to non-financial factors such as changes in the County's property tax base and the condition of the County's roads.

- A statement of activities presents information showing how the Government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods (e.g., uncollected taxes and earned but unused vacation leave).

Both of the aforementioned government-wide financial statements identify the various functions of Jackson County Government's operations that are principally supported by taxes and intergovernmental revenues from other functions that are intended to recover all or a significant portion of their costs through user fees and charges. The governmental activities of Jackson County, Georgia include general government, public safety, judicial system, public works, health and welfare, recreation and culture, housing and development, and interest on long-term debt. The business-type activities of Jackson County, Georgia, are compiled solely of Solid Waste Management.

The government-wide financial statements include not only Jackson County itself (known as the *primary government*), but also a legally separate health department, a legally separate airport authority, and a legally separate water and sewerage authority for which Jackson County is financially accountable. Financial information for these *component units* is reported separately from the financial information presented for the primary government itself.

The government-wide financial statements can be found on pages 18-21 of this report.

Fund Financial Statements: A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The County, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the County can be divided into three categories: governmental funds, proprietary funds, and fiduciary funds.

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

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

The Jackson County Government maintains sixteen individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for the General Fund, Emergency Services Ambulance Fund, Special Purpose Local Option Sales Tax Fund (SPLOST) 5 Fund, SPLOST 6 Fund, and the Capital Projects Fund, all of which are considered to be major funds. Data from the other eleven governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these non-major governmental funds is provided in the form of combining statements elsewhere in this report.

Jackson County Government adopts an annual appropriated budget for its general fund and all special revenue funds. Project length budgets are adopted for the capital projects funds. A budgetary comparison schedule has been provided for the General Fund and special revenue funds to demonstrate compliance with the annual appropriated budget.

The basic governmental fund financial statements can be found on pages 22-24 of this report.

Proprietary Fund: Proprietary Fund statements offer short-term and long-term financial information about the activity which the County Government operates similar to a private business, the Jackson County Solid Waste Management. Additionally, these statements include the internal services funds which provide services to other departments of governmental units within the County on a cost-reimbursement basis. Because the services predominantly benefit governmental functions rather than business-type functions, they have been included within governmental activities in the government-wide financial statements.

Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail, including a cash flow statement.

The basic proprietary fund financial statements can be found on pages 25-27 of this report.

Fiduciary Funds: Fiduciary Funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of those funds are not available to support the County's own programs. Agency funds, a type of Fiduciary Fund, are used to account for assets held by the government as an agent for individuals, private organizations, other governments and/or other funds. The County maintains the following Agency funds: Tax Commissioner, Clerk of Superior Court, Probate Court, Magistrate Court, Federal Equity Sharing, and Sheriff.

The basic fiduciary fund financial statement can be found on page 28 of this report.

Notes to the financial statements: The notes provide additional information that is essential to gain a full understanding of the data provided in the government-wide and fund financial statements.

The notes to the financial statements can be found on pages 29-71 of this report.

Other information: In addition to the basic financial statements and accompanying notes, this report also presents certain required supplementary information concerning Jackson County Government's progress in funding its obligations to provide pension and other post-employment benefits to its employees and the budgetary comparison schedule for the General Fund and the Emergency Services Ambulance Fund.

Required supplementary information can be found on page 72-78 of this report.

The combining statements referred to earlier, in connection with nonmajor governmental funds, are presented immediately following the required supplementary information. Combining and individual fund statements and schedules can be found on pages 79-103 of this report.

GOVERNMENTAL-WIDE FINANCIAL ANALYSIS

The government-wide statements report information about Jackson County Government as a whole using accounting methods similar to those used by private sector companies.

Jackson County's, on an entity-wide basis, net position increased during 2019 by $5.4 million, of which $5 million was from governmental activities and an increase of $323.3 thousand was from business-type activities. At December 31, 2019, the County had $103.2 million invested in capital assets, net of related debt and accumulated depreciation, and $18.8 million in restricted net position.

Unrestricted net position as of December 31, 2019, equaled a deficit of $(6.2) million. The table below depicts the split of net position between governmental and business-type activities.

The increase in governmental activities net position is, in part, attributable to the fact that property taxes increased by $2.4 million from the previous year and the County is accumulating SPLOST 6 proceeds, See page 22 for further details of these entity wide reconciling items.

JACKSON COUNTY, GEORGIA'S CHANGES IN NET POSITION
DECEMBER 31, 2019

($ In thousands)

	GOVERNMENTAL ACTIVITIES		BUSINESS-TYPE ACTIVITIES		TOTAL	
Assets	2019	2018	2019	2018	2019	2018
Current and other assets	$ 72,479	$ 63,586	$ (1,016)	$ (1,246)	$ 71,463	$ 62,340
Capital assets (net of depreciation)	181,869	167,805	2,056	2,129	183,925	169,934
Total Assets	254,348	231,391	1,040	882	255,388	232,274
Total deferred outflows of resources	7,734	6,553	-	-	7,734	6,553
Liabilities						
Long-term liabilities outstanding	98,114	83,044	592	717	98,706	83,761
Other liabilities	16,371	15,444	175	215	16,546	15,659
Total liabilities	114,485	98,488	767	932	115,252	99,420
Total deferred inflows of resources	32,042	28,948	-	-	32,042	28,948
Net position						
Net investment in capital assets	101,251	100,553	1,966	2,008	103,217	102,561
Restricted	18,765	16,832	-	-	18,765	16,832
Unrestricted	(4,461)	(6,876)	(1,693)	(2,058)	(6,154)	(8,933)
Total net position	$ 115,555	$ 110,509	$ 273	$ (50)	$ 115,828	$ 110,459

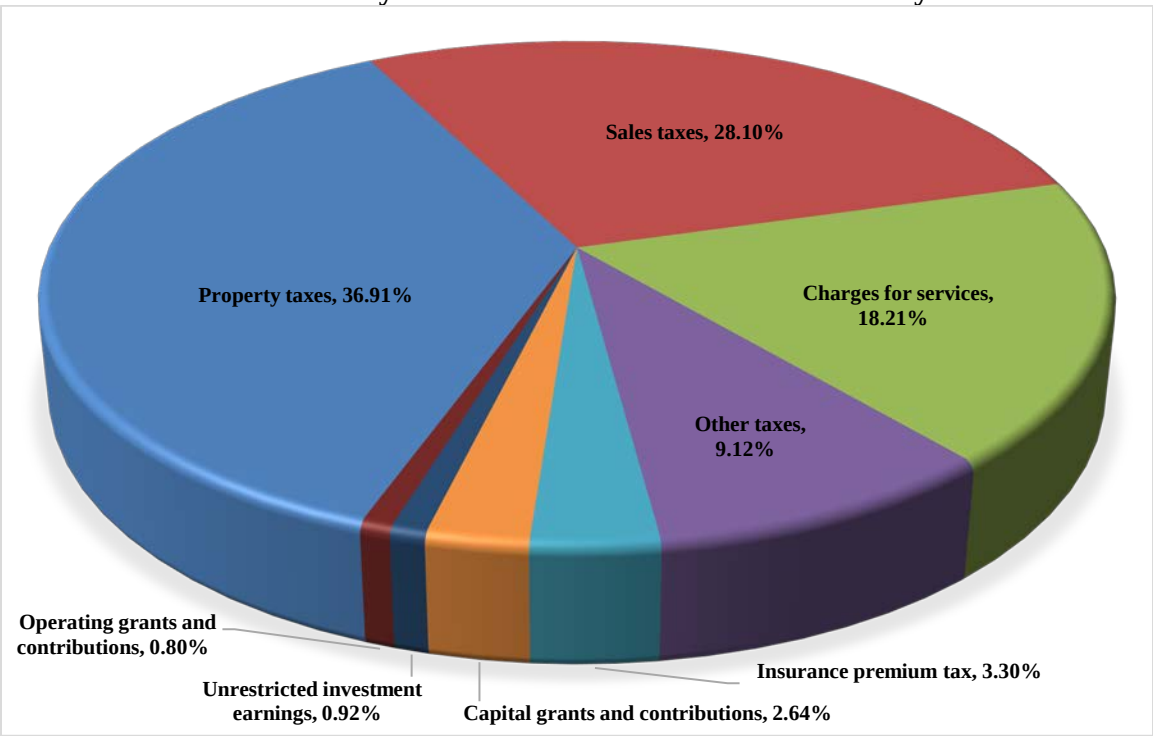
JACKSON COUNTY, GEORGIA'S CHANGES IN NET POSITION
YEAR ENDED DECEMBER 31, 2019

($ In thousands)

	GOVERNMENTAL ACTIVITIES		BUSINESS-TYPE ACTIVITIES		TOTAL	
REVENUES						
Program revenues:	2019	2018	2019	2018	2019	2018
Charges for services	$ 11,471	$ 11,381	$ 2,350	$ 2,300	$ 13,821	$ 13,681
Operating grants and contributions	609	910	-	-	609	910
Capital grants and contributions	2,003	2,018	-	-	2,003	2,018
General Revenues:						
Property taxes	28,012	25,622	-	-	28,012	25,622
Sales taxes	21,328	19,342	-	-	21,328	19,342
Insurance premium tax	2,503	2,337	-	-	2,503	2,337
Other taxes	6,920	5,498	-	-	6,920	5,498
Unrestricted investment earnings	700	482	-	-	700	482
TOTAL REVENUES	73,546	67,590	2,350	2,300	75,896	69,891
EXPENSES						
General Government	8,147	8,372	-	-	8,147	8,372
Judicial	5,098	4,810	-	-	5,098	4,810
Public safety	28,720	31,459	-	-	28,720	31,459
Public works	15,233	14,273	-	-	15,233	14,273
Health and welfare	1,193	1,505	-	-	1,193	1,505
Recreation and culture	2,654	2,161	-	-	2,654	2,161
Housing and development	3,228	2,330	-	-	3,228	2,330
Interest	3,802	2,487	-	-	3,802	2,487
Solid Waste Disposal Facility	-	-	2,452	2,375	2,452	2,375
TOTAL EXPENSES	68,075	67,397	2,452	2,375	70,527	69,772
Transfers	(425)	-	425	-	-	-
Change in net position	5,046	193	323	(74)	5,369	119
Net position, beginning of year	110,509	110,316	(50)	24	110,459	110,340
Net position, end of year	$ 115,555	$ 110,509	$ 273	$ (50)	$ 115,828	$ 110,459

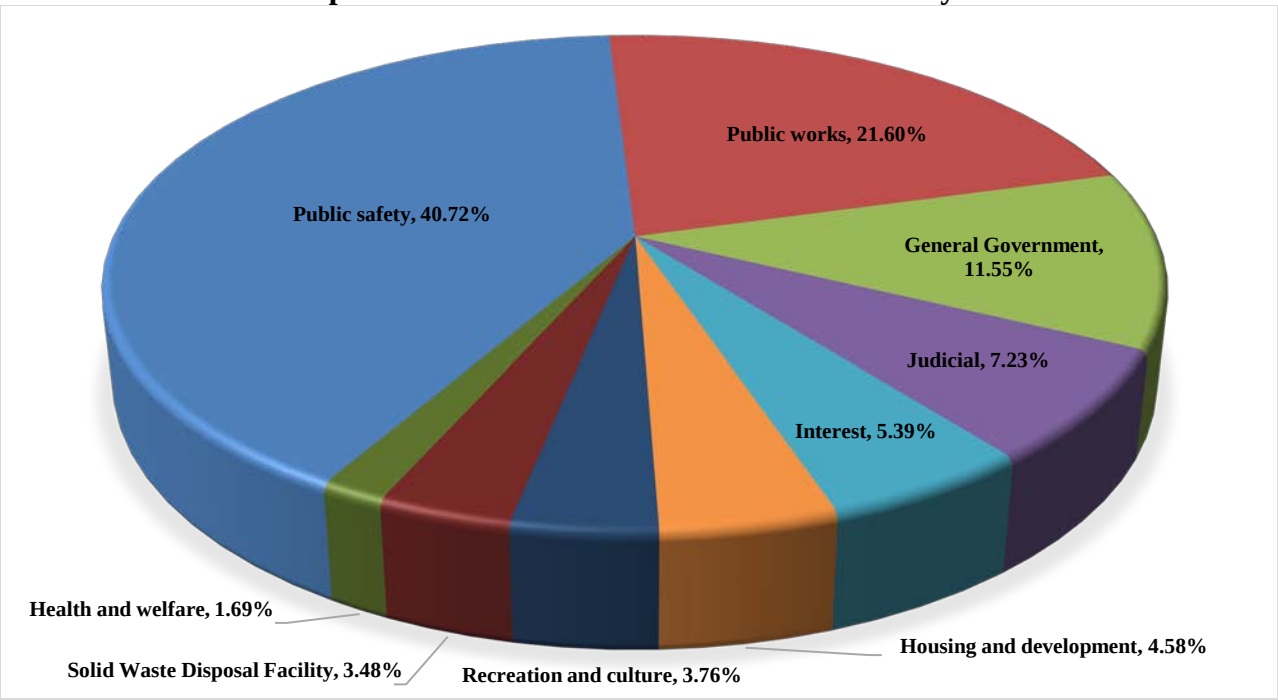
Total government-wide revenues for 2019 were $75.9 million. These revenues consisted of $58.8 million in taxes, $2.6 million in grants and contributions, $0.7 million in investment earnings, and $13.8 million in charges for services. Of the total revenue amount, $73.5 million was in governmental activities and $2.4 million was in business-type activities.

Revenues by Sources – Government - Wide Activity



Government-wide expenses were $70.5 million in 2019, of which $68.0 million was in governmental activities and $2.5 million was in business-type activities. The chart below depicts further detail of government-wide expenses.

Expense Function – Government - Wide Activity



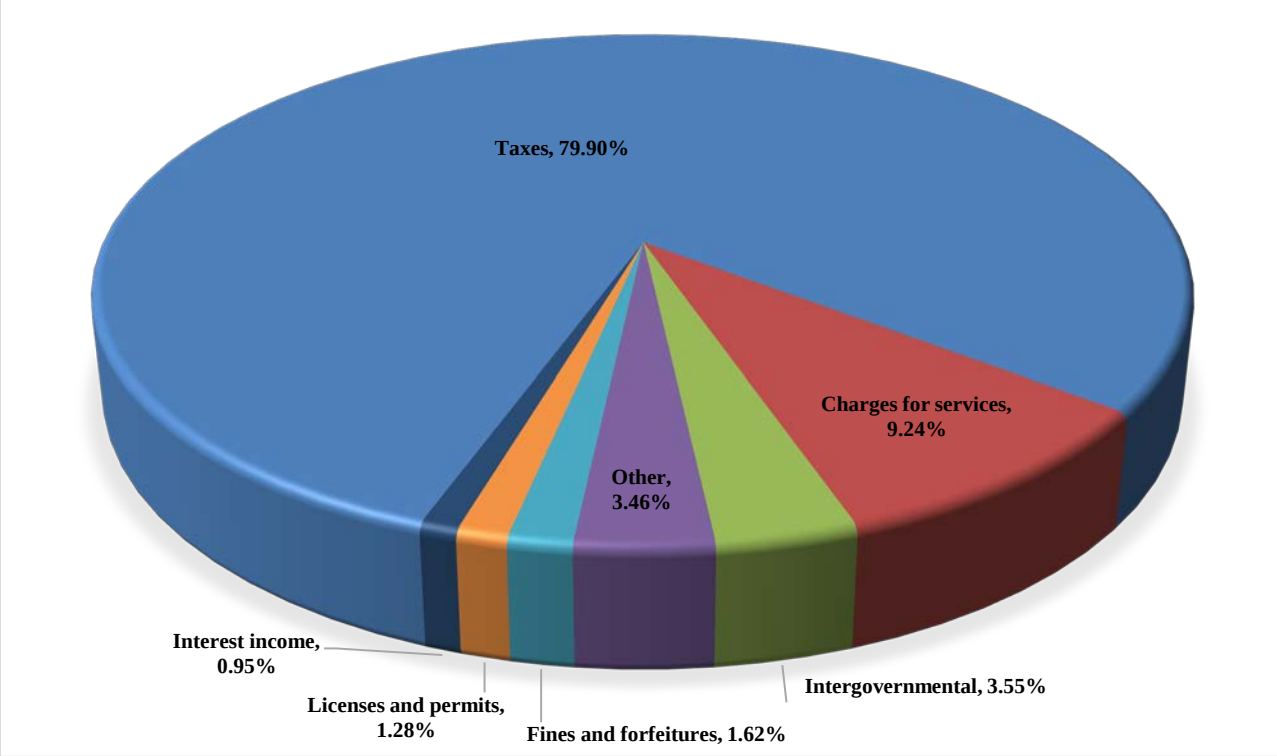
FINANCIAL ANALYSIS OF THE GOVERNMENT'S FUNDS

As noted earlier, Jackson County Government uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

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

Governmental revenues were up $6.42 million from 2018. General Fund taxes increased $4.72 million from 2018. Fund balance for the EMS Fund increased by $1.5 million from the previous year due to transfers in from the General Fund. SPLOST V fund balance decreased by $(0.3) million from the previous year. This reduction is due to the fund receiving the majority of its sales tax revenue in previous years and the expenditures associated with capital projects increased. SPLOST VI fund balance increased $2 million from the previous year due to the fund accumulation sales tax collections. The Capital Projects fund balance increased from the previous year by $0.1 million due to an increase in interest income.

Revenues by Sources - Governmental Funds

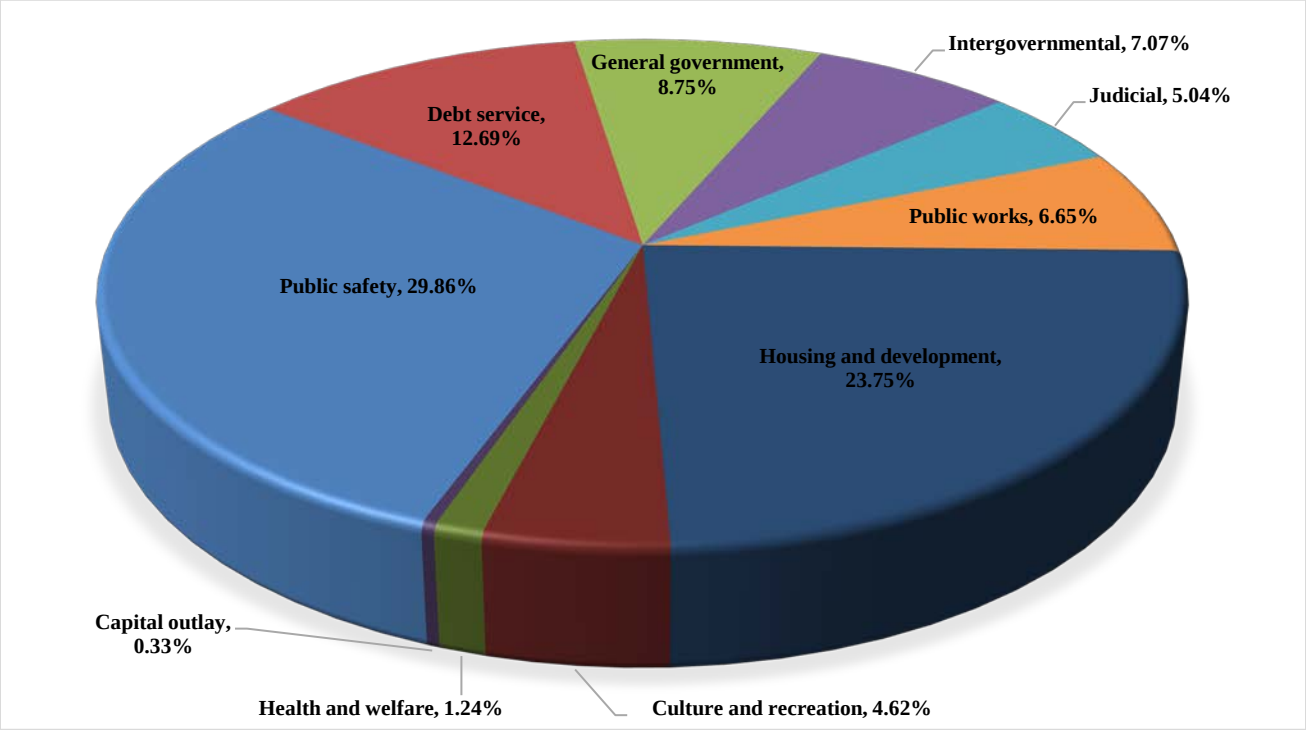


The County's Local Option Sales Tax, the General Fund's second most significant revenue source, yielded $0.7 million more than in the prior year. The implementation of the Title Ad Valorem Tax (TAVT) has also shifted some funds away from the Local Option Sales Tax. The total amount of Local Option Sales Tax revenue was $8 million. The County currently shares two different 1% taxes on all sales within the County. The Local Option Sales Tax (LOST) is a direct offset to property taxes and is renewed every ten years with the municipalities of Arcade, Braselton, Commerce, Hoschton, Jefferson, Maysville, Nicholson, Pendergrass, and Talmo. The SPLOST Capital Projects fund accounts for the other sales tax, which is a Special Purpose Local Option Sales Tax (SPLOST) authorized by voter referendum. The current SPLOST number six, effective for six years, was approved by the voters on November 1, 2016, and collections started July 1, 2017. The SPLOST tax is for specific capital projects and constitutes a significant portion of Jackson County Government's ability to fund capital projects in the areas of water and sewerage, roads and bridges, recreation, and public safety.

Expenditures in the governmental funds were $87.6 million, up $23.4 million from 2018.

General Fund expenditures increased $23 million from the previous year. This is primarily due to the purchase of the SK property from the 2019 bond proceeds.

Expenditures by Function – Governmental Funds



The fund balance in the governmental funds had an increase of $6 million. This is primarily attributable to activities of the SPLOST 6 fund and General Fund. The General Fund increased approximately $2.6 million in fund balance while the SPLOST 6 Fund increased $2 million.

The Capital Projects Fund had an increase in fund balance of $0.1 million. The Capital Projects fund has a project length budget, and therefore it has revenues and expenditures that fluctuate from year to year. Typically, bond proceeds are recognized in one year and the expenditures occur in successive fiscal periods. This timing difference affects the fund balances shown in those funds.

The Emergency Services Ambulance Fund had an increase in fund balance of $1.5 million. This increase was primarily from transfers in from the General Fund.

PROPRIETARY FUNDS: Jackson County Government's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail. The business-type activities of the Solid Waste Disposal Facility had operating revenues that increased by $0.05 million from the prior year, while operating expenses increased by $0.09 million from 2018.

GENERAL FUND BUDGETARY HIGHLIGHTS

Differences between the original budget, the final budget, and actual results are shown on pages 72-74. Over the course of the year, the Board of Commissioners revised the County's budget several times. The three primary reasons for amending the budget are:

- Carry-forwards from prior years' unreserved fund balance to fund capital projects.
- Supplemental appropriations to increase revenue and expenditure accounts due to the receipt of unanticipated grant revenue or new project initiatives from prior years' unassigned fund balance.
- Increases in appropriations to prevent budget overruns and a violation of the state budget law.

The County prepares monthly interim financial reports throughout the year and apprises the Board of Commissioners of action needed to amend the county budget according to county budgetary policy.

Several items of significance that are worth noting are related to the variances of budget to actual for FY 2019. The revenues budget to actual increased due to taxes, which is primarily the result of stronger collections.

Whereas revenues came in over budget, expenditures by department were within the final amended expenditure budget.

CAPITAL ASSET AND DEBT ADMINISTRATION

CAPITAL ASSETS: Jackson County's government-wide investments in capital assets at December 31, 2019, were $183.92 million. This investment includes land, buildings, roads, bridges, machinery and equipment, park facilities and vehicles.

Additional information on the County's capital assets is contained in Note 6.

Major capital asset activities in governmental-type activities in 2019 were:

- Procurement of various vehicles, equipment and donated infrastructure.

- Continued construction on a series of roads to further the County's economic development initiatives. Numerous additions and improvements were made in 2019 to roads, bridges, and other infrastructure including related land. The County also purchased the SK property with the 2019 bond proceeds.

Long-term debt: Long-term debt increased by $15.2 million for fiscal year 2019.

Additional information on the County's long term debt is contained in Note 8.

The ratings mentioned below reflect the County's favorable underlying credit characteristics, including a rapidly growing local economy that benefits from its proximity to the Atlanta metropolitan area, an improved financial position characterized by healthy reserve levels, a healthy and expanding tax base, a stable employment base with access to additional employment opportunities in the surrounding communities, and an above average debt burden.

ECONOMIC FACTORS AND THE 2020 BUDGET

The County's General Fund receives approximately $8 million or 15.68% of its revenues from the 1% Local Option Sales and use Tax; therefore, economic indicators are very important in forming the General Fund budget estimates.

Jackson County has been a leader in the State of Georgia in recent years in economic growth in the creation of private-sector jobs.

In 2018, Moody's confirmed the Issuer Credit Rating of "Aa2" for Jackson County, Georgia.

For 2020, Jackson County Government's Operating Budget showed an increase in General Fund revenues over the original 2019, due to digest growth.

Jackson County, like all federal, state and local governments, has been dealing with the effects of COVID-19. Currently, Jackson County has not been impacted financially by the pandemic. However, Jackson County has attempted to reduce expenditures to counter any potential financial downturn.

REQUEST FOR INFORMATION

This financial report is designed to provide a general overview of Jackson County Government's finances for all those interested. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the County's Finance Director at 67 Athens Street, Jefferson, GA 30549.

