

Financial statements 2019

Appendix

CITY OF TURKU

Income statement 1 Jan 2019 - 31 Dec 2019

Income statement	2019	2018
	1 000 €	1 000 €
Operating revenue	282 339	272 357
Sales proceeds	107 099	111 174
Fees and charges	63 190	63 201
Subsidies and grants	27 347	26 064
Rental yield	47 973	47 075
Other operating revenue	36 729	24 843
Production for own use	1 777	1 864
Operating expenses	-1 355 405	-1 309 940
Personnel expenses	-510 351	-495 830
Salaries and fees	-404 473	-392 068
Social security expenses	-105 878	-103 762
Pension expenses	-92 311	-89 029
Other social security expenses	-13 568	-14 733
Procured services	-620 359	-603 033
Materials, supplies and goods	-56 912	-55 551
Allowances and grants	-100 737	-95 085
Renting expenses	-54 199	-51 246
Other operating expenses	-12 848	-9 194
Operating margin	-1 071 290	-1 035 719
Tax revenue	785 052	754 526
Municipal income tax	621 945	601 726
Share of corporate tax income	107 347	97 196
Property tax	55 759	55 603
Central government transfers to local government	261 721	256 380
Financing income and expenses	36 244	31 053
Interest income	18 643	24 218
Other financing income	26 064	24 633
Interest expenses	-7 376	-7 365
Other financing expenses	-1 087	-10 433
Annual contribution margin	11 727	6 239
Depreciations and reduction in value	-57 729	-56 046
Depreciations according to plan	-57 691	-55 787
Reductions in value	-38	-259
Extraordinary items	7 606	0
Extraordinary income	7 606	0
Financial result for the accounting period	-38 396	-49 806
Increase (-) or decrease (+) in depreciation difference	1 945	1 531
Increase (-) or decrease (+) in voluntary provisions	0	400
Increase (-) or decrease (+) in funds	0	75
Surplus/deficit for the accounting period	-36 451	-47 800

Income statement ratios

	2019	2018
Operating revenue / Operating expenses, %	20.9	20,8
Annual contribution margin / Deprecations, %	20.3	11,1
Annual contribution margin € / resident	61	33
Number of residents	193 246 *	191 664

* advance information

Balance sheet 31 Dec 2018

	2019	2018
	1 000 €	1 000 €
NON-CURRENT ASSETS	1 424 371	1 553 997
Intangible assets	15 947	17 076
Intangible rights	2 349	3 345
Other capitalised long-term expenses	13 114	13 619
Advance payments	485	112
Tangible assets	692 725	683 015
Land and water area	140 039	137 990
Buildings	203 284	220 659
Fixed structures and installations	276 805	289 383
Machinery and equipment	15 895	15 784
Other tangible assets	3 299	3 189
Advance payments and construction in progress	53 404	16 010
Investments	715 699	853 906
Subscribed capital	257 736	213 179
Other loan receivables	457 792	640 556
Other receivables	170	170
FUNDS FROM ASSIGNMENTS	44 184	46 429
State assignments	18 178	21 902
Endowment assets	24 245	22 918
Other reserves from assignments	1 760	1 610
CURRENT ASSETS	337 787	317 751
Current assets	1 935	1 572
Materials and supplies	647	611
Work in process	1 288	960
Receivables	97 314	108 488
Long-term receivables	4 642	2 613
Loan receivables	299	80
Other receivables	4 343	2 533
Short-term receivables	92 672	105 875
Sales receivables	16 542	15 360
Loan receivables	45 806	53 127
Other receivables	11 790	13 570
Prepayments and accrued income	18 533	23 819
Shares and holdings	123 807	115 458
Shares and other similar rights of ownership	23 582	21 354
Bond receivables	100 225	94 104
Cash in hand and at banks	114 731	92 233
ASSETS IN TOTAL	1 806 342	1 918 177

