



2024  
FISCAL YEAR

# CITY OF GREENACRES

5800 Melaleuca Lane, Greenacres FL 33463

## ANNUAL COMPREHENSIVE FINANCIAL REPORT



[www.greenacresfl.gov](http://www.greenacresfl.gov)

Fiscal Year Ending - September 30, 2024



Annual Comprehensive Financial Report  
of the  
City of Greenacres, Florida  
For The Fiscal Year Ended  
September 30, 2024

Prepared by Department of Finance  
Teri Beiriger, Director of Finance

## TABLE OF CONTENTS

	<u>PAGE</u>
<b>INTRODUCTORY SECTION</b>	
Letter of Transmittal.....	i-vi
Principal Officials .....	vii
Organizational Chart.....	viii
GFOA Certificate of Achievement for Excellence in Financial Reporting.....	ix
<b>FINANCIAL SECTION</b>	
Independent Auditor's Report.....	1-3
Management's Discussion and Analysis .....	4-13
<b>BASIC FINANCIAL STATEMENTS</b>	
<i>Government-Wide Financial Statements:</i>	
Statement of Net Position.....	14
Statement of Activities .....	15
<i>Fund Financial Statements:</i>	
Balance Sheet - Governmental Funds .....	16
Reconciliation of the Balance Sheet - Governmental Funds to the Statement of Net Position.....	17
Statement of Revenues, Expenditures and Changes in Fund Balances – Governmental Funds .....	18
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities .....	19
Statement of Fiduciary Net Position – Fiduciary Fund .....	20
Statement of Changes in Fiduciary Net Position – Fiduciary Funds .....	21
Notes to Basic Financial Statements.....	22-79
<i>Required Supplementary Information:</i>	
Schedule of Revenues, Expenditures, and Changes in Fund Balance – Budget and Actual – General Fund.....	80-83
Note to Budgetary Comparison Schedule – General Fund.....	84
Florida Retirement System:	
Schedule of Employer Proportionate Share of Net Pension Liability – Florida Retirement System Pension Plan.....	85
Schedule of Employer Contributions – Florida Retirement System Pension Plan.....	86
Schedule of Employer Proportionate Share of Net Pension Liability – Florida Retirement System Health Insurance Subsidy Pension Plan .....	87
Schedule of Employer Contributions – Florida Retirement System Health Insurance Subsidy Pension Plan.....	88

# **TABLE OF CONTENTS** (Continued)

	<b><u>PAGE</u></b>
Firefighters' Retirement Plan:	
Schedule of Changes in the City's Net Pension Liability and Related Ratios .....	89
Schedule of Employer Contributions .....	90
Schedule of Investment Returns .....	91
Notes to the Schedule of Contributions .....	92
Public Safety Officers' Retirement Plan:	
Schedule of Changes in the City's Net Pension Liability and Related Ratios .....	93
Schedule of Employer Contributions .....	94
Schedule of Investment Returns .....	95
Notes to the Schedule of Contributions .....	96
Schedule of Changes in the City's Total OPEB Liability .....	97

## **COMBINING AND INDIVIDUAL FUND STATEMENTS AND SCHEDULES**

### *Major Governmental Funds:*

Capital Projects Funds	
Schedule of Revenues, Expenditures and Changes in Fund Balance –	
Budget and Actual – New Growth Capital Projects Fund .....	98
Schedule of Revenues, Expenditures and Changes in Fund Balances –	
Budget and Actual – Infrastructure Surtax Capital Projects Fund .....	99
Schedule of Revenues, Expenditures and Changes in Fund Balances –	
Budget and Actual – American Rescue Plan Capital Projects Fund .....	100

### *Nonmajor Governmental Funds:*

Combining Balance Sheet .....	101-102
Combining Statement of Revenues, Expenditures and Changes in Fund Balances .....	103-104

### *Nonmajor Special Revenue Funds:*

Schedule of Revenues, Expenditures and Changes in Fund Balance –	
Budget and Actual – Arboreous Special Revenue Fund .....	105
Schedule of Revenues, Expenditures and Changes in Fund Balance –	
Budget and Actual – Public Safety Donation Special Revenue Fund .....	106
Schedule of Revenues, Expenditures and Changes in Fund Balance –	
Budget and Actual – Youth Programs Special Revenue Fund .....	107

### *Nonmajor Debt Service Funds:*

Schedule of Revenues, Expenditures and Changes in Fund Balance –	
Budget and Actual – Municipal Complex Debt Service Fund .....	108

# **TABLE OF CONTENTS** (Continued)

	<b><u>PAGE</u></b>
<i>Nonmajor Capital Projects Funds:</i>	
Schedule of Revenues, Expenditures and Changes in Fund Balance – Budget and Actual – Parks and Recreation Capital Projects Fund.....	109
Schedule of Revenues, Expenditures and Changes in Fund Balance – Budget and Actual – Reconstruction and Maintenance Capital Projects Fund.....	110

## *Fiduciary Funds*

Combining Statement of Net Position – Pension Trust Funds .....	111
Combining Statement of Changes in Net Position – Pension Trust Funds.....	112

## **STATISTICAL SECTION**

Table of Contents .....	113
Schedule 1 - Net Position by Component .....	114
Schedule 2 - Changes in Net Position.....	115-116
Schedule 3 - Fund Balances, Governmental Funds.....	117-118
Schedule 4 - Changes in Fund Balances, Governmental Funds .....	119-120
Schedule 5 - Assessed Value and Actual Value of Taxable Property.....	121
Schedule 6 - Direct and Overlapping Property Tax Rates .....	122
Schedule 7 - Principal Property Tax Payers.....	123
Schedule 8 - Property Tax Levies and Collections.....	124
Schedule 9 - Ratios of Outstanding Debt by Type .....	125
Schedule 10 - Ratios of General Bonded Debt Outstanding.....	126
Schedule 11 - Direct and Overlapping Governmental Activities Debt.....	127
Schedule 12 - Legal Debt Margin Information .....	128
Schedule 13 - Pledged Revenue Coverage .....	129
Schedule 14 - Demographic and Economic Information.....	130
Schedule 15 - Principal Employers.....	131
Schedule 16 - Full-Time City Government Employees by Function/Program.....	132
Schedule 17 - Operating Indicators by Function/Program .....	133
Schedule 18 - Capital Asset Statistics by Function/Program .....	134

**TABLE OF CONTENTS**  
(Continued)

	<b><u>PAGE</u></b>
<b>OTHER REPORTS</b>	
Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i> .....	135-136
Independent Auditor's Report on Compliance for Each Major Program and on Internal Control Over Compliance Required by the Uniform Guidance .....	137-138
Schedule of Expenditures of Federal Awards .....	139
Schedule of Findings and Questioned Costs .....	140-141
Summary Schedule of Prior Audit Findings.....	142
Management Letter in Accordance with the Rules of the Auditor General of the State of Florida .....	143-145
Independent Accountant's Report on Compliance with Section 218.415, Florida Statutes .....	146

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## INTRODUCTORY SECTION

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May 13, 2025

The Honorable Mayor, Members of the City Council  
and City Residents  
City of Greenacres, Florida

**Chuck Shaw**  
Mayor

**John Tharp**  
Councilmember  
District I

**Peter A. Noble**  
Councilmember  
District II

**Judith Dugo**  
Councilmember  
District III

**Susy Díaz**  
Councilmember  
District IV

**Paula Bousquet**  
Councilmember  
District V

We are pleased to submit the Annual Comprehensive Financial Report (ACFR) of the City of Greenacres, Florida for the fiscal year ending September 30, 2024, in compliance with Florida Statutes. The purpose of this report is to provide the City Council, citizens, representatives of financial institutions, and others with detailed information concerning the financial condition and performance of the City. In addition, the report provides assurance that the City presents fairly, in all material respects, its financial position as verified by independent auditors.

This report consists of management's representations concerning the finances of the City. Consequently, management assumes full responsibility for the completeness and reliability of the information presented in this report. The City has established a comprehensive internal control framework to provide a reasonable basis for making these representations. This framework is designed to protect the City's assets from loss, theft, or misuse, and to compile sufficient reliable information for the preparation of the City's financial statements in conformity with generally accepted accounting principles (GAAP) in the United States of America. Because the cost of internal controls should not outweigh the benefits, the City's internal control framework has been designed to provide reasonable rather than absolute assurance that the financial statements will be free from material misstatement. As management, we assert, to the best of our knowledge and belief, that this financial report is complete and reliable in all material respects.

The City's financial statements have been audited by Nowlen, Holt & Miner, P.A., a firm of licensed certified public accountants. The goal of the independent audit was to provide reasonable assurance that the financial statements of the City for the fiscal year ended September 30, 2024, are free of material misstatement. The independent audit involved examining on a test basis, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. The independent auditor concluded, based upon the audit, that there was a reasonable basis for rendering unmodified opinions on the City's various financial statements included in this document. The independent auditor's report is presented as the first component of the financial section of this report.

GAAP for government entities require that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the report entitled Management's Discussion and Analysis (MD&A). This letter of transmittal is designed to complement the MD&A and should be read in conjunction with it. The City's MD&A can be found immediately following the report of the independent auditor.



## **PROFILE OF THE GOVERNMENT**

The City of Greenacres has operated under the Council-Manager form of government since 1980. Policy-making and legislative authority are vested in the City Council consisting of the Mayor and five Council members. The City Council is responsible, among other things, for approving policies and ordinances, adopting the budget, appointing members to boards and committees, and hiring both the City Manager and City Attorney. The City Manager is responsible for carrying out the policies and ordinances of the City Council, for overseeing the day-to-day operations of the government, and for appointing the Directors of the various departments. The Council is elected on a non-partisan basis. Council members serve four-year staggered terms. The Mayor is also elected to serve a four-year term. The Mayor and the five Council members are elected at large.

The City provides general municipal services such as police (contracted), fire, emergency medical services, passport services, protective inspections, public works, planning, zoning, engineering, economic development, recreation and cultural events and youth programs. The City provides solid waste collection and recycling services through a contract with a privately-owned sanitation company. For fiscal year 2024, Waste Management held this franchise contract. Palm Beach County Water Utilities Department provides water and sanitary sewer service in the City.

The financial reporting entity includes all the funds of the City of Greenacres. There is one subordinate entity reporting to the City and included in this report, the Public Safety Officers' and Firefighters' Retirement Plan. This subordinate entity was created effective January 1, 1996, to provide retirement, death survivorship, and disability benefits to all Public Safety Officers and Firefighters hired January 1, 1996, and thereafter, consistent with the provisions of Florida Statutes 175 and 185.

## **ECONOMIC CONDITION AND OUTLOOK**

The City is located in the central area of Palm Beach County, Florida. The City is a residentially oriented suburb, with supporting commercial establishments to serve its population. Residential households account for over 80.1% of the taxes levied by the City, while commercial uses account for 19.7%, public uses (institutional, agricultural) account for .2%. The City's population increased by approximately 17.85% from the 2015 Bureau of Economic and Business Research (BEBR) figure of 38,943 residents to 45,439 residents in the 2024 BEBR making it the eighth largest municipality in Palm Beach County. Population growth is anticipated to be 4.2% from 2023-2028.

The City's economy is primarily driven by residential and commercial developments representing a broad spectrum of the population and business types. The City has no industrial zoning. As a result, an emphasis is placed on commercial, retail, and mixed use developments and redevelopment. Most of the commercial establishments offer a variety of services, restaurants, retail, and entertainment, mainly located along Lake Worth Road, Forest Hill Boulevard, Tenth Avenue North, and Jog Road corridors. The strategic location and accessibility of the City to interstate and turnpike corridors, has positioned it for development and redevelopment opportunities.

There are roughly 72,929 companies (2024) in Palm Beach County that supply products and services. As of 2024, the Business Development Board for Palm Beach County lists the Palm Beach County School District as the largest employer with approximately 22,218 employees. Palm Beach County Board of County Commissioner and Florida Atlantic University are the next two largest local employers with approximately 12,367 and 6,335 employees (2024), respectively.

FY2024 final property values increased by 13.8% from FY2023 final values. Ad valorem tax revenue increased by \$2 million while the millage rate maintained at 6.300 mills. Additionally, the City continued to close the gap between revenues and expenditures for non-essential services. The City has developed several strategies for financial sustainability for future years. They are: 1) draw down unassigned fund balance and maintain at or above 25% of annual expenditures; 2) control expenditures by evaluating contracts and

rebidding when necessary, staffing levels, overtime, and benefits; and 3) increase/stabilize revenues by adjusting fee schedules and the tax rate. The implementation of those strategies has enabled the City to maintain a sound financial position without impacting levels of service.

Intergovernmental revenue shows a slight decrease when comparing 2023 to 2024. The biggest decrease was in half-cent sales tax. Permits and fees, which include franchise fees and new construction-related building permit fees, showed a slight increase. The City also received \$4.4 million in FY2024 from the one-penny sales surtax. Surtax funds have been used to provide for projects that will improve the quality of life for the City's residents and businesses. The surtax is projected to provide this City with an average of \$3.2 million per year for a total of over \$26 million in a ten-year period that began in FY2017. It is expected to sunset in December 2025. The short-term future growth rate is expected to remain steady as approved developments are completed, and new developments are approved within existing and future annexation boundaries.

## **MAJOR INITIATIVES**

During fiscal year 2024, the City has addressed the following major areas:

- Investment in Public Safety and security in the City
- Improving roads, infrastructure, and appearance throughout the City's neighborhoods
- Development and improvement of parks and recreational facilities for all City residents

Public safety investments and initiatives included the purchase of a 107' ladder engine, a medic truck, and the replacement of bunker gear, cardiac monitors and extrication equipment. The safety of our Fire Rescue personnel is paramount and timely replacement of our equipment ensures they have the tools necessary to protect those that we serve. The City's Insurance Services Office (ISO) Public Protection Classification (PPC) rating has been maintained at two (2). This benefits residents and business owners as most Insurance Company Underwriters incorporate the ISO PPC into their decision-making process of whether to insure properties and setting the price for policies written. Law enforcement services continued to be provided from the Palm Beach Sheriff's Office (PBSO) through a contractual agreement. JAG Grant allocation provided additional cameras to enhance the City's camera security systems.

The first phase for the construction of a lift station as part of the septic to sewer project in the City's Original Section commenced and construction improvements to Chickasaw Road began, which included the piping of the canal, bringing the road up to standard and the addition of sidewalks. Development of a "Safe Streets for All" safety action plan kicked off to ensure that the City is planning for all modes of transportation and addressing the needs of the community. Construction also began for the City's new 17,000 sq ft. Youth Programs building that will provide additional capacity and programming.

The City's ongoing commitment to the development of parks and recreation facilities and enhancement of "green space" within the City through the allocation of funds for the construction, renovation, expansion and improvement of parks and recreational areas has provided for countless new amenities and programs. Irrigation systems at the municipal complex and Freedom Park were replaced. The tennis/pickleball courts at Community Park and the basketball courts at Gladiator Park were refurbished. Solar powered lighting was installed along the path at Arbor Park and at the basketball court at Gladiator Park. Basketball court backboards were replaced and upgraded to electric motorized units. Planned maintenance and upkeep are key to ensuring the continued viability of our parks systems. Sports turf and courts resurfacing, and refurbishment are budgeted every year to provide for well-maintained facilities.

## **LONG-TERM FINANCIAL PLANNING**

As part of the City's long-term financial planning, the City has allocated resources for initiatives, programs, and strategies to achieve long term goals related to the City's mission of improving the quality of

life by providing the best and most cost-efficient public services and facilities to the City's residents and businesses. The City's strategic plan outlines four (4) strategic priority areas (goals) that include:

- **Safe City:** For FY2024 \$5.4 million is allocated for public safety programs and activities to provide physical safety and property protection in the City. This includes the installation of new and/or upgrading of security cameras at various City facilities and the replacement of Fire Rescue/EMS equipment.
- **Well-Planned Attractive Community:** Ongoing maintenance of sidewalks, roads and drainage systems and landscaping at parks and buildings to serve City residents.
- **Efficient and Effective Government:** Investing in technology and the security of the City's technological infrastructure to increase efficiency in the delivery of services, increase accessibility and interaction with residents and businesses and ensure that we remain connected in the event of an emergency or disaster.
- **Diversity in Community Life, Leisure, Recreation and Youth Programs:** Development of community and recreation programs including events and festivals, recreational athletic leagues, senior activities, and afterschool programs. Continued investment in the City's nationally accredited, Gold Seal certified after-school and summer camp Youth Programs.

Management strives to offset the increasing costs associated with the commitment to increased levels of services in all areas by careful management of reserves and holding the line on operating costs. The strategic use of reserves is only a short-term fix, however, and these challenges will continue into future years with expenditures expected to outpace revenues over the next five years. It will continue to be a challenging environment, requiring tough decisions by both the Council and staff to balance fiscal realities with the collective expectations of our constituents for exceptional municipal services and their associated costs.

## **GENERAL FINANCIAL INFORMATION**

### **Financial Policies**

The City of Greenacres' financial policies provide the framework for the overall fiscal management of the City. The policies cover a broad range of topics including, but not limited to, accounting, auditing, internal controls, operating and capital budgeting, cash and investment management, asset management, and financial reporting. Pursuant to Governmental Accounting Standards Board Statement No. 54, Fund Balance Reporting and Governmental Type Fund Definitions, the City adopted a fund balance policy including classifications and fund balance reserves within each category. The fund balances reported in the financial statements are shown pursuant to Statement 54.

### **Internal Controls**

Management of the City is responsible for establishing and maintaining an internal control structure designed to ensure that government assets are protected from loss, theft, or misuse, and to ensure that adequate accounting data is compiled to allow for the preparation of financial statements in conformity with Generally Accepted Accounting Principles (GAAP). The internal control structure of the City of Greenacres is designed to provide reasonable, but not absolute, assurance that these objectives are met. The concept of reasonable assurance recognizes that the cost of a control should not exceed the benefits likely to be derived, and the valuation of costs and benefits requires estimates and judgments by management.

### **Budgetary Controls**

The City maintains budgetary controls through the annual budget public hearing and approval process of GAAP based budgets. The formal budget approval for each fiscal year is accomplished in a manner to

comply with Florida State Statute 200.065, commonly referred to as Truth-In-Millage (TRIM). Activities of the General Fund, Debt Service Funds, Arborous, Youth Programs, and Public Safety Donations Special Revenue Funds, and all Capital Project Funds are included in the annual appropriated budget. Chapter 932.7055(9), Florida State Statutes prohibits budgeting anticipated future forfeitures or proceeds in the Forfeitures Special Revenue Fund. Expenditures in the Forfeitures Special Revenue Fund are appropriated through individual requests on a project-by-project basis at public meetings of the City Council. Budget amendments for all funds require prior City Council approval at public meetings. The level of budgetary control (that is, the level at which expenditures cannot exceed the appropriated amount) is at the Departmental level.

The City of Greenacres also maintains an encumbrance accounting system as one technique of accomplishing budgetary control. Encumbered amounts lapse at year-end. However, encumbrances can be re-appropriated as part of the following year's approved budget. The City continues to meet its responsibility for sound financial management, as demonstrated by the statements and schedules included in the financial section of this report.

### **Capital Financing**

In conjunction with the annual adoption of the operating budget, the City prepares a Capital Improvement Program to provide for improvements to the City's public facilities for the ensuing fiscal year and next five years, along with proposals for the financing of these improvements. The first year of the program constitutes the capital budget for the current fiscal year and the remaining years are used as a planning guide. The program identifies projects and allocates funding over five years for City infrastructure, park development, public works projects, and new equipment. The City has been able to provide the needed funding of the Capital Improvement Program through dedicated sources of revenue such as impact fees, grants, and previous transfers.

### **Debt Service Administration**

In Florida, there is no legal debt limit. All general obligation debt pledging payment from ad valorem taxes must be approved by referendum unless it is to refund outstanding debt. Article VII, Section 12, of the Florida State Constitution expresses that "Counties, school districts, municipalities, special districts, and local governmental bodies with taxing powers may issue bonds, certificates of indebtedness, or any form of tax anticipation certificates payable from ad valorem taxes and maturing more than twelve months after issuance only to finance or refinance capital projects authorized by law and only when approved by vote of the electors..." The City has no general obligation debt outstanding.

### **Fiduciary Operations**

The City's fiduciary operations are limited to the City of Greenacres Public Safety Officers' and Firefighter Retirements' Plan that was established effective January 1, 1996, to cover high-risk employees with a defined-benefit retirement plan. The Florida League of Cities was selected to provide administrative services for the plan. A pension trust fund was established to account for that new plan in fiscal year 1996.

### **Awards**

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City of Greenacres for its ACFR for the fiscal year ended September 30, 2023. The Certificate of Achievement is a prestigious national award-recognizing conformance with the highest standards for preparation of state and local government financial reports. The City of Greenacres has received a Certificate of Achievement for the last thirty-three consecutive years (fiscal years 1991-2023).

To be awarded a Certificate of Achievement, a governmental unit must publish an easily readable and efficiently organized ACFR, whose contents conform to program standards. Such ACFR must satisfy both generally accepted accounting principles and applicable legal requirements.

A Certificate of Achievement is valid for a period of one year only. We believe our current report continues to conform to the Certificate of Achievement program requirements, and we are submitting it to GFOA.

The City of Greenacres anticipates receiving an award from GFOA for Outstanding Achievement in Popular Annual Financial Reporting for the Fiscal Year Ended September 30, 2023. The award is valid for one year.

In addition, the City also received the GFOA's Award for Distinguished Budget Presentation for the Fiscal Year beginning October 1, 2023. The City has received the Distinguished Budget Presentation award for the last thirty-one years (fiscal years 1994-2024). To earn the Distinguished Budget Presentation Award, the City's budget document was judged proficient as a policy document, financial plan, operations guide, and communication device.

## **OTHER INFORMATION**


### **Independent Audit**

State Statutes require an annual audit by independent certified public accountants. The accounting firm of Nowlen, Holt & Miner, P. A. performed the City's audit and their report on the financial statements is included in the financial section of this report.

### **Acknowledgments**

The preparation of this Annual Comprehensive Financial Report for the City of Greenacres was made possible by the dedicated efforts of the staff of the Department of Finance. We also extend our appreciation to the independent certified public accounting firm of Nowlen, Holt & Miner, P. A. for their professionalism during the performance of the audit.

We would like to thank the Mayor and City Council for their guidance and support in establishing the policy for the planning and administration of the financial operations of the City of Greenacres in a responsible, progressive manner. With this support, we have been able to maintain a high degree of fiscal health and responsibility for the City of Greenacres during challenging economic times.

  
Teri Lea Beiriger  
Finance Director  
Andrea McCue  
City Manager



**PRINCIPAL OFFICIALS As  
of September 30, 2024**

**ELECTED OFFICIALS**

**Chuck Shaw**  
Mayor

**John Tharp**  
Councilmember, District I

**Peter A. Noble**  
Councilmember, District II

**Judith Dugo**  
Councilmember, District III

**Susy Diaz**  
Councilmember, District IV

**Paula Bousquet**  
Councilmember, District V

**SENIOR MANAGEMENT**

**Andrea McCue**  
City Manager

**Glen J. Torcivia**  
Torcivia, Donlon, Goddeau & Ansay, P.A.

**Austin Lee**  
Director of Communication

**Brian Fuller**  
Fire Chief

**Carlos Cedeño**  
Director of Public Works

**Denise Malone**  
Director of Development & Neighborhood Services

**Georges Bayard**  
Director of Information Technology

**Vacant**  
Director of Economic Development

**Jowie Mohammed**  
Director of Youth Programs

**Michele Thompson**  
Director of Community and Recreation Services

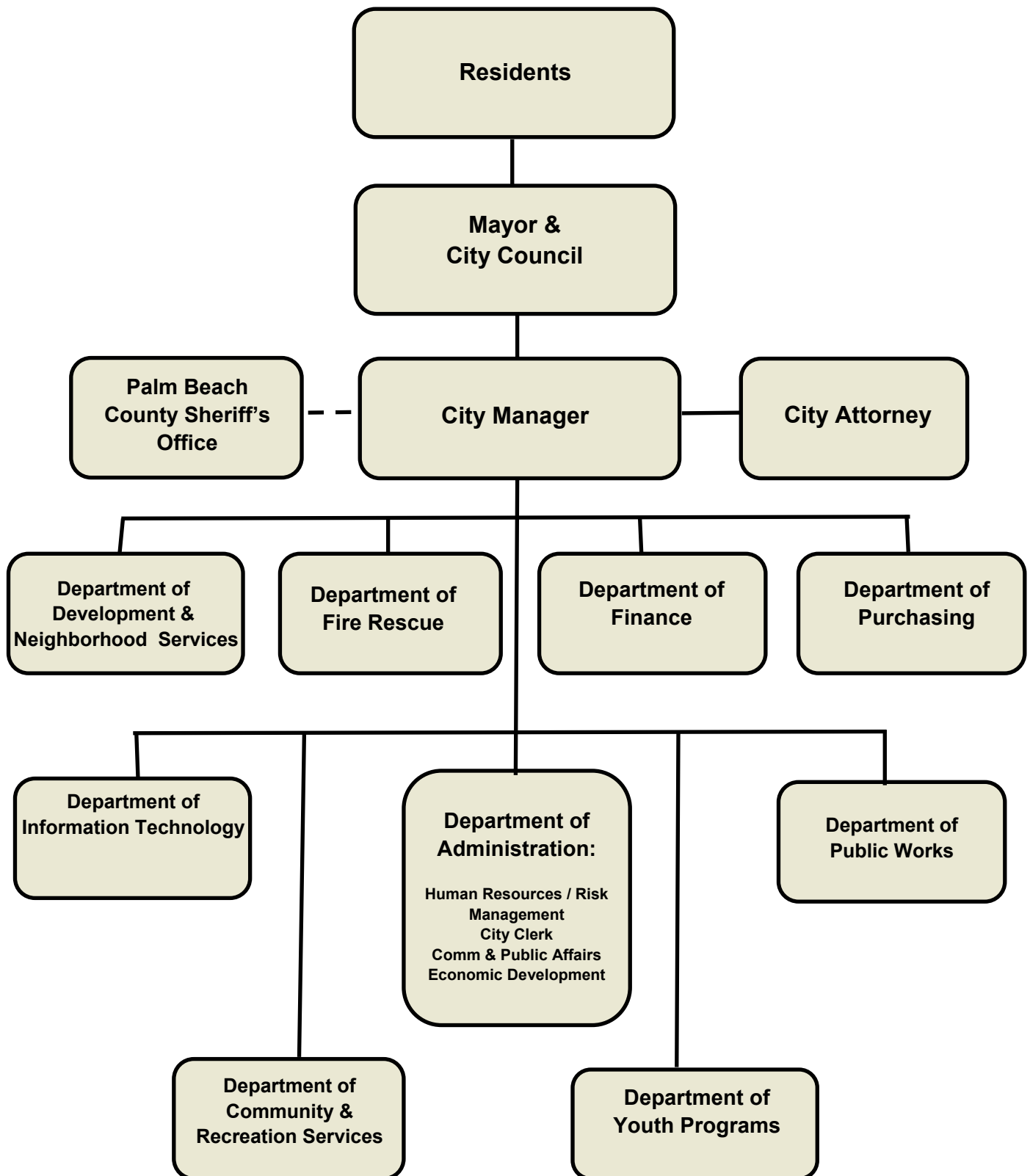
**Monica Powery**  
Director of Purchasing

**Quintella Moorer**  
City Clerk

**Suzanne Skidmore**  
Director of Human Resources & Risk Management

**Teri Lea Beiriger**  
Director of Finance

## Organizational Chart





Government Finance Officers Association

**Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting**

Presented to

**City of Greenacres  
Florida**

For its Annual Comprehensive  
Financial Report  
For the Fiscal Year Ended

September 30, 2023

*Christopher P. Morrell*

Executive Director/CEO



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## FINANCIAL SECTION

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## INDEPENDENT AUDITORS' REPORT

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# NOWLEN, HOLT & MINER, P.A.

CERTIFIED PUBLIC ACCOUNTANTS

WEST PALM BEACH OFFICE  
NORTHBRIDGE CENTRE  
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WEST PALM BEACH, FLORIDA 33402-0347  
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EVERETT B. NOWLEN (1930-1984), CPA  
EDWARD T. HOLT, CPA  
WILLIAM B. MINER, RETIRED  
ROBERT W. HENDRIX, JR., CPA  
JANET R. BARICEVICH, RETIRED, CPA  
TERRY L. MORTON, JR., CPA  
N. RONALD BENNETT, CVA, ABV, CFF, CPA  
EDWARD T. HOLT, JR., PFS, CPA

MARK J. BYMASTER, CFE, CPA  
RYAN M. SHORE, CFP®, CPA  
WILLIAM C. KISKER, CPA  
NANCY V. SALIB, CPA

## INDEPENDENT AUDITOR'S REPORT

To the Honorable Mayor and Members of the City Council  
City of Greenacres, Florida

BELLE GLADE OFFICE  
333 S.E. 2nd STREET  
POST OFFICE BOX 338  
BELLE GLADE, FLORIDA 33430-0338  
TELEPHONE (561) 996-5612  
FAX (561) 996-6248

### Report on the Audit of the Financial Statements

#### **Opinions**

We have audited the accompanying financial statements of the governmental activities, each major fund, and the aggregate remaining fund information of the City of Greenacres, Florida, as of and for the year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the City of Greenacres, Florida's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Greenacres, Florida, as of September 30, 2024, 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.

#### **Basis for Opinions**

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the City of Greenacres, Florida and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

#### **Responsibilities of Management for the Financial Statements**

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for 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.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City of Greenacres, Florida's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

## ***Auditor's Responsibilities for the Audit of the Financial Statements***

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit 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 City of Greenacres, Florida's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City of Greenacres, Florida's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

## ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages 4 through 13, the budgetary comparison information on pages 80 through 84, the pension schedules on pages 85 through 96, and the other postemployment benefits schedule on page 97 be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

## ***Supplementary Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Greenacres, Florida's basic financial statements. The accompanying combining and individual fund financial statements and schedule of expenditures of federal awards, as required by Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other

additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual nonmajor fund financial statements and the schedule of expenditures of federal awards are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

**Other Information**

Management is responsible for the other information included in the annual report. The other information comprises the introductory and statistical sections but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

**Other Reporting Required by Government Auditing Standards**

In accordance with *Government Auditing Standards*, we have also issued our report dated May 13, 2025 on our consideration of the City of Greenacres, Florida's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City of Greenacres, Florida's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering City of Greenacres, Florida's internal control over financial reporting and compliance.

*Nowlen, Holt & Mimer, P.A.*

West Palm Beach, Florida  
May 13, 2025

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## MANAGEMENT'S DISCUSSION AND ANALYSIS (MD&A)

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## MANAGEMENT'S DISCUSSION AND ANALYSIS

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This section of the City of Greenacres' Annual Comprehensive Financial Report presents a narrative overview and analysis of the City's financial performance for the fiscal year ended September 30, 2024. It is designed to provide a broad overview and a short and long-term analysis of the City's activities based on information presented in the financial statements. Specifically, this information is designed to assist the reader in focusing on significant financial issues, provide an overview of the City's financial activities, identify changes in the City's financial position (its ability to address the next and subsequent years' challenges), clarify material deviations from the approved budget, and explain individual fund issues. We encourage readers to consider the information presented here in conjunction with the Transmittal Letter (beginning on page i), the City's basic financial statements (beginning on page 14), and notes to the financial statements (pages 22-79).

### FINANCIAL HIGHLIGHTS

- At the end of fiscal year 2024, the assets and deferred outflows of the City exceeded its liabilities and deferred inflows by \$96.4 million (*net position*). Of this amount, \$42 million represents an unrestricted net position, which may be used to meet the City's ongoing obligations to citizens and creditors.
- Total net position increased by \$11.7 million in 2024, primarily because of increases in Property Tax (by \$2.3 million) and from the increase in Charge for Services (by \$399 thousand).
- Combined governmental fund balances increased by \$4.9 million in 2024, from \$47.6 million to \$52.5 million. Approximately 47.6% of this amount, or \$25 million, is available for spending at the City's discretion (unassigned fund balance).
- At the close of the 2024 fiscal year, the General Fund fund balance (the total of *non-spendable*, *committed*, *assigned*, and *unassigned* components of *fund balance*) was \$28 million, with \$3 million, or 11% that was either non-spendable, committed or assigned.

### Overview of the Financial Statements

The discussion and analysis provided here are intended to serve as an introduction to the City of Greenacres' basic financial statements. The basic financial statements consist of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) the notes to financial statements. This report also includes supplementary information intended to furnish additional details to support the basic financial statements themselves.

**Government-Wide Financial Statements.** The *government-wide financial statements* are designed to provide readers with a broad overview of the City's finances, in a manner similar to a private-sector business.

The statement of net position presents financial information on all of the City's assets, liabilities, and deferred inflows/outflows of resources, with the difference reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.

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

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The governmental activities of the City of Greenacres include general government, public safety, transportation, culture and recreation, and physical environment.

**Fund Financial Statements.** A *fund* is a grouping of related accounts that is used to maintain control over financial resources that have been segregated for specific activities or objectives. The City of Greenacres, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. All the funds of the City can be divided into two categories: governmental funds and fiduciary funds. The main features of each are shown below.

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

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

The City maintains eleven (11) individual governmental funds: The General Fund, four (4) Special Revenue Funds, one (1) Debt Service Fund, and five (5) Capital Projects Funds. Information is presented separately in the "Governmental Fund" balance sheet, the "Statement of Revenues, Expenditures, and Changes in Fund Balances, Governmental Funds", and three of the Capital Projects Funds: the New Growth, the Infrastructure Surtax Fund and the American Recovery Plan, *which are considered major funds*. Data from the seven remaining governmental funds are combined into a single column for an aggregated presentation. Individual fund data for each of these non-major governmental funds is provided in the form of combined and individual fund statements, and schedules on pages 98-110 of this report.

The City of Greenacres adopts an annual appropriated budget for all governmental funds except the Forfeitures Special Revenue Fund and Art in Public Places Fund. A budgetary comparison statement has been provided for the general fund to demonstrate compliance with this budget. (See *Other Information* below.)

**Fiduciary Funds.** Fiduciary funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of these funds are not available to support the City's programs. While fiduciary funds represent trust responsibilities of the government, these assets are restricted on purpose and do not represent discretionary assets of the government. The City has three (3) fiduciary trust funds: the Public Safety Officers' Pension Trust Fund, Firefighters' Pension Trust Fund, and Public Safety Officers' and Firefighters' Pension Trust Share Plan, found on pages 20-21 of this report, with a combined statement of net pension found on pages 111 and 112.

**Notes to the Financial Statements.** The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found on pages 22-79 of this report.



**Other information.** In addition to the basic financial statements and accompanying notes, this report also presents *required supplementary information*, including a budgetary comparison statement for the General Fund, and detailed information concerning the City's obligation to provide pension benefits to its employees. The required supplementary information can be found on pages 80-97 of this report.

The combining and individual fund financial statements and schedules referred to earlier in connection with major and non-major governmental funds are presented immediately following the required supplementary information.

## GOVERNMENT-WIDE OVERALL FINANCIAL ANALYSIS

The government-wide financial statements were designed so that the user could determine if the City is in a better or worse financial condition from the prior year. The fiscal 2023 balances have been included so that the results from the prior year can be compared.

As noted earlier, net position over time may serve as a useful indicator of a government's financial position. In the case of the City of Greenacres, assets and deferred outflows of resources exceeded liabilities and deferred inflows of resources by \$96.4 million at the close of the most recent fiscal year.

<b>City of Greenacres, Florida Summary of Net Position (in thousands)</b>				
	<b>2024</b>	<b>2023</b>	<b>\$ Increase / (Decrease)</b>	<b>% Change</b>
Current and other assets	\$ 74,471	\$ 61,103	\$ 13,368	21.9%
Capital assets, net	39,792	34,398	5,394	15.7%
<b>Total assets</b>	<b>114,263</b>	<b>95,501</b>	<b>18,762</b>	<b>19.6%</b>
<b>Deferred Outflows of Resources</b>	<b>9,467</b>	<b>9,383</b>	<b>84</b>	<b>0.9%</b>
Current liabilities	13,461	13,799	(338)	-2.4%
Long-term liabilities	2,826	4,392	(1,566)	-35.7%
<b>Total liabilities</b>	<b>16,287</b>	<b>18,191</b>	<b>(1,904)</b>	<b>-10.5%</b>
<b>Deferred Inflows of Resources</b>	<b>10,971</b>	<b>1,975</b>	<b>8,996</b>	<b>455.5%</b>
<b>Net position:</b>				
Net investment in capital assets	38,884	33,120	5,764	17.4%
Restricted	15,498	9,951	5,547	55.7%
Unrestricted	42,090	41,647	443	1.1%
<b>Total net position</b>	<b>\$ 96,472</b>	<b>\$ 84,718</b>	<b>\$ 11,754</b>	<b>13.9%</b>

The largest portion of the City's net position is invested in capital assets (land, buildings, machinery, and equipment), less any related debt still outstanding that was used to acquire those assets and represents 40.3% of total net position. The City uses capital assets to provide services to citizens; consequently, these assets are *not* available for future spending. Although the City's investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities. (See also the discussion on Capital Assets on page 11).