JACKSON COUNTY, GEORGIA

STATEMENT OF NET POSITION
DECEMBER 31, 2019

ASSETS	Primary Government		
	Governmental Activities	Business-type Activities	Total
Cash and cash equivalents	$ 63,197,755	$ -	$ 63,197,755
Receivables (net of allowance for uncollectibles)	5,837,842	224,182	6,062,024
Intergovernmental receivable	500,990	-	500,990
Internal balances	1,240,059	(1,240,059)	-
Prepaid items	418,445	-	418,445
Inventories	284,683	-	284,683
Due from component units	999,394	-	999,394
Due from primary government	-	-	-
Restricted investments	-	-	-
Capital assets, nondepreciable	82,449,326	498,386	82,947,712
Capital assets, depreciable, net of accumulated depreciation	99,419,694	1,557,590	100,977,284
Total assets	254,348,188	1,040,099	255,388,287
DEFERRED OUTFLOWS OF RESOURCES			
Deferred charges on refunding	2,813,703	-	2,813,703
OPEB related items	988,366	-	988,366
Pension related items	3,931,759	-	3,931,759
Total deferred outflows of resources	7,733,828	-	7,733,828
LIABILITIES			
Accounts payable	1,616,245	4,448	1,620,693
Accrued liabilities	2,060,687	12,481	2,073,168
Customer deposits	2,266,266	-	2,266,266
Unearned revenue	-	-	-
Due to other governments	874,404	-	874,404
Due to component units	676,510	-	676,510
Due to primary government	-	-	-
Long-term liabilities due within one year			
Compensated absences	903,000	3,000	906,000
Landfill closure and postclosure	-	80,360	80,360
Financed purchases	831,432	74,263	905,695
Claims payable	566,698	-	566,698
Revenue bonds payable	-	-	-
Bonds payable	6,575,000	-	6,575,000
Long-term liabilities due in more than one year			
Unearned revenue	-	-	-
Compensated absences	68,310	14,697	83,007
Landfill closure and postclosure	-	562,520	562,520
Financed purchases	435,600	14,945	450,545
Revenue bonds payable	-	-	-
Bonds payable	75,589,197	-	75,589,197
Total OPEB liability	14,660,860	-	14,660,860
Net pension liability	7,360,415	-	7,360,415
Total liabilities	114,484,624	766,714	115,251,338
DEFERRED INFLOWS OF RESOURCES			
Deferred revenues - property taxes	30,462,274	-	30,462,274
OPEB related items	1,579,912	-	1,579,912
Pension related items	-	-	-
Total deferred inflows of resources	32,042,186	-	32,042,186
NET POSITION			
Net investment in capital assets	101,251,494	1,966,768	103,218,262
Restricted for:			
Debt service	-	-	-
Capital projects	14,269,954	-	14,269,954
Public safety activities	3,917,484	-	3,917,484
Housing and development activities	166,478	-	166,478
Judicial activities	410,805	-	410,805
Unrestricted (deficit)	(4,461,009)	(1,693,383)	(6,154,392)
Total net position (deficit)	$ 115,555,206	$ 273,385	$ 115,828,591

The accompanying notes are an integral part of these financial statements.

Component Units		
Health Department	Water and Sewerage Authority	Airport Authority
$ 1,201,196	$ 2,500,102	$ 145,752
159,951	1,657,516	1,010
-	16,137	-
-	-	-
-	181,388	-
-	201,857	53,983
-	-	-
-	-	676,510
-	9,565,195	-
-	17,872,348	12,425,109
198,466	87,770,160	1,854,869
1,559,613	119,764,703	15,157,233
-	493,273	-
125,336	-	-
166,432	170,617	-
291,768	663,890	-
172,684	1,095,046	1,473
-	212,853	6,563
-	189,282	-
-	80,670	-
-	2,093	-
-	-	-
-	175,891	823,503
1,330	-	6,668
-	-	-
-	-	7,611
-	-	-
-	2,735,073	-
-	1,191,791	-
-	5,602,426	-
27,828	-	-
-	-	-
-	-	9,821
-	15,266,024	-
-	10,014,005	-
391,566	-	-
627,138	1,040,521	-
1,220,546	37,605,675	855,639
-	-	-
195,840	-	-
72,727	27,933	-
268,567	27,933	-
198,466	82,459,045	14,262,546
-	811,732	-
-	2,843,796	-
-	-	-
-	-	-
-	-	-
163,802	(3,319,588)	39,048
$ 362,268	$ 82,794,985	$ 14,301,594

JACKSON COUNTY, GEORGIA

STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2019

Functions/Programs	Expenses	Program Revenues: Charges for Services	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions
Primary government:				
Governmental activities:				
General government	$ 8,146,780	$ 1,329,892	$ -	$ 218,041
Judicial	5,098,068	1,409,582	168,617	361,306
Public safety	28,720,492	7,154,277	1,000	376,655
Public works	15,233,381	64,351	-	1,022,890
Health and welfare	1,192,786	-	439,094	-
Culture and recreation	2,654,306	531,325	-	-
Housing and development	3,227,750	981,995	-	23,861
Interest on long-term debt	3,801,714	-	-	-
Total governmental activities	68,075,277	11,471,422	608,711	2,002,753
Business-type activities:				
Solid waste management	2,452,167	2,350,476	-	-
Total business-type activities	2,452,167	2,350,476	-	-
Total primary government	$ 70,527,444	$ 13,821,898	$ 608,711	$ 2,002,753
Component units:				
Health Department	$ 1,225,062	$ 543,007	$ 867,014	$ -
Water and Sewerage Authority	11,039,067	11,216,852	-	6,135,652
Airport Authority	556,322	338,154	-	1,633,955
Total component units	$ 12,820,451	$ 12,098,013	$ 867,014	$ 7,769,607
General revenues:				
Property taxes				
Sales taxes				
Insurance premium taxes				
Other taxes				
Unrestricted net investment earnings				
Miscellaneous				
Transfers				
Total general revenues				
Change in net position				
Net position (deficit), beginning of year				
Net position, end of year				

The accompanying notes are an integral part of these financial statements.

Net (Expenses) Revenues and Changes in Net Position						
Primary Government			Component Units			
Governmental Activities	Business-type Activities	Total	Health Department	Water and Sewerage Authority	Airport Authority
$ (6,598,847)	$ -	$ (6,598,847)	$ -	$ -	$ -
(3,158,563)	-	(3,158,563)	-	-	-
(21,188,560)	-	(21,188,560)	-	-	-
(14,146,140)	-	(14,146,140)	-	-	-
(753,692)	-	(753,692)	-	-	-
(2,122,981)	-	(2,122,981)	-	-	-
(2,221,894)	-	(2,221,894)	-	-	-
(3,801,714)	-	(3,801,714)	-	-	-
(53,992,391)	-	(53,992,391)	-	-	-
-	(101,691)	(101,691)	-	-	-
-	(101,691)	(101,691)	-	-	-
(53,992,391)	(101,691)	(54,094,082)	-	-	-
-	-	-	184,959	-	-
-	-	-	-	6,313,437	-
-	-	-	-	-	1,415,787
-	-	-	184,959	6,313,437	1,415,787
28,011,650	-	28,011,650	-	-	-
21,328,040	-	21,328,040	-	-	-
2,503,453	-	2,503,453	-	-	-
6,919,937	-	6,919,937	-	-	-
700,389	-	700,389	-	205,549	101
-	-	-	-	76,136	-
(425,000)	425,000	-	-	-	-
59,038,469	425,000	59,463,469	-	281,685	101
5,046,078	323,309	5,369,387	184,959	6,595,122	1,415,888
110,509,128	(49,924)	110,459,204	177,309	76,199,863	12,885,706
$ 115,555,206	$ 273,385	$ 115,828,591	$ 362,268	$ 82,794,985	$ 14,301,594

JACKSON COUNTY, GEORGIA

BALANCE SHEET
GOVERNMENTAL FUNDS
DECEMBER 31, 2019

ASSETS	General	Emergency Services Ambulance	SPLOST 5	SPLOST 6	Capital Projects	Nonmajor Governmental Funds	Total
Cash and cash equivalents	$ 41,163,118	$ 616,041	$ 256,438	$ 7,967,474	$ 6,149,382	$ 6,898,488	$ 63,050,941
Receivables (net of allowance for uncollectibles)	3,727,131	351,415	-	1,323,642	5,885	429,529	5,837,602
Intergovernmental receivable	367,637	-	-	-	-	133,353	500,990
Inventories	128,582	121,802	-	-	-	-	250,384
Due from other funds	2,636,371	-	-	-	23,101	2,529,418	5,188,890
Due from component units	999,394	-	-	-	-	-	999,394
Prepaid items	260,262	48,196	-	-	-	109,987	418,445
Advance to other funds	867,853	-	-	-	-	-	867,853
Total assets	$ 50,150,348	$ 1,137,454	$ 256,438	$ 9,291,116	$ 6,178,368	$ 10,100,775	$ 77,114,499
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES							
LIABILITIES							
Accounts payable	$ 822,370	$ 19,007	$ -	$ 578,115	$ -	$ 196,667	$ 1,616,159
Other accrued liabilities	840,515	163,406	-	34,594	-	91,622	1,130,137
Due to other governments	261,737	-	-	612,667	-	-	874,404
Due to component units	676,510	-	-	-	-	-	676,510
Due to other funds	2,662,404	325,000	84,647	173,734	75	1,619,915	4,865,775
Customer deposits	-	510	-	-	-	2,265,756	2,266,266
Total liabilities	5,263,536	507,923	84,647	1,399,110	75	4,173,960	11,429,251
DEFERRED INFLOWS OF RESOURCES							
Unavailable revenue - property taxes	473,067	-	-	-	-	196,220	669,287
Deferred revenue - property taxes	28,756,439	-	-	-	-	1,705,835	30,462,274
Total deferred inflows of resources	29,229,506	-	-	-	-	1,902,055	31,131,561
FUND BALANCES							
Fund balances:							
Nonspendable:							
Prepaid items	260,262	48,196	-	-	-	109,987	418,445
Inventories	128,582	121,802	-	-	-	-	250,384
Advances	867,853	-	-	-	-	-	867,853
Restricted for:							
Capital projects	-	-	171,791	7,892,006	6,178,293	27,864	14,269,954
Public safety activities	-	-	-	-	-	3,712,243	3,712,243
Housing and development	-	-	-	-	-	166,478	166,478
Judicial activities	-	-	-	-	-	410,805	410,805
Assigned for:							
Public safety activities	-	459,533	-	-	-	-	459,533
Capital projects - agricultural center	2,362,199	-	-	-	-	-	2,362,199
Unassigned (deficit)	12,038,410	-	-	-	-	(402,617)	11,635,793
Total fund balances (deficit)	15,657,306	629,531	171,791	7,892,006	6,178,293	4,024,760	34,553,687
Total liabilities, deferred inflows of resources and fund balances	$ 50,150,348	$ 1,137,454	$ 256,438	$ 9,291,116	$ 6,178,368	$ 10,100,775	

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 governmental funds.	181,869,020
Other long-term assets are not available to pay for current-period expenditures and, therefore, are unavailable in the governmental funds.	669,287
Internal service funds are used by management to charge the cost of group health insurance and fuel to individual funds. The assets and liabilities of the internal service funds are included in the governmental activities in the Statement of Net Position.	(336,340)
Deferred charges on refunding are not available in the current period, and therefore are not reported in the governmental funds.	2,813,703
Long-term liabilities are not due and payable in the current period and, therefore, are not reported in the governmental funds.	(85,333,089)
The deferred outflows of resources, deferred inflows of resources, and the total OPEB liability related to the County's OPEB plan are not expected to be liquidated with expendable available financial resources and, therefore, are not reported in the governmental funds.	(15,252,406)
The deferred outflows of resources, deferred inflows of resources, and the net pension liability related to the County's pension plan are not expected to be liquidated with expendable available financial resources and, therefore, are not reported in the governmental funds.	(3,428,656)
Net position of governmental activities	$ 115,555,206

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES GOVERNMENTAL FUNDS FOR THE YEAR ENDED DECEMBER 31, 2019

	General	Emergency Services Ambulance	SPLOST 5	SPLOST 6	Capital Projects	Nonmajor Governmental Funds	Total
Revenues:							
Taxes	$ 43,478,514	$ -	$ -	$ 13,325,286	$ -	$ 1,979,282	$ 58,783,082
Licenses and permits	78,235	-	-	-	-	865,471	943,706
Fines and forfeitures	1,099,806	-	-	-	-	89,960	1,189,766
Charges for services	1,770,196	3,327,957	-	-	-	1,696,821	6,794,974
Interest income	500,743	-	-	-	188,231	11,415	700,389
Intergovernmental	1,718,895	14,549	-	-	-	877,020	2,610,464
Contributions and donations	-	-	-	-	-	1,000	1,000
Other	2,365,388	51,565	-	-	-	126,023	2,542,976
Total revenues	51,011,777	3,394,071	-	13,325,286	188,231	5,646,992	73,566,357
Expenditures:							
Current:							
General government	7,663,151	-	-	-	-	-	7,663,151
Judicial	4,093,459	-	-	51,611	-	274,025	4,419,095
Public safety	16,646,088	5,828,989	-	39,639	-	3,650,481	26,165,197
Public works	4,282,187	-	91,994	1,399,982	50,915	-	5,825,078
Health and welfare	215,499	-	-	-	-	859,999	1,075,498
Culture and recreation	4,045,006	-	-	-	-	-	4,045,006
Housing and development	19,497,909	-	-	-	-	1,315,036	20,812,945
Intergovernmental	-	-	-	6,167,042	29,905	-	6,196,947
Capital outlay	-	-	-	-	-	293,209	293,209
Debt service:							
Principal	4,017,181	43,089	236,326	2,943,368	-	47,358	7,287,322
Interest and fees	1,847,348	1,813	4,558	1,159,729	-	2,252	3,015,700
Issuance cost	818,159	-	-	-	-	-	818,159
Total expenditures	63,125,987	5,873,891	332,878	11,761,371	80,820	6,442,360	87,617,307
Excess (deficiency) of revenues over (under) expenditures	(12,114,210)	(2,479,820)	(332,878)	1,563,915	107,411	(795,368)	(14,050,950)
Other financing sources (uses):							
Proceeds from the sale of capital assets	119,355	-	-	-	-	2,433	121,788
Issuance of financed purchase	354,301	80,502	-	408,911	-	53,286	897,000
Proceeds from bond issuance	19,975,000	-	-	-	-	-	19,975,000
Issuance of bond discount	(168,777)	-	-	-	-	-	(168,777)
Transfers in	-	3,871,738	-	-	-	993,354	4,865,092
Transfers out	(5,588,694)	-	-	-	-	-	(5,588,694)
Total other financing sources	14,691,185	3,952,240	-	408,911	-	1,049,073	20,101,409
Net change in fund balances	2,576,975	1,472,420	(332,878)	1,972,826	107,411	253,705	6,050,459
Fund balances (deficit), beginning of year,	13,080,331	(842,889)	504,669	5,919,180	6,070,882	3,771,055	28,503,228
Fund balances, end of year	$ 15,657,306	$ 629,531	$ 171,791	$ 7,892,006	$ 6,178,293	$ 4,024,760	$ 34,553,687

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA

RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES FOR THE YEAR ENDED DECEMBER 31, 2019

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

Net change in fund balances - total governmental funds	$	6,050,459
Governmental funds report capital outlays as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. This is the amount by which capital outlay exceeded depreciation in the current period.		14,530,930
The effect of disposals of capital assets is to decrease net position		(467,165)
Internal service funds are used by management to charge the costs of group health insurance and fuel to individual funds are included in the government-wide Statement of Activities.		280,542
Revenues in the statement of activities that do not provide current financial resources are not reported as revenues in the funds.		(20,002)
The issuance of long-term debt provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position. This amount is the net effect of these differences in the treatment of long-term debt and related items.		(13,415,901)
Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.		(1,912,785)
Change in net position - governmental activities	$	5,046,078

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA

STATEMENT OF NET POSITION
PROPRIETARY FUNDS
DECEMBER 31, 2019

ASSETS	Solid Waste Management Fund	Governmental Activities Internal Service Funds
Current assets:		
Cash	$ -	$ 146,814
Receivables	224,182	240
Due from other funds	60,794	49,091
Inventory	-	34,299
Total current assets	284,976	230,444
Noncurrent assets:		
Capital assets:		
Capital assets, not being depreciated	498,386	-
Capital assets, being depreciated	2,340,847	-
Less accumulated depreciation	(783,257)	-
Total capital assets, net of accumulated depreciation	2,055,976	-
Total assets	2,340,952	230,444
LIABILITIES		
Current liabilities:		
Accounts payable	4,448	86
Claims payable	-	566,698
Due to other funds	433,000	-
Accrued liabilities	12,481	-
Compensated absences	3,000	-
Financed purchases payable	74,263	-
Landfill postclosure	80,360	-
Total current liabilities	607,552	566,784
Long-term liabilities:		
Compensated absences	14,697	-
Financed purchases payable	14,945	-
Advance from other funds	867,853	-
Landfill postclosure	562,520	-
Total long-term liabilities	1,460,015	-
Total liabilities	2,067,567	566,784
NET POSITION		
Net Investment in capital assets	1,966,768	-
Unrestricted (deficit)	(1,693,383)	(336,340)
Total net position (deficit)	$ 273,385	$ (336,340)

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN NET POSITION
PROPRIETARY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Solid Waste Management Fund	Governmental Activities Internal Service Funds
OPERATING REVENUES		
Charges for services	$ 2,322,054	$ 577,142
Other operating revenue	28,422	-
Employee contributions	-	1,475,073
Total operating revenues	2,350,476	2,052,215
OPERATING EXPENSES		
Salaries and benefits	338,221	-
Supplies and maintenance	2,007,209	-
Other services and charges	-	2,070,275
Depreciation expense	103,285	-
Total operating expenses	2,448,715	2,070,275
Operating loss	(98,239)	(18,060)
NON-OPERATING EXPENSES		
Interest	(3,452)	-
Total non-operating expenses	(3,452)	-
Operating loss before transfers	(101,691)	(18,060)
Transfers in	425,000	298,602
Change in net position	323,309	280,542
NET POSITION (DEFICIT), beginning of year	(49,924)	(616,882)
NET POSITION (DEFICIT), end of year	$ 273,385	$ (336,340)

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA
STATEMENT OF CASH FLOWS
PROPRIETARY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Solid Waste Management Fund	Governmental Activities Internal Service Funds
CASH FLOWS FROM OPERATING ACTIVITIES		
Receipts from customers	$ 2,381,121	$ 2,052,606
Payments to suppliers and service providers	(3,272,279)	(2,223,919)
Payments to employees	(335,800)	-
Net cash used by operating activities	(1,226,958)	(171,313)
CASH FLOWS FROM NON CAPITAL FINANCING ACTIVITIES		
Advance from other funds	867,853	-
Transfers from other funds	425,000	298,602
Net cash provided by non capital financing activities	1,292,853	298,602
CASH FLOWS FROM CAPITAL & RELATED FINANCING ACTIVITIES		
Purchase of capital assets	(30,575)	-
Principal payments	(66,867)	-
Interest payments	(3,453)	-
Proceeds from financed purchase	35,000	-
Net cash used in capital financing activities	(65,895)	-
Net increase in cash and cash equivalents	-	127,289
Cash and cash equivalents:		
Beginning of year	-	19,525
End of year	$ -	$ 146,814
Reconciliation of operating (loss) to net cash used by operating activities:		
Operating (loss)	$ (98,239)	$ (18,060)
Adjustments to reconcile operating loss to net cash used used by operating activities:		
Depreciation	103,285	-
Decrease in receivables	30,644	391
Decrease in prepaids	2,574	1,368
Increase in inventory	-	(4,621)
Increase in due from other funds	(60,794)	(6,946)
Decrease in accounts payable	(55,855)	(143,862)
Decrease in due to other funds	(1,070,634)	(35,230)
Increase in accrued salaries	2,324	-
Increase in claims payable	-	35,647
Increase in compensated absences	97	-
Decrease in landfill postclosure care costs	(80,360)	-
Net cash used by operating activities	$ (1,226,958)	$ (171,313)

The accompanying notes are an integral part of these financial statements.

JACKSON COUNTY, GEORGIA

STATEMENT OF FIDUCIARY ASSETS AND LIABILITIES
FIDUCIARY FUNDS
DECEMBER 31, 2019

	Agency Funds
ASSETS	
Cash	$ 5,327,220
Uncollected taxes	7,117,107
Total assets	$ 12,444,327
LIABILITIES	
Due to others	$ 12,444,327
Total liabilities	$ 12,444,327

The accompanying notes are an integral part of these financial statements.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The financial statements of Jackson County, Georgia (the "County") have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP) as applied to government units. The Governmental Accounting Standards Board (GASB) is the accepted standard setting body for establishing governmental accounting and financial reporting principles. The more significant of the County's accounting policies are described below.

A. Reporting Entity

Jackson County operates under a commissioner-manager form of government under which a five member Board of Commissioners is elected to serve as the legislative body for the County. The commission chairman is elected at large, while the remaining four commissioners are elected by geographical districts in which they reside. In addition, there are four Constitutional Officers: the Clerk of Superior Court, Probate Court Judge, Sheriff, and Tax Commissioner. The Constitutional Officers are elected countywide. The Board of Commissioners approves all annual appropriations used by the respective Constitutional Officers. The County provides the following services: public safety, judicial, public works, health and welfare, culture and recreation, housing and development, solid waste, and general government services.

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 and its component units. The component units discussed below are included in the County's reporting entity because of the significance of their operational or financial relationship with the County. Each discretely presented component unit is reported in a separate column in the government-wide financial statements to emphasize that it is legally separate from the government.

Discretely Presented Component Units

The Jackson County Department of Public Health (the "Health Department") is governed by a seven member board consisting of the Chairman of the Board of Commissioners and four members appointed by the Board of Commissioners. The County has the authority to modify and approve the Health Department's budget and the County provides funding to the Health Department. The Health Department has a June 30th year-end.

The Health Department's financial statements can be obtained by writing to the Jackson County Health Department, P.O. Box 260, Jefferson, GA 30549.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

A. Reporting Entity (Continued)

Discretely Presented Component Units (Continued)

The Jackson County Water and Sewerage Authority (the "Water Authority") is governed by a five member board appointed by the Board of Commissioners. The Water Authority was created for the purpose of acquiring, constructing, equipping, maintaining, and operating adequate water supply, treatment, and distribution facilities and sewerage collection, treatment, and distribution facilities. Jackson County is responsible for payment of the bonds issued by the Water Authority if the Water Authority is unable to make such payments.

The Water Authority's financial statements can be obtained by writing to the Jackson County Water & Sewerage Authority, P.O. Box 869, Jefferson, GA 30549.

The Jackson County Airport Authority (the "Airport Authority") is governed by a five member board, three of whom are appointed by the Board of Commissioners. The Airport Authority was created to operate the County's noncommercial airport facility. In County management's judgement, it would be misleading to exclude the Airport Authority as a component unit of the County. The Airport Authority does not prepare separate financial statements.

B. Government-wide and Fund Financial Statements

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government and its component units. *Governmental activities*, which normally are supported by taxes and intergovernmental revenues, are reported separately from *business-type activities*, which rely to a significant extent on fees and charges for support. Likewise, the *primary government* is reported separately from *discretely presented component units* to emphasize that they are legally separate.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as *general revenues*.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

B. Government-wide and Fund Financial Statements (Continued)

Separate financial statements are provided for governmental funds, proprietary funds, and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

C. Measurement Focus, Basis of Accounting, and Basis of Presentation

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting*, as are the proprietary fund and the fiduciary fund financial statements. Agency funds, however, have no measurement focus. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of the related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the County considers property taxes and fines to be available if they are collected within 60 days of the end of the current fiscal period. Other revenues susceptible to accrual are considered available if they are collected within 90 days of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences and claims and judgments, are recorded only when payment is due.

Property taxes, sales taxes, franchise taxes, charges for services, intergovernmental grants, and investment income associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period if availability criteria have been met. All other revenue items are considered to be measurable and available only when cash is received by the County.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

C. Measurement Focus, Basis of Accounting, and Basis of Presentation (Continued)

The County reports the following major governmental funds:

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

The ***Emergency Services Ambulance Fund*** is to account for fees charged to users of the County ambulance service. The funds are restricted for us in providing the ambulance service.

The ***Special Purpose Local Option Sales Tax 5 Fund*** is used to account for the revenues and expenditures relating to the County's 1% Special Purpose Local Option Sales Tax (SPLOST) approved by the voters in 2010 which began collections in 2011 and is restricted for capital projects.

The ***Special Purpose Local Option Sales Tax 6 Fund*** is used to account for the revenues and expenditures relating to the County's 1% Special Purpose Local Option Sales Tax (SPLOST) approved by the voters in 2016 which began collections in 2017 and is restricted for capital projects

The ***Capital Projects Fund*** accounts for the acquisition and construction of the County's capital assets.

The County reports the following major enterprise fund:

The ***Solid Waste Management Fund*** is used to account for the activities of the County's solid waste disposal program.

Additionally, the County reports the following fund types:

The ***special revenue funds*** account for revenue sources that are legally restricted or committed to expenditure for specific purposes.

The ***capital projects funds*** account for large capital outlay projects funded locally, with state funding and federal funding.

The ***internal service funds*** are used to account for the operations of a fuel depot and the self-funding of employee's health insurance for which the costs are allocated to other County funds.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

C. Measurement Focus, Basis of Accounting, and Basis of Presentation (Continued)

The ***agency funds*** are used to account for the collection and disbursement of monies by the County on behalf of other governments and individuals, such as cash bonds, traffic fines, support payments, and ad valorem and property taxes.

Proprietary funds distinguish *operating* revenues and expenses from *non-operating* items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenue of the enterprise fund are charges to customers for sales and services provided. Operating expenses for the enterprise fund include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. However, interfund services provided and used have not been eliminated in this process.

D. Deposits and Investments

The County's cash and cash equivalents are considered to be cash on hand, demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition.

The local government investment pool, "Georgia Fund 1," created by OCGA 36-83-3, is a stable asset value investment pool, which follows Standard and Poor's criteria for AAAf rated money market funds and is regulated by the Georgia Office of the State Treasurer. The pool is not registered with the SEC as an investment company. The pool's primary objectives are safety of capital, investment income, liquidity and diversification while maintaining principal ($1 per share). The asset value is calculated weekly to ensure stability. The pool distributes earnings (net of management fees) on a monthly basis and determines participants' shares sold and redeemed based on $1 per share. The pool also adjusts the value of its investments to fair value as of year-end and the County's investment in the Georgia Fund 1 is reported at fair value. The County considers amounts held in Georgia Fund 1 as cash equivalents for financial statement presentation.

Certificates of deposit are non-participating interest earning investment contracts and are valued at costs. All other investments are recorded at fair value. Increases or decreases in the fair value during the year are recognized as a component of interest income.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

E. Receivables and Payables

Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year as well as all other outstanding balances between funds are reported as "due to/from other funds." The portion of these lending/borrowing arrangements between funds that will be repaid in more than one year are reported as "advances to/from other funds." Advances due from other funds are offset, by governmental funds, by nonspendable fund balance to indicate that they are not available for appropriation.

Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as "internal balances."

F. Inventories and Prepaid Items

All inventories are valued at cost using the first-in/first-out (FIFO) method. Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements. These items are accounted for using the consumption method.

