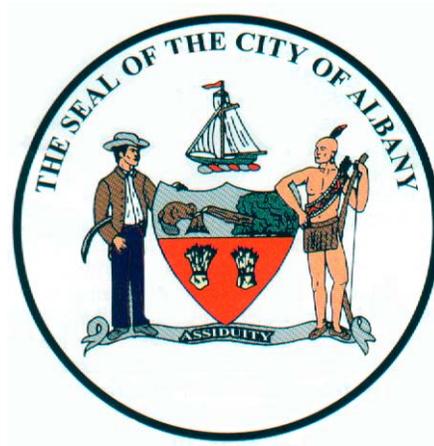


**CITY OF ALBANY,
NEW YORK**

AUDITED FINANCIAL STATEMENTS
AND
SUPPLEMENTARY INFORMATION

Year ended December 31, 2016



CITY OF ALBANY, NEW YORK

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INDEPENDENT AUDITOR'S REPORT

Members of the City Council
City of Albany, New York

We have audited the accompanying financial statements of the governmental activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Albany, New York (the City), as of and for the year ended December 31, 2016, and the related notes to the financial statements, which collectively comprise the City's basic financial statements as listed in the accompanying 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 Albany Parking Authority, the Albany Water Board, the Albany Industrial Development Agency, and certain other component units which collectively represent approximately 69% and 90%, respectively, of the assets and revenues of the aggregate discretely presented component units. Those financial 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 those aggregate discretely presented component units, 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. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of 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 opinion.

Opinion

In our opinion, based on our audit and the reports of other auditors, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Albany, New York, as of December 31, 2016, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information on pages 3 through 16 and 55 and other required supplementary information on pages 56 through 59 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, which 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.

UHY LLP

Albany, New York
September 26, 2017

Management Discussion & Analysis

OVERVIEW

The Management Discussion and Analysis (MD&A) of the City of Albany, New York is an introduction to the major activities affecting the operation of the City and an overview and analysis of the City's financial statements for the calendar year that ended December 31, 2016. It also provides comparative analysis of the City's overall financial position and results of operations as compared to those reported in the City's financial statements for the calendar year ended December 31, 2015.

The information contained in this MD&A should be considered in conjunction with the information contained in the government-wide financial statements, the governmental funds financial statements, and footnotes to the governmental funds financial statements.

The City's financial statements are prepared using generally accepted accounting principles and are presented in a format prescribed by the Government Accounting Standards Board's (GASB) Statement No. 34 "State and Local Government Financial Statements and MD&A" and other related statements.

FINANCIAL STATEMENTS

In accordance with required reporting standards, the City's financial statements include 1) *government-wide* financial statements and 2) *governmental funds* financial statements.

Government-Wide Financial Statements

Statement of Net Position
Statement of Activities

The *Statement of Net Position* includes Assets, Deferred Outflows of Resources, Liabilities and Deferred Inflows of Resources of the City as a whole, with the difference between Assets plus Deferred Outflows of Resources and Liabilities plus Deferred Inflows of Resources reported as Net Position. The *Statement of Activities* presents financial information as to how the City's Net Position changed during the fiscal year, with all changes being reported as the underlying event occurs, regardless of the timing of cash flows. Over time, increases or decreases in the City's Net Position are one indicator of whether its financial position is deteriorating or strengthening. However, in contrast to commercial enterprises, the City has no goal of accumulating net position. The *Statement of Net Position* and the *Statement of Activities* delineate between the primary government (the City of Albany, plus the Albany Community Development Agency) and the City's component units¹. Component units are legally separate from the City, but because the City has some financial accountability for them, they are reported in the City's financial statements. Both statements utilize the accrual basis of accounting, the same accounting method used by most private-sector organizations.

Governmental Funds Financial Statements

Balance Sheet
Statement of Revenues, Expenditures and Changes in Fund Balances

The Governmental Funds Financial Statements consist of a *Balance Sheet*, and a *Statement of Revenues, Expenditures and Changes in Fund Balances*. The *Balance Sheet* includes short-term assets such as cash, and short-term liabilities such as accounts payable, but it does not include long-term liabilities such as bonds payable, or capital assets, such as land and buildings. The Statement of Revenues, Expenditures and Changes in Fund Balances report only those revenues and expenditures that were collected in cash or paid with cash during the current period or shortly after the end of the year. The Fund Financial Statements provide financial information about the most significant funds of the City. Governmental Funds focus on near-term inflows, outflows, and resources still available at the end of the fiscal year. This measurement focus is known as the modified accrual basis of accounting.

¹ The component units consist of the Albany Water Board and Municipal Water Finance Authority, the Albany Parking Authority, the Albany Industrial Development Agency, the Albany Port Commission, the three Business Improvement Districts and the City of Albany Capital Resource Corporation. Independent accounting firms separately audit these entities. Financial information from these entities, excluding one of the Business Improvement Districts, has been reported in the City's financial statements. The fiduciary funds consist of the City Trust and the payroll accounts. Copies of the complete financial reports for the component units can be obtained by contacting the Treasurer's office of the City of Albany.

Reconciliation of Government-wide Financial Statements with Governmental Funds Financial Statements

Many financial transactions are treated differently on the governmental funds financial statements and the government-wide financial statements. The basic financial statements contain a reconciliation of these items and a full explanation of these differences is contained in Note 2 of the Notes to Financial Statements.

Reconciliation of Balance Sheet with Statement of Net Position

Balances and activities accounted for in the *Balance Sheet* (governmental funds financial statements) and those accounted for in the *Statement of Net Position* (government-wide financial statements) are substantially different because the measurement focus differs between the two statements. For example, long-term liabilities, including bonds payable, vacation, sick time, pending and estimated judgments, and claims are included in the *Statement of Net Position*, but not included in the *Balance Sheet* because they are paid over many years and not with currently available funds.

Net capital assets (fixed assets and infrastructure, minus accumulated depreciation) are reflected in the *Statement of Net Position*, but are not reported on the *Balance Sheet*. Long-term liabilities, such as bonds and loans payable, accrued post-employment benefit obligation, and other long-term liabilities, are not reported as liabilities on the Balance Sheet but are reflected in the Statement of Net Position.

Reconciliation of Statement of Revenues, Expenditures and Changes in Fund Balances with Statement of Activities

The *Revenues, Expenditures, and Fund Balances* reported in the *Statement of Revenues, Expenditures and Changes in Fund Balances - Governmental Funds* differ from those reported on the *Statement of Activities* (government-wide financial statements) in several respects:

- Capital outlays are shown as expenditures on the *Statement of Revenues, Expenditures and Changes in Fund Balances - Governmental Funds*. However, only the depreciation expense of capital assets is reported on the *Statement of Activities*.
- Vacation expenses, employee retirement benefits, and judgments and claims are expensed as they are paid on the *Statement of Revenues, Expenditures and Changes in Fund Balances - Governmental Funds*. However, the *Statement of Activities* shows those expenses incurred during the reporting period. Long-term debt principal paid is reported as an expenditure on the *Revenues, Expenditures and Changes in Fund Balances - Governmental Funds*, but is not reported as an expenditure on the *Statement of Activities*. Rather, principal paid is reported as a reduction of the bonds and loans payable liability in the *Statement of Net Position*. Long-term debt interest is reported as an expenditure when the interest is paid on the *Revenues, Expenditures and Changes in Fund Balances - Governmental Funds*. Interest expense reported in the *Statement of Activities* is the interest expense incurred during the year, irrespective of when the interest is paid.

OVERVIEW OF THE CITY'S FINANCIAL POSITION

City of Albany Highlights

The General Fund revenues for 2016 totaled \$172.1 million and were under the final budget by \$5.9 million. The General Fund expenses totaled \$161.8 million and were \$16.4 million lower than the final budget. While the 2016 City budget did not anticipate a change in the fund balance, the fund balance actually increased \$8.1 million for the year. The \$10.3 million excess of revenues over expenses is subtracted from other financing uses of \$2.2 million which resulted in the fund balance ending the year at \$8.1 million. The unassigned fund balance was at a \$6.9 million surplus by year end.

Government-Wide Financial Statements

Statement of Net Position

Primary government total liabilities and deferred inflows of resources exceeded total assets and deferred outflows of resources by \$4.8 million. This resulted in an increase of net position of approximately \$0.8 million from 2015.

Total assets (\$300.8 million) increased from 2015 by \$10.2 million. The areas that increased are cash and cash equivalents (increased by \$4.8 million), capital assets, net (increased by \$7.3 million), accounts receivable, net (increased by \$0.9 million) and due from component units (increased by \$3.2 million). The areas that decreased are taxes receivable (decreased by \$0.6 million), mortgage loans receivable (decreased by \$4.6 million), due from other funds (decreased by \$0.7 million) and prepaid and other assets (decreased by \$0.2 million). The increase in cash and cash equivalents was primarily related to the sale of bond anticipation notes. The increase in capital assets, net is the result of the increase in construction in process and machinery and equipment. The increase in accounts receivable, net is related to moneys due to the City for police security details and building demolition expenses.

Total liabilities (\$367.0 million) increased by \$56.7 million from 2015. The primary liabilities which increased were due to other governments (increased by \$3.3 million), accrued post-employment benefit obligation (increased by \$11.3 million), net pension liability (increased by \$52.4 million), compensated absences (increased by \$1.6 million) and judgments and claims (increased by \$4.3 million). The primary liabilities which decreased were accounts payable and accrued interest (decreased by \$2.1 million), unearned revenue (decreased by \$3.7 million) and bond and revenue anticipation notes payable (decreased by \$10.6 million)

The increase in due to other governments is related to the PILOT payments due to the City School District made after the end of 2016. Net pension liability increased mainly as a result of the change in the discount rate used in the actuarial calculation (7.5% to 7.0%). Compensated absences increased primarily as a result of an increase in fire department salaries. Judgments and claims increased as a result of a review and updated costs associated with prior claims performed by the City's third party worker's compensation administrator. Accounts payable and accrued interest decreased from paying a larger volume of vendor invoices before year end. Unearned revenue decreased from the Albany Community Development Agency recognizing a large portion of deferred loans as revenue. Bond and revenue anticipation notes decreased from converting a portion of the bond anticipation notes to bonds and paying off the revenue anticipation notes.

The City of Albany's large Post-Employment Benefit Projected Actuarial Accrued liability (\$393.5 million) is driven by the health care plan which has traditionally been extended to retirees. The post-employment benefit obligation recognized in the Statement of Net Position is almost \$85.0 million.

Deferred outflows of resources increased by \$57.8 million from 2015 and deferred inflows of resources increased by \$10.5 million from 2015 mainly as a result of the change in the discount rate used in the actuarial calculation (7.5% to 7.0%).

Of the net position, \$140.0 million is net invested in capital assets, and \$1.6 million is restricted for program specific activities and for debt service, leaving a deficit balance in unrestricted net position of \$146.4 million – a increase from 2015 of \$6.2 million. The total net position increased by \$0.8 million.

Total capital assets including property and equipment after depreciation are valued at \$215.0 million, with increases of approximately \$23.0 million of additions to capital assets. Approximately \$36.3 million of capital assets are not subject to depreciation, including approximately \$5.0 million of land, and \$31.3 million of construction in progress which is related to the City's landfill expansion project and state and federally funded transportation projects. A more detailed description of capital assets is found in Footnote 7.

Governmental Activities - Primary Government
Net Position at December 31, 2016
(in Millions)

	<u>2016</u>	<u>2015</u>	<u>Increase/ (Decrease)</u>
Total assets	\$ 300.8	\$ 290.6	\$ 10.2
Total deferred outflows of resources	74.3	16.5	57.8
Total liabilities	367.0	310.3	56.7
Total deferred inflows of resources	<u>12.9</u>	<u>2.4</u>	<u>10.5</u>
Excess (deficiency) of assets and deferred outflows of resources over liabilities and deferred inflows of resources	<u>(4.8)</u>	<u>(5.6)</u>	<u>0.8</u>
Net invested in capital assets	140.0	133.0	7.0
Restricted for debt service and program activities	1.6	1.6	0.0
Unrestricted (deficiency)	<u>(146.4)</u>	<u>(140.2)</u>	<u>(6.2)</u>
Total Net Position	<u>\$ (4.8)</u>	<u>\$ (5.6)</u>	<u>\$ 0.8</u>

Component Units

Total assets and deferred outflows of resources exceeded total liabilities and deferred inflows of resources by \$94.7 million – an increase of \$9.4 million from 2015. Total assets and deferred outflows of resources (\$162.0 million) increased by \$4.3 million. Net invested in capital assets increased by \$9.9 million.

Total liabilities and deferred inflows of resources (\$67.3 million) decreased by \$5.1 million. Bonds and notes payable decreased \$8.1 million. Net position increased \$9.4 million from 2015 to 2016 due mostly to a significant increase in net position of the Water Board/Authority primarily related to an increase in the net invested in capital assets.

Governmental Activities - Component Units
Net Assets at December 31, 2016
(in Millions)

	<u>2016</u>	<u>2015</u>	<u>Increase/ (Decrease)</u>
Total assets and deferred outflows of resources	\$ 162.0	\$ 157.7	\$ 4.3
Total liabilities and deferred inflows of resources	<u>67.3</u>	<u>72.4</u>	<u>(5.1)</u>
Excess of assets and deferred outflows of resources over liabilities and deferred inflows of resources	94.7	85.3	9.4
Net invested in capital assets	50.8	40.9	9.9
Restricted for debt service and program activities	1.2	-	1.2
Unrestricted	<u>42.7</u>	<u>44.4</u>	<u>(1.7)</u>
Total Net Position	<u>\$ 94.7</u>	<u>\$ 85.3</u>	<u>\$ 9.4</u>

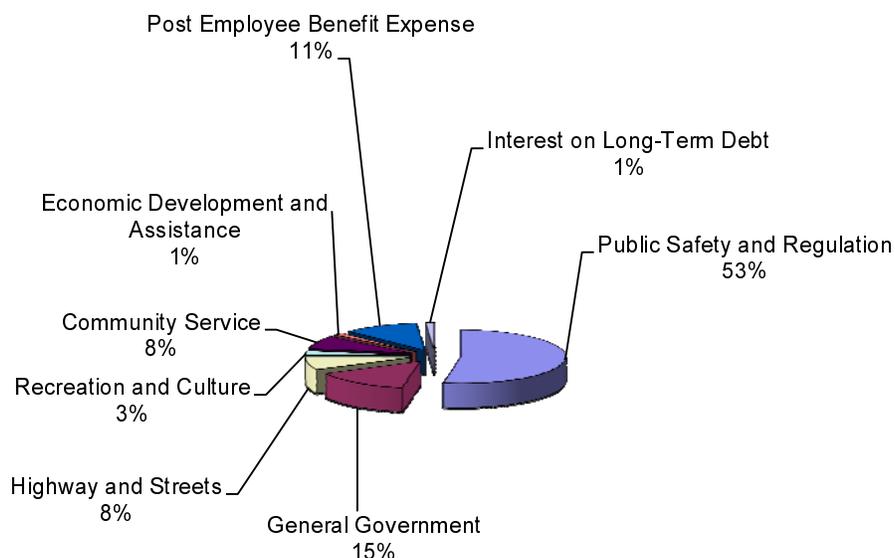
Statement of Activities

The *Statement of Activities*: The Statement of Activities describes the cost of the major governmental functions and compares the costs of these functions with revenue attributable to these activities.

Governmental Activities - Expenses (in Millions)

<u>Governmental Functions</u>	<u>2016</u>	<u>2015</u>	<u>Increase/ (Decrease)</u>	<u>% of Change</u>
Public Safety and Regulation	\$101.4	\$ 94.2	\$ 7.2	8%
General Government	28.7	26.4	2.3	9%
Highway and Streets	14.5	12.6	1.9	15%
Recreation and Culture	5.0	4.7	0.3	6%
Community Service	15.6	15.9	(0.3)	-2%
Economic Development and Assistance	2.6	2.6	0.0	0%
Post Employee Benefit Expense	22.0	15.4	6.6	43%
Interest on Long-Term Debt	2.5	3.0	(0.5)	-17%
Total	\$192.3	\$174.8	\$ 17.5	10%

Functional Expenses – Primary Government



Public Safety accounts for 53 percent of expenses, while General Government is at 15 percent and Community Services accounts for 8 percent. Post-Employment Benefits, which consist of retiree health care costs as well as the accrued liability for health care costs for active employees upon retirement, accounts for 11 percent of expenses.

Expenses increased from 2015 by \$17.5 million.

Public Safety and Regulation expenses of \$101.4 million increased by \$7.2 million and are offset by \$15.4 million in charges for services and operating grants for COPS hiring, urban security, truancy, and motor vehicle theft prevention programs. General Government expenses of \$28.7 million decreased by \$2.3 million and are offset by \$2.7 million in charges for services most of which came from permit, license and inspection fees. Highway and Streets expenses of \$14.5 million increased by \$2.3 million are offset \$2.0 million in charges for services and \$9.6 million in capital grants and contributions. Post-Employment benefit expenses \$22.0 million increased by \$6.6 million. Community Service expenses of \$15.6 million decreased by \$0.3 million and are offset by \$2.6 million in grants related to the Albany Community

Development Agency and \$11.2 million in charges for services, the largest part of which is revenue generated from private companies and other localities who use the city-owned regional landfill. Interest on long-term debt \$2.5 million decreased by \$0.5 million. Some of this decrease is related to refinancing of prior debt.

Revenues increased from 2015 by \$11.1 million.