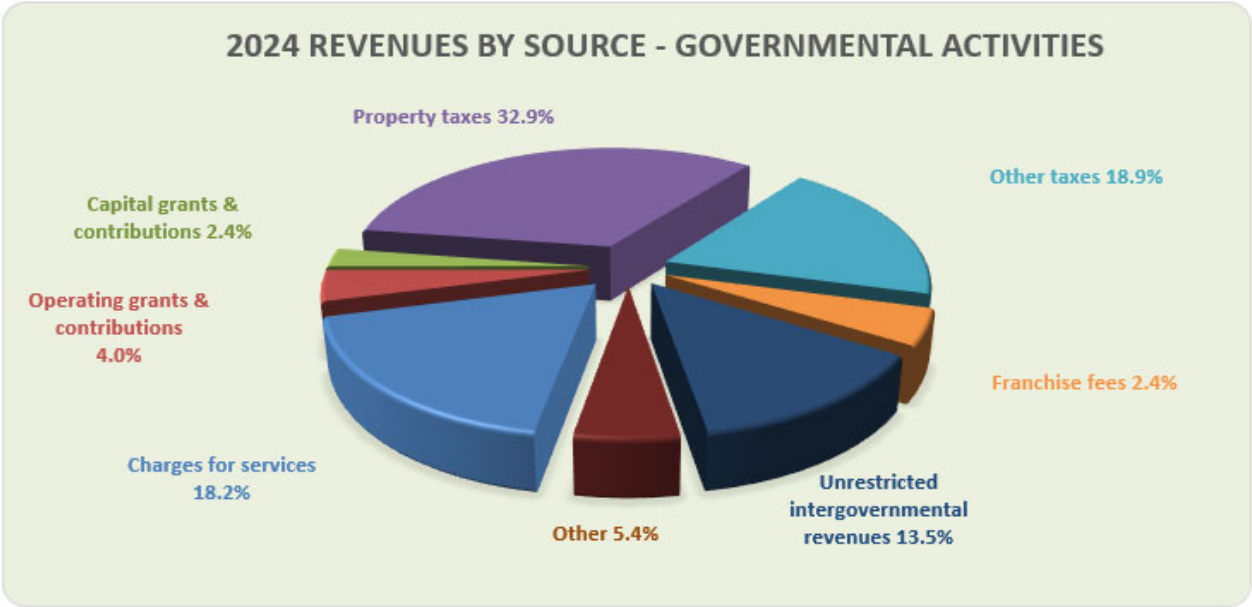
Another portion of net position, \$15.5 million, has restrictions on its use that are externally imposed (gas taxes, public safety forfeitures, grants and pensions) or by enabling legislation (impact fees). The remaining net position balance of \$42.1 million, or 43.6% of total net position, is unrestricted and may be used to meet the City's ongoing obligations to citizens and creditors.

**Change in Net Position.** Total net position increased by \$11.7 million in fiscal year 2024. Total revenues increased by \$3.8 million, or 7.8% compared to the prior year, and total expenses increased by \$922 thousand, or 2.3% compared to the prior year. Key elements of the changes are summarized below:

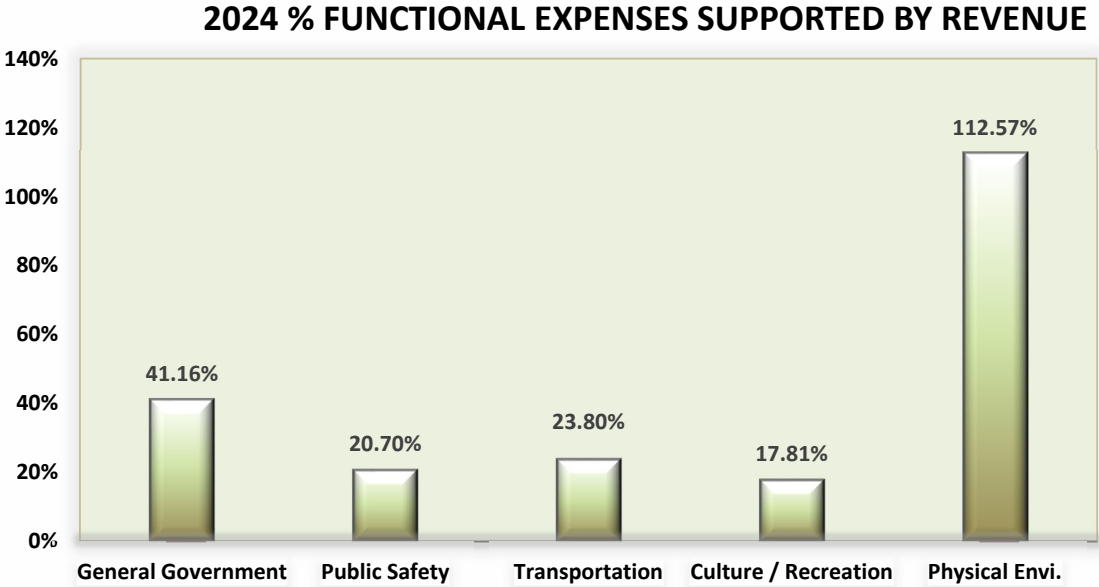
**City of Greenacres, Florida**  
**Summary of Changes in Net Position (in thousands)**

	2024	2023	\$ Increase / (Decrease)	% Change
<b>Revenues:</b>				
Program revenues:				
Charges for services	\$ 9,687	\$ 8,720	\$ 967	11.1%
Operating grants and contributions	2,121	2,131	(10)	-0.5%
Capital grants and contributions	1,273	1,359	(86)	-6.3%
General revenues:				
Property taxes	17,499	15,411	2,088	13.5%
Other taxes	10,014	9,722	292	3.0%
Other	12,523	11,939	584	4.9%
<b>Total revenues</b>	<b>53,117</b>	<b>49,282</b>	<b>3,835</b>	<b>7.8%</b>
<b>Expenses:</b>				
General government	7,795	6,228	1,567	25.2%
Public safety	23,550	24,655	(1,105)	-4.5%
Transportation	2,645	2,705	(60)	-2.2%
Culture and recreation	4,131	3,688	443	12.0%
Physical environment	3,227	3,135	92	2.9%
Interest and other fiscal charges	15	30	(15)	-50.0%
<b>Total expenses</b>	<b>41,363</b>	<b>40,441</b>	<b>922</b>	<b>2.3%</b>
Change in net position	11,754	8,841	2,913	32.9%
Net position beginning of year	84,718	75,877	8,841	11.7%
<b>Ending net position</b>	<b>\$ 96,472</b>	<b>\$ 84,718</b>	<b>\$ 11,754</b>	<b>13.9%</b>

- Operating grants and contributions decreased \$10 thousand in 2024 because the City recognized ARPA funds as revenue when the expense occurs.
- Property taxes increased \$2.1 million in 2024 due to an increase in property values and at the same time maintaining the same millage rate.
- Other taxes increased \$292 thousand in 2024 because of an increase in utility service taxes and the infrastructure surtax as the economy continued to recover.
- Other revenues increased by \$584 thousand in 2024 due to a high rate of investment earnings.
- Public safety expenses decreased by (4.5%) or \$1,105 million primarily due to attrition.
- General government expenses increased \$1.5 million due to an increase in non-public safety positions.



The cost of all governmental activities increased by \$922 thousand, or 2.3%, to \$41 million in 2024. As shown on the Statement of Activities on page 15, the amount financed by general revenues (primarily taxpayers) was approximately \$40 million, while \$9.6 million was paid by those who benefitted directly from the programs (charges for services), and another \$3.3 million was subsidized by other governments and organizations through grants and contributions. The following table shows the extent of the City's functional expenses are supported by the program revenues that directly support those programs. The remainder of the functional expenses are covered by the general revenues of the City, primarily taxes.



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## Financial Analysis of the City of Greenacres Funds

The City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The focus of Greenacres *governmental funds* is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. In particular, the unassigned fund balance may serve as a useful measure of the government's net resources available for discretionary use. It represents the portion of fund balance that has not yet been limited to use for a particular purpose by either an external party, the City itself, or a group or individual that has been delegated authority to assign resources for particular purposes by the City Council.

On September 30, 2024, the City of Greenacres governmental funds reported combined fund balances of \$52.5 million. Approximately 47.5% of total fund balances (\$24.9 million) are *unassigned* and are available for spending at the government's discretion. The remainder is either *non-spendable*, *restricted*, *committed* or *assigned* to indicate it is:

- a) not in the spendable form (non-spendable, \$2.4 million),
- b) restricted for specific purposes by (a) external resource providers such as creditors, grantors, contributors, constitutional provisions or laws and regulations of other governments; or (b) imposed by law through enabling legislation (restricted, \$7.6 million),
- c) committed for specific purposes as formally established by the City Council (committed, \$2.0 million), or
- d) assigned for specific purposes as determined by management of the City, (assigned, \$15 million).

The general fund is the chief operating fund of the City. At the end of the 2024 fiscal year, the unassigned fund balance of the general fund was \$24.9 million. As a measure of the general fund's liquidity, it may be useful to compare both unassigned fund balance and total fund balance to total general fund expenditures. At the close of the 2024 fiscal year, unassigned fund balance represented approximately 60.7% of total general fund expenditures, including transfers to other funds.

The following table shows the results of operations in 2024 and 2023, the revenues, expenditures, and other financing sources and uses (fund transfers), and the change in fund balance for the major funds reported by the City.

### Major Funds Information (in thousands)

	General	New Growth	Infrastructure Surtax	American Recovery Plan
<u>Fiscal Year 2024</u>				
Revenues	\$ 44,917	\$ 493	\$ 5,656	\$ 1,221
Expenditures	(39,705)	(141)	(6,065)	(397)
Other financing sources (uses)	(887)	-	568	-
Increase (decrease) in fund balance	<u>\$ 4,325</u>	<u>\$ 352</u>	<u>\$ 159</u>	<u>\$ 824</u>
	General	New Growth	Infrastructure Surtax	American Recovery Plan
<u>Fiscal Year 2023</u>				
Revenues	\$ 41,508	\$ 359	\$ 5,096	\$ 922
Expenditures	(33,768)	(3,067)	(3,748)	(282)
Other financing sources (uses)	(14,306)	9,695	-	3,804
Increase (decrease) in fund balance	<u>\$ (6,566)</u>	<u>\$ 6,987</u>	<u>\$ 1,348</u>	<u>\$ 4,444</u>

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## Major Fund Summary

The City reports four major funds: the General Fund, the New Growth Fund, the Infrastructure Surtax Fund and the American Rescue Plan Fund. Fund summary on the four major funds can be found at the bottom of page 9. Additional details for seven non-major funds can be found on pages 101-104 of this report.

The **General Fund** fund balance increased by \$4.3 million in fiscal year 2024 after a decrease of \$6.5 million in 2023. Overall revenues increased by \$3.4 million in 2024. Property tax revenue increased by over \$2.1 million; this was attributable primarily to a 13.8% increase in property value. The millage rate is 6.3000. Permit and Franchise Fees played a role in the increase. Building permits within the Permit and Franchise Fees show a significant increase. Investments also showed an unexpected increase. The City has several Local Government Investment Pool Accounts. The City's average investment rate in the pools was 5.6%. Expenses increased by 17.6%, this was largely due to an increase in employee headcount.

The **New Growth Fund** provides for the acquisition of new and expanded public infrastructure resulting in the growth of the City. In 2023, \$9.6 million was transferred into this fund to build an Emergency Operation Center (EOC) and other New Growth Fund projects. \$3 million in expenditure was used to procure land for the EOC. In 2024, revenue exceeded expenditure largely due to unexpected high investment returns.

The **Infrastructure Surtax Fund** was established in 2017 due to a county wide voted penny sales tax for improvement to infrastructure. The surtax revenue increased in 2024 by \$560 thousand to \$5.6 million. The revenue from this fund is not only from the penny tax but also from grants to support the various infrastructure projects. This fund showed a slight increase in fund balance due to an interfund transfer of the 2<sup>nd</sup> option gas tax, (\$568,138) to cover the Chickasaw Road Improvement project.

The **American Rescue Fund** was established in 2021 for the Coronavirus State Fiscal Recovery Fund and Coronavirus Local Fiscal Recovery Funds, which together formed the Coronavirus State and Local Fiscal Recovery Funds or SLFRF. This fund balance increased over \$824 thousand due to an unexpected high return on investments. The funds will be used to build a Youth Programs Building. The expenditures for 2024 were used for planning and engineering in preparation of the construction.

### General Fund Budgetary Highlights

**Original budget compared to final budget.** Budget amendments and re-appropriated 2023 encumbered decreased total General Fund appropriations by \$4.3 thousand for 2024. Budget amendments increased the budget for non-departmental expenditure by \$520 thousand due to greater than anticipated costs for insurance and law enforcement services.

**City of Greenacres**  
**Budget versus Actual**  
**General Fund**  
(in thousands, net of accumulated depreciation)

Functional Expenditures (2024)	Original Adopted Budget	Amendments	Amended Budget	Actual Results	Budget Variance Positive/(Negative)
Administration	\$ 3,227,345	\$ (75,862)	\$ 3,151,483	\$ 2,716,319	\$ 435,164
Finance	1,138,843	(89,320)	1,049,523	985,709	63,814
Purchasing	403,684	(1,620)	402,064	389,920	12,144
Information Technology	1,650,001	423,306	2,073,307	2,070,358	2,949
Dev.& Neighborhood Services	2,681,170	(527,939)	2,153,231	1,923,366	229,865
Public Works	3,774,622	(138,682)	3,635,940	3,470,423	165,517
Fire Rescue	11,393,307	24,472	11,417,779	11,411,755	6,024
Community & Recreation Services	1,836,191	(138,946)	1,697,245	1,597,826	99,419
Non Departmental	14,619,854	520,280	15,140,134	15,139,432	702
	<b>\$ 40,725,017</b>	<b>\$ (4,311)</b>	<b>\$ 40,720,706</b>	<b>\$ 39,705,108</b>	<b>\$ 1,015,598</b>

Revenue Source (2024)	Adopted Budget*	Actual Results	Budget Variance Positive / (Negative)
Taxes	\$ 23,631,377	\$ 24,702,173	\$ 1,070,796
Permits and Franchise Fees	3,107,700	3,812,004	704,304
Intergovernmental	7,213,653	7,287,668	74,015
Charges for Services	6,863,005	6,793,537	(69,468)
Fines and Forfeitures	122,350	213,135	90,785
Investment Income	369,446	1,408,119	1,038,673
Contributions	10,000	46,682	36,682
Rents and Royalties	410,574	395,893	(14,681)
Miscellaneous Revenues	236,912	258,556	21,644
	<b>\$ 41,965,017</b>	<b>\$ 44,917,767</b>	<b>\$ 2,952,750</b>

\* No amendments to revenue budget; original budget same as final budget

**Final budget compared to actual results.** In 2024, general fund revenues were higher than budgeted by \$3 million. The budget variances in mainly due to the COVID 19 pandemic recovery in the intergovernmental area such as half-cent sales tax and state revenue sharing.

General fund expenditures in 2024 were \$1.0 million less than amended budgeted, mainly due to savings from unfilled vacant positions, some unspent obligations (encumbrances) and the contingency reserve.

## Capital Asset and Debt Administration

**Capital assets.** The City's investment in capital assets on September 30, 2024, net of accumulated depreciation, was \$39.7 million, an increase of \$5.3 million or 15.7% from 2023. Notable addition was the Chickasaw Road improvement.

**City of Greenacres Capital Assets**  
(in thousands, net of accumulated depreciation)

	<u>2024</u>	<u>2023</u>	<u>% Change</u>	<u>\$ Change</u>
Land	\$ 10,754	\$ 10,754	0.0%	\$ -
Buildings	7,842	7,948	-1.3%	\$ (106)
Improvements other than buildings	9,819	6,995	40.4%	\$ 2,824
Furniture, fixtures and equipment	998	862	15.8%	\$ 136
Vehicles	3,058	3,045	0.4%	\$ 13
Intangible assets*	502	146	243.8%	\$ 356
Construction in Progress	6,817	4,648	46.7%	\$ 2,169
Total	<u>\$ 39,790</u>	<u>\$ 34,398</u>	15.7%	\$ 5,392

\*2023 first year reporting GASB 96 SBITA

Refer to the prior discussion of major funds above for more details on capital spending and Note 6 Capital Assets on page 43.

**Debt administration.** The City's debt obligation was for building the City Hall complex, including the Public Works facility. The City completed its debt obligation in 2024.

The debt position of the City is summarized in the following table and is explained in detail in Note 7 Long-Term Liabilities on page 44.

**City of Greenacres Outstanding Debt**  
(in thousands)

	<u>2024</u>	<u>2023</u>	<u>% Change</u>
Public Improvement Note Payable	\$ -	\$ 391	-100.0%
Total	<u>\$ -</u>	<u>\$ 391</u>	-100.0%

**Economic Factors and Next Year's Budgets and Rates**

As a residentially oriented suburb with supporting commercial establishments, the City's economic environment is dependent on Palm Beach County's economic activities as well as that of the State of Florida.

Major economic factors affecting the City of Greenacres in the new fiscal year include:

- The leveling off of property values due to a housing inventory.
- The millage rate will be maintained at 6.30 mills in fiscal years 2025 and 2026.

- 
- The change in tax revenues. Sales, Gas and Utility tax revenues are anticipated to continue increasing moderately as consumer and business confidence levels edge higher with the improving economy.
  - The end of the infrastructure surtax revenue. This revenue source from the voters' approved additional one cent sales surtax to accelerate as the economy improves. This revenue source will end in December 2025.
  - Limitation on revenue growth. Due to the City being nearly built out, revenues will remain steady while expenditures will most likely outpace the revenue increases.

The decision to maintain the millage rate reflected the City's commitment to maintain the ratio of unassigned fund balance at 25% of total general fund expenditures, as required by the City's fund balance policy.

The budget for 2025 general fund expenditures, including transfers to other funds, are \$46.7 million, an increase of \$4.8 million, or 11.3%, from the same accounts in 2024. The increase in expenditures is mainly due to an increase in Public Safety, including an increase in Fire Rescue staffing. The 2025 Budget projects a revenue of \$46.4 million, the forecast as of April 2025 projects the to be \$45 million. The projected revenue shows an increase in Permit and Related Fees, but a projected decrease in Intergovernmental Revenue.

Based on projected revenues and the City's conservative approach to managing expenditures, the City's financial position was projected to remain strong, with no debt and an unassigned general fund reserve balance having a healthy ratio of 54.75%. The economy has reopened and there are still many uncertainties related to commodity delivery, and labor force projections have been conservative in reflecting anticipated revenues.

The City will manage expenses accordingly to ensure the continued strength of the City's financial stability.

### **Contacting the City's Financial Management**

This financial report is designed to provide our residents, taxpayers, customers, investors, and creditors with a general overview of the City's finances and to demonstrate the City's accountability. If you have questions about this report or need additional information, please contact the Director of Finance at 5800 Melaleuca Lane, Greenacres, Florida 33463.



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## BASIC FINANCIAL STATEMENTS

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**City of Greenacres, Florida**  
**Statement of Net Position**  
**September 30, 2024**

	Governmental Activities
Assets	
Cash and cash equivalents	\$ 864,641
Investments	57,923,278
Receivables (net)	
Accounts	1,620,451
Intergovernmental	990,812
Taxes	1,112,016
Interest	10,288
Grants	506,109
Assessments	4,043
Lease	221,905
Net pension asset - Public Safety Officers & Firefighters	7,900,146
Inventories	16,964
Prepaid items	2,459,129
Non-current assets	
Lease receivable	841,444
Capital assets:	
Non-depreciable	17,570,725
Depreciable and amortizable, net	22,221,117
Total Assets	<u>114,263,068</u>
Deferred Outflows of Resources	
OPEB related items	188,299
Pension related items	9,278,643
Total Deferred Outflows of Resources	<u>9,466,942</u>
Liabilities	
Accounts payable	771,951
Contracts and retainage payable	463,380
Accrued payroll and related liabilities	507,212
Unearned revenue	10,568,863
Deposits and other liabilities	84,887
Due within one year:	
Compensated absences	830,113
SBITA payable	118,167
Lease payable	56,374
Total OPEB Liability	60,000
Due in more than one year:	
Compensated absences	1,110,146
SBITA payable	149,704
Lease payable	119,605
Total OPEB Liability	939,920
Net pension liability - Florida Retirement System	506,466
Total Liabilities	<u>16,286,788</u>
Deferred Inflows of Resources	
Deferred revenue	323,083
Pension related items	9,103,401
OPEB related items	504,044
Lease related items	1,040,371
Total Deferred Inflows of Resources	<u>10,970,899</u>
Net Position	
Net investment in capital assets	38,884,612
Restricted for:	
Pensions	7,900,146
Public safety	117,708
Arboreous activities	39,128
Art in public places	77,921
Transportation	403,500
Infrastructure	6,959,100
Unrestricted	42,090,208
Total Net Position	<u>\$ 96,472,323</u>

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

**City of Greenacres, Florida**  
**Statement of Activities**  
**For the Fiscal Year Ended September 30, 2024**

Functions/Programs	Expenses	Program Revenues			Net (Expense) Revenue and Changes in Net Position
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	
Governmental Activities:					
General government	\$ 7,794,503	\$ 3,197,706	\$ 10,500	\$ --	\$ (4,586,297)
Public safety	23,550,010	3,354,715	1,482,965	36,742	(18,675,588)
Transportation	2,644,840	--	305,487	324,010	(2,015,343)
Culture/recreation	4,130,795	454,059	281,002	631	(3,395,103)
Physical environment	3,227,373	2,680,775	40,990	911,208	405,600
Interest on long-term debt	15,232	--	--	--	(15,232)
Total Governmental Activities	\$ 41,362,753	\$ 9,687,255	\$ 2,120,944	\$ 1,272,591	(28,281,963)
General Revenues:					
Taxes:					
Property taxes					17,499,044
Utility service taxes					5,524,635
Infrastructure surtax					4,489,279
Franchise fees based on gross receipts					2,498,258
Intergovernmental shared revenues - unrestricted					7,165,202
Investment earnings - unrestricted					2,656,154
Miscellaneous revenues					203,935
Total General Revenues					40,036,507
Change in Net Position					11,754,544
Net Position - Beginning					84,717,779
Net Position - Ending					\$ 96,472,323

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

**City of Greenacres, Florida**  
**Balance Sheet**  
**Governmental Funds**  
**September 30, 2024**

	Capital Projects					
	General	New Growth	Infrastructure Surtax	American Rescue Plan	Nonmajor Governmental Funds	Total Governmental Funds
<b>Assets</b>						
Cash and cash equivalents	\$ 864,638	\$ --	\$ --	\$ --	\$ 3	\$ 864,641
Investments	25,772,842	8,909,365	6,310,871	14,579,996	2,350,204	57,923,278
Receivables (net)						
Accounts	1,620,451	--	--	--	--	1,620,451
Intergovernmental	969,076	--	--	--	21,736	990,812
Taxes	355,654	--	756,362	--	--	1,112,016
Interest	10,288	--	--	--	--	10,288
Grants	61,604	--	413,370	--	31,135	506,109
Assessments	4,043	--	--	--	--	4,043
Lease	1,063,349	--	--	--	--	1,063,349
Inventories	16,964	--	--	--	--	16,964
Prepaid items	206,516	--	2,252,613	--	--	2,459,129
<b>Total Assets</b>	<b>\$ 30,945,425</b>	<b>\$ 8,909,365</b>	<b>\$ 9,733,216</b>	<b>\$ 14,579,996</b>	<b>\$ 2,403,078</b>	<b>\$ 66,571,080</b>
<b>Liabilities, Deferred Inflows of Resources and Fund Balances</b>						
<b>Liabilities</b>						
Accounts payable	\$ 766,644	\$ --	\$ --	\$ --	\$ 5,307	\$ 771,951
Contracts and retainage payable	--	--	383,807	15,067	64,506	463,380
Accrued payroll and related liabilities	488,689	--	--	--	18,523	507,212
Unearned revenue	53,237	--	--	9,256,096	1,259,530	10,568,863
Deposits and other liabilities	55,012	29,875	--	--	--	84,887
<b>Total Liabilities</b>	<b>1,363,582</b>	<b>29,875</b>	<b>383,807</b>	<b>9,271,163</b>	<b>1,347,866</b>	<b>12,396,293</b>
<b>Deferred Inflows of Resources</b>						
Deferred revenue	323,083	--	--	--	--	323,083
Unavailable revenue	163,037	--	137,696	--	--	300,733
Lease related items	1,040,371	--	--	--	--	1,040,371
<b>Total Deferred Inflows of Resources</b>	<b>1,526,491</b>	<b>--</b>	<b>137,696</b>	<b>--</b>	<b>--</b>	<b>1,664,187</b>
<b>Fund Balances</b>						
Nonspendable:						
Inventory	16,964	--	--	--	--	16,964
Prepaid items	206,516	--	2,252,613	--	--	2,459,129
Restricted for:						
Public safety forfeitures	--	--	--	--	101,469	101,469
Arborous activities	--	--	--	--	39,128	39,128
Public safety donations	--	--	--	--	16,239	16,239
Art in public places	--	--	--	--	77,921	77,921
Transportation	--	--	--	--	403,500	403,500
Infrastructure	--	--	6,959,100	--	--	6,959,100
Committed to:						
Emergency and disaster reserve	2,000,000	--	--	--	--	2,000,000
Assigned for:						
Subsequent year's expenditures	298,054	--	--	--	--	298,054
Compensated absences reserve	555,073	--	--	--	--	555,073
Capital Projects	--	8,879,490	--	5,308,833	423,412	14,611,735
Unassigned:	24,978,745	--	--	--	(6,457)	24,972,288
<b>Total Fund Balances</b>	<b>28,055,352</b>	<b>8,879,490</b>	<b>9,211,713</b>	<b>5,308,833</b>	<b>1,055,212</b>	<b>52,510,600</b>
<b>Total Liabilities, Deferred Inflows of Resources and Fund Balances</b>	<b>\$ 30,945,425</b>	<b>\$ 8,909,365</b>	<b>\$ 9,733,216</b>	<b>\$ 14,579,996</b>	<b>\$ 2,403,078</b>	<b>\$ 66,571,080</b>

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

**City of Greenacres, Florida**  
**Reconciliation of the Balance Sheet - Governmental Funds**  
**to the Statement of Net Position**  
**September 30, 2024**

Fund Balances - Total Governmental Funds	\$ 52,510,600
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Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and therefore are not reported in the governmental funds:

Governmental capital assets	\$ 64,342,744	
Less accumulated depreciation & amortization	<u>(24,550,902)</u>	39,791,842

The net pension asset related to the Public Safety Officers' and Firefighters' defined benefit pension plans does not represent available spendable resources and is not reported in the governmental funds.	7,900,146
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Revenues earned but not collected within 60 days of the fiscal year end are not current financial resources and are not reported in the governmental funds.	300,733
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Long-term liabilities, including notes payable, are not due and payable in the current period and therefore are not reported in the funds. Long-term liabilities at year-end consist of:

Compensated absences	\$ (1,940,259)	
Lease payable	(175,979)	
SBITA payable	(267,871)	
Total OPEB liability	(999,920)	
Net pension liability - Florida Retirement System	<u>(506,466)</u>	(3,890,495)

Deferred outflows of resources and deferred inflows of resources related to defined benefit pension plans and defined benefit OPEB plans are applicable to future periods and are not reported in the governmental funds.

Deferred outflows - Florida Retirement System	\$ 109,968	
Deferred inflows - Florida Retirement System	(551,227)	
Deferred outflows - Firefighters Retirement Plan	5,865,612	
Deferred inflows - Firefighters Retirement Plan	(4,319,724)	
Deferred outflows - Police Officers' Retirement Plan	3,303,063	
Deferred inflows - Police Officers' Retirement Plan	(4,232,450)	
Deferred outflows - OPEB	188,299	
Deferred inflows - OPEB	<u>(504,044)</u>	(140,503)

Net Position of Governmental Activities	<u><u>\$ 96,472,323</u></u>
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**City of Greenacres, Florida**  
**Statement of Revenues, Expenditures, and Changes in Fund Balances**  
**Governmental Funds**  
**For the Fiscal Year Ended September 30, 2024**

		Capital Projects				
	General	New Growth	Infrastructure Surtax	American Rescue Plan	Nonmajor Governmental Funds	Total Governmental Funds
Revenues:						
Taxes	\$24,702,173	\$ --	\$4,489,279	\$ --	\$ 138,210	\$ 29,329,662
Permits and franchise fees	3,812,004	--	--	--	--	3,812,004
Intergovernmental revenues	7,287,668	30,366	710,379	382,366	252,476	8,663,255
Charges for services	6,793,537	--	--	--	233,065	7,026,602
Fines and forfeitures	213,135	--	--	--	--	213,135
Impact fees	--	--	--	--	1,500	1,500
Investment income (loss)	1,408,119	463,340	457,305	838,807	151,578	3,319,149
Contributions	46,682	--	--	--	24,001	70,683
Rental income	395,893	--	--	--	331,820	727,713
Miscellaneous revenues	258,556	--	--	--	699	259,255
<b>Total Revenues</b>	<b>44,917,767</b>	<b>493,706</b>	<b>5,656,963</b>	<b>1,221,173</b>	<b>1,133,349</b>	<b>53,422,958</b>
Expenditures:						
Current:						
General government	6,931,847	--	--	--	--	6,931,847
Public safety	24,463,402	--	--	--	2,370	24,465,772
Transportation	2,174,957	--	--	--	--	2,174,957
Culture/recreation	2,416,837	--	--	--	760,744	3,177,581
Physical environment	2,885,740	--	--	--	--	2,885,740
Capital outlay	633,726	141,600	6,065,820	396,817	1,614,851	8,852,814
Debt service:						
Principal	195,286	--	--	--	391,372	586,658
Interest	3,313	--	--	--	11,963	15,276
<b>Total Expenditures</b>	<b>39,705,108</b>	<b>141,600</b>	<b>6,065,820</b>	<b>396,817</b>	<b>2,781,300</b>	<b>49,090,645</b>
Excess (Deficiency) of Revenues over Expenditures	5,212,659	352,106	(408,857)	824,356	(1,647,951)	4,332,313
Other Financing Sources (Uses):						
Issuance of debt	557,828					557,828
Transfers in	13,206	--	568,138	--	1,458,660	2,040,004
Transfers out	(1,458,660)	--	--	--	(581,344)	(2,040,004)
<b>Total Other Financing Sources (Uses)</b>	<b>(887,626)</b>	<b>--</b>	<b>568,138</b>	<b>--</b>	<b>877,316</b>	<b>557,828</b>
<b>Net Change in Fund Balances</b>	<b>4,325,033</b>	<b>352,106</b>	<b>159,281</b>	<b>824,356</b>	<b>(770,635)</b>	<b>4,890,141</b>
Fund Balances - Beginning	23,730,319	8,527,384	9,052,432	4,484,477	1,825,847	47,620,459
Fund Balances - Ending	\$28,055,352	\$ 8,879,490	\$9,211,713	\$ 5,308,833	\$ 1,055,212	\$ 52,510,600

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

**City of Greenacres, Florida**  
**Reconciliation of the Statement of Revenues, Expenditures, and Changes**  
**in Fund Balances of Governmental Funds to the Statement of Activities**  
**For the Fiscal Year Ended September 30, 2024**

Net change in fund balances - total governmental funds \$ 4,890,141

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

Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is depreciated over their estimated useful life.

Expenditures for capital assets	\$ 7,684,620	
Less current year depreciation and amortization	<u>(2,138,569)</u>	5,546,051
Net book value of capital asset disposals		(151,845)

Revenues in the statement of activities that do not provide current financial resources are not reported as revenue in the governmental funds:

Grants and solid waste collection fees		(247,781)
Cancellation of debt		56,675

Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in the governmental funds:

Change in accrued interest payable	\$ 44	
Change in accrued compensated absences	(176,460)	
Change in total OPEB liability and related deferred amounts	(49,756)	
Change in net pension liability and related deferred amounts	<u>1,858,645</u>	1,632,473

The issuance of long-term debt provides current financial resources to governmental fund, while the repayment of the principal of long-term debt consumes current financial resources of governmental funds. Interest is not accrued in governmental funds.

Issuance of debt	\$ (557,828)	
Repayment of principal	<u>586,658</u>	28,830

Change in Net Position of Governmental Activities		<u><u>\$11,754,544</u></u>
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**City of Greenacres, Florida**  
**Statement of Fiduciary Net Position**  
**Fiduciary Funds**  
**September 30, 2024**

	Pension Trust Funds
Assets	
Cash and cash equivalents	\$ 302,943
Investments in external investment pool	
Broad market high quality bond portfolio	7,270,616
Core plus fixed income portfolio	7,573,558
Diversified large cap portfolio	23,250,824
Diversified small to mid cap portfolio	12,647,842
International equity	17,116,241
Core real estate	7,573,558
Contributions receivable	339,202
Total assets	<u>76,074,784</u>
Liabilities	
Accounts payable	<u>170,770</u>
Total liabilities	<u>170,770</u>
Net Position Restricted for Pensions	<u><u>\$ 75,904,014</u></u>

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



**City of Greenacres, Florida**  
**Statement of Changes in Fiduciary Net Position**  
**Fiduciary Funds**  
**For the Fiscal Year Ended September 30, 2024**

	<u>Pension Trust Funds</u>
Additions:	
Contributions:	
Employer	\$ 3,110,005
Plan members	386,833
State on-behalf payments	970,005
Total Contributions	<u>4,466,843</u>
Investment income (loss):	
Net increase in fair value of investments	12,779,971
Less investment expenses	-
Net investment income (loss):	<u>12,779,971</u>
Total additions	<u>17,246,814</u>
Deductions:	
Benefits paid and refunds of member contributions	689,943
Administrative expense	86,303
Total Deductions	<u>776,246</u>
Net Increase	16,470,568
Net Position Restricted for Pensions	
Net Position - Beginning	<u>59,433,446</u>
Net Position - Ending	<u>\$ 75,904,014</u>

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

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## NOTES TO BASIC FINANCIAL STATEMENTS

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**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The City of Greenacres, Florida (the “City”) is a municipal corporation organized under Florida Statutes. The City was originally incorporated in 1926 and was reincorporated in 1947 pursuant to Special Act 24537, Laws of Florida 1947. The City operates under the Council-Manager form of government and provides a wide range of community services including general government, public safety, building inspection, zoning and land use planning, transportation, culture and recreation, and physical environment. The City Council (the “Council”) is responsible for legislative and fiscal control of the City.

The basic financial statements of the City have been prepared in conformity with accounting principles generally accepted in the United States (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The following is a summary of the City’s more significant accounting policies.

***Financial Reporting Entity***

Under governmental accounting and financial reporting standards, the City’s reporting entity consists of the City, organizations for which the City is financially accountable and other organizations for which the nature and significance of their relationship with the City are such that exclusion would cause the City’s financial statements to be misleading or incomplete. The City is considered financially accountable if it appoints a voting majority of an organization’s governing body and is either able to impose its will on that organization or has a financial benefit/burden relationship with the organization. The City may also be financially accountable if an organization is fiscally dependent on the primary government and the two also have a financial benefit or burden relationship. Based on the application of these criteria, there were no organizations that met the criteria described above.

***Government-Wide and Fund Financial Statements***

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the City. The effect of interfund activity has been removed from these statements.

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

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

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Measurement Focus, Basis of Accounting and Financial Statement Presentation***

The government-wide financial statements and pension trust funds are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the City considers revenues to be available if they are collected within 60 days of the end of the current fiscal period, except for solid waste collection fees and ambulance transport fees which are considered available if collected within six months of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences, are recorded only when payment is due.