CAPITAL AND RESERVES	773 798	810 250
Initial capital	601 956	601 956
Other internal funds	23	23
Surplus/deficit from previous accounting periods	208 271	256 071
Surplus/deficit for the accounting period	-36 451	-47 800
DEPRECIATION DIFFERENCE AND VOLUNTARY PROVISIONS	36 038	37 983
Depreciation difference	31 294	33 239
Voluntary provisions	4 744	4 744
MANDATORY PROVISIONS	8 968	7 311
Provisions for pensions	2 749	3 334
Other mandatory provisions	6 219	3 978
CAPITAL FROM ASSIGNMENTS	46 891	47 893
State assignments	18 153	21 868
Capital from donation funds	26 978	24 416
Other capital from assignments	1 760	1 610
LIABILITIES	940 646	1 014 739
Long-term liabilities	485 583	590 010
Debentures	50 000	80 000
Loans from financial institutions and insurance	414 244	488 484
Other liabilities / Connection fees and other debts	20 979	21 063
Accrued expenses and deferred income	360	464
Short-term liabilities	455 063	424 729
Debentures	30 000	50 000
Loans from financial institutions and insurance	104 240	33 123
Loans from other creditors	143 056	169 217
Advances received	258	281
Accounts payable	75 597	73 325
Other liabilities / Connection fees and other debts	18 218	18 727
Accrued expenses and deferred income	83 695	80 056
LIABILITIES IN TOTAL	1 806 342	1 918 177

Balance sheet ratios	2019	2018
Equity ratio, %	44.8	44.2
Relative indebtedness, %	70.8	79.1
Debts and liabilities out of usable income, %	171 820	208 271
Accumulated surplus/deficit, 1,000 €	889	1 089
Accumulated surplus/deficit, € / resident	741 540	820 824
Loan portfolio 31 Dec	3 837	4 290
Loans, € / resident	1 132 531	1 210 624
Loan receivables 31 Dec	5 861	6 327
Number of residents	457 792	640 556

* advance information

Cash flow statement 1 Jan 2018 - 31 Dec 2018

	2019	2018
	1 000 €	1 000 €
Cash flow from operations	-6 453	-14 546
Annual margin	11 727	6 239
Extraordinary items	7 606	0
Adjustments to internal financing	-25 786	-20 786
Cash flow from investment	-83 425	-60 118
Investment expenses	-120 895	-81 153
Allotments for capital expenditure	4 169	1 123
Proceeds from sale of non-current assets	33 302	19 912
Operating and investment cash flow	-89 878	-74 664
Cash flow from from financing		
Change in long-term receivables	182 764	7 523
Increases in granted loans	-8 699	-13 952
Decreases in granted loans	191 463	21 475
Change in loans	-79 284	63 768
Increase in long-term loans	0	120 000
Repayments of long-term loans	-83 123	-70 012
Change in short-term loans	3 839	13 780
Other changes in liquidity	17 245	-5 528
Change in funds and capital from assignments	1 243	537
Change in current assets	-363	-202
Change in receivables	11 174	4 360
Change in interest-free liabilities	5 191	-10 222
Net cash flow from financing	120 725	65 763
Change in liquid assets	30 847	-8 901
Change in liquid assets	30 847	-8 901
Liquid assets 31 Dec	238 538	207 691
Liquid assets 1 Jan	207 691	216 593

Cash flow statement ratios

	2019	2018
Cash flow accumulation of operations and investments 5 yr., 1,000€	30 977	128 732
Cash flow financing of investments, %	10.0	7.8
Loan servicing margin	0.2	0.1
Sufficiency of funds, days	55	51
Number of residents	193 246 *	191 331