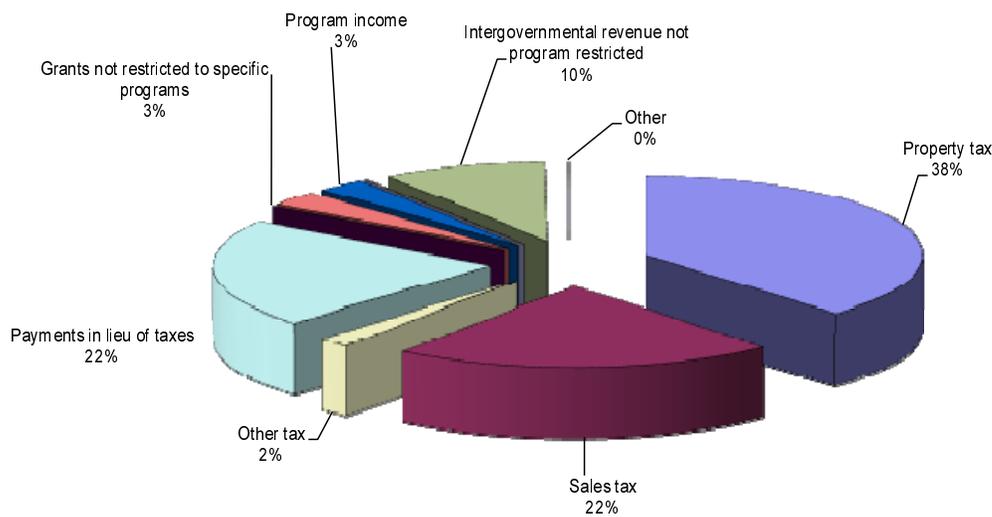
Total general revenues (\$147.8 million) increased by \$11.1 million. Property taxes (\$56.3 million) decreased by \$0.4 million, sales tax revenue (\$33.2 million) increased by \$0.3 million. Payments in lieu of taxes (\$32.4 million) increased by \$11.7 million primarily from a one-time increase to the 19a payment from the State of New York. The additional 19a funds resulted in the year to year increase in revenue. Program income \$4.3 million and intergovernmental revenue not program restricted (\$14.1 million) when combined increased by \$0.2 million from 2015.

Governmental Activities - General Revenues
(in Millions)

<u>Revenues</u>	<u>2016</u>	<u>2015</u>	<u>Increase/ (Decrease)</u>	<u>% of Change</u>
Property tax	\$ 56.3	\$ 56.7	\$ (0.4)	-1%
Sales tax	33.2	32.9	0.3	1%
Other tax	2.8	2.8	(0.1)	-3%
Payments in lieu of taxes	32.4	20.8	11.7	56%
Grants not restricted to specific programs	4.5	4.9	(0.4)	-8%
Program income	4.3	-	4.3	
Intergovernmental revenue not program restricted	14.1	18.2	(4.1)	-23%
Other	0.2	0.4	(0.2)	-50%
Total General Revenues	\$ 147.8	\$ 136.7	\$ 11.1	8%

The following chart indicates the relative percentages of general revenues:

Governmental Activities – General Revenues
(in \$ Millions)



Component Units

Revenues of the Component Units totaled \$50.7 million, which is a decrease of \$3.8 million from 2015. The overall expenses of the Component Units totaled \$41.1 million a decrease of \$1.0 million. The Water Board/Water Authority accounts for the majority of the overall revenues and expenses among the component units. The following is a summary of the relative revenues and expenses of the component units, which excludes the Albany Community Development Agency because it is a blended component unit and is therefore included with the Primary Government in the *Statement of Activities*. The Capitalize Albany Corporation conducted a component unit status review and it was determined it is no longer a component unit of the City effective January 1, 2015.

The following table indicates the relative value of revenues for the component units:

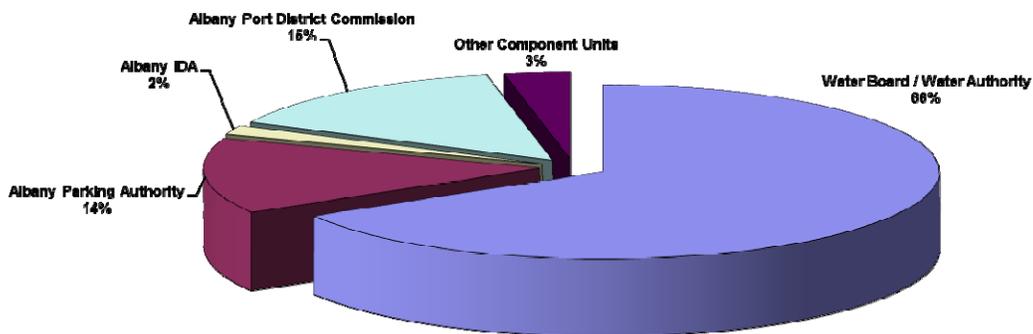
Component Units - Revenues				
<i>(in Millions)</i>				
Component Units	2016	2015	Increase / (Decrease)	% of Change
Water Board / Water Authority	\$ 37.4	\$ 38.6	\$ (1.2)	-3%
Albany Parking Authority	7.3	7.1	0.2	3%
Albany IDA	0.2	1.2	(1.0)	-83%
Albany Port District Commission	5.0	6.4	(1.4)	-22%
Other Component Units	0.8	1.2	(0.4)	-33%
Total	\$ 50.7	\$ 54.5	\$ (3.8)	-7%

The following table indicates the relative value of expenses (including depreciation) for the component units:

Component Units - Expenses				
<i>(in Millions)</i>				
Component Units	2016	2015	Increase / (Decrease)	% of Change
Water Board / Water Authority	\$ 27.3	\$ 28.0	\$ (0.7)	-3%
Albany Parking Authority	5.8	6.6	(0.8)	-12%
Albany IDA	0.7	0.7	-	0%
Albany Port District Commission	6.0	5.9	0.1	2%
Other Component Units	1.3	0.9	0.4	44%
Total	\$ 41.1	\$ 42.1	\$ (1.0)	-2%

The following chart indicates the relative percentage of expenses (including depreciation) for the Component units.

Component Units – 2016 Expenses



Governmental Funds Financial Statements

Governmental Funds Balance Sheet

Assets increased by \$0.8 million with the largest increase (\$4.8 million) in cash and cash equivalents as a result of issuing bond anticipation notes for capital projects cash requirements. Overall there were many large variances year over year which resulted in a modest increase in the total assets. These variances were explained previously in the Statement of Net Position.

Total liabilities and deferred inflows of resources decreased by \$14.6 million due mostly to a decrease of \$10.6 million in bond and revenue anticipation notes payable from converting a portion of the bond anticipation notes to bonds and paying off the revenue anticipation notes. Accounts payable and accrued expenses decreased \$2.1 million from a higher volume of invoices paid by year end. Due to other funds decreased by \$1.6 million as a result of timing differences related to transfers made to Trust and Agency Fund at the end of the year and unearned revenue decreased by \$3.7 million from the Albany Community Development Agency recognizing a large portion of deferred loans in 2016. Due to other governments increased \$3.3 million as a result of timing differences in paying PILOTs to the City School District after the end of 2016.

The City's fund balance is classified as: non-spendable, restricted, committed, assigned and unassigned. The City's General Fund Balance at year-end was \$13.1 million. The non-spendable portion consists of \$3.7 million in prepayments, primarily to the state retirement plan. The restricted fund balance includes \$1.1 million for debt service, \$0.9 million for landfill post closure expenses, \$0.4 million for the solid waste management facility and \$0.1 million for other. There is no assigned fund balance to be appropriated to the 2017 budget. The unassigned general fund balance totals a surplus of \$6.9 million.

Governmental Funds - Balance Sheet

	<u>2016</u>	<u>2015</u>	<u>Increase / (Decrease)</u>
Total assets and deferred outflows of resources	\$ 94.0	\$ 93.2	\$ 0.8
Total liabilities and deferred inflows of resources	<u>90.2</u>	<u>104.8</u>	<u>(14.6)</u>
Total fund balances	<u>\$ 3.8</u>	<u>\$(11.6)</u>	<u>\$ 15.4</u>

Combined Statement of Revenue and Expenditures -- Budget to Actual

CITY OF ALBANY, NEW YORK								
COMBINED STATEMENT OF REVENUES, EXPENDITURES, MODIFIED BUDGET AND ACTUAL - GENERAL AND SPECIAL REVENUE FUNDS								
(in Millions)								
	General Fund				Special Revenue Fund			
	Original Budget	Modified Budget	Actual	Actual Over/ (Under) Final Budget	Original Budget	Modified Budget	Actual	Actual Over/ (Under) Final Budget
REVENUES								
Real property taxes	\$ 56.5	\$ 56.5	\$ 56.3	\$ (0.2)	\$ 0.0	\$ 0.0	\$ 0.0	\$ 0.0
Sales and use taxes	33.3	33.3	33.2	(0.2)	0.0	0.0	0.0	0.0
Other taxes	3.0	3.0	2.8	(0.2)	0.0	0.0	0.0	0.0
Payments in lieu of taxes	20.5	20.5	32.4	12.0	0.0	0.0	0.0	0.0
Intergovernmental revenue	18.7	19.4	19.8	0.4	2.4	2.6	2.3	(0.3)
Charges for services	15.8	15.8	16.0	0.1	0.0	0.0	0.0	0.0
Fines, interest and penalties	7.1	7.2	4.6	(2.6)	0.0	0.0	0.0	0.0
Use of money and properties	0.1	0.2	0.1	(0.1)	0.0	0.0	0.0	0.0
Licenses and permits	3.4	4.2	3.4	(0.8)	0.0	0.0	0.0	0.0
Other revenues	17.8	17.8	3.5	(14.4)	0.0	0.0	0.0	0.0
Total revenues	176.2	178.0	172.1	(5.9)	2.4	2.6	2.3	(0.3)
EXPENDITURES								
Public safety and regulation	93.8	95.9	91.9	(4.0)	0.0	0.0	0.0	0.0
General government	23.4	22.9	18.7	(4.2)	0.0	0.0	0.0	0.0
Highways and streets	9.1	9.1	8.1	(1.0)	0.0	0.0	0.0	0.0
Recreation and culture	4.2	4.2	3.8	(0.4)	0.0	0.0	0.0	0.0
Community service	7.3	7.6	6.8	(0.9)	0.0	0.0	0.0	0.0
Economic development and assistance	0.0	0.0	0.0	0.0	2.5	2.7	2.3	(0.4)
Employee benefits	17.1	17.1	15.6	(1.4)	0.0	0.0	0.0	0.0
Debt service	21.4	21.4	16.9	(4.5)	0.0	0.0	0.0	0.0
Total expenditures	176.2	178.2	161.8	(16.4)	2.5	2.7	2.3	(0.4)
Excess (deficiency) of revenues and appropriated fund balance over expenditures	0.0	(0.2)	10.3	10.5	(0.1)	(0.1)	0.0	0.1
OTHER FINANCING SOURCES (USES)								
General fund allocation	0.0		0.0	0.0	0.0	0.0	0.0	0.0
Transfers	0.0	0.0	(2.8)	(2.8)	0.0	0.0	0.0	0.0
Proceeds from the issuance of other debt	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Premium on bond anticipation notes issued	0.0	0.0	0.7	0.7	0.0	0.0	0.0	0.0
Total other financing sources (uses)	0.0	0.0	(2.2)	(2.2)	0.0	0.0	0.0	0.0
Excess (deficiency) of revenues, appropriated fund balance and other financing sources over expenditures and other financing uses	\$ 0.0	\$ (0.2)	\$ 8.1	\$ 8.3	\$ (0.1)	\$ (0.1)	\$ 0.0	\$ 0.1

The City's budget, which is effective on January 1st, is proposed by the Mayor prior to October 1st and is enacted by the Common Council by November 30th. This is the *Original Budget*. Changes to the budget throughout the year are made by the Board of Estimate and Apportionment, composed of the Mayor, the Treasurer, the Chief City Auditor, the President of the Common Council, and the Corporation Counsel. This is the *Modified Budget*. *Actual* reflects the operational results, including any audit adjustments. In this analysis actual is compared to final budget.

Revenues

General Fund revenues (excluding other financing sources) totaled \$172.1 million, which were \$5.9 million less than the final adopted budget but \$9.2 million more than 2015. The most significant variances in revenue include the following:

Real property taxes were under budget by \$0.2 million which is the result of paying more in Supreme Court Orders. The total revenue was \$0.4 million lower than last year due to the amount paid for Supreme Court Orders.

Sales and use taxes revenue was \$0.2 million under budget however it was \$0.3 million higher than 2015, which reflects some improvement in county-wide economic activity.

Other taxes were \$0.2 million under budget. Total revenue was \$0.1 million less than 2015 from decreases in penalties on property taxes and decreases in utility gross receipts taxes.

Payments in lieu of taxes finished the year higher than budget by \$12.0 million and \$11.7 million more than 2015. The State of New York paid the City an additional \$12.5 million in 19a funds. These funds are primarily responsible for the City ending 2016 with a surplus fund balance.

Intergovernmental revenue was \$0.4 million over budget and was \$3.3 million less than 2015. The decrease is primarily from receiving \$3.9M in one-time funding from the State Finance Restructuring Board last year

Charges for services were \$0.1 million over budget and \$1.4 million more than 2015. Most of this increase from last year is related to higher landfill revenues.

Fines, interest and penalties ended the year \$2.6 million under budget. Most of this is related to red light ticket revenue that was not received and parking ticket revenue that was under budget for the year.

Use of money and properties was \$0.1 million under budget. Revenue decreased from last year due to a decrease in other financing sources from fewer vehicle and equipment auction proceeds and a decrease in Fox Run rental income.

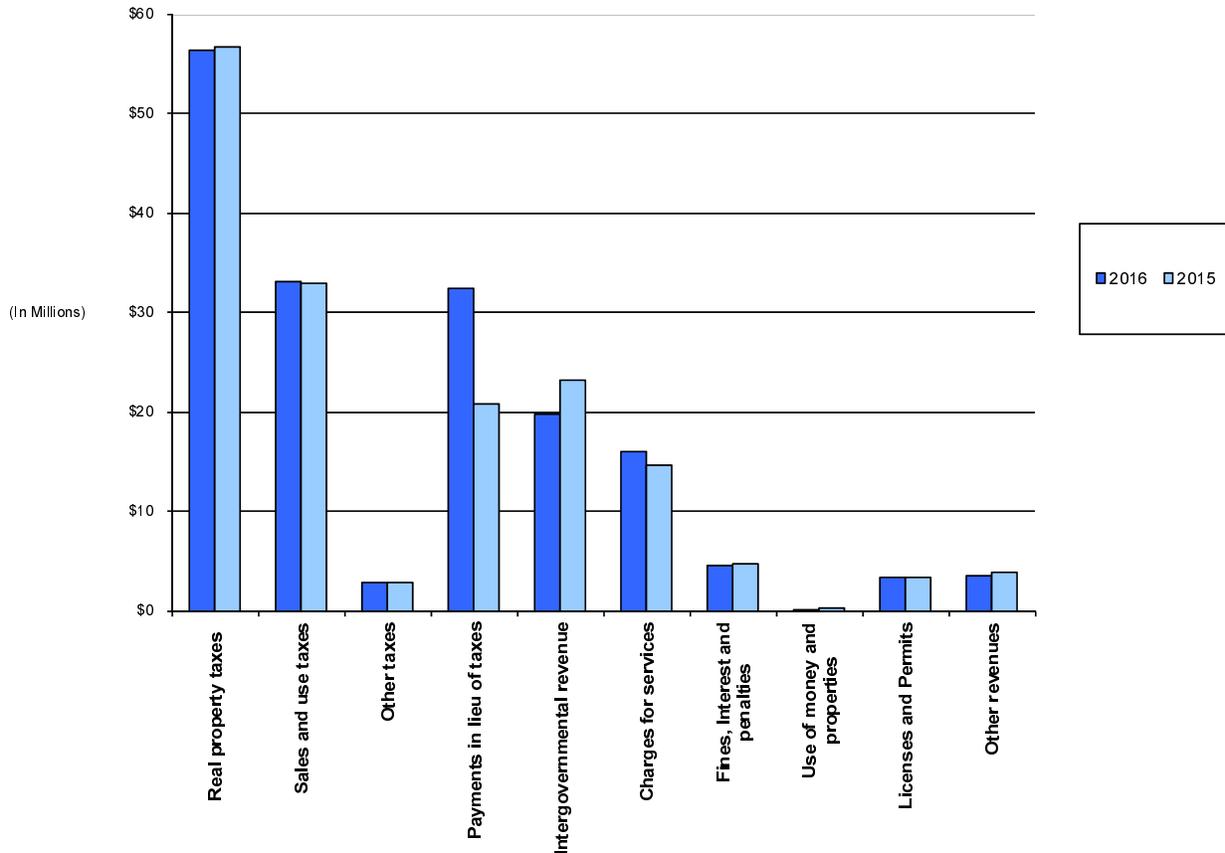
Licenses and permits finished the year \$0.8 million under however it was \$0.1 million higher than 2015. Revenues from demolition charges, safety inspection permits, street opening permits and electrical permits were higher than last year.

Other revenues were \$14.4 million under budget and were \$0.3 million lower than 2015. The budget shortfall is primarily related to the City not receiving the budgeted \$12.5 million in Capital City Funding.