Property taxes, franchise fees, business taxes, and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Revenues for expenditure driven grants are recognized when the qualifying expenditures are incurred. All other revenue items are considered to be measurable and available only when cash is received by the City.

The City reports the following major governmental funds:

The *General Fund* is the primary operating fund of the City and is used to account for all financial resources applicable to the general operations of the City except those required to be accounted for in another fund.

The *New Growth Fund*, a capital projects fund, is used to account for financial resources used for the acquisition or construction of new and expanded public infrastructure for all purposes, except for parks, resulting from the growth of the City.

The *Infrastructure Surtax Fund*, a capital projects fund, is used to account for financial resources used for infrastructure improvements, parks, public safety initiatives, and economic development funded by infrastructure surtax revenues.

The *American Rescue Plan Fund*, a capital projects fund, is used to account for the financial resources funded by the American Rescue Plan Act of 2021.

Additionally, the City reports the following fund type:

The *Pension Trust Fund*, which is a fiduciary fund used to account for the activities of the Public Safety Officers' and Firefighters' Retirement Plan and the Public Safety Officers' and Firefighters' Share Plan.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Measurement Focus, Basis of Accounting and Financial Statement Presentation*** (Continued)

Amounts reported as *program revenues* include 1) charges to customers or applicants for goods, services, or privileges provided, 2) operating grants and contributions, and 3) capital grants and contributions. Internally dedicated resources are reported as *general revenues* rather than as program revenues. Likewise, general revenues include all taxes.

When both restricted and unrestricted resources are available for use, it is the City's policy to use restricted resources first, then unrestricted resources as needed.

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance***

**Deposits and Investments**

The City's cash and cash equivalents include cash on hand, time and demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition. Money market depository accounts that the City intends to rollover into investments are considered part of the investment portfolio and are reported as investments. Resources of all funds, except the pension trust fund, have been combined into a pooled cash and investment system for the purpose of maximizing earnings. Income earned on pooled cash and investments is allocated monthly based upon the equity balances of the individual funds.

Investments are stated at fair value, except as discussed below. Fair value is defined as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. Fair value is a market-based measurement, not an entity-specific measurement. For some assets and liabilities, observable market transactions or market information might be available; for others, it might not be available. However, the objective of fair value measurement in both cases is the same, that is, to determine the price at which an orderly transaction to sell the asset or to transfer the liability would take place between market participants at the measurement date under current market conditions. Fair value is an exit price at the measurement date from the perspective of a market participant that controls the asset or is obligated for the liability. The City categorizes investments reported at fair value in accordance with the fair value hierarchy established by GASB Statement No. 72, *Fair Value Measurement and Application*.

Investments include amounts held in the Florida PRIME external investment pool administered by the State Board of Administration, the Florida Public Assets for Liquidity Management Portfolio (the "FL PALM") Portfolio, and the FL PALM Term Series. The City reports its investment in Florida PRIME and the FL PALM Portfolio at amortized cost in accordance with GASB Statement No. 79, *Accounting and Financial Reporting for Certain Investments and for External Investment Pools*. Investments reported at amortized cost are exempt from the GASB 72 fair value hierarchy disclosures. Investments in the FL PALM Term Series are reported at net asset value (NAV). Investments reported at NAV are exempt from the GASB 72 fair value hierarchy disclosures.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance*** (Continued)

**Deposits and Investments** (Continued)

Investments also include amounts held in the Florida Municipal Investment Trust (FMIvT) administered by the Florida League of Cities. The City reports its investments in the FMIvT at fair value in accordance with the GASB 72 fair value hierarchy.

Certificates of deposit are stated at cost. If the original maturities are greater than three months at the date of acquisition they are reported as investments. They are exempt from reporting under the GASB 72 fair value hierarchy.

**Receivables**

Receivables include amounts due from other governments and others for services provided by the City. Receivables are recorded and revenues are recognized as earned or as specific program expenditures are incurred. Allowances for uncollectible receivables are based upon historical trends and the periodic aging of receivables.

**Inventories**

Inventories consist of expendable supplies held for consumption which are carried at average cost. The City accounts for inventories using the consumption method, under which expenditures are recognized only when inventory items are used. In the governmental funds, the reported inventories are offset by the nonspendable fund balance component which indicates that they do not constitute “available spendable resources,” even though it is a component of current assets.

**Prepaid Items**

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both the government-wide and fund financial statements. In the governmental funds, prepaid items are recorded using the consumption method and are offset by the nonspendable fund balance component which indicates that they do not constitute “available spendable resources,” even though they are a component of current assets.

**Capital Assets**

Capital assets, which include property, plant and equipment, are reported in the government-wide financial statements. Capital assets are defined by the City as assets with an estimated life in excess of one year and an initial individual cost of \$25,000 or more for land improvements and intangible assets, \$50,000 or more for buildings, \$50,000 or more for improvements other than buildings, \$5,000 or more for machinery and equipment, \$5,000 or more for vehicles, and \$250,000 or more for infrastructure assets. Major general infrastructure assets acquired or significantly reconstructed or improved in fiscal years ending after June 30, 1980 and before the GASB Statement No. 34 implementation date were not capitalized because total infrastructure assets were less than five percent of total general capital assets, and accordingly, did not meet the capitalization requirements of GASB Statement No. 34.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance*** (Continued)

**Capital Assets** (Continued)

When purchased, capital assets are recorded as expenditures in the governmental funds and capitalized as assets in the government-wide statement of net position. General capital assets are carried at historical cost. Where cost cannot be determined from the available records, estimated historical cost has been used to record the estimated value of the assets. Donated capital assets, donated works of art and similar items, and capital assets received in service concession arrangements are reported at acquisition value. Additions, improvements, and other capital outlay that significantly extend the useful life of an asset are capitalized. The cost of normal maintenance and repairs that do not add to the value of the asset or materially extend the asset's life are not capitalized.

Depreciation has been provided over the estimated useful lives using the straight-line method of depreciation. The estimated lives for each major class of depreciable capital assets are as follows:

Buildings and improvements	20-30 years
Improvements other than buildings	10-15 years
Furniture, fixtures and equipment	3-10 years
Vehicles	5-15 years

**Unearned Revenue**

Unearned revenue represents the increase in assets prior to eligibility criteria being met.

**Deferred Outflows/Inflows of Resources**

In addition to assets, the statement of financial position will sometimes report a separate section for *deferred outflows of resources*. This separate financial statement element, deferred outflows of resources, represent a consumption of net assets that applies to future periods, and so will not be recognized as an outflow of resources (expense/ expenditure) until then. The City has only pension related items that qualify for reporting in this category.

In addition to liabilities, the statement of financial position will sometimes report a separate section for *deferred inflows of resources*. This separate financial statement element, deferred inflows of resources, represent an acquisition of net assets that applies to future periods, and so will not be recognized as an inflow of resources (revenue) until that time. There are four types of items that qualify for reporting in this category:

- 1) Business tax receipts that are received by the City prior to the period for which the taxes are levied are reported as deferred inflows on both the government-wide statement of net position, and on the governmental funds balance sheet.
- 2) Solid waste fees that are not received within six months of the end of the fiscal year don't meet the availability criterion of the modified accrual basis of accounting, and therefore are reported as deferred inflows only on the governmental funds balance sheet.
- 3) Pension related items and OPEB related items.
- 4) Deferred lease revenues receivable.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance*** (Continued)

**Leases**

Lease contracts that provide the City with control of a non-financial asset, such as land, buildings, or equipment, for a period of time in excess of twelve months are reported as an intangible right to use lease asset with a related lease liability. The lease liability is recorded at the present value of future lease payments, including fixed payments, variable payments based on an index or fixed rate and reasonably certain residual guarantees. The intangible right to use leased asset is recorded for the same amount as the related lease liability plus any prepayments and initial direct costs to place the asset in service. Leased assets are amortized over the shorter of the useful life of the asset or the lease term. The lease liability is reduced for lease payments made, less the interest portion of the lease payment.

Lease contracts that provide an external entity with control of the City's non-financial asset, such as land, buildings, or equipment, for a period of time in excess of twelve months are reported as a leased receivable with a related lease deferred inflow of resources. The lease receivable is recorded at the present value of future lease payments expected to be received during the lease term, reduced by any provision for estimated uncollectible amounts. The lease deferred inflow of resources is recorded for the same amount as the related lease receivable less any lease incentives. Leased deferred inflow of resources are amortized over the lease term. The lease receivable is reduced for lease payments made, less the interest portion of the lease payment.

**Subscription-Based Information Technology Arrangements**

A contract that conveys control of the right to use another party's information technology software, alone or in combination with tangible capital assets, as specified in the contract for a period of time in an exchange or exchange-like transaction is a subscription-based information technology arrangement (SBITA). At the commencement of the subscription term the City recognizes a subscription liability and an intangible right-to-use asset. Subscription liabilities are initially measured at the present value of subscription payments expected to be made during the subscription term. Future subscription payments are discounted using the interest rate the SBITA vendor charges the City or the City's incremental borrowing rate if the interest rate is not readily determinable. Amortization of the discount on the subscription liability is recognized as an outflow of resources (for example, interest expense). The SBITA assets are initially measured at an amount equal to the initial measurement of the related SBITA liability plus any SBITA payments made prior to the subscription term, less SBITA incentives, plus any ancillary charges necessary to place the SBITA into service. The SBITA assets are amortized on a straight-line basis over the life of the related contract. The costs of normal maintenance and repairs that do not add to the values of the assets or materially extend the asset lives are not capitalized and are expensed as incurred. The City monitors changes in circumstances that would require a remeasurement of its SBITAs and will do so if certain changes occur that would be expected to significantly affect the amount of the lease liability. SBITA assets are reported with other capital assets and SBITA lease liabilities are reported with long-term liabilities on the statement of net position.

**Compensated Absences**

The City's employees are granted a specific amount of vacation and sick leave, which is payable upon separation of service in varying amounts based on length of service. Accrued vacation leave is paid in full upon separation of employment up to a maximum of 240 hours for employees and 320 hours for the City Manager. For bargaining unit employees hired before June 28, 2000 and general employees hired before October 16, 2006 accrued sick leave is paid in full upon separation of employment after ten years of service up to a maximum of 960 hours. Bargaining unit employees hired after June 28, 2000 and general employees hired after October 16, 2006, are paid a percentage of the total accrued sick leave based on the number of



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance*** (Continued)

**Compensated Absences** (Continued)

completed years of service. When an employee is vested and applies for retirement under the City's retirement plan, accrued sick leave is paid in full up to 960 hours. Vacation is accrued as a liability in the government-wide statements when the employee earns the benefit. This means that the employee has rendered services that give rise to a vacation liability and it is probable that the City will compensate the employee in some manner, for example, in cash or paid time off, now or upon termination or retirement. The City uses the vesting method in accruing the sick leave liability. Under the vesting method, a liability for sick leave is accrued for employees who are eligible to receive termination benefits upon separation.

Compensated absences are accrued when incurred in the government-wide financial statements. A liability for these amounts is reported in the governmental funds only if they have matured, for example, as a result of employee resignations or retirements. For the governmental funds, compensated absences are liquidated by the general fund.

**Long-Term Obligations**

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the governmental activities. Bond premiums and discounts are deferred and amortized over the life of the bonds using the straight line method which does not significantly differ from the effective interest method. Bonds are reported net of the applicable bond premium or discount.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as another financing source. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

**Net Position**

Equity in the government-wide statement of net position is displayed in three categories:

Net investment in capital assets Consists of capital assets reduced by accumulated depreciation and by any outstanding debt and deferred inflows/outflows of resources incurred to acquire, construct, or improve those assets, excluding unexpended proceeds.

Restricted net position Consists of net position with constraints placed on the use by external parties (creditors, grantors, contributors, or laws or regulations of other governments) or imposed by law through constitutional provisions or enabling legislation.

Unrestricted net position Consists of net position that does not meet the definition of either of the other two components.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

***Assets, Liabilities, Deferred Inflows of Resources and Net Position/Fund Balance*** (Continued)

**Fund Equity**

Nature and purpose of classifications. In the financial statements, governmental funds report fund classifications that comprise a hierarchy based primarily on the extent to which the City is bound to honor constraints on the specific purposes for which the amounts in those funds can be spent.

The City reports the following classifications:

Non-spendable fund balances. Amounts that cannot be spent because they are either a) not in spendable form (like inventories, or prepaid items), or b) legally or contractually required to remain intact.

Restricted fund balances. Amounts that are restricted to specific purposes by either a) externally enforceable legal restrictions imposed by parties outside the government, such as creditors (through debt covenants), grantors, contributors, or other governments (through laws and regulations), or b) by law through the City's own constitution, or enabling legislation, (legislation that authorizes the City to assess, levy, charge, or otherwise mandate payments from external service providers, and with a legally enforceable requirement that those resources may be used only for the specific purposes stipulated in the legislation).

Committed fund balances. Amounts that can only be used for specific purposes pursuant to constraints imposed by formal action (resolution, ordinance or council policy) of the City's highest level of decision making authority (the City Council). Resolutions, ordinances, and council policies are all considered the highest level action within the City and are all equally binding. The City's fund balance policy, adopted by the City Council, establishes reserves to be reported under this classification, the purposes for which the reserved funds may be utilized, and the procedures for replenishing the reserve funds if used.

Assigned fund balances. Amounts that are constrained by the City's intent to be used for specific purposes but are neither restricted nor committed are classified as assigned fund balances. Assignments are made by the City Manager under the authority of the fund balance policy which was adopted by a City Council resolution.

Unassigned fund balances. This fund balance is the residual classification for the General Fund. It is also used to report negative fund balances in other governmental funds.

**Minimum Level of Unassigned Fund Balance Policy**

The City's fund balance policy establishes a minimum unassigned fund balance level of 25% of the operating expenditures of the current fiscal year. If unassigned fund balance falls below the established level, a plan to replenish that amount back to the required level over a three year period will be developed.

The fund balance policy also establishes a spending order when a qualifying expenditure is incurred for which those funds are available, of restricted fund balances first, followed by committed, then assigned, and finally unassigned fund balances.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

**Encumbrances**

Budgets in governmental funds are encumbered upon issuance of purchase orders, contracts, or other forms of legal commitments. Appropriations expire at year end, even if encumbered, but it is the City's policy to re-appropriate such amounts at the beginning of the next fiscal year.

**Use of Estimates**

The financial statements and related disclosures are prepared in conformity with accounting principles generally accepted in the United States of America. Management is required to make 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 revenue and expenditures/expenses during the period reported. These estimates include assessing the collectability of accounts receivable, the use and recoverability of inventory, and useful lives and impairment of tangible assets, among others. Estimates and assumptions are reviewed periodically and the effects of revisions are reflected in the financial statements in the period they are determined to be necessary. Actual results could differ from those estimates.

**Implementation of Accounting Pronouncements**

The City implemented the following Governmental Accounting Standards Board Statements during the current fiscal year.

GASB Statement No. 99, *Omnibus 2022*. The requirements of this Statement will enhance comparability in the application of accounting and financial reporting requirements and will improve the consistency of authoritative literature. Consistent authoritative literature enables governments and other stakeholders to more easily locate and apply the correct accounting and financial reporting provisions, which improves the consistency with which such provisions are applied. The comparability of financial statements also will improve as a result of this Statement. Better consistency and comparability improve the usefulness of information for users of state and local government financial statements. The requirements related to financial guarantees and the classification and reporting of derivative instruments within the Scope of Statement 53 were implemented in the current fiscal year. Implementation of this Statement did not impact the City's financial statements.

GASB Statement No. 100, *Accounting Changes and Error Corrections*. The requirements of this Statement will improve the clarity of the accounting and financial reporting requirements for accounting changes and error corrections, which will result in greater consistency on application in practice. In turn, more understandable, reliable, relevant, consistent and comparable information will be provided to financial statement users for making decisions or assessing accountability. In addition, the display and note disclosure requirements will result in more consistent, decision useful, understandable, and comprehensive information for users about accounting changes and error corrections. Implementation of this Statement did not impact the City's financial statements.

**Recently Issued Accounting Pronouncements**

A brief description of new accounting pronouncements that might have a significant impact on the City's financial statements is presented below. Management is currently evaluating the impact of adoption of these statements in the City's financial statements.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

**Recently Issued Accounting Pronouncements** (Continued)

A brief description of new accounting pronouncements that might have a significant impact on the City's financial statements is presented below. Management is currently evaluating the impact of adoption of these statements in the City's financial statements.

In June 2022, the GASB issued Statement No. 101, *Compensated Absences*. The unified recognition and measurement model in this Statement will result in a liability for compensated absences that more appropriately reflects when a government incurs an obligation. In addition, the model can be applied consistently to any type of compensated absences and will eliminate potential comparability issues between governments that offer different types of leave. The model also will result in a more robust estimate of the amount of compensated absences that a government will pay or settle, which will enhance the relevance and reliability of information about the liability for compensated absences. The requirements of this Statement are effective for fiscal years ending September 30, 2025, and all reporting periods thereafter.

In December 2023, the GASB issued Statement No. 102, *Certain Risk Disclosures*. The requirements of this Statement will improve financial reporting by providing users of financial statements with essential information that currently is not often provided. The disclosures will provide users with timely information regarding certain concentrations or constraints and related events that have occurred or have begun to occur that make a government vulnerable to a substantial impact. As a result, users will have better information with which to understand and anticipate certain risks to a government's financial condition. The requirements of this Statement are effective for fiscal years ending September 30, 2025, and all reporting periods thereafter.

In April 2024, the GASB issued Statement No. 103, *Financial Reporting Model Improvements*. This Statement will improve key components of the financial reporting model to enhance its effectiveness in providing information that is essential for decision making and assessing a government's accountability. This Statement also addresses certain application issues. This Statement is effective for the fiscal year ending September 30, 2026.

In September 2024, the GASB issued Statement No. 104, *Disclosure of Certain Capital Assets*. The requirements of this Statement will improve financial reporting by providing users of financial statements with essential information about certain types of capital assets in order to make informed decisions and assess accountability. Additionally, the disclosure requirements will improve consistency and comparability between governments. This Statement is effective for the fiscal year ending September 30, 2025.

**Subsequent Events**

Management has evaluated subsequent events through the date that the financial statements were available to be issued, May 13, 2025, and determined there were no events that occurred that required disclosure. No subsequent events occurring after this date have been evaluated for inclusion in these financial statements.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**2 – PROPERTY TAXES**

Property taxes (ad valorem taxes) are levied on October 1<sup>st</sup> (lien date) and become due and payable on November 1<sup>st</sup>, with discounts of one to four percent if paid prior to March 1<sup>st</sup> of the following calendar year. All unpaid taxes become delinquent on April 1<sup>st</sup> and accrue interest charges from April 1<sup>st</sup> until a tax sale certificate is sold at auction.

Assessed values are established by the Palm Beach County Property Appraiser as of July 1<sup>st</sup> at approximately fair value. Taxes are collected by the County and remitted to the City. Revenue is recognized at the time monies are received from the County.

The City is permitted by the Florida Constitution to levy taxes up to \$10 per \$1,000 (10 mills) of assessed valuation for general governmental services (other than the payment of principal and interest on general obligation long-term debt). In addition, unlimited amounts may be levied for the payment of principal and interest on taxpayer approved general obligation long-term debt. The millage rate levied by the City for the fiscal year ended September 30, 2024 was 6.3000.

**3 – DEPOSITS AND INVESTMENTS**

***Deposits***

The City's deposits with financial institutions were entirely covered by a combination of federal depository insurance and a collateral pool pledged to the State Treasurer of Florida by financial institutions that comply with the requirements of Florida Statutes and have been designated as qualified public depositories by the State Treasurer. State of Florida Statutes, Chapter 280, *Florida Security for Public Deposits Act* requires that every qualified public depository shall deposit with the Treasurer eligible collateral of the depository to be held subject to his or her order. The Treasurer, by rule, shall establish minimum required collateral pledging levels. The pledging level may range from 25% to 125% of the average monthly balance of public deposits depending upon the depository's financial condition and establishment period. All collateral must be deposited with an approved financial institution. Any potential losses to public depositors are covered by applicable deposit insurance, sale of securities pledged as collateral and, if necessary, assessments against other qualified public depositories of the same type as the depository in default. At year end, the City's deposits included \$4,860,000 of certificates of deposit with terms to maturity of more than three months when purchased. These certificates of deposit are reported as investments. The funds were initially deposited in a qualified public depository. The selected depository arranged for depositing the funds in certificates of deposit insured by the Federal Deposit Insurance Corporation (FDIC) in multiple federally insured banks or savings and loan associations, wherever located, for the account of the City. The full amount of the principal and accrued interest of each financial deposit instrument is insured by the FDIC. The selected depository acts as custodian for the City with respect to each financial deposit instrument issued for its account. The City's deposits also include \$14,235,758 of money market accounts that are reported as investments.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – City*** (Continued)

***Investments – City***

The investment of surplus public funds is governed by an ordinance of the City Council. The ordinance limits investment of surplus funds to the following:

1. The Florida Local Government Surplus Funds Trust Fund (State Board of Administration – SBA), or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act (Florida Statute Section 163.01). For example, the Florida League of Cities' "Florida Municipal Investment Trust", and the Florida Association of Court Clerks' "Florida Local Government Investment Trust" would qualify.
2. Negotiable direct obligations of, or obligations the principal and interest of which are unconditionally guaranteed by the United States Government at the then prevailing market price for such securities (U.S. "Treasuries" and "Agencies").
3. U.S. Government Agency Securities and Instrumentalities of Government Sponsored Enterprises carrying the implied faith and credit of the U.S. Government, including participation certificates and mortgage pass-throughs.
4. Interest bearing time deposits or savings accounts in qualified public depositories as prescribed by the Florida Security for Public Deposits Act, Chapter 280.02, Florida Statutes.
5. Certificates of deposit and other evidences of deposit at, qualified depositories, bankers' acceptances, and commercial paper, rated in the highest tier (e.g., A-1, P-1, F-1 or D-1 or higher) by a nationally recognized rating agency.
6. Shares of any money market mutual fund that is registered with the Securities and Exchange Commission, has the highest credit quality rating from a Nationally Recognized Statistical Rating Organization and has a portfolio which is limited to direct obligations of the United States Government or any agency or instrumentality thereof.

The State Board of Administration (SBA) administers the Florida PRIME investment pool, which is governed by Chapter 19-7 of the Florida Administrative Code and Chapters 218 and 215 of the Florida Statutes. These rules provide guidance and establish the policies and general operating procedures for the administration of the Florida PRIME. The investment in Florida PRIME is reported at amortized cost in accordance with GASB Statement No. 79, *Accounting and Financial Reporting for Certain Investments and for External Investment Pools* (GASB 79). The investment in the Florida PRIME is not insured by FDIC or any other governmental agency.

GASB 79 requires that if a participant has an investment in a qualifying external investment pool that measures for financial reporting purposes all of its investments at amortized cost it should disclose the presence of any limitations or restrictions on withdrawals (such as redemption notice periods, maximum transaction amounts, and the qualifying external investment pool's authority to impose liquidity fees or redemption gates) in notes to the financial statements.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – City*** (Continued)

With regard to redemption gates, Chapter 218.409(8)(a), Florida Statutes, states that “The principal, and any part thereof, of each account constituting the trust fund is subject to payment at any time from the moneys in the trust fund. However, the Executive Director may, in good faith, on the occurrence of an event that has a material impact on liquidity or operations of the trust fund, for 48 hours limit contributions to or withdrawals from the trust fund to ensure that the Board can invest moneys entrusted to it in exercising its fiduciary responsibility. Such action must be immediately disclosed to all participants, the Trustees, the Joint Legislative Auditing Committee, and the Investment Advisory Council. The Trustees shall convene an emergency meeting as soon as practicable from the time the Executive Director has instituted such measures and review the necessity of those measures. If the Trustees are unable to convene an emergency meeting before the expiration of the 48-hour moratorium on contributions and withdrawals, the moratorium may be extended by the Executive Director until the Trustees are able to meet to review the necessity for the moratorium. If the Trustees agree with such measures, the Trustees shall vote to continue the measures for up to an additional 15 days. The Trustees must convene and vote to continue any such measures before the expiration of the time limit set, but in no case may the time limit set by the Trustees exceed 15 days.”

With regard to liquidity fees, Florida Statute 218.409(4) provides authority for the SBA to impose penalties for early withdrawal, subject to disclosure in the enrollment materials of the amount and purpose of such fees. At present, no such disclosure has been made.

As of September 30, 2024, there were no redemption fees, maximum transaction amounts, or any other requirements that serve to limit a participant’s daily access to 100 percent of their account value.

The Florida Education Investment Trust Fund (“FEITF”) was organized in 2010 as a common law trust organized under the laws of the State of Florida and is designed to meet the cash management and short-term investment needs of school districts, political subdivisions of the State or instrumentalities of political subdivisions of the State. Effective June 1, 2019, the FEITF changed its name to the Florida Public Assets for Liquidity Management (“FL PALM”). The Trust offers a fully liquid, variable rate investment option known as the FL PALM Portfolio and a fixed rate fixed-term investment known as the FL PALM Term Portfolio. The Florida School Boards Association and the Florida Association of District School Superintendents sponsor the FL PALM, and its investment objective is to provide investors with the highest possible investment yield, while maintaining liquidity and preserving capital.

The FL PALM Portfolio provides daily liquidity and allows unlimited investments and redemptions. The minimum investment is \$10,000. The FL PALM Portfolio is an external investment pool and is not registered with the Securities and Exchange Commission (SEC). The investment in the FL PALM Portfolio is reported at amortized cost in accordance with GASB Statement No. 79, *Accounting and Financial Reporting for Certain Investments and for External Investment Pools* (GASB 79). The investment in the FL PALM Portfolio is not insured by the FDIC or any other governmental agency. As of September 30, 2024, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit a participant’s daily access to 100% of their account value. However, the Trustee of the FL PALM Portfolio can suspend the right of withdrawal or postpone the date of payment if the Trustee determines that there is an emergency. The FL PALM Portfolio is rated AAAM by Standard and Poor’s.



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – City*** (Continued)

The Florida Public Assets for Liquidity Management FL PALM Term Series invests in highly rated securities including U.S. Treasury securities, U.S. government agency securities, deposits including certificates of deposit and commercial paper Securities are rated at least 'A/F1' by Fitch Ratings or equivalent. The term portfolio is a fixed-rate, fixed-term portfolio with a maximum term of one year. The maturity profile of the term portfolio is managed to meet preset redemptions of the portfolio's participants. Upon investing in the program, a participant selects a planned maturity date on which the portfolio seeks to produce a share price of at least \$1.00 for the participant that redeems on said date. Participants may request premature redemption, but the portfolio may charge significant penalties for any redemption prior to the agreed-upon redemption date and net asset value may be more or less than \$1.00 per share. Redemptions will be made seven days after the request is received.

This fund is an alternative investment vehicle valued using the net asset value (NAV) provided by the investment manager of this fund. The NAV is based on the value of the underlying assets owned by the fund minus its liabilities and then divided by the number of shares or percentage of ownership outstanding. The NAV's unit price is quoted on a private market that is not active. Investments valued at NAV are excluded from the fair value hierarchy because the valuation is not based on actual market inputs but rather is quantified using the fund's reported NAV.

The Florida Municipal Investment Trust (FMIvT) was created under the laws of the State of Florida to provide eligible units of local government with an investment vehicle to pool their surplus funds and to reinvest such funds in one or more investment portfolios under the direction and daily supervision of an investment advisor. The Florida League of Cities serves as the administrator, investment manager and secretary-treasurer of the Trust. The FMIvT is a Local Government Investment Pool and is considered an external investment pool for GASB reporting purposes. The City reports its investment in the FMIvT at fair value in accordance with the GASB 72 fair value hierarchy.

GASB 72 requires governments to disclose the fair value hierarchy for each type of asset or liability measured at fair value in the notes to the financial statements. The standard also requires governments to disclose a description of the valuation techniques used in the fair value measurement and any significant changes in valuation techniques. GASB 72 establishes a three-tier fair value hierarchy. The hierarchy is based on valuation inputs used to measure the fair value as follows:

- Level 1: Inputs are directly observable, quoted prices in active markets for identical assets or liabilities.
- Level 2: Inputs are other than quoted prices included within Level 1 that are for the asset or liability, either directly or indirectly. These inputs are derived from or corroborated by observable market data through correlation or by other means.
- Level 3: Inputs are unobservable inputs used only when relevant Level 1 and Level 2 inputs are unavailable.

The level in which an asset is assigned is not indicative of its quality but an indication of the source of valuation inputs.



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

**Investments – City** (Continued)

As of September 30, 2024, the City reported the following investments:

Investments by Fair Value Level	Balance	Level 1	Level 2	Level 3
FMLvT 0-2 Year High Quality Bond Fund	\$ 2,427,248	\$ --	\$ 2,427,248	\$ --
FMLvT 1-3 Year High Quality Bond Fund	1,265,595	--	1,265,595	--
	3,692,843	\$ --	\$ 3,692,843	\$ --
Investments Measured at Cost				
Certificates of Deposit	4,860,000			
Investments Measured at Amortized Cost				
Florida PRIME Investment Pool	13,738,766			
FL PALM Portfolio	21,395,911			
Total Investments	<u>\$ 43,687,520</u>			

The City's investments also include \$14,235,758 of deposits in money market checking accounts that are reported as investments for total investments of \$57,923,278.

Debt securities classified in level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing values securities based on the securities relationship to benchmark quoted prices.

As of September 30, 2024, the weighted average maturity and the credit ratings for the City's investments were as follows:

Investment	Balance	Weighted Average Maturity	Credit Rating
FMLvT 0-2 Year High Quality Bond Fund	\$ 2,427,248	0.90 years	AAAf/S1 Fitch
FMLvT 1-3 Year High Quality Bond Fund	1,265,595	1.8 years	AAAf/S2 Fitch
Florida PRIME Investment Pool	13,738,766	39 days	AAAm Standard & Poor's
FL PALM Portfolio	21,395,911	28 days	AAAm Standard & Poor's
Certificates of Deposit	4,860,000	81 days	Not rated
	<u>\$ 43,687,520</u>		

**Interest Rate Risk**

Interest rate risk is the risk that changes in interest rates will adversely affect the fair value of an investment. The City has an investment policy of structuring the investment portfolio so that the securities mature to meet cash requirements for ongoing operations, thereby avoiding the need to sell securities on the open market prior to maturity and investing operating funds primarily in short-term securities, money market mutual funds, or similar investment pools unless it is anticipated that long-term securities can be held to maturity without jeopardizing the liquidity requirements.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – City*** (Continued)

**Credit Risk**

Credit risk is the risk that an issuer or other counterparty to an investment will not fulfill its own obligations. The City's investment policy minimizes risk by limiting investments to the safest types of securities; prequalifying the financial institutions, broker/dealers, intermediaries, and advisers with which the City will do business; and diversifying the investment portfolio so that potential losses on individual securities will be minimized.

**Concentration of Credit Risk**

The City's investment policy states that assets shall be diversified to control the risk of loss resulting from concentration of assets to a specific maturity, instrument, issue, dealer, or bank through which these securities are bought and sold. As of September 30, 2024, the value of each position held in the City's portfolio is less than 5% in any one issuer.

**Risks and Uncertainties**

Investment securities are exposed to various risks, such as interest rate, market and credit risk. Due to the level of risk associated with certain investment securities, and the level of uncertainty related to changes in the value of investment securities, it is at least reasonably possible that changes in risks in the near term would materially affect the valuation of investments and related earnings on investments.

***Investments – Public Safety Officers' and Firefighters' Retirement Plan and Share Plan***

Funds are held for the City's Public Safety Officers' and Firefighters' Retirement Plan (the "Plan") in the Florida Municipal Pension Trust Fund (FMPTF), administered by the Florida League of Cities. The assets of the City's Public Safety Firefighters' and Public Safety Officers' Share Plan (the "Share Plan") are also invested in the FMPTF. The program was established for the purpose of collectively managing individually designed pension plans of participating investment and administrative services for eligible governmental agencies in Florida. Any agency or political subdivision in the State of Florida is eligible to participate. Each participating entity must agree to abide by the terms, duties, rights, and obligations as set forth in the Trust Joinder Agreement and the Master Trust Agreement of the Florida Municipal Pension Trust Fund. Pension plan assets are invested by the FMPTF through the Florida Municipal Investment Trust. The City reports its investment in the FMPTF at fair value in accordance with the GASB 72 fair value hierarchy. Cash and cash equivalents reported in the Pension Trust Fund consist of cash and money market funds held in the Florida Municipal Investment Trust. The investments of the Plan are segregated and restricted for payment of benefits of the respective class members.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – Public Safety Officers’ and Firefighters’ Retirement Plan and Share Plan*** (Continued)

As of September 30, 2024, the Firefighters’ Pension Plan reported the following investments in the FMPTF:

Investments by Fair Value Level	Balance	Level 1	Level 2	Level 3
FMLvT Broad Market High Quality Bond Fund	\$ 3,423,253	\$ --	\$ 3,423,253	\$ --
FMLvT Core Plus Fixed Income	3,565,888	--	--	3,565,888
FMLvT Diversified Large Cap Portfolio	10,947,276	--	10,947,276	--
FMLvT Diversified Small to Mid Cap Portfolio	5,955,033	--	5,955,033	--
FMLvT International Equity	8,058,907	--	8,058,907	--
FMLvT Core Real Estate	3,565,888	--	-	3,565,888
Total Investments	<u>\$ 35,516,245</u>	<u>\$ --</u>	<u>\$ 28,384,469</u>	<u>\$ 7,131,776</u>

Debt securities classified in level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing values securities based on the securities relationship to benchmark quoted prices.

As of September 30, 2024, the weighted average maturity and the credit ratings for the Firefighters’ Pension Plan’s investments in the FMPTF were as follows:

Investment	Balance	Weighted Average Maturity	Credit Rating
FMLvT Broad Market High Quality Bond Fund	\$ 3,423,253	7.10 years	AAf/S4 Fitch
FMLvT Core Plus Fixed Income	3,565,888	6.66 years	Not Rated
FMLvT Diversified Large Cap Portfolio	10,947,276	N/A	N/A
FMLvT Diversified Small to Mid Cap Portfolio	5,955,033	N/A	N/A
FMLvT International Equity	8,058,907	N/A	N/A
FMLvT Core Real Estate	3,565,888	N/A	N/A
Total Investments	<u>\$ 35,516,245</u>		

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – Public Safety Officers’ and Firefighters’ Retirement Plan and Share Plan*** (Continued)

As of September 30, 2024, the Public Safety Officers’ Pension Plan reported the following investments in the FMPTF:

Investments by Fair Value Level	Balance	Level 1	Level 2	Level 3
FMLvT Broad Market High Quality Bond Fund	\$ 3,520,471	\$ --	\$ 3,520,471	\$ --
FMLvT Core Plus Fixed Income	3,667,158	--	--	3,667,158
FMLvT Diversified Large Cap Portfolio	11,258,174	--	11,258,174	--
FMLvT Diversified Small to Mid Cap Portfolio	6,124,153	--	6,124,153	--
FMLvT International Equity	8,287,776	--	8,287,776	--
FMLvT Core Real Estate	3,667,158	--	-	3,667,158
Total Investments	<u>\$ 36,524,890</u>	<u>\$ --</u>	<u>\$ 29,190,574</u>	<u>\$ 7,334,316</u>

Debt securities classified in level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing values securities based on the securities relationship to benchmark quoted prices.