G. Capital Assets

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets are defined by the County as assets with an initial, individual cost of $10,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated acquisition value at the date of donation. The County has elected to capitalize all general infrastructure assets regardless of the acquisition date and has used the estimated historical cost to value these assets.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend useful lives are expensed as incurred.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

G. Capital Assets (Continued)

Capital assets of the primary government are depreciated using the straight line method over the following useful lives:

Asset Category	Years
Buildings and improvements	50
Infrastructure	20
Land improvements	10
Computers	3
Machinery and equipment	10
Vehicles	3-5

H. Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial 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 a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. One item that qualifies for reporting in this category is the deferred charge on refunding which is reported in the government-wide statement of net position. A 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 debt or the refunding debt.

In addition to liabilities, the financial statements will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The County has multiple types of deferred inflows of resources. Two items arise under a modified accrual basis of accounting that qualify for reporting in this category. One item, unavailable revenue, is reported only in the governmental funds balance sheet. The governmental funds report unavailable revenues from property taxes and grants and these amounts are deferred and will be recognized as an inflow of resources in the period in which the amounts become available. The County also reports deferred property tax revenues which are levied in October for the next fiscal year and thus will be recognized as revenue in the period for which they were levied. These deferred revenues are reported in both the governmental funds balance sheet and statement of net position.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

H. Deferred Outflows/Inflows of Resources (Continued)

The County also has deferred outflows and deferred inflows related to the recording of changes in its net pension liability and total OPEB liability. Certain changes in the net pension liability and total OPEB liability are recognized as pension expense and OPEB expense over time instead of all being recognized in the year of occurrence. Experience gains or losses result from periodic studies by the County's actuary which adjust the net pension and total OPEB liability for actual experience for certain trend information that was previously assumed, for example the assumed dates of retirement of plan members. These experience gains or losses are recorded as deferred outflows of resources or deferred inflows of resources and are amortized into pension/OPEB expense over the expected remaining service lives of plan members. Changes in actuarial assumptions which adjust the net pension and total OPEB liability are also recorded as deferred outflows of resources or deferred inflows of resources and are amortized into pension and OPEB expense over the expected remaining service lives of plan members. The difference between projected investment return on pension investments and actual return on those investments is also deferred and amortized against pension expense over a five year period. Additionally, any contributions made by the County to the pension and OPEB plan before year end but subsequent to the measurement date of the County's net pension liability and total OPEB liability are reported as deferred outflows of resources.

I. Compensated Absences

It is the County's policy to permit employees to accumulate earned but unused vacation and sick pay benefits. There is no liability for unpaid accumulated sick leave since the County does not have a policy to pay any amount when employees separate from service with the County. All vacation 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 or retirements.

J. Long-Term Obligations

In the government-wide financial statements and proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net position. Bond premiums and discounts 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 expensed when incurred.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued and any bond premium are reported as other financing sources while discounts on debt issuances are

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

J. Long-Term Obligations (Continued)

reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

K. 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 assets and liabilities and deferred inflows of resources 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 purpose for which amounts in those funds can be spent. Fund balances are classified as follows:

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 not expected to be converted to cash) or (b) legally or contractually required to be maintained intact.

Restricted – Fund balances are reported as restricted when they include amounts that can be spent only for the specific purposes stipulated by the constitution, external resource providers, or through enabling legislation.

Committed – Fund balances are reported as committed when they include amounts that can be used only for the specific purposes determined by a formal action (passage of a resolution) of the Board of Commissioners. The same formal action is required to subsequently remove a commitment of fund balance.

Assigned – Fund balances are reported as assigned when they include amounts intended to be used by the County for specific purposes but do not meet the criteria to be classified as restricted or committed. In governmental funds other than the general fund, assigned fund balance represents the remaining amount that is not restricted or committed. By passage of a resolution, the Board of Commissioners has delegated the County's finance director the authority to assign amounts to be used for specific purposes.

Unassigned – Fund balances are reported as unassigned as the residual classification for the County's general fund and includes all spendable amounts not contained in the other classifications. In addition, any remaining deficits in the County's governmental funds which remain after all other fund balances have been exhausted are unassigned.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

K. Fund Equity (Continued)

Flow Assumptions – 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: (1) Committed, (2) Assigned, (3) Unassigned.

Net Position – Net position represents the difference between assets and deferred outflows of resources and liabilities and deferred inflows of resources 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. Net position is reported as restricted using the same definition as used for restricted fund balance as described in the section above. 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.

L. Use of Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets, deferred outflows of resources, liabilities, and deferred inflows of resources and disclosures of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenditures/expenses during the reporting period. Actual results could differ from these estimates.

M. Pensions

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

NOTE 2. RECONCILIATION OF GOVERNMENT-WIDE FINANCIAL STATEMENTS AND FUND FINANCIAL STATEMENTS

A. Explanation of Certain Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position

The governmental fund balance sheet includes reconciliation between *fund balance – total governmental funds* and *net position – governmental activities* as reported in the government-wide statement of net position. One element of that reconciliation explains that "long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental funds." The details of this $85,333,089 difference are as follows:

Bonds payable	$	(79,460,000)
Premium/discount on issuance of bonds		(2,704,197)
Financed purchases payable		(1,267,032)
Accrued interest payable		(930,550)
Compensated absences		(971,310)
Net adjustment to decrease *fund balance - total governmental funds* to arrive at *net position - governmental activities*	$	(85,333,089)

Another element of that reconciliation states that "deferred outflows of resources, deferred inflows of resources and the net pension liability related to the County's pension plan are not expected to be liquidated with expendable available resources and, therefore, are not reported in the governmental funds." The details of this $3,428,656 difference are as follows:

Net pension liability	$	(7,360,415)
Deferred outflows of resources - pension related items		3,931,759
Net adjustment to decrease *fund balance- total governmental funds* to arrive at *net position - governmental activities*	$	(3,428,656)

Another element of that reconciliation states that "deferred outflows of resources, deferred inflows of resources and the total OPEB liability related to the County's OPEB plan are not expected to be liquidated with expendable available resources and, therefore, are not reported in the governmental funds." The details of this $15,252,406 difference are as follows:

Total OPEB liability	$	(14,660,860)
Deferred inflows of resources - OPEB related items		(1,579,912)
Deferred outflows of resources - OPEB related items		988,366
Net adjustment to decrease *fund balance- total governmental funds* to arrive at *net position - governmental activities*	$	(15,252,406)

NOTE 2. RECONCILIATION OF GOVERNMENT-WIDE FINANCIAL STATEMENTS AND FUND FINANCIAL STATEMENTS (CONTINUED)

B. Explanation of Certain Differences Between the Governmental Fund Statement of Revenues, Expenditures, and Changes in Fund Balances and the Government-wide Statement of Activities

The governmental fund statement of revenues, expenditures, and changes in fund balances includes reconciliation between *net changes in fund balances – total governmental funds* and *changes in net position of governmental activities* as reported in the government-wide statement of activities. One element of that reconciliation explains that "Governmental funds report capital outlays as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense." The details of this $14,530,930 difference are as follows:

Capital outlay	$ 22,705,203
Depreciation expense	(8,174,273)
Net adjustment to increase *net changes in fund balances - total governmental funds* to arrive at *changes in net position - governmental activities*	$ 14,530,930

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NOTE 2. RECONCILIATION OF GOVERNMENT-WIDE FINANCIAL STATEMENTS AND FUND FINANCIAL STATEMENTS (CONTINUED)

B. Explanation of Certain Differences Between the Governmental Fund Statement of Revenues, Expenditures, and Changes in Fund Balances and the Government-wide Statement of Activities (Continued)

Another element of the reconciliation states that "The issuance of long-term debt (e.g., bonds, leases) provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position." The details of this $13,415,901 difference are as follows:

Principal repayments of bonds payable	$	5,885,000
Principal repayments of financed purchases payable		1,402,322
Issuance of bonds		(19,975,000)
Issuance of bonds discount		168,777
Issuance of financed purchases		(897,000)
Net adjustment to decrease *net changes in fund balances - total governmental funds* to arrive at *changes in net position - governmental activities*	$	(13,415,901)

Another element of that reconciliation states that "Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds." The details of this $1,912,785 difference are as follows:

Compensated absences	$	3,993
Amortization of original issue premium/discount		746,629
Amortization of deferred charges on refunding		(696,422)
Accrued interest		(18,062)
Total OPEB liability and related deferred outflows and inflows of resources		(1,423,261)
Net pension liability and related deferred outflows and inflows of resources		(525,662)
Net adjustment to decrease *net changes in fund balances - total governmental funds* to arrive at *changes in net position - governmental activities*	$	(1,912,785)

NOTE 3. LEGAL COMPLIANCE – BUDGETS

A. Budgets and Budgetary Accounting

The County follows the following procedures in establishing the budgetary data reflected in the financial statements:

1. Prior to September 1, the County Manager submits to the Board of Commissioners a proposed operating budget for each department for the fiscal year commencing the following January 1. The operating budget includes proposed expenditures and the means of financing them.
2. Public hearings are conducted to obtain taxpayer comments.
3. The Board of Commissioners may add to, subtract from, or change appropriations. A budget is then adopted by the Board of Commissioners at a public meeting.
4. The Office of Financial Administration may amend the line item budget within a department's appropriation as long as the total appropriation for that department is not changed. However, expenditures may not legally exceed the budgeted appropriations at the department level without a resolution for the amendment by the Board of Commissioners. The legal level of budgetary control is at the department level within individual funds.
5. The budgets are adopted on a basis consistent with generally accepted accounting principles (GAAP). Annual budgets are adopted for the General Fund and all special revenue funds. Project length budgets are adopted for the capital projects funds.
6. Formal budgetary integration is employed as a measurement control device during the year for the General Fund and the special revenue funds. An annual operating budget is prepared for the Solid Waste Fund for planning, control, cost allocation, and evaluation purposes. All appropriations lapse at year end.

Budgeted amounts are as originally adopted, or as amended by the Board of Commissioners. The supplementary budgetary appropriations made are reflected in the final budget amounts.

NOTE 3. LEGAL COMPLIANCE – BUDGETS (CONTINUED)

B. Deficit Fund Equity

At December 31, 2019, the Emergency Telephone System Fund had a deficit in fund balance of $182,705. This deficit will be eliminated in the future with increases in charges to funds for services as necessary based on future expenditures.

At December 31, 2019, the Keep Jackson Beautiful Fund had a deficit in fund balance of $9,424. This deficit will be eliminated with public donations and sponsorships or appropriations from the General Fund if necessary.

At December 31, 2019, the Senior Center Fund had a deficit in fund balance of $72,782. This deficit will be eliminated with public donations and grants or appropriations from the General Fund if necessary.

At December 31, 2019, the Emergency Management Rescue Services Fund had a deficit in fund balance of $6,163. This deficit will be eliminated in future years from increased intergovernmental revenues or appropriations from the General Fund if necessary.

At December 31, 2019, the Law Library Fund had a deficit in fund balance of $30,577. This deficit will be eliminated in future years from increased fines or appropriations from the General Fund if necessary.

At December 31, 2019, the Health Insurance Internal Service Fund had a deficit in net position of $378,663. This deficit was created by larger than expected expenses and claims during the year. This deficit will be eliminated with increases in charges to funds for services as necessary based on future expenses and claims.

NOTE 4. DEPOSITS AND INVESTMENTS

Credit risk. State statutes authorize the County to invest in U.S. Government obligations; U.S. Government agency obligations; obligations of the State of Georgia; obligations of other counties; municipal corporations and political subdivisions of the State of Georgia which are rated "AA" or better by Moody's Investors Service, Inc.; negotiable certificates of deposit issued by any bank or trust company organized under the laws of any state of the United States of America or any national banking association; repurchase agreements when collateralized by the U.S. Government or agency obligations; and pooled investment programs sponsored by the State of Georgia for the investment of local government funds.

Operating funds of the County are currently invested in the Georgia Fund 1; certificates of deposit; or maintained in demand deposit, savings, and public funds money market accounts with financial institutions.

Interest rate risk. The County 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.

At December 31, 2019, information on the credit risk and interest rate risk related to the County's investments is disclosed as follows:

Investment	Average Maturity	Credit Rating	Balance
Georgia Fund 1	39 days	AAAf	$ 33,611,199

The County reports its holdings in the Georgia Fund 1 as cash equivalents for financial reporting purposes.

NOTE 4. DEPOSITS AND INVESTMENTS (CONTINUED)

Fair Value Measurements. The Georgia Fund 1 is an investment pool which does not meet the criteria of GASB Statement No. 79 and is thus valued at fair value in accordance with GASB Statement No. 31. As a result, the County does not disclose the investment in Georgia Fund 1 within the fair value hierarchy.

Custodial credit risk - Deposits. State statutes require all deposits and investments (other than federal or state government instruments) to be covered by depository insurance or pledged securities. Amounts that exceed standard depository insurance limits are required to be collateralized either (1) individually by the financial institutions through pledged obligations of the U.S. Government, obligations backed by the full faith and credit of the U.S. Government, obligations of the State of Georgia or other states, or obligations of counties, municipalities, or public authorities of the State of Georgia, or (2) participation in the State of Georgia Secure Deposit Program. As of December 31, 2019, the financial institution holding the main operating deposits of the County is a participant of the State of Georgia Secure Deposit Program, which is administered by the Office of the State Treasurer and requires participating banks holding deposits of public funds to pledge collateral at varying rates depending on tier assigned by the State.

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NOTE 5. RECEIVABLES

Receivables at December 31, 2019, for the County's individual major funds and nonmajor funds in the aggregate are as follows:

	General Fund	Emergency Services Ambulance	SPLOST 6 Fund	Capital Projects Fund	Solid Waste Management Fund	Nonmajor Governmental Funds
Receivables:						
Taxes	$ 2,596,521	$ -	$ 1,323,642	$ -	$ -	$ 196,048
Other governments	367,637	-	-	-	-	133,353
Accounts	1,130,610	638,691	-	5,885	224,182	233,481
Gross receivables	4,094,768	638,691	1,323,642	5,885	224,182	562,882
Less allowance for uncollectibles	-	(287,276)	-	-	-	-
Net receivables	$ 4,094,768	$ 351,415	$ 1,323,642	$ 5,885	$ 224,182	$ 562,882

Property taxes for the 2019 fiscal year were levied on October 20, 2018, with property values assessed as of January 1, 2018. Bills are payable on or before December 20, 2018. After March 20, 2019, for any unpaid amounts, the applicable property is subject to lien and penalties and interest are assessed. Property taxes attached as an enforceable lien on property as of January 1. Property taxes levied during 2019 are to fund operations for the County's fiscal year beginning January 1, 2020. Amounts recorded as a receivable as well as amounts collected as of December 31, 2019 related to these taxes are recorded as deferred inflows of resources – deferred property tax revenue in the fund financial statements and in the government-wide statement of net position.

NOTE 6. CAPITAL ASSETS

Capital asset activity for the year ended December 31, 2019 was as follows:

	Beginning Balance	Increases	Decreases	Ending Balance
Governmental Activities:				
Capital assets, not being depreciated:				
Land and improvements	$ 6,186,264	$ 18,404,295	$ -	$ 24,590,559
Infrastructure land improvements	55,608,564	-	-	55,608,564
Construction in progress	296,801	2,420,567	(467,165)	2,250,203
Total capital assets, not being depreciated	62,091,629	20,824,862	(467,165)	82,449,326
Capital assets, being depreciated:				
Land improvements	2,993,651	-	-	2,993,651
Buildings and improvements	77,590,308	46,604	-	77,636,912
Machinery and equipment	15,646,663	1,086,051	-	16,732,714
Vehicles	16,743,847	747,686	(505,455)	16,986,078
Infrastructure	117,743,176	-	-	117,743,176
Total capital assets, being depreciated	230,717,645	1,880,341	(505,455)	232,092,531
Less accumulated depreciation for:				
Land improvements	1,001,059	105,025	-	1,106,084
Buildings and improvements	21,816,438	2,004,746	-	23,821,184
Machinery and equipment	11,547,196	803,093	-	12,350,289
Vehicles	14,327,310	855,555	(505,455)	14,677,410
Infrastructure	76,312,016	4,405,854	-	80,717,870
Total accumulated depreciation	125,004,019	8,174,273	(505,455)	132,672,837
Total capital assets, being depreciated, net	105,713,626	(6,293,932)	-	99,419,694
Governmental activities capital assets, net	$ 167,805,255	$ 14,530,930	$ (467,165)	$ 181,869,020

NOTE 6. CAPITAL ASSETS (CONTINUED)

	Beginning Balance	Increases	Decreases	Ending Balance
Business-type Activities:				
Capital assets, not being depreciated:				
Land and improvements	$ 498,386	$ -	$ -	$ 498,386
Total capital assets, not being depreciated	498,386	-	-	498,386
Capital assets, being depreciated:				
Land improvements	192,244	-	-	192,244
Buildings and improvements	1,556,469	-	-	1,556,469
Machinery and equipment	319,812	-	-	319,812
Vehicles	270,097	30,575	(28,350)	272,322
Total capital assets, being depreciated	2,338,622	30,575	(28,350)	2,340,847
Less accumulated depreciation for:				
Land improvements	155,333	19,580	-	174,913
Buildings and improvements	255,874	31,129	-	287,003
Machinery and equipment	158,556	34,329	-	192,885
Vehicles	138,559	18,247	(28,350)	128,456
Total accumulated depreciation	708,322	103,285	(28,350)	783,257
Total capital assets, being depreciated, net	1,630,300	(72,710)	-	1,557,590
Business-type activities capital assets, net	$ 2,128,686	$ (72,710)	$ -	$ 2,055,976

NOTE 6. CAPITAL ASSETS (CONTINUED)

Depreciation expense was charged to functions/programs of the governmental activities as follows:

Governmental activities:		
General government	$	468,490
Judicial		556,188
Public safety		2,210,287
Public works		4,628,743
Health and welfare		107,118
Culture and recreation		200,238
Housing and development		3,209
Total depreciation expense - governmental activities	$	8,174,273

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NOTE 7. INTERFUND RECEIVABLES, PAYABLES AND TRANSFERS

The composition of interfund balances as of December 31, 2019, is as follows:

Receivable fund	Payable fund	Amount
General Fund	EMS Ambulance Fund	$ 325,000
General Fund	SPLOST 5	84,647
General Fund	SPLOST 6	173,734
General Fund	Capital Project Fund	75
General Fund	Non Major Governmental Funds	1,619,915
General Fund	Solid Waste Enterprise Fund	433,000
Capital Projects Fund	General Fund	23,101
Non Major Governmental Funds	General Fund	2,529,418
Solid Waste Enterprise Fund	General Fund	60,794
Internal Service Funds	General Fund	49,091

These balances resulted from the time lag between the dates that (1) interfund goods and services are provided or reimbursable expenditures occur, (2) transactions are recorded in the accounting system, and (3) payments between funds are made.

Advances to/from other funds:

Advance to	Advance from	Amount
Solid Waste Management Fund	General Fund	$ 867,853

The amounts payable represent loans made to the respective funds from the General Fund. The purpose of the loan is to pay for emergency services expenditures as the fund collects on receivables. The balances are expected to be repaid in more than one year.

Interfund transfers for the year ended December 31, 2019 were as follows:

Transfers In	Transfers Out	Amount
Emergency Services Ambulance	General Fund	$ 3,871,738
Nonmajor governmental funds	General Fund	993,354
Enterprise Fund	General Fund	425,000
Internal Service Fund	General Fund	298,602

Transfers are used to provide unrestricted revenues collected in the General Fund to finance various programs accounted for in other funds in accordance with budgetary authorizations.

Due from/to primary government and component units:

Receivable entity	Payable entity	Amount
Jackson County General Fund	Water & Sewerage Authority	$ 175,891
Jackson County General Fund	Airport Authority	823,503
Airport Authority	Jackson County General Fund	676,510

NOTE 8. LONG-TERM DEBT

The following is a summary of long-term debt activity for the year ended December 31, 2019:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental Activities:					
Bonds payable	$ 30,605,000	$ 19,975,000	$ (3,670,000)	$ 46,910,000	$ 4,195,000
Plus: Premium	2,686,906	-	(620,845)	2,066,061	-
Less: Discount	-	(168,777)	10,565	(158,212)	-
Total bonds payable	33,291,906	19,806,223	(4,280,280)	48,817,849	4,195,000
Bonds payable- direct placement	34,765,000	-	(2,215,000)	32,550,000	2,380,000
Plus: Premium	932,697	-	(136,349)	796,348	-
Total bonds payable- direct placement	35,697,697	-	(2,351,349)	33,346,348	2,380,000
Financed purchases	1,772,354	897,000	(1,402,322)	1,267,032	831,432
Net pension liability	4,506,180	4,993,741	(2,139,506)	7,360,415	-
Total OPEB liability	14,875,790	1,720,231	(1,935,161)	14,660,860	-
Compensated absences	975,303	898,295	(902,288)	971,310	903,000
Governmental activities long-term liabilities	$ 91,119,230	$ 28,315,490	$ (13,010,906)	$ 106,423,814	$ 8,309,432
Business-type Activities:					
Landfill postclosure costs	$ 723,240	$ -	$ (80,360)	$ 642,880	$ 80,360
Financed purchases	121,075	35,000	(66,867)	89,208	74,263
Compensated absences	17,600	15,202	(15,105)	17,697	3,000
Business-type activities long-term liabilities	$ 861,915	$ 50,202	$ (162,332)	$ 749,785	$ 157,623

For governmental activities, compensated absences, the net pension liability, and total OPEB liability are liquidated by funds with employees - primarily the General Fund. The financed purchases are liquidated by the General Fund, SPLOST 5 Fund, SPLOST 6 Fund, Emergency Telephone Fund, Protection/Inspection Planning and Zoning Fund, and the Emergency Services Ambulance Fund.

NOTE 8. LONG-TERM DEBT (CONTINUED)

Bonds Payable – Direct Placement

City of Jefferson Series 2011. On November 30, 2011, the County entered into a contract with the City of Jefferson Public Building Authority to fund repayment of an issue of $9,190,000 of Series 2011 bonds. These bonds mature April 1, 2024, bear interest at 2.90%, and were used to partially refund Series 2003 Certificates of Participation (COPs) maturing in 2012 and 2017 through 2024. The remaining amounts payable on the Series 2011 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 995,000	$ 138,693	$ 1,133,693
2021	1,025,000	109,402	1,134,402
2022	1,055,000	79,242	1,134,242
2023	1,085,000	48,212	1,133,212
2024	1,120,000	16,240	1,136,240
Total	$ 5,280,000	$ 391,789	$ 5,671,789

City of Jefferson Series 2013. On July 10, 2013, the County entered into a contract with the City of Jefferson Public Building Authority to fund repayment of an issue of $13,660,000 of Series 2013 Revenue Refunding Bonds. These bonds mature April 1, 2032, bear interest at 2.90%, and were used to refund the remaining Series 2003 Certificates of Participation (COPs). The remaining amounts payable on the Series 2013 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 80,000	$ 458,900	$ 538,900
2021	85,000	456,400	541,400
2022	90,000	452,900	542,900
2023	90,000	449,300	539,300
2024	95,000	445,600	540,600
2025-2029	6,710,000	1,601,850	8,311,850
2030-2032	4,570,000	274,000	4,844,000
Total	$ 11,720,000	$ 4,138,950	$ 15,858,950

NOTE 8. LONG-TERM DEBT (CONTINUED)

Bonds Payable – Direct Placement (Continued)

City of Jefferson Series 2014A & 2014B. On October 2, 2014, the County entered into a contract with the City of Jefferson Public Building Authority to fund repayment of an issue of $10,155,000 of Series 2014 Revenue Refunding Bonds. These bonds mature March 1, 2029, bear interest at 2.90% to 5.00%, and were used to partially refund the Series 2007A Bonds. The remaining amounts payable on the Series 2014 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 140,000	$ 292,425	$ 432,425
2021	140,000	288,345	428,345
2022	145,000	284,070	429,070
2023	1,450,000	267,395	1,717,395
2024	1,480,000	236,985	1,716,985
2025-2029	6,775,000	555,238	7,330,238
Total	$ 10,130,000	$ 1,924,458	$ 12,054,458

City of Jefferson Series 2015A & 2015B. On August 19, 2015, the County entered into a contract with the City of Jefferson Public Building Authority to fund repayment of an issue of $7,665,000 of Series 2015 Revenue Refunding Bonds. These bonds mature March 1, 2032, bear interest ranging from 2.00% to 4.00%, and were used to partially refund the Series 2007A Bonds. The remaining amounts payable on the Series 2015 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 1,165,000	$ 169,050	$ 1,334,050
2021	1,205,000	127,675	1,332,675
2022	1,240,000	91,000	1,331,000
2023	-	72,400	72,400
2024	-	72,400	72,400
2025-2029	670,000	335,800	1,005,800
2030-2032	1,140,000	69,600	1,209,600
Total	$ 5,420,000	$ 937,925	$ 6,357,925

NOTE 8. LONG-TERM DEBT (CONTINUED)

Bonds Payable

IDA Series 2012A and 2012B. On April 1, 2012, the County entered into a contract with Jackson County Industrial Development Authority to fund repayment of an issue of $9,145,000 of Series 2012A Revenue Refunding Bonds, which mature April 1, 2024 and bear interest at rates from 3.70% to 5.00%, and $905,000 of Series 2012B Taxable Revenue Refunding Bonds which mature April 1, 2015, and bear interest at 3.70%. These bonds were used to partially refund Series 2004 IDA bonds issued to finance the construction of economic development projects including roads. The remaining amounts payable on the Series 2012A and Series 2012 B bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 1,225,000	$ 126,522	$ 1,351,522
2021	1,255,000	100,847	1,355,847
2022	1,275,000	74,910	1,349,910
2023	1,305,000	46,841	1,351,841
2024	1,340,000	16,080	1,356,080
Total	$ 6,400,000	$ 365,200	$ 6,765,200

IDA Series 2016. On June 23, 2016, the County entered into a contract with Jackson County Industrial Development Authority to fund repayment of an issue of $20,535,000 of Series 2016 Revenue Refunding Bonds which mature July 1, 2024, and bear interest at a rate of 3.70%. These bonds were used to partially refund Series 2009A and 2009B IDA bonds issued to finance the construction of economic development projects including roads. The remaining amounts payable on the Series 2016 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 2,570,000	$ 976,750	$ 3,546,750
2021	4,170,000	878,250	5,048,250
2022	4,370,000	689,750	5,059,750
2023	4,595,000	471,250	5,066,250
2024	4,830,000	241,500	5,071,500
Total	$ 20,535,000	$ 3,257,500	$ 23,792,500

NOTE 8. LONG-TERM DEBT (CONTINUED)

Bonds Payable (Continued)

IDA 2019 Series 2019. On January 11, 2019, the County entered into a contract with Jackson County Industrial Development Authority to fund repayment of an issue of $19,975,000 of Series 2019 economic development bonds which mature May 1, 2039, and bear interest at rates from 2.85% to 4.25%. The proceeds of the bond will be used for the purpose of paying the costs of acquiring land for an economic development project located in Jackson County, Georgia. The remaining amounts payable on the Series 2019 bonds at December 31, 2019 are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 400,000	$ 728,455	$ 1,128,455
2021	745,000	711,839	1,456,839
2022	770,000	689,673	1,459,673
2023	790,000	666,273	1,456,273
2024	815,000	641,790	1,456,790
2025-2029	4,505,000	2,788,566	7,293,566
2030-2034	5,380,000	1,912,366	7,292,366
2035-2039	6,570,000	720,569	7,290,569
Total	$ 19,975,000	$ 8,859,531	$ 28,834,531

Total Bonds Payable. The remaining amounts payable on all bonds payable detailed on the prior pages, at December 31, 2019, are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 6,575,000	$ 2,890,795	$ 9,465,795
2021	8,625,000	2,672,758	11,297,758
2022	8,945,000	2,361,545	11,306,545
2023	9,315,000	2,021,672	11,336,672
2024	9,680,000	1,670,595	11,350,595
2025-2029	18,660,000	5,281,454	23,941,454
2030-2034	11,090,000	2,255,966	13,345,966
2035-2039	6,570,000	720,569	7,290,569
Total	$ 79,460,000	$ 19,875,354	$ 99,335,354

NOTE 8. LONG-TERM DEBT (CONTINUED)

Financed Purchases Payable

The County has entered into purchase agreements as lessee to finance the acquisition of road construction, public safety, and other equipment for use in government activities. The purchase arrangements are for periods ranging from three to five years, and bear interest at rates ranging from 1.30% - 1.50%. As of December 31, 2019, the County had $9,560,789 of machinery and equipment with accumulated amortization of $4,599,569 financed under the purchase arrangements. The annual amortization expense is reported with depreciation expense.