Governmental Funds - General Fund Revenues 2016 to 2015 Variance (In Millions)

<u>Revenues</u>	<u>2016</u>	<u>2015</u>	<u>2016 Over/(Under) 2015</u>
Real property taxes	\$ 56.3	\$ 56.7	\$ (0.4)
Sales and use taxes	33.2	32.9	0.3
Other taxes	2.8	2.8	(0.1)
Payments in lieu of taxes	32.4	20.8	11.7
Intergovernmental revenue	19.8	23.1	(3.3)
Charges for services	16.0	14.6	1.4
Fines, interest and penalties	4.6	4.7	(0.1)
Use of money and properties	0.1	0.2	(0.1)
Licenses and permits	3.4	3.3	0.1
Other revenues	3.5	3.8	(0.3)
Total revenues	<u>\$ 172.1</u>	<u>\$ 162.9</u>	<u>\$ 9.2</u>

Governmental Funds – General Fund Revenues 2016 to 2015 Variance



Expenses

Total expenditures of \$161.8 million were \$16.4 million less than the final budget and \$3.7 million lower than 2015.

Public safety and regulation spending (\$91.9 million) was \$4.0 million lower than the final budget and was only \$0.1 million higher than 2015. State pension contributions were lower than budget for the Police and Fire Department by a combined total of \$3.5 million.

General government spending (\$18.7 million) was \$4.2 million less than final budget and \$0.9 million lower than 2015. Unallocated insurance expense was \$0.6 million under budget for the year. Gasoline expense was under budget by \$0.7 million under budget and motor vehicle expense was \$0.4 million under budget for 2016. Most of the departments in this category came in at or below budget.

Highway and streets spending (\$8.1 million) was \$1.0 million under budget and \$1.5 million less than 2015. As a result of a mild winter the City's snow removal supplies and expenses came in under budget for 2016 and lower than 2015.

Recreation and culture spending (\$3.8 million) was \$0.4 million lower than final budget and \$0.1 million less than 2015. Most of the departments in this category came in at or below budget.

Community service spending (\$6.8 million) was \$0.9 million less than final budget and \$1.4 million lower than 2015. Landfill waste collection and recycling expenses were under budget. The decrease from 2015 is related to moving the budget for street cleaning under the street maintenance department.

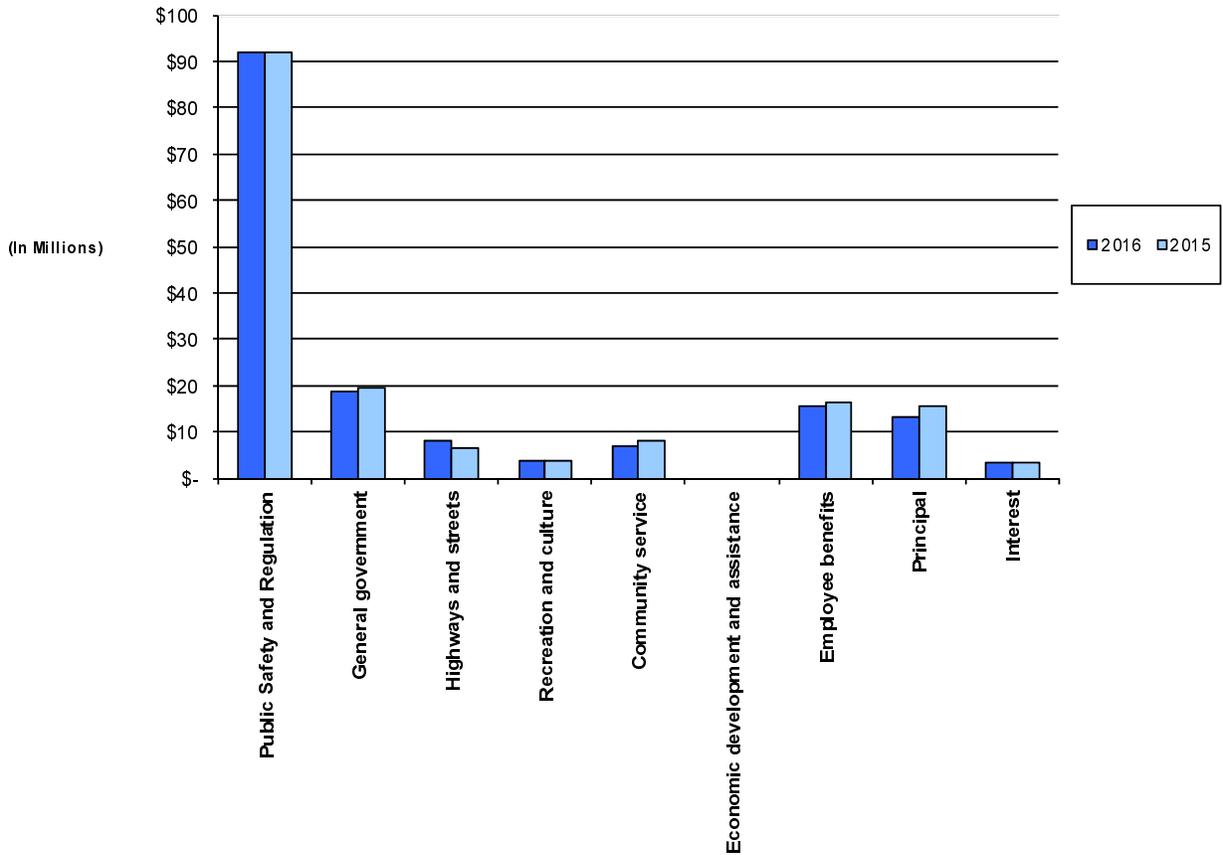
Employee benefits expense (\$15.6 million) was \$1.4 million under budget and \$0.7 million lower when compared to last year. Retiree health insurance expense was \$10.1 million and on budget for the year. The City is self-insured and pays the actual claims for employees in the Empire Blue Cross plan. These expenses can vary widely from year to year. Actual expenses related to these claims resulted in a decrease of \$0.8 million in costs from 2015. Worker's compensation expenses came in under budget by \$2.1 million in 2016 but actual expenses came in almost the same as 2015 at \$2.0 million. NYS Retirement expenses were over budget by \$2.0 million and just slightly higher than 2015 at \$2.8 million.

Debt service payments (\$16.9 million) was \$4.5 million below budget and \$2.3 million lower than 2015. The decrease is related to refunding older serial bonds and receiving a lower interest rate, paying off a capital lease in 2015 and older debt maturing.

**Governmental Funds - General Fund Expense 2016 to 2015 Variance
(In Millions)**

<u>Expenditures</u>	<u>2016</u>	<u>2015</u>	<u>2016 Over/(Under) 2015</u>
Public safety and regulation	\$ 91.9	\$ 91.8	\$ 0.1
General government	18.7	19.6	(0.9)
Highways and streets	8.1	6.6	1.5
Recreation and culture	3.8	3.8	(0.1)
Community service	6.8	8.1	(1.4)
Economic development and assistance	0.0	0.0	0.0
Employee benefits	15.6	16.3	(0.7)
Principal	13.4	15.7	(2.3)
Interest	3.5	3.5	0.0
Total expenditures	<u>\$ 161.8</u>	<u>\$ 165.5</u>	<u>\$ (3.7)</u>
Excess of operating revenues over expenditures	<u>\$ 10.3</u>	<u>\$ (2.6)</u>	<u>\$ 12.9</u>

General Government – General Fund Expenditures 2016 to 2015 Variance



DEBT

The City's long-term debt and short-term debt are described in detail in Notes 12-13.

In June 2016, the City issued \$13,474,579 in General Obligation Serial Bonds. The bonds carry an interest rate of 2.00%. The Bonds have maturity dates ranging from June 15, 2017 through June 15, 2025. The proceeds of the Bonds, along with available funds were used to redeem \$16,089,085 of the \$43,425,299 BANS that were issued in 2015 and matured July 1, 2016.

In June 2016, the City issued various BANS of \$38,846,812 at an interest rate of 2.00%.

The proceeds of the notes, along with available funds were used to redeem a portion of the \$43,425,299 BANS issued in July 1, 2015 and matured on July 1, 2016 and to provide new funds for the expenses of current capital projects including the landfill expansion.

Capital Leases

The City entered into no new capital lease agreements in 2016.

Debt Ceiling

Of the outstanding indebtedness, approximately \$111,571,000 was subject to the statutory debt limit, using approximately 33% of the City's \$336,650,207 statutory debt limit.

CREDIT RATINGS AND BOND INSURANCE

The City of Albany currently has a credit rating from Standard & Poor's insured bond rating of A+ with a negative outlook and an underlying bond rating of A+ with a negative outlook for the bonds. All outstanding debt is backed by insurance policies from municipal insurance companies except issues secured through the New York State Environmental Facilities Corporation (EFC).

CAPITAL ACQUISITION AND CONSTRUCTION ACTIVITIES

During 2016, the City expended \$23.0 million on capital projects and acquisitions. This includes the landfill expansion and Federal and State funds for transportation and infrastructure projects, funds secured through General Obligation Bonds and Bond Anticipation Notes, and appropriations from the City's General Fund. The following are some of the major sources of capital expenditures:

Capital Acquisition, Construction and Expenditures	
Buildings and Infrastructure Improvements	\$ 3.0 Million
Street and Sidewalk Construction	\$ 4.7 Million
Vehicles and Equipment	\$ 1.7 Million
Landfill Equipment and Expansion	\$ 1.2 Million
Public Safety Equipment	\$ 5.9 Million
Local Economic Development	\$ 5.9 Million

This Annual Financial Report is intended to provide information on the City of Albany's operations and is available to all with an interest in the financial matters related to the City of Albany, New York. Questions concerning any of the information provided in this report or any request for additional information should be either in writing or by e-mail.

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CITY OF ALBANY, NEW YORK
STATEMENT OF NET POSITION
December 31, 2016

	Primary Government	Component Units
ASSETS		
Cash and cash equivalents	\$ 44,622,276	\$ 12,282,835
Cash and cash equivalents - restricted	2,107,092	5,162,457
Investments	-	19,721,945
Investments, restricted	-	5,517,496
Taxes receivable	3,966,018	-
Accounts receivable, net	5,061,925	12,092,547
Mortgage loans receivable	4,584,222	131,970
Due from primary government	-	7,044,927
Due from other governments	14,163,397	-
Due from component units	9,305,883	-
Prepaid and other assets	1,433,058	1,171,278
Property held for investment, lease or sale	522,913	-
Capital assets, net	214,999,150	97,047,504
Total assets	<u>\$ 300,765,934</u>	<u>\$ 160,172,959</u>
DEFERRED OUTFLOWS OF RESOURCES		
Deferred outflows resulting from refunding of debt, net	\$ 733,185	\$ 228,718
Deferred bond insurance premiums, net	-	118,268
Deferred outflows related to net pension liability	73,558,330	1,509,845
Total deferred outflows of resources	<u>\$ 74,291,515</u>	<u>\$ 1,856,831</u>
LIABILITIES		
Accounts payable and accrued expenses	\$ 11,046,620	\$ 6,239,211
Accrued interest payable	1,111,422	852,954
Unearned revenue	5,321,798	143,070
Due to other governments	16,475,678	-
Due to primary government	-	228,756
Due to other funds	24,606	-
Due to component units	12,624,229	-
Other liabilities	178,719	127,098
Bond and revenue anticipation notes payable	38,846,812	-
Bonds and loans payable	75,173,724	52,434,002
Accrued post employment benefit obligation	84,976,521	4,419,855
Net pension liability	60,898,458	1,404,407
Compensated absences	18,105,174	-
Due to NYS Retirement System	12,956,026	-
Judgments and claims	19,930,050	-
Landfill post-closure costs	9,022,917	-
Capital lease obligations	310,000	1,072,244
Total liabilities	<u>\$ 367,002,754</u>	<u>\$ 66,921,597</u>
DEFERRED INFLOWS OF RESOURCES		
Deferred inflows related to net pension liability	\$ 12,773,228	\$ 185,965
Deferred inflows related to sales of future revenue	100,000	184,384
Total deferred outflows of resources	<u>\$ 12,873,228</u>	<u>\$ 370,349</u>
NET POSITION		
Net invested in capital assets	\$ 140,038,339	\$ 50,844,248
Restricted for:		
Program specific activities	432,859	1,227,765
Debt service	1,135,933	-
Unrestricted (deficiency)	<u>(146,425,664)</u>	<u>42,665,831</u>
Total net position (deficiency)	<u>\$ (4,818,533)</u>	<u>\$ 94,737,844</u>

See notes to financial statements.

CITY OF ALBANY, NEW YORK
STATEMENT OF ACTIVITIES
For the Year Ended December 31, 2016

Functions/Programs	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Net (Expense) Revenue and Changes in Net Position	
					Primary Government	Component Units
Primary Government:						
Public safety and regulation	\$ 101,371,767	\$ 11,814,482	\$ 3,537,360	\$ -	\$ (86,019,925)	\$ -
General government	28,721,494	2,744,069	-	-	(25,977,425)	-
Highways and streets	14,521,113	1,976,602	-	9,576,021	(2,968,490)	-
Recreation and culture	4,982,629	1,833,587	-	-	(3,149,042)	-
Community service	15,632,580	11,160,653	2,599,385	-	(1,872,542)	-
Economic development and assistance	2,605,226	-	-	-	(2,605,226)	-
Post employment benefit expense	21,970,291	-	-	-	(21,970,291)	-
Interest on long-term debt	2,459,555	-	-	-	(2,459,555)	-
Total governmental activities	<u>192,264,655</u>	<u>29,529,393</u>	<u>6,136,745</u>	<u>9,576,021</u>	<u>(147,022,496)</u>	<u>-</u>
Component Units:						
Albany Water Board and Municipal Water Finance Authority	28,674,573	37,406,909	368,434	-	-	9,100,770
Albany Parking Authority	7,082,171	7,272,081	-	-	-	189,910
Albany Industrial Development Agency	722,419	176,788	-	-	-	(545,631)
Albany Port District Commission	6,290,375	5,028,974	610,591	-	-	(650,810)
Other component units	1,255,379	807,105	-	-	-	(448,274)
Total component units	<u>\$ 44,024,917</u>	<u>\$ 50,691,857</u>	<u>\$ 979,025</u>	<u>\$ -</u>	<u>\$ -</u>	<u>7,645,965</u>
General Revenues:						
Property tax					56,313,118	-
Sales tax					33,150,041	-
Other tax					2,753,707	-
Payments in lieu of taxes					32,435,189	-
Grants not restricted to specific programs					4,568,349	-
Program income					4,284,899	-
Intergovernmental revenue not program-restricted					14,062,584	-
Gain (Loss) on sale of capital assets					(67,251)	17,237
Other revenues					278,801	-
Unrestricted investment earnings					27,063	595,045
Total general revenues					<u>147,806,500</u>	<u>612,282</u>
Change in net position					<u>784,004</u>	<u>8,258,247</u>
Net position (deficiency), beginning of year					<u>(5,602,537)</u>	<u>86,479,597</u>
Net position (deficiency), end of year					<u>\$ (4,818,533)</u>	<u>\$ 94,737,844</u>

See notes to financial statements.

CITY OF ALBANY, NEW YORK
BALANCE SHEET - GOVERNMENTAL FUNDS
December 31, 2016

	<u>General</u>	<u>Special Revenue</u>	<u>Capital Projects</u>	<u>Other Governmental Fund</u>	<u>Total Governmental Funds</u>
ASSETS AND DEFERRED OUTFLOWS OF RESOURCES					
Assets					
Cash and cash equivalents	\$ 9,508,226	\$ 175,436	\$ 30,110,134	\$ 4,828,480	\$ 44,622,276
Cash and cash equivalents - restricted	2,107,092	-	-	-	2,107,092
Taxes receivable	3,966,018	-	-	-	3,966,018
Accounts receivable, net	4,150,605	-	-	-	4,150,605
Landfill receivable, net	911,320	-	-	-	911,320
Mortgage loans receivable	-	-	-	4,584,222	4,584,222
Due from other funds	5,590,288	26,652	2,381	9,965	5,629,286
Due from component units	9,305,883	-	-	-	9,305,883
Due from federal and state governments	1,484,628	100,549	1,610,977	974,561	4,170,715
Due from other governments	9,937,098	25,584	30,000	-	9,992,682
Other assets	3,755,378	48,386	-	794,762	4,598,526
Total assets	<u>50,716,536</u>	<u>376,607</u>	<u>31,753,492</u>	<u>11,191,990</u>	<u>94,038,625</u>
Deferred outflows of resources					
Total assets plus deferred outflows of resources	<u>\$ 50,716,536</u>	<u>\$ 376,607</u>	<u>\$ 31,753,492</u>	<u>\$ 11,191,990</u>	<u>\$ 94,038,625</u>
LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND FUND BALANCES					
Liabilities					
Bond and revenue anticipation notes payable	\$ -	\$ -	\$ 38,846,812	\$ -	\$ 38,846,812
Accounts payable and accrued expenses	7,224,911	50,269	3,180,018	591,422	11,046,620
Due to other funds	1,076,519	540,505	3,389,633	647,235	5,653,892
Due to component units	12,624,229	-	-	-	12,624,229
Due to other governments	16,475,678	-	-	-	16,475,678
Unearned revenue	83,529	152,855	-	5,085,414	5,321,798
Other liabilities	105,125	-	-	73,594	178,719
Total liabilities	<u>37,589,991</u>	<u>743,629</u>	<u>45,416,463</u>	<u>6,397,665</u>	<u>90,147,748</u>
Deferred inflows of resources					
Total liabilities, deferred inflows of resources and fund balances	<u>-</u>	<u>-</u>	<u>100,000</u>	<u>-</u>	<u>100,000</u>
Fund Balances					
Nonspendable:					
Prepayments	3,697,048	48,386	-	5,124	3,750,558
Restricted for:					
Debt Service	1,135,933	-	-	-	1,135,933
Landfill Postclosure	916,080	-	-	-	916,080
Solid Waste Management Facility	432,859	-	-	-	432,859
Other	65,117	-	-	-	65,117
Committed for:					
Choose Albany Program	-	-	-	82,900	82,900
Neighborhood Commercial Façade Program	-	-	-	23,800	23,800
West Hill Neighborhood Strategic Plan	-	-	-	35,000	35,000
Public access coordinator	-	-	-	38,400	38,400
Swan Park	-	-	-	30,000	30,000
Dream Center	-	-	-	135,000	135,000
Washington Park Skate Park	-	-	-	-	-
City High-Speed Internet Grant	-	-	-	-	-
Assigned for:					
Other purposes	-	-	-	4,444,101	4,444,101
Unassigned balances (deficiency):	6,879,508	(415,408)	(13,762,971)	-	(7,298,871)
Total fund balances (deficiency)	<u>13,126,545</u>	<u>(367,022)</u>	<u>(13,762,971)</u>	<u>4,794,325</u>	<u>3,790,877</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 50,716,536</u>	<u>\$ 376,607</u>	<u>\$ 31,753,492</u>	<u>\$ 11,191,990</u>	<u>\$ 94,038,625</u>

See notes to financial statements.