As of September 30, 2024, the weighted average maturity and the credit ratings for the Public Safety Officers’ Pension Plan’s investments in the FMPTF were as follows:

Investment	Balance	Weighted Average Maturity	Credit Rating
FMLvT Broad Market High Quality Bond Fund	\$ 3,520,471	7.10 years	AAf/S4 Fitch
FMLvT Core Plus Fixed Income	3,667,158	6.66 years	Not Rated
FMLvT Diversified Large Cap Portfolio	11,258,174	N/A	N/A
FMLvT Diversified Small to Mid Cap Portfolio	6,124,153	N/A	N/A
FMLvT International Equity	8,287,776	N/A	N/A
FMLvT Core Real Estate	3,667,158	N/A	N/A
Total Investments	<u>\$ 36,524,890</u>		

Debt securities classified in level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing values securities based on the securities relationship to benchmark quoted prices.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – Public Safety Officers’ and Firefighters’ Retirement Plan and Share Plan*** (Continued)

As of September 30, 2024, the Share Plan reported the following investments in the FMPTF:

Investments by Fair Value Level	Balance	Level 1	Level 2	Level 3
FMLvT Broad Market High Quality Bond Fund	\$ 326,892	\$ --	\$ 326,892	\$ --
FMLvT Core Plus Fixed Income	340,512	--	--	340,512
FMLvT Diversified Large Cap Portfolio	1,045,373	--	1,045,373	--
FMLvT Diversified Small to Mid Cap Portfolio	568,656	--	568,656	--
FMLvT International Equity	769,558	--	769,558	--
FMLvT Core Real Estate	340,513	--	-	340,513
Total Investments	<u>\$ 3,391,504</u>	<u>\$ --</u>	<u>\$ 2,710,479</u>	<u>\$ 681,025</u>

Debt securities classified in level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing values securities based on the securities relationship to benchmark quoted prices

As of September 30, 2024, the weighted average maturity and the credit ratings for the Share Plan’s investments in the FMPTF were as follows:

Investment	Balance	Weighted Average Maturity	Credit Rating
FMLvT Broad Market High Quality Bond Fund	\$ 326,892	7.10 years	AAf/S4 Fitch
FMLvT Core Plus Fixed Income	340,512	6.66 years	Not Rated
FMLvT Diversified Large Cap Portfolio	1,045,373	N/A	N/A
FMLvT Diversified Small to Mid Cap Portfolio	568,656	N/A	N/A
FMLvT International Equity	769,558	N/A	N/A
FMLvT Core Real Estate	340,513	N/A	N/A
Total Investments	<u>\$ 3,391,504</u>		

**Interest Rate Risk**

Interest rate risk exists when there is a possibility that changes in interest rates could adversely affect an investment’s fair value. The Plan and Share Plan have a maximum maturity at purchase of 180 days with a total average maturity, at any point in time, for all repurchase agreements held of not greater than 60 days. Banker’s acceptances maximum maturity shall not exceed 270 days from the time of purchase. Nonnegotiable certificates of deposit shall not exceed 2 years. No investments held in the portfolio exceed these limits.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**3 – DEPOSITS AND INVESTMENTS** (Continued)

***Investments – Public Safety Officers' and Firefighters' Retirement Plan and Share Plan*** (Continued)

**Credit Risk**

The Plan and Share Plan allows investments in rated investments in Commercial paper with A1/P1 or a comparable rating as provided by two of the top nationally recognized statistical rating organizations; and that the corporation's long-term debt, if any, is rated at least A1/A+ by a nationally recognized statistical rating organization or, if backed by a letter of credit (LOC), the long-term debt of the LOC provider must be rated at least AA (or comparable rating) by at least two of the nationally recognized statistical rating agencies publishing ratings for financial institutions. Banker's acceptances issued with the U.S. by institutions with a long-term debt rating of at least AA or short term debt rating of P1 (or comparable rating) as provided by one nationally recognized statistical rating organization. Nonnegotiable certificates of deposit must be rated at least A1/P1 (or comparable rating) and a long-term rating of a least A (or comparable rating) as provided by two of the top nationally recognized rating agencies. Guaranteed investment contracts must be rated in the highest category by AM Best Rating System or a comparable nationally recognized statistical rating organization. All investments held in the portfolio meet these requirements.

**Investing in Foreign Markets**

Investing in foreign markets may involve special risks and considerations not typically associated with investing in companies in the United States of America. These risks include revaluation of currencies, high rates of inflation, repatriation restrictions on income and capital, and future adverse political, social, and economic developments. Moreover, securities of foreign governments may be less liquid, subject to delayed settlements, taxation on realized or unrealized gains, and their prices are more volatile than those of comparable securities in U.S. companies.

**Concentration of Credit Risk**

The Plan and Share Plan allows no more than \$5 million in certificates of deposit with any one depository at one time. Corporate fixed income securities are limited to no more than 5% of any one corporation at the time of purchase. No more than \$10 million in investment agreements with other financial institutions may be entered into with any one financial institution. No investments exceeded these limits.

**Risks and Uncertainties**

Investment securities are exposed to various risks, such as interest rate, market and credit risk. Due to the level of risk associated with certain investment securities, and the level of uncertainty related to changes in the value of investment securities, it is a least reasonably possible that changes in risks in the near term would materially affect balances and the amounts reported in the statement of plan net position and the statement of changes in plan net position.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**4 – RECEIVABLES**

Receivables for the City's individual major funds and non-major funds in the aggregate, including applicable allowances as of September 30, 2024 are as follows:

	General Fund	Infrastructure Surtax Fund	Nonmajor Governmental Funds	Total
Receivables:				
Accounts	\$ 2,161,451	\$ --	\$ --	\$2,161,451
Intergovernmental	969,076	--	21,736	990,812
Taxes	355,654	756,362	--	1,112,016
Lease	1,063,349	--	--	1,063,349
Interest	10,288	--	--	10,288
Grants	61,604	413,370	31,135	506,109
Assessments	4,043	--	--	4,043
Total Receivables	4,625,465	1,169,732	52,871	5,848,068
Less Allowance for Uncollectible Amounts	(541,000)	--	--	(541,000)
Net Total Receivables	\$ 4,084,465	\$ 1,169,732	\$ 52,871	\$5,307,068

**5 – INTERFUND TRANSACTIONS**

The following is a summary of interfund transfers for the year ended September 30, 2024:

Fund	Transfers In	Transfers Out
Major Fund		
General Fund	\$ 13,206	\$ 1,458,660
Infrastructure Surtax	568,138	--
Nonmajor Governmental Funds	1,458,660	581,344
Total Interfund Transfers	\$ 2,040,004	\$ 2,040,004

The transfer from the General Fund to the Infrastructure Surtax Capital Projects Fund was to pay the costs of various capital Projects. The transfer from the General Fund to the nonmajor funds consists of \$380,000 to the Municipal Complex Debt Service Fund to pay debt service costs, \$353,660 to the Youth Programs Special Revenue Fund to pay operating costs, and \$725,000 to the Reconstruction and Maintenance Capital Projects Fund to pay the costs of various capital improvement projects. The Transfers from the nonmajor funds consists of \$568,138 from the Reconstruction and Maintenance Capital Projects Fund to the Infrastructure Surtax Capital Projects Fund to pay the costs of various capital projects and \$13,206 from the Municipal Complex Debt Service Fund to the General Fund to close the debt service fund.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**6 – CAPITAL ASSETS**

Capital asset activity for the year ended September 30, 2024 was as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Capital Assets Not Being Depreciated				
Land	\$ 10,753,817	\$ --	\$ --	\$ 10,753,817
Construction in Progress	4,647,952	5,789,804	(3,620,848)	6,816,908
Total Assets Not Being Depreciated	15,401,769	5,789,804	(3,620,848)	17,570,725
Capital Assets Being Depreciated				
Buildings	17,343,497	297,898	--	17,641,395
Improvements other than buildings	14,988,183	3,662,440	(335,455)	18,315,168
Furniture, fixtures, and equipment	3,268,745	434,913	(111,512)	3,592,146
Vehicles	6,385,957	562,585	(408,165)	6,540,377
Total Assets Being Depreciated	41,986,382	4,957,836	(855,132)	46,089,086
Less Accumulated Depreciation For				
Buildings	(9,394,952)	(403,272)	--	(9,798,224)
Improvements other than buildings	(7,993,308)	(779,179)	276,753	(8,495,734)
Furniture, fixtures, and equipment	(2,407,097)	(287,716)	100,684	(2,594,129)
Vehicles	(3,341,165)	(525,101)	384,122	(3,482,144)
Total Accumulated Depreciation	(23,136,522)	(1,995,268)	761,559	(24,370,231)
Total Capital Assets Being Depreciated, Net	18,849,860	2,962,568	(93,573)	21,718,855
Capital Assets Being Amortized				
Intangible assets - SBITA	207,328	318,434	(82,223)	443,539
Intangible assets - Leased Equipment	--	239,394	--	239,394
Total Assets Being Amortized	207,328	557,828	(82,223)	682,933
Less Accumulated Amortization For				
Intangible assets - SBITA	(61,321)	(92,569)	23,951	(129,939)
Intangible assets - Leased Equipment	--	(50,732)	--	(50,732)
Total Accumulated Amortization	(61,321)	(143,301)	23,951	(180,671)
Total Capital Assets Being Amortized, Net	146,007	414,527	(58,272)	502,262
Capital Assets, Net	\$ 34,397,636	\$ 9,166,899	\$ (3,772,693)	\$ 39,791,842

For the year ended September 30, 2024, depreciation and amortization expense was charged to functions as follows:

Governmental Activities	Depreciation	Amortization	Total
General government	\$ 281,891	\$ 143,301	\$ 425,192
Public safety	524,877		524,877
Culture/recreation	556,920		556,920
Transportation	337,405		337,405
Physical environment	294,175		294,175
	\$ 1,995,268	\$ 143,301	\$ 2,138,569



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**7 – LONG-TERM LIABILITIES**

The following is a summary of changes in long-term liabilities during the year ended September 30, 2024:

	Beginning Balance	Additions	Deletions	Ending Balance	Due Within One Year
Direct Borrowings and Placements:					
Public Improvement Note, 2004A	\$ 391,384	\$ --	\$ (391,384)	\$ --	\$ --
Total Direct Borrowings and Placements	391,384	--	(391,384)	--	--
Net pension liability - FRS	664,203	--	(157,737)	506,466	--
Net pension liability (asset) - Firefighters	1,715,353	--	(5,408,630)	(3,693,277)	--
Net pension liability (asset) - Police Officers	48,816	--	(4,255,685)	(4,206,869)	--
SBITA Liability	137,971	318,434	(188,534)	267,871	118,167
Lease Liability	--	239,394	(63,415)	175,979	56,374
Other postemployment benefits	931,747	150,157	(81,984)	999,920	60,000
Compensated absences	1,763,799	1,187,187	(1,010,727)	1,940,259	830,113
	5,261,889	1,895,172	(11,166,712)	(4,009,651)	1,064,654
Total	\$ 5,653,273	\$ 1,895,172	\$(11,558,096)	\$ (4,009,651)	\$ 1,064,654

The general fund has typically been used to liquidate the liabilities for pensions, other postemployment benefits, compensated absences, and the net pension liability.

***Public Improvement Note, Series 2004A***

The Public Improvement Note, Series 2004A was issued in September 2004 in the amount of \$5,500,000 for the purpose of financing the construction of a new public works facility and municipal complex. Principal and interest payments were due semi-annually on March 29<sup>th</sup> and September 29<sup>th</sup>, with interest at 4.03%. The Note was payable from the City's legally available non-ad valorem revenues. The Note matured in September 2024 and was retired. Total principal and interest paid on the Note during the year ended September 30, 2024 was \$403,335.

The total interest costs incurred on the City's debt for the year ended September 30, 2024, was \$15,232 and total interest paid during the year was \$15,276. The City's debt includes the Public Improvement Note, SBITA liability, and lease liability.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM**

**General Information**

All full-time employees hired before January 1, 1996 are eligible to participate in the Florida Retirement System (FRS). The FRS was created in Chapter 121, Florida Statutes, to provide a defined benefit pension plan for participating public employees. The FRS was amended in 1998 to add the Deferred Retirement Option Program (DROP) under the defined benefit plan and amended in 2000 to provide a defined contribution plan alternative to the defined benefit plan for FRS members effective July 1, 2002. This integrated defined contribution pension plan is the Florida Retirement System Investment Plan. Chapter 112, Florida Statutes, established the Retiree Health Insurance Subsidy (HIS) Program, a cost sharing multiple-employer defined benefit pension plan, to assist retired members of any state administered retirement system in paying the costs of health insurance.

Provisions relating to the FRS are established by Chapters 121 and 122, Florida Statutes; Chapter 112, Part IV, Florida Statutes; Chapter 238, Florida Statutes; and FRS Rules, Chapter 60S, Florida Administrative Code; wherein eligibility, contributions, and benefits are defined and described in detail. Such provisions may be amended at any time by further action from the Florida Legislature. The FRS is single retirement system administered by the Florida Department of Management Services, Division of Retirement, and consists of the two cost-sharing, multiple-employer defined benefit plans and other nonintegrated programs.

The State of Florida annually issues a publicly available financial report that includes financial statements and required supplementary information for the FRS. The latest available report may be obtained by writing to the State of Florida Division of Retirement, Department of Management Services, P.O. Box 9000, Tallahassee, Florida 32315-9000 or calling toll free at 877-377-1737. The report is also available at the Florida Department of Management Services web site [www.dms.myflorida.com](http://www.dms.myflorida.com).

**Significant Accounting Policies**

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

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Florida Retirement System Pension Plan***

**Plan Description**

The FRS Pension Plan is a cost-sharing multiple-employer defined benefit pension plan, with a Deferred Retirement Option Program (DROP) for eligible employees. The general classes of membership are as follows:

- Regular Class
- Special Risk Class
- Elected Officials Class
- Senior Management Service Class

Employees enrolled in the Plan prior to July 1, 2011, vest at six years of creditable service and employees enrolled in the Plan on or after July 1, 2011, vest at eight years of creditable service. All vested members, enrolled prior to July 1, 2011, are eligible for normal retirement benefits at age 62 or at any age after 30 years of service.

Section 121.091, Florida Statutes, permits employees eligible for normal retirement under the Plan to defer receipt of monthly benefit payments while continuing employment with an FRS employer. An employee may participate in DROP for a period not to exceed 60 months after electing to participate, except that certain instructional personnel may participate for up to 96 months. During the period of DROP participation, deferred monthly benefits are held in the FRS Trust Fund and accrue interest. The net pension liability does not include amounts for DROP participants, as these members are considered retired and are not accruing additional pension benefits.

**Benefits Provided**

Benefits under the Plan are computed on the basis of age and/or years of service, average final compensation, and service credit. Credit for each year of service is expressed as a percentage of the average final compensation. For members initially enrolled before July 1, 2011, the average final compensation is the average of the five highest fiscal years' earnings; for members initially enrolled on or after July 1, 2011, the average final compensation is the average of the eight highest fiscal years' earnings. The total percentage value of the benefit received is determined by calculating the total value of all service, which is based on the retirement class to which the member belonged when the service credit was earned. Members are eligible for in-line-of-duty or regular disability and survivors' benefits.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Florida Retirement System Pension Plan*** (Continued)

**Benefits Provided** (Continued)

The following table shows the percentage value for each year of service credit earned:

Regular Class members initially enrolled before July 1, 2011	
Retirement up to age 62 or up to 30 years of service	1.60%
Retirement at age 63 or with 31 years of service	1.63%
Retirement at age 64 or with 32 years of service	1.65%
Retirement at age 65 or with 33 or more years of service	1.68%
Regular Class members initially enrolled on or after July 1, 2011	
Retirement up to age 65 or up to 33 years of service	1.60%
Retirement at age 66 or with 34 years of service	1.63%
Retirement at age 67 or with 35 years of service	1.65%
Retirement at age 68 or with 36 or more years of service	1.68%
Special Risk Class	
Service from December 1, 1970 through September 30, 1974	2.00%
Service on or after October 1, 1974	3.00%
Elected Officials Class	3.00%
Senior Management Service Class	2.00%

As provided in Section 121.101, Florida Statutes, if the member is initially enrolled in the FRS before July 1, 2011, and all service credit was accrued before July 1, 2011, the annual cost-of-living adjustment is 3 percent per year. If the member is initially enrolled before July 1, 2011, and has service credit on or after July 1, 2011, there is an individually calculated cost-of-living adjustment. The annual cost-of-living adjustment is a proportion of 3 percent determined by dividing the sum of the pre-July 2011 service credit by the total service credit at retirement multiplied by 3 percent. Plan members initially enrolled on or after July 1, 2011 will not have a cost-of-living adjustment after retirement.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Florida Retirement System Pension Plan*** (Continued)

**Contributions**

Effective July 1, 2011, all enrolled members of the FRS, other than DROP participants, are required to contribute three percent of their salary to the FRS. In addition to member contributions, governmental employers are required to make contributions to the FRS based on state-wide contribution rates established by the Florida Legislature. These rates are updated as of July 1 of each year. The employer contribution rates by job class for the fiscal year ended September 30, 2024 were as follows:

Class	10/01/23 through 06/30/24	07/01/24 through 09/30/24
Regular Class	13.57%	13.63%
Senior Management Service Class	34.52%	34.52%
Special Risk Class	32.67%	32.79%
Elected Officials Class	58.68%	58.68%
DROP	21.13%	21.13%

The employer contribution rates include a 2.00% HIS Plan subsidy for the period from October 1, 2023 through September 30, 2024. Except for the DROP, the rates also include 0.06% for administrative costs of the Public Employee Optional Retirement Program.

For the fiscal year ended September 30, 2024, the City made contributions of \$43,928 to the Pension Plan and the City's employees made contributions of \$4,426 for total contributions of \$48,354.

As of September 30, 2024, the City reported a liability of \$377,380 for its proportionate share of the Pension Plan's net pension liability. The net pension liability was measured as of June 30, 2024, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2024. The City's proportionate share of the net pension liability was based on the City's 2023-2024 fiscal year contributions relative to the 2023-2024 fiscal year contributions of all participating members. As of June 30, 2024, the City's proportionate share was 0.000975528%, which was a decrease of 0.00030526% from its proportionate share measured as of June 30, 2023.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

**Florida Retirement System Pension Plan** (Continued)

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

For the fiscal year ended September 30, 2024, the City recognized pension revenue of \$125,295 related to the Plan. The City also reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

Description	Deferred Outflows of Resources	Deferred Inflows of Resources
Difference between expected and actual experience	\$ 38,126	\$ --
Change of assumptions	51,723	--
Net difference between projected and actual earnings	--	25,082
Change in proportion and differences between City contributions and proportionate share of contributions	3,559	408,513
City contributions subsequent to the measurement date	9,921	--
Total	<u>\$ 103,329</u>	<u>\$ 433,595</u>

The deferred outflows of resources related to the Pension Plan, totaling \$9,921 resulting from City contributions to the Plan subsequent to the measurement date, will be recognized as a reduction of the net pension liability in the fiscal year ended September 30, 2025. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to the Pension Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30	Net Amortization
2025	\$ (186,682)
2026	(74,578)
2027	(54,641)
2028	(22,206)
2029	(2,080)
Thereafter	--
	<u>\$ (340,187)</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Florida Retirement System Pension Plan*** (Continued)

**Actuarial Assumptions**

The total pension liability as of the June 30, 2024 measurement date was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Valuation date	July 1, 2024
Measurement date	June 30, 2024
Inflation	2.40%
Salary increases	3.25%, average, including inflation
Investment rate of return	6.70%, net of pension plan investment expense, including inflation
Mortality	Generational PUB-2010 with Projection Scale MP-2018
Actuarial cost method	Individual Entry Age

The actuarial assumptions that determined the total pension liability as of June 30, 2024, were based on the results of an actuarial experience study for the period July 1, 2013 through June 30, 2018.

The long-term expected rate of return assumption of 6.7% used in GASB discount rate calculations consists of two building block components: 1) a long-term average annual inflation assumption of 2.4% as most recently adopted in October 2024 by the FRS Actuarial Assumption Conference; 2) an inferred real (in excess of inflation) return of 4.2%, which is consistent with the 4.48% real return from the capital market outlook model developed by Aon for 2023. Geometrically combining those building blocks generates an expected nominal return of 6.7%. In the opinion of the FRS consulting actuary, Milliman, both building block components and the overall 6.70% return assumption were determined to be reasonable and appropriate per Actuarial Standards of Practice.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

**Florida Retirement System Pension Plan** (Continued)

**Actuarial Assumptions** (Continued)

For reference, the table below contains a summary of Milliman's assumptions for each of the asset classes in which the plan was invested at that time based on the long-term target asset allocation. Each asset class assumption is based on a consistent set of underlying assumptions and includes an adjustment for the inflation assumption. These assumptions are not based on historical returns, but instead are based on a forward-looking capital market economic model.

Asset Class	(1) Target Allocation	Annual Arithmetic Return	Compound Annual (Geometric) Return	Standard Deviation
Cash	1.0%	3.3%	3.3%	1.1%
Fixed Income	29.0%	5.7%	5.6%	3.9%
Global Equity	45.0%	8.6%	7.0%	18.2%
Real Estate	12.0%	8.1%	6.8%	16.6%
Private Equity	11.0%	12.4%	8.8%	28.4%
Strategic Investments	2.0%	6.6%	6.2%	8.7%
	<u>100.0%</u>			
Assumed Inflation - Mean			2.4%	1.5%

(1) As outlined in the Plan's investment policy

**Discount Rate**

The discount rate used to measure the total pension liability as of June 30, 2024 was 6.70%, which is the same as the rate used as of June 30, 2023. The Pension Plan's fiduciary net position was projected to be available to make all projected future benefit payments of current active and inactive employees. Therefore, the discount rate used for calculation of the total pension liability is equal to the long-term expected rate of return.



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 - FLORIDA RETIREMENT SYSTEM** (Continued)

***Florida Retirement System Pension Plan*** (Continued)

**Sensitivity of the City's Proportionate Share of the Net Position Liability to Changes in the Discount Rate**

The following represents the City's proportionate share of the net pension liability calculated using the discount rate of 6.70%, as well as what the City's proportionate share of the net pension liability would be if it were calculated using a discount rate that is one percentage point lower (5.70%) or one percentage point higher (7.70%) than the current rate:

		1% Decrease	Current	1% Increase
		5.70%	Discount Rate	7.70%
			6.70%	
City's net pension liability (asset)	\$	663,798	\$ 377,380	\$ 137,444

**Pension Plan Fiduciary Net Position**

Detailed information regarding the Pension Plan's fiduciary net position is available in the separately issued FRS Pension Plan and Other State-Administered Systems Annual Comprehensive Financial Report.

**Payables to the Pension Plan**

As of September 30, 2024, the City reported a payable in the amount of \$4,190 for outstanding contributions to the Pension Plan required for the fiscal year ended September 30, 2024.

***Retiree Health Insurance Subsidy Program (HIS Plan)***

**Plan Description**

The HIS Plan is a cost-sharing multiple-employer defined benefit pension plan established under Section 112.363, Florida Statutes, and may be amended by the Florida legislature at any time. The benefit is a monthly payment to assist retirees of State-administered retirement systems in paying their health insurance costs and is administered by the Florida Department of Management Services, Division of Retirement.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 - FLORIDA RETIREMENT SYSTEM** (Continued)

***Retiree Health Insurance Subsidy Program (HIS Plan)*** (Continued)

**Benefits Provided**

For the fiscal year ended September 30, 2024, eligible retirees and beneficiaries received a monthly HIS payment of \$7.50 for each year of creditable service completed at the time of retirement, with a minimum HIS payment of \$45 and a maximum HIS payment of \$225 per month. To be eligible to receive these benefits, a retiree under a State-administered retirement system must provide proof of health insurance coverage, which may include Medicare.

**Contributions**

The HIS Plan is funded by required contributions from FRS participating employers as set by the Florida Legislature. Employer contributions are a percentage of gross compensation for all active FRS members. For the fiscal year ended September 30, 2024, the HIS contribution was 2.00%. The City contributed 100% of its statutorily required contributions for the current and preceding three years. HIS Plan contributions are deposited in a separate trust fund from which payments are authorized. HIS Plan benefits are not guaranteed and are subject to annual legislative appropriation. In the event legislative appropriation or available funds fail to provide full subsidy benefits to all participants, benefits may be reduced or cancelled. The City's contributions to the HIS Plan totaled \$6,885 for the fiscal year ended September 30, 2024.

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

As of September 30, 2024, the City reported a liability of \$129,086 for its proportionate share of the HIS Plan's net pension liability. The net pension liability was measured as of June 30, 2024, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2024. The City's proportionate share of the net pension liability was based on the City's 2023-2024 fiscal year contributions relative to the 2023-2024 fiscal year contributions of all participating members. As of June 30, 2024, the City's proportionate share was 0.000860521%, which was a decrease of 0.00010823% from its proportionate share measured as of June 30, 2023.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

**Retiree Health Insurance Subsidy Program (HIS Plan)** (Continued)

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

For the fiscal year ended September 30, 2024, the City recognized pension revenue of \$39,087. The City also reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

Description	Deferred Outflows of Resources	Deferred Inflows of Resources
Difference between expected and actual experience	\$ 1,246	\$ 248
Change of assumptions	2,285	15,282
Net difference between projected and actual earnings	--	45
Change in proportion and differences between City contributions and proportionate share of contributions	1,892	102,057
City contributions subsequent to the measurement date	1,216	--
Total	<u>\$ 6,639</u>	<u>\$ 117,632</u>

The deferred outflows of resources related to the HIS Plan, totaling \$1,216 resulting from City contributions to the HIS Plan subsequent to the measurement date, will be recognized as a reduction of the net pension liability in the fiscal year ended September 30, 2024. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to the HIS Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30	Net Amortization
2025	\$ (35,693)
2026	(36,586)
2027	(23,949)
2028	(10,309)
2029	(4,442)
Thereafter	(1,230)
	<u>\$ (112,209)</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Retiree Health Insurance Subsidy Program (HIS Plan)*** (Continued)

**Actuarial Assumptions**

The total pension liability in the July 1, 2024, actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Valuation date	July 1, 2024
Measurement date	June 30, 2024
Inflation	2.40%
Salary increases	3.50%, average, including inflation
Municipal bond rate	3.93%
Investment rate of return	N/A
Mortality	Generational PUB-2010 with Projection Scale MP-2021
Actuarial cost method	Individual Entry Age

The actuarial assumptions that determined the total pension liability as of June 30, 2024 were based on the results of an actuarial experience study for the period July 1, 2013 through June 30, 2018.

**Discount Rate**

The discount rate used to measure the total pension liability was 3.93%, which increased from the discount rate of 3.65% as of June 30, 2023. In general, the discount rate for calculating the total pension liability is equal to the single rate equivalent to discounting at the long-term expected rate of return for benefit payments prior to the projected depletion date. Because the HIS benefit is essentially funded on a pay-as-you-go basis, the depletion date is considered to be immediate, and the single equivalent discount rate is equal to the municipal bond rate selected by the FRS Actuarial Assumption Conference. The Bond Buyer General Obligation 20-Bond Municipal Bond Index was adopted as the applicable municipal bond index.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**8 – FLORIDA RETIREMENT SYSTEM** (Continued)

***Retiree Health Insurance Subsidy Program (HIS Plan)*** (Continued)

**Sensitivity of the City's Proportionate Share of the Net Position Liability to Changes in the Discount Rate**

The following represents the City's proportionate share of the net pension liability calculated using the discount rate of 3.93%, as well as what the City's proportionate share of the net pension liability would be if it were calculated using a discount rate that is one percentage point lower (2.93%) or one percentage point higher (4.93%) than the current rate:

		1% Decrease	Current	1% Increase
		2.93%	Discount Rate 3.93%	4.93%
City's net pension liability (asset)	\$	146,948	\$ 129,086	\$ 114,258

**Pension Plan Fiduciary Net Position**

Detailed information regarding the HIS Plan's fiduciary net position is available in the separately issued FRS Pension Plan and Other State-Administered Systems Annual Comprehensive Financial Report.

**Payables to the Pension Plan**

As of September 30, 2024, the City reported a payable in the amount of \$4,707 for outstanding contributions to the HIS Plan required for the fiscal year ended September 30, 2024.

**9 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' RETIREMENT PLAN**

The following brief description of the Plan is provided for general information purposes only. Participants should refer to the Plan documents for more complete information.

**Basis of Accounting**

The Plan's financial statements are prepared using the accrual basis of accounting. Contributions from the Plan's members are recognized as revenue in the period in which the contributions are due. Contributions from the City, as calculated by the Plan's actuary, are recognized as revenue when due and when the City has made a formal commitment to provide the contributions. Expenses are recognized in the accounting period incurred, if measurable. Benefits and refunds are recognized when due and payable in accordance with the terms of the Plan.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

**Plan Description**

*Plan administration.* The City of Greenacres Public Safety Officers’ and Firefighters’ Retirement Plan and Trust (the “Plan”) is a single employer defined benefit pension plan that provides pensions for all permanent, full-time public safety employees of the City (police officers and firefighters). The Plan was established by City Ordinance 96-35 effective January 1, 1996, and is also governed by Chapters 112, 175 and 185 of the Florida Statutes.

The Plan was amended on March 7, 2005 to shorten the vesting period, reduce the required employee contributions, reduce the City’s required contributions, and increase the on-behalf payments from the State of Florida. The amendments were enacted by Ordinances 2005-01 and 2005-02 adopted by the City Council and unanimously recommended by the Board of Trustees for the Plan. The Plan was also amended on May 5, 2008 to give firefighters and public safety officers participating in the City of Greenacres General Employees Retirement Plan a one-time option to become members of the Plan and buy back credited years of service. The amendment was enacted by Ordinance 2008-13 adopted by the City Council.

Management of the Plan is vested in Board of Trustees, which consists of five members – two full-time firefighters or police officers elected by a majority of the plan members, two City residents appointed by the City Council, and a fifth member chosen by the previous four members.

*Benefits provided:* Plan members who complete 6 or more years of credited service and attain age 55 or complete 25 years of credited service, regardless of age, are eligible for normal retirement benefits. Early retirement may be taken any time after vesting. Benefits vest after six years of credited service. The monthly retirement benefit is equal to the number of years of credited service multiplied by 3% of average final compensation. Average final compensation means 1/12 of the average annual compensation of the five best years of the last ten years of credited service prior to retirement. In the event of early retirement, benefits are reduced a maximum of 3% for each year before the normal retirement date. The Plan contains a Deferred Retirement Option Plan (DROP). The DROP permits a participant who reaches normal retirement age under the Plan to defer receipt of monthly benefit payments while continuing employment with the City. Notwithstanding the foregoing, a participant who is over age 59 or who has earned more than 33 years of service is not eligible to participate in the DROP. During the period of DROP participation, deferred monthly benefits are held in trust and accrue interest at the rate of 3.00% per annum. At September 30, 2024, there were no firefighters in the DROP.

*Contributions:* Funding for the Plan consists of contributions from members, the State of Florida, and the City. Plan members are required to contribute 4.0% of their annual covered compensation. The City is required to contribute the remaining amount to fund the Plan based on an actuarially determined rate recommended by an independent actuary. The actuarially determined rate is the estimated amount necessary to finance the costs of benefits earned by Plan members during the year. For the fiscal year ended September 30, 2024, the contribution rate was 35.83% percent of annual payroll for firefighters and 74.10% of annual payroll for public safety officers, reduced by funds received from the State of Florida pursuant to Chapters 175 and 185 of Florida Statutes. Plan provisions and contribution rates may be amended by the City Council based upon the recommendations of the Board of Trustees, subject to minimum requirements of Florida Statutes. The Florida Constitution requires local governments to make the actuarially determined contribution. The Florida Division of Retirement reviews and approves each local government’s actuarial report prior to its being appropriated for use for funding purposes.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' RETIREMENT PLAN** (Continued)

**Plan Description** (Continued)

*On-Behalf Payments:* Pursuant to Chapters 175 and 185 of the Florida Statutes, premium taxes on certain property and casualty insurance contracts written on City properties is collected by the State and is remitted to the Plan. This amount totaled \$970,004 for the fiscal year ended September 30, 2024. These consisted of \$472,773 for property insurance contracts for firefighters under Chapter 175 and \$497,231 for casualty insurance contracts for police officers under Chapter 185. For the fiscal year ended September 30, 2024, on-behalf payments in the amount of \$970,004 received from the state were recognized as an expenditure and revenue in the General Fund.

*Contribution Reserve Account:* The City and police officers have mutually agreed to utilize the Chapter 185 revenue as follows. The first \$170,000 of Chapter 185 revenue received each year shall be used to reduce the City's annual contribution to the Plan. The next \$57,400 of Chapter 185 revenue received above the first \$170,000 received each year shall be placed in a Contribution Reserve Account that may be used to cover shortfalls occasioned by lower than expected returns on investments, other actuarial losses, or to make up any shortfall resulting from Palm Beach County Sheriff's Office employer contributions to the Plan that are less than the required employer contribution amount, as determined by the City. The Contribution Reserve Account Shall be capped at a maximum amount of \$2,000,000. The next \$4,200 of Chapter 185 revenue above the first \$227,400 received each year shall be allocated to police officers' share accounts. All annual Chapter 185 revenue in excess of \$231,600 shall be used to reduce the City's annual contribution to the Plan or be placed in the Contribution Reserve Account, as determined by the City. For the year ended September 30, 2024, Contribution Reserve Account funds in the amount of \$679,721 were used to meet the minimum required contribution, and as of September 30, 2024, the balance in the Contribution Reserve Account was \$852,060.

*Advance Employer Contributions:* For the year ended September 30, 2024, Advance Employer Contributions in the amount of \$507,991 were used to meet the required minimum employer contribution for the Public Safety Officers, and as of September 30, 2024, the balance in the Advance Employer Contributions Account was zero.

*Plan membership:* As of October 1, 2023, pension plan membership consisted of the following:

Classification	Firefighters	Police Officers	Total
Inactive plan members or beneficiaries currently receiving benefits	4	8	12
Inactive plan members or beneficiaries entitled to but not yet receiving benefits	10	14	24
Active Plan members	59	21	80
	73	43	116

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

*Share Plan:* Included in the Plan is the amount of insurance premium taxes the City may use to supplement its actuarially determined contributions to the Plan, which is capped at \$330,796 (\$160,796 for firefighters and \$170,000 for police officers). Insurance premium taxes in excess of that amount may be used only to purchase additional benefits. To comply with this requirement, a separate defined contribution Share Plan was established on February 6, 2012. For the fiscal year ended September 30, 2024, excess premium taxes of \$155,989 were deposited into the Share Plan for firefighters and \$4,200 were deposited into the Share Plan for public safety officers. See Note 11.

**Financial Reporting**

Under GASB Codification Pe5: *Pension Plans Administered Through Trusts That Meet Specified Criteria-Defined Benefit*, if a portion of the assets of a defined benefit pension plan is accumulated solely for the payment of benefits to certain classes or groups of plan members and the portion of assets may not legally be used to pay benefits to other classes or groups of plan members, a separate defined benefit pension plan should be reported for that portion of the total assets.

Management of the Plan in consultation with the Plan’s legal counsel have determined that a portion of the assets of the Plan have been accumulated solely for the payment of benefits of the Firefighter members and may not legally be used to pay benefits of Public Safety Officer members. They have also determined that a portion of the assets of the Plan have been accumulated solely for the payments of benefits for the Public Safety Officer members and may not legally be used to pay benefits of Firefighter members. Consequently, separate defined benefit pension plans are reported for the Firefighters and Public Safety Officers.

**Investments**

Investments of the Plan are reported at fair value. Net appreciation in fair value of investments includes realized and unrealized gains and losses.

*Long-term Expected Rate of Return:* The long-term expected rates of return on classes of pension plan investments were developed by the investment consultant Asset Consulting Group (ACG) using Monte Carlo Simulations to analyze a range of possible outcomes and assist in making educated investment decisions. The output of the Monte Carlo Simulation is based on ACG’s capital market assumptions that are derived from proprietary models based upon well-recognized financial principles and reasonable estimates about relevant future market conditions. The long-term expected rate of return was calculated by weighting the expected future real rates of return of each asset class by the target asset allocation percentage and by adding expected inflation. Best estimates of arithmetic real rates of return for each major asset class included in the pension plan's target asset allocation as of September 30, 2024 are summarized in the following table:



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

**Investments** (Continued)

Asset Class	Target Allocation	Expected Long-Term Real Return	Weighted Average Return
Core bonds	10.00%	1.60%	0.16%
Core plus	10.00%	2.10%	0.21%
Core real estate	10.00%	5.00%	0.50%
U.S. large cap equity	30.00%	4.60%	1.38%
U.S. small cap equity	16.00%	5.50%	0.88%
Non-U.S. equity	24.00%	6.70%	1.61%
Total	<u>100.00%</u>		4.74%
Add estimated long-term rate of inflation			2.76%
Estimated long-term rate of return			<u>7.50%</u>

*Rate of Return:* For the year ended September 30, 2024, the annual money-weighted rate of return on pension plan investments, net of pension plan investment expense, was 21.04 percent for the Firefighters’ Pension Plan and 21.06 percent for the Public Safety Officers’ Pension Plan. The money-weighted rate of return expresses investment performance, net of investment expense, adjusted for the changing amounts actually invested.