At December 31, 2019, future lease payments are as follows:

Year ending December 31,	Principal	Interest	Total
2020	$ 905,695	$ 33,376	$ 939,071
2021	343,075	10,953	354,028
2022	107,470	1,558	109,028
Total	$ 1,356,240	$ 45,887	$ 1,402,127

Landfill postclosure costs. Effective August 20, 1997, the Jackson County Landfill was closed and no additional waste has been accepted. According to state and federal laws and regulations, the County must perform certain maintenance and monitoring functions at the site for a minimum of 30 years. As of December 31, 2019, the County has 8 years of monitoring remaining. Engineering studies estimate postclosure costs of approximately $642,880 over the 8 year period. These costs are based on what it would cost to perform all postclosure care in 2019, adjusted annually for inflation. Actual costs may be higher due to changes in inflation, changes in technology, or changes in regulations. Should any problems occur during this postclosure period, the costs and time period required for the maintenance and monitoring functions may substantially increase.

NOTE 9. DEFINED BENEFIT PLAN

Plan Description

The County, as authorized by the County Commission, has established a defined benefit pension plan, The Jackson County Defined Benefit Plan (the "Plan"). The County's pension plan is administered through the Association County Commissioners of Georgia Third Restated Defined Benefit Plan (the ACCG Plan), an agent multiple-employer pension plan administered by GEBCorp and affiliated with the Association of County Commissioners of Georgia (ACCG). The Plan provides retirement, disability, and death benefits to plan members and beneficiaries. Before January 1, 1998, all full-time County employees were eligible to participate in the Plan after completing three years of service. Non-public safety employees can become participants after January 1, 1998. Benefits are fully vested after five years of service. Participants became eligible to retire at age 65 with 3 years of participation in the Plan, but not beyond age 70. Upon eligibility to retire, participants are entitled to an annual benefit in the amount of 1% of average compensation up to $6,600 plus 1.5% of average compensation in excess of $6,600 plus $36 for each year of credited service payable as a life annuity. Service is limited to 35 years. Compensation is averaged over a five-year period prior to retirement or termination. The Plan also provides benefits in the event of death or disability. All benefit accruals are frozen as of November 30, 1997, except employees electing to remain in the Plan with unfrozen benefits or any employee who retired prior to November 30, 2007. Any employee who retired prior to November 30, 2007 had the option to accrue benefits until their actual date of retirement and forfeit the right to their account balance in their supplemental 401(a) plan. The ACCG, in its role as the Plan sponsor, has the sole authority to establish and amend the benefit provisions and the contribution rates of the County related to the Plan, as provided in Section 19.03 of the ACCG Plan document. The County has the authority to amend the adoption agreement, which defines the specific benefit provisions of the Plan, as provided in Section 19.02 of the ACCG Plan document. The County Commission retains this authority. The ACCG Plan issues a publicly available financial report that includes financial statements and required supplementary information for the pension trust. That report may be obtained at www.gebcorp.com or by writing to the Association County Commissioners of Georgia, Retirement Services, 191 Peachtree Street, NE, Atlanta, Georgia 30303 or by calling (800) 736-7166.

Plan membership. As of January 1, 2019, the date of the most recent actuarial valuation, pension plan membership consisted of the following:

Retireees and Beneficiaries receiving benefits	79
Terminated plan participants entitled to but not yet receiving benefits	178
Active employees participating in the Plan	285
Total number of Plan participants	542

NOTE 9. DEFINED BENEFIT PLAN (CONTINUED)

Plan Description (Continued)

Contributions. The Plan is subject to minimum funding standards of the Georgia Public Retirement Systems Standards law. The Board of Trustees of the ACCG Plan has adopted a recommended actuarial funding policy for the plan which meets state minimum requirements and will accumulate sufficient funds to provide the benefits under the plan. The funding policy for the Plan, as adopted by the County Commission, is to contribute an amount equal to or greater than the actuarially recommended contribution rate. This rate is based on the estimated amount necessary to finance the costs of benefits earned by plan members during the year, with an additional amount to finance any unfunded accrued liability. For the year ended December 31, 2019, the County's contribution rate was 9.7% of annual covered payroll and the employee contribution rate was 3.8%. County contributions to the Plan were $881,438 for the year ended December 31, 2019.

Net Pension Liability of the County

The County's net pension liability was measured as of December 31, 2018. The total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of January 1, 2018 with update procedures performed by the actuary to roll forward to the total pension liability measured as of December 31, 2018.

Actuarial assumptions. The total pension liability in the January 1, 2018 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	3.00%
Salary increases	2.5% - 5.5%, including inflation
Investment rate of return	7.00%, net of pension plan investment expense, including inflation

Mortality rates were based on the RP-2000 Combined Healthy Mortality Table projected with Scale AA.

The actuarial assumptions used in the January 1, 2018 valuation were based on the results of an actuarial experience study through February 2014.

NOTE 9. DEFINED BENEFIT PLAN (CONTINUED)

Net Pension Liability of the County (Continued)

The long-term expected rate of return on pension plan investments was determined through a blend of using a building-block method based on 20-year benchmarks (33.33%) and 30-year benchmarks (33.33%), as well as forward-looking capital market assumptions for a moderate asset allocation (33.34%), as determined by UBS. Expected future 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. Best estimates of arithmetic real rates of return for each major asset class included in the pension plan's target asset allocation as of December 31, 2018 are summarized in the following table:

Asset class	Target allocation	Long-term expected real rate of return*
Fixed income	30%	6.08%
Large Cap equity	30%	9.07
International equity	15%	5.01
Other equity	20%	8.62
Real estate	5%	10.62
Total	100%	

* Rates shown are net of the 3.00% assumed rate of inflation

Discount rate. The discount rate used to measure the total pension liability was 7.00%. The projection of cash flows used to determine the discount rate assumed that County contributions will be made based on the average County contribution made to the Plan over the prior five years. Based on this assumption, 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 of the projected benefit payments to determine the total pension liability.

NOTE 9. DEFINED BENEFIT PLAN (CONTINUED)

Net Pension Liability of the County (Continued)

Changes in the Net Pension Liability of the County. The changes in the components of the net pension liability of the County for the year ended December 31, 2019, were as follows:

	Total Pension Liability (a)	Plan Fiduciary Net Position (b)	Net Pension Liability (a) - (b)
Balances at 12/31/18	$ 18,265,578	$ 13,759,398	$ 4,506,180
Changes for the year:			
Service cost	401,883	-	401,883
Interest	2,360,701	-	2,360,701
Differences between expected and actual experience	575,557	-	575,557
Assumption changes	853,068	-	853,068
Contributions—employer	-	693,264	(693,264)
Contributions—employee	-	1,446,242	(1,446,242)
Net investment income	-	(758,372)	758,372
Benefit payments, including refunds of employee contributions	(820,862)	(820,862)	-
Administrative expense	-	(44,160)	44,160
Net changes	3,370,347	516,112	2,854,235
Balances at 12/31/19	$ 21,635,925	$ 14,275,510	$ 7,360,415

The required schedule of changes in the County's net pension liability and related ratios immediately following the notes to the financial statements presents multiyear trend information about whether the value of plan assets is increasing or decreasing over time relative to the total pension liability.

Sensitivity of the net pension liability to changes in the discount rate. The following presents the net pension liability of the County, calculated using the discount rate of 7.00 percent, 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 (6.00 percent) or 1-percentage-point higher (8.00 percent) than the current rate:

	1% Decrease (6.00%)	Current Discount Rate (7.00%)	1% Increase (8.00%)
County's net pension liability	$ 9,595,681	$ 7,360,415	$ 4,429,799

NOTE 9. DEFINED BENEFIT PLAN (CONTINUED)

Net Pension Liability of the County (Continued)

***Sensitivity of the net pension liability to changes in the discount rate.* (Continued)**

Actuarial valuations involve estimates of the value of reported amounts and assumptions about the probability of events far into the future, and actuarially determined amounts are subject to continual revision as results are compared to past expectations and new estimates are made about the future. Actuarial calculations reflect a long-term perspective. Calculations are based on the substantive plan in effect as of December 31, 2018 and the current sharing pattern of costs between employer and employee.

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

For the year ended December 31, 2019, the County recognized pension expense of $1,299,712. At December 31, 2019, the County reported deferred outflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources
Plan contributions made subsequent to the measurement period	$ 881,438
Assumption changes	1,151,520
Investment earnings differences	1,054,072
Experience differences	844,729
Total	$ 3,931,759

NOTE 9. DEFINED BENEFIT PLAN (CONTINUED)

Pension Expense and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (Continued)

County contributions subsequent to the measurement date of $881,438 are reported as deferred outflows of resources and will be recognized as a reduction of the net pension liability in the fiscal year ending December 31, 2020. Other amounts reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense as follows:

Year ending December 31:		
2020	$	972,974
2021		830,860
2022		596,515
2023		649,972
Total	$	3,050,321

NOTE 10. DEFINED CONTRIBUTION PLAN

The County, by resolution of the County Commission, adopted and maintains a defined contribution retirement plan, currently administered by ICMA Retirement Corporation. There is no waiting period for employees to participate in the plan. The plan provisions and contribution rates can be amended by the County Commission, by resolution. The County contributes 4% of salary as a base contribution for employees with 0 to 9 years of service, 5% for employees with 10-14 years of service, 6% fir employees with 15-19 years of service, and 7% for employees with 20 or more years of service. In addition the County will match 50% of the employee voluntary contributions up to 6% of salary. Employees vest in the County contributions as follows: after 2 years of service, employees are 25% vested; after 3 years of service, employees are 50% vested; after 4 years of service, employees are 75% vested; and after 5 years of service, employees are 100% vested. Department heads are 50% vested after one year of service and 100% vested after two years of service.

For the year ended December 31, 2019, the County's contribution was $438,579 and employee contributions were $500,586

DEFERRED COMPENSATION PLAN

The County maintains a Section 457(b) Deferred Compensation Plan administered by a third party. As a result, the assets and liabilities of the plan are not recorded in the County's financial statements. All contributions to this plan are voluntary employee contributions.

NOTE 11. OTHER POSTEMPLOYMENT BENEFITS

Plan Description

The County administers a single-employer defined benefit healthcare plan. The plan provides healthcare coverage including medical, dental, and vision benefits for eligible retirees and their spouses and dependent children through the County's health insurance plan, which covers both active and retired members. Eligible individuals include all regular, full-time employees of the County and their spouses and dependent children. The plan is administered by the County management, under the direction of the County's Board of Commissioners. The plan was established by resolution of the Board of Commissioners. It may also be amended by resolution of same. No assets are accumulated in a trust that meets the criteria in paragraph 4 of GASB Statement No. 75 and a separate report was not issued for the plan.

Any employee with 20 or more years of service who retires between 60 and 65 years of age may continue on the County's health insurance plan at the same cost as an active employee. This includes coverage for their spouse. At age 65 or normal Medicare retirement age, if earlier, the County provides a Medicare supplemental insurance policy for the retiree only and regular medical coverage terminates. The spouse may continue on the County's health plan at the employee's cost until the spouse reaches age 65. Employees may choose the greater of this benefit or the benefit described below:

- Public safety employees – Eligible employees are those age 55 with a minimum of 20 years of full-time certified public safety service. Employees earn 3% per year towards their coverage for the first 20 years of service and 4% per year for years 21-30. They also earn 2.5% per year towards coverage for their spouse and dependent children. Coverage for the spouse ends when they reach normal Medicare retirement age. Coverage for dependent children ends when they are longer qualify as dependent. Once the employee reaches normal Medicare retirement age, the County provides a Medicare supplemental insurance policy for the retiree only and regular medical coverage terminates.

- Non Public Safety Employees – Eligible employees are those age 60 with a minimum of 20 years of full-time service. Employees earn 3% per year towards their coverage for the first 20 years of service and 4% per year for years 21-30. They also earn 2.5% per year towards coverage for their spouse and dependent children. Coverage for the spouse ends when they reach normal Medicare retirement age. Coverage for dependent children ends when they are longer qualify as dependent. Once the employee reaches normal Medicare retirement age, the County provides a Medicare supplemental insurance policy for the retiree only and regular medical coverage terminates.

NOTE 11. OTHER POSTEMPLOYMENT BENEFITS (CONTINUED)

As of January 1, 2018, the most recent actuarial valuation date, the plan membership included the following categories of participants:

Retirees and beneficiaries receiving benefits	26
Active employees not vested	428
	454

Contributions

Contribution requirements are also approved by resolution of the Board of Commissioners. The County pays claims for eligible retired plan members and their spouses on a pay as you go basis. Plan members receiving benefits contribute $505 for single coverage monthly and $1,270 for single plus spousal coverage monthly. For the year ended December 31, 2019, the County contributed $169,763 for the pay as you go benefits for the plan.

Total OPEB Liability of the County

The County's total OPEB liability was measured as of December 31, 2019 and was determined by an actuarial valuation as of that date.

Actuarial assumptions. The County's total OPEB liability in the January 1, 2019 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Discount Rate:	4.10%
Healthcare Cost Trend Rate:	7.25% - 4.75%, Ultimate Trend in 2028 (Pre-Medicare)
	5.38% - 4.75%, Ultimate Trend in 2022 (Medicare)
Salary increase:	2% - 4.5%, including inflation
Participation rate:	100% for participants and 65% for spouses
Inflation:	2%

Mortality rates were based on the RP-2000 Combined Mortality Table for Males or Females, as appropriate, with adjustments for mortality improvements based on Scale AA to 2018.

The actuarial assumptions used in the January 1, 2018 valuation were based on the results of an actuarial experience study for the period 2010 – 2014.

NOTE 11. OTHER POSTEMPLOYMENT BENEFITS (CONTINUED)

Discount Rate

The discount rate used to measure the total OPEB liability was 4.10%. This was an increase from the rate of 3.44% on the prior measurement date. This rate was determined using an index rate of 20-year, tax-exempt general obligation municipal bonds with an average rating of Aa or higher – which was 4.10% as determined by the Bond Buyer 20-Bond GO Index Rate as of December 31, 2018.

Changes in the Total OPEB Liability of the County

The changes in the total OPEB liability of the County for the year ended December 31, 2019, were as follows:

	Total OPEB Liability (a)
Balances at 12/31/18	$ 14,875,790
Changes for the year:	
Service cost	1,156,056
Interest	508,550
Experience differences	55,625
Assumption changes	(1,748,887)
Benefit payments	(186,274)
Net changes	(214,930)
Balances at 12/31/19	$ 14,660,860

The required schedule of changes in the County's total OPEB liability and related ratios immediately following the notes to the financial statements presents multiyear trend information about the total OPEB liability.

Sensitivity of the total OPEB liability to changes in the discount rate

The following presents the total OPEB liability of the County, as well as what the County's total OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower (3.10%) or 1-percentage-point higher (5.10%) than the current discount rate:

	1% Decrease (3.10%)	Discount Rate (4.10%)	1% Increase (5.10%)
Total OPEB liability	$ 17,414,407	$ 14,660,860	$ 12,440,160

NOTE 11. OTHER POSTEMPLOYMENT BENEFITS (CONTINUED)

Sensitivity of the total OPEB liability to changes in healthcare cost trend rates

The following presents the total OPEB liability of the County, as well as what the County's total OPEB liability would be if it were calculated using healthcare cost trend rates that are 1-percentage-point lower (6.25% decreasing to 3.75%) or 1-percentage-point higher (8.25% decreasing to 5.75%) than the current healthcare cost trend rates:

	1% Decrease	Current Discount Rate	1% Increase
Total OPEB liability	$ 11,995,822	$ 14,660,860	$ 18,106,962

Actuarial valuations involve estimates of the value of reported amounts and assumptions about the probability of events far into the future, and actuarially determined amounts are subject to continual revisions as results are compared to past expectations and new estimates are made about the future. Actuarial calculations reflect a long-term perspective. Calculations are based on the substantive plan in effect as of December 31, 2018 and the current sharing pattern of costs between employer and inactive employees.

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

For the year ended December 31, 2019, the County recognized OPEB expense of $1,595,535. At December 31, 2019, the County reported deferred outflows of resources related to OPEB from the following sources.

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	$ 129,597	$ -
Plan contributions made subsequent to the measurement date	169,763	-
Changes in assumptions	689,006	1,579,912
Total	$ 988,366	$ 1,579,912

NOTE 11. OTHER POSTEMPLOYMENT BENEFITS (CONTINUED)

OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources Related to OPEB (continued)

County contributions subsequent to the measurement date of $169,763 are reported as deferred outflows of resources and will be recognized as a reduction of the total OPEB liability in the fiscal year ending December 31, 2020. Other amounts reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense as follows:

Year ending December 31:	
2020	$ (71,582)
2021	(71,582)
2022	(71,582)
2023	(71,582)
2024	(71,582)
Thereafter	(403,399)
Total	$ (761,309)

NOTE 12. RISK MANAGEMENT

The County is exposed to various risks of loss related to torts; thefts of, damage to, and destruction of assets; errors and omissions; natural disasters; injuries to employees; and losses resulting from providing accident and health benefits to employees and their dependents. Settlements have not exceeded insurance coverage in each of the past three years. There have been no significant reductions of insurance coverage from coverage in the prior year.

Group Health Insurance

The County provides health coverage for its employees under a plan of partial self-insurance. Under this plan, the County covers claim settlements and judgments out of its Health Insurance Fund (an internal service 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.

The County purchases commercial insurance for claims in excess of coverage provided by the County. During the year ended December 31, 2019, excess coverage was obtained for any individual claim in excess of $100,000. The County pays most of the coverage for eligible employees and their dependents. Employee contributions are used to pay claims and expenses of the plan incurred during the year. Liabilities include an amount for claims that have been incurred but not reported (IBNRs).

NOTE 12. RISK MANAGEMENT (CONTINUED)

The following describes the activity for the past two fiscal years.

Fiscal Year	Beginning of Year Claims Liability	Current Year Claims and Changes in Estimates	Claims Paid	End of Year Claims Liability
2019	$ 531,051	$ 6,276,166	$ 7,373,915	$ 566,698
2018	163,328	8,013,365	7,645,642	531,051

Workers' Compensation and General

The County participates in the Georgia Interlocal Risk Management Agency Fund and the Association of County Commissioners of Georgia Group Self-Insurance Workers' Compensation Fund, a public entity risk pool currently operating as a common risk management and insurance program for member local governments.

As part of the risk pool, the County is obligated to pay all contributions and assessments as prescribed by the pool, to cooperate with the pool's agents and attorneys, to follow loss reduction procedures established by the funds, and to report as promptly as possible, and in accordance with any coverage descriptions issued, all incidents which could result in the funds being required to pay any claim of loss. The County is also to allow the pool's agents and attorneys to represent the County in investigation, settlement discussions, and all levels of litigation arising out of any claim made against the County within the scope of loss protection furnished by the funds.

The funds are to defend and protect the members of the funds against liability or loss as prescribed in the member government contract and in accordance with the workers' compensation law of Georgia. The funds are to pay all costs taxed against members in any legal proceeding defended by the members, all interest accruing after entry of judgment, and all expenses incurred for investigation, negotiation or defense.

Settled claims have not exceeded insurance coverage in any of the past three years.

NOTE 13. COMMITMENTS AND CONTINGENCIES

Litigation

The County is involved in several pending lawsuits. Liability, if any, which might result from these proceedings, would not, in the opinion of management and legal counsel, have a material adverse effect on the financial position of the County.

Grant Contingencies

The County has received Federal and state grants for specific purposes that are subject to review and audit by the grantor agencies. Such audits could lead to the disallowance of certain expenditures previously reimbursed by those agencies. Based upon prior experience, County management believes such disallowances, if any, will not be significant.

Construction Commitments

As of December 31, 2019, construction commitments on uncompleted contracts were $6,354,372.

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NOTE 14. JOINT VENTURE

Under Georgia law, the County, in conjunction with other cities and counties in the area, is a member of the Northeast Georgia Regional Commission (RC) and is required to pay annual dues thereto. During the year ended December 31, 2019, the County paid $46,915 in such dues. Membership in the RC is required by the Official Code of Georgia Annotated (OCGA) Section 50-8-34 which provides for the organizational structure of regional development commissions in Georgia.

The RC Board membership includes the chief elected official of each county and municipality of the area. OCGA 50-8-39.1 provides that the member governments are liable for any debts or obligations of a regional development commission. Separate financial statements may be obtained from:

Northeast Georgia Regional Commission
305 Research Drive
Athens, GA 30605

The County is one of four member counties of the Upper Oconee Basin Water Authority, a body corporate and politic created in 1994 by an act of the General Assembly of the State of Georgia (the "Act"). Pursuant to the Act, the Authority is authorized to acquire and develop adequate sources of water supply, including but not limited to the construction of reservoirs; the treatment of such water, and thereafter the transmission of such water within the Upper Oconee Basin area, and to the various counties, municipalities, and public authorities within the Upper Oconee Basin area; to conserve water; to fulfill its purposes and perform its projects in an environmentally sensitive manner; and to strictly limit interbasin transfers of water. The County has entered into the Intergovernmental Reservoir and Raw Water Supply Agreement with the Authority as well as the Intergovernmental Water Treatment and Transmission Agreement as well as certain supplemental contracts whereby the County agrees to provide funds for the operation and maintenance of the Project and to, the extent another Member County fails to fulfill its obligation to pay costs of operating the Project, including payment of debt services, to provide additional funds for such costs, irrespective of the demand for, or the Project's output of, water. Separate financial statements may be obtained from:

Northeast Georgia Regional Commission
305 Research Drive
Athens, GA 30605

NOTE 15. TAX ABATEMENTS

The County enters into property tax abatement agreements with local businesses under the Georgia Development Authority Law, adopted in 1969, for the purpose of attracting or retaining businesses within the County. The abatements may be granted to any business located within or promising to relocate to the County.

For the year ended December 31, 2019, the Jackson County Industrial Development Authority abated County property taxes totaling $317,610. These abatement agreements all reduce property taxes by reducing the assessed value to the related property and are all part of the County and Industrial Development Authority's economic incentive program to attract or retain businesses within the County.