CITY OF ALBANY, NEW YORK
STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES - GOVERNMENTAL FUNDS
For the Year Ended December 31, 2016

	<u>General</u>	<u>Special Revenue</u>	<u>Capital Projects</u>	<u>Other Governmental Funds</u>	<u>Total Governmental Funds</u>
REVENUES					
Real property taxes	\$ 56,313,118	\$ -	\$ -	\$ -	\$ 56,313,118
Sales and use taxes	33,150,041	-	-	-	33,150,041
Other taxes	2,753,707	-	-	-	2,753,707
Payments in lieu of taxes	32,435,189	-	-	-	32,435,189
Intergovernmental revenue	19,807,162	2,333,695	23,050,600	4,603,332	49,794,789
Charges for services	15,987,790	-	-	4,284,899	20,272,689
Fines, interest and penalties	4,590,813	-	-	-	4,590,813
Uses of money and properties	128,673	-	-	-	128,673
License and permits	3,417,214	-	-	-	3,417,214
Other revenues	3,461,855	-	-	430	3,462,285
Total revenues	<u>172,045,562</u>	<u>2,333,695</u>	<u>23,050,600</u>	<u>8,888,661</u>	<u>206,318,518</u>
EXPENDITURES					
Public safety and regulation	91,923,460	-	5,872,208	-	97,795,668
General government	18,712,485	-	4,722,877	-	23,435,362
Highways and streets	8,053,523	-	4,682,425	-	12,735,948
Recreation and culture	3,776,378	-	629,506	-	4,405,884
Community service	6,762,945	-	2,042,559	4,894,673	13,700,177
Economic development and assistance	-	2,325,661	4,455,732	-	6,781,393
Employee benefits	15,605,649	-	-	-	15,605,649
Debt service:					
Principal	13,395,042	-	-	225,332	13,620,374
Interest	3,527,433	-	-	45,092	3,572,525
Total expenditures	<u>161,756,915</u>	<u>2,325,661</u>	<u>22,405,307</u>	<u>5,165,097</u>	<u>191,652,980</u>
Excess of revenues over expenditures	<u>10,288,647</u>	<u>8,034</u>	<u>645,293</u>	<u>3,723,564</u>	<u>14,665,538</u>
OTHER FINANCING SOURCES (USES)					
Premium on bonds and bond anticipation notes issued	698,787	-	-	-	698,787
Transfers in	868,271	-	3,717,548	-	4,585,819
Transfers out	(3,717,548)	-	(868,271)	-	(4,585,819)
Proceeds of obligations, refunding - including bond premium	-	-	-	10,699,830	10,699,830
Payment to refunded bond escrow agent	-	-	-	(10,699,830)	(10,699,830)
Total other financing sources (uses)	<u>(2,150,490)</u>	<u>-</u>	<u>2,849,277</u>	<u>-</u>	<u>698,787</u>
Net change in fund balance	8,138,157	8,034	3,494,570	3,723,564	15,364,325
FUND BALANCE (DEFICIENCY), beginning of year	<u>4,988,388</u>	<u>(375,056)</u>	<u>(17,257,541)</u>	<u>1,070,761</u>	<u>(11,573,448)</u>
FUND BALANCE (DEFICIENCY), ending	<u>\$ 13,126,545</u>	<u>\$ (367,022)</u>	<u>\$ (13,762,971)</u>	<u>\$ 4,794,325</u>	<u>\$ 3,790,877</u>

See notes to financial statements.

CITY OF ALBANY, NEW YORK
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
WITH THE STATEMENT OF NET POSITION
December 31, 2016

Total fund balance - governmental funds \$ 3,790,877

Amounts reported in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and therefore are not reported as assets in governmental funds.

Property held for sale is	\$ 522,913	
The cost of capital assets is	506,708,911	
Accumulated depreciation is	<u>(291,709,761)</u>	215,522,063

Long-term liabilities, including bonds payable, that are not due and payable in the current period are not reported as liabilities in the funds. Long-term liabilities not due and payable at year end consist of:

Bonds and loans payable	(73,155,436)	
Bond Premium	(2,018,288)	
Due to NYS Retirement System	(12,956,026)	
Net pension liability	(60,898,458)	
Accrued post employment benefit obligation	(84,976,521)	
Accrued interest on bonds	(1,111,422)	
Compensated absences	(18,105,174)	
Landfill closure and postclosure obligation	(9,022,917)	
Capital lease obligations	(310,000)	
Judgments and claims	<u>(19,930,050)</u>	(282,484,292)

Prepaid expenses relating to net pension liability are recorded in the funds, however are included in deferred outflows of resources in the statement of net position. Deferred outflows and inflows of resources related to net pension liability are not recorded in the funds.

Prepaid expenses	(3,165,468)	
Deferred outflows and inflows	<u>61,518,287</u>	<u>58,352,819</u>
Net position of governmental activities		<u><u>\$ (4,818,533)</u></u>

CITY OF ALBANY, NEW YORK
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - GOVERNMENTAL FUNDS
WITH THE STATEMENT OF ACTIVITIES
For the Year Ended December 31, 2016

Total net change in fund balance - governmental funds \$15,364,325

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

Capital outlays to purchase or build capital assets are reported in governmental funds as expenditures. However, for governmental activities those costs are shown in the statement of net assets and allocated over their estimated useful lives as annual depreciation expenses in the statement of activities. This is the amount by which capital outlays exceed depreciation in the period.

Capital outlays	23,037,349	
Depreciation expense	(15,624,392)	
Loss on disposal of assets and other	<u>(73,651)</u>	7,339,306

In the statement of activities, certain operating expenses are measured by the amounts incurred during the year. In the governmental funds, however, expenditures for these items are measured by the amount of financial resources used (essentially, the amounts actually paid). Thus, the change in net assets differs from the change in fund balance as follows:

Compensated absences	(1,607,150)	
Landfill closure and postclosure costs	(289,871)	
Retainage incurred in current year	-	
Retainage incurred in prior year	207,092	
Judgments and claims	<u>(4,267,082)</u>	(5,957,011)

The issuance of long-term debt (e.g. bonds, leases) provides current financial resources to government funds, while the repayment of the principal of long-term debt consumes the current financial resources of government funds. Neither transaction, however, has any effect on net assets.

Bond proceeds	(23,684,579)	
Premiums on Bonds	(786,941)	
Amortization of Bond Premium	752,717	
Amortization of Deferred Outflow resulting from refunding of debt	(13,340)	
Due to NYS retirement system	(1,118,589)	
Payment to NYS retirement system	1,291,467	
Principal repaid	<u>24,196,899</u>	637,634

Accrued post employment benefit obligation liability increases long-term liabilities in the statement of net assets and related expenditures in the statement of activities, but not to governmental funds. Net post employment benefit contribution is an expenditure in governmental funds, but the contribution reduces long-term liabilities in the statement of net assets. This is the amount by which accrued post employment benefit liability adjustment exceeds the contribution.

Accrued post employment benefit liability adjustment	(27,883,470)	
Post employment benefit contribution paid	<u>16,589,455</u>	(11,294,015)

Interest on long-term debt in the statement of activities differs from the amount reported in the governmental funds because interest is recorded as an expenditure in the funds when it is due, and thus requires the use of current financial resources. In the statement of activities, however, interest expense is recognized as the interest accrues, regardless of when it is due.

373,593

Changes in prepaids, accrued liabilities, deferred inflows and outflows of resources related to net pension liability

(5,679,828)

Change in net position of governmental activities

\$ 784,004

See notes to financial statements.

CITY OF ALBANY, NEW YORK
STATEMENT OF FIDUCIARY NET POSITION - FIDUCIARY FUNDS
December 31, 2016

	<u>Agency</u>
ASSETS	
Cash and equivalents	\$ 506,319
Cash and equivalents - restricted	1,275,450
Accounts receivable	21,286
Due from other funds	<u>24,606</u>
Total assets	<u>\$ 1,827,661</u>
DEFERRED OUTFLOWS OF RESOURCES	<u>\$ -</u>
LIABILITIES	
Accounts payable	\$ 4,082
Seized forfeitures	1,275,450
Due to other funds	-
Other liabilities	<u>548,129</u>
Total liabilities	<u>\$ 1,827,661</u>
DEFERRED INFLOWS OF RESOURCES	<u>\$ -</u>
NET POSITION	<u><u>\$ -</u></u>

See notes to financial statements.

CITY OF ALBANY
COMBINING STATEMENT OF NET POSITION – DISCRETELY PRESENTED COMPONENT UNITS
December 31, 2016

	Albany Water Board and Municipal Water Finance Authority	Albany Parking Authority	City of Albany Industrial Development Agency	Albany Port District Commission	Other Component Units	Totals
ASSETS						
Cash and cash equivalents	\$ 6,591,885	\$ 800,427	\$ 1,867,362	\$ 2,371,583	\$ 651,578	\$ 12,282,835
Cash and cash equivalents, restricted	1,275,197	3,887,260	-	-	-	5,162,457
Investments	16,425,184	-	-	3,296,761	-	19,721,945
Investments, restricted	4,439,996	1,077,500	-	-	-	5,517,496
Receivables, net:						
Accounts	11,520,578	18,638	-	435,081	-	11,974,297
Other	-	22,124	-	-	96,126	118,250
Mortgage loans and notes receivable	-	-	131,970	-	-	131,970
Due from primary government	7,044,927	-	-	-	-	7,044,927
Prepaid and other assets	1,040,720	88,199	-	34,004	8,355	1,171,278
Capital assets, net	39,003,917	14,863,159	-	42,937,259	243,169	97,047,504
Total assets	<u>\$ 87,342,404</u>	<u>\$ 20,757,307</u>	<u>\$ 1,999,332</u>	<u>\$ 49,074,688</u>	<u>\$ 999,228</u>	<u>\$ 160,172,959</u>
DEFERRED OUTFLOWS OF RESOURCES						
Deferred outflows resulting from refunding of debt, net	\$ -	\$ 228,718	\$ -	\$ -	\$ -	\$ 228,718
Deferred bond insurance premiums, net	-	118,268	-	-	-	118,268
Deferred outflows related to net pension liability	-	915,123	-	594,722	-	1,509,845
Total deferred outflows of resources	<u>\$ -</u>	<u>\$ 1,262,109</u>	<u>\$ -</u>	<u>\$ 594,722</u>	<u>\$ -</u>	<u>\$ 1,856,831</u>
LIABILITIES						
Accounts payable and accrued expenses	\$ 5,331,752	\$ 406,987	\$ 74,481	\$ 346,881	\$ 79,110	\$ 6,239,211
Current maturities of long-term debt	4,025,000	1,255,291	-	452,527	128,004	5,860,822
OPEB obligation, current portion	-	50,184	-	77,000	-	127,184
Current installments of capital lease obligation	-	401,727	-	-	8,079	409,806
Accrued interest payable	-	306,385	-	-	-	306,385
Accrued interest, capital appreciation bonds	-	546,569	-	-	-	546,569
Due to primary government	-	96,786	131,970	-	-	228,756
Unearned revenues	-	118,321	-	24,749	-	143,070
Other liabilities	-	-	-	127,098	-	127,098
Accrued interest on capital appreciation bonds, less maturities	-	-	-	-	-	-
OPEB obligation, net of current portion	-	2,053,881	-	2,238,790	-	4,292,671
Net pension liability	-	769,869	-	634,538	-	1,404,407
Capital lease obligation, less current installments	-	657,051	-	-	5,387	662,438
Bonds and notes payable	31,556,388	13,355,675	-	1,661,117	-	46,573,180
Total liabilities	<u>\$ 40,913,140</u>	<u>\$ 20,018,726</u>	<u>\$ 206,451</u>	<u>\$ 5,562,700</u>	<u>\$ 220,580</u>	<u>\$ 66,921,597</u>
DEFERRED INFLOWS OF RESOURCES						
Deferred inflows related to net pension liability	\$ -	\$ 110,751	\$ -	\$ 75,214	\$ -	\$ 185,965
Deferred inflows related to sales of future revenues	184,384	-	-	-	-	184,384
Total deferred inflows of resources	<u>\$ 184,384</u>	<u>\$ 110,751</u>	<u>\$ -</u>	<u>\$ 75,214</u>	<u>\$ -</u>	<u>\$ 370,349</u>
NET POSITION						
Net invested in capital assets	5,476,374	4,544,259	-	40,823,615	-	50,844,248
Restricted	-	1,227,765	-	-	-	1,227,765
Unrestricted (deficit)	40,768,506	(3,882,085)	1,792,881	3,207,881	778,648	42,665,831
Total net position	<u>\$ 46,244,880</u>	<u>\$ 1,889,939</u>	<u>\$ 1,792,881</u>	<u>\$ 44,031,496</u>	<u>\$ 778,648</u>	<u>\$ 94,737,844</u>

See notes to financial statements.

CITY OF ALBANY
COMBINING STATEMENT OF ACTIVITIES – DISCRETELY PRESENTED COMPONENT UNITS
December 31, 2016

	Albany Water Board and Municipal Water Finance Authority	Albany Parking Authority	City of Albany Industrial Development Agency	Albany Port District Commission	Other Component Units	Totals
Operating revenue	\$ 37,406,909	\$ 7,272,081	\$ 176,788	\$ 5,028,974	\$ 807,105	\$ 50,691,857
Operating expenses						
Costs of services	-	3,288,582	407,540	696,248	1,096,147	5,488,517
Source of supply and purification	3,072,273	-	-	-	-	3,072,273
Transmission and distribution	4,625,522	-	-	-	-	4,625,522
General and administrative	5,300,837	240,854	-	3,282,828	159,232	8,983,751
Real estate taxes paid to other governments	1,945,030	-	-	-	-	1,945,030
Sewer contract	9,028,170	-	-	-	-	9,028,170
Depreciation and amortization	3,359,333	930,743	-	2,018,463	-	6,308,539
Grants	-	-	314,879	-	-	314,879
Miscellaneous	-	1,330,184	-	-	-	1,330,184
Total operating expenses	<u>27,331,165</u>	<u>5,790,363</u>	<u>722,419</u>	<u>5,997,539</u>	<u>1,255,379</u>	<u>41,096,865</u>
Excess of operating revenue over expenses before nonoperating revenue (expenses)	<u>10,075,744</u>	<u>1,481,718</u>	<u>(545,631)</u>	<u>(968,565)</u>	<u>(448,274)</u>	<u>9,594,992</u>
Nonoperating revenue (expenses)						
Amortization of bond insurance premiums	-	(38,704)	-	-	-	(38,704)
Decrease in fair value of investments	(2,659)	-	-	-	-	(2,659)
Interest income	495,529	59,368	10,750	29,398	-	595,045
Interest expense	(1,340,749)	(853,104)	-	(49,668)	-	(2,243,521)
Gain (loss) on sale of assets	26,479	(9,242)	-	-	-	17,237
Waterfront development expenses	-	-	-	(243,168)	-	(243,168)
Municipal support agreement expenses	-	-	-	(400,000)	-	(400,000)
Net nonoperating revenue (expenses)	<u>(821,400)</u>	<u>(841,682)</u>	<u>10,750</u>	<u>(663,438)</u>	<u>-</u>	<u>(2,315,770)</u>
Excess of revenue over expenses before transfers	<u>9,254,344</u>	<u>640,036</u>	<u>(534,881)</u>	<u>(1,632,003)</u>	<u>(448,274)</u>	<u>7,279,222</u>
Grant funding	368,434	-	-	610,591	-	979,025
Increase in liability due to transfer of services	-	-	-	-	-	-
Excess of revenue over expenses	<u>9,622,778</u>	<u>640,036</u>	<u>(534,881)</u>	<u>(1,021,412)</u>	<u>(448,274)</u>	<u>8,258,247</u>
NET POSITION, beginning of year	<u>36,622,102</u>	<u>1,249,903</u>	<u>2,327,762</u>	<u>45,052,908</u>	<u>1,226,922</u>	<u>86,479,597</u>
NET POSITION, end of year	<u>\$ 46,244,880</u>	<u>\$ 1,889,939</u>	<u>\$ 1,792,881</u>	<u>\$ 44,031,496</u>	<u>\$ 778,648</u>	<u>\$ 94,737,844</u>

See notes to financial statements.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

A. *Reporting Entity*

The City of Albany, New York (City) was established in 1614, chartered in 1686, and is governed by a Mayor and the City's Common Council. The City, as the primary government, performs local governmental functions within its jurisdiction, including general governmental support, public safety, culture and recreation, transportation, health, and economic assistance and opportunity.