**Discount Rate**

The discount rate used to measure the total pension liability for Firefighters’ Pension Plan and the Public Safety Officers’ Pension Plan was 7.50 percent. The projection of cash flows used to determine the discount rate assumed that plan member contributions will be made at the current contribution rate and that City contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate. Based on those assumptions, the pension plan’s fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' RETIREMENT PLAN** (Continued)

**Significant Actuarial Assumptions**

The total pension liability was determined by an actuarial valuation as of October 1, 2023 using the following significant actuarial assumptions and other inputs:

Measurement date	September 30, 2024
Valuation date	October 1, 2023
Employer's reporting date	September 30, 2024
Asset valuation method	Fair Value
Inflation	2.76%
Discount rate	7.50% (2.76% is attributable to inflation) This rate was used to discount all future benefit payments
Salary increases:	8.00% for employees with less than one year of service, 7.00% for employees with one to two years of service, 6.00% for employees with two to three years of service, 5.50% for employees with three to four years of service, 5.00% per annum for employees with at least four years of service
Cost-of-living increase	3.00%
Mortality:	Sex-distinct rates set forth in the PUB-2010 Headcount-Weighted Employee Mortality Table for public safety employees (Below Median Table for males) with full generational improvements using scale MP-2018.
Retirement:	15% are assumed to retire during each of the three years prior to normal retirement age, 40% are assumed to retire at normal retirement age, 20% are assumed to retire during the two years after normal retirement age, and 100% are assumed to retire three years after normal retirement age; no retirements are assumed prior to age 45.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

**Net Pension Liability - Firefighters**

The components of the City’s net pension liability as of September 30, 2024 were as follows:

Description	Total Pension Liability	Fiduciary Net Position	Net Pension Liability (Asset)
Balance September 30, 2023	\$ 29,182,144	\$ (27,466,791)	\$ 1,715,353
Changes due to:			
Service cost	452,326	--	452,326
Interest	2,208,670	--	2,208,670
Net investment income	--	(5,962,462)	(5,962,462)
Demographic experience	459,509	--	459,509
Employer contributions	--	(2,354,398)	(2,354,398)
Employee contributions	--	(255,653)	(255,653)
Benefit payments and refunds	(371,194)	371,194	--
Administrative expenses	--	43,378	43,378
Change in benefit terms	--	--	--
Assumption changes	--	--	--
Total changes	2,749,311	(8,157,941)	(5,408,630)
Balance September 30, 2024	\$ 31,931,455	\$ (35,624,732)	\$ (3,693,277)

**Net Pension Liability – Public Safety Officers**

The components of the City’s net pension liability as of September 30, 2024 were as follows:

Description	Total Pension Liability	Fiduciary Net Position	Net Pension Liability (Asset)
Balance September 30, 2023	\$ 29,122,963	\$ (29,074,147)	\$ 48,816
Changes due to:			
Service cost	641,093	--	641,093
Interest	2,216,525	(2,233,831)	(17,306)
Net investment income	--	(3,978,374)	(3,978,374)
Demographic experience	754,840	--	754,840
Employer contributions	--	(1,565,423)	(1,565,423)
Employee contributions	--	(131,180)	(131,180)
Benefit payments and refunds	(223,582)	223,582	--
Administrative expenses	--	40,665	40,665
Change in benefit terms	--	--	--
Assumption changes	--	--	--
Total changes	3,388,876	(7,644,561)	(4,255,685)
Balance September 30, 2024	\$ 32,511,839	\$ (36,718,708)	\$ (4,206,869)

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

**Changes in Assumptions**

No assumptions were changed since the prior measurement date.

**Sensitivity of the Net Pension Liability to Changes in the Discount Rate**

The following presents the net pension liability of the City, calculated using the discount rate of 7.50 percent, as well as what the City's net pension liability would be if it were calculated using a discount rate that is 1-percentage-point lower (6.50 percent) or 1-percentage-point higher (8.50 percent) than the current rate:

Class of Employees	1% Decrease 6.50%	Current Discount Rate 7.50%	1% Decrease 8.50%
Firefighters	\$ 2,112,595	\$ (3,693,277)	\$ (8,263,928)
Public Safety Officers	(1,293,866)	(4,206,869)	(8,555,049)

As of September 30, 2024, the City reported a net pension asset of \$3,693,277 for the Firefighters’ Retirement Plan and a net pension asset of \$4,206,869 for the Public Safety Officers’ Retirement Plan. The net pension liabilities were measured as of September 30, 2024, and the total pension liabilities used to calculate the net pension asset and liability were determined by actuarial valuations as of October 1, 2023.

**Deferred Outflows of Resources, Deferred Inflows of Resources, and Pension Expense - Firefighters**

For the fiscal year ended September 30, 2024 the City recognized pension expense of \$1,020,348 for the Firefighters’ Retirement Plan. In addition, the City reported deferred outflows of resources and deferred inflows of resources related to the Firefighters’ Retirement Plan from the following sources:

Description	Deferred Outflows Of Resources	Deferred Inflows Of Resources
Net difference between projected and actual investment earnings	\$ 2,352,030	\$ 4,037,821
Difference between expected and actual demographic experience	3,478,738	--
Change of assumptions	34,844	281,903
Total	\$ 5,865,612	\$ 4,319,724

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS’ AND FIREFIGHTERS’ RETIREMENT PLAN** (Continued)

**Deferred Outflows of Resources, Deferred Inflows of Resources, and Pension Expense – Firefighters** (Continued)

The amounts reported as deferred outflows of resources and deferred inflows of resources related to the Firefighters’ Retirement Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30	Net Amortization
2025	\$ 528,786
2026	1,035,105
2027	(311,550)
2028	(302,692)
2029	392,376
Thereafter	203,863
	<u>\$ 1,545,888</u>

**Deferred Outflows of Resources, Deferred Inflows of Resources, and Pension Expense – Public Safety Officers**

For the fiscal year ended September 30, 2024, the City recognized pension expense of \$1,259,531 for the Police Officers’ Retirement Plan. In addition, the City reported deferred outflows of resources and deferred inflows of resources related to the Public Safety Officers’ Retirement Plan from the following sources:

Description	Deferred Outflows Of Resources	Deferred Inflows Of Resources
Net difference between projected and actual investment earnings	\$ 2,502,290	\$ 4,232,450
Difference between expected and actual demographic experience	800,773	--
Change of assumptions	--	--
Total	<u>\$ 3,303,063</u>	<u>\$ 4,232,450</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' RETIREMENT PLAN** (Continued)

**Deferred Outflows of Resources, Deferred Inflows of Resources, and Pension Expense – Public Safety Officers** (Continued)

The amounts reported as deferred outflows of resources and deferred inflows of resources related to the Public Safety Officers' Retirement Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30	Net Amortization
2025	\$ 329,425
2026	459,507
2027	(922,645)
2028	(795,674)
2029	--
Thereafter	--
	<u>\$ (929,387)</u>

**Financial Statements**

The Public Safety Officers' and Firefighters' Retirement Plan does not issue a separate financial report. The Plan's financial statements are presented below.

Statement of Net Position  
September 30, 2024

	Firefighters' Plan	Public Safety Officers' Plan	Share Plan	Total Pension Plans
<b>Assets</b>				
Cash and cash equivalents	\$ 142,636	\$ 146,686	\$ 13,621	\$ 302,943
Investments in external investment pool				
Broad market high quality bond fund	3,423,253	3,520,471	326,892	7,270,616
Core plus fixed income portfolio	3,565,888	3,667,158	340,512	7,573,558
Diversified large cap portfolio	10,947,276	11,258,174	1,045,374	23,250,824
Diversified small to mid cap portfolio	5,955,033	6,124,153	568,656	12,647,842
International equity	8,058,907	8,287,776	769,558	17,116,241
Core real estate	3,565,888	3,667,158	340,512	7,573,558
Contributions receivable	128,880	54,333	155,989	339,202
Total assets	<u>35,787,761</u>	<u>36,725,909</u>	<u>3,561,114</u>	<u>76,074,784</u>
<b>Liabilities</b>				
Accounts payable	163,029	7,201	540	170,770
Net position restricted for pensions	<u>\$ 35,624,732</u>	<u>\$ 36,718,708</u>	<u>\$ 3,560,574</u>	<u>\$ 75,904,014</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**9 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' RETIREMENT PLAN** (Continued)

**Financial Statements** (Continued)

Statement of Changes in Net Position  
September 30, 2024

	Firefighters' Plan	Public Safety Officers' Plan	Share Plan	Total Pension Plans
<b>Additions</b>				
Contributions				
Employer	\$ 2,037,613	\$ 1,072,392	\$ --	\$ 3,110,005
Plan members	255,653	131,180	--	386,833
State on-behalf payments	316,785	493,031	160,189	970,005
Total Contributions	2,610,051	1,696,603	160,189	4,466,843
Investment income (loss)				
Net increase (decrease) in fair value of investments	5,962,462	6,212,205	605,304	12,779,971
Less investment expenses	--	--	--	-
Net investment income (loss)	5,962,462	6,212,205	605,304	12,779,971
Total Additions	8,572,513	7,908,808	765,493	17,246,814
<b>Deductions</b>				
Benefits paid and refunds of member contributions	371,194	223,582	95,167	689,943
Administrative expense	43,378	40,665	2,260	86,303
Total Deductions	414,572	264,247	97,427	776,246
Net Increase	8,157,941	7,644,561	668,066	16,470,568
Net Position - Beginning	27,466,791	29,074,147	2,892,508	59,433,446
Net Position - Ending	\$ 35,624,732	\$ 36,718,708	\$ 3,560,574	\$ 75,904,014

**10 – DEFINED BENEFIT PENSION PLAN SUMMARY DATA**

The following table provides a summary of significant information related to the City's defined benefit pension plans for the year ended September 30, 2024. The information for the Florida Retirement System Pension Plan and the Florida Retirement System Health Insurance Subsidy Program are the City's proportionate share of the items.

Description	Florida Retirement System Pension Plan	Florida Retirement System HIS Program	Public Safety Officers' Pension Plan	Firefighters' Pension Plan	Total
Total pension liability	\$ 2,315,614	\$ 135,598	\$ 32,511,839	\$ 31,931,455	\$ 66,894,506
Plan fiduciary net position	1,938,234	6,512	36,718,708	35,624,732	74,288,186
Net pension liability (asset)	377,380	129,086	(4,206,869)	(3,693,277)	(7,393,680)
Deferred outflows of resources	103,329	6,639	3,303,063	5,865,612	9,278,643
Deferred inflows of resources	433,595	117,632	4,232,450	4,319,724	9,103,401
Pension expense (revenue)	(125,295)	(39,087)	1,259,531	1,020,348	2,115,497

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**11 – PUBLIC SAFETY OFFICERS' AND FIREFIGHTERS' SHARE PLAN**

The Public Safety Officers' and Firefighters' Share Plan is single employer defined contribution pension plan. In a defined contribution plan, the pension benefits a participant will receive depend only on the amount contributed to the participant's account, earnings on investments of these contributions, and forfeitures of other participants' benefits that may be allocated to the participant's account. As discussed in Note 9, premium taxes on certain insurance contracts written on properties located within the City are collected by the State and remitted to the Public Safety Officers' and Firefighters' Retirement Plan. Annual premium taxes in excess of \$330,796 are used to fund the Share Plan. The City and Plan members do not make contributions to the Share Plan. For the fiscal year ended September 30, 2024 premium taxes of \$155,989 were deposited into the Share Plan for firefighters and \$4,200 were deposited into the Share Plan for public safety officers. The Share Plan does not issue a standalone financial report.

Plan benefits are allocated to participants based upon their service during the year and the level of funding received during the year. Participants are fully vested with at least six years of credited service in the Plan. All benefits are paid in a lump sum format where participants may also elect not to withdraw or to partially withdraw, his or her retirement funds.

For the fiscal year ended September 30, 2024 the City did not recognize any pension expense for the Share Plan and had no liability to the plan as of the fiscal year end.

**12 – GENERAL EMPLOYEES' RETIREMENT PLAN**

The City of Greenacres General Employees' Retirement Plan is a single employer defined contribution pension plan. Defined contribution plans have terms that specify how contributions to an individual's account are to be determined rather than the amount of pension benefits the individual is to receive. In a defined contribution plan, the pension benefits a participant will receive depend only on the amount contributed to the participant's account, earnings on investments of these contributions, and forfeitures of other participants' benefits that may be allocated to the participant's account. Under the terms of the Plan agreement, all forfeitures are credited to the City. Because the City does not hold or administer funds for the Plan, the Plan does not meet the criteria for inclusion in the City's financial statements as a fiduciary fund. The Plan does not issue a standalone financial report.

The City's plan establishes two accounts, or plans; a 401(a) plan into which the City makes pension contributions on behalf of the employees, and a 457(b) (a deferred compensation plan) plan for the employees to make voluntary contributions to supplement their pensions. Vesting applies only to the 401(a) plan, as described below. Employee contributions to the 457(b) plan are completely owned by the employees.

The City is required to contribute 5% of annual covered payroll to the 401(a) plan. Plan members may make voluntary contributions to the 457(b) plan of amounts up to 100% of compensation, including bonuses and overtime, up to the maximum annual contribution allowed by law. If the City makes matching contributions, the matching contributions in a plan year will be 100% of each member's contributions up to 2.5% of the member's compensation.



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**12 – GENERAL EMPLOYEES’ RETIREMENT PLAN (Continued)**

Vesting of the City’s contributions in the 401(a) plan commences after two years of certified service, with 20% vesting in year two and 20% each year thereafter until fully vested after six years. If an employee terminates before becoming fully vested, forfeited amounts will be used to reduce future City contributions. Certified service begins upon an eligible employee successfully completing six (6) months of service. Plan provisions and contribution requirements are established and may be amended by the City Council. The plan administrator is the Florida League of Cities.

For the fiscal year ended September 30, 2024, the City recognized pension expense of \$433,393 for the General Employees’ Retirement Plan and had no liability to the plan as of the fiscal year end. Forfeitures totaled \$23,776 for the fiscal year.

**13 – OTHER POSTEMPLOYMENT BENEFITS (OPEB)**

**Plan Description**

The City provides an optional single employer defined benefit post-employment healthcare plan to eligible individuals. The plan allows its employees and their beneficiaries, at their own cost and until the age of 65, to continue to obtain health, dental and other insurance benefits upon retirement. After the age of 65, retirees and their beneficiaries may continue to health benefits only as supplemental insurance to Medicare. The benefits of the plan conform with Florida Statutes, which are the legal authority for the plan. The plan has no assets and does not issue a separate financial report.

**Contributions**

The City does not directly make contributions to the plan on behalf of retirees. Retirees and their beneficiaries pay the same group rates as are charged to the City for active employees by its healthcare provider. However, the City’s actuaries, in their actuarial valuation, calculate an offset to the cost of these benefits as an Employer Contribution, based upon an implicit rate subsidy. This offset equals the total age-adjusted costs paid by the City or its active employees for coverage of the retirees and their dependents for the year net of the retiree’s own payments for the year.

**Plan Membership**

The following table provides a summary of the participants in the plan as of September 30, 2022, the latest valuation date:

Inactive plan members or beneficiaries currently receiving benefits	5
Inactive plan members or beneficiaries entitled to but not yet receiving benefits	--
Active plan members	141
	<u>146</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**13 – OTHER POSTEMPLOYMENT BENEFITS (OPEB)** (Continued)

**Discount Rate**

The City does not have a dedicated trust to pay retiree healthcare benefits. For plans that do not have assets held in a dedicated trust, the discount rate should equal the tax-exempt municipal bond rate based on an index of 20-year general obligation bonds with an average AA credit rating as of the measurement date. As of the measurement date of September 30, 2023, the municipal bond rate was 4.63% based on the daily rate of Fidelity's 20-Year Municipal General Obligation AA Index closest to but not later than the measurement date. The discount rate as of the beginning of the measurement year was 4.40%.

**Actuarial Methods and Assumptions**

Significant methods and assumptions were as follows:

Valuation date	September 30, 2022
Measurement date	September 30, 2023
Employer's reporting date	September 30, 2024
Actuarial cost method	Entry Age Normal
Inflation	2.25%
Discount rate	4.63% per annum
Salary increases	3.4% - 7.8% General Employees in FRS 5.0% General Employees in 401(a) Plan 5.0% - 8.0% Firefighters
Retirement age	General Employees in FRS: retirement rates used for Regular Class members in the July 1, 2022 actuarial valuation of the FRS for General Employees in the FRS. General Employees in 401(a) Plan: 100% at first eligibility. Firefighters: retirement rates based on the applicable pension valuation.
Mortality Tables	PUB-2010 Tables with generational improvements using Scale MP-2018
Healthcare cost trend rates	7.00% for 2023 trending to ultimate rate of 4.00%
Aging factors	Based on the 2013 SOA Study "Health Care Costs – From Birth to Death"
Expenses	Administrative expenses included in per capita health costs

**Changes in Assumptions**

The discount rate was changed from 4.40% as of the beginning of the measurement period to 4.63% as of September 30, 2023. Medical claims cost and premiums were updated based on premium information provided for this valuation. The trend rates of healthcare cost increases were updated to reflect new healthcare trend rates.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**13 – OTHER POSTEMPLOYMENT BENEFITS (OPEB)** (Continued)

**Total OPEB Liability**

Description	Total OPEB Liability
Balance September 30, 2023	\$ 931,747
Changes due to:	
Service cost	105,844
Interest on the total OPEB liability	44,313
Difference between expected and actual experience	--
Change of assumptions and other inputs	(21,036)
Benefit payments	(60,948)
Total changes	<u>68,173</u>
Balance September 30, 2024	<u>\$ 999,920</u>

**Sensitivity of the Total OPEB Liability to Changes in the Discount Rate**

The following table presents the total OPEB liability of the City calculated using the single discount rate of 4.63% as well as what the City's total OPEB liability would be if it were calculated using a discount rate one percentage point lower or one percentage point higher than the current rate.

	1% Decrease	Current Discount Rate	1% Increase
Discount Rate Sensitivity	3.63%	4.63%	5.63%
	\$ 1,095,197	\$ 999,920	\$ 914,597

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**13 – OTHER POSTEMPLOYMENT BENEFITS (OPEB)** (Continued)

**Sensitivity of the Total OPEB Liability to Changes in the Healthcare Trend Rates**

The following table presents the total OPEB liability calculated using the assumed trend rates as well as what the plan's total OPEB liability would be if it were calculated using a trend rate that is one percentage point lower or one percentage point higher than the assumed trend rates.

Healthcare Trend Rate Sensitivity	1% Decrease	Current Healthcare Trend Rate	
		Assumption	1% Increase
	\$ 870,973	\$ 999,920	\$ 1,154,555

**Deferred Outflows of Resources, Deferred Inflows of Resources, and OPEB Expense**

For the year ended September 30, 2024, the City recognized OPEB expense of \$104,189. As of September 30, 2024, the City reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

Description	Deferred Outflows	Deferred Inflows
	Of Resources	Of Resources
Difference between expected and actual experience	\$ 31,445	\$ 141,888
Change of assumptions	102,421	362,156
Benefits paid after the measurement date	54,433	--
	<u>\$ 188,299</u>	<u>\$ 504,044</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**13 – OTHER POSTEMPLOYMENT BENEFITS (OPEB)** (Continued)

**Deferred Outflows of Resources, Deferred Inflows of Resources, and OPEB Expense** (Continued)

The deferred outflows of resources related to benefits paid after the measurement date will be recognized as a reduction in the Total OPEB liability in the fiscal year ended September 30, 2025. Other amounts reported as deferred outflows of resources and deferred inflows of resources will be recognized in OPEB expense as follows:

Fiscal Year Ending September 30	Net Amortization
2025	\$ (45,968)
2026	(45,968)
2027	(45,970)
2028	(43,180)
2029	(39,249)
Thereafter	(149,843)
	<u>\$ (370,178)</u>

**14 – RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disasters. The City continues to purchase insurance through the Florida Municipal Insurance Trust, a non-assessable pool, and commercial sources to cover the various risks. Retention of risks is limited to excess of those that are insured, those risks that are uninsurable, and deductibles ranging from \$100 to \$500 per occurrence. As a member of the Florida Municipal Insurance Trust with the Florida League of Cities, the responsibility of the City is to pay those premiums charged by the non-assessable pool for property, liability and workers compensation coverages. The pool is responsible for paying all claims incurred by the City, less deductibles ranging from \$100 to \$500. The City may terminate the membership based on a 60 days notice to the pool. All pool policies are on an occurrence basis.

Major uninsurable risks include damage to infrastructure assets. Since the amount of loss cannot be reasonably estimated and the likelihood of occurrence is not determinable, no provision for losses is reflected in the financial statements. There have been no reductions in insurance coverage from the coverage in the prior year. There were no settled claims which exceeded insurance coverage during the past three fiscal years.

Florida Statutes limit the City's maximum loss for most liability claims to \$200,000 per person and \$300,000 per occurrence under the doctrine of Sovereign Immunity. However, under certain circumstances, a plaintiff can seek to recover damages in excess of statutory limits by introducing a claims bill to the Florida Legislature. The limits addressed in Florida Statutes do not apply to claims filed in federal courts.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**15 – LEASES**

**Lessor Lease - Old City Hall**

In December 2008, the City entered into a lease agreement with the Palm Beach County Health Department administered by the Florida Department of Management Services to lease the old City Hall facility located at 5985 10<sup>th</sup> Avenue North. The term of the lease was for a 5-year period commencing on December 1, 2008, with an option to renew for an additional 5-year term. On December 1, 2013, the Health Department exercised its option to renew the lease. Effective December 1, 2018, the parties entered into a new lease for a 5-year term ending on November 30, 2023. Effective January 1, 2024 the parties entered into a new lease for a 5-year term ending on December 31, 2028. The Health Department has the right to terminate the lease without penalty in the event a State-owned building becomes available for occupancy, upon giving six months written notice to the City. The lease activity is recorded in the General Fund and the Governmental Activities.

As of September 30, 2024, the City reported a lease receivable of \$1,063,349 and deferred inflows of resource of \$1,040,371. For the year ended September 30, 2024, the City recognized lease revenue of \$244,292 and interest income of \$30,077. The discount rate is 3.93%.

Annual amortization of the lease receivable and deferred inflows of resources are as follows:

Year Ending September 30	Payment	Interest Revenue	Receivable Reduction	Lease Revenue	Total Revenue
2025	\$ 259,754	\$ 37,849	\$ 221,905	\$ 244,793	\$ 282,642
2026	267,598	28,828	238,770	244,793	273,621
2027	275,605	19,128	256,477	244,793	263,921
2028	283,883	8,715	275,168	244,793	253,508
2029	71,494	465	71,029	61,199	61,664
	<u>\$ 1,158,334</u>	<u>\$ 94,985</u>	<u>\$ 1,063,349</u>	<u>\$ 1,040,371</u>	<u>\$ 1,135,356</u>

**Lessor Leases - Cellular Telephone Towers**

**AT&T**

In January 1998, the City entered into a lease agreement with AT&T which allows the use of the City's land for a transmission tower site. The original term of the agreement was for a period of five years and will be automatically renewed for four additional terms of five years each unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal date. Rent shall be paid in advance for the initial five-year term. The rent for the initial term was \$24,000 annually and \$120,000 for the five-year term. The annual rent for each renewal term will be the annual rent in effect for the final year of the initial term or prior renewal term, as the case may be, increased by four percent. Rent shall be payable in advance for the entire term at the beginning of each five-year renewal term.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**15 – LEASES** (Continued)

**Lessor Leases - Cellular Telephone Towers** (Continued)

AT&T (Continued)

In April 2003, the lease was amended to allow a third-party co-locator to place its equipment on the tower. The amendment increased the rent \$18,000 annually and \$90,000 for the five-year term. The additional rent for renewal terms will be increased as discussed in the previous paragraph. The additional rent shall be payable in advance for the entire term at the beginning of each five-year renewal term. In March 2021, the lease was amended to add eight additional renewal terms of five years each commencing on each five-year anniversary, unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal term. Since both the lessor and the lessee have to agree to extend the lease for renewal periods, these periods are cancellable periods and are excluded from the lease term.

The most recent renewal term began in March 2023, and the annual rent amount was \$112,979. A prepayment in the amount of \$564,894 was made for the five-year term ending March 1, 2028. For the year ended September 30, 2024, the City recognized lease income of \$112,979 and reported unearned revenue of \$386,011 as of September 30, 2024.

Sprint

In August 2004, the City entered into a lease agreement with Sprint Spectrum LP which allows the use of the City's land for a transmission tower site. The original term of the agreement was for a period of five years and will be automatically renewed for four additional terms of five years each unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal date. Rent shall be paid in advance for the initial five-year term. The rent for the initial term is \$29,200 annually and \$146,000 for the five-year term. The annual rent for each renewal term will be the annual rent in effect for the final year of the initial term or prior renewal term, as the case may be, increased by four percent. Rent shall be payable in advance for the entire term at the beginning of each five-year renewal term.

The most recent renewal term began in August 2024, and the annual rent amount is \$63,981. A prepayment in the amount of \$319,904 was made for the five-year term ending in July 2029. For the year ended September 30, 2024, the City recognized lease income of \$54,486 and reported unearned revenue of \$309,240 as of September 30, 2024.

RG Towers

In December 2013, the City entered into a lease agreement with RG Towers LLC which allows the use of the City's land for a transmission tower site. The original term of the agreement was for a period of five years and will be automatically renewed for four additional terms of five years each unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal date. Rent shall be paid in advance for the initial five-year term. The rent for the initial term was \$43,223 annually and \$216,115 for the five-year term. The annual rent for each renewal term will be the annual rent in effect for the final year of the initial term or prior renewal term, as the case may be, increased by four percent. Rent shall be payable in advance for the entire term at the beginning of each five-year renewal term.

The most recent renewal term began in December 2023, and the annual rent amount is \$63,980. A prepayment in the amount of \$319,900 was made for the five-year term ending in November 2028. For the year ended September 30, 2024, the City recognized lease income of \$62,081 and reported unearned revenue of \$266,584 as of September 30, 2024.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**15 – LEASES** (Continued)

**Lessor Leases - Cellular Telephone Towers** (Continued)

*RG Towers*

In October 2014, the City entered into a lease agreement with RG Towers LLC which allows the use of the City's land for a transmission tower site. The original term of the agreement was for a period of five years and will be automatically renewed for four additional terms of five years each unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal date. Rent shall be paid in advance for the initial five-year term. The rent for the initial term was \$43,223 annually and \$216,115 for the five-year term. The annual rent for each renewal term will be the annual rent in effect for the final year of the initial term or prior renewal term, as the case may be, increased by four percent. Rent shall be payable in advance for the entire term at the beginning of each five-year renewal term.

The most recent renewal term began in October 2019, and the annual rent amount is \$52,587. A prepayment in the amount of \$262,935 was made for the five-year term ending in September 2024. For the year ended September 30, 2024, the City recognized lease income of \$52,587. The lease term expired on September 30, 2024 and the next renewal option was exercised on October 1, 2024, and the lessee made a prepayment on that date for the term ending September 30, 2029.

*RG Towers*

In May 2018, the City entered into a lease agreement with RG Towers LLC which allows the use of the City's land for a transmission tower site. The original term of the agreement was for a period of five years and will be automatically renewed for four additional terms of five years each unless either party provides notice of intention not to renew not less than ninety days prior to the expiration of the first renewal term or any subsequent renewal date. Rent shall be paid in advance for the initial five-year term. The rent for the initial term was \$41,223 annually and \$206,115 for the five-year term. The annual rent for each renewal term will be the annual rent in effect for the final year of the initial term or prior renewal term, as the case may be, increased by four percent. Rent shall be payable in advance for the entire term at the beginning of each five-year renewal term. A prepayment in the amount of \$206,115 was made for the five-year initial term ending in April 2023.

The most recent renewal period began in May 2023, and the annual rent amount is \$46,442. A prepayment in the amount of \$232,209 was made for the five-year term ending in April 2028. For the year ended September 30, 2024, the City recognized lease income of \$46,442 and reported unearned revenue of \$166,417 as of September 30, 2024.



**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**15 – LEASES** (Continued)

**Lessor Leases - Cellular Telephone Towers** (Continued)

Summary

For the year ended September 30, 2024, the City reported lease revenue in the amount of \$331,820 related to the cellular telephone tower leases. As of September 30, 2024, the City reported unearned revenue in the amount of \$1,128,252 related to the leases. The unearned revenue will be recognized as revenue in future periods as shown below.

Year Ending September 30	AT&T	Sprint	RG Towers	RG Towers	Total
2025	\$ 112,979	\$ 63,981	\$ 63,980	\$ 46,442	\$ 287,382
2026	112,979	63,981	63,980	46,442	287,382
2027	112,978	63,981	63,980	46,442	287,381
2028	47,075	63,981	63,980	27,091	202,127
2029	--	53,316	10,664	--	63,980
Total	<u>\$ 386,011</u>	<u>\$ 309,240</u>	<u>\$ 266,584</u>	<u>\$ 166,417</u>	<u>\$ 1,128,252</u>

The cellular tower lease activity is recorded in the Reconstruction and Maintenance Capital Projects Fund and the Governmental Activities

**Lessee Leases - Computer Equipment**

In the current fiscal year, the City entered into a three multi-year lease agreements totaling \$239,394 with Dell Financial Services for the right to use certain computer equipment. The City discounted the future minimum lease payments using a discount rate of 3.93%. The future minimum payments and the present value of the future minimum payments as of September 30, 2024 are as follows:

Year Ending September 30	Principal	Interest	Total
2025	\$ 56,374	\$ 7,041	\$ 63,415
2026	58,629	4,786	63,415
2027	60,976	2,439	63,415
	<u>\$ 175,979</u>	<u>\$ 14,266</u>	<u>\$ 190,245</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**16 – SUBSCRIPTION-BASED INFORMATION TECHNOLOGY ARRANGEMENTS**

The City has recorded several multi-year subscription-based information technology arrangements totaling \$443,539. The City discounted the future minimum payments using its estimated incremental borrowing rate of 4.0%. The future minimum payments and the present value of the future minimum payments as of September 30, 2024 are as follows:

Year Ending				
September 30	Principal	Interest	Total	
2025	\$ 118,167	\$ 10,910	\$ 129,077	
2026	82,939	6,099	89,038	
2027	32,716	2,720	35,436	
2028	34,049	1,387	35,436	
	<u>\$ 267,871</u>	<u>\$ 21,116</u>	<u>\$ 288,987</u>	

**17 – CONTINGENT LIABILITIES**

**Grants**

Grant monies received and disbursed by the City are for specific purposes and may be subject to audit by the grantor agencies. Such audits may result in requests for reimbursements due to disallowed expenditures or other actions by grantor agencies. The City does not believe that such disallowances or other actions taken by the grantor agencies, if any, would have a material adverse effect on the financial position of the City.

**18 – INTERLOCAL AGREEMENT – PALM BEACH COUNTY SHERIFFS OFFICE**

In August 2015, the City entered into an agreement with the Palm Beach County Sheriff's Office (PBSO) for the provision of law enforcement services to the City. The agreement is for a ten-year term beginning February 1, 2016 and ending January 31, 2026. The City or the PBSO may terminate the agreement with or without cause upon written notice to the other party. Written notice shall be delivered by June 30, of any given year for termination to be effective on October 1, of that year.

Under the terms of the agreement, the City was required to pay the PBSO \$8,982,729 for services during the year beginning February 1, 2016 and ending January 31, 2017 plus the cost of any third-party agreements requested by the City related to the performance of the agreement, including additional crime scene analysis and audit functions as determined to be necessary and approved by the City. For future contract years, the PBSO shall provide to the City a proposed costing for renewal of law enforcement services no later than May 31<sup>st</sup> prior to each fiscal year through the term of the agreement. However, for contract years beginning in 2017, 2018, 2019, 2020, and 2021, the annual increase shall not exceed 7%. The parties shall meet on or about February 1, 2021, to negotiate a cap to any increase in contract price for contract years beginning 2022 and thereafter. For the fiscal year ended September 30, 2024, the City paid \$11,057,892 pursuant to the agreement.

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**19 – INTERLOCAL AGREEMENT – CITY OF ATLANTIS FIRE PROTECTION AND EMS**

In May 2012, the City of Greenacres (Greenacres) entered into an interlocal agreement with the City of Atlantis (Atlantis) for the provision of fire protection and emergency medical services to Atlantis. The agreement became effective on October 1, 2012 and is for a period of five years ending on September 30, 2017. Thereafter, the agreement shall automatically renew for an additional five-year period, without further action by the parties, unless either party shall notify the other in writing on or before March 1<sup>st</sup> of any year prior to the final year of its intent not to renew. The agreement shall not be terminated by either party, at any time during its term or any renewal thereof, unless either party shall default on any of its material obligations and fail to cure the default in accordance with the agreement. The agreement may be terminated for good cause only in the event of breach of its terms or in the event of breach of its terms or in the event of the inability of Greenacres to provide the specified services.

In consideration of the services provided, Atlantis shall pay Greenacres an annual service fee in twelve equal monthly payments due on or before the first business day of each month. The annual service fee shall be adjusted annually effective October 1<sup>st</sup> of each succeeding year. The adjustment will be based on the percent change as reflected in the United States Department of Labor, Consumer Price Index (CPI) for All Urban Consumers, All Items, for the Miami-Fort Lauderdale area, from February of the prior year to February of the current year, or four percent, whichever is greater. For the year ended September 30, 2024, Greenacres received payments in the amount of \$1,095,368 pursuant to the agreement.

**20 – DEFICIT FUND BALANCE OF INDIVIDUAL FUND**

As of September 30, 2024, the Youth Programs Special Revenue Fund reported a fund balance deficit in the amount of \$6,457.