CONSOLIDATED INCOME STATEMENT	2019	2018
	1 000 €	1 000 €
Operating revenue		
Sales proceeds (+)	985 337	951 668
Extraordinary items	800 078	787 156
Subsidies and grants (+)	73 735	72 903
Rental yield (+)	33 990	32 908
Other operating revenue (+)	31 413	28 751
Change in stocks of products	46 120	29 950
Production for own use (+)	0	-532
Operating expenses	10 890	9 221
Personnel expenses		
Salaries and fees (-)	-651 234	-636 605
Social security expenses		
Pension expenses (-)	-119 368	-117 148
Other social security expenses (-)	-43 384	-44 643
Procured services (-)	-568 343	-544 022
Materials, supplies and goods	-318 327	-309 712
Allowances and grants (-)	-93 968	-88 448
Renting expenses (-)	-63 490	-53 950
Other operating expenses (-)	-105 163	-104 157
Share of profit (loss) of associated companies	7 869	7 978
OPERATING MARGIN	-959 072	-930 460
Tax revenue	780 377	749 749
Central government transfers to local government (+)	312 582	316 473
Financial income and expenses	-9 101	-14 062
Interest income (+)	5 177	7 773
Other financing income (+)	6 076	7 121
Interest expenses (-)	-18 865	-19 524
Other financing expenses (-)	-1 489	-9 432
ANNUAL CONTRIBUTION MARGIN	128 677	117 810
Depreciations and reduction in value	-145 908	-140 700
Depreciations according to plan (-)	-145 896	-140 694
Ownership elimination differences	0	-6
Reductions in value	-12	0
Extraordinary items	76 296	0
Extraordinary income (+)	76 296	0
Extraordinary expenses (-)	59 065	-22 890
FINANCIAL RESULT FOR THE ACCOUNTING PERIOD	-22 890	-145 908
Appropriations	-1 935	-1 712
Current tax	-3 878	-3 805
Deferred tax	-3 044	-3 079
Minority interest	376	-2 178
SURPLUS / DEFICIT FOR THE ACCOUNTING PERIOD	-33 665	50 585
Consolidated income statement ratios	2019	2018
Operating revenue / Operating expenses, %	50.5	50.4
Annual contribution margin / Depreciations, %	88.2	83.7
Annual contribution margin, € / resident	666	616
Number of residents	193 246 *	191 331

CONSOLIDATED BALANCE SHEET

ASSETS	2019	2018
	1 000 €	1 000 €
NON-CURRENT ASSETS	2 559 186	2 590 892
Intangible assets	28 389	32 647
Intangible assets	2 990	3 937
Consolidated goodwill	162	315
Other capitalised long-term expenses	24 752	28 283
Advance payments	485	112
Tangible assets	2 330 944	2 320 693
Land and water area	231 063	219 417
Buildings	1 211 210	1 200 013
Fixed structures and installations	549 430	563 822
Machinery and equipment	90 201	93 182
Other tangible assets	125 960	119 233
Advance payments and construction in progress	123 081	125 026
Investments	199 852	237 551
Holdings in associated companies	103 176	91 765
Subscribed capital	72 336	50 031
Bond receivables	500	990
Other loan receivables	23 409	94 329
Other receivables	432	436
FUNDS FROM ASSIGNMENTS	33 691	31 966
State assignments	4 105	5 305
Special margins for donation funds	24 587	23 295
Other reserves from assignments	4 998	3 365
CURRENT ASSETS	493 614	450 010
Current assets	9 410	12 619
Materials and supplies	7 869	8 285
Work in process	1 303	4 111
Finished products/goods	228	197
Other current assets	11	25
Receivables	151 460	155 007
Long-term receivables	16 950	10 277
Loan receivables	299	80
Deferred tax receivables	1 479	1 513
Other receivables	8 470	2 983
Prepayments and accrued income	6 702	5 702
Short-term receivables	134 510	144 730
Sales receivables	85 175	87 761
Loan receivables	214	319
Other receivables	21 619	23 719
Prepayments and accrued income	27 501	32 930
Shares and holdings	151 393	130 513
Shares and other similar rights of ownership	25 782	23 130
Investments in money market instruments	2 687	2 500
Bond receivables	102 738	95 948
Other securities	20 187	8 935
Cash in hand at banks	181 351	151 870
ASSETS IN TOTAL	3 086 491	3 072 867
LIABILITIES	2019	2018