The financial statements of the City have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP), promulgated by the Governmental Accounting Standards Board (GASB), which is the primary standard-setting body for establishing state and local governmental accounting and financial reporting principles.

In preparing financial statements in conformity with GAAP, management is required to make certain estimates and assumptions that affect the reported amounts of assets and liabilities, the disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenue and expenditures during the reporting period. Actual results could differ from those estimates.

As required by GAAP, these financial statements present the City and its component units, entities for which the City is considered to be financially accountable. Blended component units, although legally separate entities are, in substance, part of the City's operations and accordingly data from these units are combined with the data of the primary government. Discretely presented component units, on the other hand, are reported in a separate column in the government-wide financial statements to emphasize they are legally separate from the City.

The decision to include a component unit in the City's reporting entity is based on several criteria, including legal standing, fiscal dependency, financial accountability, selection of governing authority and ability to significantly influence operations. Based on the application of these criteria, the following is a brief review of significant entities considered in determining the City's reporting entity. Complete financial statements of the individual component units can be obtained from their respective administrative offices.

The City's component units are legally separate entities that are not operating departments of the City. The component units are managed independently, largely outside the appropriated budget process, and their powers generally are vested in a governing board. The governing boards of the component units are either entirely or partially appointed by the mayor.

Substantially all of the financial data was derived from audited annual financial statements and summarized in the financial statements. Additional information about each of the component units can be obtained from their annual financial statements.

Fund Balance Classifications

Fund balances are classified as follows:

Nonspendable - This classification includes amounts that cannot be spent because they are either (a) not in spendable form or (b) are legally or contractually required to be maintained intact.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

A. Reporting Entity (Continued)

Fund Balance Classifications (Continued)

Restricted - This classification includes amounts for which constraints have been placed on the use of the resources either (a) externally imposed by creditors (such as through a debt covenant), grantors, contributors, or laws or regulations of other governments, or (b) imposed by law through constitutional provisions or enabling legislation.

Committed - This classification includes amounts that can be used only for specific purposes pursuant to constraints imposed by formal action of the Common Council.

Assigned - This classification includes amounts that are constrained by the City's intent to be used for a specific purpose but are neither restricted nor committed. This intent can be expressed by the Common Council or through the Common Council delegating this responsibility to the Agency director through the budgetary process. This classification also includes the remaining positive fund balance for all governmental funds except for the General Fund.

Unassigned - This classification includes the residual fund balance for the General Fund. The Unassigned classification would also include negative residual fund balance of any other governmental fund that cannot be eliminated by offsetting of Assigned fund balance amounts.

The City would typically use restricted fund balances first, followed by committed resources, and then Assigned resources, as appropriate opportunities arise, but reserves the right to selectively spend Unassigned resources first to defer the use of these other classified funds.

Blended Component Unit

Albany Community Development Agency (ACDA or the Agency) is a public benefit corporation, established by State law and governed by a seven member Board of Directors who are City officials. The objectives of ACDA are to provide a suitable living environment and to expand economic opportunities for persons of low and moderate income within the City. ACDA has been designated by the City to undertake community development programs on behalf of the City and to administer federal community development block grant programs.

The City has the ability to significantly influence operations, select the governing board and participate in fiscal management, accordingly, ACDA is treated as a blended component unit of the City and its activities are included as a special revenue fund of the primary government and reported separately as an other governmental fund in the governmental fund statements.

Discretely Presented Component Units

The following discretely presented component units are reported in a separate column to emphasize that they are legally separate from the City:

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

A. Reporting Entity (Continued)

Discretely Presented Component Units (Continued)

Albany Water Board and Albany Municipal Water Finance Authority

The City of Albany Water and Sewer System (the System) provides water supply and distribution, and the collection and disposal of sewage for the City. The System began operations in February 1988, and consists of two legally separate and independent entities, the Albany Municipal Water Finance Authority (the Authority) and the Albany Water Board (the Board).

The Authority, a public benefit corporation, was established in 1986 for the purpose of issuing revenue bonds to pay for the purchase, future improvement, and construction of the System. Among its powers, the Authority may borrow money, issue debt, and require that the Board charge and collect sufficient rates to pay the costs of operating and financing the System. The Authority consists of seven members, two members of which are appointed by the Governor of New York State and five members of which are appointed by the Mayor of the City.

The Board, a corporate municipal instrumentality, was established in 1986 with the power to set and collect water and sewer fees in the amounts sufficient to pay the debt service on the bonds of the Authority, as well as to provide for the costs of the operation and maintenance of the System. The primary responsibility of the Board is to charge, collect, and enforce rates and other charges for the System. The Board consists of five members who are appointed by the Mayor of the City.

Albany Parking Authority

The Albany Parking Authority (the Parking Authority) was established in 1982 as a public benefit corporation of the State of New York. The Authority's existence is for a period of fifteen years, and thereafter until all of its liabilities have been met, and its bonds have been discharged. All rights and properties shall pass to the City upon the cessation of the Authority's existence. The Parking Authority is authorized to construct, operate and maintain areas or places in the City for the parking or storing of motor vehicles and is governed by a Board of Directors, which consists of five members appointed by the Mayor of the City with the advice and consent of the City Common Council.

City of Albany Industrial Development Agency

The City of Albany Industrial Development Agency (IDA) is a public benefit corporation established July 1, 1983 under the mandate of Article 18-A, "New York State Industrial Development Agency Act," of New York State general municipal law.

The IDA was established to promote and assist in acquiring or constructing various business and recreational facilities and, in the process, advance the job opportunities, health, general prosperity and economic welfare of the people of the City of Albany. A function of the IDA is to authorize the issuance of industrial revenue bonds for industrial development projects. The IDA reviews and determines whether to recommend approval of those applicants wishing to obtain financing. The IDA receives application fees from applicants and closing fees from those accepted for industrial revenue financing. The IDA is governed by a seven-member board appointed by the City Common Council.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

A. Reporting Entity (Continued)

Discretely Presented Component Units (Continued)

Albany Port District Commission

The Albany Port District Commission (the Commission) was established in 1925 by Chapter 192 of the Laws of the State of New York (the State). The law, as amended through December 31, 1986, grants the Commission regulatory powers over the development and operations of the port facilities of the Albany Port District (the Port). The Commission is a public corporation with perpetual existence and has the right of eminent domain, with the power to construct, develop and operate Port facilities including a terminal railroad; to fix fees, rates, rentals and other charges for its facilities; to regulate and supervise the construction and operations of Port facilities by private enterprise; to issue bonds and notes and to do all things necessary to make the Port useful and productive.

The Laws of 1925 provide that the municipalities of Albany and Rensselaer be assessed for the Commission's deficit, if any, from operations and financing. A reapportionment determination made April 1, 1932 established the rates of 88 percent for Albany and 12 percent for Rensselaer. These rates are still in effect and although the rates are subject to change under the provisions of the law, in recent years, there have been no such changes.

Lark Street Area District Management Association, Inc.

Lark Street Area District Management Association, Inc. (Association) is a tax exempt organization organized in 1996 under the Not-for-Profit Corporation Laws of New York State. The Association was created to execute responsibilities of a Comprehensive Business Improvement District. These responsibilities include but are not limited to administration, project development, public relations and public improvements in the Lark Street business improvement district. The Association may be dissolved by legislative body with all the assets reverting back to the City.

Central District Management Association, Inc.

The Central District Management Association, Inc. doing business as the Central Business Improvement District, Inc. (CBID) is a non-profit organization formed in January 1998 under the Not-for-Profit Corporation Law of New York State. The primary purpose of the CBID is to promote the preservation and development of the Central Avenue business corridor of the City of Albany and to make the area more attractive and accessible. To this end the CBID will work to enhance the public perception of the Central Avenue business corridor through overseeing and managing the appearance, security and cleanliness of the business improvement district. The CBID may be dissolved by legislative body with all the assets reverting back to the City.

City of Albany Capital Resource Corporation

The City of Albany Capital Resource Corporation (CRC) a non-profit organization formed in April 2010 under the Not-for-Profit Corporation Law of New York State. The primary purpose of the CRC is to promote community and economic development and the creation of jobs in the non-profit and for-profit sectors for the citizens of the City of Albany by developing and providing programs for not-for-profit institutions, manufacturing and industrial businesses, and other entities to access low interest tax-exempt and non-tax-exempt financing for their eligible projects. The Directors of the CRC are appointed by the City of Albany's governing body.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

A. Reporting Entity (Continued)

Discretely Presented Component Units (Continued)

The Association, CBID and CRC have been combined for financial statement reporting purposes and are reported as “other component units” in the combining statement of net position and combining statement of activities.

Downtown Albany Restoration Program, Inc.

Downtown Albany Restoration Program, Inc. d/b/a Downtown Albany Business Improvement District, Inc. (BID) is a tax-exempt organization organized in 1996 under the Not-for-Profit Corporation Law of New York State. BID was created to execute the responsibility of a comprehensive business improvement district. These responsibilities include but are not limited to administration, project development, public relations and public improvements in the downtown business improvement district. The BID may be dissolved by legislative body with all the assets reverting back to the City.

Since the most recent financial information is not available at the date of the financial statements issuance, the BID is not included in discretely presented component units in the City’s 2016 financial statements. Management believes that the impact of this omission is not material to the City’s 2016 financial statements.

Entities excluded from the reporting entity:

Albany Housing Authority

The Albany Housing Authority (Housing Authority) was established by state statute. The Mayor of the City of Albany appoints the Board of Directors of the Housing Authority; however, the City is not financially accountable for the Housing Authority, the City cannot significantly influence the activities of the Housing Authority and the Housing Authority does not provide specific financial benefits to or impose specific financial burdens on the City.

Albany City School District

The Albany City School District (the School District) operates the elementary and high schools in the City. The City is not accountable for the School District as the School District has the authority to levy taxes and School District Board members are elected officials.

B. Government-Wide and Fund Financial Statements

The government-wide financial statements (the statement of net position and the statement of activities) report information on all of the nonfiduciary activities of the City and its component units. The effect of interfund, but not interprimary government and component unit, transactions have generally been eliminated from these financial statements. 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. The City’s activities are all classified as governmental activities. The primary government is reported separately from certain legally separate component units for which the City is financially accountable.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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

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

Separate financial statements are provided for governmental funds and fiduciary funds, even though fiduciary funds are excluded from the government-wide financial statements.

Major individual governmental funds are reported in 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 fiduciary fund financial statements. 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 when all eligibility requirements imposed by the grantor have been satisfied.

Governmental fund financial statements are reported using the current financial resources measurement focus and modified accrual basis of accounting. Revenues are recognized when 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 City considers revenues to be available if they are collected within one year. Expenditures are generally recorded when a liability is incurred, in the same manner as accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences, postemployment benefit obligations, claims and judgments and similar long-term liabilities are recorded only when payment is due.

Property taxes, sales taxes, licenses and other fees are all recognized as revenues of the current period. Special assessments are recorded as receivable and deferred revenue at the time the related project is completed and levied. Revenue is recognized as assessments become measurable and available, normally as received.

The City reports the following major governmental funds:

Governmental fund types

General Fund – The General Fund is the principal fund of the City. All financial transactions related to revenue and expenditures for delivery of those services traditionally provided by a municipal government, which are not accounted for in other funds, are accounted for in the General Fund.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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

Special Revenue Funds – These funds account for the proceeds of specific revenue sources (other than major capital projects that are legally restricted to expenditures for specified purposes). The following Special Revenue Funds operate within financial limits of an annual budget adopted by the City Council. Special Revenue Funds of the City include the following:

Special Grant Fund – Used to account for the use of state and federal monies received under the Workforce Investment Act.

Miscellaneous Special Revenue Fund – Principally used to account for the use of state and federal monies received under the Corporation for National and Community Services program as well as Department of Justice and other youth and recreational funds.

Capital Projects Fund – Resources used to construct or acquire capital improvements, and general fixed assets are accounted for in this fund. Resources are derived principally from proceeds of long-term debt and Federal and State aid.

Other governmental fund

Albany Community Development Agency (ACDA) is a public benefit corporation, which has been designated by the City to undertake community development programs on behalf of the City and to administer federal community development block grant programs. As previously discussed, it is accounted for as a blended component unit of the City.

Private sector standards of accounting and financial reporting issued prior to December 1, 1989, generally are followed in the government-wide financial statements to the extent that those standards do not conflict with or contradict guidance of GASB.

Amounts reported as program revenues include charges to customers or applicants for goods, services or privileges provided, operating grants and contributions, and capital grants and charges, including special assessments. Internally dedicated resources are reported as general revenues, which includes all taxes.

D. *Assets, Liabilities and Net Position*

Cash and Investments

The City's investment policies must comply with State statutes as well as their own written investment policy. City monies must be deposited into Federal Deposit Insurance Corporation (FDIC) insured commercial banks or trust companies located within the State. The City is authorized to use money market accounts and certificates of deposit. Permissible investments include obligations of the United States Treasurer, and United States agencies that are backed by the full faith and credit of the United States, repurchase agreements, and with the permission of the State Comptroller, obligations of New York State or its localities.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

D. Assets, Liabilities and Net Position (Continued)

Deposits in excess of the FDIC limits are required to be fully collateralized by obligations of New York State or Federal agencies, the principal and interest of which are guaranteed by the United States or obligations of New York State local governments. The securities are held in a separate, segregated account in the name of the financial institution for the benefit of the City.

The City considers highly liquid investments (including restricted assets) with an original maturity date of three months or less, and money market accounts to be cash equivalents.

Receivables and Payables

Activities between funds that are representative of lending/borrowing arrangements outstanding at the end of the year are referred to as either due to/from other funds or advances to/from other funds.

All landfill and other accounts receivable are shown net of an appropriate allowance for uncollectible accounts, where such a provision is required.

Inventories and Prepaid Items

The City does not maintain inventories of supplies and records expenditures when purchased rather than when consumed. Likewise, it records payments to vendors for prepaid expenses as expenditures when paid.

Restricted Assets

Restricted assets, which consist principally of cash and cash equivalents, are assets to be used for the reduction of future debt service payments and to provide resources to offset the costs of future capital improvements.

Capital Assets

Capital assets, which include property, plant, equipment and infrastructure assets (including roads, bridges, sidewalks and similar items) are reported in the government-wide financial statements. Capital assets are defined by the City as assets with an initial individual cost of \$5,000 or more and an estimated life of three years or more. These assets are recorded at historical cost or estimated historical cost if purchased or constructed.

Normal maintenance and repair costs that do not add to the value of the asset or materially extend their lives are not capitalized.

Major classes of capital assets are depreciated using the straight-line method over various useful lives. Useful lives for the major classes of capital assets are summarized as follows:

Buildings, capital leases and improvements	20 - 50 years
Machinery and equipment	3 - 20 years
Infrastructure	30 years

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

D. *Assets, Liabilities and Net Position (Continued)*

Compensated Absences

Employees earn vacation and sick leave as they provide service. Pursuant to collective bargaining agreements, they may accumulate (subject to certain limitations) unused time earned and, upon retirement, termination or death, may be compensated for such accumulated time. In addition, certain employees may accumulate unused sick time earned and upon retirement, termination, or death, may be compensated for such accumulated time. The cost of accumulated vacation pay and sick time expected to be paid from future expendable resources of the Governmental Funds are accounted for as a liability in the General Long-Term Debt Account Group and recognized in the respective Governmental Funds when the expenditures are paid.

Leave paid in the current period is reported as an expenditure in the fund financial statements. All accumulated leave, including that which is not expected to be liquidated with expendable available financial resources, is reported in the government-wide financial statements.

Retirement Benefits

The City of Albany provides retirement benefits for its employees through contributions to the New York State Employees' Retirement System (ERS) and the New York State Police and Fire Retirement System (PFRS). These retirement programs provide various plans and options, some of which require employee contributions.

The City uses GASB Statement No. 68, *Accounting and Financial Reporting for Pensions* (GASB 68) to recognize the net pension asset (liability), deferred outflows and deferred inflows of resources, pension expense (benefit), and information about and changes in the fiduciary net position on the same basis as reported by the respective defined benefit pension plans.

Judgments and Claims

The liability for claims in process represents estimates for all known workers' compensation claims and probable legal settlements at year end.

Deferred Revenue

Deferred revenues principally represent unpaid loan balances resulting from various community development home loan programs operated by the City. When loan payments are received, revenue is recognized to the extent of principal received. When grant funds are reloaned, a corresponding expenditure is recorded. When the allowance for loan losses is increased, a corresponding decrease in the amount of deferred revenue is made in the same period, the effect of which is to reduce the overall amount of funds available for future loans.

Long-Term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are recognized as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the bonds.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 1 — SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

D. Assets, Liabilities and Net Position (Continued)

Long-Term Obligations (Continued)

In the fund financial statements, bond premiums and discounts are reported in the current period. The face amount of debt issued is reported as other financing sources. Payments on such debt are recognized as expenditures in the period made. Premiums and discounts are reported as other financing sources or use and issuance costs are reported as debt service expenditures.

E. Tax Abatements

The City adopted GASB Statement No. 77, *Tax Abatement Disclosures* effective January 1, 2016, which requires governments that enter into tax abatement agreements to disclose certain information about the agreements. The City has several real property tax abatement agreements with various entities that generally follow along two methods from two different enabling sources which are used for two different general purposes, with a few agreements that overlap the categories. These agreements all call for a form of Payment In Lieu of Taxes (PILOT) in return for a 100% abatement of real property taxes.