**21 – COMMITMENTS**

As of September 30, 2024, the City had the following significant contractual commitments:

Project	Contract Amount	Amount Completed	Amount to Complete
New Youth Programs Building	\$ 10,868,502	\$ 634,447	\$ 10,234,055
Road Improvements	3,758,450	3,220,427	538,023
Drainage Improvements	3,476,555	494,101	2,982,454
Sidewalk Improvement	2,135,082	1,855,720	279,362
Other	473,428	178,670	294,758
Septic to Sewer Improvements	458,675	312,184	146,491
Park Improvements	275,203	69,607	205,596
City Entryway Monument Signs Replacement	182,821	86,312	96,509
Property Enhancement	86,303	3,108	83,195
Generator Replacement	85,006	--	85,006
	<u>\$ 21,800,025</u>	<u>\$ 6,854,576</u>	<u>\$ 14,945,449</u>

**City of Greenacres, Florida**  
**Notes to the Financial Statements**  
**September 30, 2024**

**21 – COMMITMENTS** (Continued)

Significant encumbrances as of September 30, 2024 are as follows:

Major funds:

General Fund	\$ 298,054
Infrastructure Surtax Capital Projects Fund	3,724,948
American Rescue Plan Capital Projects Fund	10,234,038
New Growth Capital Projects Fund	191,617

Nonmajor Funds

Parks and Recreation Capital Projects Fund	55,520
Reconstruction and Maintenance Capital Projects Fund	218,583

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**REQUIRED SUPPLEMENTARY INFORMATION  
(OTHER THAN MANAGEMENT'S  
DISCUSSION AND ANALYSIS)**

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**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Revenues, Expenditures, and Changes**  
**in Fund Balance - Budget and Actual**  
**General Fund**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues				
Taxes:				
Ad valorem taxes:				
Current	\$ 17,319,639	\$ 17,319,639	\$ 17,211,448	\$ (108,191)
Delinquent	150,000	150,000	287,596	137,596
Total ad valorem taxes	17,469,639	17,469,639	17,499,044	29,405
Utility service taxes:				
Electric	2,600,000	2,600,000	3,160,965	560,965
Telecommunications	1,570,000	1,570,000	1,578,290	8,290
Water	640,000	640,000	692,048	52,048
Gas	55,000	55,000	67,823	12,823
Propane gas	31,000	31,000	25,510	(5,490)
Total public service taxes	4,896,000	4,896,000	5,524,636	628,636
Local option gas tax	308,000	308,000	305,487	(2,513)
Local business tax	349,534	349,534	403,002	53,468
Insurance premium tax	608,204	608,204	970,004	361,800
Total other taxes	1,265,738	1,265,738	1,678,493	412,755
Total taxes	23,631,377	23,631,377	24,702,173	1,070,796
Permits and franchise fees:				
Building permits	879,150	879,150	1,058,469	179,319
Electric franchise fees	1,900,000	1,900,000	2,252,146	352,146
Gas franchise fees	24,000	24,000	40,186	16,186
Solid waste franchise fees	165,590	165,590	185,886	20,296
Other franchise fees	20,040	20,040	20,040	--
Planning and zoning fees	65,000	65,000	100,522	35,522
Other permits and fees	53,920	53,920	154,755	100,835
Total permits and franchise fees	3,107,700	3,107,700	3,812,004	704,304
Intergovernmental revenues:				
State revenue sharing	2,200,000	2,200,000	2,621,317	421,317
Half-cent sales tax	4,700,000	4,700,000	4,433,446	(266,554)
County occupational license	111,906	111,906	97,574	(14,332)
Mobile home license	11,500	11,500	9,850	(1,650)
Alcoholic beverage license	3,500	3,500	3,015	(485)
Motor fuel tax rebate	7,000	7,000	8,116	1,116
Grants	139,951	139,951	73,360	(66,591)
Other	39,796	39,796	40,990	1,194
Total intergovernmental revenues	7,213,653	7,213,653	7,287,668	74,015

(Continued)

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Revenues, Expenditures, and Changes**  
**in Fund Balance - Budget and Actual**  
**General Fund**  
**For the Fiscal Year Ended September 30, 2024**

(Continued)

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues (continued)				
Charges for services:				
Solid waste fees	\$ 2,515,130	\$ 2,515,130	\$ 2,435,636	\$ (79,494)
Security services	-	-	720	720
Administrative fees	216,152	216,152	249,138	32,986
Lien search fees	117,100	117,100	83,790	(33,310)
Culture/recreation fees	148,059	148,059	148,078	19
Protective inspections	155,000	155,000	163,034	8,034
Ambulance transport	1,635,792	1,635,792	1,897,748	261,956
City of Atlantis Interlocal Agreement	1,095,368	1,095,368	1,095,368	--
Passport fees	927,900	927,900	665,649	(262,251)
False alarm fees	52,000	52,000	28,794	(23,206)
Other	504	504	25,582	25,078
Total charges for services	6,863,005	6,863,005	6,793,537	(69,468)
Fines and forfeitures:				
Judgments and fines	75,000	75,000	90,799	15,799
Violations of local ordinances	47,000	47,000	120,979	73,979
Other	350	350	1,357	1,007
Total fines and forfeitures	122,350	122,350	213,135	90,785
Investment:				
Bank	309,296	309,296	1,111,100	801,804
State Board of Administration	45,000	45,000	227,435	182,435
FMIvT	2,000	2,000	-	(2,000)
Tax collector interest	13,000	13,000	39,414	26,414
Other interest	150	150	30,170	30,020
Total investment	369,446	369,446	1,408,119	1,038,673
Special assessments	--	--	--	--
Contributions	10,000	10,000	46,682	36,682
Rental fees	410,574	410,574	395,893	(14,681)
Miscellaneous:				
Refunds - prior year	10,000	10,000	180	(9,820)
Sales of surplus materials	150,000	150,000	120,536	(29,464)
Towing contract proceeds	42,612	42,612	39,932	(2,680)
Insurance proceeds	5,000	5,000	11,962	6,962
Other	29,300	29,300	85,946	56,646
Total miscellaneous	236,912	236,912	258,556	21,644
Total Revenues	\$ 41,965,017	\$ 41,965,017	\$ 44,917,767	\$ 2,952,750

(Continued)

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Revenues, Expenditures, and Changes**  
**in Fund Balance - Budget and Actual**  
**General Fund**  
**For the Fiscal Year Ended September 30, 2024**

(Continued)

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Expenditures				
Administration				
City Manager	\$ 508,348	\$ 507,468	\$ 484,841	\$ 22,627
Mayor & Council	389,836	429,502	333,033	96,469
Legal Counsel	255,300	235,300	232,888	2,412
Human Resources	664,336	657,940	565,883	92,057
City Clerk	779,393	741,507	644,357	97,150
Communications & Public Affairs	460,882	411,056	331,347	79,709
Economic Development	169,250	168,710	123,970	44,740
Total Administration	3,227,345	3,151,483	2,716,319	435,164
Finance				
Office of the Director	1,138,843	1,049,523	985,709	63,814
Total Finance	1,138,843	1,049,523	985,709	63,814
Purchasing				
Purchasing	403,684	402,064	389,920	12,144
Total Purchasing	403,684	402,064	389,920	12,144
Information Technology				
Information Technology	1,650,001	2,073,307	2,070,358	2,949
Total Information Technology	1,650,001	2,073,307	2,070,358	2,949
Development & Neighborhood Services				
Office of the Director	503,628	370,949	316,287	54,662
Planning, Engineering & GIS	989,100	650,320	591,403	58,917
Code Enforcement	437,168	384,468	321,554	62,914
Building	751,274	747,494	694,122	53,372
Total Development & Neighborhood Services	2,681,170	2,153,231	1,923,366	229,865
Public Works				
Office of the Director	686,537	612,837	560,525	52,312
Roads & Drainage	1,035,219	1,011,439	954,942	56,497
Vehicle Maintenance	624,178	626,826	660,388	(33,562)
Building Services	490,142	491,718	464,694	27,024
Parks & Grounds	938,546	893,120	829,874	63,246
Total Public Works	3,774,622	3,635,940	3,470,423	165,517
Fire Rescue				
Fire Rescue	11,393,307	11,417,779	11,411,755	6,024
Total Fire Rescue	11,393,307	11,417,779	11,411,755	6,024
Community and Recreation Services				
Office of the Director	552,729	550,569	509,540	41,029
Community Programs	1,283,462	1,146,676	1,088,286	58,390
Total Community and Recreation Services	1,836,191	1,697,245	1,597,826	99,419

(Continued)

See accompanying notes to the budgetary comparison schedule



**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Revenues, Expenditures, and Changes**  
**in Fund Balance - Budget and Actual**  
**General Fund**  
**For the Fiscal Year Ended September 30, 2024**

(Continued)

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Expenditures (continued)				
Non Departmental				
Property Liability and Fleet	\$ 410,108	\$ 450,108	\$ 455,294	\$ (5,186)
Solid Waste Collection	2,466,648	2,466,648	2,428,143	38,505
PBSO Law Enforcement	11,064,894	11,064,894	11,067,865	(2,971)
Contingency	50,000	50,000	--	50,000
State Insurance Premium Tax Pass-Through	608,204	958,544	970,004	(11,460)
Other	20,000	149,940	218,126	(68,186)
Total Non Departmental	14,619,854	15,140,134	15,139,432	702
Total expenditures	40,725,017	40,720,706	39,705,108	1,015,598
Excess of revenues over expenditures	1,240,000	1,244,311	5,212,659	3,968,348
Other financing sources (uses)				
Proceeds from SBITA agreements	--	--	557,828	557,828
Transfers in	--	--	13,206	13,206
Transfers out	(1,240,000)	(1,458,660)	(1,458,660)	--
Total other financing sources (uses)	(1,240,000)	(1,458,660)	(887,626)	571,034
Net change in fund balance	<u>\$ -</u>	<u>\$ (214,349)</u>	4,325,033	<u>\$ 4,539,382</u>
Fund balance - beginning			<u>23,730,319</u>	
Fund balances - ending			<u>\$28,055,352</u>	

See accompanying notes to the budgetary comparison schedule

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Notes to the Budgetary Comparison Schedule**  
**September 30, 2024**

**1 – BUDGETARY ACCOUNTING**

The City annually adopts operating budgets for the General Fund, all Capital Projects Funds, the Debt Service Fund, and all Special Revenue Funds except the Forfeitures Fund and Art in Public Places Fund. Florida Statutes prohibit budgeting anticipated future forfeitures or proceeds in the Forfeitures Special Revenue Fund. Expenditures in the Forfeitures Special Revenue Fund are appropriated through individual requests on a project-by-project basis at public meetings of the City Council. The procedures for establishing budgetary data reflected in the budgetary comparison schedule are as follows:

- ✓ Approximately July 1<sup>st</sup>, the City Manager submits to the City Council a proposed operating budget prepared for the fiscal year commencing the following October 1<sup>st</sup>. The operating budget includes proposed expenditures and the means of financing them.
- ✓ Public hearings are conducted to obtain taxpayer comments.
- ✓ The City advises the County Property Appraiser of the proposed millage rate and the date, time and place of the public hearing for budget acceptance.
- ✓ Prior to October 1<sup>st</sup>, the budget is legally enacted through passage of an ordinance.
- ✓ Appropriations are legally controlled at the departmental level and expenditures may not legally exceed budgeted appropriations at that level. Management is authorized to transfer budgeted line items within departments. Changes or amendments to the budget that alter departmental totals must be approved by the City Council. Accordingly, the legal level of budgetary control is at the departmental level.
- ✓ Formal budgetary integration is employed within the accounting system as a management control device.
- ✓ Budgets are adopted on a basis consistent with generally accepted accounting principles.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Employer Proportionate Share of Net Pension Liability**  
**Florida Retirement System Pension Plan**  
**Last Ten Fiscal Years**

Fiscal Year Ended September 30	City's Proportion of the Net Pension Liability	City's Proportionate Share of the Net Pension Liability	City's Covered Payroll	City's Proportionate Share of the Net Pension Liability As a Percent of Covered Payroll	Plan Fiduciary Net Position As a Percent of the Total Pension Liability
2015	0.012544334%	\$ 1,620,269	\$ 2,217,133	73.08%	92.00%
2016	0.010146742%	\$ 2,562,060	\$ 1,765,147	145.15%	84.88%
2017	0.004686988%	\$ 1,386,380	\$ 971,737	142.67%	83.89%
2018	0.004327158%	\$ 1,303,362	\$ 899,872	144.84%	84.26%
2019	0.004609829%	\$ 1,587,561	\$ 958,026	165.71%	82.61%
2020	0.003941483%	\$ 1,708,297	\$ 775,256	220.35%	78.85%
2021	0.002626621%	\$ 198,411	\$ 566,753	35.01%	96.40%
2022	0.001534488%	\$ 570,953	\$ 368,999	154.73%	82.89%
2023	0.001280787%	\$ 510,353	\$ 344,122	148.31%	82.38%
2024	0.000975528%	\$ 377,380	\$ 282,584	133.55%	83.70%

Changes in Assumptions

The discount rate changes as follows:

2015	7.65%
2016	7.60%
2017	7.10%
2018	7.00%
2019	6.90%
2020	6.80%
2021	6.80%
2022	6.70%
2023	6.70%
2024	6.70%

For 2020, the mortality assumption changed from Generational RP-2000 with Projection Scale BB to PUB2010 base table projected generationally with Scale MP-2018.

The amounts presented for each fiscal year were determined as of the June 30 measurement date. The Plan's fiduciary net position as a percentage of the total pension liability is published in the Plan's Annual Comprehensive Financial Report.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Employer Contributions**  
**Florida Retirement System Pension Plan**  
**Last Ten Fiscal Years**

Fiscal Year Ended September 30	Contractually Required Contribution	Contributions In Relation to the Contractually Required Contribution	Contribution Excess (Deficiency)	City's Covered Payroll	City's Contributions As a Percent of Covered Payroll
2015	\$ 307,534	\$ 307,534	\$ -	\$ 2,196,018	14.00%
2016	\$ 195,653	\$ 195,653	\$ -	\$ 1,443,936	13.55%
2017	\$ 119,408	\$ 119,408	\$ -	\$ 920,060	12.98%
2018	\$ 129,205	\$ 129,205	\$ -	\$ 920,060	14.04%
2019	\$ 143,550	\$ 143,550	\$ -	\$ 940,127	15.27%
2020	\$ 131,131	\$ 131,131	\$ -	\$ 752,966	17.42%
2021	\$ 87,378	\$ 87,378	\$ -	\$ 492,125	17.76%
2022	\$ 64,644	\$ 64,644	\$ -	\$ 370,185	17.46%
2023	\$ 49,302	\$ 49,302	\$ -	\$ 313,364	15.73%
2024	\$ 43,928	\$ 43,928	\$ -	\$ 287,811	15.26%

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Employer Proportionate Share of Net Pension Liability**  
**Florida Retirement System Health Insurance Subsidy Program**  
**Last Ten Fiscal Years**

Fiscal Year Ended September 30	City's Proportion of the Net Pension Liability	City's Proportionate Share of the Net Pension Liability	City's Covered Payroll	City's Proportionate Share of the Net Pension Liability As a Percent of Covered Payroll	Plan Fiduciary Net Position As a Percent of the Total Pension Liability
2015	0.007308038%	\$ 745,305	\$ 2,217,133	33.62%	0.50%
2016	0.005717888%	\$ 666,396	\$ 1,765,147	37.75%	0.97%
2017	0.003048622%	\$ 325,973	\$ 971,737	33.55%	1.64%
2018	0.002755141%	\$ 291,607	\$ 899,872	32.41%	2.15%
2019	0.002864547%	\$ 320,514	\$ 958,026	33.46%	2.63%
2020	0.002247535%	\$ 274,420	\$ 780,053	35.18%	3.00%
2021	0.001600901%	\$ 196,375	\$ 566,753	34.65%	3.56%
2022	0.001014298%	\$ 107,430	\$ 368,999	29.11%	4.81%
2023	0.000968748%	\$ 153,850	\$ 383,794	40.09%	4.12%
2024	0.000860521%	\$ 129,086	\$ 373,877	34.53%	4.80%

Changes in Assumptions

The discount rate changes as follows:

2015	3.80%
2016	2.85%
2017	3.58%
2018	3.87%
2019	3.50%
2020	2.21%
2021	2.16%
2022	3.54%
2023	3.65%
2024	3.93%

The amounts presented for each fiscal year are as of the June 30 measurement date. The Plan's fiduciary net position as a percentage of the total pension liability is published in the Plan's Annual Comprehensive Financial Report.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Employer Contributions**  
**Florida Retirement System Health Insurance Subsidy Program**  
**Last Ten Fiscal Years**

<u>Fiscal Year Ended September 30</u>	<u>Contractually Required Contribution</u>	<u>Contributions In Relation to the Contractually Required Contribution</u>	<u>Contribution Excess (Deficiency)</u>	<u>City's Covered Payroll</u>	<u>City's Contributions As a Percent of Covered Payroll</u>
2015	\$ 29,957	\$ 29,957	\$ -	\$ 2,196,018	1.36%
2016	\$ 23,970	\$ 23,970	\$ -	\$ 1,443,936	1.66%
2017	\$ 15,273	\$ 15,273	\$ -	\$ 920,060	1.66%
2018	\$ 15,275	\$ 15,275	\$ -	\$ 920,154	1.66%
2019	\$ 15,606	\$ 15,606	\$ -	\$ 940,127	1.66%
2020	\$ 12,579	\$ 12,579	\$ -	\$ 757,763	1.66%
2021	\$ 8,169	\$ 8,169	\$ -	\$ 492,125	1.66%
2022	\$ 6,145	\$ 6,145	\$ -	\$ 370,185	1.66%
2023	\$ 6,810	\$ 6,810	\$ -	\$ 387,905	1.76%
2024	\$ 6,885	\$ 6,885	\$ -	\$ 344,235	2.00%

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Firefighters' Retirement Plan**  
**Schedule of Changes in the City's Net Pension Liability and Related Ratios**  
**For the Fiscal Year Ended September 30, 2024**

	2016	2017	2018	2019	2020	2021	2022	2023	2024
<b>Total Pension Liability</b>									
Service cost	\$ 229,280	\$ 251,874	\$ 293,296	\$ 337,565	\$ 341,525	\$ 352,491	\$ 379,314	\$ 430,893	\$ 452,326
Interest	582,800	842,518	1,003,857	1,164,983	1,376,757	1,550,578	1,659,750	1,923,440	2,208,670
Changes of benefit terms	--	--	--	--	--	--	--	--	--
Differences between expected and actual experience	1,096,632	224,490	892,448	1,398,391	683,202	236,566	1,602,399	1,625,661	459,509
Changes of assumptions	1,564,988	831,364	--	--	--	(565,223)	--	--	--
Benefit payments and refunds	(30,486)	(33,044)	(66,804)	(78,699)	(90,289)	(100,264)	(143,238)	(172,868)	(371,194)
<b>Net Change in Total Pension Liability</b>	<b>3,443,214</b>	<b>2,117,202</b>	<b>2,122,797</b>	<b>2,822,240</b>	<b>2,311,195</b>	<b>1,474,148</b>	<b>3,498,225</b>	<b>3,807,126</b>	<b>2,749,311</b>
<b>Total Pension Liability - Beginning</b>	<b>7,585,997</b>	<b>11,029,211</b>	<b>13,146,413</b>	<b>15,269,210</b>	<b>18,091,450</b>	<b>20,402,645</b>	<b>21,876,793</b>	<b>25,375,018</b>	<b>29,182,144</b>
<b>Total Pension Liability - Ending (a)</b>	<b>\$ 11,029,211</b>	<b>\$ 13,146,413</b>	<b>\$ 15,269,210</b>	<b>\$ 18,091,450</b>	<b>\$ 20,402,645</b>	<b>\$21,876,793</b>	<b>\$25,375,018</b>	<b>\$29,182,144</b>	<b>\$ 31,931,455</b>
<b>Plan Fiduciary Net Position</b>									
Contributions - employer	\$ 637,562	\$ 972,199	\$ 1,216,853	\$ 1,134,201	\$ 1,177,617	\$ 1,317,841	\$ 1,197,119	\$ 921,764	\$ 2,354,398
Contributions - member	129,257	130,901	154,374	160,516	162,150	181,267	199,360	214,690	255,653
Net Investment income	826,904	1,684,899	1,250,861	939,539	1,359,459	4,670,230	(3,853,433)	2,454,446	5,962,462
Benefit payments and refunds	(30,486)	(33,044)	(66,804)	(78,699)	(90,289)	(100,264)	(143,238)	(172,868)	(371,194)
Administrative expense	(39,240)	(37,607)	(46,632)	(40,645)	(37,886)	(54,967)	(49,313)	(44,126)	(43,378)
<b>Net Change in Plan Fiduciary Net Position</b>	<b>1,523,997</b>	<b>2,717,348</b>	<b>2,508,652</b>	<b>2,114,912</b>	<b>2,571,051</b>	<b>6,014,107</b>	<b>(2,649,505)</b>	<b>3,373,906</b>	<b>8,157,941</b>
<b>Plan Fiduciary Net Position - Beginning</b>	<b>9,292,323</b>	<b>10,816,320</b>	<b>13,533,668</b>	<b>16,042,320</b>	<b>18,157,232</b>	<b>20,728,283</b>	<b>26,742,390</b>	<b>24,092,885</b>	<b>27,466,791</b>
<b>Plan Fiduciary Net Position - Ending (b)</b>	<b>\$ 10,816,320</b>	<b>\$ 13,533,668</b>	<b>\$ 16,042,320</b>	<b>\$ 18,157,232</b>	<b>\$ 20,728,283</b>	<b>\$26,742,390</b>	<b>\$24,092,885</b>	<b>\$27,466,791</b>	<b>\$ 35,624,732</b>
<b>City's Net Pension Liability (Asset) - Ending (a) - (b)</b>	<b>\$ 212,891</b>	<b>\$ (387,255)</b>	<b>\$ (773,110)</b>	<b>\$ (65,782)</b>	<b>\$ (325,638)</b>	<b>\$ (4,865,597)</b>	<b>\$ 1,282,133</b>	<b>\$ 1,715,353</b>	<b>\$ (3,693,277)</b>
<b>Plan Fiduciary Net Position as a Percentage of the Total Pension Liability</b>	98.07%	102.95%	105.06%	100.36%	101.60%	122.24%	94.95%	94.12%	111.57%
<b>Covered Payroll</b>	\$ 2,907,431	\$ 3,047,090	\$ 3,444,089	\$ 3,765,697	\$ 3,808,728	\$ 3,937,957	\$ 4,323,103	\$ 4,837,524	\$ 5,268,720
<b>City's Net Pension Liability (Asset) as a Percentage of Covered Payroll</b>	7.32%	-12.71%	-22.45%	-1.75%	-8.55%	-123.56%	29.66%	35.46%	-70.10%

Changes in Assumptions

The discount rate changed as follows:

2015	8.39%
2016	7.50%
2017	7.50%
2018	7.50%
2019	7.50%
2020	7.50%
2021	7.50%
2022	7.50%
2023	7.50%
2024	7.50%

In 2017 the mortality basis changed from a 2007 projection of the RP-2000 Mortality Table for annuitants to a full generational projection using Scale BB of the RP-2000 Blue Collar Mortality Table as required by State law.

In 2021 the mortality basis changed to the PUB-2010 Headcount-Weighted Employee Mortality Table for public safety employees (Below Median table for males) with full generational improvements using Scale MP-2018.

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Firefighters' Retirement Plan**  
**Schedule of Employer Contributions**  
**For the Fiscal Year Ended September 30, 2024**

<u>Fiscal Year Ended September 30</u>	<u>(1) Actuarily Determined Contribution</u>	<u>(2) Contributions Recognized By the Plan</u>	<u>(3) Difference Between (1) and (2)</u>	<u>Covered Payroll</u>	<u>Contributions Recognized By the Plan As a Percent of Covered Payroll</u>
2016	\$ 637,562	\$ 637,562	\$ -	\$ 2,907,431	21.93%
2017	\$ 956,886	\$ 972,199	\$ 15,313	\$ 3,047,090	31.91%
2018	\$ 1,216,853	\$ 1,216,853	\$ -	\$ 3,444,089	35.33%
2019	\$ 1,133,247	\$ 1,134,201	\$ 954	\$ 3,765,697	30.12%
2020	\$ 1,177,617	\$ 1,177,617	\$ -	\$ 3,808,728	30.92%
2021	\$ 1,316,908	\$ 1,317,841	\$ 933	\$ 3,937,957	33.47%
2022	\$ 1,196,660	\$ 1,197,119	\$ 459	\$ 4,323,103	27.69%
2023	\$ 916,218	\$ 921,764	\$ 5,546	\$ 4,837,524	19.05%
2024	\$ 2,290,009	\$ 2,354,398	\$ 64,389	\$ 5,268,720	44.69%

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.



**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Firefighter's Retirement Plan**  
**Schedule of Investment Returns**  
**For the Fiscal Year Ended September 30, 2024**

Fiscal Year Ended September 30	Money Weighted Rate of Investment Return
2016	(1)
2017	15.05%
2018	8.91%
2019	5.54%
2020	7.29%
2021	21.95%
2022	-14.04%
2023	10.04%
2024	21.04%

(1) Information is not available on the rate of return for the Firefighters' Retirement Plan for 2016. The rate of return for the Public Safety Officers' and and Firefighters' Retirement Plan combined was 8.71% in 2016.

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

City of Greenacres, Florida  
Notes to the Schedule of Contributions  
Firefighters' Retirement Plan  
For the Fiscal Year Ended September 30, 2024

Actuarially determined contribution rates are calculated as of September 30, two years prior to the end of the fiscal year in which contributions are reported. The contributions for the fiscal year ended September 30, 2024, were determined by the actuarial valuation as of October 1, 2022.

Actuarial valuation date:	October 1, 2022
Actuarial cost method:	Aggregate cost method
Amortization method:	Level percentage, open
Asset valuation method:	Fair value
Discount rate:	7.00%
Salary increases:	8.00% for employees with less than one year of service, 7.00% for employees with one to two years of service, 6.00% for employees with two to three years of service, 5.50% for employees with three to four years of service, 5.00% per annum for employees with at least four years of service.
Cost-of-living increases:	3.00%
Mortality basis:	Sex-distinct rates set forth in the PUB-2010 Headcount-Weighted Employee Mortality Table for public safety employees (Below Median table for males), with full generational improvements in mortality using Scale MP-2018 with ages set forward one year.
Retirement:	15% are assumed to retire during each of the three years prior to normal retirement age, 40% are assumed to retire at normal retirement age, 20% are assumed to retire during the two years after normal retirement age, and 100% are assumed to retire three years after normal retirement age; no retirements are assumed prior to age 45.
Termination:	Assumed employment termination is based on gender, age, and service; for participants with less than 10 years of service, termination rates range from 15.00% for males and 10.01% for females with less than two years of service to 4.30% for males and 4.75% for females with between eight and ten years of service, termination rates range from 4.28% for males and 5.41 % for females at age 25 to 0.00% at age 55.
Disability:	Assumed disability is based on gender and age ranges from 0.067% for males and 0.040% for females at age 25 to 1.00% for males and 0.84% for females at age 55. 75% of disabilities are assumed to be service related.
Non-investment expenses:	Liabilities have been loaded by 1.00% to account for non-investment expenses.
Future contributions:	Contributions from the employer and employees are assumed to be made as legally required.

Effective October 1, 2020, the mortality basis was changed from the RP-2000 Blue Collar Mortality Table with generational improvement using Scale BB to selected PUB-2010 Mortality Tables with generational improvements in mortality using Scale MP-2018. Effective October 1, 2016, the mortality basis was changed from a 2007 projection of the RP-2000 Mortality Table for annuitants to a full generational projection using Scale BB of the RP-2000 Blue Collar Mortality Table.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Public Safety Officers' Retirement Plan**  
**Schedule of Changes in the City's Net Pension Liability and Related Ratios**  
**For the Fiscal Year Ended September 30, 2024**

	2016	2017	2018	2019	2020	2021	2022	2023	2024
<b>Total Pension Liability</b>									
Service cost	\$ 224,200	\$ 187,495	\$ 212,398	\$ 231,438	\$ 287,191	\$ 477,644	\$ 468,102	\$ 582,389	\$ 641,093
Interest	689,711	960,194	1,040,012	1,168,232	1,350,820	1,568,601	1,753,254	1,945,505	2,216,525
Changes of benefit terms	--	--	--	--	--	--	--	--	--
Differences between expected and actual experience	1,019,197	(885,282)	587,824	1,082,645	1,235,931	921,824	452,381	1,271,218	754,840
Changes of assumptions	1,828,492	870,225	--	--	--	(238,516)	--	--	--
Benefit payments and refunds	(114,907)	(81,873)	(120,390)	(103,559)	(144,635)	(200,084)	(217,585)	(210,373)	(223,582)
<b>Net Change in Total Pension Liability</b>	<b>3,646,693</b>	<b>1,050,759</b>	<b>1,719,844</b>	<b>2,378,756</b>	<b>2,729,307</b>	<b>2,529,469</b>	<b>2,456,152</b>	<b>3,588,739</b>	<b>3,388,876</b>
<b>Total Pension Liability - Beginning</b>	<b>9,023,244</b>	<b>12,669,937</b>	<b>13,720,696</b>	<b>15,440,540</b>	<b>17,819,296</b>	<b>20,548,603</b>	<b>23,078,072</b>	<b>25,534,224</b>	<b>29,122,963</b>
<b>Total Pension Liability - Ending (a)</b>	<b>\$ 12,669,937</b>	<b>\$ 13,720,696</b>	<b>\$ 15,440,540</b>	<b>\$ 17,819,296</b>	<b>\$ 20,548,603</b>	<b>\$ 23,078,072</b>	<b>\$ 25,534,224</b>	<b>\$ 29,122,963</b>	<b>\$ 32,511,839</b>
<b>Plan Fiduciary Net Position</b>									
Contributions - employer	\$ 538,611	\$ 767,688	\$ 776,197	\$ 741,446	\$ 923,050	\$ 970,498	\$ 1,097,454	\$ 1,000,949	\$ 1,565,423
Contributions - member	93,294	80,200	87,701	95,841	103,255	101,291	111,251	120,389	131,180
Net Investment income	1,070,248	2,097,217	1,501,574	1,046,573	1,481,634	5,088,516	(4,087,865)	2,588,586	6,212,205
Benefit payments and refunds	(114,907)	(81,873)	(120,390)	(103,559)	(144,635)	(200,084)	(217,585)	(210,373)	(223,582)
Administrative expense	(40,140)	(41,507)	(50,494)	(42,875)	(38,324)	(53,536)	(45,740)	(41,935)	(40,665)
<b>Net Change in Plan Fiduciary Net Position</b>	<b>1,547,106</b>	<b>2,821,725</b>	<b>2,194,588</b>	<b>1,737,426</b>	<b>2,324,980</b>	<b>5,906,685</b>	<b>(3,142,485)</b>	<b>3,457,616</b>	<b>7,644,561</b>
<b>Plan Fiduciary Net Position - Beginning</b>	<b>12,226,506</b>	<b>13,773,612</b>	<b>16,595,337</b>	<b>18,789,925</b>	<b>20,527,351</b>	<b>22,852,331</b>	<b>28,759,016</b>	<b>25,616,531</b>	<b>29,074,147</b>
<b>Plan Fiduciary Net Position - Ending (b)</b>	<b>\$ 13,773,612</b>	<b>\$ 16,595,337</b>	<b>\$ 18,789,925</b>	<b>\$ 20,527,351</b>	<b>\$ 22,852,331</b>	<b>\$ 28,759,016</b>	<b>\$ 25,616,531</b>	<b>\$ 29,074,147</b>	<b>\$ 36,718,708</b>
<b>City's Net Pension Liability (Asset) - Ending (a) - (b)</b>	<b>\$ (1,103,675)</b>	<b>\$ (2,874,641)</b>	<b>\$ (3,349,385)</b>	<b>\$ (2,708,055)</b>	<b>\$ (2,303,728)</b>	<b>\$ (5,680,944)</b>	<b>\$ (82,307)</b>	<b>\$ 48,816</b>	<b>\$ (4,206,869)</b>
<b>Plan Fiduciary Net Position as a Percentage of the Total Pension Liability</b>									
	108.71%	120.95%	121.69%	115.20%	111.21%	124.62%	100.32%	99.83%	112.94%
<b>Covered Payroll</b>	<b>\$ 2,954,290</b>	<b>\$ 1,927,477</b>	<b>\$ 2,001,332</b>	<b>\$ 2,142,493</b>	<b>\$ 2,365,710</b>	<b>\$ 2,474,076</b>	<b>\$ 2,353,752</b>	<b>\$ 2,611,110</b>	<b>\$ 2,690,769</b>
<b>City's Net Pension Liability (Asset) as a Percentage of Covered Payroll</b>									
	-37.36%	-149.14%	-167.36%	-126.40%	-97.38%	-229.62%	-3.50%	1.87%	-156.34%

Changes in Assumptions

The discount rate changed as follows:

2015	8.39%
2016	7.50%
2017	7.50%
2018	7.50%
2019	7.50%
2020	7.50%
2021	7.50%
2022	7.50%
2023	7.50%
2024	7.50%

In 2017 the mortality basis changed from a 2007 projection of the RP-2000 Mortality Table for annuitants to a full generational projection using Scale BB of the RP-2000 Blue Collar Mortality Table as required by State law.

In 2021 the mortality basis changed to the PUB-2010 Headcount-Weighted Employee Mortality Table for public safety employees (Below Median table for males) with full generational improvements using Scale MP-2018.

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Public Safety Officers' Retirement Plan**  
**Schedule of Employer Contributions**  
**For the Fiscal Year Ended September 30, 2024**

<u>Fiscal Year Ended September 30</u>	<u>(1) Actuarily Determined Contribution</u>	<u>(2) Contributions Recognized By the Plan</u>	<u>(3) Difference Between (1) and (2)</u>	<u>Covered Payroll</u>	<u>Contributions Recognized By the Plan As a Percent of Covered Payroll</u>
2016	\$ 460,173	\$ 538,611	\$ 78,438	\$ 2,954,290	18.23%
2017	\$ 472,979	\$ 767,688	\$ 294,709	\$ 1,927,477	39.83%
2018	\$ 499,995	\$ 776,197	\$ 276,202	\$ 2,001,332	38.78%
2019	\$ 422,417	\$ 741,446	\$ 319,029	\$ 2,142,493	34.61%
2020	\$ 581,562	\$ 923,050	\$ 341,488	\$ 2,365,710	39.02%
2021	\$ 784,500	\$ 970,498	\$ 185,998	\$ 2,474,076	39.23%
2022	\$ 1,048,108	\$ 1,097,454	\$ 49,346	\$ 2,353,752	46.63%
2023	\$ 780,420	\$ 1,000,949	\$ 220,529	\$ 2,611,110	38.33%
2024	\$ 2,430,104	\$ 1,565,423	\$ (864,681)	\$ 2,690,769	58.18%

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Public Safety Officers' Retirement Plan**  
**Schedule of Investment Returns**  
**For the Fiscal Year Ended September 30, 2024**

Fiscal Year Ended September 30	Money Weighted Rate of Investment Return
2016	(1)
2017	15.02%
2018	9.24%
2019	5.69%
2020	7.15%
2021	22.07%
2022	-14.00%
2023	10.02%
2024	21.06%

(1) Information is not available on the rate of return for the Public Safety Officers' Retirement Plan for 2016. The rate of return for the Public Safety Officers' and Firefighters' Retirement Plan combined was 8.71% in 2016.

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

City of Greenacres, Florida  
Notes to the Schedule of Contributions  
Public Safety Officers' Retirement Plan  
For the Fiscal Year Ended September 30, 2024

Actuarially determined contribution rates are calculated as of September 30, two years prior to the end of the fiscal year in which contributions are reported. The contributions for the fiscal year ended September 30, 2024, were determined by the actuarial valuation as of October 1, 2022.

Actuarial valuation date:	October 1, 2022
Actuarial cost method:	Aggregate cost method
Amortization method	Level percentage, open
Asset valuation method:	Fair value
Discount rate:	7.00%
Salary increases:	8.00% for employees with less than one year of service, 7.00% for employees with one to two years of service, 6.00% for employees with two to three years of service, 5.50% for employees with three to four years of service, 5.00% per annum for employees with at least four years of service.
Cost-of-living increases:	3.00%
Mortality basis:	Sex-distinct rates set forth in the PUB-2010 Headcount-Weighted Employee Mortality Table for public safety employees (Below Median table for males), with full generational improvements in mortality using Scale MP-2018 with ages set forward one year.
Retirement:	100% at normal retirement age.
Termination:	Assumed employment termination is based on gender, age, and service; for participants with less than 10 years of service, termination rates range from 15.00% for males and 10.01% for females with less than two years of service to 4.30% for males and 4.75% for females with between eight and ten years of service, termination rates range from 4.28% for males and 5.41 % for females at age 25 to 0.00% at age 55.
Disability:	Assumed disability is based on gender and age ranges from 0.067% for males and 0.040% for females at age 25 to 1.00% for males and 0.84% for females at age 55. 75% of disabilities are assumed to be service related.
Non-investment expenses:	Liabilities have been loaded by 1.00% to account for non-investment expenses.
Future contributions:	Contributions from the employer and employees are assumed to be made as legally required.

Effective October 1, 2020, the mortality basis was changed from the RP-2000 Blue Collar Mortality Table with generational improvement using Scale BB to selected PUB-2010 Mortality Tables with generational improvements in mortality using Scale MP-2018. Effective October 1, 2020, the retirement assumption was changed from a range of rates three years before and after normal retirement age to 100% at normal retirement age. Effective October 1, 2016, the mortality basis was changed from a 2007 projection of the RP-2000 Mortality Table for annuitants to a full generational projection using Scale BB of the RP-2000 Blue Collar Mortality Table.