REQUIRED SUPPLEMENTARY INFORMATION

JACKSON COUNTY, GEORGIA
GENERAL FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budgeted Amounts			Variance with Final
	Original	Final	Actual	Budget
Revenues:				
Taxes	$ 41,752,627	$ 41,752,627	$ 43,478,514	$ 1,725,887
Licenses and permits	69,200	69,200	78,235	9,035
Fines and forfeitures	1,117,000	1,117,000	1,099,806	(17,194)
Charges for services	1,801,000	1,801,000	1,770,196	(30,804)
Interest income	4,500	4,500	500,743	496,243
Intergovernmental	697,500	2,047,975	1,718,895	(329,080)
Other	1,642,500	1,642,500	2,365,388	722,888
Total revenues	47,084,327	48,434,802	51,011,777	2,576,975
Expenditures:				
Current:				
General government:				
Legislative	406,729	486,895	486,895	-
Chief executive	211,161	226,084	226,084	-
Voter registration	334,025	321,471	321,471	-
Financial administration	617,651	884,602	884,602	-
Information technology	1,107,739	1,378,117	1,378,117	-
Human resources	321,749	401,629	401,629	-
Tax commissioner	683,164	680,133	680,133	-
Tax assessor	907,509	831,060	831,060	-
Courthouse	368,090	330,473	330,473	-
District courthouse	124,079	110,904	110,904	-
Maintenance superintendent	944,048	970,109	970,109	-
Administration building	138,500	160,828	160,828	-
Board of equalization	20,750	8,369	8,369	-
Planning and zoning	-	2,069	2,069	-
General administration	568,300	870,408	870,408	-
Total general government	6,753,494	7,663,151	7,663,151	-
Judicial:				
Superior court	367,277	366,116	366,116	-
Clerk of superior court	708,737	706,778	706,778	-
District attorney	-	518,749	518,749	-
State court	251,543	252,119	252,119	-
Magistrate court	430,015	323,983	323,983	-
Probate court	293,856	295,572	295,572	-
Juvenile court	-	697,653	697,653	-
Public defender	453,000	431,624	431,624	-
Solicitor- victims assistance	112,873	111,086	111,086	-
Solicitor- state court	378,363	389,779	389,779	-
Total judicial	2,995,664	4,093,459	4,093,459	-

(Continued)

JACKSON COUNTY, GEORGIA
GENERAL FUND

SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budgeted Amounts			Variance with Final
	Original	Final	Actual	Budget
Expenditures: (Continued)				
Public safety:				
Sheriff	$ 7,137,106	$ 6,977,165	$ 6,977,165	$ -
Detention center	6,390,413	5,813,303	5,813,303	-
Correctional institute	2,825,597	3,130,456	3,130,456	-
Correctional institute fire brigade	97,100	90,802	90,802	-
Firemans Association	51,208	68,028	68,028	-
Coroner	67,487	63,717	63,717	-
County marshal	102,608	92,332	92,332	-
Animal control	386,940	410,285	410,285	-
Total public safety	17,058,459	16,646,088	16,646,088	-
Public works:				
Roadways and walkways	2,211,309	3,348,118	3,348,118	-
Other maintenance	666,872	676,654	676,654	-
Contracts	493,737	249,143	249,143	-
Engineering	200,000	8,272	8,272	-
Total public works	3,571,918	4,282,187	4,282,187	-
Health and welfare:				
Transportation services	286,005	215,499	215,499	-
Total health and welfare	286,005	215,499	215,499	-
Culture and recreation:				
Parks and recreation	1,745,590	2,190,052	2,190,052	-
Agricultural center	4,091,305	1,679,954	1,679,954	
Library	175,000	175,000	175,000	-
Total culture and recreation	6,011,895	4,045,006	4,045,006	-
Housing and development:				
Economic development	803,739	18,955,886	18,955,886	-
County agent	136,978	164,643	164,643	-
Community promotion	84,000	77,480	77,480	-
GIS mapping	295,010	299,900	299,900	-
Total housing and development	1,319,727	19,497,909	19,497,909	-
Debt service:				
Principal	4,298,735	4,017,181	4,017,181	-
Interest and fees	1,243,351	1,847,348	1,847,348	-
Issuance cost	-	818,159	818,159	-
Total debt service	5,542,086	6,682,688	6,682,688	-
Total expenditures	43,539,248	63,125,987	63,125,987	-
Excess (deficiency) of revenues over (under) expenditures	3,545,079	(14,691,185)	(12,114,210)	2,576,975

(Continued)

JACKSON COUNTY, GEORGIA
GENERAL FUND

SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budgeted Amounts			Variance with Final
	Original	Final	Actual	Budget
Other financing sources (uses):				
Proceeds from the sale of capital assets	$ 20,000	$ 119,355	$ 119,355	$ -
Proceeds from financed purchase	-	354,301	354,301	-
Proceeds from bond issuance	-	19,975,000	19,975,000	-
Discount on bond issuance	-	(168,777)	(168,777)	-
Transfers in	1,194,095	-	-	-
Transfers out	(4,759,174)	(5,588,694)	(5,588,694)	-
Total other financing sources (uses)	(3,545,079)	14,691,185	14,691,185	-
Net change in fund balances	-	-	2,576,975	2,576,975
Fund balances, beginning of year	13,080,331	13,080,331	13,080,331	-
Fund balances, end of year	$ 13,080,331	$ 13,080,331	$ 15,657,306	$ 2,576,975

JACKSON COUNTY, GEORGIA
EMERGENCY SERVICES AMBULANCE FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Charges for services	$ 3,575,000	$ 3,575,000	$ 3,327,957	$ (247,043)
Intergovernmental	-	-	14,549	14,549
Miscellaneous	-	-	51,565	51,565
Total revenues	3,575,000	3,575,000	3,394,071	(180,929)
Expenditures:				
Current:				
Public safety	5,268,039	5,828,989	5,828,989	-
Debt service:				
Principal	127,407	127,407	43,089	84,318
Interest	2,984	2,984	1,813	1,171
Total expenditures	5,398,430	5,959,380	5,873,891	85,489
Deficiency of revenues over expenditures	(1,823,430)	(2,384,380)	(2,479,820)	(95,440)
Other financing sources:				
Proceeds from capital lease	-	80,502	80,502	-
Transfers in	1,823,430	3,871,738	3,871,738	-
Total other financing sources	1,823,430	3,952,240	3,952,240	-
Net changes in fund balances	-	1,567,860	1,472,420	(95,440)
Fund balances (deficit), beginning of year	(842,889)	(842,889)	(842,889)	-
Fund balances (deficit), end of year	$ (842,889)	$ 724,971	$ 629,531	$ (95,440)

JACKSON COUNTY, GEORGIA

REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE COUNTY'S NET PENSION LIABILITY AND RELATED RATIOS
FOR THE YEAR ENDED DECEMBER 31,

	2019	2018	2017	2016	2015
Total pension liability					
Service cost	$ 401,883	$ 458,792	$ 424,598	$ 411,747	$ 415,404
Interest on total pension liability	2,360,701	1,290,691	1,221,508	1,013,548	962,724
Differences between expected and actual experience	575,557	184,503	40,487	715,416	-
Changes of assumptions	853,068	38,699	510,573	545,963	-
Benefit payments, including refunds of employee contributions	(820,862)	(870,584)	(838,890)	(790,887)	(610,064)
Net change in total pension liability	3,370,347	1,102,101	1,358,276	1,895,787	768,064
Total pension liability - beginning	18,265,578	17,163,477	15,805,201	13,909,414	13,141,350
Total pension liability - ending (a)	$ 21,635,925	$ 18,265,578	$ 17,163,477	$ 15,805,201	$ 13,909,414
Plan fiduciary net position					
Contributions - employer	$ 693,264	$ 749,926	$ 602,852	$ 300,000	$ 250,000
Contributions - employee	1,446,242	334,730	324,872	315,304	262,183
Net investment income	(758,372)	1,828,249	747,891	90,891	800,576
Benefit payments, including refunds of employee contributions	(820,862)	(870,584)	(838,890)	(790,887)	(610,064)
Administrative expenses	(44,160)	(43,909)	(44,360)	(42,006)	(40,248)
Other	-	-	(299,622)	(100,177)	(125,648)
Net change in plan fiduciary net position	516,112	1,998,412	492,743	(226,875)	536,799
Plan fiduciary net position - beginning	13,759,398	11,760,986	11,268,243	11,495,118	10,958,319
Plan fiduciary net position - ending (b)	$ 14,275,510	$ 13,759,398	$ 11,760,986	$ 11,268,243	$ 11,495,118
County's net pension liability - ending (a) - (b)	$ 7,360,415	$ 4,506,180	$ 5,402,491	$ 4,536,958	$ 2,414,296
Plan fiduciary net position as a percentage of the total pension liability	66.0%	75.3%	68.5%	71.3%	82.6%
Covered payroll	$ 8,267,729	$ 8,394,737	$ 8,129,413	$ 8,082,436	$ 8,055,087
County's net pension liability as a percentage of covered payroll	89.0%	53.7%	66.5%	56.1%	30.0%

Notes to the Schedule

The schedule will present 10 years of information once it is accumulated.

JACKSON COUNTY, GEORGIA

REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF COUNTY CONTRIBUTIONS
FOR THE YEAR ENDED DECEMBER 31,

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
Actuarially determined contribution	$ 922,805	$ 693,264	$ 749,926	$ 628,666	$ 561,792	$ 702,165	$ 634,846	$ 633,066	$ 568,781	$ 516,547
Contributions in relation to the actuarially determined contribution	881,438	800,652	375,713	574,287	250,000	702,165	671,674	688,315	568,781	564,459
Contribution deficiency (excess)	$ 41,367	$ (107,388)	$ 374,213	$ 54,379	$ 311,792	$ -	$ (36,828)	$ (55,249)	$ -	$ (47,912)
Covered payroll	11,728,672	8,267,729	8,394,737	8,129,413	8,082,436	8,055,087	7,718,247	8,107,248	7,714,898	7,199,794
Contributions as a percentage of Covered payroll	7.5%	9.7%	4.5%	7.1%	3.1%	8.7%	8.7%	8.5%	7.4%	7.8%

Notes to the Schedule

Valuation Date	January 1, 2019
Cost Method	Entry Age Normal
Actuarial Asset Valuation Method	Smoothed market value with a 5-year smoothing period.
Assumed Rate of Return On Investments	7.00%
Projected Salary Increases	3.5% - 5.5% (including 2.5% for inflation)
Cost-of-living Adjustment	2.5%
Amortization Method	Closed level dollar for unfunded liability
Remaining Amortization Period	None remaining

JACKSON COUNTY, GEORGIA

REQUIRED SUPPLEMENTARY INFORMATION
OPEB RETIREMENT PLAN
SCHEDULE OF CHANGES IN THE COUNTY'S TOTAL OPEB LIABILITY AND RELATED RATIOS

Total OPEB liability	2019	2018
Service cost	$ 1,156,056	$ 1,038,989
Interest on total OPEB liability	508,550	473,340
Experience differences	55,625	98,352
Changes in assumptions	(1,748,887)	854,038
Benefit payments	(186,274)	(220,285)
Net change in total OPEB liability	(214,930)	2,244,434
Total OPEB liability - beginning	14,875,790	12,631,356
Total OPEB liability - ending (a)	$ 14,660,860	$ 14,875,790
Covered employee payroll	17,734,790	17,734,790
Total OPEB liability as a percentage of covered employee payroll	83%	84%

Notes to the Schedule

The schedule will present 10 years of information once it is accumulated.

The County is not accumulating assets in a trust fund that meets the criteria in paragraph 4 of GASB Statement No. 75 for payment of future OPEB benefits.

NONMAJOR GOVERNMENTAL FUNDS

Special Revenue Funds

Special revenue funds are used to account for specific revenues that are legally restricted or committed to expenditure for particular purposes, as described below.

Emergency Telephone System Fund - to account for the monthly 911 charge to help fund the cost of providing emergency 911 services; these funds are restricted by OCGA 46-5-134.

Protection/Inspection/Planning/Zoning Fund - to account for license and permit fees that are collected on new developments that are used for the planning of new developments in the County. These amounts are restricted by state law.

Keep Jackson Beautiful Fund - to account for funds received from grants and contributions restricted to support various activities and projects that reduce littering and other practices that diminish the beauty of the County.

Senior Center Fund - to account for funds received from grants and contributions restricted to support the operation of the County's senior citizen center.

Emergency Management Rescue Services Fund - to account for funds received from grants and contributions restricted for emergency management agency/rescue programs.

Jail Fund - to account for funds collected from fines and forfeitures and other revenues restricted for use on the operation of the County jail.

Drug Enforcement Fund - to account for funds collected from fines and forfeitures and other revenues restricted for use on drug abuse, treatment, and education programs.

Law Library Fund - to account for the revenues and related expenditures of operating the County's Law Library; these funds are restricted by OCGA 36-15.

Drug Court Fund - to account for funds collected which are restricted to operate the drug accountability court.

Grant Fund - to account for governmental grants received and the related expenditures.

Fire District Fund - to account for funds collected from taxes charged on property that are used to provide fire protection and control services.

JACKSON COUNTY, GEORGIA

COMBINING BALANCE SHEET
NONMAJOR GOVERNMENTAL FUNDS
DECEMBER 31, 2019

	Special Revenue Funds				
ASSETS	**Emergency Telephone System Fund**	**Protection / Inspection Planning / Zoning Fund**	**Keep Jackson Beautiful Fund**	**Senior Center Fund**	**Emergency Management Rescue Services Fund**
Cash and cash equivalents	$ 350,747	$ -	$ -	$ 433,709	$ 628
Receivables (net of allowance for uncollectibles)	233,481	-	-	-	-
Intergovernmental receivable	-	-	-	89,908	36,300
Due from other funds	-	2,510,766	-	-	-
Prepaid items	91,166	-	-	-	9,800
Total assets	$ 675,394	$ 2,510,766	$ -	$ 523,617	$ 46,728
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES					
LIABILITIES					
Accounts payable	$ 13,639	$ 56,779	$ -	$ 11,993	$ 242
Accrued liabilities	48,836	17,759	-	-	3,552
Due to other funds	795,624	3,994	9,424	584,406	49,097
Unearned revenue	-	2,265,756	-	-	-
Total liabilities	858,099	2,344,288	9,424	596,399	52,891
DEFERRED INFLOWS OF RESOURCES					
Unavailable revenue - property taxes	-	-	-	-	-
Deferred revenue - property taxes	-	-	-	-	-
Total deferred inflows of resources	-	-	-	-	-
FUND BALANCES (DEFICITS)					
Nonspendable:					
Prepaid items	91,166	-	-	-	9,800
Restricted for:					
Public safety activities	-	-	-	-	-
Capital projects	-	-	-	-	-
Housing and development programs	-	166,478	-	-	-
Judicial activities	-	-	-	-	-
Unassigned (deficit)	(273,871)	-	(9,424)	(72,782)	(15,963)
Total fund balances (deficits)	(182,705)	166,478	(9,424)	(72,782)	(6,163)
Total liabilities, deferred inflows of resources, and fund balances	$ 675,394	$ 2,510,766	$ -	$ 523,617	$ 46,728

Jail Fund	Drug Enforcement Fund	Law Library Fund	Drug Court Fund	Grant Fund	Fire District Fund	Total Nonmajor Governmental Funds
$ 671,296	$ 322,965	$ 4,258	$ 473,994	$ 115,233	$ 4,525,658	$ 6,898,488
-	-	-	-	-	196,048	429,529
276	-	1,166	5,703	-	-	133,353
-	-	-	18,652	-	-	2,529,418
-	-	-	-	-	9,021	109,987
$ 671,572	$ 322,965	$ 5,424	$ 498,349	$ 115,233	$ 4,730,727	$ 10,100,775
$ -	$ -	$ 2,411	$ 22,152	$ 67,211	$ 22,240	$ 196,667
-	-	-	6,485	-	14,990	91,622
30,497	-	33,590	58,907	20,158	34,218	1,619,915
-	-	-	-	-	-	2,265,756
30,497	-	36,001	87,544	87,369	71,448	4,173,960
-	-	-	-	-	196,220	196,220
-	-	-	-	-	1,705,835	1,705,835
-	-	-	-	-	1,902,055	1,902,055
-	-	-	-	-	9,021	109,987
641,075	322,965	-	-	-	2,748,203	3,712,243
-	-	-	-	27,864	-	27,864
-	-	-	-	-	-	166,478
-	-	-	410,805	-	-	410,805
-	-	(30,577)	-	-	-	(402,617)
641,075	322,965	(30,577)	410,805	27,864	2,757,224	4,024,760
$ 671,572	$ 322,965	$ 5,424	$ 498,349	$ 115,233	$ 4,730,727	$ 10,100,775

JACKSON COUNTY, GEORGIA

COMBINING STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES NONMAJOR GOVERNMENTAL FUNDS FOR THE YEAR ENDED DECEMBER 31, 2019

	Special Revenue Funds				
	Emergency Telephone System Fund	Protection / Inspection Planning / Zoning Fund	Keep Jackson Beautiful Fund	Senior Center Fund	Emergency Management Rescue Services Fund
Revenues:					
Taxes	$ -	$ -	$ -	$ -	$ -
Licenses and permits	-	865,471	-	-	-
Fines and forfeitures	-	-	-	-	-
Charges for services	1,537,743	13,877	-	-	-
Interest income	-	-	-	630	-
Intergovernmental	-	-	-	439,094	36,300
Contributions and donations	-	-	-	-	-
Other revenues	-	102,647	-	-	-
Total revenues	1,537,743	981,995	-	439,724	36,300
Expenditures:					
Current:					
Judicial	-	-	-	-	-
Public safety	1,831,962	-	-	-	200,992
Health and welfare	-	-	-	859,999	-
Housing and development	-	1,220,143	-	-	-
Capital outlay	-	-	-	-	-
Debt service:					
Principal	7,451	39,907	-	-	-
Interest	573	1,679	-	-	-
Total expenditures	1,839,986	1,261,729	-	859,999	200,992
Excess (deficiency) of revenues over (under) expenditures	(302,243)	(279,734)	-	(420,275)	(164,692)
Other financing sources:					
Proceeds from sale of capital asset	2,433	-	-	-	-
Proceeds from financed purchase	22,757	30,529	-	-	-
Transfers in	306,220	256,841	-	159,939	270,354
Total other financing sources	331,410	287,370	-	159,939	270,354
Net change in fund balances	29,167	7,636	-	(260,336)	105,662
Fund balances (deficit), beginning of year	(211,872)	158,842	(9,424)	187,554	(111,825)
Fund balances (deficit), end of year	$ (182,705)	$ 166,478	$ (9,424)	$ (72,782)	$ (6,163)

Jail Fund	Drug Enforcement Fund	Law Library Fund	Drug Court Fund	Grant Fund	Fire District Fund	Total Nonmajor Governmental Funds
$ -	$ -	$ -	$ -	$ -	$ 1,979,282	$ 1,979,282
-	-	-	-	-	-	865,471
-	25,071	15,322	49,567	-	-	89,960
145,201	-	-	-	-	-	1,696,821
-	-	-	-	201	10,584	11,415
-	-	-	168,617	71,265	161,744	877,020
-	-	-	-	-	1,000	1,000
-	-	-	-	-	23,376	126,023
145,201	25,071	15,322	218,184	71,466	2,175,986	5,646,992
-	-	28,210	245,815	-	-	274,025
37,533	42,002	-	-	-	1,537,992	3,650,481
-	-	-	-	-	-	859,999
-	-	-	-	94,893	-	1,315,036
-	-	-	-	-	293,209	293,209
-	-	-	-	-	-	47,358
-	-	-	-	-	-	2,252
37,533	42,002	28,210	245,815	94,893	1,831,201	6,442,360
107,668	(16,931)	(12,888)	(27,631)	(23,427)	344,785	(795,368)
-	-	-	-	-	-	2,433
-	-	-	-	-	-	53,286
-	-	-	-	-	-	993,354
-	-	-	-	-	-	1,049,073
107,668	(16,931)	(12,888)	(27,631)	(23,427)	344,785	253,705
533,407	339,896	(17,689)	438,436	51,291	2,412,439	3,771,055
$ 641,075	$ 322,965	$ (30,577)	$ 410,805	$ 27,864	$ 2,757,224	$ 4,024,760

JACKSON COUNTY, GEORGIA
EMERGENCY TELEPHONE SYSTEM FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Charges for services	$ 1,210,000	$ 1,537,743	$ 1,537,743	$ -
Total revenues	1,210,000	1,537,743	1,537,743	-
Expenditures:				
Current:				
Public safety	1,842,952	1,831,962	1,831,962	-
Debt service:				
Principal	8,452	7,451	7,451	-
Interest	554	573	573	-
Total expenditures	1,851,958	1,839,986	1,839,986	-
Deficiency of revenues under expenditures	(641,958)	(302,243)	(302,243)	-
Other financing sources:				
Proceeds from sale of capital asset		2,433	2,433	-
Proceeds from financed purchase		22,757	22,757	-
Transfers in	641,958	641,958	306,220	(335,738)
Total other financing sources	641,958	667,148	331,410	(335,738)
Net changes in fund balances	-	364,905	29,167	(335,738)
Fund balances (deficit) beginning of year	(211,872)	(211,872)	(211,872)	-
Fund balances (deficit), end of year	$ (211,872)	$ 153,033	$ (182,705)	$ (335,738)

JACKSON COUNTY, GEORGIA
PROTECTION/INSPECTION PLANNING AND ZONING FUND

SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Charges for services	$ 3,200	$ 8,200	$ 13,877	$ 5,677
Licenses and permits	940,891	927,559	865,471	(62,088)
Miscellaneous	38,600	38,600	102,647	64,047
Total revenues	982,691	974,359	981,995	7,636
Expenditures:				
Current:				
Housing and development	1,212,606	1,220,143	1,220,143	-
Debt service:				
Principal	39,907	39,907	39,907	-
Interest	1,679	1,679	1,679	-
Total expenditures	1,254,192	1,261,729	1,261,729	-
Excess (deficiency) of revenues over (under) expenditures	(271,501)	(287,370)	(279,734)	7,636
Other financing sources:				
Transfers in	271,501	256,841	256,841	-
Proceeds from direct financing	-	30,529	30,529	61,058
Total other financing sources	271,501	287,370	287,370	61,058
Net changes in fund balances	-	-	7,636	7,636
Fund balances, beginning of year	158,842	158,842	158,842	-
Fund balances, end of year	$ 158,842	$ 158,842	$ 166,478	$ 7,636

JACKSON COUNTY, GEORGIA
SENIOR CENTER FUND

SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Intergovernmental	$ 584,658	$ 511,876	$ 439,094	$ (72,782)
Interest income	630	630	630	-
Total revenues	585,288	512,506	439,724	(72,782)
Expenditures:				
Current:				
Health and welfare	859,999	859,999	859,999	-
Total expenditures	859,999	859,999	859,999	-
Deficiency of revenues under expenditures	(274,711)	(347,493)	(420,275)	(72,782)
Other financing sources:				
Transfers in	159,939	159,939	159,939	-
Total other financing sources	159,939	159,939	159,939	-
Net changes in fund balances	(114,772)	(187,554)	(260,336)	(72,782)
Fund balances, beginning of year	187,554	187,554	187,554	-
Fund balances (deficit), end of year	$ 72,782	$ -	$ (72,782)	$ (72,782)

JACKSON COUNTY, GEORGIA
EMERGENCY MANAGEMENT RESCUE SERVICES FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Intergovernmental	$ 44,844	$ 36,300	$ 36,300	$ -
Total revenues	44,844	36,300	36,300	-
Expenditures:				
Current:				
Public safety	226,871	200,992	200,992	-
Total expenditures	226,871	200,992	200,992	-
Deficiency of revenues over expenditures	(182,027)	(164,692)	(164,692)	-
Other financing sources:				
Transfers in	182,027	270,354	270,354	-
Total other financing sources	182,027	270,354	270,354	-
Net changes in fund balances	-	105,662	105,662	-
Fund balances (deficit) beginning of year	(111,825)	(111,825)	(111,825)	-
Fund balances (deficit), end of year	$ (111,825)	$ (6,163)	$ (6,163)	$ -

JACKSON COUNTY, GEORGIA
JAIL FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Charges for services	$ 145,201	$ 145,201	$ 145,201	$ -
Total revenues	145,201	145,201	145,201	-
Expenditures:				
Current:				
Public safety	37,533	37,533	37,533	-
Total expenditures	37,533	37,533	37,533	-
Net changes in fund balances	107,668	107,668	107,668	-
Fund balances, beginning of year	533,407	533,407	533,407	-
Fund balances, end of year	$ 641,075	$ 641,075	$ 641,075	$ -

JACKSON COUNTY, GEORGIA
DRUG ENFORCEMENT FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Fines and forfeitures	$ 25,071	$ 25,071	$ 25,071	$ -
Total revenues	25,071	25,071	25,071	-
Expenditures:				
Current:				
Public safety	42,002	42,002	42,002	-
Total expenditures	42,002	42,002	42,002	-
Net changes in fund balances	(16,931)	(16,931)	(16,931)	-
Fund balances, beginning of year	339,896	339,896	339,896	-
Fund balances, end of year	$ 322,965	$ 322,965	$ 322,965	$ -

JACKSON COUNTY, GEORGIA
LAW LIBRARY FUND

SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Fines and forfeitures	$ 15,500	$ 15,322	$ 15,322	$ -
Total revenues	15,500	15,322	15,322	-
Expenditures:				
Current:				
Judicial	15,500	28,210	28,210	-
Total expenditures	15,500	28,210	28,210	-
Net changes in fund balances	-	(12,888)	(12,888)	-
Fund balances (deficit) beginning of year	(17,689)	(17,689)	(17,689)	-
Fund balances (deficit), end of year	$ (17,689)	$ (30,577)	$ (30,577)	$ -

JACKSON COUNTY, GEORGIA
DRUG COURT FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Intergovernmental	$ 112,000	$ 168,617	$ 168,617	$ -
Fines and forfeitures	85,800	49,567	49,567	-
Total revenues	197,800	218,184	218,184	-
Expenditures:				
Current:				
Judicial	197,800	245,815	245,815	-
Total expenditures	197,800	245,815	245,815	-
Net changes in fund balances	-	(27,631)	(27,631)	-
Fund balances, beginning of year	438,436	438,436	438,436	-
Fund balances, end of year	$ 438,436	$ 410,805	$ 410,805	$ -

JACKSON COUNTY, GEORGIA
GRANT FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Intergovernmental	$ 71,265	$ 71,265	$ 71,265	$ -
Interest	201	201	201	-
Total revenues	71,466	71,466	71,466	-
Expenditures:				
Current:				
Housing and development	94,893	94,893	94,893	-
Total expenditures	94,893	94,893	94,893	-
Net changes in fund balances	(23,427)	(23,427)	(23,427)	-
Fund balances, beginning of year	51,291	51,291	51,291	-
Fund balances, end of year	$ 27,864	$ 27,864	$ 27,864	$ -

JACKSON COUNTY, GEORGIA
FIRE DISTRICT FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL - GAAP BASIS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues:				
Taxes	$ 1,979,282	$ 1,979,282	$ 1,979,282	$ -
Intergovernmental	-	-	161,744	161,744
Donations	-	-	1,000	1,000
Interest income	-	-	10,584	10,584
Miscellaneous	-	-	23,376	23,376
Total revenues	1,979,282	1,979,282	2,175,986	196,704
Expenditures:				
Current:				
Public safety	1,979,282	1,537,992	1,537,992	-
Capital outlay	-	293,209	293,209	-
Total expenditures	1,979,282	1,831,201	1,831,201	-
Excess of revenues over expenditures	-	148,081	344,785	196,704
Net changes in fund balances	-	148,081	344,785	196,704
Fund balances, beginning of year	2,412,439	2,412,439	2,412,439	-
Fund balances, end of year	$ 2,412,439	$ 2,560,520	$ 2,757,224	$ 196,704

JACKSON COUNTY, GEORGIA
SPLOST 5

SCHEDULE OF EXPENDITURES OF SPECIAL PURPOSE LOCAL OPTION SALES TAX PROCEEDS FOR THE YEAR ENDED DECEMBER 31, 2019

SPLOST #5 - Commenced July 1, 2011 Project	Original Estimated Cost	Current Estimated Cost	Expenditures Prior Years	Expenditures Current Year	Total
LEVEL 1 COUNTY PROJECTS					
County Debt Service	$ 23,747,657	$ 23,747,657	$ 27,831,620	$ 332,878	$ 28,164,498
LEVEL 2 COUNTY PROJECTS					
Satellite EMS Facilities	1,200,000	1,200,000	1,494,549	-	1,494,549
Roads, Streets, and Bridges	6,800,000	6,800,000	8,068,294	-	8,068,294
Parks and Recreation	2,000,000	2,000,000	2,635,713	-	2,635,713
Subtotal All County Projects	33,747,657	33,747,657	40,030,176	332,878	40,363,054
MUNICIPAL PROJECTS					
City of Arcade					
Acquisition of Public Safety Complex	875,410	875,410	1,042,994	-	1,042,994
Roads, Streets, and Bridges	250,163	250,163	247,513	-	247,513
Parks and Recreation	125,081	125,081	199,564	-	199,564
Subtotal	1,250,654	1,250,654	1,490,071	-	1,490,071
City of Braselton					
Parks and Recreation	563,345	563,345	671,460	-	671,460
Roads, Streets, and Bridges	563,345	563,345	671,460	-	671,460
Subtotal	1,126,690	1,126,690	1,342,920	-	1,342,920
City of Commerce					
Water and Sewer Projects	1,830,320	1,830,320	2,180,868	-	2,180,868
Parks and Recreation	1,118,530	1,118,530	1,332,746	-	1,332,746
Roads, Streets, and Bridges	1,118,530	1,118,530	1,332,745	-	1,332,745
Subtotal	4,067,380	4,067,380	4,846,359	-	4,846,359
City of Hoschton					
Improvements to Water and Sewer	699,464	699,464	833,330	-	833,330
Roads, Streets, and Bridges	186,414	186,414	222,089	-	222,089
Parks and Recreation	46,603	46,603	55,523	-	55,523
Subtotal	932,481	932,481	1,110,943	-	1,110,943
City of Jefferson					
Roads, Streets, Bridges, and Storm Water Management Facilities	1,179,588	1,179,588	1,405,498	-	1,405,498
Cultural, Historical, and Recreation Facilities Debt Reduction	1,626,853	1,626,853	1,938,422	-	1,938,422
Public Safety Facilities	81,351	81,351	96,933	-	96,933
Water and Sewer Facilities	1,179,588	1,179,588	1,405,499	-	1,405,499
Subtotal	4,067,380	4,067,380	4,846,352	-	4,846,352

JACKSON COUNTY, GEORGIA
SPLOST 5

SCHEDULE OF EXPENDITURES OF SPLOST PURPOSE
LOCAL OPTION SALES TAX PROCEEDS (Continued)
FOR THE YEAR ENDED DECEMBER 31, 2019

Project	Original Estimated Cost	Current Estimated Cost	Expenditures Prior Years	Expenditures Current Year	Total
City of Maysville					
Water and Sewer Improvements	301,782	301,782	359,673	-	359,673
Roads, Streets, and Bridges	64,667	64,667	77,074	-	77,074
Buildings	43,112	43,112	51,382	-	51,382
Recreational Facilities	21,556	21,556	25,691	-	25,691
Subtotal	431,117	431,117	513,820	-	513,820
City of Nicholson					
Roads, Streets, and Bridges	516,003	516,003	614,720	-	614,720
Land and Equipment for Parks	459,163	459,163	547,002	-	547,002
Renovation of Library	57,395	57,395	68,375	-	68,375
Historic Preservation - Crossroads Traveling School	57,395	57,395	68,377	-	68,377
Water and Sewer Improvements	57,395	57,395	68,378	-	68,378
Subtotal	1,147,351	1,147,351	1,366,852	-	1,366,852
City of Pendergrass					
Construction of Library	260,134	260,134	309,858	-	309,858
Parks and Recreation	55,878	55,878	66,560	-	66,560
Roads, Streets, and Bridges	55,878	55,878	66,560	-	66,560
Subtotal	371,890	371,890	442,978	-	442,978
City of Talmo					
Administrative Space and Library	132,527	132,527	158,009	-	158,009
Roads, Streets, and Bridges	94,182	94,182	112,292	-	112,292
Parks and Recreation	113,018	113,018	134,749	-	134,749
Public Safety Facilities	37,673	37,673	44,917	-	44,917
Subtotal	377,400	377,400	449,967	-	449,967
Total All City Projects **(1)**	13,772,343	13,772,343	16,410,261	-	16,410,261
Total All Projects	$ 47,520,000	$ 47,520,000	$ 56,440,437	$ 332,878	$ 56,773,315

1. The County remits the tax collected to the Municipalities who are responsible for reporting on the expenditures in accordance with OCGA 48-8-121.