Generally the tax abatements are issued under the NYS Private Housing Finance Law (PHFL) or the City of Albany Industrial Development Agency (CAIDA), incorporated pursuant to State Law. PILOT agreements are in place under both categories, with shelter rents (a percentage of the rents from the housing) being the predominant PILOT method for PHFL agreements, and payments of a percentage of taxable assessed value being the predominant PILOT method for IDA agreements. The PHFL properties are mostly organized under the Albany Housing Authority, which is a separate, but component unit of the City of Albany. These properties contain almost exclusively “affordable housing” units. The IDA properties are commercial properties comprised of a mix of hotel, office, retail, and both market rate and affordable apartment units.

The total assessed value of all affordable housing properties, including the IDA properties, is \$457,284,149 for the Property Tax Year and \$346,243,086 for the School Tax year, with taxable assessed values of \$34,022,709 and \$31,782,493 respectively. The total PILOT payments on these properties to date were \$482,664, \$110,767 and \$911,266 to the City, County and School Districts respectively. (Some of the shelter rents have not yet been received.) This value is an expression of what the total value of collected shelter rents would be if they were collected and apportioned as taxes. This constitutes a \$7,481,578 abatement of County/City property taxes and a \$9,030,831 abatement of school taxes.

The total assessed value of Commercial (almost exclusively IDA) properties is \$159,750,482 for the Property Tax Year and \$247,090,200 for the School Tax Year, with taxable assessed values of \$93,669,414 and \$113,144,927 respectively. The total PILOT payments on these properties to date were \$1,183,564, \$275,771 and \$2,747,407 to the City, County and School Districts respectively. (Some PILOT payments are involved in litigation, and have not yet been paid.) This constitutes a \$1,168,081 abatement of County/City property taxes and a \$3,858,977 abatement of school taxes.

Copies of the agreements may be obtained from the Darius Shahinfar, Albany City Treasurer, City Hall, 24 Eagle St., Rm. 109, Albany, NY 12207, dshahinfar@albanyny.gov.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 2 — EXPLANATION OF CERTAIN DIFFERENCES BETWEEN GOVERNMENT-WIDE STATEMENTS AND GOVERNMENTAL FUND FINANCIAL STATEMENTS

Due to the differences in the measurement focus and basis of accounting used in the governmental fund statements and the government-wide statements, certain financial transactions are treated differently. The basic financial statements contain a full reconciliation of these items. The differences result primarily from the economic focus of the statement of activities, compared with the current financial resources focus of the governmental funds.

A. Total Fund Balances of Governmental Funds vs. Net Position of Governmental Activities

Total fund balances of the City's governmental funds differ from "net position" of governmental activities reported in the statement of net position. This difference primarily results from the additional long-term economic focus of the statement of net position versus the solely current financial resources focus of the governmental fund balance sheets.

B. Statement of Revenues, Expenditures and Changes in Fund Balance vs. Statement of Activities

Differences between the governmental funds statement of revenues, expenditures and changes in fund balance and the statement of activities fall into one of three broad categories. The amounts shown below represent:

i. Long-term revenue and expense differences:

Long-term revenue differences arise because governmental funds report revenues only when they are considered "available", whereas the statement of activities reports revenues when earned. Differences in long-term expenses arise because governmental funds report on a modified accrual basis, whereas the accrual basis of accounting is used on the statement of activities.

ii. Capital related differences:

Capital related differences include the difference between proceeds for the sale of capital assets reported on governmental fund statements and the gain or loss on the sale of assets as reported on the statement of activities, and the difference between recording an expenditure for the purchase of capital items in the governmental fund statements and depreciation expense on those items as recorded in the statement of activities.

iii. Long-term liability transaction differences:

Long-term liability transaction differences relate principally to bonds, post-employment benefits and accrued compensated absences. Both interest and principal payments on bonds and other long-term debt are recorded as expenditures in the governmental fund statements, whereas interest payments are recorded in the statement of activities as incurred, and principal payments are recorded as a reduction of liabilities in the statement of net position.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 2 — EXPLANATION OF CERTAIN DIFFERENCES BETWEEN GOVERNMENT-WIDE STATEMENTS AND GOVERNMENTAL FUND FINANCIAL STATEMENTS (Continued)

B. Statement of Revenues, Expenditures and Changes in Fund Balance vs. Statement of Activities (Continued)

iii. Long-term liability transaction differences: (Continued)

Employees earn vacation and sick leave as they provide service. They may accumulate (subject to certain limitations) unused time earned and, upon retirement, termination or death, may be compensated for such accumulated time. The cost of vacation pay and sick time are recognized in the statement of revenues, expenditures and changes in fund balance when the expenditures are paid. The cost of vacation and sick time earned within the reporting period, including that which is not expected to be paid with expendable available financial resources, is reported in the government-wide financial statements as a liability and expensed in the statement of activities.

Employees earn retirement benefits as they provide service. The benefit is based on factors such as the applicable employee agreement, the employees' hiring date and the number of years of service to the City. The costs of retirement benefits are recognized in the statement of revenues, expenditures and changes in fund balance when the expenditures are paid. Pension benefits are accounted for in accordance with GASB Statement No. 68, *Accounting and Financial Reporting for Pensions* and are reported in the government-wide financial statements as a liability/asset, deferred outflows of resources/deferred inflows of resources and expensed in the statement of activities accordingly. Other postemployment benefits are accounted for in accordance with GASB Statement No. 45, *Accounting and Financial Reporting by Employers for Postemployment Benefits Other Than Pensions* and are reported in the government-wide financial statements as a liability and expensed in the statement of activities accordingly.

NOTE 3 — STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY

Budgetary Information

Pursuant to Article 6 of the Second Class Cities Law of the State of New York and its own charter, the City legally adopts calendar year budgets for the General and Special Revenue Funds. Any amendments to the original budget during the year require the approval of the Board of Estimate and Apportionment.

The appropriated budget is prepared by fund, function and department, encumbrance accounting is employed in governmental funds. Encumbrances (such as purchase orders) outstanding at year end are reported as reservations of fund balances and do not constitute expenditures or liabilities because the commitments will be reappropriated and honored during the subsequent year.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 4 — CASH AND CASH EQUIVALENTS AND CASH AND CASH EQUIVALENTS - RESTRICTED

At December 31, 2016, cash and cash equivalents and cash and cash equivalents - restricted are comprised of interest bearing and non-interest bearing deposits in various financial institutions.

It is the City's policy for all deposits to be secured by collateral valued at market or par, whichever is lower, less the amount of Federal Deposit Insurance Corporation (FDIC) insurance. At December 31, 2016, all cash and cash equivalents, as well as restricted cash and cash equivalents in excess of FDIC insurance, were fully collateralized by securities in the name of the financial institution held in a separate account.

The City has approximately \$2,107,000 in cash and cash equivalents that have been restricted as follows:

General Fund	
Debt service	\$ 1,136,000
Landfill postclosure	916,000
NYS Power Authority grant	<u>55,000</u>
	<u><u>\$ 2,107,000</u></u>

The City's investment policy attempts to limit exposure to losses arising from interest rate risk, credit risk, custodial risk, and concentration of credit risk. Further, statutes authorize the City to invest in obligations of New York State, the United States Government and its agencies, and repurchase agreements collateralized by U.S. obligations.

NOTE 5 — LANDFILL RECEIVABLE

The City currently has one landfill accepting waste from various public and private entities. These entities are billed monthly based on the tonnage deposited at the landfill for the previous month. At December 31, 2016, the City had outstanding landfill receivables of approximately \$921,000, with an allowance of approximately \$10,000.

NOTE 6 — PROPERTY TAXES

Property taxes are levied and payable in January. Any property taxes not paid by the following December 31 are purchased without recourse by the County of Albany. Accordingly, the total levy is considered measurable and available, and there is no allowance for uncollectible property taxes at December 31, 2016.

The taxable assessed value of real property, as adjusted by New York State, included in the tax levy of 2015 (revenue in 2016), was \$4,496,969,757. The effective tax rate on this value is \$10.83 per thousand for residential and \$14.07 per thousand for non-residential properties. The constitutional tax limit is 2% of the 5-year average of the full value assessment. The 2015 levy represents approximately 63% of the constitutional tax limit. The taxable assessed value of real property included in the tax levy of 2016 (revenue in 2017), was \$4,837,259,196. The effective tax rate on this value is \$10.79 per thousand for residential and \$14.06 per thousand for non-residential properties. The 2016 levy represents approximately 65% of the constitutional tax limit.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 7 — CAPITAL ASSETS

Property and equipment is comprised of the following:

	<u>Balance January 1 2016</u>	<u>Additions</u>	<u>Deletions and Reclassifications</u>	<u>Balance December 31, 2016</u>
Capital assets not being depreciated:				
Land	\$ 5,007,396	-	-	\$ 5,007,396
Construction in process	22,602,232	18,430,834	(9,780,997)	31,252,069
	<u>27,609,628</u>	<u>18,430,834</u>	<u>(9,780,997)</u>	<u>36,259,465</u>
Capital assets being depreciated:				
Buildings, capital leases and improvements	52,866,164	14,291	2,079,357	54,959,812
Machinery and equipment	62,145,656	3,582,429	390,783	66,118,868
Infrastructure	342,676,655	1,009,795	5,684,316	349,370,766
	<u>485,298,103</u>	<u>23,037,349</u>	<u>(1,626,541)</u>	<u>506,708,911</u>
Less accumulated depreciation for:				
Buildings, capital leases and improvements	29,556,216	1,236,813	-	30,793,029
Machinery and equipment	52,037,416	3,063,962	(1,552,890)	53,548,488
Infrastructure	196,044,627	11,323,617	-	207,368,244
	<u>277,638,259</u>	<u>15,624,392</u>	<u>(1,552,890)</u>	<u>291,709,761</u>
Total capital assets, net	<u>\$ 207,659,844</u>			<u>\$ 214,999,150</u>

Depreciation expense was approximately \$15,624,000 for the year ended December 31, 2016. In the statement of activities, depreciation expense is allocated to each function as follows:

<u>Function/Programs</u>	<u>Depreciation Expense</u>
Public safety and regulation	\$ 2,225,000
General government	4,732,000
Highway and streets	4,368,000
Recreation and culture	489,000
Community service	3,704,000
Economic development and assistance	106,000
	<u>\$ 15,624,000</u>

NOTE 8 — MORTGAGE LOANS RECEIVABLE AND DEFERRED REVENUES

The City, through its blended component unit ACDA, lends monies received through Federal grants (principally HUD CDBG) to individuals, businesses, and non-profit agencies at low interest rates to fund the acquisition and rehabilitation of low income housing and other community development projects in the City. Loan disbursements are recorded as grant expenditures and loan repayments are recorded as program income. Mortgage loans receivable and the related deferred revenue account consist of principal to be collected in future periods or principal amounts that are forgiven annually in accordance with grant provisions.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 8 — MORTGAGE LOANS RECEIVABLE AND DEFERRED REVENUES (Continued)

Interest rates and loan periods are determined using criteria established by the granting agency. Interest rates on these loans range between 0% and 8% and loan periods are either for a period of up to 15 years or deferred and forgiven as long as the beneficiary is in compliance with the loan agreement.

Funds received from the NYSHTFC were used to establish loans with various not-for-profit organizations, for use in the acquisition and rehabilitation of low income housing. In accordance with applicable grant provisions, loan disbursements are reflected as Due to New York Housing Trust Fund Corporation (NYSHTFC). Funds disbursed to participants generally do not bear interest and are repayable over a period of 15 to 25 years. In accordance with loan agreements, annually, on the anniversary date of completion of the project, one fifteenth or twenty-fifth of the loan is forgiven as long as the beneficiary is in compliance with the loan agreement.

In 2011, the Agency initiated a Choose Albany revolving loan fund utilizing general funds. The revolving loan fund promotes home ownership in Albany and will be for 8% of the purchase price up to \$15,000. The loan can be utilized for down payment assistance or closing costs. The loans have a ten year term with zero percent interest.

The balance of mortgage loans receivable, net of related allowances, is comprised of the following at December 31, 2016:

<u>Program</u>	<u>Balance</u>
HUD	\$2,313,967
HUD, forgivable grant loans	2,009,077
NYSHTFC, net of allowance	71,268
Choose Albany, net of allowance	189,910
	<u>\$4,584,222</u>

NOTE 9 — INTERFUND RECEIVABLES AND PAYABLES

A summary of interfund receivables and payables at December 31, 2016 is as follows:

<u>Fund</u>	<u>Due From Other Funds</u>	<u>Due To Other Funds</u>
General	\$ 5,590,288	\$ 1,076,519
Special Revenue	26,652	540,505
Capital Projects	2,381	3,389,633
Albany Community Development Agency	9,965	647,235
	<u>5,629,286</u>	<u>5,653,892</u>
Fiduciary Fund	24,606	-
	<u>\$ 5,653,892</u>	<u>\$ 5,653,892</u>

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 9 — INTERFUND RECEIVABLES AND PAYABLES (Continued)

Fiduciary fund balances are not reported in the government wide financial statements or fund financial statements. Rather, they are reported separately in the statement of fiduciary net position – fiduciary funds.

NOTE 10 — DUE FROM/TO COMPONENT UNITS

The City has reported approximately \$3,318,000 as the amount due to the Component Units, net at December 31, 2016. The Component Units reported approximately net \$6,816,000 as the amount due from the primary government, net. The net difference as reported by the City and its Component Units is approximately \$3,498,000 which is primarily caused by timing difference related to the recording of tax assessment adjustments. Other activity giving rise to difference in amounts due between the City and the Component Units relates to payroll, benefits, grant reimbursements and other administrative costs paid for by the City and reimbursed to the City by the Component Units or paid for by the Component Units and reimbursed by the City.

NOTE 11 — PENSION PLANS

The City of Albany participates in the New York State and Local Employees' Retirement System (ERS), the New York State and Local Police and Fire Retirement System (PFRS) and the Public Employees' Group Life Insurance Plan (collectively, the Systems). These are cost-sharing multi-employer retirement systems. The Systems provide retirement benefits as well as death and disability benefits. Obligations of employers and employees to contribute and benefits to employees are governed by the New York State Retirement and Social Security Law (NYSRSSL). As set forth in the NYSRSSL, the Comptroller of the State of New York (Comptroller) serves as sole trustee and administrative head of the Systems. The Comptroller shall adopt and may amend rules and regulations for the administration and transaction of the business of the Systems and for the custody and control of their funds. The Systems issue a publicly available financial report that includes financial statements and required supplementary information. That report may be obtained by writing to the New York State and Local Retirement Systems, NYS Comptroller State Office Building, 110 State Street, Albany, NY 12207.

The Systems are contributory at a rate of 3% of salary, except for employees who joined before July 27, 1976 and Tier 3 and 4 members with ten or more years of membership, or ten years of credited service for whom no contribution is required. Employee contributions are deducted from their salaries and remitted on a current basis to the Systems. Employer contributions are actuarially determined for the Systems.

The City of Albany is required to contribute at an actuarially determined rate. Since 2012, the City of Albany has elected to amortize a portion of its retirement contributions in accordance with the provisions of Chapter 57, laws of 2013 and Chapter 57, laws of 2010. In 2016, the City elected to amortize an additional \$1,198,000 of its calculated pension contribution to the retirement system for its fiscal year ended December 31, 2016. The City's contributions made to the Systems were equal to 100 percent of the minimum required contributions. At December 31, 2016, approximately \$12,956,000 was deferred and recorded as due to New York State Retirement System in the statement of net position (Note 13(c)).

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 11 — PENSION PLANS (Continued)

Net Pension Asset (Liability), Pension Expense, and Deferred Outflows and Deferred Inflows of Resources

At December 31, 2016, the City Reported the following asset / (liability) for its proportionate share of the net pension asset / (liability) for each of the plans.

	<u>PFRS</u>	<u>ERS</u>
Actuarial Valuation Date	April 1, 2015	April 1, 2015
Net Pension Asset / (Liability)	\$ (41,710,392)	\$ (19,188,066)
Proportionate Share of the Plan's		
Total Net Pension Asset / (Liability)	1.4087602%	0.1195497%
Proportionate Share of Pension Expense	\$ 15,343,285	\$ 6,854,872

The PFRS and ERS net pension liability was measured as of March 31, 2016, and the total pension liability was determined by an actuarial valuation as of April 1, 2015, with updated procedures used to roll forward the total pension liability to March 31, 2016. The City's proportion of the net pension liability was based on the ratio of its actuarially determined employer contribution to PFRS's and ERS's total actuarially determined employer contribution for the fiscal year ended on the measurement date.