**City of Greenacres, Florida**  
**Required Supplementary Information**  
**Schedule of Changes in the City's Total OPEB Liability**  
**For the Fiscal Year Ended September 30, 2024**

Actuarial Valuation Date	10/01/2016	09/30/2018	09/30/2018	09/30/2020	09/30/2020	09/30/2022	9/30/2022
Measurement Date of the Total OPEB Liability	09/30/2017	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022	9/30/2023
Employer's Reporting Date	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022	09/30/2023	9/30/2024

	2018	2019	2020	2021	2022	2023	2024
<b>Total OPEB Liability</b>							
Service cost	\$ 105,045	\$ 93,508	\$ 95,046	\$ 102,906	\$ 135,646	\$ 146,223	\$ 105,844
Interest on total OPEB liability	28,733	34,354	35,876	31,354	31,097	30,855	44,313
Changes of benefit terms	--	--	--	--	--	--	--
Differences between expected and actual experience	--	71,591	--	(11,454)	--	(174,886)	--
Changes of assumptions and other inputs	(27,882)	(211,705)	97,034	54,522	24,817	(289,390)	(21,036)
Benefit payments	(35,706)	(43,700)	(24,510)	(40,234)	(79,590)	(87,486)	(60,948)
<b>Net Change in Total OPEB Liability</b>	<b>70,190</b>	<b>(55,952)</b>	<b>203,446</b>	<b>137,094</b>	<b>111,970</b>	<b>(374,684)</b>	<b>68,173</b>
<b>Total OPEB Liability - Beginning</b>	<b>839,683</b>	<b>909,873</b>	<b>853,921</b>	<b>1,057,367</b>	<b>1,194,461</b>	<b>1,306,431</b>	<b>931,747</b>
<b>Total OPEB Liability - Ending</b>	<b>\$ 909,873</b>	<b>\$ 853,921</b>	<b>\$ 1,057,367</b>	<b>\$ 1,194,461</b>	<b>\$ 1,306,431</b>	<b>\$ 931,747</b>	<b>\$ 999,920</b>
<b>Covered-Employee Payroll</b>	<b>\$ 7,128,102</b>	<b>\$ 7,815,273</b>	<b>\$ 8,216,326</b>	<b>\$ 8,214,372</b>	<b>\$ 8,460,803</b>	<b>\$ 8,816,284</b>	<b>\$ 9,080,773</b>
<b>City's Total OPEB Liability as a Percentage of Covered-Employee Payroll</b>	<b>12.76%</b>	<b>10.93%</b>	<b>12.87%</b>	<b>14.54%</b>	<b>15.44%</b>	<b>10.57%</b>	<b>11.01%</b>

**There are no assets accumulated in a trust that meets the criteria of GASB codification P22.101 or P52.101 to pay related benefits for the OPEB plan.**

Changes in Assumptions

The discount rate changed as follows:

September 30, 2017 measurement date	3.50%
September 30, 2018 measurement date	3.83%
September 30, 2019 measurement date	2.75%
September 30, 2020 measurement date	2.41%
September 30, 2021 measurement date	2.19%
September 30, 2022 measurement date	4.40%
September 30, 2023 measurement date	4.63%

For the September 30, 2018 measurement date medical claims and costs were updated based on actual premium information.

For the September 30, 2018 measurement date the healthcare cost trend assumption was revised to reflect a change in the assumed load to model the expected cost of the excise tax from 0.49% beginning in 2022 to 0.47% beginning in 2024.

For the September 30, 2020 measurement date the healthcare cost trend assumption was revised to reflect the removal of the additional trend to model the excise tax ("Cadillac") tax as a result of the repeal of the excise tax in December 2019. The ultimate inflation rate was revised from, 2.5% to 2.25% and the healthcare cost trend assumption was revised to reflect that change. Demographic assumptions were changed based on a statewide experience study conducted by the Florida Retirement System covering the period 2013 through 2018 and adopted for its July 1, 2020 valuation.

For the September 30, 2022 measurement date the medical claims cost and premiums were updated based on the premium information provided for the valuation, and the trend rates of healthcare cost increases were updated to reflect new healthcare trend rates.

This schedule is intended to show information for 10 years. However, until a full 10-year trend is compiled, information will be presented for those years for which information is available.

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**COMBINING AND INDIVIDUAL FUND  
STATEMENTS AND SCHEDULES**

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**City of Greenacres, Florida**  
**New Growth Capital Projects Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Impact fees	\$ 319,969	\$ 319,969	\$ --	\$ (319,969)
Intergovernmental	170,000	170,000	30,366	(139,634)
Investment	268,500	268,500	463,340	194,840
Total Revenues	758,469	758,469	493,706	(264,763)
Expenditures:				
Capital outlay	1,140,810	1,219,427	141,600	1,077,827
Total Expenditures	1,140,810	1,219,427	141,600	1,077,827
Excess (Deficiency) of Revenues over Expenditures	(382,341)	(460,958)	352,106	813,064
Other Financing Sources (Uses)				
Transfers in	-	-	-	--
Total Other Financing Sources (Uses)	-	-	-	--
Net Change in Fund Balance	\$ (382,341)	\$ (460,958)	352,106	\$ 813,064
Fund Balance - Beginning			8,527,384	
Fund Balance - Ending			\$ 8,879,490	

**City of Greenacres, Florida**  
**Infrastructure Surtax Capital Projects Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Infrastructure surtax	\$ 3,720,589	\$ 3,720,589	\$ 4,489,279	\$ 768,690
Intergovernmental	3,278,472	3,278,472	710,379	(2,568,093)
Investment	174,000	174,000	457,305	283,305
Total Revenues	<u>7,173,061</u>	<u>7,173,061</u>	<u>5,656,963</u>	<u>(1,516,098)</u>
Expenditures:				
Capital outlay	8,565,155	14,592,792	6,065,820	8,526,972
Total Expenditures	<u>8,565,155</u>	<u>14,592,792</u>	<u>6,065,820</u>	<u>8,526,972</u>
Excess (Deficiency) of Revenues over Expenditures	<u>(1,392,094)</u>	<u>(7,419,731)</u>	<u>(408,857)</u>	<u>7,010,874</u>
Other Financiangu Sources (Uses):				
Transfers in	-	568,138	568,138	--
Total Other Financiangu Sources (Uses):	<u>-</u>	<u>568,138</u>	<u>568,138</u>	<u>--</u>
Net Change in Fund Balance	<u>\$ (1,392,094)</u>	<u>\$ (6,851,593)</u>	<u>159,281</u>	<u>\$ 7,010,874</u>
Fund Balance - Beginning			<u>9,052,432</u>	
Fund Balance - Ending			<u>\$ 9,211,713</u>	

**City of Greenacres, Florida**  
**American Rescue Plan Capital Projects Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Intergovernmental	\$ 6,606,748	\$ 6,606,748	\$ 382,366	\$ (6,224,382)
Investment	628,000	628,000	838,807	210,807
Total Revenues	<u>7,234,748</u>	<u>7,234,748</u>	<u>1,221,173</u>	<u>(6,013,575)</u>
Expenditures:				
Capital outlay	8,684,685	12,946,897	396,817	12,550,080
Total Expenditures	<u>8,684,685</u>	<u>12,946,897</u>	<u>396,817</u>	<u>12,550,080</u>
Excess (Deficiency) of Revenues over Expenditures	<u>(1,449,937)</u>	<u>(5,712,149)</u>	<u>824,356</u>	<u>6,536,505</u>
Net Change in Fund Balance	<u>\$ (1,449,937)</u>	<u>\$ (5,712,149)</u>	<u>824,356</u>	<u>\$ 6,536,505</u>
Fund Balance - Beginning			<u>4,484,477</u>	
Fund Balance - Ending			<u>\$ 5,308,833</u>	

**City of Greenacres, Florida**  
**Combining Balance Sheet - Nonmajor Governmental Funds**  
**September 30, 2024**

	Special Revenue Funds				
			Public Safety Donation Fund	Art in Public Places	Youth Programs Fund
	Forfeitures Fund	Arboreous Fund			
Assets					
Cash	\$ --	\$ --	\$ --	\$ --	\$ 3
Investments	101,469	39,128	16,239	77,921	--
Due from other governments	--	--	--	--	--
Grants receivable	--	--	--	--	18,979
Total Assets	<u>\$ 101,469</u>	<u>\$ 39,128</u>	<u>\$ 16,239</u>	<u>\$ 77,921</u>	<u>\$ 18,982</u>
Liabilities, Deferred Inflows of Resources and Fund Balances					
Liabilities:					
Accounts payable	\$ --	\$ --	\$ --	\$ --	\$ 5,307
Contracts and retainage payable	--	--	--	--	--
Accrued payroll and related taxes	--	--	--	--	18,523
Unearned revenue	--	--	--	--	1,609
Total Liabilities	<u>--</u>	<u>--</u>	<u>--</u>	<u>--</u>	<u>25,439</u>
Fund Balances:					
Restricted for:					
Public Safety Forfeitures	101,469	--	--	--	--
Arboreous Activities	--	39,128	--	--	--
Public Safety Donations	--	--	16,239	--	--
Art in Public Places	--	--	--	77,921	--
Transportation	--	--	--	--	--
Assigned to:					
Capital Projects	--	--	--	--	--
Unassigned	--	--	--	--	(6,457)
Total Fund Balances	<u>101,469</u>	<u>39,128</u>	<u>16,239</u>	<u>77,921</u>	<u>(6,457)</u>
Total Liabilities, Deferred Inflows of Resources and Fund Balances	<u>\$ 101,469</u>	<u>\$ 39,128</u>	<u>\$ 16,239</u>	<u>\$ 77,921</u>	<u>\$ 18,982</u>

Debt Service Fund	Capital Projects Funds		Total Nonmajor Governmental Funds
Municipal Complex	Parks and Recreation	Reconstruction and Maintenance	
\$ --	\$ --	\$ --	\$ 3
--	386,260	1,729,187	2,350,204
--	--	21,736	21,736
--	--	12,156	31,135
<u>\$ --</u>	<u>\$ 386,260</u>	<u>\$ 1,763,079</u>	<u>\$ 2,403,078</u>

\$ --	\$ --	\$ --	\$ 5,307
--	31,449	33,057	64,506
--	--	--	18,523
--	129,669	1,128,252	1,259,530
<u>--</u>	<u>161,118</u>	<u>1,161,309</u>	<u>1,347,866</u>

--	--	--	101,469
--	--	--	39,128
--	--	--	16,239
--	--	--	77,921
--	--	403,500	403,500
--	225,142	198,270	423,412
--	--	--	(6,457)
<u>--</u>	<u>225,142</u>	<u>601,770</u>	<u>1,055,212</u>
<u>\$ --</u>	<u>\$ 386,260</u>	<u>\$ 1,763,079</u>	<u>\$ 2,403,078</u>

**City of Greenacres**  
**Combining Statement of Revenues, Expenditures and Changes**  
**in Fund Balances - Nonmajor Governmental Funds**  
**For the Fiscal Year Ended September 30, 2024**

	Special Revenue Funds				
	Forfeitures Fund	Arboreous Fund	Public Safety Donation Fund	Art in Public Places	Youth Programs Fund
Revenues:					
Taxes	\$ --	\$ --	\$ --	\$ --	\$ -
Intergovernmental	--	--	--	--	235,320
Charges for services	--	--	--	76,376	156,689
Impact fees	--	1,500	--	--	--
Investment	5,455	2,049	630	1,545	631
Contributions	--	--	13,501	--	10,500
Rental income	--	--	--	--	--
Miscellaneous	--	--	--	--	699
Total Revenues	5,455	3,549	14,131	77,921	403,839
Expenditures:					
Current:					
Public safety	--	--	2,370	--	--
Culture/recreation	--	--	--	--	760,744
Capital outlay	--	--	3,726	--	850
Debt service:					
Principal	--	--	--	--	--
Interest	--	--	--	--	--
Total Expenditures	--	--	6,096	--	761,594
Excess (Deficiency) of Revenues Over Expenditures	5,455	3,549	8,035	77,921	(357,755)
Other Financing Sources					
Transfers in	--	--	--	--	353,660
Transfers (out)	--	--	--	--	--
Total Other Financing Sources	--	--	--	--	353,660
Net Change in Fund Balances	5,455	3,549	8,035	77,921	(4,095)
Fund Balances - Beginning of Year	96,014	35,579	8,204	--	(2,362)
Fund Balances - End of Year	\$ 101,469	\$ 39,128	\$ 16,239	\$ 77,921	\$ (6,457)

Debt Service Fund	Capital Projects Funds		Total Nonmajor Governmental Funds
Municipal Complex	Parks and Recreation	Reconstruction and Maintenance	
\$ --	\$ --	\$ 138,210	\$ 138,210
--	--	17,156	252,476
--	--	--	233,065
--	--	--	1,500
13,495	31,097	96,676	151,578
--	--	--	24,001
--	--	331,820	331,820
--	--	--	699
<u>13,495</u>	<u>31,097</u>	<u>583,862</u>	<u>1,133,349</u>
--	--	--	2,370
--	--	--	760,744
--	490,344	1,119,931	1,614,851
391,372	--	--	391,372
11,963	--	--	11,963
<u>403,335</u>	<u>490,344</u>	<u>1,119,931</u>	<u>2,781,300</u>
(389,840)	(459,247)	(536,069)	(1,647,951)
380,000	--	725,000	1,458,660
(13,206)	--	(568,138)	(581,344)
<u>366,794</u>	<u>--</u>	<u>156,862</u>	<u>877,316</u>
(23,046)	(459,247)	(379,207)	(770,635)
23,046	684,389	980,977	1,825,847
<u>\$ --</u>	<u>\$ 225,142</u>	<u>\$ 601,770</u>	<u>\$ 1,055,212</u>

**City of Greenacres, Florida**  
**Arboreous Special Revenue Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Investment	\$ 975	\$ 975	\$ 2,049	\$ 1,074
Impact Fees	-	-	1,500	1,500
Total Revenues	975	975	3,549	2,574
Expenditures:				
Capital outlay	7,000	7,000	--	7,000
Total Expenditures	7,000	7,000	--	7,000
Excess (Deficiency) of Revenues Over Expenditures	<u>\$ (6,025)</u>	<u>\$ (6,025)</u>	3,549	<u>\$ 9,574</u>
Fund Balance - Beginning			<u>35,579</u>	
Fund Balance - Ending			<u>\$ 39,128</u>	



**City of Greenacres, Florida**  
**Public Safety Donation Special Revenue Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Investment	\$ 80	\$ 80	\$ 630	\$ 550
Contributions	100	100	13,501	13,401
Total Revenues	180	180	14,131	13,951
Expenditures:				
Current:				
Public safety	-	-	2,370	(2,370)
Capital outlay	2,394	2,394	3,726	(1,332)
Total Expenditures	2,394	2,394	6,096	(3,702)
Excess (Deficiency) of Revenues Over Expenditures	<u>\$ (2,214)</u>	<u>\$ (2,214)</u>	8,035	<u>\$ 10,249</u>
Fund Balance - Beginning			<u>8,204</u>	
Fund Balance - Ending			<u>\$ 16,239</u>	

**City of Greenacres, Florida**  
**Youth Programs Special Revenue Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Intergovernmental	\$ 622,090	\$ 622,090	\$ 235,320	\$ (386,770)
Charges for services	201,569	201,569	156,689	(44,880)
Investment	1,140	1,140	631	(509)
Contributions	760	760	10,500	9,740
Miscellaneous	475	475	699	224
Total Revenues	826,034	826,034	403,839	(422,195)
Expenditures:				
Current:				
Culture/recreation	920,304	920,304	760,744	159,560
Capital outlay	3,000	3,000	850	2,150
Total Expenditures	923,304	923,304	761,594	161,710
Excess (Deficiency) of Revenues Over Expenditures	(97,270)	(97,270)	(357,755)	(260,485)
Other Financing Sources				
Transfers in	135,000	135,000	353,660	218,660
Total Other Financing Sources	135,000	135,000	353,660	218,660
Net Change in Fund Balance	\$ 37,730	\$ 37,730	(4,095)	\$ (41,825)
Fund Balance - Beginning			(2,362)	
Fund Balance - Ending			\$ (6,457)	

**City of Greenacres, Florida**  
**Municipal Complex Debt Service Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Investment	\$ 9,950	\$ 9,950	\$ 13,495	\$ 3,545
Total Revenues	9,950	9,950	13,495	3,545
Expenditures:				
Debt service:				
Principal	391,384	391,384	391,372	12
Interest	11,875	11,875	11,963	(88)
Total Expenditures	403,259	403,259	403,335	(76)
Excess (Deficiency) of Revenues Over Expenditures	(393,309)	(393,309)	(389,840)	3,469
Other Financing Sources				
Transfers in	380,000	380,000	380,000	--
Transfers out	--	--	(13,206)	(13,206)
Total Other Financing Sources	380,000	380,000	366,794	(13,206)
Net Change in Fund Balance	\$ (13,309)	\$ (13,309)	(23,046)	\$ (9,737)
Fund Balance - Beginning			23,046	
Fund Balance - Ending			\$ --	

**City of Greenacres, Florida**  
**Parks and Recreation Capital Projects Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Impact Fees	\$ 629,086	\$ 629,086	\$ --	\$ (629,086)
Intergovernmental	36,380	36,380	--	(36,380)
Investment	24,750	24,750	31,097	6,347
Total Revenues:	690,216	690,216	31,097	(659,119)
Expenditures:				
Capital outlay	506,147	729,283	490,344	238,939
Total Expenditures	506,147	729,283	490,344	238,939
Excess (Deficiency) of Revenues over Expenditures	184,069	(39,067)	(459,247)	(420,180)
Net Change in Fund Balance	\$ 184,069	\$ (39,067)	(459,247)	\$ (420,180)
Fund Balance - Beginning			684,389	
Fund Balance - Ending			\$ 225,142	

**City of Greenacres, Florida**  
**Reconstruction and Maintenance Capital Projects Fund**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the Fiscal Year Ended September 30, 2024**

	Original Budget	Final Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues:				
Local option gas tax	\$ 143,000	\$ 143,000	\$ 138,210	\$ (4,790)
Intergovernmental	57,156	57,156	17,156	(40,000)
Investment	30,000	30,000	96,676	66,676
Rent	332,939	332,939	331,820	(1,119)
Total Revenues	563,095	563,095	583,862	20,767
Expenditures:				
Current				
Physical environment	--	--	--	--
Capital outlay	1,421,256	1,596,724	1,119,931	476,793
Total Expenditures	1,421,256	1,596,724	1,119,931	476,793
Excess (Deficiency) of Revenues over Expenditures	(858,161)	(1,033,629)	(536,069)	(497,560)
Other Financiangu Sources				
Transfers in	725,000	725,000	725,000	--
Transfers out	-	(568,138)	(568,138)	--
Total Other Financiangu Sources	725,000	156,862	156,862	--
Net Change in Fund Balance	\$ (133,161)	\$ (876,767)	(379,207)	\$ (497,560)
Fund Balance - Beginning			980,977	
Fund Balance - Ending			\$ 601,770	

**City of Greenacres, Florida**  
**Combining Statement of Net Position**  
**Pension Trust Funds**  
**September 30, 2024**

	Firefighters' Pension Trust Fund	Public Safety Officers' Pension Trust Fund	Share Plan Pension Trust Fund	Total Pension Trust Funds
<b>Assets</b>				
Cash and cash equivalents	\$ 142,636	\$ 146,686	\$ 13,621	\$ 302,943
Investments in external investment pool				
Broad market high quality bond portfolio	3,423,253	3,520,471	326,892	7,270,616
Core plus fixed income portfolio	3,565,888	3,667,158	340,512	7,573,558
Diversified large cap portfolio	10,947,276	11,258,174	1,045,374	23,250,824
Diversified small to mid cap portfolio	5,955,033	6,124,153	568,656	12,647,842
International equity	8,058,907	8,287,776	769,558	17,116,241
Core real estate	3,565,888	3,667,158	340,512	7,573,558
Contributions receivable	128,880	54,333	155,989	339,202
<b>Total Assets</b>	<b>35,787,761</b>	<b>36,725,909</b>	<b>3,561,114</b>	<b>76,074,784</b>
<b>Liabilities</b>				
Accounts payable	163,029	7,201	540	170,770
<b>Total Liabilities</b>	<b>163,029</b>	<b>7,201</b>	<b>540</b>	<b>170,770</b>
<b>Net Position Restricted for Pensions</b>	<b>\$ 35,624,732</b>	<b>\$ 36,718,708</b>	<b>\$ 3,560,574</b>	<b>\$ 75,904,014</b>

**City of Greenacres, Florida**  
**Combining Statement of Changes in Net Position**  
**Pension Trust Funds**  
**For the Fiscal Year Ended September 30, 2024**

	Firefighters' Pension Trust Fund	Public Safety Officers' Pension Trust Fund	Share Plan Pension Trust Fund	Total Pension Trust Funds
Additions:				
Contributions:				
Employer	\$ 2,037,613	\$ 1,072,392	\$ --	\$ 3,110,005
Plan members	255,653	131,180	--	386,833
State on-behalf payments	316,785	493,031	160,189	970,005
Total Contributions	2,610,051	1,696,603	160,189	4,466,843
Investment income (loss):				
Net increase in fair value of investments	5,962,462	6,212,205	605,304	12,779,971
Less investment expenses	--	--	--	--
Net investment income (loss):	5,962,462	6,212,205	605,304	12,779,971
Total Additions	8,572,513	7,908,808	765,493	17,246,814
Deductions:				
Benefits paid and refunds of member contributions	371,194	223,582	95,167	689,943
Administrative expense	43,378	40,665	2,260	86,303
Total Deductions	414,572	264,247	97,427	776,246
Net Increase	8,157,941	7,644,561	668,066	16,470,568
Net Position Restricted for Pensions				
Net Position - Beginning	27,466,791	29,074,147	2,892,508	59,433,446
Net Position - Ending	\$ 35,624,732	\$ 36,718,708	\$ 3,560,574	\$ 75,904,014

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## STATISTICAL SECTION

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## STATISTICAL SECTION

*This part of the City of Greenacres' annual comprehensive financial report presents detailed unaudited information as a context for understanding what the information in the financial statement, note disclosures, and required supplementary information says about the City's overall financial health.*

<u>Schedule</u>	<u>Contents</u>	<u>Page</u>
<b>Financial Trends</b>		
<i>These schedules contain trend information to help the reader understand how the City's financial performance and well-being have changed over time. These schedules include:</i>		
1	Net Position by Component.....	114
2	Changes in Net Position.....	115-116
3	Fund Balances, Governmental Funds.....	117-118
4	Changes in Fund Balances, Governmental Funds.....	119-120
<b>Revenue Capacity</b>		
<i>These schedules contain information to help the reader assess the City's most significant local revenue source, the property tax.</i>		
5	Assessed Value and Actual Value of Taxable Property.....	121
6	Direct and Overlapping Property Tax Rates.....	122
7	Principal Property Tax Payers.....	123
8	Property Tax Levies and Collections.....	124
<b>Debt Capacity</b>		
<i>These schedules present information to help the reader assess the affordability of the City's current levels of outstanding debt and the Village's ability to issue additional debt in the future.</i>		
9	Ratios of Outstanding Debt by Type.....	125
10	Ratios of General Bonded Debt Outstanding.....	126
11	Direct and Overlapping Governmental Activities Debt.....	127
12	Legal Debt Margin Information.....	128
13	Pledged-Revenue Coverage.....	129
<b>Demographic and Economic Information</b>		
<i>These schedules offer demographic and economic indicators to help the reader understand the environment within which the City's financial activities take place.</i>		
14	Demographic and Economic Information.....	130
15	Principal Employers.....	131
<b>Operating Information</b>		
<i>These schedules contain service and infrastructure data to help understand how the information in the City's financial report relates to the services the City provides and the activities it performs.</i>		
16	Full-Time Equivalent City Government Employees by Function/Program.....	132
17	Operating Indicators by Function/Program.....	133
18	Capital Asset Statistics by Function/Program.....	134

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

**City of Greenacres, Florida**  
**Schedule 1**  
**Net Position by Component**  
*(Accrual basis of accounting)*  
*(unaudited)*

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Primary Government - Governmental Activities

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Fiscal Year Ended 9/30	Net investment in Capital Assets	Restricted	Unrestricted	Total primary government net position
2015	\$ 17,926,182	\$ 6,617,924	\$ 18,095,306	\$ 42,639,412
2016	19,860,042	5,012,992	17,430,112	42,303,146
2017	20,828,171	6,627,745	17,115,888	44,571,804
2018	22,015,260	7,970,630	16,666,569	46,652,459
2019	23,455,378	8,558,672	17,800,891	49,814,941
2020	24,901,851	9,454,086	17,465,862	51,821,799
2021	26,153,440	18,534,596	14,338,753	59,026,789
2022	27,859,892	9,580,891	38,436,142	75,876,925
2023	33,119,865	9,950,926	41,646,988	84,717,779
2024	38,884,612	15,497,503	42,090,208	96,472,323

*Note: The City has no business-type activities.*

**City of Greenacres, Florida**  
**Schedule 2**  
**Changes in Net Position**  
*(Accrual basis of accounting)*  
*(unaudited)*

Fiscal Year Ended 9/30	2015	2016	2017	2018
<b>Expenses</b>				
Governmental activities:				
General government	\$ 3,681,586	\$ 4,139,771	\$ 3,696,061	\$ 3,991,739
Public Safety	12,626,261	15,683,842	16,405,181	17,128,664
Transportation	1,582,486	1,541,912	1,613,741	1,689,389
Culture/recreation	2,100,850	2,244,474	2,632,499	2,831,276
Physical environment	2,239,455	2,564,247	2,413,834	2,521,088
Interest on long term investments	129,895	118,853	107,219	95,144
<b>Total primary government expenses</b>	<b>\$ 22,360,533</b>	<b>\$ 26,293,099</b>	<b>\$ 26,868,535</b>	<b>\$ 28,257,300</b>
<b>Program Revenues</b>				
Governmental activities:				
Charges for Services:				
Public Safety	\$ 2,531,497	\$ 3,002,840	\$ 3,058,853	\$ 2,900,144
Physical Environment	1,777,915	1,604,800	1,765,299	1,518,667
Other	935,378	910,328	848,788	989,156
<b>Total Charges for Services</b>	<b>5,244,790</b>	<b>5,517,968</b>	<b>5,672,940</b>	<b>5,407,967</b>
Operating Grants and Contributions	884,112	865,029	834,409	945,840
Capital Grants and Contributions	1,171,033	706,263	739,518	562,606
<b>Total primary government program revenue</b>	<b>\$ 7,299,935</b>	<b>\$ 7,089,260</b>	<b>\$ 7,246,867</b>	<b>\$ 6,916,413</b>
<b>Net (Expense)/Revenue</b>				
Governmental activities	(15,060,598)	(19,203,839)	(19,621,668)	(21,340,887)
<b>Total primary government net expense</b>	<b>\$ (15,060,598)</b>	<b>\$ (19,203,839)</b>	<b>\$ (19,621,668)</b>	<b>\$ (21,340,887)</b>
<b>General Revenues and Other Changes in Net Position</b>				
Governmental activities				
Taxes:				
Property taxes	\$ 6,652,247	\$ 8,272,819	\$ 8,999,275	\$ 9,866,149
Utility service taxes	4,005,809	4,003,013	4,068,823	4,182,645
Infrastructure surtax*	-	-	1,943,133	2,823,027
Franchise fees based on gross receipts	1,827,188	1,808,816	1,885,113	1,862,309
Intergovernmental shared revenues - unres	4,547,615	4,692,065	4,795,980	4,944,327
Investment earnings	133,512	161,863	79,464	218,212
Miscellaneous revenues	178,609	130,516	118,538	116,003
Gain on disposal of capital assets	-	47,903	-	11,771
<b>Total general revenues</b>	<b>\$ 17,344,980</b>	<b>\$ 19,116,995</b>	<b>\$ 21,890,326</b>	<b>\$ 24,024,443</b>
<b>Special Items</b>				
Donation of infrastructure	(1,605,131)	(249,422)	-	-
<b>Total special items</b>	<b>(1,605,131)</b>	<b>(249,422)</b>	<b>-</b>	<b>-</b>
<b>Change in Net Position</b>				
Governmental activities	679,251	(336,266)	2,268,658	2,683,556
<b>Total primary government</b>	<b>\$ 679,251</b>	<b>\$ (336,266)</b>	<b>\$ 2,268,658</b>	<b>\$ 2,683,556</b>

Note: Basic Financial Statements and Management's Discussion and Analysis for State and Local Governments.

The City has no business type activities.

\* Infrastructure tax was approved by referendum in 2016.

2019	2020	2021	2022	2023	2024
\$ 4,429,090	\$ 4,606,134	\$ 4,752,081	\$ 5,180,043	\$ 6,228,232	\$ 7,794,503
19,009,577	19,424,915	18,600,097	22,643,920	24,655,312	23,550,010
1,893,826	2,095,208	1,906,690	2,216,278	2,705,298	2,644,840
2,973,648	2,851,949	2,858,904	3,087,437	3,688,013	4,130,795
2,235,420	2,720,995	2,691,968	2,839,147	3,135,319	3,227,373
82,611	69,513	55,883	41,672	29,575	15,232
<u>\$ 30,624,172</u>	<u>\$ 31,768,714</u>	<u>\$ 30,865,623</u>	<u>\$ 36,008,497</u>	<u>\$ 40,441,749</u>	<u>\$ 41,362,753</u>

\$ 2,923,820	\$ 2,984,859	\$ 3,741,373	\$ 2,849,470	\$ 3,068,064	\$ 3,354,715
1,576,128	2,329,821	2,746,532	2,576,006	2,586,067	2,680,775
1,167,813	912,629	1,184,732	3,244,475	3,066,341	3,651,765
5,667,761	6,227,309	7,672,637	8,669,951	8,720,472	9,687,255
1,058,815	1,352,175	1,084,546	11,641,844	2,130,569	2,120,944
1,044,044	857,197	675,034	959,298	1,359,421	1,272,591
<u>\$ 7,770,620</u>	<u>\$ 8,436,681</u>	<u>\$ 9,432,217</u>	<u>\$ 21,271,093</u>	<u>\$ 12,210,462</u>	<u>\$ 13,080,790</u>

(22,853,552)	(23,332,033)	(21,433,406)	(14,737,404)	(28,231,287)	(28,281,963)
<u>\$ (22,853,552)</u>	<u>\$ (23,332,033)</u>	<u>\$ (21,433,406)</u>	<u>\$ (14,737,404)</u>	<u>\$ (28,231,287)</u>	<u>\$ (28,281,963)</u>

\$ 11,310,316	\$ 12,171,506	\$ 13,208,395	\$ 13,903,896	\$ 15,411,250	\$ 17,499,044
4,157,398	4,379,456	4,583,816	4,798,517	5,350,546	5,524,635
2,921,121	2,738,553	3,219,349	3,906,024	4,371,288	4,489,279
1,915,036	1,909,293	1,983,268	2,269,293	2,599,749	2,498,258
5,040,095	4,605,095	5,427,123	6,586,909	7,421,824	7,165,202
391,250	227,185	56,635	(12,084)	1,813,039	2,656,154
101,971	93,274	101,670	129,081	104,444	203,935
178,847	11,050	58,140	5,904	-	-
<u>\$ 26,016,034</u>	<u>\$ 26,135,412</u>	<u>\$ 28,638,396</u>	<u>\$ 31,587,540</u>	<u>\$ 37,072,140</u>	<u>\$ 40,036,507</u>

-	-	-	-	-	-
<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>

3,162,482	2,803,379	7,204,990	16,850,136	8,840,853	11,754,544
<u>\$ 3,162,482</u>	<u>\$ 2,803,379</u>	<u>\$ 7,204,990</u>	<u>\$ 16,850,136</u>	<u>\$ 8,840,853</u>	<u>\$ 11,754,544</u>

**City of Greenacres, Florida****Schedule 3****Fund Balances, Governmental Funds***(Modified accrual basis of accounting)**(unaudited)*

Fiscal Year Ended 9/30	2015	2016	2017	2018
General Fund				
Non-spendable	\$ 395,891	\$ 1,034,146	\$ 217,802	\$ 1,055,869
Restricted	-	-	-	-
Committed	1,000,000	2,000,000	2,000,000	2,000,000
Assigned	4,293,148	1,844,962	498,564	417,096
Unassigned	8,530,048	6,916,469	8,193,877	7,839,245
Total general fund	\$ 14,219,087	\$ 11,795,577	\$ 10,910,243	\$ 11,312,210
All Other Governmental Funds				
Non-spendable	\$ 762	\$ 862	\$ 1,110	\$ 444,225
Restricted	6,074,994	3,567,933	3,365,849	3,848,135
Assigned	2,709,940	4,016,514	5,304,778	4,337,140
Unassigned	-	-	-	-
Total all other governmental funds	\$ 8,785,696	\$ 7,585,309	\$ 8,671,737	\$ 8,629,500
Total fund balances, all funds	\$ 23,004,783	\$ 19,380,886	\$ 19,581,980	\$ 19,941,710

2019	2020	2021	2022	2023	2024
\$ 85,023	\$ 136,504	\$ 90,649	\$ 210,645	\$ 393,108	\$ 223,480
-	-	19,394	15,766	-	-
2,000,000	2,000,000	2,000,000	2,000,000	2,000,000	2,000,000
460,394	582,393	473,044	13,736,920	720,576	853,127
9,386,839	9,728,653	12,802,626	14,333,286	20,616,635	24,978,745
<u>\$ 11,932,256</u>	<u>\$ 12,447,550</u>	<u>\$ 15,385,713</u>	<u>\$ 30,296,617</u>	<u>\$ 23,730,319</u>	<u>\$ 28,055,352</u>
\$ -	\$ 416	\$ 242	\$ 763,744	\$ 38,367	\$ 2,252,613
5,784,835	6,824,720	7,988,055	8,921,807	9,950,926	7,597,357
3,436,547	2,845,965	2,689,923	1,670,833	13,903,231	14,611,735
(26)	-	(3,685)	(26,776)	(2,384)	(6,457)
<u>\$ 9,221,356</u>	<u>\$ 9,671,101</u>	<u>\$ 10,674,535</u>	<u>\$ 11,329,608</u>	<u>\$ 23,890,140</u>	<u>\$ 24,455,248</u>
<u>\$ 21,153,612</u>	<u>\$ 22,118,651</u>	<u>\$ 26,060,248</u>	<u>\$ 41,626,225</u>	<u>\$ 47,620,459</u>	<u>\$ 52,510,600</u>

**City of Greenacres, Florida**  
**Schedule 4**  
**Changes in Fund Balances, Governmental Funds**  
*(Modified accrual basis of accounting)*  
*(unaudited)*

Fiscal Year Ended 9/30	2015	2016	2017	2018
<b>Revenues</b>				
Taxes	\$ 11,805,795	\$ 13,421,388	\$ 16,205,819	\$ 18,117,913
Permits and franchise fees	2,316,146	2,710,914	2,720,616	2,627,886
Intergovernmental	5,672,011	5,179,941	5,310,832	5,517,752
Charges for services	3,265,337	3,542,288	3,614,726	3,561,148
Fines and forfeitures	216,334	109,790	126,688	111,778
Impact fees	355,642	215,443	291,477	108,167
Interest	182,246	258,008	105,563	256,298
Contributions	44,785	26,362	25,612	10,383
Rental income	599,848	539,734	507,844	566,025
Miscellaneous revenues	119,994	172,672	102,308	135,043
Total revenues	\$ 24,578,138	\$ 26,176,540	\$ 29,011,485	\$ 31,012,393
<b>Expenditures</b>				
General government	3,389,229	3,823,737	3,336,982	3,584,908
Public Safety	13,254,521	15,506,170	17,007,595	17,864,359
Transportation	1,489,646	1,433,172	1,505,029	1,582,775
Culture/Recreation	1,503,044	1,733,112	1,868,310	2,053,816
Physical environment	1,824,867	1,895,157	2,001,145	1,927,759
Capital outlay	2,543,156	4,972,137	2,688,119	3,235,853
Debt service				
Principal	273,246	284,376	295,959	308,014
Interest	129,924	118,884	107,252	95,179
Total expenditures	\$ 24,407,633	\$ 29,766,745	\$ 28,810,391	\$ 30,652,663
Excess of revenues over (under) expenditures	170,505	(3,590,205)	201,094	359,730
<b>Other Financing Sources (Uses)</b>				
Issuance of Debt	-	-	-	-
Transfers in	630,000	5,293,381	1,430,000	610,000
Transfers out	(630,000)	(5,293,381)	(1,430,000)	(610,000)
Total other financing sources (uses)	\$ -	\$ -	\$ -	\$ -
Special Item - disposal of police department	-	(33,692)	-	-
Net Change in fund balances	170,505	(3,623,897)	201,094	359,730
Fund balances - beginning, as restated	22,834,278	23,004,783	19,380,886	19,581,980
Fund balance - ending	\$ 23,004,783	\$ 19,380,886	\$ 19,581,980	\$ 19,941,710
Debt services (principal & interest) as a percentage of non-capital expenditures	1.78%	1.56%	1.50%	1.42%

	2019	2020	2021	2022	2023	2024
\$	19,734,733	\$ 20,604,647	\$ 22,379,232	\$ 23,960,066	\$ 26,820,085	\$ 29,329,662
	2,470,583	2,513,630	2,909,876	3,632,291	3,547,158	3,812,004
	5,862,915	5,418,045	6,205,402	17,869,481	8,662,947	8,663,255
	4,077,524	4,717,765	5,343,468	6,148,380	6,521,621	7,026,602
	96,233	49,946	106,333	161,880	172,106	213,135
	113,768	9,722	326,321	400	-	1,500
	673,416	490,797	49,879	68,762	2,378,557	3,319,149
	16,927	34,391	72,049	69,772	80,007	70,683
	648,026	592,821	665,826	671,935	692,829	727,713
	288,537	74,426	199,080	177,929	158,759	259,255
\$	33,982,662	\$ 34,506,190	\$ 38,257,466	\$ 52,760,896	\$ 49,034,069	\$ 53,422,958
	3,828,807	4,201,052	4,263,462	4,820,086	5,322,135	6,931,847
	18,777,411	19,309,347	20,095,196	20,836,328	21,403,367	24,465,772
	1,730,683	1,645,482	1,644,209	1,731,472	1,904,747	2,174,957
	2,050,276	1,903,240	2,019,718	2,314,908	2,761,916	3,177,581
	1,920,540	2,579,962	2,592,697	2,659,261	2,895,525	2,885,740
	4,059,837	3,498,900	3,297,461	4,429,803	8,277,106	8,852,814
	320,560	333,617	347,205	361,348	445,423	586,658
	82,646	69,551	55,921	41,713	29,616	15,276
\$	32,770,760	\$ 33,541,151	\$ 34,315,869	\$ 37,194,919	\$ 43,039,835	\$ 49,090,645
	1,211,902	965,039	3,941,597	15,565,977	5,994,234	4,332,313
	-	-	-	-	-	557,828
	965,000	710,000	615,000	10,888,553	14,306,500	2,040,004
	(965,000)	(710,000)	(615,000)	(10,888,553)	(14,306,500)	(2,040,004)
\$	-	\$ -	\$ -	\$ -	\$ -	\$ 557,828
	-	-	-	-	-	-
	1,211,902	965,039	3,941,597	15,565,977	5,994,234	4,890,141
	19,941,710	21,153,612	22,118,651	26,060,248	41,626,225	47,620,459
\$	21,153,612	\$ 22,118,651	\$ 26,060,248	\$ 41,626,225	\$ 47,620,459	\$ 52,510,600
	1.34%	1.30%	1.27%	1.19%	1.30%	1.45%



**City of Greenacres, Florida****Schedule 5****Assessed Value and Actual Value of Taxable Property***(unaudited)*

<u>Fiscal Year Ended 9/30</u>	<u>Residential Property<sup>(1)</sup></u>	<u>Non-Residential Real Property<sup>(2)</sup></u>	<u>Tangible Personal Property</u>	<u>Total Taxable Assessed Value</u>	<u>Total Direct Tax Rate</u>	<u>Total Actual Just Value</u>
2015	\$ 915,991,830	\$ 287,094,042	\$ 71,187,641	\$ 1,274,273,513	5.4284	\$ 1,942,793,644
2016	1,017,765,761	303,954,292	78,305,014	1,400,025,067	6.0854	2,272,475,532
2017	1,118,743,876	324,714,910	80,468,039	1,523,926,825	6.0854	2,496,673,000
2018	1,245,747,620	364,528,329	70,301,083	1,680,577,032	6.4000	2,770,652,835
2019	1,354,242,158	400,415,340	75,672,124	1,830,329,622	6.4000	2,995,015,246
2020	1,480,686,726	412,899,460	76,709,003	1,970,295,189	6.4000	3,212,238,279
2021	1,597,211,758	460,850,913	81,391,862	2,139,454,533	6.4000	3,413,992,038
2022	1,711,148,792	458,830,891	86,497,026	2,256,476,709	6.3000	3,586,873,592
2023	1,927,834,155	513,695,069	95,959,685	2,537,488,909	6.3000	4,467,409,618
2024	2,190,364,399	583,577,007	108,986,629	2,882,928,035	6.3000	5,123,092,328

Note: <sup>(1)</sup> Residential Real Property includes Vacant, Single Family Residential, Mobile Homes, Multi-family 10 units or more, Multi-family less than 10 units, Condominiums, Cooperatives, Retirement Homes and Miscellaneous Residential.