JACKSON COUNTY, GEORGIA
SPLOST 6

SCHEDULE OF EXPENDITURES OF SPECIAL PURPOSE LOCAL OPTION SALES TAX PROCEEDS FOR THE YEAR ENDED DECEMBER 31, 2019

SPLOST #6 - Commenced July 1, 2017 Project	Original Estimated Cost	Current Estimated Cost	Expenditures Prior Years	Expenditures Current Year	Total
LEVEL 1 COUNTY PROJECTS					
County Debt Service	$ 21,000,000	$ 21,000,000	$ 2,908,363	$ 3,350,790	$ 6,259,153
LEVEL 2 COUNTY PROJECTS					
Water Projects	9,039,000	9,039,000	2,915,826	2,167,221	5,083,047
Public Safety Equipment	2,252,000	2,252,000	2,063,648	1,213,079	3,276,727
Roads, Streets, and Bridges	3,009,000	3,009,000	-	379,598	379,598
Historic Courthouse Renovations	800,000	800,000	-	598,718	598,718
Parks and Recreation	2,500,000	2,500,000	5,114	54,339	59,453
Animal Shelter	250,000	250,000	250,000	-	250,000
Subtotal All County Projects	38,850,000	38,850,000	5,234,588	4,412,955	15,906,696
MUNICIPAL PROJECTS					
City of Arcade					
Park Improvements and Land Acquisition	377,400	377,400	121,744	90,612	212,356
Roads, Streets, and Bridges	905,760	905,760	292,182	217,469	509,651
Land Acquisition - Community Center	226,440	226,440	73,045	54,367	127,412
Subtotal	1,509,600	1,509,600	486,971	362,448	849,419
City of Braselton					
Multipurpose Civic Building with Parking Deck	1,365,300	1,365,300	440,422	327,802	768,224
Subtotal	1,365,300	1,365,300	440,422	327,802	768,224
City of Commerce					
Water and Sewer Projects	1,500,000	1,500,000	483,874	360,143	844,017
Public Safety	530,000	530,000	170,968	127,250	298,218
Recreation, Tourism, and Culture	1,554,300	1,554,300	501,392	373,180	874,572
Roads, Streets, and Bridges	1,000,000	1,000,000	322,583	240,095	562,678
Subtotal	4,584,300	4,584,300	1,478,817	1,100,668	2,579,485
City of Hoschton					
Improvements to Water and Sewer	844,988	844,988	272,578	202,878	475,456
Roads, Sidewalks, Streets, and Bridges	225,330	225,330	72,687	54,101	126,788
Parks and Recreation	56,332	56,332	18,172	13,525	31,697
Subtotal	1,126,650	1,126,650	363,437	270,504	633,941
City of Jefferson					
Roads, Streets, Bridges, Sidewalks, and Storm Drains	1,359,750	1,359,750	438,632	326,470	765,102
Cultural and Recreation Facilities Debt Reduction	1,665,000	1,665,000	537,100	399,759	936,859
Public Safety Equipment and Debt Reduction	865,800	865,800	279,292	207,874	487,166
Water and Sewer Facilities Debt Reduction	1,359,750	1,359,750	438,632	326,470	765,102
Subtotal	5,250,300	5,250,300	1,693,656	1,260,573	2,954,229

JACKSON COUNTY, GEORGIA
SPLOST 6

SCHEDULE OF EXPENDITURES OF SPECIAL PURPOSE LOCAL OPTION SALES TAX PROCEEDS (Continued) FOR THE YEAR ENDED DECEMBER 31, 2019

Project	Original Estimated Cost	Current Estimated Cost	Expenditures Prior Years	Expenditures Current Year	Total
City of Maysville					
Water and Sewer Improvements	478,632	478,632	154,399	114,949	269,348
Roads, Streets, and Bridges	59,829	59,829	19,300	14,369	33,669
Buildings	29,914	29,914	9,650	7,184	16,834
Public Safety	29,915	29,915	9,650	7,184	16,834
Subtotal	598,290	598,290	192,999	143,686	336,685
City of Nicholson					
Roads, Streets, and Bridges	649,517	649,517	209,523	155,970	365,493
Parks and Recreation	207,292	207,292	66,869	49,770	116,639
Renovation of Library	138,195	138,195	44,579	33,156	77,735
Highway and Street Equipment	276,390	276,390	89,159	66,360	155,519
Water and Sewer Improvements	110,556	110,556	35,664	26,544	62,208
Subtotal	1,381,950	1,381,950	445,794	331,800	777,594
City of Pendergrass					
Construction of New Public Facility	250,305	250,305	80,745	60,097	140,842
Public Facilities Debt Reduction	100,122	100,122	21,816	24,039	45,855
Public Safety	75,092	75,092	24,223	18,029	42,252
Roads, Streets, and Bridges	75,091	75,091	24,223	18,029	42,252
Subtotal	500,610	500,610	151,007	120,194	271,201
City of Talmo					
Administrative Space and Library	133,200	133,200	42,968	31,980	74,948
Roads, Streets, and Bridges	83,250	83,250	26,855	19,988	46,843
Parks and Recreation	83,250	83,250	26,855	7,995	34,850
Public Safety	33,300	33,300	10,742	19,988	30,730
Subtotal	333,000	333,000	107,420	79,951	187,371
Total All City Projects **(1)**	16,650,000	16,650,000	5,360,523	3,997,626	9,358,149
Total All Projects	$ 55,500,000	$ 55,500,000	$ 13,503,474	$ 11,761,371	$ 25,264,845

1. The County remits the tax collected to the Municipalities who are responsible for reporting on the expenditures in accordance with OCGA 48-8-121.

INTERNAL SERVICE FUNDS

Internal service funds are used to account for functions that are charged to the various County departments based on their usage of the service, as described below.

Fuel Depot Fund - to account for the use of the County fuel supply.

Health Insurance Fund - to account for claims related to the County's self-insured group health insurance program for County employees.

JACKSON COUNTY, GEORGIA

COMBINING STATEMENT OF NET POSITION
INTERNAL SERVICE FUNDS
DECEMBER 31, 2019

ASSETS	Fuel Depot	Health Insurance	Totals
Current assets:			
Cash	$ -	$ 146,814	$ 146,814
Receivables	240	-	240
Due from other funds	7,870	41,221	49,091
Inventory	34,299	-	34,299
Total current assets	42,409	188,035	230,444
Total assets	42,409	188,035	230,444
LIABILITIES			
Current liabilities:			
Accounts payable	86	-	86
Claims payable	-	566,698	566,698
Total current liabilities	86	566,698	566,784
Total liabilities	86	566,698	566,784
NET POSITION			
Unrestricted (deficit)	42,323	(378,663)	(336,340)
Total net position (deficit)	$ 42,323	$ (378,663)	$ (336,340)

JACKSON COUNTY, GEORGIA

COMBINING STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN NET POSITION
INTERNAL SERVICE FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Fuel Depot	Health Insurance	Totals
OPERATING REVENUES			
Charges for services	$ 577,142	$ -	$ 577,142
Employee contributions	-	1,475,073	1,475,073
Total operating revenues	577,142	1,475,073	2,052,215
OPERATING EXPENSES			
Other services and charges	567,404	1,502,871	2,070,275
Total operating expenses	567,404	1,502,871	2,070,275
Operating income (loss)	9,738	(27,798)	(18,060)
NON-OPERATING REVENUES			
Transfer in	48,632	249,970	298,602
Change in net position	58,370	222,172	280,542
NET POSITION (DEFICIT), beginning of year	(16,047)	(600,835)	(616,882)
NET POSITION (DEFICIT), end of year	$ 42,323	$ (378,663)	$ (336,340)

JACKSON COUNTY, GEORGIA

COMBINING STATEMENT OF CASH FLOWS
INTERNAL SERVICE FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Fuel Depot	Health Insurance	Totals
CASH FLOWS FROM OPERATING ACTIVITIES			
Receipts from customers	$ 577,533	$ 1,475,073	$ 2,052,606
Payments to suppliers and service providers	(626,165)	(1,597,754)	(2,223,919)
Net cash used by operating activities	(48,632)	(122,681)	(171,313)
CASH FLOWS FROM NON-CAPITAL FINANCING ACTIVITIES			
Transfers from other funds	48,632	249,970	298,602
Net cash provided by non capital capital financing activities	48,632	249,970	298,602
Net increase in cash and cash equivalents	-	127,289	127,289
Cash and cash equivalents:			
Beginning of year	-	19,525	19,525
End of year	$ -	$ 146,814	$ 146,814
Reconciliation of operating income (loss) to net cash used by operating activities:			
Operating income (loss)	$ 9,738	$ (27,798)	$ (18,060)
Adjustments to reconcile operating income (loss) to net cash used by operating activities:			
Decrease in receivables	391	-	391
Increase in due from other funds	(6,946)	-	(6,946)
Increase in inventory	(4,621)	-	(4,621)
Decrease in claims payable	-	35,647	35,647
Decrease in accounts payable	(11,964)	(131,898)	(143,862)
Increase in due to other funds	(35,230)	-	(35,230)
Net cash used by operating activities	$ (48,632)	$ (122,681)	$ (171,313)

AGENCY FUNDS

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

Tax Commissioner - to account for the collection of all property taxes which are disbursed to other taxing units.

Sheriff - to account for collection of cash bonds, fines, forfeitures and other fees which are disbursed to other parties.

The following agency funds are used to account for fines, fees and other moneys collected by the courts and remitted to other parties in accordance with court orders and state law:

Clerk of Superior Court
Probate Court
Magistrate Court
Federal Equitable Sharing

JACKSON COUNTY, GEORGIA

COMBINING STATEMENT OF ASSETS AND LIABILITIES
AGENCY FUNDS
DECEMBER 31, 2019

ASSETS	Tax Commissioner	Sheriff	Clerk of Courts	Probate Court	Magistrate Court	Federal Equitable Sharing	Total
Cash	$ 3,880,195	$ 157,925	$ 952,044	$ 333,359	$ 2,908	$ 789	$ 5,327,220
Uncollected taxes	7,117,107	-	-	-	-	-	7,117,107
Total assets	$ 10,997,302	$ 157,925	$ 952,044	$ 333,359	$ 2,908	$ 789	$ 12,444,327
LIABILITIES							
Due to others	$ 10,997,302	$ 157,925	$ 952,044	$ 333,359	$ 2,908	$ 789	$ 12,444,327
Total liabilities	$ 10,997,302	$ 157,925	$ 952,044	$ 333,359	$ 2,908	$ 789	$ 12,444,327

JACKSON COUNTY, GEORGIA

STATEMENT OF CHANGES IN ASSETS AND LIABILITIES
AGENCY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Balance December 31, 2018	Increases	Decreases	Balance December 31, 2019
Tax Commissioner				
ASSETS				
Cash	$ 704,431	$ 118,036,751	$ (114,860,987)	$ 3,880,195
Uncollected taxes	6,550,824	95,474,280	(94,907,997)	7,117,107
Total assets	$ 7,255,255	$ 213,511,031	$ (209,768,984)	$ 10,997,302
LIABILITIES				
Due to others	$ 7,255,255	$ 213,511,031	$ (209,768,984)	$ 10,997,302
Total liabilities	$ 7,255,255	$ 213,511,031	$ (209,768,984)	$ 10,997,302
Sheriff				
ASSETS				
Cash	$ 134,596	$ 1,144,441	$ (1,121,112)	$ 157,925
Total assets	$ 134,596	$ 1,144,441	$ (1,121,112)	$ 157,925
LIABILITIES				
Due to others	$ 134,596	$ 1,144,441	$ (1,121,112)	$ 157,925
Total liabilities	$ 134,596	$ 1,144,441	$ (1,121,112)	$ 157,925
Clerk of Courts				
ASSETS				
Cash	$ 474,372	$ 6,250,205	$ (5,772,533)	$ 952,044
Total assets	$ 474,372	$ 6,250,205	$ (5,772,533)	$ 952,044
LIABILITIES				
Due to others	$ 474,372	$ 6,250,205	$ (5,772,533)	$ 952,044
Total liabilities	$ 474,372	$ 6,250,205	$ (5,772,533)	$ 952,044

JACKSON COUNTY, GEORGIA

STATEMENT OF CHANGES IN ASSETS AND LIABILITIES
AGENCY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Balance December 31, 2018	Increases	Decreases	Balance December 31, 2019
Probate Court				
ASSETS				
Cash	$ 331,220	$ 311,677	$ (309,538)	$ 333,359
Total assets	$ 331,220	$ 311,677	$ (309,538)	$ 333,359
LIABILITIES				
Due to others	$ 331,220	$ 311,677	$ (309,538)	$ 333,359
Total liabilities	$ 331,220	$ 311,677	$ (309,538)	$ 333,359
Magistrate Court				
ASSETS				
Cash	$ 27,931	$ 344,910	$ (369,933)	$ 2,908
Total assets	$ 27,931	$ 344,910	$ (369,933)	$ 2,908
LIABILITIES				
Due to others	$ 27,931	$ 344,910	$ (369,933)	$ 2,908
Total liabilities	$ 27,931	$ 344,910	$ (369,933)	$ 2,908
Federal Equitable Sharing				
ASSETS				
Cash	$ 789	$ -	$ -	$ 789
Total assets	$ 789	$ -	$ -	$ 789
LIABILITIES				
Due to others	$ 789	$ -	$ -	$ 789
Total liabilities	$ 789	$ -	$ -	$ 789

JACKSON COUNTY, GEORGIA

STATEMENT OF CHANGES IN ASSETS AND LIABILITIES
AGENCY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2019

	Balance December 31, 2018	Increases	Decreases	Balance December 31, 2019
Total Agency Funds				
ASSETS				
Cash	$ 1,673,339	$ 126,087,984	$ (122,434,103)	$ 5,327,220
Uncollected taxes	6,550,824	95,474,280	(94,907,997)	7,117,107
Total assets	$ 8,224,163	$ 221,562,264	$ (217,342,100)	$ 12,444,327
LIABILITIES				
Due to others	$ 8,224,163	$ 221,562,264	$ (217,342,100)	$ 12,444,327
Total liabilities	$ 8,224,163	$ 221,562,264	$ (217,342,100)	$ 12,444,327

STATISTICAL SECTION

This part of Jackson County's comprehensive annual financial report presents detailed information as a context for understanding what the information in the financial statements, note disclosures, and required supplementary information says about the government's overall financial health.

Page

Financial Trends ..... **104 - 111**

These schedules contain trend information to help the reader understand how the government's financial performance and well-being have changed over time.

Revenue Capacity ..... **112 - 120**

These schedules contain information to help the reader assess the government's most significant local revenue source, property tax.

Debt Capacity ..... **121 - 127**

These schedules present information to help the reader assess the affordability of the government's current levels of outstanding debt and the government's ability to issue additional debt in the future.

Demographic and Economic Information ..... **128 and 129**

These schedules offer demographic and economic indicators to help the reader understand the environment within which the government's financial activities take place.

Operating Information ..... **130 - 133**

These schedules contain service and infrastructure data to help the reader understand how the information in the government's financial report relates to the services the government provides and the activities it performs.

Sources: Unless otherwise noted, the information in these schedules is derived from the comprehensive annual financial report for the relevant year.

JACKSON COUNTY, GEORGIA

NET POSITION BY COMPONENT
LAST TEN FISCAL YEARS
(accrual basis of accounting)
(amounts expressed in thousands)

	2010 (1)	2011	2012 (2)	2013	2014	2015 (3)	2016	2017	2018 (4)	2019
GOVERNMENTAL ACTIVITIES										
Net investment in capital assets	$ 91,826	$ 87,873	$ 88,161	$ 82,681	$ 86,533	$ 98,287	$ 104,059	$ 103,299	$ 100,553	$ 101,251
Restricted:										
Capital outlay	7,021	7,109	9,839	5,794	8,730	6,133	6,133	11,458	12,546	14,270
Debt service	551	1,025	1,026	2,555	3,224	2,851	2,851	-	-	-
Judicial	-	59	58	56	303	345	393	409	438	411
Public safety	3,427	3,386	2,718	2,050	2,231	2,028	2,563	2,804	3,501	3,917
Health and Welfare	-	-	-	-	-	-	-	192	188	-
Housing and Development	-	-	-	-	-	-	-	244	159	166
Unrestricted:	9,240	9,286	6,299	11,815	3,300	(1,049)	(11,014)	(2,873)	(6,876)	(4,461)
Total governmental activities net position	$ 112,065	$ 108,738	$ 108,101	$ 104,951	$ 104,321	$ 108,595	$ 108,595	$ 115,533	$ 110,509	$ 115,555
BUSINESS-TYPE ACTIVITIES										
Net investment in capital assets	$ 2,436	$ 2,344	$ 2,344	$ 2,216	$ 2,200	$ 2,114	$ 2,067	$ 2,035	$ 2,008	$ 1,967
Unrestricted	(2,431)	(2,339)	(2,130)	(2,401)	(2,352)	(2,293)	(2,187)	(2,010)	(2,058)	(1,693)
Total business-type activities net position	5	5	214	(185)	(152)	(179)	(120)	25	(50)	273
PRIMARY GOVERNMENT										
Net investment in capital assets	94,262	90,217	90,505	84,897	88,733	100,401	106,126	105,334	102,561	103,218
Restricted	10,999	11,579	13,641	10,455	14,488	11,357	15,764	15,107	16,832	18,765
Unrestricted	6,809	6,947	4,169	9,414	948	(3,341)	(13,201)	(4,883)	(8,934)	(6,154)
Total primary government net position	$ 112,070	$ 108,743	$ 108,315	$ 104,766	$ 104,169	$ 108,417	$ 108,689	$ 115,558	$ 110,459	$ 115,829

Note: The County adopted GASB 34 in 2003.

(1) In 2010, the County implemented GASB 54.

(2) In 2012, the County implemented GASB 63 & 65.

(3) In 2015, the County implemented GASB 68.

(4) In 2018, the County implemented GASB 75.

JACKSON COUNTY, GEORGIA

CHANGES IN NET POSITION
LAST TEN FISCAL YEARS
(accrual basis of accounting)
(amounts expressed in thousands)

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
EXPENSES										
Governmental activities:										
General government	$ 4,952	$ 4,774	$ 5,429	$ 5,003	$ 7,695	$ 5,703	$ 6,101	$ 7,797	$ 8,372	$ 8,147
Judicial	3,516	3,679	3,590	3,733	3,543	4,049	4,328	4,644	4,810	5,098
Public safety	23,332	22,960	22,052	22,552	21,081	23,925	26,863	26,135	31,459	28,720
Public works	15,052	12,980	11,954	12,174	12,333	13,574	12,910	10,821	14,273	15,233
Health and welfare	1,172	1,088	1,136	1,156	1,172	1,265	1,310	1,465	1,505	1,193
Recreation and culture	1,634	2,038	1,565	1,563	1,559	2,039	2,202	1,161	2,161	2,654
Housing and development	1,329	1,039	1,489	3,853	1,764	2,027	2,275	2,335	2,330	3,228
Interest on long-term debt	4,554	5,034	4,947	4,704	4,797	4,044	3,041	2,790	2,487	3,802
Total governmental activities expenses	55,541	53,592	52,162	54,738	53,944	56,626	59,030	57,148	67,397	68,075
Business-type activities:										
Solid waste disposal facility	1,417	1,273	1,296	1,677	1,447	1,425	1,624	1,701	2,375	2,452
Mayfield treatment plant	11	7	4	-	-	-	-	-	-	-
Total business-type activities expenses	1,428	1,280	1,300	1,677	1,447	1,425	1,624	1,701	2,375	2,452
Total primary government expenses	56,969	54,872	53,462	56,415	55,391	58,051	60,654	58,849	69,772	70,527
PROGRAM REVENUES										
Governmental activities:										
Charges for services:										
General government	1,668	1,607	1,567	1,508	1,480	1,152	1,725	2,650	2,013	1,330
Judicial	1,786	1,505	1,705	1,851	1,805	2,004	1,907	1,401	1,364	1,410
Public safety	4,369	5,029	4,558	4,735	5,054	5,740	4,772	6,410	6,230	7,154
Public works	5	16	1	2	2	5	3	452	347	64
Health and welfare	16	25	31	57	118	137	150	20	-	-
Recreation and culture	381	443	342	369	404	454	480	96	139	531
Housing and development	178	210	333	809	378	456	842	1,199	1,288	982
Total charges for services	8,403	8,835	8,537	9,331	9,241	9,948	9,879	12,228	11,381	11,471
Operating grants and contributions	2,388	1,064	1,133	1,796	2,523	2,453	2,375	673	910	609
Capital grants and contributions	4,076	840	4,922	1,120	1,999	9,070	1,416	1,866	2,018	2,003
Total governmental activities program revenues	14,867	10,739	14,592	12,247	13,763	21,471	13,670	14,767	14,309	14,083
Business-type activities:										
Charges for services:										
Solid waste disposal facility	912	1,012	990	1,045	1,350	1,242	1,480	1,825	2,301	2,350
Mayfield treatment plant	11	7	4	-	-	-	-	-	-	-
Total charges for services	923	1,019	994	1,045	1,350	1,242	1,480	1,825	2,301	2,350
Operating grants and contributions	-	-	-	-	-	50	-	-	-	-
Capital grants and contributions	-	13	18	-	-	-	40	-	-	-
Total business-type activities program revenues	923	1,032	1,012	1,045	1,350	1,292	1,520	1,825	2,301	2,350
Total primary government program revenues	$ 15,790	$ 11,771	$ 15,604	$ 13,292	$ 15,113	$ 22,763	$ 15,190	$ 16,592	$ 16,610	$ 16,433
Net (expense)/revenue										
Governmental activities	$ (40,674)	$ (42,853)	$ (37,570)	$ (42,491)	$ (40,181)	$ (35,155)	$ (45,360)	$ (42,381)	$ (53,088)	$ (53,992)
Business-type activities	(505)	(248)	(288)	(632)	(97)	(133)	(104)	124	(74)	(102)
Total primary government net expense	(41,179)	(43,101)	(37,858)	(43,123)	(40,278)	(35,288)	(45,464)	(42,257)	(53,162)	(54,094)
GENERAL REVENUES AND OTHER CHANGES IN NET POSITION										
Governmental activities:										
Taxes										
Property Taxes	24,497	23,727	22,369	23,020	21,851	24,307	26,777	23,334	25,622	28,012
Sales Taxes	13,772	13,947	14,907	14,416	15,274	14,888	15,833	17,439	19,342	21,328
Insurance premium tax	1,255	1,523	1,627	1,691	1,782	1,909	2,031	2,174	2,337	2,503
Real estate and recording taxes	249	214	324	339	346	425	670	178	250	281
Other taxes	239	243	256	281	315	307	322	5,284	5,248	6,639
Total taxes	40,012	39,654	39,483	39,747	39,568	41,836	45,633	48,409	52,799	58,763
Unrestricted grants and contributions	-	-	-	-	-	-	-	-		
Investment earnings	151	33	22	29	9	9	22	103	482	700
Gain on sale of capital assets	185	87	145	30	111	-	82	-	-	-
Transfers	(384)	(247)	(497)	(208)	(139)	(109)	(163)	-	-	(425)
Total governmental activities	39,964	39,527	39,153	39,598	39,549	41,736	45,574	48,512	53,281	59,038
Business-type activities:										
Gain on sale of capital assets	-	-	-	(24)	(9)	-	-	25	-	-
Transfers	384	247	497	208	139	108	163	-	-	425
Total business-type activities	384	247	497	184	129	108	163	25	-	425
Total primary government	40,348	39,774	39,650	39,782	39,679	41,844	45,737	48,537	53,281	59,463
CHANGE IN NET POSITION										
Governmental activities	(710)	(3,326)	1,583	(2,893)	(631)	6,582	214	6,131	193	5,046
Business-type activities	(121)	(1)	209	(448)	33	(26)	59	149	(74)	323
Total primary government	$ (831)	$ (3,327)	$ 1,792	$ (3,341)	$ (598)	$ 6,556	$ 273	$ 6,280	$ 119	$ 5,369

Note: The County adopted GASB 34 in 2003.