At December 31, 2016, the City reported deferred outflows and deferred inflows of resources as follows:

	<u>PFRS</u>		<u>ERS</u>	
	<u>Deferred</u> <u>Outflows of</u> <u>Resources</u>	<u>Deferred</u> <u>Inflows of</u> <u>Resources</u>	<u>Deferred</u> <u>Outflows of</u> <u>Resources</u>	<u>Deferred</u> <u>Inflows of</u> <u>Resources</u>
Differences between expected and actual experience	\$ 374,105	\$ 6,306,110	\$ 96,962	\$ 2,274,425
Net difference between projected and actual earnings on pension plan investments	23,375,302	-	11,383,414	-
Changes in assumptions	17,981,212		5,116,879	
Changes in proportion and differences between City contributions and proportionate share of contributions	-	2,588,854	-	1,603,839
City contributions subsequent to the measurement date	11,205,759	-	4,024,697	-
	<u>\$ 52,936,378</u>	<u>\$ 8,894,964</u>	<u>\$ 20,621,952</u>	<u>\$ 3,878,264</u>

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 11 — PENSION PLANS (Continued)

Net Pension Asset (Liability), Pension Expense, and Deferred Outflows and Deferred Inflows of Resources (Continued)

Contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability (increase to net pension asset) in the year ended March 31, 2017 for PFRS and ERS. Other amounts reported as deferred outflows and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

<u>Year Ended</u> <u>March 31,</u>	<u>PFRS</u>	<u>ERS</u>
2017	\$ 7,772,947	\$ 3,196,055
2018	7,772,947	3,196,055
2019	7,772,947	3,196,055
2020	7,447,475	3,130,823
2021	2,069,339	-
	<u>\$ 32,835,655</u>	<u>\$ 12,718,988</u>

Actuarial Assumptions

The total pension liability for the March 31, 2016 measurement date was determined by using an actuarial valuation as of April 1, 2015 with update procedures used to roll forward the total pension liability to March 31, 2016. These actuarial valuations for both ERS and PFRS used the following actuarial assumptions:

Actuarial cost method – Entry age normal

Inflation – 2.5%

Salary increases – 3.8% in ERS, 4.5% in PFRS, indexed by service

Investment rate of return – 7.0% compounded annually, net of investment expense, including inflation

Cost of living adjustments – 1.3% annually

Mortality – Based on the plan’s experience from April 1, 2010 – March 31, 2015 with adjustments for mortality improvements based on the Society of Actuaries’ Scale MP-2014

Discount rate – 7.0%

The long-term expected rate of return on the Systems’ pension plan investments was determined using a building-block method in accordance with Actuarial Standard of Practice No. 27, Selection of Economic Assumptions for Measuring Pension Obligations. Consideration was given to expected future real rates of return (expected returns, net of pension plan investment expense and inflation) for each major asset class as well as historical investment data and plan performance.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 11 — PENSION PLANS (Continued)

Investment Asset Allocation

Best estimates of arithmetic real rates of return for each major asset class included in the target asset allocations as of the applicable valuation dates are summarized as follows:

<u>Asset Class</u>	<u>Target Allocation</u>	<u>Long-Term Expected Real Rate of Return</u>
Domestic equities	38%	7.3%
International equities	13%	8.6%
Private equities	10%	11.0%
Real estate	8%	8.3%
Absolute return strategies	3%	6.8%
Opportunistic portfolio	3%	8.6%
Real assets	3%	8.7%
Bonds and mortgages	18%	4.0%
Cash	2%	2.3%
Inflation-Indexed bonds	2%	4.0%
	<u>100%</u>	

Discount Rate

The discount rate projection of cash flows assumed that contributions from plan members will be made at the current member contribution rates and that contributions from employers will be made at statutorily required rates, actuarially determined. Based on those assumptions, the Systems' fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension asset / (liability).

The following presents the City's proportionate share of its net pension asset and liability calculated using the discount rate of 7.0% (ERS and PFRS) and the impact of using a discount rate that is 1% higher or lower than the current rate.

	<u>1.0% Decrease</u>	<u>Discount Rate</u>	<u>1.0% Increase</u>
City's proportionate share of the PFRS net pension asset (liability)	<u>\$ (93,164,548)</u>	<u>\$ (41,710,392)</u>	<u>\$ 1,419,342</u>
City's proportionate share of the ERS net pension asset (liability)	<u>\$ (43,267,696)</u>	<u>\$ (19,188,066)</u>	<u>\$ 1,158,192</u>

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 12 — NOTES PAYABLE

The City may issue Bond Anticipation Notes (BANs), in anticipation of proceeds from the subsequent sale of bonds. These notes are recorded as current liabilities of the funds that will actually receive the proceeds from the issuance of bonds. State law requires that BANs issued for capital purposes be converted to long-term financing within five years.

In June 2016, the City issued various BANs of \$38,846,812 at an interest rate of 2.00%. The proceeds of the BANs, along with available funds, were used to redeem part of the \$43,425,299 BANs issued in 2015 which matured in July 2016 and also provided new funds for various capital purchases and improvements. These BANs were subsequently redeemed in June 2017 (see Note 15 – Subsequent Events).

Interest expense on BANs totaled approximately \$869,000 for the year ended December 31, 2016.

NOTE 13 — INDEBTEDNESS

Indebtedness of the City include loans, certain accruals, and serial and Environmental Facilities Corporation (EFC) bonds. Bonds are guaranteed by the full faith and credit of the City.

The following is a summary of certain long-term liability transactions of the City for the year ended December 31, 2016:

	Balance January 1, 2016	New Issues/ Increase in Estimates	Payments/ Decrease in Estimates	Balance December 31, 2016
Bonds	\$ 72,265,000	\$ 23,684,579	\$ (23,225,000)	\$ 72,724,579
Premiums on Bonds	1,984,064	786,941	(752,717)	2,018,288
Loans payable (ACDA)	511,189	-	(80,332)	430,857
Post employment benefit obligation (Note 14)	73,682,506	27,883,470	(16,589,455)	84,976,521
Vacation/sick pay obligations	16,498,024	1,607,150	-	18,105,174
Due to NYS Retirement System	13,128,904	1,118,589	(1,291,467)	12,956,026
Net pension liability	8,526,822	66,115,703	(13,744,067)	60,898,458
Litigation and contingent liabilities	15,662,968	8,500,048	(4,232,966)	19,930,050
Landfill closure and postclosure care costs	8,733,046	289,871	-	9,022,917
Capital lease obligations	455,000	-	(145,000)	310,000
Total	<u>\$ 211,447,523</u>	<u>\$ 129,986,351</u>	<u>\$ (60,061,004)</u>	<u>\$ 281,372,870</u>

Of the total outstanding indebtedness of the City at December 31, 2016, approximately \$111,571,000 was subject to the statutory debt limit. Amounts subject to the statutory debt limit include bonds and bond anticipation notes payable. This represents approximately 33% of the City's \$336,650,207 statutory debt limit.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(a) Bonds

Serial and New York State Environmental Facilities (EFC) bonds, the proceeds of which have been used primarily to provide funds for various capital projects, consists of the following at December 31, 2016:

<u>Interest Rate</u>	<u>Date Issued</u>	<u>Maturity Date</u>	<u>Amount of Original Issue</u>	<u>Outstanding December 31, 2016</u>	<u>Annual Principal Installments (Range)</u>
Serial Bonds					
3.50 - 3.75%	2009	2018	\$ 19,974,950	\$ 2,905,000	\$ 1,420,000 - 1,485,000
3.00 - 5.00%	2011	2025	11,075,000	4,950,000	225,000 - 890,000
3.00 - 4.00%	2011	2017	1,700,000	275,000	275,000
1.50 - 3.00%	2011	2021	7,922,026	4,230,000	805,000 - 890,000
2.00%	2012	2020	24,027,579	12,600,000	3,100,000 - 3,230,000
3.00 - 4.00%	2012	2021	10,010,248	5,875,000	1,110,000 - 1,240,000
2.00 - 5.00%	2012	2018	12,590,000	3,455,000	1,685,000 - 1,770,000
3.00 - 4.50%	2013	2020	9,890,000	5,985,000	1,405,000 - 1,595,000
3.00 - 4.50%	2015	2018	4,545,000	3,035,000	1,490,000 - 1,545,000
3.00 - 4.50%	2015	2020	4,670,000	3,645,000	895,000 - 935,000
2.00 - 5.00%	2016	2023	10,210,000	8,985,000	110,000 - 1,835,000
2.00%	2016	2025	13,474,579	13,474,579	1,359,579 - 1,665,000
EFC Bonds					
4.31 - 5.74%	2011	2020	3,995,000	1,730,000	405,000- 445,000
1.212 - 5.002%	2012	2022	2,730,000	<u>1,580,000</u>	240,000-285,000
				\$ 72,724,579	
Add: Unamortized Premiums				<u>2,018,288</u>	
				<u>\$ 74,742,867</u>	

The following are details of bonds outstanding at December 31, 2016:

During 2009, the City issued \$19,974,950 in General Obligation Bonds. The proceeds, along with \$2,462,000 in available funds, were used to redeem \$28,525,600 Bond Anticipation Notes of 2008, originally issued for various capital projects. \$9,830,000 was refunded in 2016. The final bond issue matures on July 1, 2018.

In March 2011, the City issued \$12,775,000 in General Obligation Refunding Bonds. The Bonds carry interest rates ranging from 3.00% to 5.00% and a premium of \$1,017,305. The final bond issue matures on August 1, 2025. The proceeds of the Bonds were to advance refund \$1,735,000 of outstanding 1997 General Obligation Bonds with interest rates ranging from 4.8% to 5.0%, \$5,565,000 of outstanding 2000 General Obligation Bonds, with interest rates ranging from 5.00% to 5.50%, and \$5,955,000 of outstanding 2001 General Obligation Bonds with interest rates ranging from 4.125% to 5.00%.

In July 2011, the City issued \$7,922,026 in General Obligation Bonds. The Bonds carry interest rates ranging from 1.50% to 3.00%. The final bond issue matures on July 1, 2021.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(a) Bonds (continued)

In July 2012, the City issued \$34,037,827 in General Obligation Bonds. The Bonds carry interest rates ranging from 2.00% to 4.00%. The final bond issue matures on July 1, 2021. The proceeds of the Bonds, along with available funds, were used to redeem part of the \$46,471,326 BANS issued in 2011 and matured July 6, 2012 and also provided new funds for the purchase of land, equipment and vehicle purchases as well as costs associated with the expansion of the City's landfill.

In July 2012, the City issued \$12,590,000 in General Obligation Refunding Bonds. The Bonds carry interest rates ranging from 2.00% to 5.00%. The final bond issue matures on July 15, 2018. The proceeds of the Bonds were to advance refund \$10,240,000 of outstanding 2003 General Obligation Bonds with interest rates ranging from 4.0% to 4.25% and \$3,155,000 of outstanding 2004 General Obligation Bonds, with interest rate of 4.00%.

In July 2013, the City issued \$9,890,000 in General Obligation Bonds. The Bonds carry interest rates ranging from 3.00% to 4.50%. The final bond matures on July 1, 2020.

In May 2015, the City issued \$9,215,000 in General Obligation Refunding Bonds. The issue included \$4,545,000 in tax exempt bonds and \$4,670,000 in federally taxable bonds. The 2015 tax exempt Bonds carry interest rates ranging from 0.455% - 2.324%. The issue matures on June 1, 2018. The 2015 taxable bonds bear interest rates from 2.00% - 4.00% and mature on June 1, 2020. The proceeds of the Bonds were to advance refund \$4,630,000 in outstanding callable principal of 2006 tax exempt General Obligation Bonds with interest rates ranging from 4.00% - 4.125% and \$4,495,000 in outstanding callable principal of 2006 federally taxable General Obligation Bonds bearing interest of 5.25%.

In July 2016, the City issued \$10,210,000 in General Obligation Refunding Bonds. The bonds carry interest rates ranging from 1.50% - 5.00%. The issue matures on July 1, 2023. The proceeds of the Bonds are to advance refund \$9,830,000 in outstanding 2009 General Obligation Bonds with interest rates ranging from 3.50 – 4.25%.

In June 2016, the City issued \$13,474,579 in General Obligation Serial Bonds. The Bonds carry an interest rate of 2.00%. The Bonds have maturity dates ranging from June 15, 2017 through June 15, 2025. The proceeds of the Bonds, along with available funds, were used to redeem \$16,089,085 of the \$43,425,299 BANS that were issued in 2015 and matured July 1, 2016.

In March of 2011, EFC completed a refinancing initiative on behalf of the City of Albany that initially financed projects through the State Clean Water and Drinking Water Revolving Funds (SRF) Series 2000B. The EFC refunding reduced the City's future interest cost on the SRF financing that was funded through the Series 2000B bonds. This resulted in refunded principal in the amount of \$3,995,000 from EFC with interest rate of 0.807% maturing in 2020.

In June of 2012, EFC completed a refinancing initiative on behalf of the City of Albany that initially financed projects through the State Clean Water and Drinking Water Revolving Funds (SRF) Series 2002A. The EFC refunding reduced the City's future interest cost on the SRF financing that was funded through the Series 2002A bonds. This resulted in refunded principal in the amount of \$2,730,000 from EFC with interest rates ranging from 4.132% to 5.002% maturing in 2022.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(a) Bonds (continued)

Future maturities of general long-term debt as of December 31, 2016 are as follows:

<u>Year Ending December 31</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2017	\$ 15,094,579	\$ 2,249,991	\$ 17,344,570
2018	15,360,000	1,646,290	17,006,290
2019	12,370,000	1,169,832	13,539,832
2020	12,715,000	815,301	13,530,301
2021	6,545,000	455,169	7,000,169
2022-2026	<u>10,640,000</u>	<u>495,818</u>	<u>11,135,818</u>
	<u>\$ 72,724,579</u>	<u>\$ 6,832,401</u>	<u>\$ 79,556,980</u>

Interest expense for bonds and loans payable was approximately \$2,150,401 for the year ended December 31, 2016.

(b) Loans payable

Loans payable are further broken down as follows:

	<u>Balance January 1, 2016</u>	<u>New Issues/ Increase in Estimates</u>	<u>Retirement/ Decrease in Estimates</u>	<u>Balance December 31, 2016</u>
Note payable (1)	\$ 71,000	\$ -	\$ (22,000)	\$ 49,000
Note payable (2)	102,777	-	(10,628)	92,149
Note payable (3)	<u>337,412</u>	<u>-</u>	<u>(47,704)</u>	<u>289,708</u>
	<u>\$511,189</u>	<u>\$ -</u>	<u>\$ (80,332)</u>	<u>\$430,857</u>

- (1) As part of the capitalized lease obligation for the Agency's facility located at 200 Henry Johnson Boulevard, the Agency executed a note payable to CAC to pay for all previously unreimbursed tenant expenses. The note has a sixteen year term and the agreement requires the Agency to remit semi-annual payments to CAC through 2018.
- (2) Note payable from CAC to fund improvements made to one of the Agency's properties located at 388 Clinton Avenue. The note is collateralized by a mortgage agreement on the building located at 388 Clinton Avenue. The note is being amortized over a period of twenty years, with monthly principal and interest payments. The interest rate for the first five years of the note is fixed at 4%, and is subject to every five years thereafter to prime plus 1%.
- (3) During 2011, the Agency borrowed the sum of \$500,000 from the Capitalize Albany Corporation to purchase property at 25 Delaware Avenue. The note is collateralized by a mortgage agreement on the property located at 25 Delaware Avenue. The note is being paid over a period of ten years, with monthly principal and interest payments. The balance is due in full at the time of sale or change in ownership of the property. The interest rate is 5.75%. The property acquired was recorded as property held for sale and included in other assets in the statement of net position.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(c) Due to New York State and Local Retirement System

During 2016, 2015 and 2014, the City elected to defer part of their New York State Pension contributions. The deferred portions of the contributions are amortized over twelve or ten years, depending on the year of deferral, at rates of 2.62% - 3.76%.

A summary of future NYSLRS payment obligations as of December 31, 2016 is as follows:

<u>Year Ending December 31</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2017	\$ -	\$ -	\$ -
2018	1,400,668	444,984	1,845,652
2019	1,448,590	397,062	1,845,652
2020	1,498,171	347,482	1,845,653
2021	1,549,469	296,184	1,845,653
2022-2026	6,279,570	736,761	7,016,331
2027-2029	779,558	33,918	813,476
	<u>\$12,956,026</u>	<u>\$ 2,256,390</u>	<u>\$15,212,416</u>

(d) Litigation and contingent liabilities

(1) Judgments and Claims

There are various suits and claims pending against the City. In the opinion of City officials and Corporation Counsel, there are no proceedings against the City in which the likelihood the City will be held liable is probable and the amount of claims relating to such proceedings are reasonably estimable. The City has recognized an accrued liability of approximately \$305,000 related to future claims on certain other matters.

(2) Workers' Compensation Claims

The City self-insures workers' compensation claims. The City and its component units, with the exception of the BID, the Association, and the CBID, all participate in the self-insurance program.

Under the program, the City utilizes a program administrator to process claims as they occur. A liability for unpaid claims based upon individual case estimates for claims incurred as well as claims incurred but not reported (IBNR) at December 31, 2016 has been recorded in the caption "Judgments and Claims." This liability is the City's best estimate based on available information. Changes in the reported liability for 2016 are as follows:

	<u>Balance as of January 1 2016</u>	<u>Current Year Claims and Changes in Estimates</u>	<u>Claim Payments</u>	<u>Balance as of December 31, 2016</u>
Workers' compensation liability	<u>\$ 14,922,644</u>	<u>\$ 8,500,048</u>	<u>\$(3,797,642)</u>	<u>\$ 19,625,050</u>

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(d) *Litigation and contingent liabilities (continued)*

(3) *Grant Programs*

City

The City participates in a number of grant programs. These programs are subject to financial and compliance audits by the grantors or their representatives. The audits of these programs may be conducted periodically in accordance with grantor requirements. Accordingly, the City's compliance with applicable grant requirements will be established at some future date. The amounts of expenditures that may be disallowed by the granting agencies cannot be determined at this time, although the City believes, based upon its review of current activity and prior experience, the amount of such disallowances, if any, will be minimal.

ACDA

The Agency receives a major portion of its annual revenues through Federal and New York State grants. Any significant reduction in grant funding levels could have a negative impact on the Agency and the services it offers. The Agency's grant funding is typically awarded for specific programs or purposes and is subject to review and audit by the grantor agencies or their designee. Such audits could lead to a request for reimbursement to the grantor agency for expenditures disallowed under terms of the applicable grant. Management believes that all grant funds were expended in accordance with applicable terms and does not expect any significant disallowance claims will be made by grantor agencies.

(e) *Landfill closure and post closure care costs*

The City has four landfills, three of which stopped accepting waste prior to December 1993. The fourth, Albany Interim Landfill (AIL), together with its expansions added in 2010 and 2012, is still accepting waste at December 31, 2016. In June 2009, the New York State Department of Environmental Conservation (NYSDEC) issued a renewal permit to the City to continue operations of the existing landfill through June 2019.