<sup>(2)</sup> Non-Residential Real Property includes Commercial, Industrial, Agricultural, Institutional, Government, Leasehold Interests, Miscellaneous, Centrally Assessed Properties and Non-Agricultural Acreage.

Source: Palm Beach County Property Appraiser's Office Schedules DR-403V and USECODE-F

**City of Greenacres, Florida**  
**Schedule 6**  
**Direct and Overlapping Property Tax Rates**  
*(unaudited)*

Fiscal Year Ended 9/30	Greenacres			Overlapping Rates <sup>(1)</sup>				
	General Fund	Debt Service	Total City of Greenacres	Palm Beach County			Special Taxing Districts	Total
				BOCC <sup>(2)(3)</sup>	Library System <sup>(2)</sup>	School Board		
2015	5.4284	0.0000	5.4284	4.9729	0.6024	7.5940	2.1732	20.7709
2016	6.0854	0.0000	6.0854	4.9277	0.5985	7.5120	2.0974	21.2210
2017	6.0854	0.0000	6.0854	4.9142	0.5933	7.0700	1.9453	20.6082
2018	6.4000	0.0000	6.4000	4.8980	0.5901	6.5720	1.6920	20.1521
2019	6.4000	0.0000	6.4000	4.8580	0.5870	7.1640	1.6873	20.6963
2020	6.4000	0.0000	6.4000	4.8124	0.5833	7.0100	1.6753	20.4810
2021	6.4000	0.0000	6.4000	4.8149	0.5824	6.8750	1.6386	20.3109
2022	6.3000	0.0000	6.3000	4.7439	0.5781	6.5190	1.5390	19.6800
2023	6.3000	0.0000	6.3000	4.5188	0.5599	6.4570	1.4258	19.2615
2024	6.3000	0.0000	6.3000	4.5396	0.5589	6.3140	1.4058	19.1183

Note: <sup>(1)</sup> Overlapping rates are those of local and county governments that apply to property owners within the City of Greenacres. Not all overlapping rates apply to all Greenacres property owners. For instance, the rates for special districts apply only to Greenacres properties located within the geographic boundaries of the district.

<sup>(2)</sup> Combined operating plus debt service millage

<sup>(3)</sup> Board of County Commissioners

Source: Palm Beach County Property Appraiser's office.

**City of Greenacres, Florida**  
**Schedule 7**  
**Principal Property Tax Payers**  
*(unaudited)*

Current Year and Nine Years Ago

Taxpayers	2024			2015		
			Percentage			Percentage
	Taxable Assessed Value	Rank	of Total City Taxable Assessed Value	Taxable Assessed Value	Rank	of Total City Taxable Assessed Value
Okeeheelee Apt. Partners/UDR Okeeheelee LLC	\$ 121,920,282	1	4.23%	\$ 65,136,548	1	5.11%
JHB Florida Properties, LLC (Waterway Village)	100,146,697	2	3.47%	\$ 19,273,940	5	1.51%
Florida Power & Light <sup>(1)</sup>	72,434,706	3	2.51%	36,877,735	2	2.89%
Real Sub LLC	41,354,764	4	1.43%			
Pickwick Mobile Home Park	22,960,589	5	0.80%	11,302,951	7	0.89%
Colonial MHC Ltd Partnership	21,041,246	6	0.73%	11,340,389	8	0.89%
Gator Green Acres (Greenacres Plaza)	22,304,179	7	0.77%	12,517,739	6	0.98%
Lago Palma MHC LLC	19,351,336	8	0.67%			
LW Jog SC Ltd	18,282,690	9	0.63%			
Publix Super Markets Inc.	15,658,682	10	0.54%	9,500,000	9	0.75%
MSKP River Bridge Owner LLC (River Bridge Plaza)				31,517,815	3	2.47%
Keystone WPB Holding Corp (Island Shores Apts)				27,292,792	4	2.14%
LIMPOCH 19800 West Dixie LLC				9,836,520	10	0.77%
<b>Total</b>	<b>\$ 455,455,171</b>		<b>15.78%</b>	<b>\$ 234,596,429</b>		<b>18.42%</b>

Total Taxable Assessed Value                      \$    2,882,928,035                      \$   1,274,273,513

Note:            <sup>(1)</sup> FPL pays taxes on real property (land parcel for sub-station at 4101 S Military Trail) and tangible personal property (lines, poles, transformers, etc.) in the City.

Source:    Top Ten Taxpayers Report provided by Palm Beach County Property Appraiser's Office.

**City of Greenacres, Florida**  
**Schedule 8**  
**Property Tax Levies and Collections**  
(unaudited)

Fiscal Year Ended 9/30	Taxes Levied for the Fiscal Year	Collections in the Year of Levy <sup>(1)</sup>	Percentage of Levy	Collections in Subsequent Years <sup>(1)(2)</sup>	Total Collections To Date	Percentage of Levy
2015	\$ 6,917,266	\$ 6,509,862	94.1%	\$ 142,385	\$ 6,652,247	96.2%
2016	8,519,713	8,025,341	94.2%	247,478	8,272,818	97.1%
2017	9,273,704	8,751,853	94.4%	247,422	8,999,275	97.0%
2018	10,226,983	9,683,544	94.7%	182,605	9,866,149	96.5%
2019	11,714,110	11,098,114	94.7%	212,202	11,310,317	96.6%
2020	12,609,889	11,895,957	94.3%	275,550	12,171,506	96.5%
2021	13,692,509	12,959,342	94.6%	249,053	13,208,395	96.5%
2022	14,441,451	13,713,282	95.0%	190,614	13,903,896	96.3%
2023	15,986,180	15,183,494	95.0%	227,756	15,411,250	96.4%
2024	18,162,447	17,117,424	94.2%	287,596	17,405,020	95.8%
Totals	\$ 121,544,252	\$ 114,938,213	94.6%	\$ 2,262,661	\$ 117,200,873	96.4%

Note (1) 2018 was adjusted to reflect the proper amount collected for the year.

(2) Collections in subsequent years are not tracked specifically for the year levied; amounts shown are all delinquent taxes received during that fiscal year. Totals are shown on the bottom row to give a better representation of collections, including delinquent taxes, over time.

**City of Greenacres, Florida**  
**Schedule 9**  
**Ratios of Outstanding Debt by Type**  
*(unaudited)*

Fiscal Year Ended 9/30	Bank Notes	SBITA Liability	Lease Liability	Total Debt	Percentage Personal Income <sup>(1)</sup>	Per Capita
2015	\$ 3,018,529	\$ -	\$ -	\$ 3,018,529	0.40%	\$ 77.51
2016	2,734,153	-	-	2,734,153	0.35%	\$ 69.99
2017	2,438,194	-	-	2,438,194	0.28%	\$ 61.31
2018	2,130,180	-	-	2,130,180	0.23%	\$ 53.84
2019	1,809,620	-	-	1,809,620	0.18%	\$ 45.45
2020	1,476,003	-	-	1,476,003	0.12%	\$ 36.95
2021	1,128,798	-	-	1,128,798	0.08%	\$ 25.34
2022	767,450	-	-	767,450	0.05%	\$ 17.13
2023	391,384	137,971	-	529,355	N/A	\$ 11.64
2024 <sup>(2)</sup>	-	267,871	175,979	443,850	N/A	\$ 9.77

*Note:*     The City has no business-type activities.  
The City has no General Obligation Bonds or Revenue Bonds

*Source:*   (1) Calculated a Total Debt / (Population x Per Capita Income); see also Schedule 14 Demographic and Economic Information

(2) The bank note matured in September 2024 and was paid off. The note was paid over twenty years with semi-annual payments of principal and interest at a rate of 4.03%.

N/A = not yet available

**City of Greenacres, Florida***Schedule 10***Ratios of General Bonded Debt Outstanding***(unaudited)*

Fiscal Year Ended 9/30	Population(1)	Taxable Value(2)	General Bonded Debt	Percentage of Actual Taxable Value of Property	Per Capita
2015	38,943	\$ 1,274,273,513	\$ -	0.00%	\$ -
2016	39,066	1,400,025,067	-	0.00%	-
2017	39,770	1,523,926,825	-	0.00%	-
2018	39,568	1,680,577,032	-	0.00%	-
2019	39,813	1,830,329,622	-	0.00%	-
2020	39,945	1,970,295,189	-	0.00%	-
2021	44,549	2,139,454,533	-	0.00%	-
2022	44,797	2,256,476,709	-	0.00%	-
2023	45,476	2,537,488,909	-	0.00%	-
2024	45,439	2,882,928,035	-	0.00%	-

*Source: (1) Bureau of Economic & Business Research (BEBR).**(2) Palm Beach County Property Appraiser's Office.*

**City of Greenacres, Florida**  
**Schedule 11**  
**Direct and Overlapping Governmental Activities Debt**  
(unaudited)

As of September 30, 2024

Governmental Unit	Debt Outstanding	Estimated Percentage Applicable <sup>(1)</sup>	Estimated Share of Overlapping Debt
<b>Overlapping</b>			
Palm Beach School District	\$ 2,910	1.00%	\$ 29
Palm Beach County	104,915,000	1.00%	1,049,150
Subtotal, overlapping debt	104,917,910		1,049,179
<b>City direct debt</b>	443,850	100.00%	443,850
<b>Total direct and overlapping debt</b>	<b>\$ 105,361,760</b>		<b>\$ 1,493,029</b>

*Note: (1) Estimated percentage applicable is based on city's proportional total assessed property values as a percentage of the county total. Overlapping governments are those that coincide, at least in part, with geographic boundaries of the city. This schedule estimates the portion of the outstanding debt of those overlapping governments that is borne by the property taxpayers of the City of Greenacres. This process recognizes that, when considering the government's ability to issue and repay long-term debt, the entire debt burden borne by the property taxpayers should be taken into account. However, this does not imply that every taxpayer is a resident, and therefore responsible for repaying the debt, of each overlapping government.*

*Source: Palm Beach County School District.  
Palm Beach County Property Appraiser.*

**City of Greenacres, Florida**  
*Schedule 12*  
**Legal Debt Margin Information**  
(unaudited)

*The City of Greenacres has no legal debt margin.*



**City of Greenacres, Florida**  
**Schedule 13**  
**Pledged-Revenue Coverage**  
*(unaudited)*

Fiscal Year Ended 9/30	Public Improvement Note 2004A <sup>(1)</sup>				
	Available Non Ad Valorem Revenues	Debt Service			Coverage
		Principal	Interest	Total	
2015	\$ 14,341,075	\$ 273,246	\$ 129,924	\$ 403,170	35.57
2016	14,659,417	284,376	118,883	403,259	36.35
2017	14,914,959	295,959	107,252	403,211	36.99
2018	15,296,311	308,014	95,178	403,192	37.94
2019	16,091,917	320,560	82,647	403,207	39.91
2020	16,250,402	333,617	69,551	403,168	40.31
2021	17,842,086	347,206	59,221	406,427	43.90
2022	20,147,169	361,348	41,713	403,061	49.99
2023	22,781,433	376,066	27,194	403,260	56.49
2024	23,617,427	391,372	11,963	403,335	58.56

*Note: (1) Issued Public Improvement Note 2004A at the end of 2004, with first debt service payments due in fiscal 2005. Financed the municipal complex, including a new city hall and public works facilities*

**City of Greenacres, Florida**  
**Schedule 14**  
**Demographic and Economic Information**  
*(unaudited)*

Fiscal Year	Population <sup>(1)</sup>	Median Age <sup>(2)</sup>	Per Capita Income <sup>(2)</sup>	Median Home Sale Price <sup>(3)</sup>	School Enrollment <sup>(4)</sup>	Civilian Labor Force <sup>(5)</sup>	Unemployment Rate <sup>(5)</sup>
2015	38,943	36.1	\$ 19,552	\$107,186	11,614	21,622	4.1%
2016	39,066	35.5	20,025	128,730	11,593	21,095	3.9%
2017	39,770	36.7	22,020	150,300	11,847	21,867	4.3%
2018	39,568	37.6	23,745	170,000	11,907	21,824	3.4%
2019	39,813	38.1	25,249	183,622	11,822	21,121	2.9%
2020	39,945	38.2	30,412	198,074	12,079	21,261	6.7%
2021	44,549	38.4	32,354	259,267	incomplete	21,910	4.4%
2022	44,797	38.5	34,117	288,004	11,397	22,350	2.6%
2023	45,476	38.7	43,313	305,574	11,311	22,844	2.6%
2024	45,439	N/A	N/A	292,496	10,943	23,153	2.9%

Source: (1) Bureau of Economic & Business Research (BEBR).  
(2) U.S. Census Bureau, American Community Survey 5-Year Estimates  
(3) Zillow.com  
(4) Palm Beach County School District (11th Day Enrollment Count)  
(5) U.S. Bureau of Labor Statistics, Bureau of Labor Statistics.

N/A = not available

incomplete = SY 2020-2021 (FY 2021) was not completed due to (Covid) delayed start of the school year

**City of Greenacres, Florida**  
**Schedule 15**  
**Principal Employers County Wide**  
*(unaudited)*

One Year Ago and Nine Years Ago

2024			2015 <sup>(3)</sup>		
Employer	Employees	Percentage of Total Employment	Employer	Employees	Percentage of Total Employment
PBC School Board	22,218	2.93%	School Board	22,000	3.31%
Palm Beach County <sup>(1)</sup>	12,367	1.63%	Palm Beach County**	11,020	1.66%
Florida Atlantic University	6,335	0.83%	Tenet Healthcare Corp.	6,100	0.92%
Tenet Coastal Division PBC <sup>(2)</sup>	5,734 *	0.74%	NextEra Energy Inc.	3,854	0.41%
NextEra Energy Inc (FPL parent co)	5,598	0.76%	HCA Palm Beach Hospitals	2,714	0.58%
Baptist Health South Florida <sup>(2)</sup>	3,135	0.41%	Florida Atlantic University	2,655	0.40%
Veterans Health Administration	2,948	0.39%	Bethesda Memorial Hospital	2,600	0.39%
HCA Florida Healthcare	2,612	0.34%	Boca Raton Regional Hospital	2,500	0.38%
Jupiter Medical Center	2,540	0.33%	Veteran's Health Administration	2,500	0.38%
The Breakers Palm Beach	2,300	0.30%	Jupiter Medical Center	2,000	0.30%
<b>Total</b>	<b>65,787</b>	<b>8.67%</b>	<b>Total</b>	<b>57,943</b>	<b>8.72%</b>

Source: *Business Development Board of Palm Beach County*

<sup>(1)</sup> *Palm Beach County Annual Budget FY 2024 Digital Budget Book - Position Summary by Dept;*  
*includes all Board of County Commissioners (BCC), Other Departments and Agencies, and Constitutional Officers.*

**City of Greenacres, Florida**

**Schedule 16**

**Full-Time Equivalent City Government Employees by Function/Program**  
(unaudited)

Fiscal Year Ended 9/30	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
<u>Function/Program</u>										
Administration	11	11	11	11	11	15	12	14	16	21
Finance <sup>(1)</sup>	13	13	13	14	14	8	8	8	8	9
Purchasing <sup>(1)</sup>	N/A	N/A	N/A	N/A	N/A	2	2	2	3	3
Information Technology <sup>(1)</sup>	N/A	N/A	N/A	N/A	N/A	3	3	4	4	6
Development & Neighborhood Services <sup>(2)</sup>	N/A	N/A	N/A	N/A	N/A	N/A	N/A	22	20	22
Planning & Engineering	6	6	6	6	6	6	6	0	0	0
Public Works	21	22	24	25	25	25	22	22	23	24
Public Safety/Fire Rescue <sup>(3)</sup>	115.5	47	54	57	57	57	57	58	67	70
Comm. & Rec. Services <sup>(1)(4)</sup>	15.25	16.5	23	26.5	28	12	14	15	16	19
Youth Programs <sup>(1)</sup>	N/A	N/A	N/A	N/A	N/A	15.5	15	15	15	14
Building	10	10	13	13	13	15	14	0	0	0
<b>Total</b>	<b>191.75</b>	<b>125.5</b>	<b>144</b>	<b>152.5</b>	<b>154</b>	<b>158.5</b>	<b>153</b>	<b>160</b>	<b>172</b>	<b>188</b>

**Note:**

(1) Department reorganizations for Finance (Purchasing & Information Technology) and CRS (Youth Programs), effective FY20

(2) Building and Planning & Engineering merged to be Department & Neighborhood Services , effective FY22

(3) Law Enforcement merged with Palm Beach County Sheriffs Office in Feb 2016

(4) Leisure Services renamed Community & Recreation Services effective FY20

Source: Budget City of Greenacres - Budget Overview-Personnel Summary (also Budget-Department-B1 Personnel Staffing for FY20)

**City of Greenacres, Florida**  
**Schedule 17**  
**Operating Indicators by Function/Program**  
(unaudited)

Fiscal Year Ended 9/30	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
<u>Function/Program</u>										
General Government										
Population	38,943	39,066	39,770	39,568	39,813	39,945	44,549	44,797	45,476	45,439
Number of residential units <sup>(1)</sup>	17,175	17,194	17,296	17,340	17,360	17,675	17,675	17,564	17,570	17,573
Number of solid waste accounts billed <sup>(2)</sup>	6,940	6,958	7,019	7,074	N/A	N/A	N/A	N/A	N/A	N/A
Public Safety										
Total calls for responded service <sup>(3) (4)</sup>	19,424	6,386	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Number of arrests by police officers <sup>(4)</sup>	1,487	484	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Number of traffic citations issued <sup>(4)</sup>	3,253	913	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
EMS average response times (minutes)	6	6	6	6	6	6	6	6	6	6
Number of EMS calls (incl. in total calls)	5,272	5,561	6,174	6,347	6,535	6,010	6,734	6,962	7,114	7,615
Number of code enforcement inspections	1,429	1,587	1,601	1,043	1,876	1,528	2,706	4,674	2,123	2,828
Transportation										
Number of paved miles maintained	23	23	23	23	23	23	23	23	23	23
Number of vehicle repair orders completed	1,185	909	834	838	1,010	841	836	850	1,011	936
Number of city vehicles maintained	101	100	49	52	55	57	58	60	65	63
Physical Environment										
Total park acreage maintained <sup>(5)</sup>	134	134	134	136	136	136	136	136	136	134
Average cost per acre to mow <sup>(6)</sup>	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Average cost per acre to maintain	3,909	4,515	4,521	5,154	4,539	4,444	4,940	4,940	4,940	6,100
Cultural & Recreation										
Number of community events presented	7	10	15	19	10	10	9	8	10	9
Number of registrants in athletic programs	698	534	616	371	573	232	244	501	1,472	1,394
Number of participants in after-school programs	168	295	343	305	299	160	265	199	254	200

Notes:

<sup>(1)</sup> Effective FY22, total unit count adjusted by updated subdivision and plat count report provided by GIS.

<sup>(2)</sup> Starting in FY19, Solid Waste accounts were billed by the PBC Tax Collector.

<sup>(3)</sup> Starting in FY 12, Law enforcement only.

<sup>(4)</sup> Law Enforcement merged with Palm Beach County Sheriffs Office in Feb 2016 (numbers reflect City Public Safety only until that time).

<sup>(5)</sup> Total adjusted in FY12 to include lakes, landscaped, vegetative and asphalt area.

<sup>(6)</sup> Average cost per acre to mow is now average cost per acre to maintain and includes additional costs.

**City of Greenacres, Florida**  
**Schedule 18**  
**Capital Asset Statistics by Function/Program**  
(unaudited)

Fiscal Year Ended 9/30	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
<u>Function/Program</u>										
General Government										
Office Buildings	9	9	9	9	9	9	9	9	9	6
Public Safety										
Public Safety Stations	2	2	2	2	2	2	2	2	2	3
Public Safety Sub-Stations	1	1	1	1	1	1	1	1	1	0
Police Patrol Vehicles <sup>(1)</sup>	36	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Fire Trucks	4	4	4	4	5	5	5	5	6	2
EMS Units (Ambulances)	4	4	4	4	5	4	4	4	4	5
Transportation										
Street lane (miles)	45.80	45.80	45.80	45.80	45.80	45.80	45.80	45.80	45.80	45.80
Traffic Signs	1,184	1,187	1,225	1,243	1,260	1,270	1,270	1,270	1,270	1,270
Stormwater Structures <sup>(2)</sup>	632	632	645	645	646	646	646	646	646	646
Physical Environment <sup>(3)</sup>										
Fields (Baseball, Soccer, Multi-use)	9	9	9	9	9	9	9	9	9	7
Courts (Basketball, Tennis. etc.)	17	17	17	17	17	17	23	23	23	24
Cultural & Recreation										
Playgrounds	13	13	13	13	13	13	13	13	13	13
Community Centers	1	1	1	1	1	1	1	1	1	1
Parks	13	13	13	14	14	14	14	14	14	14

Notes:

<sup>(1)</sup> Law Enforcement merged with Palm Beach County Sheriffs Office in Feb 2016

<sup>(2)</sup> Inlets, Outfalls, Control Structures and Manholes

<sup>(3)</sup> Reflects revised reporting categories

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## OTHER REPORTS

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## NOWLEN, HOLT & MINER, P.A.

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

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FAX (561) 996-6248

The Honorable Mayor and Members of the City Commission  
City of Greenacres, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, the financial statements of the governmental activities, each major fund, and the aggregate remaining fund information of the City of Greenacres, Florida, as of and for the year ended September 30, 2024 and the related notes to the financial statements, which collectively comprise the City of Greenacres, Florida's basic financial statements and have issued our report thereon dated May 13, 2025.

#### Report on Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the City of Greenacres, Florida's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City of Greenacres, Florida's internal control. Accordingly, we do not express an opinion on the effectiveness of the City of Greenacres, Florida's internal control.

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

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.



## **Report on Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City of Greenacres, Florida's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

### **Purpose of this Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

*Nowlen, Holt & Mimer, P.A.*

West Palm Beach, Florida  
May 13, 2025



## NOWLEN, HOLT & MINER, P.A.

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### INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

MARK J. BYMASTER, CFE, CPA  
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WILLIAM C. KISKER, CPA  
NANCY V. SALIB, CPA

To the Honorable Mayor and Members of the City Council  
City of Greenacres, Florida

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#### Report on Compliance for Each Major Federal Program

##### **Opinion on Each Major Federal Program**

We have audited City of Greenacres, Florida's compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* that could have a direct and material effect on the City of Greenacres, Florida's major federal programs for the year ended September 30, 2024. The City of Greenacres, Florida's major federal program is identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the City of Greenacres, Florida complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on its major federal program for the year ended September 30, 2024.

##### **Basis for Opinion on Each Major Federal Program**

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the City of Greenacres, Florida and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program. Our audit does not provide a legal determination of the City of Greenacres, Florida's compliance with the compliance requirements referred to above.

##### **Responsibilities of Management for Compliance**

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the City of Greenacres, Florida's federal programs.

##### **Auditor's Responsibilities for the Audit of Compliance**

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on City of Greenacres, Florida's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than

for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about City of Greenacres, Florida's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding City of Greenacres, Florida's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of City of Greenacres, Florida's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of City of Greenacres, Florida's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

#### **Report on Internal Control over Compliance**

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

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

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

*Nowlen, Holt & Mimer, P.A.*

West Palm Beach, Florida  
May 13, 2025

**CITY OF GREENACRES, FLORIDA**  
**Schedule of Expenditures of Federal Awards**  
**For the Fiscal Year Ended September 30, 2024**

Federal Grantor/Pass-through Grantor/Program Title	Federal Assistance Listing Number	Contract/Grant Number	Federal Expenditures	Passed Through to Subrecipients
<b>U.S. Department of Housing and Urban Development</b>				
Pass Through Palm Beach County Department of Housing & Economic Sustainability				
Community Development Block Grant/Entitlement Grants	14.218	R-2023-36	\$ 275,675	\$ --
<b>Total U.S. Department of Housing and Urban Development</b>			<b>275,675</b>	<b>--</b>
<b>U.S. Department of Justice</b>				
Direct Programs:				
Edward Byrne Memorial Justice Assistance Grant Program	16.738	15PBJA-23GG-03227-JAGX	12,156	--
<b>Total U.S. Department of Justice</b>			<b>12,156</b>	<b>--</b>
<b>U.S. Department of Transportation</b>				
Passed Through Florida Department of Transportation				
Highway Planning and Construction (Federal-Aid Highway Program)	20.205	G2266	137,696	--
<b>Total U.S. Department of Transportation</b>			<b>137,696</b>	<b>--</b>
<b>U.S. Department of the Treasury</b>				
Direct Program				
COVID-19 - Coronavirus State and Local Fiscal Recovery Funds	21.027	Y5098	382,366	--
<b>Total U.S. Department of the Treasury</b>			<b>382,366</b>	<b>--</b>
<b>U.S. Department of Health and Human Services</b>				
Passed Through Early Learning Coalition of Palm Beach County				
COVID-19 - Child Care and Development Block Grant	93.575	NA	12,000	--
COVID-19 - Child Care and Development Block Grant	93.575	NA	12,000	--
COVID-19 - Child Care and Development Block Grant	93.575	NA	2,514	--
<b>Total U.S. Department of Health and Human Services</b>			<b>26,514</b>	<b>--</b>
<b>U.S. Department of Homeland Security</b>				
Direct Program				
Assistance to Firefighters Grant	97.044	EMW-2021-FG-06187	50,820	
Assistance to Firefighters Grant	97.044	EMW-2022-FG-00965	55,454	
<b>Total U.S. Department of Homeland Security</b>			<b>106,274</b>	<b>--</b>
<b>Total Federal Awards</b>			<b>\$ 940,681</b>	<b>\$ --</b>

**NOTE 1 - BASIS OF PRESENTATION**

The accompanying schedule of expenditures of federal awards (the Schedule) includes Federal award activity of the City of Greenacres, Florida and is presented in accordance with the requirements of Title 2 U.S. Code of Federal Regulations Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Because the Schedule presents only a selected portion of the operations of the City of Greenacres, Florida it is not intended to and does not present the financial position, changes in net position, or cash flows of the City of Greenacres, Florida.

**NOTE 2 - SIGNIFICANT ACCOUNTING POLICIES**

Expenditures are recognized on the accrual basis of accounting. Such expenditures are recognized following the cost principles contained in the Uniform Guidance, wherein certain types of expenditures are not allowed or are limited as to reimbursement. The City has elected not to use the 10 percent de minimus indirect cost rate allowed under the Uniform Guidance. The City did not have any loan programs.

**NOTE 3 - CONTINGENCIES**

Amounts received or receivable from grantor agencies are subject to audit and adjustment by those agencies. Any disallowed claims, including amounts already received, might constitute a liability of the Authority for the return of those funds. In the opinion of management, all grant expenditures were in compliance with the terms of the grant agreements and applicable federal and state laws and regulations.

**CITY OF GREENACRES**  
**Schedule of Findings and Questioned Costs**  
**September 30, 2024**

**SECTION I—SUMMARY OF AUDITOR’S RESULTS**

**Financial Statements**

Type of auditor’s report issued on whether the financial statements were prepared in accordance with GAAP:

Unmodified Opinion

Internal control over financial reporting:

- Material weakness identified? ☐ Yes ☒ No
- Reportable condition identified that is not considered to be a material weakness? ☐ Yes ☒ None reported

Noncompliance material to financial statements noted?

☐ Yes ☒ No

**Federal Awards**

Internal control over major programs:

- Material weakness identified? ☐ Yes ☒ No
- Reportable condition identified that is not considered to be a material weakness? ☐ Yes ☒ None reported

Type of auditor’s report issued on compliance for major programs:

Unmodified Opinion

Any audit findings disclosed that are required to be reported in accordance with the 2 CFR Section 200.516(a)?

☐ Yes ☒ No

**Identification of Major Federal Programs**

<u>Assistance Listing Number</u>	<u>Name of Federal Program</u>
----------------------------------	--------------------------------

21.027	U.S. Department of the Treasury · Coronavirus State and Local Fiscal Recovery Funds
--------	--

Dollar threshold used to distinguish between type A and type B programs:

\$750,000

Auditee qualified as low-risk auditee?

☒ Yes ☐ No

**CITY OF GREENACRES**  
**Schedule of Findings and Questioned Costs**  
**September 30, 2024**

**SECTION II — FINANCIAL STATEMENT FINDINGS**

None

**SECTION III— FEDERAL AWARDS FINDINGS AND QUESTIONED COSTS**

**Major Federal Programs**

U.S. Department of the Treasury

- Coronavirus State and Local Fiscal Recovery Funds – Assistance Listing No. 21.027

None

**CITY OF GREENACRES, FLORIDA**  
**Summary Schedule of Prior Audit Findings**  
**September 30, 2024**

**FEDERAL SUMMARY SCHEDULE OF PRIOR AUDIT FINDINGS**

None



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## MANAGEMENT LETTER IN ACCORDANCE WITH THE RULES OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

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To the Honorable Mayor and Member of the City Council  
City of Greenacres, Florida

### Report on the Financial Statements

We have audited the financial statements of the City of Greenacres, Florida, as of and for the fiscal year ended September 30, 2024, and have issued our report thereon dated May 13, 2025.

### Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States; the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance); and Chapter 10.550, Rules of the Auditor General.

### Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control Over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards*; Independent Auditor's Report on Compliance for Each Major Federal Program and Report on Internal Control over Compliance; Schedule of Findings and Questioned Costs; and Independent Accountant's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports and schedule, which are dated May 13, 2025, should be considered in conjunction with this Management Letter.

### Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding financial audit report. No findings and recommendation were made in the preceding financial audit report.



### **Official Title and Legal Authority**

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this Management Letter, unless disclosed in the notes to the financial statements. This information was disclosed in Note 1 to the financial statements. There are no component units included in the City of Greenacres, Florida's financial statements.

### **Financial Condition and Management**

Sections 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the City of Greenacres, Florida met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific condition(s) met. In connection with our audit, we determined that the City of Greenacres, Florida did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for the City of Greenacres, Florida. It is management's responsibility to monitor the City of Greenacres, Florida's financial condition, and our financial condition assessment was based in part on representations made by management and review of financial information provided by same. Our assessment was done as of the fiscal year end. The results of our procedures did not disclose any matters that are required to be reported.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

### **Property Assessed Clean Energy (PACE) Programs**

A PACE program authorized pursuant to Section 163.081 or Section 163.082, Florida Statutes, did not operate within the City of Greenacres, Florida's geographical boundaries during the fiscal year under audit.

### **Special District Component Units**

Section 10.554(1)(i)5.c, Rules of the Auditor General, requires, if appropriate, that we communicate the failure of a special district that is a component unit of a county, municipality, or special district, to provide the financial information necessary for proper reporting of the component unit within the audited financial statements of the county, municipality, or special district in accordance with Section 218.39(3)(b), Florida Statutes. In connection with our audit, we did not note any special district component units that failed to provide the necessary information for proper reporting in accordance with Section 218.39(3)(b), Florida Statutes.

### **Additional Matters**

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or fraud, waste, or abuse, that has occurred, or is likely to have occurred, that has an effect on the financial statements that is less than material but warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.

### **Single Audits**

The City of Greenacres, Florida expended more than \$750,000 of federal awards and less than \$750,000 of state financial assistance for the fiscal year ended September 30, 2024, and was required to have a federal single audit.

**Purpose of this Letter**

Our Management Letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the City Council, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

*Nowlen, Holt & Mimer, P.A.*

West Palm Beach, Florida  
May 13, 2025



## NOWLEN, HOLT & MINER, P.A.

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### INDEPENDENT ACCOUNTANT'S REPORT ON COMPLIANCE WITH SECTION 218.415, FLORIDA STATUTES

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The Honorable Mayor and Members of the City Commission  
City of Greenacres, Florida

We have examined the City of Greenacres, Florida's compliance with Section 218.415, Florida Statutes during the year ended September 30, 2024. Management of the City of Greenacres, Florida is responsible for the City of Greenacres, Florida's compliance with the specified requirements. Our responsibility is to express an opinion on the City of Greenacres, Florida's compliance with the specified requirements based on our examination.

Our examination was conducted in accordance with attestation standards established by the AICPA. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the City of Greenacres, Florida complied, in all material respects, with the specified requirements referenced above. An examination involves performing procedures to obtain evidence about whether the City of Greenacres, Florida complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgement, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion.

We are required to be independent and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to the examination engagement.

Our examination does not provide a legal determination on the City of Greenacres, Florida's compliance with the specified requirements.

In our opinion, the City of Greenacres, Florida complied, in all material respects, with Section 218.415, Florida Statutes for the year ended September 30, 2024.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and Florida House of Representatives, the Florida Auditor General, applicable management, and the City Commission, and is not intended to be and should not be used by anyone other than these specified parties.

*Nowlen, Holt & Miner, P.A.*

West Palm Beach, Florida  
May 13, 2025