Note: After 2006, intergovernmental expense has been allocated to other functions.

JACKSON COUNTY, GEORGIA

FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(modified accrual basis of accounting)
(amounts expressed in thousands)

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
General fund										
Reserved	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Unreserved, designated for:										
Road projects	-	-	-	-	-	-	-	-	-	-
Capital asset purchases	-	-	-	-	-	-	-	-	-	-
Debt service	-	-	-	-	-	-	-	-	-	-
Unreserved, undesignated	-	-	-	-	-	-	-	-	-	-
Total unreserved	-	-	-	-	-	-	-	-	-	-
Nonspendable	1,659	2,675	2,783	534	684	1,129	834	2,755	2,699	1,257
Restricted	1,183	966	758	759	350	1	1	-	-	-
Assigned	1,762	2,217	1,550	1,267	767	700	405	1,000	900	2,362
Unassigned	5,339	4,816	4,144	4,834	4,591	4,458	6,351	7,729	9,481	12,038
Total general fund	$ 9,943	$ 10,674	$ 9,235	$ 7,394	$ 6,392	$ 6,288	$ 7,591	$ 11,484	$ 13,080	$ 15,657
All other governmental funds										
Reserved	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Unreserved, designated for:										
Capital asset purchases	-	-	-	-	-	-	-	-	-	-
Debt retirement	-	-	-	-	-	-	-	-	-	-
Braselton/West Jackson Library	-	-	-	-	-	-	-	-	-	-
Unreserved, undesignated	-	-	-	-	-	-	-	-	-	-
Nonspendable	393	316	421	470	427	300	368	268	310	280
Restricted	32,970	27,408	24,204	25,027	21,173	18,033	15,505	15,080	16,606	18,559
Committed	507	330	736	709	561	568	512	9	-	-
Assigned	-	-	437	702	711	-	-	-	-	459
Unassigned	(56)	(76)	-	-	-	(504)	(1,616)	(2,736)	(1,493)	(403)
Total all other governmental funds	$ 33,814	$ 27,978	$ 25,798	$ 26,908	$ 22,872	$ 18,397	$ 14,768	$ 12,620	$ 15,423	$ 18,896

Note: In 2010, the County implemented GASB 54.

In 2012, the County implemented GASB 63 & 65.

In 2015, the County implemented GASB 68.

JACKSON COUNTY, GEORGIA

CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(modified accrual basis of accounting)
(amounts expressed in thousands)

	2010	2011	2012	2013	2014
REVENUES					
Taxes (see table 5)	$ 40,019	$ 39,638	$ 39,892	$ 39,159	$ 39,613
Licenses and permits	174	217	351	257	326
Fines and forfeitures	1,249	985	996	1,204	1,255
Charges for services	6,780	7,504	6,983	7,692	7,203
Investment earnings	164	36	22	29	9
Intergovernmental	4,175	1,661	2,064	2,718	2,581
Contributions and donations	-	-	-	-	-
Miscellaneous	258	203	149	364	773
Total revenues	52,819	50,244	50,457	51,424	51,760
EXPENDITURES					
General government	4,648	4,620	5,041	4,584	4,612
Judicial	2,880	3,037	2,931	3,078	2,897
Public safety	19,612	19,820	19,210	19,673	18,315
Public works	2,628	2,363	2,927	2,890	3,450
Health and welfare	1,110	999	1,007	1,035	1,048
Recreation and culture	1,328	1,344	1,274	1,314	1,285
Housing and development	1,295	1,005	1,411	3,781	1,702
Intergovernmental	8,126	6,256	5,077	4,960	4,416
Capital Outlay	11,194	9,561	6,048	2,811	2,562
Principal on long-term debt	4,791	3,612	4,679	4,331	10,271
Interest on long-term debt	4,790	4,957	4,453	4,117	4,052
Payments to escrow agents	15,595	30,764	9,937	13,869	10,739
Issuance costs on long-term debt	89	251	163	209	212
Total expenditures	78,086	88,589	64,158	66,652	65,561
Excess (deficiency) of revenues over (under) expenditures	(25,267)	(38,345)	(13,701)	(15,228)	(3,062)
OTHER FINANCING SOURCES (USES)					
Proceeds from borrowing	1,306	823	10,372	14,671	1,119
Debt premiums and discounts	-	1,214	56	-	386
Refunding bond proceeds	15,880	29,545	-	-	10,155
Sale of capital assets	188	1,904	150	30	137
Transfers in	29,523	9,577	11,695	10,484	10,270
Transfers out	(29,907)	(9,824)	(12,192)	(10,692)	(13,301)
Total other financing sources (uses)	16,990	33,239	10,080	14,493	(1,973)
Net change in fund balances	$ (8,277)	$ (5,106)	$ (3,621)	$ (735)	$ (5,035)
Debt service as a percentage of noncapital expenditures	14.32%	10.84%	15.72%	13.23%	27.41%

Amounts for 2010 for proceeds from borrowing were reclassified to show amounts of refunding debt issued.
Likewise, principal paid on long-term debt was reclassified to show payments to escrow agent for amounts refunded in those years.

2015	2016	2017	2018	2019
$ 41,664	$ 46,449	$ 48,871	$ 52,595	$ 58,783
387	625	1,011	1,065	944
1,373	1,242	1,744	1,386	1,190
8,171	7,592	6,712	6,639	6,795
9	28	124	482	700
2,539	2,598	8,075	2,687	2,610
-	-	-	-	2
18	410	2,763	2,293	2,543
54,161	58,944	69,300	67,147	73,567
5,126	5,471	6,558	7,201	7,663
3,374	3,629	3,951	4,146	4,419
21,102	22,096	24,810	27,112	26,165
4,538	4,610	3,522	4,116	5,825
1,143	1,154	1,323	1,365	1,075
1,728	1,844	1,866	1,877	4,045
1,998	2,251	2,286	2,267	20,813
4,293	3,531	4,164	5,644	6,197
2,291	3,791	475	37	293
10,146	11,701	17,057	7,815	7,287
3,386	2,755	3,352	2,596	3,016
8,422	24,476	-	-	-
176	-	-	-	818
67,723	87,309	69,364	64,176	87,617
(13,562)	(28,365)	(64)	2,971	(14,050)
506	1,218	2,117	1,338	20,702
584	3,916	-	-	-
7,665	20,835	-	-	-
88	14	1,058	90	122
4,038	4,008	2,132	5,511	4,865
(4,148)	(4,171)	(2,132)	(5,511)	(5,589)
8,733	25,820	3,175	1,428	20,100
$ (4,829)	$ (2,535)	$ 3,111	$ 4,399	$ 6,050
20.68%	17.31%	29.63%	16.86%	17.13%

JACKSON COUNTY, GEORGIA
GENERAL FUND HISTORY
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES
LAST FIVE FISCAL YEARS
(modified accrual basis of accounting)

	2015	2016	2017	2018	2019
REVENUES					
Taxes	$ 30,137,136	$ 33,704,491	$ 36,394,739	$ 38,756,664	$ 43,478,514
Licenses and permits	76,476	72,567	66,819	72,158	78,235
Fines and forfeitures	1,073,166	962,374	1,226,515	1,187,908	1,099,806
Charges for services	3,388,979	3,910,725	2,346,804	2,142,093	1,770,196
Interest income	3,864	4,389	50,492	346,384	500,743
Intergovernmental	1,485,066	1,472,025	7,297,052	1,647,118	1,718,895
Other	32,846	239,292	2,722,408	2,230,906	2,365,388
TOTAL REVENUES	36,197,534	40,365,863	50,104,829	46,383,231	51,011,777
EXPENDITURES					
Current					
General government	4,925,398	5,256,472	6,558,384	7,201,515	7,663,151
Judicial	3,342,888	3,608,260	3,745,394	3,916,236	4,093,459
Public safety	13,492,346	14,240,517	15,379,011	16,492,527	16,646,088
Public works	2,657,560	2,705,096	3,286,472	3,869,299	4,282,187
Health and welfare	622,562	611,549	672,818	660,274	215,499
Recreation and culture	112,447	125,015	1,765,718	1,871,736	4,045,006
Housing and development	1,169,201	1,048,575	934,094	792,600	19,497,909
Intergovernmental	1,376,876	592,797	-	-	-
Capital Outlay	444,020	209,626	-	-	-
Debt Service					
Principal	4,458,685	6,263,718	9,665,219	3,012,309	4,017,181
Interest	2,384,526	2,395,114	2,614,322	2,283,626	1,847,348
Issuance costs	175,607	-	-	-	818,159
Payments to escrow agents	8,422,165	-	-	-	-
TOTAL EXPENDITURES	43,584,282	37,056,739	44,621,432	40,100,122	63,125,987
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(7,386,748)	3,309,124	5,483,397	6,283,109	(12,114,210)
OTHER FINANCING SOURCES (USES)					
Proceeds from sale of capital assets	85,538	5,362	1,040,892	70,676	119,355
Proceeds from bond issuance	-	-	-	-	19,806,223
Transfers in	1,245,262	905,263	-	-	-
Transfers out	(2,925,483)	(3,241,524)	(2,131,736)	(5,510,588)	(5,588,694)
Other	8,628,131	115,304	623,401	752,860	354,301
TOTAL OTHER FINANCING SOURCES (USES)	7,033,448	(2,215,595)	(467,443)	(4,687,052)	14,691,185
EXCESS OF REVENUES AND OTHER FINANCING OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	(353,300)	1,093,529	5,015,954	1,596,057	2,576,975
FUND BALANCES, JANUARY 1	6,641,298	6,287,998	6,468,320	11,484,274	13,080,331
FUND BALANCES, DECEMBER 31	$ 6,287,998	$ 7,381,527	$ 11,484,274	$ 13,080,331	$ 15,657,306

JACKSON COUNTY, GEORGIA

GENERAL FUND BUDGET
FISCAL YEAR ENDING DECEMBER 31, 2019

REVENUES	
Taxes	$ 41,752,627
Licenses and permits	69,200
Fines and forfeitures	1,117,000
Charges for services	1,801,000
Interest & other Income	1,647,000
Intergovernmental	2,047,975
TOTAL REVENUES	48,434,802
EXPENDITURES	
Current	
General government	7,663,151
Judicial	4,093,459
Public Safety	16,646,088
Public Works	4,282,187
Health and Welfare	215,499
Recreation and Culture	4,045,006
Housing and Development	19,497,909
Debt Service:	
Principal	4,017,181
Interest & issuance cost	2,665,507
TOTAL EXPENDITURES	63,125,987
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	(14,691,185)
OTHER FINANCING SOURCES (USES)	
Proceeds from the sale of capital assets	119,355
Proceeds from financed purchase	354,301
Proceeds from bond issuance/discount	19,806,223
Transfers out	(5,588,694)
TOTAL OTHER FINANCING SOURCES (USES)	14,691,185
NET CHANGE IN FUND BALANCES	-
FUND BALANCES, December 31, 2018	13,080,331
FUND BALANCES, December 31, 2019	$ 13,080,331

JACKSON COUNTY, GEORGIA

GENERAL GOVERNMENTAL TAX REVENUES BY SOURCE
LAST TEN FISCAL YEARS
(modified accrual basis of accounting)
(amounts expressed in thousands)

Fiscal Year	Property Taxes	Sales Taxes	Insurance Premium Tax	Real Estate & Recording Taxes	Other Taxes	Total
2010	$ 24,504	$ 13,772	$ 1,255	$ 249	$ 239	$ 40,019
2011	23,711	13,947	1,523	214	243	39,638
2012	22,778	14,907	1,627	324	256	39,892
2013	22,432	14,416	1,691	339	281	39,159
2014	21,896	15,274	1,782	346	315	39,613
2015	24,134	14,888	1,909	426	307	41,664
2016	27,593	15,833	2,031	670	322	46,449
2017	27,100	17,439	2,174	178	1,980	48,871
2018	25,622	19,342	2,337	-	5,294	52,595
2019	28,012	21,328	2,503	281	6,639	58,763

JACKSON COUNTY, GEORGIA

ASSESSED VALUE AND ESTIMATED ACTUAL VALUE OF TAXABLE PROPERTY
LAST TEN FISCAL YEARS

Tax Year	Real Property				Personal Property			
	Residential Property	Agricultural Property (1)	Commercial & Industrial	Public Utilities	Inventory & Equipment (4)	Motor Vehicles	Mobile Homes	Other (2)
2010	$ 1,253,548	$ 385,344	$ 377,257	$ 77,120	$ 434,650	$ 144,595	$ 11,490	$ 3,879
2011	1,161,335	368,693	378,125	72,904	473,534	143,328	10,906	6,639
2012	999,389	361,858	422,144	77,897	481,173	153,807	9,935	7,570
2013	925,191	325,565	410,004	80,905	551,478	159,903	9,501	4,575
2014	945,293	324,604	390,232	80,504	564,380	136,924	8,609	7,802
2015	1,070,580	338,163	419,555	80,463	623,382	103,337	8,088	6,609
2016	1,163,444	341,174	438,890	80,473	722,441	80,610	7,520	9,749
2017	1,258,658	348,524	457,261	80,481	824,688	62,641	6,980	375
2018	1,423,074	389,082	504,313	91,300	840,061	50,645	6,697	383
2019	1,559,491	410,178	572,380	103,284	842,510	43,644	6,818	405

Source: Georgia Department of Revenue

(1) Includes conservation use and preferential property.

(2) Includes aircraft, boats, miscellaneous personal property, timber and heavy equipment.

(3) Property that is exempt from taxation has not been included. That is typically property owned by governments and not-for-profit organizations like churches.

(4) Includes furniture and fixtures.

(5) This is a weighted average of individual direct rates applied to the taxable assessed value of the different portions of the county (incorporated and unincorporated).

Less Exemptions:		Total Taxable	Total Direct	Estimated	Assessed Value as a
Real Property	Personal Property	Assessed Value	Tax Rate (5)	Actual Value (3)	Percentage of Actual Value
$ 221,741	$ 162,702	$ 2,303,440	8.992	$ 5,758,600	40.00%
222,384	194,628	2,198,452	9.011	5,496,130	40.00%
228,801	193,139	2,091,833	9.144	5,229,583	40.00%
208,287	289,753	1,969,082	9.410	4,922,705	40.00%
207,873	293,467	1,957,008	10.424	4,892,520	40.00%
210,316	312,639	2,127,222	10.378	5,318,055	40.00%
213,731	384,926	2,245,644	10.279	5,614,110	40.00%
219,767	421,676	2,398,164	10.279	5,995,411	40.00%
244,518	415,586	2,645,451	10.279	6,613,628	40.00%
255,214	446,046	2,837,450	10.279	7,093,623	40.00%

JACKSON COUNTY, GEORGIA

ASSESSED VALUATION BY PROPERTY TYPE
LAST TEN FISCAL YEARS

PROPERTY TYPE	2019	2018	2017	2016	2015
Residential	$ 1,559,491,193	$ 1,423,074,189	$ 1,258,658,252	$ 1,167,183,654	$ 1,073,962,835
Historic	-	252	254	229	188,947
Agricultural	192,317,311	178,614,712	158,532,491	155,242,554	155,191,388
Preferential	84,520	84,520	78,951	78,951	78,951
Conservation Use	217,775,711	210,382,509	190,149,573	185,908,274	182,948,680
Commercial	572,379,756	504,312,771	457,260,658	411,968,657	374,469,888
Industrial	842,509,648	840,061,412	824,643,167	754,787,116	670,547,780
Utility	103,284,192	91,299,771	80,480,817	80,473,460	80,462,655
Motor Vehicle	43,644,450	50,644,520	62,640,800	80,610,330	103,336,680
Mobile Home	6,817,835	6,696,534	6,980,065	7,519,657	8,088,040
Timber 100%	405,221	383,121	137,762	528,366	900,217
Heavy Equipment	-	-	45,118	-	-
Gross Digest	3,538,709,837	3,305,554,311	3,039,607,908	2,844,301,248	2,650,176,061
Bond Exemptions	-	-	-	-	-
Net Bond Digest	$ 3,538,709,837	$ 3,305,554,311	$ 3,039,607,908	$ 2,844,301,248	$ 2,650,176,061
M & O Exemptions	$ 701,260,762	$ 660,104,077	$ 641,443,173	$ 598,657,463	$ 522,955,395
Net M & O Digest	$ 2,837,449,075	$ 2,645,450,234	$ 2,398,164,735	$ 2,245,643,785	$ 2,127,220,666
Total real & personal, excluding public utility	$ 3,384,558,139	$ 3,156,530,365	$ 2,889,323,346	$ 2,675,169,435	$ 2,457,388,469

	2014	2013	2012	2011	2010
	$ 948,911,766	$ 929,011,325	$ 1,004,764,913	$ 1,163,105,935	$ 1,255,246,003
	188,947	197,339	202,559	179,536	203,660
	143,291,076	143,039,322	159,951,419	173,004,844	189,832,089
	78,951	81,363	101,024	149,055	249,420
	181,278,582	182,525,640	201,830,603	195,556,260	195,280,567
	363,715,137	384,864,344	355,337,841	313,204,179	296,176,940
	594,162,279	576,771,287	549,572,167	541,944,896	516,892,573
	80,504,125	80,904,645	77,896,549	72,903,850	77,119,665
	136,923,980	159,903,150	153,806,580	143,328,330	144,595,210
	8,608,856	9,501,319	9,935,445	10,905,523	11,489,841
	684,009	348,341	342,899	954,686	569,612
	-	71,678	30,160	226,969	226,969
	2,458,347,708	2,467,219,753	2,513,772,159	2,615,464,063	2,687,882,549
	-	-	-	-	-
	$ 2,458,347,708	$ 2,467,219,753	$ 2,513,772,159	$ 2,615,464,063	$ 2,687,882,549
	$ 501,340,054	$ 498,040,106	$ 421,939,715	$ 417,012,536	$ 384,442,628
	$ 1,957,007,654	$ 1,969,179,647	$ 2,091,832,444	$ 2,198,451,527	$ 2,303,439,921
	$ 2,231,626,738	$ 2,216,490,620	$ 2,271,760,526	$ 2,387,144,705	$ 2,453,881,252

JACKSON COUNTY, GEORGIA

DIRECT AND OVERLAPPING PROPERTY TAX RATES - MILLS
LAST TEN FISCAL YEARS

Tax Year	***2010***	***2011***	***2012***	***2013***	***2014***	***2015***	***2016***	***2017***	***2018***
Fiscal Year	***2011***	***2012***	***2013***	***2014***	***2015***	***2016***	***2017***	***2018***	***2019***
County - Incorporated	9.550	9.580	9.870	11.280	11.212	11.110	10.933	10.933	10,933
County - Unincorporated **(1)**	8.610	8.610	8.610	9.760	9.700	9.600	9.416	9.416	9,416
School Operations	18.900	18.900	18.900	19.276	19.131	19.131	19.131	19.131	18,858
School Debt Service	3.100	3.100	3.100	2.700	2.700	2.700	2.700	2.700	2,700
State of Georgia	0.250	0.250	0.200	0.100	0.050	0.000	0.000	0.000	0
Total Incorporated	9.800	9.830	10.070	11.380	11.262	11.110	10.933	10.933	10,933
Total Unincorporated	30.860	30.860	30.810	31.836	31.581	31.431	31.247	31.247	30,974
Fire Districts:									
Arcade	1.640	1.640	1.640	1.640	1.640	1.640	1.640	1.640	1,640
Central Jackson	0.000	0.000	1.575	1.609	1.616	2.139	2.031	2.031	2,195
East Jackson	1.600	1.600	1.600	1.600	1.600	1.600	1.600	1.600	1,600
Harrisburg	1.470	1.470	1.470	1.470	1.470	1.470	1.470	1.470	2,000
Jackson Trail	1.080	1.080	1.160	1.550	1.750	1.950	1.950	1.950	1,950
Maysville	1.110	1.570	1.570	1.800	1.800	1.800	1.800	1.800	1,800
Nicholson	0.960	0.960	0.960	0.960	1.500	1.500	1.500	1.500	1,500
North Jackson	0.730	0.730	0.730	0.730	0.730	0.730	0.730	0.730	0.700
Plainview	1.510	1.510	1.510	1.510	1.510	1.510	1.510	1.510	1.250
South Jackson	1.520	1.650	1.750	1.950	1.950	1.950	1.950	1.950	1.950
West Jackson	1.692	1.770	1.880	2.630	3.600	3.600	3.630	3.630	3.630
Municipalities(including school):									
Commerce	2.290	2.360	4.020	4.050	4.020	4.020	4.020	4.020	3.817
Commerce Schools	17.750	17.750	19.000	20.000	19.845	19.139	19.139	19.139	18.694
Jefferson	6.398	6.398	6.398	6.326	6.185	6.185	6.185	6.185	5.900
Jefferson Schools	16.628	16.628	18.057	15.712	15.609	15.609	15.609	15.609	15.157
Maysville	2.730	1.764	1.764	1.800	1.293	0.980	0.980	0.360	0.360
Pendergrass	3.000	3.000	3.000	3.000	3.000	3.000	3.000	3.000	3.000
Maximum rates:									
Total Incorporated	27.550	27.580	29.070	31.380	31.107	30.249	30.072	30.072	29.627
Total Unincorporated	32.552	32.630	32.690	34.466	35.181	35.031	34.877	34.877	34.604

Source: Georgia Department of Revenue

Overlapping rates are those of local and county governments that apply to property owners within the County. Not all overlapping rates apply to all County property owners (e.g., the rates for special districts apply only to the proportion of the government's property owners whose property is located within the geographic boundaries of the special district. The districts that are within the city limits of municipalities that do not levy a city tax are considered with the unincorporated areas in computing the maximum rates.

(1) For purposes of this schedule, the County unincorporated rate is considered the total direct rate.

JACKSON COUNTY, GEORGIA

PRINCIPAL PROPERTY TAXPAYERS
CURRENT YEAR AND NINE YEARS AGO

	2019				2010		
Taxpayer	Taxable Assessed Value (1)	County Tax Levied	Rank (2)	Percentage of Total Taxable Assessed Value	Taxable Assessed Value (1)	Rank (2)	Percentage of Total Taxable Assessed Value
Toyota Industries North America	$ 53,504	$ 1,511,797	1	1.89%	$ -	-	0.00%
Jackson EMC	42,041	1,420,951	2	1.48%	30,648	3	1.33%
TD Automotive Compressor GA LLC	54,551	1,107,233	3	1.92%	36,348	2	1.58%
Kubota Industrial Equipment Corp	30,541	1,086,190	4	1.08%	16,710	5	0.73%
Southern Power Company	30,392	973,183	5	1.07%	53,435	1	2.32%
Georgia Power Company	22,389	758,084	6	0.79%	10,488	8	0.46%
Homegoods, Inc.	27,897	736,771	7	0.98%	-	-	0.00%
Uline Inc	20,205	723,297	8	0.71%	-	-	0.00%
The William Carter Company	57,175	713,124	9	2.02%	-	-	0.00%
Huber Engineered Woods, LLC	24,290	682,319	10	0.86%	14,641	6	0.64%
Duke Realty Limited Partnership	-	-		0.00%	21,374	4	0.93%
Stone Mountain Industrial Park, Inc.	-	-		0.00%	11,920	7	0.52%
Windstream	-	-		0.00%	8,886	9	0.39%
1090 Broadway Avenue Investors	-	-		0.00%	8,240	10	0.36%
	-	-					
Totals	$ 362,985	$ 9,712,949		12.79%	$ 212,690		9.23%

Source: Jackson County Tax Commissioner

1. Amounts expressed in thousands.

JACKSON COUNTY, GEORGIA

PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

Tax Year	Tax Due Date	Taxes Levied for the Tax Year (Original Levy)	Adjustments	Interest, Costs, & Penalties	Total Adjusted Levy	Collected within Fiscal year of the Levy Amount	Collected within Fiscal year of the Levy Percentage of Original Levy	Collections in Subsequent Years	Total Collections to Date Amount	Total Collections to Date Percentage of Adjusted Levy	Uncollected Balance
2010	12/20/2010	$ 21,012	(78)	802	$ 21,736	$ 17,541	83.48%	$ 4,170	$ 21,711	99.88%	$ 25
2011	12/20/2011	20,309	94	598	21,001	17,558	86.45%	3,422	20,980	99.90%	21
2012	12/20/2012	19,425	159	534	20,118	17,057	87.81%	3,033	20,090	99.86%	28
2013	12/20/2013	18,622	518	341	19,481	16,751	89.95%	2,699	19,450	99.84%	31
2014	12/20/2014	20,312	123	114	20,549	17,508	86.20%	3,008	20,516	99.84%	33
2015	1/20/2016 [1]	22,335	(234)	101	22,202	12,881	57.67%	9,286	22,167	99.84%	35
2016	12/20/2016	23,283	743	43	24,069	20,667	88.76%	3,341	24,008	99.75%	61
2017	12/20/2017	23,563	47	91	23,701	21,783	91.91%	1,665	23,448	98.93%	253
2018	12/20/2018	26,267	37	62	26,366	23,376	88.66%	2,990	26,366	100.00%	-
2019	12/20/2019	27,760	168	62	27,990	25,983	93.60%	-	25,983	103.98%	2,007

Note:

Taxes levied during the calendar year 2019 are recorded as revenues in the financial statements in 2020 since they are levied to finance that year's expenditures.