State and federal laws and regulations require the City to place a final cover on its landfill when it stops accepting waste and to perform certain maintenance and monitoring functions at the site for thirty years after closure. Closure and post closure care costs will be paid only near or after the date that the landfill stops accepting waste. The City reports closure and post closure care costs based on landfill capacity used as of each balance sheet date.

Accrued landfill closure and post closure care costs of approximately \$9,023,000 at December 31, 2016, represent the cumulative amount reported to date based on the use of 100 percent of the estimated capacity of all previously closed landfills and 83 percent of the estimated capacity of the AIL as determined by an independent engineer. The estimated remaining life of the AIL is approximately 3.6 years. The City will recognize the remaining estimated cost of closure and post closure care of \$1,783,000 as the remaining AIL capacity is filled. These amounts are based on what it would cost to perform all closure and post closure care in 2016. Actual cost may be higher due to inflation, changes in technology, or changes in regulations.

The City currently has restricted cash of approximately \$916,000 for payment of closure and post closure care costs.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 13 — INDEBTEDNESS (Continued)

(f) Capital lease obligations

ACDA

ACDA amended its lease for office space at a facility located at 200 Henry Johnson Boulevard. The amended lease has a sixteen year term and the agreement requires ACDA to remit semi-annual payments to the Capitalize Albany Corporation (“CAC”) through 2018. The agreement qualifies as a capital lease. The interest portion of future minimum lease payments approximate \$18,000 and the net present value at December 31, 2016 approximates \$310,000.

A summary of future minimum lease payments and future minimum maturities of the capital lease obligations as of December 31, 2016 is as follows:

<u>Year Ending December 31</u>	<u>ACDA</u>
2017	\$ 163,513
2018	164,600
2019	-
Total minimum lease payments	328,113
Less amounts representing interest	<u>(18,113)</u>
Total principal	<u><u>\$ 310,000</u></u>

NOTE 14 — OTHER POSTEMPLOYMENT BENEFITS

City

In addition to providing pension benefits (see Note 11), the City also provides health care benefits for retired employees, their dependents and certain survivors. Substantially all of the City’s employees, as well as employees of the Albany Water Board, may become eligible for those benefits if they reach normal retirement age while working for the City.

The City follows GASB Statement No. 45, *Accounting and Financial Reporting by Employers for Postemployment Benefits Other Than Pensions*. This statement establishes standards for the recognition, measurement, and display of other postemployment benefits (retiree health insurance) expenses and related liabilities and note disclosure.

Plan Description

The City administers its Retiree Medical Plan (the Plan) as a single-employer defined benefit other postemployment benefit (OPEB) plan. The Plan provides for the continuation of medical benefits to certain qualifying retirees of the City and the Albany Water Board, and their dependents and certain survivors and can be amended by action of the City. The Plan does not currently issue a stand-alone financial report since there are no assets legally segregated for the sole purpose of paying benefits under the Plan.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 14 — OTHER POSTEMPLOYMENT BENEFITS (Continued)

Funding Policy

The obligations of the Plan members, employers and other entities are established by the City. The required contribution rates of the employer and the members vary depending on the retiree's hiring date and number of years of service to the City. The City currently contributes enough money to the Plan to satisfy current obligations on a pay-as-you-go basis, with the possibility of prefunding additional benefits if so determined by the City. For 2016, the City contributed approximately \$16,589,000 for current costs. The costs of administering the plan are paid by the City.

Funded Status and Funding Progress

The schedule of funding progress presents multi-year (when available) trend information that is useful in determining whether the actuarial value of Plan assets, if any, is increasing or decreasing over time relative to the actuarial accrued liability. The following table sets forth the actuarial accrued liability and funded status of the Plan as of December 31, 2016 based on January 1, 2016 valuation date.

<u>Actuarial Accrued Liability (AAL)</u>	
Currently retired	\$ 298,796,538
Actives eligible to retire	38,026,679
Actives not yet eligible to retire	56,695,963
Actuarial accrued liability	<u>393,519,180</u>
Actuarial value of plan assets	-
Unfunded actuarial accrued liability (UAAL)	<u>\$ 393,519,180</u>
Funded ratio	<u>0%</u>
2016 normal cost	<u>\$ 6,708,528</u>

The following table summarizes the amortization calculation of the UAAL (level annual payment method) as of the latest valuation date:

UAAL	\$ 393,519,180
Amortization period (years)	30
Amortization discount rate	4%
2016 UAAL amortization amount	\$ 12,940,125

Annual OPEB Cost and Net OPEB Obligation

The City's annual OPEB cost (expense) is calculated based on the annual required contribution of the employer (ARC), an amount actuarially determined in accordance with the parameters of GASB Statement 45. The ARC represents a level of funding that, if paid on an ongoing basis, is projected to cover normal cost each year and amortize any unfunded actuarial liabilities over a period not to exceed thirty years. The following table shows the components of the City's annual OPEB cost for 2016:

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 14 — OTHER POSTEMPLOYMENT BENEFITS (Continued)

Annual OPEB Cost and Net OPEB Obligation (Continued)

Normal cost	\$ 6,708,528
Amortization of UAAL	12,940,125
Interest	517,605
ARC	20,166,258
Interest on OPEB obligation	2,947,300
Adjustment to ARC	4,769,912
OPEB expense	<u>\$ 27,883,470</u>

The City's OPEB obligation for the current year was as follows:

	2016
Net OPEB obligation at beginning of year	\$ 73,682,506
OPEB expense	27,883,470
OPEB contributions	(16,589,455)
Net OPEB obligation at end of year	84,976,521
Less: estimated current portion of OPEB obligation	16,537,523
Estimated long-term portion of OPEB obligation	<u>\$ 68,438,998</u>
Percentage of expense contributed	<u>59.5%</u>

Trend Information

<u>Year Ended</u>	<u>Annual OPEB Cost</u>	<u>Actual Employer Contribution</u>	<u>Percentage of OPEB Cost Contributed</u>	<u>Net OPEB Obligation</u>
12/31/2014	\$ 13,369,221	\$ 9,944,248	74.4%	\$69,862,766
12/31/2015	13,761,575	\$ 9,941,835	72.2%	73,682,506
12/31/2016	27,883,470	\$16,589,455	59.5%	84,976,521

Actuarial Methods and Assumptions

Actuarial valuations of an ongoing plan involve estimates of the value of reported amounts and assumptions about the probability of occurrence of events far into the future. Examples include assumptions about future employment, mortality, and the healthcare cost trend. Amounts determined regarding the funded status of the plan and the annual required contributions of the employer are subject to continual revision as actual results are compared with past expectations and new estimates are made about the future. Projections of benefits for financial reporting purposes are based on the substantive plan and include the types of benefits provided at the time of each valuation and the historical pattern of sharing of benefit costs (if any) between the employer and plan members to that point. The actuarial methods and assumptions used include techniques that are designed to reduce the effects of short-term volatility in actuarial accrued liabilities and the actuarial value of assets, consistent with the long-term perspective of the calculations.

CITY OF ALBANY
NOTES TO FINANCIAL STATEMENTS
December 31, 2016

NOTE 14 — OTHER POSTEMPLOYMENT BENEFITS (Continued)

Actuarial Methods and Assumptions (Continued)

The actuarial cost method used to calculate the costs of the Plan for age, disability, vested and surviving spouse's benefits is the Projected Unit Credit Actuarial Cost Method. Under this method, each participant's projected benefit is calculated at all possible ages based on the Plan provisions as well as the initial data and actuarial assumptions. For active participants, the AAL is determined by pro-rating the projected benefit based upon service accrued to the valuation date divided by service projected to be accrued at the first age of benefit eligibility. The normal cost is determined by dividing the projected benefit by service projected to be accrued at the first age of benefit eligibility.

The valuation date for the calculation was January 1, 2016 and the discount rate utilized was 4%. No salary increases were assumed since benefits are not based on compensation. Health care costs for governmental activities were assumed to increase as follows:

<u>Year</u>	<u>Trend</u>
2017	8.0%
2018	8.0%
2019	7.5%
2020	7.0%
2021	6.5%
Thereafter	6.0% - 5.0%

NOTE 15 — SUBSEQUENT EVENTS

In June 2017, the City issued \$44,596,417 in BANs. The BANs are due June 29, 2018 and carry an interest rate of 1.19%.

The proceeds of the BANs, along with available funds, were used to redeem \$38,846,812 BANs that were issued in 2016 and matured June 30, 2017, and also provide new funds for various capital purposes and improvements.

REQUIRED SUPPLEMENTARY INFORMATION

CITY OF ALBANY, NEW YORK
SCHEDULE OF REVENUES, EXPENDITURES AND MODIFIED BUDGET AND ACTUAL –
GENERAL AND SPECIAL REVENUE FUND
For the Year Ended December 31, 2015

	General Fund				Special Revenue Fund			
	Original Budget	Final Adopted Budget	Actual	Actual Over (Under) Final Budget	Original Budget	Final Adopted Budget	Actual	Actual Over (Under) Final Budget
REVENUES								
Real property taxes	\$ 56,527,890	\$ 56,527,890	\$ 56,313,118	\$ (214,772)	\$ -	\$ -	\$ -	\$ -
Sales and use taxes	33,304,043	33,304,043	33,150,041	(154,002)	-	-	-	-
Other taxes	2,987,500	2,987,500	2,753,707	(233,793)	-	-	-	-
Payments in lieu of taxes	20,458,291	20,458,291	32,435,189	11,976,898	-	-	-	-
Intergovernmental revenue	18,711,393	19,443,345	19,807,162	363,817	2,391,271	2,556,303	2,333,695	(222,608)
Charges for services	15,841,375	15,844,375	15,987,790	143,415	-	-	-	-
Fines, interest and penalties	7,068,400	7,157,650	4,590,813	(2,566,837)	-	-	-	-
Use of money and properties	121,215	244,658	128,673	(115,985)	-	-	-	-
Licenses and permits	3,359,170	4,179,829	3,417,214	(762,615)	-	-	-	-
Other revenues	17,817,667	17,830,067	3,461,855	(14,368,212)	-	-	-	-
Total revenues	<u>176,196,944</u>	<u>177,977,648</u>	<u>172,045,562</u>	<u>(5,932,086)</u>	<u>2,391,271</u>	<u>2,556,303</u>	<u>2,333,695</u>	<u>(222,608)</u>
EXPENDITURES								
Public safety and regulation	93,821,213	95,925,236	91,923,460	(4,001,776)	-	-	-	-
General government	23,408,840	22,900,430	18,712,485	(4,187,945)	-	-	-	-
Highways and streets	9,093,030	9,093,072	8,053,523	(1,039,549)	-	-	-	-
Recreation and culture	4,189,712	4,191,653	3,776,378	(415,275)	-	-	-	-
Community service	7,261,990	7,625,244	6,762,945	(862,299)	-	-	-	-
Economic development and assistance	-	-	-	-	2,493,904	2,659,536	2,325,661	(333,875)
Employee benefits	17,051,251	17,051,251	15,605,649	(1,445,602)	-	-	-	-
Debt service	21,370,908	21,370,908	16,922,475	(4,448,433)	-	-	-	-
Total expenditures	<u>176,196,944</u>	<u>178,157,794</u>	<u>161,756,915</u>	<u>(16,400,879)</u>	<u>2,493,904</u>	<u>2,659,536</u>	<u>2,325,661</u>	<u>(333,875)</u>
Excess (deficiency) of revenues and appropriated fund balance over expenditures	<u>-</u>	<u>(180,146)</u>	<u>10,288,647</u>	<u>10,468,793</u>	<u>(102,633)</u>	<u>(103,233)</u>	<u>8,034</u>	<u>111,267</u>
OTHER FINANCING SOURCES (USES)								
General fund allocation	-	-	-	-	-	-	-	-
Transfers	-	-	(2,849,277)	(2,849,277)	-	-	-	-
Proceeds from issuance of long-term debt	-	-	-	-	-	-	-	-
Premium on bonds and bond anticipation notes issued	-	-	698,787	698,787	-	-	-	-
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>(2,150,490)</u>	<u>(2,150,490)</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Excess (deficiency) of revenues, appropriated fund balance and other financing sources over expenditures and other financing uses	<u>\$ -</u>	<u>\$ (180,146)</u>	<u>\$ 8,138,157</u>	<u>\$ 8,318,303</u>	<u>\$ (102,633)</u>	<u>\$ (103,233)</u>	<u>\$ 8,034</u>	<u>\$ 111,267</u>

CITY OF ALBANY, NEW YORK
SCHEDULE OF THE CITY'S PROPORTIONATE SHARE OF THE NET PENSION
ASSET / (LIABILITY)
NEW YORK STATE POLICE AND FIRE RETIREMENT SYSTEM

As of the measurement date of March 31,	2016	2015
City's proportion of the net pension asset / (liability)	1.408760%	1.465709%
City's proportionate share of the net pension asset / (liability)	\$(41,710,392)	\$ (4,034,505)
City's covered-employee payroll	\$ 45,463,467	\$ 48,692,865
City's proportionate share of the net pension asset / (liability) as a percentage of its covered-employee payroll	91.74%	8.29%
Plan fiduciary net position as a percentage of the total pension liability	90.20%	97.90%

Data prior to 2015 is unavailable.

CITY OF ALBANY, NEW YORK
SCHEDULE OF CONTRIBUTIONS
NEW YORK STATE POLICE AND FIRE RETIREMENT SYSTEM
(LAST 10 FISCAL YEARS)

<u>March 31,</u>	<u>2016</u>	<u>2015</u>	<u>2014</u>	<u>2013</u>	<u>2012</u>	<u>2011</u>	<u>2010</u>	<u>2009</u>	<u>2008</u>	<u>2007</u>
Contractually required contribution	\$ 10,552,391	\$ 12,094,801	\$ 13,912,995	\$ 11,250,128	\$ 8,931,589	\$ 7,911,276	\$ 7,058,207	\$ 6,115,240	\$ 6,198,299	\$ 6,498,740
Contribution in relation to the contractually required contribution	<u>(10,552,391)</u>	<u>(12,094,801)</u>	<u>(13,912,995)</u>	<u>(11,250,128)</u>	<u>(8,931,589)</u>	<u>(7,911,276)</u>	<u>(7,058,207)</u>	<u>(6,115,240)</u>	<u>(6,198,299)</u>	<u>(6,498,740)</u>
Contribution deficiency (excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
City's covered-employee payroll	\$ 45,463,467	\$ 48,692,865	\$ 49,765,799	\$ 45,236,096	\$ 45,132,856	\$ 47,211,057	\$ 47,051,033	\$ 42,485,016	\$ 41,743,128	\$ 41,044,807
Contributions as a percentage of covered-employee payroll	<u>23.21%</u>	<u>24.84%</u>	<u>27.96%</u>	<u>24.87%</u>	<u>19.79%</u>	<u>16.76%</u>	<u>15.00%</u>	<u>14.39%</u>	<u>14.85%</u>	<u>15.83%</u>

CITY OF ALBANY, NEW YORK
SCHEDULE OF THE CITY'S PROPORTIONATE SHARE OF THE NET PENSION
ASSET / (LIABILITY)
NEW YORK STATE AND LOCAL EMPLOYEES' RETIREMENT SYSTEM

As of the measurement date of March 31,	2016	2015
City's proportion of the net pension asset / (liability)	0.119550%	0.132978%
City's proportionate share of the net pension asset / (liability)	\$(19,188,066)	\$ (4,492,317)
City's covered-employee payroll	\$ 27,697,230	\$ 31,518,901
City's proportionate share of the net pension asset / (liability) as a percentage of its covered-employee payroll	69.28%	14.25%
Plan fiduciary net position as a percentage of the total pension liability	90.70%	99.00%

Data prior to 2015 is unavailable.

CITY OF ALBANY, NEW YORK
SCHEDULE OF CONTRIBUTIONS
NEW YORK STATE AND LOCAL EMPLOYEES' RETIREMENT SYSTEM
(LAST 10 FISCAL YEARS)

<u>March 31,</u>	<u>2016</u>	<u>2015</u>	<u>2014</u>	<u>2013</u>	<u>2012</u>	<u>2011</u>	<u>2010</u>	<u>2009</u>	<u>2008</u>	<u>2007</u>
Contractually required contribution	\$ 4,859,954	\$ 6,368,984	\$ 6,424,534	\$ 5,449,165	\$ 4,539,660	\$ 3,619,931	\$ 2,318,239	\$ 2,375,239	\$ 2,645,737	\$ 3,372,739
Contribution in relation to the contractually required contribution	<u>(4,859,954)</u>	<u>(6,368,984)</u>	<u>(6,424,534)</u>	<u>(5,449,165)</u>	<u>(4,539,660)</u>	<u>(3,619,931)</u>	<u>(2,318,239)</u>	<u>(2,375,239)</u>	<u>(2,645,737)</u>	<u>(3,372,739)</u>
Contribution deficiency (excess)	<u>\$ -</u>									
City's covered-employee payroll	\$ 27,697,230	\$ 31,518,901	\$ 30,963,158	\$ 30,566,919	\$ 31,109,237	\$ 32,607,589	\$ 32,261,084	\$ 31,174,867	\$ 31,004,507	\$ 31,489,632
Contributions as a percentage of covered-employee payroll	<u>17.55%</u>	<u>20.21%</u>	<u>20.75%</u>	<u>17.83%</u>	<u>14.59%</u>	<u>11.10%</u>	<u>7.19%</u>	<u>7.62%</u>	<u>8.53%</u>	<u>10.71%</u>