	1 000 €	1 000 €
CAPITAL AND RESERVES	1 072 059	1 018 762
Initial capital	601 956	601 956
Initial capital of foundations	29 016	29 003
Other internal funds	73 556	70 858
Surplus/deficit from previous accounting periods	316 945	350 611
Surplus/deficit for the accounting period	50 585	-33 665
MINORITY INTEREST	70 195	65 247
MANDATORY PROVISIONS	19 744	18 201
Provisions for pensions	2 786	3 385
Other mandatory provisions	16 958	14 816
CAPITAL FROM ASSIGNMENTS	36 461	33 467
State assignments	4 079	5 271
Capital from donation funds	27 453	24 901
Other capital from assignments	4 929	3 295
LIABILITIES	1 888 032	1 937 189
Long-term liabilities	1 299 575	1 405 299
Debentures	50 000	80 000
Loans from financial institutions and insurance companies	1 096 088	1 154 885
Loans from general government	65 531	77 629
Loans from other creditors	25	25
Advances received	3	3
Connection fees and other debts	65 083	65 065
Accrued expenses and deferred income	360	5 803
Deferred tax liabilities	22 485	21 890
Short-term liabilities	588 457	531 890
Debentures	30 000	50 000
Loans from financial institutions and insurance companies	152 202	69 535
Loans from general government	9 120	9 017
Loans from other creditors	53 864	55 610
Advances received	5 090	7 355
Accounts payable	121 734	119 072
Connection fees and other debts	53 896	59 090
Accrued expenses and deferred income	145 946	147 860
Deferred tax liabilities	16 605	14 352
LIABILITIES IN TOTAL	3 086 491	3 072 867
Consolidated balance sheet ratios	2019	2018

	2019	2018
Equity ratio, %		
Relative indebtedness, %	37.1	35.4
Debt and liability rate out of usable income %	90.4	95.8
Accumulated surplus/deficit, 1,000 €	367 530	316 945
Accumulated surplus/deficit, € / resident	1 902	1 657
Loan portfolio 31 Dec, 1,000 €	1 456 831	1 496 700
Loan portfolio 31 Dec, € / resident	7 539	7 823
Loan receivables 31 Dec, 1,000 €	1 981 593	1 881 528
Number of residents	10 254	9 834
* advance information		

CONSOLIDATED CASH FLOW STATEMENT	2019	2018
	1 000 €	1 000 €
Cash flow from operations		
Annual margin	128 677	117 810
Extraordinary items	76 296	0
Current tax	-3 878	-3 805
Adjustments to internal financing	-94 539	13 051
	106 557	127 055
Cash flow from investments		
Investment expenses	-278 522	-251 081
Allotments for capital expenditure	4 376	3 797
Proceeds from sale of non-current assets	66 396	30 582
	-207 750	-216 702
Operating and investment cash flow	-101 193	-89 647
Cash flow from financing		
Change in long-term receivables		
Increase in granted loans	-1 370	-3 340
Decrease in granted loans	72 718	12 454
	71 347	9 114
Change in loans		
Increase in long-term loans	176 537	251 445
Repayments of long-term loans	-125 539	-116 428
Change in short-term loans	31 982	-25 468
	82 979	109 550
Change in operating capital		
Change in operating capital	0	-1 777
Changes in minority share	0	2 119
	0	342
Other changes in liquidity		
Change in funds and capital from assignments	1 268	442
Change in current assets	2 984	-1 423
Change in receivables	-2 714	-13 760
Change in interest-free liabilities	-4 311	-5 467
	-2 773	-20 208
Net cash flow from financing	151 553	98 798
Change in liquid assets	50 360	9 151
Change in liquid assets	50 360	9 151
Liquid assets, 31 Dec	332 744	282 384
Liquid assets, 1 Jan	282 384	273 233
Consolidated cash flow statement ratios	2019	2018
Cash flow financing of investments, %	46.9	47.6
Loan servicing margin	0.7	0.7
Sufficiency of funds, days	1.0	1.0
Cash flow accumulation of operations and investments 5 yr., 1,000€	51	45