Taxes levied include real and personal property, motor vehicle, mobile home, timber, and heavy equipment taxes.

Schedule includes amounts for County maintenance and operations.

[1] 2015 digest taxes were re-issued in November 2015 with a new due date of January 20, 2016.

JACKSON COUNTY, GEORGIA

LOCAL OPTION SALES TAX REVENUES
LAST TEN FISCAL YEARS

Month	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
January	$ 707,519	$ 678,047	$ 346,357	$ 434,336	$ 408,474	$ 446,431	$ 397,169	$ 448,604	$ 537,873	$ 587,807
February	466,281	431,771	438,193	425,574	407,329	424,505	426,793	454,827	472,799	600,885
March	426,565	400,212	473,355	468,626	455,326	453,503	477,913	509,338	611,021	593,864
April	461,020	423,954	424,437	428,961	478,312	461,463	450,581	503,456	592,117	660,056
May	442,728	459,468	534,679	436,050	471,925	469,321	448,370	575,433	562,354	660,976
June	447,686	491,845	498,043	454,998	493,832	471,593	510,794	561,862	604,264	646,877
July	465,776	485,016	503,723	437,346	485,143	489,688	538,641	573,955	637,416	712,986
August	432,155	476,149	489,379	452,262	519,149	464,076	529,472	558,970	625,941	663,615
September	409,324	403,112	471,855	439,876	482,968	462,276	505,771	588,948	588,201	713,941
October	412,249	450,581	486,839	438,014	459,400	452,437	534,727	533,122	718,403	701,750
November	486,774	574,023	474,832	447,623	497,683	458,409	500,341	574,250	624,967	663,955
December	129,965	81,244	582,418	549,340	569,327	529,394	617,804	656,981	673,061	796,042
	$ 5,288,042	$ 5,355,422	$ 5,724,110	$ 5,413,007	$ 5,728,868	$ 5,583,096	$ 5,938,376	$ 6,539,746	$ 7,248,417	$ 8,002,754

In December 2009, the method of estimating the amount of sales tax revenue related to the current year was changed.

Prior to that date, the flow of sales taxes was estimated based on the premise that the business collected the tax in the current month, then remitted the funds to the State Department of Revenue in the next month. The State in turn remitted the funds to the County the month following that. Therefore it was estimated that funds received two months later were for the current period.

The Department of Revenue informed the County that with the shift to electronic reporting and paying of sales taxes by the businesses, they were able to distribute funds to the County more quickly than before. The estimate for 2011 was that only 1/3 of the amount received in the second month were for the current period. For 2012, this has been changed, so only 1 month is accrued.

The County adjusts the accrual only at the end of the fiscal year. In the table above, the revenue for January 2010 includes the 2/3 that previously would have been recorded in December 2009 or $295,207.

JACKSON COUNTY, GEORGIA

SPECIAL PURPOSE LOCAL OPTION SALES TAX REVENUES
LAST TEN FISCAL YEARS

Month	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
January	$ 1,135,094	$ 1,087,757	$ 555,496	$ 722,153	$ 681,731	$ 744,440	$ 661,709	$ 747,627	$ 896,396	$ 979,583
February	748,084	692,516	700,482	708,812	678,896	707,382	711,256	757,978	786,406	1,001,410
March	680,436	642,084	761,912	772,558	757,453	755,779	796,494	848,881	1,018,349	989,682
April	739,640	680,073	680,952	713,968	797,146	769,081	750,923	839,070	986,475	1,099,978
May	714,202	737,153	857,803	726,286	785,797	782,158	747,233	959,016	951,497	1,101,586
June	718,247	789,095	799,041	756,558	822,508	786,066	851,267	936,411	1,007,506	1,078,096
July	747,708	778,141	808,088	728,455	808,482	816,047	897,691	956,477	1,062,215	1,188,142
August	693,331	763,881	785,144	750,095	865,075	773,051	882,411	931,594	1,044,077	1,103,941
September	655,356	646,735	754,075	732,263	804,839	770,429	841,890	981,677	980,239	1,187,758
October	662,283	722,869	783,463	729,883	765,688	754,096	890,542	888,433	1,196,806	1,163,692
November	782,990	920,933	761,734	745,491	829,287	763,970	833,837	957,006	1,041,556	1,107,776
December	206,448	130,302	934,261	916,218	948,644	882,480	1,029,820	1,094,940	1,121,694	1,323,642
	$ 8,483,819	$ 8,591,539	$ 9,182,451	$ 9,002,741	$ 9,545,547	$ 9,304,979	$ 9,895,073	$ 10,899,111	$ 12,093,216	$13,325,286

In December 2009, the method of estimating the amount of sales tax revenue related to the current year was changed.

Prior to that date, the flow of sales taxes was estimated based on the premise that the business collected the tax in the current month, then remitted the funds to the State Department of Revenue in the next month. The State in turn remitted the funds to the County the month following that. Therefore it was estimated that funds received two months later were for the current period.

The Department of Revenue informed the County that with the shift to electronic reporting and paying of sales taxes by the businesses, they were able to distribute funds to the County more quickly than before. The estimate for 2011 was that only 1/3 of the amount received in the second month were for the current period. For 2012, this has been changed, so only 1 month is accrued.

The County adjusts the accrual only at the end of the fiscal year. In the table above, the revenue for January 2010 includes the 2/3 that previously would have been recorded in December 2009 or $473,613.

JACKSON COUNTY, GEORGIA

RATIOS OF OUTSTANDING DEBT BY TYPE
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

	Governmental Activities					Business-Type Activities				
Fiscal Year	Financed Purchases	General Obligation Bonds Payable	GEFA Notes Payable	Bonds Payable	IDA Economic Development Bonds	GEFA Notes Payable	Financed Purchases	Total Primary Government (2)	Percentage of Personal Income (1)	Per Capita (1)
2010	$ 25,145	$ -	$ 163	$ 47,520	$ 54,930	$ 160	$ -	$ 127,918	7.29%	$ 2,115
2011	16,039	21,461	138	36,569	54,515	92	-	128,814	7.21%	2,101
2012	15,150	21,215	112	35,711	52,576	19	-	124,783	6.86%	2,060
2013	1,235	20,969	105	46,501	52,576	-	-	121,386	5.79%	1,989
2014	1,499	15,213	68	42,958	52,576	-	-	112,314	5.35%	1,840
2015	1,113	10,251	24	91,087	-	-	-	102,475	4.88%	1,679
2016	1,374	5,178	-	87,214	-	-	-	93,766	4.47%	1,536
2017	2,139	-	-	75,867	-	-	-	78,006	3.11%	1,155
2018	1,772	-	-	68,990	-	-	121	70,883	2.45%	1,007
2019	1,267	-	-	82,164	-	-	89	83,520	2.71%	1,144

Note: Details regarding the County's outstanding debt can be found in the notes to the financial statements.

(1) See the Schedule of Demographic and Economic Statistics on Table 15 for personal income and population data.

(2) Debt includes premiums and discounts.

JACKSON COUNTY, GEORGIA

OTHER LONG-TERM LIABILITIES
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

	Governmental Activities				Business-Type Activities						
Fiscal Year	Compensated Absences	Net/Total OPEB Liability (2)	Net Pension Liability	Total	Landfill Closure/ Post-closure	Compensated Absences	Total	Total Primary Government	Percentage of Personal Income (1)	Per Capita (1)
2010	$ 749	$ 2,039	$ -	$ 2,788	$ 876	$ 18	$ 894	$ 3,682	0.21%	$ 61
2011	785	2,729	-	3,514	623	17	640	4,154	0.23%	68
2012	792	3,447	-	4,239	585	17	602	4,841	0.27%	80
2013	800	4,120	-	4,920	922	18	940	5,860	0.28%	96
2014	836	4,817	-	5,653	910	14	924	6,577	0.31%	108
2015	830	5,476	2,414	8,720	905	15	920	7,226	0.34%	118
2016	827	6,369	4,537	11,733	931	13	944	12,677	0.60%	208
2017	902	7,194	5,402	13,498	804	12	816	14,314	0.57%	212
2018	975	14,876	4,506	20,357	723	18	741	21,098	0.73%	300
2019	971	14,661	7,360	22,992	643	18	661	23,653	0.77%	324

Note: Details regarding the County's outstanding debt can be found in the notes to the financial statements.

(1) See the Schedule of Demographic and Economic Statistics on Table 15 for personal income and population data.

(2) In 2018, the accounting for the OPEB liability changed due to the implementation of GASB Statement No. 75.

JACKSON COUNTY, GEORGIA

RATIOS OF GENERAL BONDED DEBT OUTSTANDING
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

Fiscal Year	General Obligation Bonds	Less: Amounts Restricted to Repaying Principal	Total	Percentage of Estimated Actual Taxable Value of Property (1)	Per Capita (2)
2010	$ -	$ -	$ -	0.0%	$ -
2011	20,355	-	20,355	0.4%	332
2012	21,215	1,334	19,881	0.4%	328
2013	20,969	2,100	13,113	0.4%	309
2014	15,213	2,100	8,151	0.3%	215
2015	10,251	2,100	8,151	0.2%	134
2016	5,187	2,682	2,505	0.0%	41
2017	-	-	-	0.0%	-
2018	-	-	-	0.0%	-
2019	-	-	-	0.0%	-

(1) See Table 6 for property value data.

(2) See Table 15 for population data.

This table is not applicable for these years prior to 2011 for Jackson County.

JACKSON COUNTY, GEORGIA

DIRECT AND OVERLAPPING GENERAL OBLIGATION BOND DEBT
YEAR ENDED DECEMBER 31, 2019

Jurisdiction	*Debt Outstanding*	*Percentage Applicable to Government*	*Amount Applicable to Government*
Direct Obligations			
Direct Debt			
General Obligation Bonds	$ -	100.00%	$ -
GEFA Notes Payable	-	100.00%	-
Total Direct	-		-
Bonds Payable			
Jackson County Industrial Development Authority	$ 6,400,000	100.00%	$ 6,400,000
City of Jefferson Public Building Authority	10,130,000	100.00%	10,130,000
City of Jefferson Public Building Authority	11,720,000	100.00%	11,720,000
City of Jefferson Public Building Authority	5,280,000	100.00%	5,280,000
City of Jefferson Public Building Authority	5,420,000	100.00%	5,420,000
Jackson County Industrial Development Authority	19,975,000	100.00%	19,975,000
Jackson County Industrial Development Authority	20,535,000	100.00%	20,535,000
Premium/discount on bonds payable	2,704,197	100.00%	2,704,197
Total Intergovernmental Contracts Obligation	82,164,197		82,164,197
Financed Purchases			
Financed Purchases - Other	1,264,245	100.00%	1,264,245
Total Financed Purchases	1,264,245		1,264,245
Total Direct obligations	83,428,442		83,428,442
Guaranteed Revenue Debt			
Upper Oconee Basin Water Authority	21,230,511	41.52%	8,814,908
Jackson County Water and Sewer Authority	17,952,000	100.00%	17,952,000
Total Guaranteed Revenue Debt	39,182,511		26,766,908
Overlapping General Obligation Debt:			
Jackson County School System	52,457,365	100.00%	52,457,365
City of Commerce Board of Education	11,203,199	100.00%	11,203,199
City of Jefferson Board of Education	27,050,000	100.00%	27,050,000
Town of Braselton	37,390,154	29.14%	10,895,491
City of Hoschton	5,491,379	100.00%	5,491,379
City of Jefferson	15,420,000	100.00%	15,420,000
Total Overlapping General Obligation Debt	149,012,097		122,517,434
Total	$ 271,623,050		$ 232,712,784

JACKSON COUNTY, GEORGIA

DIRECT AND OVERLAPPING GENERAL OBLIGATION BOND DEBT
YEAR ENDED DECEMBER 31, 2019

Note: Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the county. This schedule estimates the portion of the outstanding debt of those overlapping governments that is borne by the residents and businesses of the county. This process recognizes that, when considering the government's ability to issue and repay long-term debt, the entire debt burden borne by the residents and businesses should be taken into account. However, this does not imply that every taxpayer is a resident, and therefore responsible for repaying the debt, of each overlapping government.

The percentage of overlapping debt applicable is estimated using taxable assessed property values. Applicable percentages were estimated by determining the portion of the county's taxable assessed value that is within the overlapping government's boundaries and dividing it by the overlapping government's total taxable assessed value.

Debt and Assessed Value per Capita[1]

		Per Capita	Debt Amount
Direct General Obligation (G.O.) debt per capita		$ -	$ -
Direct and Contractual G.O. debt per capita	2	$ 274	19,975,000
Direct debt, Contractual Debt, Notes, and Leases per capita	3	$ 274	19,975,000
Direct and Contractual Debt, Notes, Leases, and Overlapping Debt per capita	4	$ 1,679	122,517,434
Fair Market Value of Taxable Property per capita	5	$ 104,129	
Grossed Assessed value of property before exemptions		$ 3,039,607,908	
Net Tax digest for Maintenance and operations		$ 2,398,164,735	
Estimated Fair Market Value of Taxable Property		$ 7,599,019,770	
Population, estimated 2019		72,977	

1 Due to the timing of financial reporting for other local governments within Jackson County, 2017 debt amounts are used.

2 Based on estimated population for the County as shown above.

3 Contractual debt represents long term Intergovernmental Contract obligations of Jackson County.

4 Includes all G.O. Debt, contract obligations, leases and short-term notes secured by ad valorem taxes and general revenues of Jackson County.

5 Includes all G.O. Debt, contract obligations, leases and short-term notes secured by ad valorem taxes and general revenues of Jackson County and overlapping direct general obligation debt.

6 Based on 2017 gross assessed valuation before exemptions and estimated fair market value of taxable property in the County shown above.

JACKSON COUNTY, GEORGIA

LEGAL DEBT MARGIN INFORMATION
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Assessed value of property	$ 2,687,883	$ 2,615,464	$ 2,513,773	$ 2,467,122	$ 2,458,348	$ 2,650,177	$ 2,844,301	$ 3,039,608	$ 3,305,555	$ 3,538,710
Debt limit (10% of total assessed value)	268,788	261,546	251,377	246,712	245,835	265,018	284,430	303,961	330,556	353,871
Amount of Debt applicable to limit:										
General obligation bonds	-	20,355	21,215	20,969	15,213	10,251	5,178	-	-	-
Less: Resources restricted to paying principal	-	-	(1,334)	(2,100)	(2,100)	(2,100)	(2,682)	-	-	-
Total net debt applicable to limit	-	20,355	19,881	18,869	13,113	8,151	2,496	-	-	-
Legal debt margin	$ 268,788	$ 241,191	$ 231,496	$ 227,843	$ 232,722	$ 256,866	$ 281,934	$ 303,961	$ 330,556	$ 353,871
Total net debt applicable to the limit as a percentage of debt limit	0.00%	7.78%	7.91%	7.65%	5.33%	3.08%	0.88%	0.00%	0.00%	0.00%

JACKSON COUNTY, GEORGIA

PLEDGED REVENUE COVERAGE
LAST TEN FISCAL YEARS
(amounts expressed in thousands)

Fiscal Year	Sales Tax Bonds [1]			
	Sales Tax Increment	Debt Service		Coverage
		Principal	Interest	
2010	$ 8,484	$ 1,135	$ 91	6.92
2011	8,592	990	338	6.47
2012	4,588	-	687	6.68
2013	4,499	-	686	6.56
2014	4,770	5,510	687	0.77
2015	4,650	4,775	523	0.88
2016	4,945	4,940	347	0.94
2017	4,742	5,130	159	0.90
2018	-	-	-	N/A
2019	-	-	-	N/A

[1] Sales tax increment bonds are backed by the sales tax revenue produced by the sales tax rate in effect when the bonds were issued.

Note: Details regarding the government's outstanding debt can be found in the notes to the financial statements.

JACKSON COUNTY, GEORGIA

DEMOGRAPHIC AND ECONOMIC STATISTICS
LAST TEN FISCAL YEARS

Fiscal Year	Population (1)	Personal Income (2)	Per Capita Personal Income (3)	School Enrollment (4)	Unemployment Rate (5)
2010	60,485	$ 1,754,428	$ 29,006	7,984	10.8%
2011	61,313	1,787,826	29,159	7,209	9.1%
2012	60,571	1,820,037	30,048	7,332	8.2%
2013	61,044	2,098,204	34,372	7,400	6.4%
2014	61,870	2,044,556	33,046	7,183	6.6%
2015	63,360	2,216,460	34,982	7,314	4.8%
2016	64,615	2,268,633	35,110	7,446	4.2%
2017	67,519	2,504,415	37,092	7,700	3.3%
2018	70,422	2,897,936	41,151	7,953	3.0%
2019	72,977	3,080,432	42,211	7,591	3.0%

Data sources:

(1) US Bureau of the Census, 2010-2019 were estimates released at the time

(2) Amount expressed in thousands

(3) Federal Bureau of Economic Analysis; 2018 data shown for 2019.

(4) School Districts

(5) State Department of Labor

(6) U.S. Bureau of Labor Statistics, Unemployment by County as of December 31st, each year

JACKSON COUNTY, GEORGIA

PRINCIPAL EMPLOYERS
CURRENT YEAR AND NINE YEARS AGO

		2019			2010		
Employer	Type of Business	Employees	Rank	Percentage of Total County Employment	Employees	Rank	Percentage of Total County Employment
Amazon Fulfillment	Distribution	2,500	1	7.03%	-	-	0.00%
Bed Bath & Beyond	Distribution	1,200	2	3.38%	-	-	0.00%
Wayne Farms	Agriculture	1,100	3	3.09%	1,150	1	6.87%
Kubota Industrial Equipment Corp.	Manufacturing	1,000	4	2.81%	400	7	2.39%
Carter's OshKosh	Distribution	905	5	2.55%	-	-	0.00%
TD Automotive Compressor Georgia	Manufacturing	729	6	2.05%	300	9	1.79%
Uline	Distribution	600	7	1.69%	-	-	0.00%
HomeGoods	Distribution	500	8	1.41%	-	-	0.00%
Mission Foods	Manufacturing	490	9	1.38%	485	4	2.90%
Toyota Industries Comp Parts America	Manufacturing	434	10	1.22%	0	-	0.00%
Baker & Taylor, Inc	Distributor	-	-	0.00%	825	2	4.93%
BJC Medical	Hospital	-	-	0.00%	585	3	3.49%
Jackson County Government	Government	-	-	0.00%	425	5	2.54%
TenCate Nicolon	Geotextiles	-	-	0.00%	400	6	2.39%
Jackson County Board of Education	School System	-	-	0.00%	378	8	2.26%
Systemax Inc.	Electronics Distributor	-	-	0.00%	300	10	1.79%
All Other Employers		26,092	-	73.40%	11,496	-	68.66%
Total		35,550		100%	16,744		100%

Source: Jackson County Area Chamber of Commerce

JACKSON COUNTY, GEORGIA

FULL-TIME EQUIVALENT COUNTY GOVERNMENT EMPLOYEES BY FUNCTION
LAST TEN FISCAL YEARS

Function	2010	2011	2012	2013*	2014	2015	2016	2017	2018	2019
General government	60	50.50	54.25	42	52	44	44	66	71	64
Public safety										
Sheriff										
Officers	80	85	78	182	175	95	179	142	163	168
Civilians	104	104	113	21	16	76	18	21	14	12
Emergency	54	53	53	40	56	56	50	64	70	76
Court system	44	39	40	40	54	40	44	42	33	47
Public works	30	22	22	33	22	33	33	19	35	29
Health and welfare	1	1	1	-	-	-	-	-	17	-
Senior Center	11	11	11	11	11	11	11	11	-	11
Transport	3	1	-	1	1	-	1	2	11	1
Recreation and culture	11	7	6	9	10	10	10	11	2	11
Housing and development	8	5.5	5.5	4	4	4	7	7	10	8
Solid Waste	5	5	5	5	5	5	5	5	8	5
Total	411	384	389	388	406	374	402	390	434	432

Source: Government Budget Office

* For 2013, some positions were re-classified by function according to Human Resources.

Notes A full-time employee is scheduled to work 2,080 hours per year (including vacation and sick leave). Full-time-equivalent employment is calculated by dividing total labor hours by 2,080.

Source: Jackson County Human Resources Office

JACKSON COUNTY, GEORGIA

OPERATING INDICATORS BY FUNCTION
LAST TEN FISCAL YEARS

Function	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019
Sheriff										
Citations Issued	5,205	5,350	2,028	2,195	2,827	3,878	4,013	3,735	2,250	1,954
Fire										
Number of calls answered	2,200	2,100	1,991	1,952	2,276	2,523	2,503	2,595	2,385	2,557
Highways and streets										
Street resurfacing (miles)	8	7	20	13	21	11	8	11	11	7
Sanitation										
Refuse collected (tons/day)	69	68	63	99	86	96	110	136	177	179
Culture and recreation										
Athletic field permits issued	20	22	21	52	147	108	121	89	102	358

Sources: Various County departments

Note: Information is not available for many years.

JACKSON COUNTY, GEORGIA

CAPITAL ASSET STATISTICS BY FUNCTION
LAST TEN FISCAL YEARS

Function	2010	2011	2012	2013*	2014	2015	2016	2017	2018	2019 (5)
General government										
Undeveloped Land	11 parcels, 255.98 acres	12 parcels, 269.98 acres	12 parcels, 269.98 acres	12 parcels, 269.98 acres	12 parcels, 269.98 acres	12 parcels, 269.98 acres	13 parcels, 272.32 acres	13 parcels, 272.32 acres	13 parcels, 272.32 acres	14 parcels, 555.46 acres
Buildings (1)	4	4	4	4	4	4	4	4	4	4
Vehicles	39	38	38	39	40	41	44	43	28	29
Small Equipment	83	90	91	95	94	95	95	96	34	34
Renovation/Paving projects	-	-	-	-	-	-	-	-	-	-
Public safety										
Undeveloped Land	1	1	1	1	1	1	1	1	1	1
Buildings (2)	32	33	33	34	34	35	35	35	35	35
Vehicles										
Fire/Pumper Trucks	55	54	56	56	55	58	59	59	59	59
Other Fire Dept. Vehicles	16	16	15	15	15	15	14	14	10	10
Ambulance/Rescue	20	23	25	26	28	29	32	33	33	28
Sheriffs Vehicles	133	144	138	143	114	124	136	136	144	146
JCCI Vehicles	20	16	14	14	17	16	16		9	8
Other Public Safety Vehicles	35	35	18	19	19	19	20	19	262	20
Equipment	175	206	213	219	210	218	220	224	111	113
Renovation/Paving projects	40	40	40	-	-	-	-	-	-	-
Other Public Safety Assets (3)	-	-	-	-	-	-	-	-	-	-
Court system										
Buildings (4)	2	2	2	2	2	2	2	2	1	1
Vehicles	1	1	1	1	0	1	1	1	-	-
Small Equipment	19	19	19	19	13	13	13	13	10	10
Renovation/Paving projects	5	5	5	-	-	-	-	-	-	-
Public works										
Buildings	9	9	9	9	9	9	9	9	8	8
Vehicles										
Road Department	57	58	58	64	54	54	57	61	52	52
Building Inspector	-	-	-	-	9	8	7	-	-	-
Other	11	12	-	-	-	-	-	-	-	-
Small Equipment	3	3	-	-	-	-	-	-	-	-
Heavy Equipment	104	108	105	105	107	108	109	109	113	113
Renovation/Lot Paving projects	6	6	6					-	-	-
Roads										
Miles Paved during year	-	-	-	-	-	-	1	-	-	-
Miles Resurfaced during year	8.0	6.6	26.7	15.76	20.82	11.27	8.31	11	11	7
Total Miles Paved Roads	500	500	509	490.69	517.18	485.8163	489.69	490	490	490
Total Miles Unpaved Roads	111	111	111	137	113	109.1783	105.78	106	106	106
Health and welfare										
Undeveloped Land	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	1 parcel, 1.08 acres	-	-
Buildings	6	6	6	6	6	6	6	6	6	6
Vehicles	8	9	9	9	5	5	5	6	5	5
Equipment	2	3	3	3	3	4	4	3	-	-
Renovation/Paving projects	3	3	3	-	-	-	-	-	-	-
Recreation and culture										
Undeveloped Land	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres	2 parcels, 33.52 acres
Buildings (4)	10	10	10	10	10	10	10	10	10	11
Vehicles	14	14	12	11	10	10	10	10	10	11
Equipment	35	35	35	39	40	40	40	40	17	18
Renovation/Paving projects	11	11	11	-	-	-	-	-	-	-
Housing and development										
Buildings	1	1	1	1	1	1	1	1	1	1
Vehicles	5	5	5	4	4	4	4	4	3	3
Equipment	2	3	3	3	3	3	3	3	1	1
Renovation/Paving projects										

Sources: Various county departments

(1) Major buildings include Administration Building .
(2) Major buildings include Jail and Correctional Institute. The Jail currently has a 424 bed capacity. The Correctional Institute currently has a 174 bed capacity.

(3) Major Buildings include historic courthouse and new courthouse.

(4) Major buildings include structures at County Recreation Complex.

(5) The County purchased 283.14 acres in 2019 for industrial and economic development purposes.

* In 2013 The Roads department along with GIS remapped all existing roadways within the county inventory. Adjustments were made for the paved road mileage.

JACKSON COUNTY, GEORGIA

INSURANCE COVERAGE
DECEMBER 31, 2019

	LIMITS	DEDUCTIBLES
Property Coverages (including Equipment Breakdown)		
Real and personal property	Per schedule on file	$25,000
Automobile physical damage and mobile equipment	Per schedule on file	$25,000
Earthquake - per occurrence and aggregate	$5,000,000	$25,000
Flood - per occurrence and aggregate	$5,000,000	$25,000
Except as respects locations situated wholly or partially within Flood Zones A or V	$1,000,000	$25,000
Casualty Coverages		
General Liability	$2,000,000	$25,000
Law enforcement liability	$2,000,000	$25,000
Automobile liability per occurrence, no aggregate	$2,000,000	$25,000
Uninsured motorist	Excluded	
Errors and omissions liability - per occurrence	$2,000,000	$25,000
aggregate	$4,000,000	$25,000
Crime Coverages		
Money and securities:		
within premise	$150,000	$25,000
outside premise	$150,000	$25,000
Blanket employee dishonesty	$50,000	$25,000
Statutory bonds	As required	$0
Forgery and alteration	$150,000	$25,000
Computer theft and funds transfer fraud	$150,000	$25,000
Money orders and counterfeit currency	$150,000	$25,000